

Written Comments for
Regular Public Comment Section
- **Consent Agenda**
- **Non Agenda Items**

From: [Annie Tate](#)
To: dpine@smgov.org; [Warren Slocum](#); [David Canepa](#); [Noelia Corzo](#); [Ray Mueller](#); [CEO BoardFeedback](#)
Subject: Support strong independent oversight of the Sheriff's Office
Date: Monday, September 11, 2023 10:22:18 PM

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My name is Annie Tate. I live in Redwood City, and I'm a member of the Unitarian Fellowship of Redwood City. I'm writing in support of strong independent oversight of the Sheriff's office. A month or so ago I learned that inmates in our local jail are not allowed to receive mail sent from outside. Apparently they are able to read content once from a screen shared with them by a guard. It seems cruel to deny the pleasure of going back to the words of the people who still care for you. This is just one aspect that I'm aware of. It seems that oversight would be useful to bring procedures like this to the table for discussion and hopefully for change. I believe that the RWC City Council has voted to support this request.

Thank you for your attention,
Annie Tate

Written Public
Comment(s) for **Item No. 1**

From: [Jenny Chen](#)
To: [Dave Pine](#); [David Canepa](#); [Noelia Corzo](#); [SMC_SupMueller](#); [Warren Slocum](#); [CEO_BoardFeedback](#)
Subject: Re: Strongly Oppose Millbrae La Quinta Inn Repurpose Proposal
Date: Monday, September 11, 2023 10:29:28 PM
Attachments: [Fact Sheet.pdf](#)

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Open Letter to the San Mateo County Board of Supervisors:

Urgent Request to the San Mateo County Board of Supervisors: Your responsibility and accountability to the county, city, and community as a result of your vote on La Quinta Inn Repurposing

Dear Members of the San Mateo County Board of Supervisors,

We hope this letter finds you well. As we get closer to your voting on the Millbrae La Quinta Inn Repurposing decision, we are writing on behalf of a concerned and passionate community of 7,000+ individuals to remind your personal commitment, ongoing responsibility and future accountability towards this decision, as both leaders and servants to the San Mateo County and Millbrae city. Below you will find details towards 11 areas of concerns based on facts from our research against the Homekey Program and this particular decision. In short, this project is NOT ready to operationalize with very high probability to fail its expectation to help put the unfortunate Homeless individuals back on the right course, while introducing financial, social, and safety issues that will be very difficult and expensive for the county and city to remediate and recover. This project requires more time and effort to think through in order to make additional housing a true success to the homeless. The current state assessment shows high risks with minimal, if any, ROI. Please be reminded that this is not only a simple site-purchase decision, but with permanent responsibilities.

You will find the details towards each concern, with our fact sheet, below for your thorough review. To drive the best outcome for the program is committing to improve, we highly urge your consideration to pause this decision. Otherwise, we demand your written agreement to demonstrate your commitment to drive your decision to 100% success.

Best regards,

Jenny Chen

Fact 1: Episcopal Community Services and its subsidiary (ECS Housing Corporation) has an active lawsuit for their management under **Homekey project at The Granada in San Francisco**¹ (Case # CGC21596064). However, Chief Executive **Mike Callagy was unaware of the lawsuit** until we told him on Aug 31, 2023. Both Chief Executive Mike Callagy and District 1 Supervisor Dave Pine told constituents that ECS inherited the lawsuit. However, the lawsuit was not inherited. ECS took over the property in Nov 2020, but the lawsuit was filed in Oct 2021.

Concern: This indicates governance and oversight from the leadership is lacking. This should have been included as part of the due diligence process. The lack of understanding shows an undeniable oversight.

Fact 2: La Quinta Inn is an inappropriate location due to its proximity to schools and childcare services, closely exposing minors and juveniles to harm. Two public **elementary schools**, one public **high school**, and one **catholic school** are all between 1 to 4 blocks away from La Quinta Inn. There are numerous small businesses serving programs for children directly across the street and adjacent to the hotel. Millbrae is a small city of 3 sq miles and the schools serve over 3300 children (15% of Millbrae's overall population). There has not been a Project Homekey location situated similarly and this will be the very first time.

