

Date Received _____

Item# _____

COUNTY OF SAN MATEO
DEPARTMENT OF PUBLIC WORKS
ROAD OPERATIONS – PERMITS
COUNTY GOVERNMENT CENTER
752 Chestnut St
Redwood City, CA 94063



Traffic Control Request Application

(Parking Restrictions)

Contact information (Please type or print clearly):

Name MARGARET MORRISON / SAN MATEO GYMNASTICS

Address 1306 FLMER STREET

City BELMONT, CA 94002

Telephone (650) 591-8734 Email Address MARGARETSMG

Site Information (if different from address):

OSANMATEOGYMNASTICS.COM

Street Address or Nearest Intersection:

1306 FLMER STREET (AND KAREN ROAD)

Brief Statement of Problem:

LIMITED PARKING, TRAFFIC CONGESTION AND

CHILD SAFETY ISSUES

Attached site plan showing location of proposed restrictions.

Parking Restriction Requested: (check one of the following)

- ☒ Time Limited Parking 2 hrs or _____ minutes
- ☐ No Parking
- ☐ Time Restricted Parking. (Please specify time from NOON to 6 PM) MON THRU FRI
- ☐ Disabled Parking
- ☐ Loading Zone. (Please specify time from _____ to _____)

For Office Use Only

- ☐ Site Visited
- ☐ GIS Map reviewed and updated as required
- ☐ Staff ☐ approved ☐ denied because _____

- ☐ Fee Paid by Applicant. Amount \$ _____ ☐ Cash ☐ Check # _____
(Fee Rates: \$53 per location + \$10 per foot to be paid by applicant upon approval by Board of Supervisors)

☐ Board Approval Date _____

Send to 752 Chestnut St. Redwood City, CA 94063 Or email dpwtraffic@smcgov.org Or
Fax 650-366-7238

Harbor Industrial Association

~ Since 1956 ~

Howard Jones, Director
P.O. Box 32
Belmont, CA 94002

March 26, 2018

Diana Shu – Road Operations
Department of Public Works
San Mateo County 94063
752 Chestnut Street
Redwood City, CA

Subject: Proposed Parking Restrictions at 1306 Elmer Street, Belmont

Dear Ms. Shu:

Enclosed you will find an application for parking restrictions that are needed in front of San Mateo Gymnastics, 1306 Elmer Street in unincorporated Belmont. The proposed parking restrictions actually begin at this address and continue South on Elmer Street along the rear property line of A-1 Self Storage. The proposed restrictions call for **Two Hour Parking from Noon to 6:00 pm Monday through Friday**. The application also requests that the curb be painted green in the affected area.

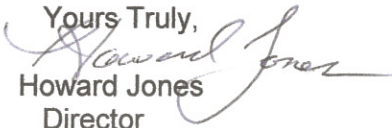
The parking restrictions are needed because a new apartment complex is about to be built in the immediate area. This project will eliminate approximately 12 parking places on Karen Road that are currently being used by San Mateo Gymnastics for short term parking. The proposed restricted parking area merely offsets the parking that is about to be lost on Karen Road. It should be noted that Karen Road is a private road that is used extensively by the surrounding businesses.

San Mateo Gymnastics is one of just a few elite gymnastics training schools in the Bay Area. Every day there are 200 students that are dropped off at this facility by their parents beginning at Noon and continuing until the late afternoon. There is already considerable congestion in the area because of this activity. There is also an extreme safety issue involving young children. The proposed parking restrictions will really help this situation and will create a much safer environment for the children.

Both the Harbor Industrial Association and San Mateo Gymnastics have made numerous attempts to contact the management of A-1 Self Storage to discuss this issue and (hopefully) get their approval for the project. We have left paperwork with their local manager that explains the need for the parking restrictions. We have also sent both emails and a certified letters to their Area Manager in San Diego, but in either case we get no response. It is hard to imagine why A-1 would object to this project. The affected area is along the rear property line of their property and there are no doors to the building anywhere along their rear property line.

I have also enclosed various letters and aerial photographs that should be helpful when evaluating this request. Thank you for taking the time to study this matter. Your consideration of this request would be most appreciated.

