



October 11, 2020

Mayor Pepper and Members of the City Council
City Hall
1 North San Antonio Road
Los Altos, CA 94022

Re: Council Meeting Oct.13, Item #10 – Park In-Lieu Fees

The League of Women Voters would like to suggest that Council consider waiving or reducing park in-lieu fees for below-market-rate units (BMRs) that a developer provides above and beyond what is required to receive the State Density Bonus and to comply with our local inclusionary ordinance. We also suggest waiving them entirely for all-affordable housing developments, should any be proposed.

We agree that parkland is vital to our residents, but the size of these fees can serve as an impediment to building much needed affordable housing. Other jurisdictions have adopted similar policies. The Council has encouraged the developer of 5150 El Camino Real, for example, to provide more BMRs. Lower park-in-lieu fees might be a way to incent these additional BMRs.

As an aside, the Staff Report references affordable housing impact fees; we don't believe these fees were ever adopted by the Council.

Sue Russell
Co-Chair, Housing Committee, LWV of the Los Altos-Mountain View Area
Cc: Chris Jordan Jim Sandoval Sharif Etman