Concern: Despite concerns raised continuously by residents for the last two months, San Mateo County has persistently refuted its foreseeable and realistic impact to minors and juveniles. There is no oversight on how screening is done for incoming homeless, which puts children and residents at risk of harm. It will also bring huge financial impact to the educational/childcare services and cause further revenue and job loss. Who at the County of San Mateo will be responsible should things turn out unexpectedly?

Fact 3: Project Homekey and its Housing First strategy is intended for homeless that have **mental illness and drug addiction** problems², even if they are seniors and families. The La Quinta Inn project is required to house at least 25% **chronically homeless**³, which is precisely this population. Residents living in proximity of Project Homekey projects have been subject to **increased crime and violence**.²

Concern: Other Project Homekey locations have lawsuits related to elder abuse, reports of rodent infestation causing uninhabitable conditions, residents threatened with weapons and guns, frequent drug overdoses and deaths, widespread violence and property damage. This was due to lack of housing oversight and residents not receiving needed support.² We have been informed that the homeless housing will only be for seniors and families, but there's still a high prevalence of drug addiction and mental health issues.

Homekey 3.0 has an **insurance requirement to include "physical abuse, child/sexual molestation, assault and battery"** coverage if available.⁴ The County has not been forthcoming on written commitment and communication, or even borderline misleading the public. What will the County do to make these promises accountable, measurable, and traceable?

Fact 4: Millbrae does not have a dedicated police department and is currently **short on sheriff staff** due to budget constraints (we need 4 but only have 2). Millbrae is not resourced to take on **additional crime and services**. Other housing locations have consistently reported **increased calls to the police and fire**

¹ [Superior Court of California](#)

² [Pacific Research Institute](#)

³ [La Quinta Inn Project Homekey Application](#)

⁴ [Homekey Round 3 Funding Availability](#)

department year over year⁵ and Permanent Supportive Housing residents refusing housing, resulting in encampment established nearby⁶.

Concern: The county has not considered this impact on Millbrae, which raises immediate safety concerns and long term financial concerns on how support will be provided in the future. Although Mr. Callagy wrote in email that there would not be any increase in service calls. This is not realistic, based on statistics reported at other Project Homekey locations^{2,5} and no data or research was provided to support his claim. Furthermore, a \$600,000 subsidy was proposed to subsidize the loss of ~\$1M TOT to Millbrae. By offering an additional sheriff, in lieu of the \$600k payment, for one year cannot claim credit for both needs.)

Fact 5: La Quinta Inn Millbrae will **cost the taxpayers \$41M** for the purchase (\$33M) and retrofit (\$8M). It is **significantly overpriced** when compared with other available properties. A recent fair market sale for the La Quinta Inn in South San Francisco (same franchise and standard) is a very **clear indication of issues**⁷. For a significantly lower purchase price (\$10M) and development cost (\$6M), there are other currently available properties that are better suited to house the new targeted clients of seniors and families⁸.

Concern: Why are alternative properties that **cost less than half and located further from children not chosen**? Is it defensible to overspend taxpayer money on this specific property? Does Homekey, or County of San Mateo, perform fiduciary duties on behalf of the taxpayers?

Fact 6: The sale of La Quinta will cause an **estimated loss of \$1 million revenue** for the City of Millbrae and **more than 50 employees will lose their jobs**.

Concern: Millbrae needs committed funding subsidies from the county to make up for revenue loss for perpetuity. There are concerns that it would **directly impact the small businesses** nearby for as much as 30% (benchmark from San Francisco and Oakland), which would cost the local businesses millions of revenue. Staff working at La Quinta worry for their future and said they do not have a contingency plan in place. Mr. Callagy said many people are one paycheck away from becoming homeless, how about these folks?

Fact 7: County Executive Mike Callagy and District 1 Supervisor Dave Pine both said this will be a “dry” facility and residents are **not allowed to take drugs** in their home. **Their statements are in contradiction** to HUD’s guidelines that indicates “sobriety, compliance in treatment, or even criminal histories are not necessary to succeed in housing”⁹.

Concern: It is inevitable for the constituents to doubt the decision as both officials in a leadership role have conflicting information. It is not the best way to calm the public’s concerns and the public could not believe what they are told. We would like to see a checks and balances system in place that allows the City of Millbrae to hold this project accountable.