Yours Truly,


Howard Jones
Director

Phone: (650) 572-0461
howardandcathy@hotmail.com

Date Received _____

Item# _____

COUNTY OF SAN MATEO
DEPARTMENT OF PUBLIC WORKS
ROAD OPERATIONS - PERMITS
COUNTY GOVERNMENT CENTER
752 Chestnut St
Redwood City, CA 94063



Traffic Control Request Application

(Parking Restrictions)

Contact information (Please type or print clearly):

Name JAMES TUCKER

Address P.O. Box 117531

City BURLINGAME, CA 94010

Telephone 415-990-0651 Email Address JAMES.TUCKER17@COMCAST.NET

Site Information (if different from address):

Street Address or Nearest Intersection:

1329 - 1335 OLD COUNTY RD, Belmont.

Brief Statement of Problem:

OLD COUNTY DELI, Insurance Agency, computer OFFICE
+ my OFFICE ARE IN+OUT BUSINESSES ALL DAY OTHER
BUSINESSES PARK IN FRONT OF OUR BUSINESSES ALL DAY
MAKING THINGS DIFFICULT FOR MY TENANTS TO CONDUCT BUS.

Attached site plan showing location of proposed restrictions.

Parking Restriction Requested: (check one of the following)

- ☒ Time Limited Parking 1 hrs or _____ minutes
- ☒ No Parking
- ☒ Time Restricted Parking. (Please specify time from 8 AM to 6 PM M - Friday
- ☐ Disabled Parking
- ☐ Loading Zone. (Please specify time from _____ to _____)

GREEN ZONE
REQUESTED

For Office Use Only:

- ☐ Site Visited
- ☐ GIS Map reviewed and updated as required
- ☐ Staff ☐ approved ☐ denied because _____

- ☐ Fee Paid by Applicant. Amount \$ _____ ☐ Cash ☐ Check # _____
(Fee Rates: \$53 per location + \$10 per foot to be paid by applicant upon approval by Board of Supervisors)

☐ Board Approval Date _____

Send to 752 Chestnut St. Redwood City, CA 94063 Or email dpwtraffic@smcgov.org Or
Fax 650-366-7238

Harbor Industrial Association

~ Since 1956 ~

Howard Jones, Director
P.O. Box 32
Belmont, CA 94002

March 26, 2018

Diana Shu – Road Operations
Department of Public Works
San Mateo County 94063
752 Chestnut Street
Redwood City, CA

Subject: Proposed Parking Restrictions at 1331-1335 Old County Road, Belmont

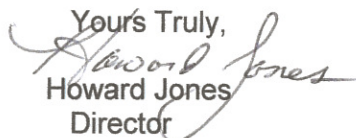
Dear Ms. Shu:

Enclosed you will find an application for parking restrictions that are needed at 1331-1335 Old County Road in unincorporated Belmont. There are currently no restrictions for parking at this location.

The proposed restrictions call for ***One Hour Parking from 8:00 am to 6:00 pm Monday through Friday***. The application also requests that the curb be painted green in the affected area.

There are three businesses in the project area that are "in-and-out" type entities. These entities require short term parking restrictions in order to survive. The parking places in front of these businesses are often filled with cars that are parked there all day. In addition, there is a large apartment complex that is about to be constructed next door. Our fear is that the residents of this apartment building will likely park their second vehicles in front of these businesses. It should be noted that an adjacent business at 1339 Old County Road already has the exact parking restrictions that we are requesting.

I have also enclosed various letters and aerial photographs that should be helpful when evaluating this request. Thank you for taking the time to study this matter. Your consideration of this request would be most appreciated.

Yours Truly,

Howard Jones
Director

Phone: (650) 572-0461
howardandcathy@hotmail.com

[illegible]

MAP #1

Google Maps



Imagery ©2017 Google, Map data ©2017 Google United States 50 ft

Proposed Parking Ordinance

MAP #2

HARBOR INDUSTRIAL ASSOCIATION

P.O. Box 32

Belmont, CA 94002

Phone: (650) 572-0461

howardandcathy@hotmail.com

December 1, 2017

Harbor Industrial Area Property Owners

A-1 Public Storage
The James Tucker Properties
San Mateo Gymnastics

Dear Property Owner:

I plan to meet with each of the property owners listed above within the next 30 days to discuss the need for creating certain parking restrictions in the immediate area. As you may know, the Harbor Industrial Association has represented the property owners in this area since 1956. We are concerned with issues such as traffic, flooding, land use, and governance.

