

September 23, 2019

Santa Clara County Board of Supervisors
70 W. Hedding Street, 7th Floor
San Jose, CA 95110

Re: Item 11 Stanford University General Use Permit application

Dear Honorable Supervisors and County Officials:

Thank you for the opportunity to provide comments on Stanford University's General Use Permit application. We recognize the amount of thought and time both Stanford and the County have allocated to ensure that this proposed development is planned to meet both current needs of the community and respond to future demand. Stanford University is an important anchor institution that has provided immense benefit to the region and specifically, Santa Clara County over many decades. This process provides the County and University an opportunity to work together in the development of more on-campus housing and more affordable housing throughout region. **SPUR supports Stanford's application to update their permit granting an extension for future campus development through 2035.**

SPUR is a nonprofit member-supported urban policy organization. We bring people together from across the political spectrum to develop solutions to the big problems our cities face. With offices in San Francisco, San Jose and Oakland, we are recognized as a leading civic planning organization and respected for our independent and holistic approach to urban issues around the region.

Stanford has proposed a multi-layered approach for not only addressing its own affordable housing demand but a development plan that encourages sustainable transportation strategies. Through the permit, Stanford seeks to add up to 2.275 million net new square feet of academic and academic support space along with 3,150 net new on-campus housing units for residents, faculty and staff.

With the increasing development, Stanford will continue to focus on how best to mitigate the transportation impacts through extending its transportation demand management programs to the new development. Stanford's project team has been actively working to develop pathways for reducing drive-alone commuter rates and to achieve no net new commute trips.

We appreciate the County's concern regarding the impacts that future development may have on traffic congestion, jobs-housing balance, and the pressure of displacement from neighboring communities. However, this is the time to work collaboratively with Stanford to determine the best way to manage these impacts. **SPUR recommends that the County and Stanford pursue a development agreement to determine any additional community benefit needs.**

Stanford has indicated that it is prepared to provide significant resources for community benefits to address and mitigate the impact of their growth on housing, transportation, and

education. Those benefits should be mutually agreed upon and clearly defined to provide certainty to both the community and the university through a development agreement. That certainty would enable the university to provide some community benefits in the near term, confident that the terms will not change in the future. A development agreement also provides extended opportunity for both parties to solicit feedback and ideas from the community in a transparent and democratic way. This binding agreement also allows for both parties to have security over their shared responsibility to deliver on the items outlined in the General Use Permit.

Thank you for the opportunity to share thoughts with you on this issue. Please do not hesitate to reach out if you have any questions.

Sincerely,

A handwritten signature in black ink, appearing to read 'Alicia John-Baptiste', with a horizontal line extending to the right.

Alicia John-Baptiste
President & CEO