⁵ Milpitasbeat.com

⁶ Kron4news

⁷ La Quinta Inn SSF price comparison

⁸ Alternative site at Colma

⁹ HUD guideline

Fact 8: Based on the most recent released data by the County,¹⁰ Millbrae only has 9 unsheltered homeless, or equivalent to 0.8% of the unsheltered homeless population countywide. This proposal to run a 99 room facility is unfair to the City of Millbrae, not to mention Millbrae pays LifeMoves \$500k per year to create a program to support the unsheltered.

Concern: The County's lack of engagement in faithful discussions with our city and discourage discussions to compromise on the financial loss is acting in bad faith. Mr. Mike Callagy has repeatedly said "the city has no say", which inevitably led to constituents from Millbrae to feel bullied.

Fact 9: The RFP for the proposed Homekey 3.0 sites issued by the County of San Mateo on Mar 8, 2023 listed the threshold requirement for the proposed site not to be situated in a FEMA flood zone nor affected by airport noise¹¹. La Quinta Inn Millbrae is located in a flood zone¹², yet the county decided to go ahead with La Quinta even though it did not meet the threshold requirements.

Concern: For this proposed project to go through the process of appraisal, discussions, and vetting, and involved a wide range of parties including County Executive Mike Callagy, Department of Housing, Project Development Unit, CFO Mr. Robert Manchia, County Attorney Mr. John Nibbelin, Real Property Ms. Caroline Shaker, and the five Board of Supervisors, it is concerning to public that it was approved to move forward and got through all of these parties involved. Where are the governance and transparency measures?

Fact 10: District 1 Supervisor Dave Pine told Millbrae constituents face to face on 9/10/23 that the funding from Homekey has not been approved yet. According to the Proposal to Acquire letter, the execution of the Purchase and Sales Agreement should not happen before the approval of Homekey funding¹³. Yet, the execution of the Purchase and Sales Agreement was the first item on the 9/12/23 Board of Director Meeting Agenda¹⁴.

Concern: County Executive Mr. Mike Callagy proposed adding this item to the Consent Calendar, which violates the listed terms on the Proposal to Acquire letter. President of the Board Mr. Dave Pine has agreed to adding this item on the agenda even though he should have been aware of those terms. Why is there a need to rush the decision?

Fact 11: In a meeting with constituents on 9/10/23, County District Supervisor said the county would push forward with the purchase even if they do not receive the grant from Homekey.

Concern: One of the residents asked Mr Pine why the county so insisted on this project, and if the county wanted to turn El Camino Real into a homeless hub like the Tenderloin of San Francisco. This can set a precedent to purchase neighboring hotels and convert into homeless housing, putting our neighboring cities into a similar situation, scrambling for financial resources and requesting safety to be added as vetting criteria. It would impact more than just Millbrae and San Bruno, but also have a far reaching impact on South San Francisco, Burlingame, and beyond.

¹⁰ [County of San Mateo Homeless statistics](#)

¹¹ [San Mateo County Request for Proposal for Homekey](#)

¹² [FEMA National Flood Hazard Layer](#)

¹³ [SMC Letter of Intent](#)

¹⁴ [San Mateo County 9/12/23 Board Meeting Agenda](#)

CEO_BoardFeedback

From: shuiyi yan <anyan270@icloud.com>
Sent: Tuesday, September 12, 2023 6:24 AM
To: CEO_BoardFeedback
Subject: No home key in Millbrae

CAUTION: This email originated from outside of San Mateo County. Unless you recognize the sender's email address and know the content is safe, do not click links, open attachments or reply.

Millbrae petition, initiated by opponents of Millbrae's "Family Key", has collected more than 6,000 signatures.

Opponents believe that joining the Family Key Scheme will have a negative impact on local education, law and order, employment and other aspects.

On the other hand, there are more than 20 nurseries, kindergartens, education centers, etc. near the hotel, there are three schools within a five-minute walk of the hotel, and more than 100 families have written to express their concerns about their children's safety and education.

County manager Mike Callagy promised to compensate the city of Milbury for lost revenue for a year, conduct criminal background checks on all applicants for the "Family Key" program, collect references from previous landlords, and be stationed around the clock to manage it. Opponents said that "San Mateo County turned a deaf ear to the concerns expressed by residents" and that Calacchi "published false, misleading and unverified information about the project." They argued that the project had not undergone proper scrutiny and that it had been rushed through without listening to Milbury City Council or residents, ignoring the rights and voices of residents.