Our organization is concerned about the need for certain parking restrictions once a new apartment complex is built in this area. As you know, the existing parking is already challenging and things will only get worse unless we take appropriate action. The new apartment complex does plan to provide onsite underground parking with access from O'Neill Avenue. However, there may not be parking places provided for every tenant who owns a second car. As a result, we anticipate that these cars will park on public streets in the immediate vicinity of the proposed development.

The following outline will give you the background on this issue. It also contains information about the parking restrictions that we are proposing in order to deal with this situation.

Project – A new apartment complex will be built in an area that is roughly bordered by Old County Road, O'Neill Avenue, Elmer Street and Karen Road. The majority of the parcels are within the City of Belmont while others are under the County's jurisdiction. The unincorporated parcels will be annexed to the City as a part of this project. The developers will provide underground parking with driveway access from O'Neill Avenue. The main ingress and egress for pedestrians will be at the corner of Old County Road and Karen Road.

Karen Road – This is a private street that is jointly owned by San Mateo Gymnastics, the James Tucker properties, (delicatessen, Insurance Agency, and computer shop), and Peterson Products. The parking on the north side of the road is diagonal. Further, all of the diagonal parking on the north side actually encroaches onto the Peterson Products business property.

Windy Hill Property Ventures intends to purchase the Peterson property as a part of this development. It plans to develop the entire property to the property line. Under this scenario, the width of Karen Lane will be reduced by approximately four feet if the diagonal parking is retained. Therefore, the developer has elected to convert the parking on the north side of the road from diagonal to parallel in order to maintain the width of Karen Road. This action will result in the loss of ten or more parking places.

December 1, 2017

Page 2.

Need for Parking Restrictions – There are two property owners that will be adversely affected as a result of the proposed apartment complex. Ten or more parking places will be eliminated on the north side of Karen Road due to the elimination of diagonal parking. An informal agreement has existed between San Mateo Gymnastics and Peterson Products for several years now. Under that agreement, Peterson Products allows the customers of San Mateo Gymnastics to use the existing diagonal parking once Peterson Product's normal business day is over. While these customers can still utilize parallel parking it simply won't provide sufficient parking capacity.

Another problem occurs because employees of other businesses in the area utilize street parking for the entire business day. Many of those who park here are employees of Autobahn Motors at 510 Harbor Boulevard, a business that is relatively new to the area. We also anticipate that some of the tenants in the new apartment complex will park their second cars on public streets. Both San Mateo Gymnastics and the James Tucker properties, (Deli, Insurance Agency & Computer Office), need some type of short term parking regulations in order to provide continuing service to their customers.

San Mateo Gymnastics – This is one of the elite gymnastic schools in the Bay Area. It is located at 1306 Elmer Street. Every day there are a series of 11 groups that train at this facility beginning at Noon. These students are typically dropped off and picked-up by their parents. On a typical day there are over 200 such drop-offs and pick-ups. This situation creates extreme congestion on Karen Road and begs for some type of parking remedy.

Classes begin at Noon every day and continue on the hour throughout the day. The traffic pattern is similar to that of an elementary school with parents dropping off, and picking up, children. This traffic creates considerable congestion in the area and necessitates some type of short term parking regulations on Elmer Street.

James Tucker property (Deli, Insurance Agency & Computer Office) – These three businesses are located at 1331-1335 Old County Road. They are located directly across the street from the main pedestrian access to the proposed apartment complex. We anticipate that tenants in the new apartment complex will utilize the parking in front of these three businesses for long term parking. These businesses need short term parking regulations in order to survive. They also need protection from employees in the area that will park in the existing spaces during the entire business day. It should be noted that the adjacent property at 1339 Old County Road already has protection for short term parking. The County signs at that location provide for one hour parking between the hours of 8:00am and 6:00pm.

Property owners need to agree with proposed restrictions – Every affected property owner needs to agree with the proposed parking restrictions. The owners of the James Tucker Properties and San Mateo Gymnastics brought this issue to our attention initially. They obviously favor the proposed restrictions. However, we also need the consent of A-1 Public Storage because a portion of the proposed parking restriction area along Elmer Street is bordered by its property. This parking area does not appear to affect A-1's business because it is along the rear property line and should not be a factor in its daily business operation. Hopefully, A-1 Public Storage will join with us to assist the affected businesses in the area.

December 1, 2017

Page 3.

Cost of installing signs and painting curbs – There are certain costs associated with the proposed parking regulations. Windy Hill Property Ventures has agreed to pay all of these expenses. There will be no costs incurred by the three property owners who are part of this project.

