



May 23, 2019

City of San Jose
Department of Planning, Building and Code Enforcement
200 E. Santa Clara Street, 3rd floor Tower
San Jose, CA 95113-1905

Attention: Thai-Chau Le

Subject: First Amendment to the Draft Environmental Impact Report for the Avalon West Valley Expansion Project

Dear Ms. Le:

Thank you for including the City of Santa Clara in the environmental review process for the First Amendment to the Draft Environmental Impact Report (EIR) for the Avalon West Valley Expansion Project which proposes to develop 307 additional residential units, 17,800 square feet of commercial space, and 1,110 new parking spaces.

The First Amendment to the Draft EIR addresses many topics raised in the May 16, 2018 City of Santa Clara comment letter on the Notice of Preparation; however, Comment #2 in the May 16, 2018 letter has not yet been fully addressed. As previously requested, please analyze the project's potential to contribute to cut-through traffic into Santa Clara residential neighborhoods north of the project site. While the traffic study includes a brief discussion of neighborhood streets and concludes there would not be a noticeable change in neighborhood traffic south of the project site, it does not discuss project traffic that could potentially intrude into Santa Clara's neighborhoods to the north of the project site. Santa Clara requests that monitoring of cut-through traffic in the neighborhood north of the project site be made a condition of approval for the project.

Please continue to keep the City of Santa Clara informed on how this topic is addressed and future steps in the environmental review process. Should you have any questions regarding this letter, please contact Reena Brilliot, Planning Manager, at (408) 615-2452.

Sincerely,

Andrew Crabtree
Director of Community Development

Attachment: May 16, 2018 City of Santa Clara Comment Letter on Avalon West Valley Expansion Notice of Preparation