Opponents told the rally that research showed the Home Key program had not been successful in the past and was facing huge challenges in San Francisco, Los Angeles and more cities, leading to rising costs for police and fire departments every year.

Millbrae Mayor Ann Schneider is also an opponent of the Home Key project. She called the county's actions "undemocratic" because the project was initially pursued in closed meetings, and she met with the county only four days after the county voted to buy the hotel. What the county has done has affected us all!

Also the price to purchase Millbrae La Quinta is double the market price not including the 8 millions remodeling fee.

Please DO NOT waste taxpayer's money 💰
program are not Millbrae residents!

People who support the home key

Millbrae resident: ANNIE HU

Sent from my iPad

CEO_BoardFeedback

From: Ken Chan <kchan@hlcsmc.org>
Sent: Monday, September 11, 2023 11:28 PM
To: CEO_BoardFeedback; Dave Pine; Noelia Corzo; SMC_SupMueller; Warren Slocum; David Canepa
Subject: Support for (Agenda Item 1a and 1b) the San Mateo County Project Homekey Property Located at 1390 El Camino Real - Housing Leadership Council of San Mateo County
Attachments: San Mateo County Board of Supervisors - Homekey Support Letter - HLC.pdf

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Dear Members of the San Mateo County Board of Supervisors,

Please see the attached support letter regarding the San Mateo County Project Homekey Property located at 1390 El Camino Real (Agenda Item 1a and 1b).

Sincerely,
Ken Chan

--

Ken Chan (he/him)
Senior Organizer
Housing Leadership Council of San Mateo County
2905 S El Camino Real
San Mateo, CA 94403
(408) 421 - 0586
[Schedule a meeting with me](#)
www.hlcsmc.org

CEO_BoardFeedback

From: Alice Kuang <akuang1086@yahoo.com>
Sent: Tuesday, September 12, 2023 12:12 AM
To: Dave Pine; Noelia Corzo; SMC_SupMueller; Warren Slocum; David Canepa; CEO_BoardFeedback; akuang1086@yahoo.com; Marian Kong; Albert Yam; John Muniz; Freeman Peng; sunnyay@yahoo.com
Subject: La Quinta hotel don't suitable for home key

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Dear all supervisors

I am a tax payer and voter in San Mateo County since 1987. All supervisors should concern our citizens concerns! But we found the democracy was stolen by someone in your board because Millbrae's residents are over 9000 signatures to disapprove that county buying La Quinta hotel turn in to Home Key.

1, \$33000000 to buy and \$800000 to fix into 60 units is too expensive and needs spent too long to benefit the current un-housing people, Mike Callagy said 60 units for families, but San Mateo only has 30 plus families are currently un-housing, where Mike Callagy to found some other families. 60 units will be about 180 people to living there, it is more than 100, it almost two times of 100, Millbrae will need about \$306000 per year for social expense for residents.

2, there 9 schools in 5-10 walking distance, one elementary school's backyard is connected to the hotel.

3, it will be about 40 full time and 20 part time key household income people lose jobs that may cost these families unable to pay household expenses then become new un-housing people.

4, Millbrae loses 🏠 tax income, Traveler spends money In Millbrae, restaurant tax income, property tax and more city money expenses per head for the new residents 100 people is \$170000 per year, if turning to 60 units, it will be about \$306000 per year.

4, there are a long much cheaper and immediately moving un-housing people in property to buy, county can successfully call "homeless functional zero" .

5, La Quinta hotel is under "flood zone" which disqualify from "home Key " purchase.

6, La Quinta hotel's Occupancy rate is 80-85%, which disqualify for the choice of hotel turn to home key.

7, county is going to hire ECS for \$2500000 per year to manage the people living in the hotel, but no details contact, ECS currently has lawsuits in SF.

Any more and more clear strong reason to share with Mike Callagy and Supervisor Dave Pine. Each just waist all our time because they never able give Millbrae's residents any clear answer, covering all the facts and intended to push to put on 9-12th supervisors board meeting to vote and pass it! Why? Why? Why?