Proposed Parking Regulations to Protect San Mateo Gymnastics at 1306 Elmer Street – Paint the curb green and create a two hour parking zone between the hours of Noon and 7:00pm on Monday through Friday. The restricted parking area would begin at the intersection of Elmer Street and Karen Road and would extend southerly along Elmer Street until it meets a private alley owned by A-1 Public Storage. This area contains approximately 12 parking places.

Proposed Parking Regulations to Protect the James Tucker Properties at 1331-1335 Old County Road – Paint the curb green and create a one hour parking zone between the hours of 8:00am and 6:00pm Monday through Friday. This would affect all of the parking spaces in front of these businesses.

Thank you for taking the time to consider this proposal. Both the Harbor Industrial Association and Windy Hill Property Ventures, (the developer), have spent considerable time on this project. Hopefully, our proposal will meet with the approval of the three affected property owners. All of us appreciate your consideration of this vital project.

Yours Truly,

Howard Jones, Director
Harbor Industrial Association

HARBOR INDUSTRIAL ASSOCIATION

P.O. Box 32

Belmont, CA 94002

Phone: (650) 572-0461

howardandcathy@hotmail.com

November 3, 2017

Diana Shu – Road Operations
Dept. of Public Works
San Mateo County
752 Chestnut Street
Redwood City, CA 94063

Via Email: dshu@smcgov.org

Dear Ms. Shu:

Jamie D'Alessandro and I are scheduled to meet with you on Thursday, November 9, 2017 at 1:00pm. We will want to discuss the need for certain parking restrictions in the area as the result of a new apartment complex that is about to be built in the area. I represent the property owners in the area through the Harbor Industrial Association. Jamie is a partner with the developer, Windy Hill Property Ventures. Jamie and I may have different perspectives on existing parking problems as well as possible solutions. Still, we are trying to work together to seek solutions that work for both of us. I have included Jamie in this session because he can answer certain questions that I am not qualified to answer.

The following is an outline that covers the gist of our proposal:

Project – A new apartment complex will be built in an area that is roughly bordered by Old County Road, O'Neill Avenue, Elmer Street and Karen Road. The majority of the parcels are within the City of Belmont while others are under the County's jurisdiction. The unincorporated parcels will be annexed to the City as a part of this project. The developers will provide underground parking with driveway access on O'Neill Avenue. The main ingress and egress for pedestrians will be at the corner of Old County Road and Karen Road.

Karen Road – This is a private street that is jointly owned by San Mateo Gymnastics, the James Tucker properties, (delicatessen and computer shop), and Peterson Products. The parking on the north side of the road is diagonal. Further, all of the diagonal parking on the north side actually encroaches onto the Peterson Products business property.

Windy Hill Property Ventures intends to purchase the Peterson property as a part of this development. They plan to develop the entire property to the property line. Under this scenario, the width of Karen Lane will be reduced by approximately four feet if the diagonal parking is retained. Therefore, the developer has elected to convert the parking on the north side of the road from diagonal to parallel in order to maintain the width of Karen Road. This action will result in the loss of ten or more parking places.

Need for Parking Restrictions – There are two property owners that will be adversely affected as a result of the proposed apartment complex. Ten or more parking places will be eliminated on the north side of Karen Road due to the elimination of diagonal parking. An informal agreement has existed between San Mateo Gymnastics and Peterson Products for several years now. Under that agreement, Peterson Products allows the customers of San Mateo Gymnastics to use the existing diagonal parking once Peterson Product's normal business day is over. While these customers can still utilize parallel parking it simply won't provide sufficient parking capacity.

Another problem occurs because employees of other businesses in the area utilize street parking for the entire business day. Many of those who park here are employees of Autobahn Motors at 510 Harbor Boulevard, a business that is relatively new to the area. We also anticipate that some of the tenants in the new apartment complex will park their second cars on public streets. Both San Mateo Gymnastics and the James Tucker properties, (Deli & Computer Shop), need some type of short term parking regulations in order to provide continuing service to their customers.

San Mateo Gymnastics – This is one of the elite gymnastic schools in the Bay Area. It is located at 1306 Elmer Street. Every day there are a series of 11 groups that train at this facility beginning at Noon. These students are typically dropped off and picked-up by their parents. On a typical day there are over 200 such drop-offs and pick-ups. This situation creates extreme congestion on Karen Road and begs for some type of parking remedy.

Classes begin at Noon every day and continue on the hour throughout the day. The traffic pattern is similar to that of an elementary school with parents dropping off, and picking up, children. This traffic creates considerable congestion in the area and necessitates some type of short term parking regulations on Elmer Street.

James Tucker property (Deli & Computer Shop) – These two business are located at 1331-1335 Old County Road. They are located directly across the street from the main pedestrian access to the proposed apartment complex. We anticipate that tenants in the new apartment complex will utilize the parking in front of these two businesses for long term parking. These businesses need short term parking regulations in order to thrive. They also need protection from employees in the area that will park in the existing spaces during the entire business day. It should be noted that the adjacent property at 1339 Old County Road already has protection for short term parking. The County signs at that location provide for one hour parking between the hours of 8:00am and 6:00pm.

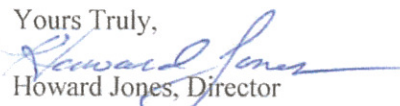
Proposed Parking Regulations to Protect San Mateo Gymnastics at 1306 Elmer Street – Paint the curb green and create a one hour parking zone between the hours of Noon and 6:00pm on Monday through Friday. The restricted parking area would begin at the intersection of Elmer Street and Karen Road and would extend southerly along Elmer Street until it meets a private alley owned by A-1 Public Storage. This area contains approximately 12 parking places.

Proposed Parking Regulations to Protect the James Tucker Properties at 1331-1335 Old County Road – Paint the curb green and create a one hour parking zone between the hours of 8:00am and 6:00pm Monday through Friday. This would affect all of the parking spaces in front of these two businesses.

November 3, 2017
Page 3.

Thank you for taking the time to consider this proposal. Both Jamie and I have spent considerable time meeting with property owners in the area in order to provide a smooth transition between residential and light industrial land uses. Your concurrence with this proposal would be most appreciated.

Yours Truly,


Howard Jones, Director
Harbor Industrial Association

HARBOR INDUSTRIAL ASSOCIATION

P.O. Box 32

Belmont, CA 94002

Phone: (650) 572-0461

howardandcathy@hotmail.com

August 22, 2017

Joe LaClair, Planning Services Manager
County of San Mateo
Planning and Building Department
455 County Center
Redwood city, CA 94403

Dear Mr. LaClair:

This correspondence concerns a proposed apartment project in the Harbor Industrial Area by Windy Hill Property Ventures. This project is roughly bordered by Old County Road, O'Neill Avenue, Elmer Street, and Karen Road. The details concerning this project were covered at the Harbor Industrial Association meeting you attended a few months ago.

Our organization has had several meetings with both the developer and the property owners who will be affected by this project. These talks have gone smoothly and we have been able to mitigate most of our concerns. However, we anticipate that there will be additional parking problems in the unincorporated HIA area as a result of the proposed apartment project within in the City of Belmont. There are several factors that will create future parking problems for affected businesses at 1306 Elmer Street and 1331-1335 Old County Road:

- On the north side of Karen Road the current diagonal parking will be replaced by parallel parking. This change will result in a net loss of up to 12 parking spaces.
- The repair facility for Autobahn Motors is located at 510 Harbor Boulevard. This entity has many employees and they all utilize street parking during the day throughout the HIA. Virtually every parking space in the area is taken on workdays from 8:00am to 5:00pm.
- The Deli and the computer store at 1331-1335 Old County Road have only limited off-street parking on Karen Road. Both entities depend on street parking in front of their businesses. Further, once the apartment facility is built we anticipate that some of the residents will elect to park in front of these two businesses.
- San Mateo Gymnastics at 1306 Elmer Street is a special case. This is an elite gymnastic facility that educates and trains young gymnasts from throughout the county. Every day there are a series of 11 groups that train there beginning at 3:30pm. These students are typically dropped off and picked-up at the facility by parents. On a typical day there are over 200 such drop-offs and pick-ups. This situation creates extreme congestion on Karen Road and begs for some type of parking remedy.

Our organization believes that the best way to solve the problems cited herein is through some type of parking regulation. As an example, I noticed that the two properties located at 1339-1335 Old County Road already have some type of County parking regulations. The signs indicate that parking is allowed for only one hour between 8am and 6pm.