Are election officials all blind? deaf ? Or ignorant? Or Selling out the Democratic Party, selling out democracy, no conscience !

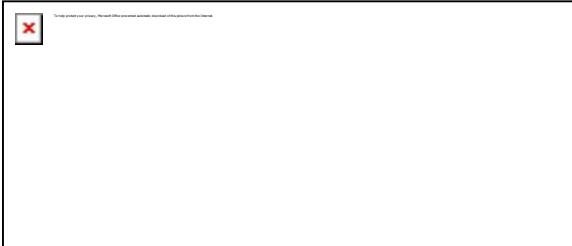
the Democratic Party and these vote "yes ", will lose all their votes for sure!

Millbrae resident
Alice Kuang

Sent from my iPhone

CEO_BoardFeedback

From: Kalimah Salahuddin <kalimahs@gmail.com>
Sent: Monday, September 11, 2023 9:43 PM
To: Ray Mueller; Dave Pine; Warren Slocum; David Canepa; Noelia Corzo; Michael Callagy
Cc: CEO_BoardFeedback
Subject: Support for SMC Project Homekey - PSH Opportunity at Millbrae La Quinta



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September 11, 2023

Board President David Pine
Vice President Warren Slocum
Supervisor Noelia Corzo
Supervisor Ray Mueller
Supervisor David Canepa
County Executive Mike Callagy

Re: Support for SMC Project Homekey - PSH Opportunity at Millbrae La Quinta

Dear San Mateo County Board of Supervisors and County Exeu Mike Callagy

The REACH Coalition writes in strong support of the Permanent Supportive Housing (PSH) site at 1390 El Camino Real in Millbrae.

Homelessness and housing affordability remain at crisis levels in the Bay Area, an issue only exacerbated by COVID-19 and impacting the most vulnerable in our community. As the conversation around unhoused San Mateo County residents persists, the cost of living and meeting the most basic needs continues to increase. The PSH site in Millbrae represents the County's continued commitment to the most vulnerable.

We commend the County's efforts to address homeless and housing insecurity directly with sound policy and dedicated funding. Recent County initiatives such as the Navigation Center, which include wrap-around support services, are the way we address homelessness and housing insecurity with humanity.

This human-centered approach starkly contrasts the vitriolic and hurtful reactions from a small group of individuals attending community meetings around the PSH project in Millbrae. We take significant issue with the offensive language and rhetoric used towards those whom this project would benefit. Unhoused human beings are just that, human beings. They deserve respect and the dignity that comes with safe and stable housing.

Several members of the REACH Coalition have been homeless. In many cases, the active and positive efforts of government agencies to support us in our time of need helped create a pathway to the leadership positions in which we serve today. We are now positioned to provide that direct support to others; that is what a real community does.

While many may be quick to proclaim that they favor programs and policies that support the most vulnerable, it is more common that support has a limit. In practice, those who purport to be interested in advancing equity-based efforts will do so to the extent that these efforts do not impact them or their neighborhood directly. This is what privilege looks like in San Mateo County.

As a reminder, actual equity work is not a zero-sum game. We can no longer be a county that is only responsive to those of privilege, regardless of whether that privilege is from an individual of a specific race or cultural background. We cannot allow those in positions of power or authority to use that privilege to block access and opportunity for others.

Please continue the work of actual equity. While it may continue to generate negative responses from a specific subset of individuals, we must push through the noise to become a county that truly serves all its residents, including those without an address.

Again, thank you for your work on this critical initiative. The REACH Coalition supports the work, and we support the PSH opportunity in Millbrae.