Our proposal is to limit parking to 2 hours between the hours of 8:00am and 6:00pm for the affected properties. This regulation should apply to all parking places in front of 1331-1335 Old County Road. In the case of San Mateo Gymnastics, we would like the same regulations applied to 1306 Elmer Street. Further, we would like the parking restriction area extended southerly on the same side of Elmer Street along the rear property line of A-1 Self Storage until you reach the private alley. This new regulation would be an offset for the parking that was lost due to the elimination of diagonal parking on the north side of Karen Road.

I would like to discuss this matter with you at your convenience. I would also like to involve our President, Mark Lockenmeyer, in those discussions. He may be reached by phone at (650) 358-5257. My cell number is (650) 888-8465. However, I will be traveling abroad from August 29th until September 17th. Please feel free to discuss this matter with Mark in my absence.

Your consideration of this proposal would be most appreciated. We look forward to meeting with you in the near future.

Yours Very Truly,

Howard Jones
Director

PROPOSED PARKING RESTRICTIONS ON ELMER STREET NEXT TO A-1 SELF STORAGE

Howard and Cathy Jones <howardandcathy@hotmail.com>

Tue 1/30/2018 4:04 PM

To: Allen McCarty <amccarty@castergrp.com>;

Bcc: Mark Lockenmeyer <lockman@ccarey.com>; Jamie D'Alessandro <jamie@windyhillpv.com>;
<howardandcathy@hotmail.com>; margaretsmg@sanmateogymnastics.com <margaretsmg@sanmateogymnastics.com>;

I LEFT A VOICE
MAIL FOR MR. MCCARTY
BUT MY CALL WAS
NEVER RETURNED.
AFTERWARDS I SENT
THE ATTACHED EMAIL.
THERE WAS NO REPLY

6 attachments (777 KB)

HARBOR INDUSTRIAL ASSOCIATION - A SHORT HISTORY.doc; HIA - PROPOSED PARKING RESTRICTIONS - DIANA SHU - Nov 3, 2017.doc;
LETTER TO PROP OWNERS - PARKING RESTRICTIONS - Dec 1, 2017.doc; MAP #1.pdf; MAP #2.pdf; TRAFFIC CONTROL REQUEST - BLANK
FORM.pdf;

Dear Mr. McCarty:

My name is Howard Jones. I am a Director for the Harbor Industrial Association, in the Belmont - San Carlos area. Our organization has represented the industrial property owners in this area since 1956. I have enclosed a short history of our organization for your information.

Our organization is concerned about the affects of a new apartment complex that's about to be constructed in the immediate area of your storage facility in Belmont. The apartment complex will be constructed in an area that is roughly bordered by Old County Road, O'Neill Avenue, Elmer Street and Karen Road. This develop will eliminate about 12 existing parking places on Karen Lane. We expect that the loss of parking will have a devastating affect on a neighboring business - San Mateo Gymnastics.

San Mateo Gymnastics is a leading instructional school in Northern California. The business has been in it's present location since 1978. Every weekday there are a series of 11 groups that train at this facility beginning at Noon. There are over 200 "drop-offs" and "pick-ups" of young children by their parents every day. This business will need some type of short term parking restrictions in the immediate area in order to assure the safety of the children who train there.

We are proposing a restricted parking area on Elmer Street to protect your neighbor's need for short term parking. Specifically, the area would allow for one hour parking between the hours of Noon and 7:00 pm, Monday through Friday. The restricted parking area would be on Elmer Street, beginning at the intersection of Karen Road and extending south until it meets the driveway owned by A-1 Self Storage. Any fees or costs associated with the project would be paid for by the apartment complex developer.

We need your approval in order to move forward with our proposal. In addition, the owner of San Mateo Gymnastics would like to hear from you personally so she can give you more background on this issue. Her name is Margaret Morrison and she may be reached at (650) 591-8734.

I have attached my complete file on this issue for your review. I really appreciate your taking the time to study this issue. Hopefully you can support a neighboring business that really needs your assistance.

1/31/2018

PROPOSED PARKING RESTRICTIONS ON ELMER STREET NEXT... - Howard and Cathy Jones

Best Wishes, Howard Jones - Director

Harbor Industrial Association

P.O. Box 32, Belmont, CA 94002

650-572-0461 - Home

650-888-8465 - Cell

Harbor Industrial Association

~ Since 1956 ~

Howard Jones, Director
P.O. Box 32
Belmont, CA 94002

February 21, 2017

Allen McCarty
A-1 Self Storage
4607 Mission Gorge Place
San Diego, CA 92120

Dear Mr. McCarty:

On January 30, 2018 I sent you an email - along with various attachments - regarding the need for parking restrictions along a portion of Elmer Street in Belmont, CA. These restrictions would affect a portion of the street parking along the rear property line of your storage facility at that location. The proposed restrictions would appear to have no adverse affect on your existing business.

Hopefully, you have had an opportunity to study my correspondence. The proposed restrictions, (as they affect your property), will allow San Mateo Gymnastics to continue doing business as its current location. As you may know, there is a new apartment complex that's about to be constructed in the immediate area. This development will eliminate 12 critical parking places that are currently used by San Mateo Gymnastics.

Our proposal is to limit parking on a portion of Elmer Street to two hours between the hours of Noon and 7:00 pm, Monday through Friday. These restrictions will allow San Mateo Gymnastics to continue operating at this location and will assure the safety of the children who attend their gymnastics sessions.

Margaret Morrison is the owner of San Mateo Gymnastics. She is most anxious to discuss this issue with you. She may be reached at (650) 591-8734. Our intention is to apply for the proposed restrictions through San Mateo County's Department of Public Works. The process can really be streamlined if you are in agreement with our proposal. Otherwise, we have to go through a more involved process with the Board of Supervisors.

Thank you for taking the time to study this matter. The proposed parking restrictions will allow a neighboring business to continue its educational work in the area. It will also assure the safety of the children who attend gymnastics classes. Your consideration of our proposal would be most appreciated.

Yours Truly,

Howard Jones
Director

Phone: (650) 572-0461
howardandcathy@hotmail.com

THIS LETTER WAS
SENT CERTIFIED
WITH RECEIPT
REQUESTED. TO DATE
WE HAVE RECEIVED
NO REPLY. THEY
APPEAR TO BE
DISINTERESTED IN
THE PARKING ISSUE

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT

Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

OFFICIAL USE

Certified Mail Fee

\$

Extra Services & Fees (check box, add fee where appropriate)

- ☐ Return Receipt (hardcopy) \$
☐ Return Receipt (electronic) \$
☐ Certified Mail Restricted Delivery \$
☐ Adult Signature Required \$
☐ Adult Signature Restricted Delivery \$

Postage

\$

Total Postage and Fees

\$

Sent To

Street and Apt. No., or PO Box No.

City, State, ZIP+4®

PS Form 3800, April 2015 PSN 7530-02-000-9047

See Reverse for Instructions

7017 2620 0001 1362 0516



SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

ALLEN MCCARTY
 A-1 PUBLIC STORAGE
 4607 MISSION GORGE PLACE
 SAN DIEGO, CA 92120



9590 9402 3724 7335 3480 45

2. Article Number (Transfer from service label)

7017 2620 0001 1362 0516

PS Form 3811, July 2015 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X *Isaac Castro* ☒ Agent ☐ Addressee

B. Received by (Printed Name)

Isaac Castro

C. Date of Delivery

2/26/18

D. Is delivery address different from item 1? ☐ Yes
 If YES, enter delivery address below: ☐ No

3. Service Type

- ☐ Adult Signature
☐ Adult Signature Restricted Delivery
☒ Certified Mail®
☐ Certified Mail Restricted Delivery
☐ Collect on Delivery

- ☐ Priority Mail Express®
☐ Registered Mail™
☐ Registered Mail Restricted Delivery
☐ Return Receipt for Merchandise
☐ Signature Confirmation™
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HARBOR INDUSTRIAL ASSOCIATION

~ A Short History ~

The Harbor Industrial Association is the representative of the property owners, business owners, and tenants in a 230 acre industrial park located between the Cities of Belmont and San Carlos. When the area was first developed in the late 1940's it was completely unincorporated. That would eventually change after a series of contentious annexation battles.

In 1953, the property owners first united to form a sewer district. The property owners had common concerns relating to Land Use, Flooding, Traffic and Governance. As a result, the property owners began meet informally to address these concerns. In 1956, the Harbor Industrial Association was formed as a permanent forum for addressing these issues. In 1958, the Harbor Industrial association became a non-profit California Corporation.

In 1963 the State of California created Local Agency Formation Commissions to oversee issues relating to annexation, incorporation, the formation and dissolution of Special Districts, and the creation of Sphere of Influence Boundaries. It was an effort to end "annexation wars" and create a standard process to address these issues in every county in the State.