Respectfully,

REACH Coalition Executive Board

Ligia Andrade Zúñiga, Trustee, San Mateo Union High School District

Paul Bocanegra, Co-Founder, ReEvolution

Héctor Camacho, Trustee, San Mateo County Board of Education

James Coleman, Councilmember, City of South San Francisco

Lissette Espinoza-Garnica, Councilmember, City of Redwood City

Maurice Goodman, Vice Mayor, City of Millbrae

Dana Johnson, SMC LGBTQ+ Commissioner & SMC Pride Initiative Co-Chair

Andrew Lie, Trustee, Jefferson Union High School District

Ever Rodriguez, Founder, North Fair Oaks Community Alliance

Kalimah Salahuddin, Trustee, Jefferson Union High School District

Cecilia Taylor, Councilmember, City of Menlo Park

Lisa Tealer, Co-Lead Umoja Health San Mateo County

Rosie Tejada, Trustee, Jefferson Union High School District

Shara Watkins, Trustee, San Mateo-Foster City School District

CEO_BoardFeedback

From: ureyelectric@yahoo.com
Sent: Monday, September 11, 2023 9:30 PM
To: CEO_BoardFeedback
Subject: Urgent Appeal to the San Mateo County Board of Supervisors: Listen to the Voice of the Community - VOTE NO on La Quinta Inn Repurposing

CAUTION: This email originated from outside of San Mateo County. Unless you recognize the sender's email address and know the content is safe, do not click links, open attachments or reply.

Dear Members of the San Mateo County Board of Supervisors,

We hope this letter finds you well. **We are writing on behalf of a concerned and passionate community, consisting of more than 7,000 individuals who have signed our petition online and on paper**, and this number continues to grow. This community seeks to address the issue of homelessness in our county. **We urge you to take into account the voice of the people and their concerns** regarding the proposed repurposing of La Quinta Inn into a "homeless shelter" "permanent supportive home," or any other names that may be used for the repurposing.

While we acknowledge the good intentions behind such projects, we strongly assert that they do not provide effective solutions to the root causes of homelessness. Current policies, whether referred to as "HomeKey" or "Functional Zero," **appear to be short-term fixes that do not adequately address the underlying issues.** According to our understanding, less than 25% of taxpayers' money is allocated to addressing the fundamental causes of homelessness, which include addiction and mental trauma.

Our community believes that the majority of the project budget should be redirected toward providing comprehensive care and treatment for homeless individuals. This approach offers a genuine, long-term solution that empowers them to regain their place as productive members of society. Allocating the majority of the budget toward administrative management and converting costly hotels into shelters only serves a limited fraction of the homeless population. We consider these policies to be shortsighted and fiscally irresponsible, and we have concerns about potential vested interests given the substantial associated costs.

We have diligently pursued clarity and transparency in the decision-making process surrounding Project La Quinta. Regrettably, our efforts have often met with elusive responses, a lack of accountability, and, in some cases, the spread of misinformation. We assert that our community deserves more than this. We strongly advocate for thorough, unhurried communication and genuine dialogue, as we believe that it is imperative when addressing the critical issue of homelessness. **Rushing this decision may lead to unintended consequences that could significantly impact the Millbrae community.**

As concerned petition signers, we earnestly implore you to weigh the concerns expressed by our community and take a firm stance by VOTING NO on the proposed repurposing of La Quinta Inn on September 12, 2023. We urge you to prioritize the long-term well-being and recovery of all homeless individuals within our county, rather than solely focusing on a select few, be it 60ish families or 99 individuals.

The strength of the people's voice is a cornerstone of our democratic society. We beseech you to heed the collective resolve of our community, resolute in its commitment to addressing homelessness in a responsible and compassionate manner.

We appreciate your attention to this critical matter and anticipate your response. It is our sincere hope that you will continue to uphold the best interests of our county and its residents. Therefore, **we urge you to firmly VOTE NO on the repurposing of La Quinta Inn on September 12, 2023, as a demonstration of your commitment to our community's well-being.**

Sincerely,

Urey

CEO_BoardFeedback

From: Pat <patgarrick@yahoo.com>
Sent: Monday, September 11, 2023 8:51 PM
To: Dave Pine; David Canepa; Noelia Corzo; SMC_SupMueller; Warren Slocum;
CEO_BoardFeedback
Subject: Urgent Request to the San Mateo County Board of Supervisors: Your responsibility and accountability to the county, city, and community as a result of your vote on La Quinta Inn Repurposing
Attachments: Fact Sheet.pdf

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Dear Honorable San Mateo County Board of Supervisors,

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You will find the details towards each concern, with our attached fact sheet, attached for your thorough review. To drive the best outcome for this program is committing to improve, we highly urge your consideration to pause this decision. Otherwise, we demand your written agreement to demonstrate your commitment to drive your decision to 100% success.

Sincerely yours,
Patricia Lam
Millbrae Resident of 20 years