In 1967 the San Mateo LAFCo began a process to draw Sphere of Influence boundaries within the County's unincorporated areas. These boundaries became the basis for planning for the eventual expansion of adjacent cities once annexation occurred.

In 1972 the San Mateo LAFCO drew a Sphere of Influence Boundary that bisected the HIA. Under this plan, two-thirds of the area would eventually be annexed to Belmont and the remainder would ultimately be annexed to San Carlos. This boundary was strongly opposed by the property owners because it was a plan that would ultimately destroy our community.

Instead of ending an annexation war, the new Sphere of Influence Boundary actually created one. Once the SOI boundaries were drawn, Belmont began a series of hostile annexation attempts that angered the property owners. In response, the property owners attempted to annex the entire area to San Carlos in 1992.

Ultimately a compromise was reached in 1997 that allowed two-thirds of the property owners to annex to the City of San Carlos. The rest of the area has remained unincorporated with a Belmont address and certain guarantees against future hostile annexations.

Since that time, the Harbor Industrial Association has established a good relationship with both Cities. They are now members of the organization and regularly attend – and make contributions to – our meetings. The Mid-Peninsula Water District is also a member and is headquartered in our area as well. Our forum provides an opportunity for an instant accountability on issues affecting the property owners, the two cities, and the Water District.

Our meetings are held at noon on the first Thursday of each month. The site of our meetings is the Van's Restaurant, 815 Belmont Avenue, Belmont. We feature guest speakers with a variety of interesting topics at every meeting. There are normally 20-25 members in attendance. For further information please contact Howard Jones at (650) 572-0461 or at: howardandcathy@hotmail.com



June 12, 2018

County of San Mateo Department of Public Works
Attention: Traffic Services
Jennell Manion- Public Works Technician

I am writing to you as the property owner of 1304 Elmer Street in the unincorporated area of Belmont.

I am very supportive of the request for Time Limited Parking Zones on portions of Elmer and Old County Road in the Unincorporated area of Belmont. I have witnessed first-hand over the past year as street parking on both Elmer and Old County has been utilized by the same cars for extended parts of the day, often all day long. I have even noticed larger RVs parked on the streets for the better part of the day. I am familiar with and have patronized many of the local service oriented businesses, both retail and light industrial, and the lack of parking restrictions and the above mentioned issues this creates, seems to leave these businesses with little to no parking for their patrons. Local business patrons often only need very proximate parking on a short-term basis, for 1-2 hours max.

A larger concern is the safety of the many children that frequent some of the local recreational retail businesses. As a result of the unlimited duration parking, I've noticed many of the parents having to park blocks away which puts the children at greater risk as they have to make numerous street crossing, often at very busy commute times, to reach their destination.

Thank you for the consideration.

Sincerely,

Jamie D'Alessandro

650-248-5099

Cc. Diana Shu-Road Operations Manager

San Mateo Gymnastics, Inc.

*1306 Elmer Street
Belmont, California 94002*

650-591-8734

Margaret@sanmateogymnastics.com



*Margaret Morrison,
Director*

June 11, 2018

*Armen Astoian,
Competitive Director*

To San Mateo County Dept. of Public Works

*Sergey Vapnik
Boys Team
Coach*

Atten: Traffic Services

*Oksana Bystrova
Development
Director*

I have been a Business Owner at 1306 Elmer Street since 1987 and a Property Owner of the same address since 2012.

*Bridget Finetti,
Munchkin
Coordinator*

I am very supportive of these request for Time Limited Parking Zones on portions of Elmer and Old County Road in the Unincorporated area of Belmont as over the last few years (4-5) all of the street parking on Elmer Street in front of our property has become long term parking occupied by cars, RVs and trucks for extended periods of time leaving little to no parking for "short term" local business patrons.

*Penny Moyce,
Special Events
Director*

People are double parking, pulling into red zones, blocking driveways etc. in order to drop their children off to run across Elmer Street-a now very busy and dangerous street with local commuters driving quickly and swerving around double parked trucks and cars. The safety of children and adults is often threatened and I think this will allow for the children to be closer to the sidewalk.

*Phil Torres,
Boys Recreation
Coordinator*

Thank you so much for considering this change.

Sincerely,

Margaret Morrison

Building Owner: 1306 Elmer Street Inc., Business Owner: San Mateo Gymnastics, Inc.