

From: [REDACTED]
To: [Barnacle, Brian](#)
Cc: [Ellis, Evelyn](#); [McDonnell, Kevin](#); [Cader-Thompson, Janice](#); [Healy, Mike](#); [Karen Nau](#); [Pocekay, Dennis](#); [Shribbs, John](#); -- City Clerk
Subject: Re: No Overlay Zoning, No 6-story buildings, No more Apartment Buildings - STOP THE MADNESS
Date: Monday, June 5, 2023 2:21:09 PM
Attachments: [image.png](#)
[image.png](#)

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Thank you for presenting the facts. That speaks louder than opinion. I also received a letter from Kevin McDonnell, which I posted in NextDoor.

Property rights can run amuk without rules and regulations, which is why we have them. The Planning Commission has to balance property rights (and the urge to squeeze as much profit out of a property as possible) with the public's rights to live in a pleasant and aesthetically pleasing town. These are often in conflict. If planners are good, they preserve the best of a town's atmosphere and manage and control growth so that the town's collective atmosphere and character are not ruined. Kevin McDonnell said that only 125 housing units were added this year. That's reasonable growth. How many in the past 3 years? The past 5?

We, the citizens of Petaluma, are seeing gigantic apartment buildings spring up, and we share concerns about traffic, parking, water resources, waste management, and more. How are those being considered and handled? I like the fact that you're focused on lower cost housing, and as you said, a lively downtown requires all kinds of people and economic positions to keep it alive. Thank you for that. But your responsibility extends to aesthetics, not just economics. It may not be in your job description, but it's in the minds and hearts of the people who pay your salaries.

Lion

Lion Goodman, PCC

Petaluma, California

[REDACTED]

Skype: [REDACTED]
[REDACTED]

On Mon, Jun 5, 2023 at 1:59 PM Barnacle, Brian <bbarnacle@cityofpetaluma.org> wrote:

Hey Dion,

United States believes in private property rights. This means that people have a right to build so long as it is consistent with local policies. Thus, there will be no moratorium. It is illegal and un-American.

Moreover, the State has directed us to build 1,910 new units over the next 8 years. We can build up, or we can sprawl out. I vote for up because it preserves the greenfields and farms that border our community, places new residents near our local businesses and transit stations, and increases revenues without forcing us to assume new long-term operations and maintenance liabilities. Given that we have seen overwhelming support for a strong urban growth boundary (UGB) in Petaluma, I think the community agrees that building up is better than sprawling out. We'll be trying to renew our UGB on the 2024 ballot, so we'll see if Petaluma still values its greenfields and opposes sprawl.

Beyond the state mandate and legal rights of private property owners, I believe we have a moral obligation to build housing -- especially deed-restricted affordable housing and small starter-homes for first-time buyers. Sol Food was months late opening because they could not staff up and at least 6 times in the last year I've tried to eat at a restaurant only to find "closed due to lack of staff". We all want our local businesses to thrive, but low-wage workers are not going to commute to Petaluma from Fairfield or Clearlake. And our teachers, nurses, mechanics, and bank tellers should be able to live in the community where they work if they want to. We need housing.

The M Group is made up of real people who work their butts off for the people of Petaluma. They are bound by the laws of our society and political zeitgeist of our council. If you take issue with them, you should direct your ire at the Petaluma City Council, Petaluma City Charter, Constitution of the State of CA, and/or the Constitution of the United States. I have seen how hard they work for our community and your comments are unjustified. I'm more of an enemy to "decent living conditions" than the M Group.

I'll close with this -- the Greek philosopher Heraclitus is quoted as saying "change is the only constant in life." This is as true now as it was when he said it. I grew up in Petaluma and am 38 years old. I'm 4th generation and have seen my great grandfather's dairy become housing. I remember when Theatre Square was a used car lot, and no doubt the other councilmembers who have lived in Petaluma for 50+ years can share similar stories of change and the "good old days".

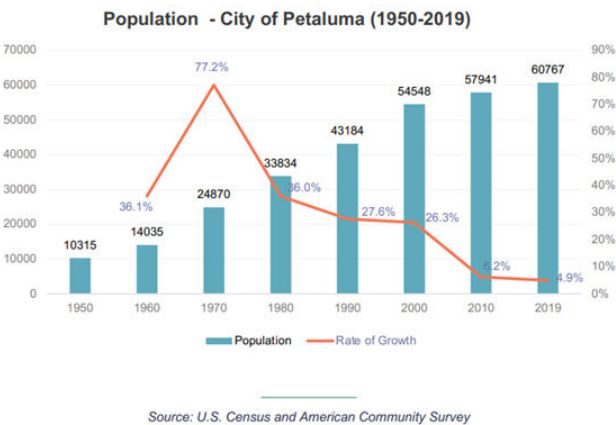
However, for many of us who have lived here for 20-30+ years, the good old days had a proud family-friendly blue-collar vibe—a vibe that has been priced out do to 20 years of not building enough affordable and working class housing (see image 1 below). For me, I'm much more concerned with Petaluma becoming a wealthy, white-collar retirement

community than an urban hellscape (see image 2 below). I'll take traffic and apartments if it means our local businesses are thriving and blue collar families still live here.

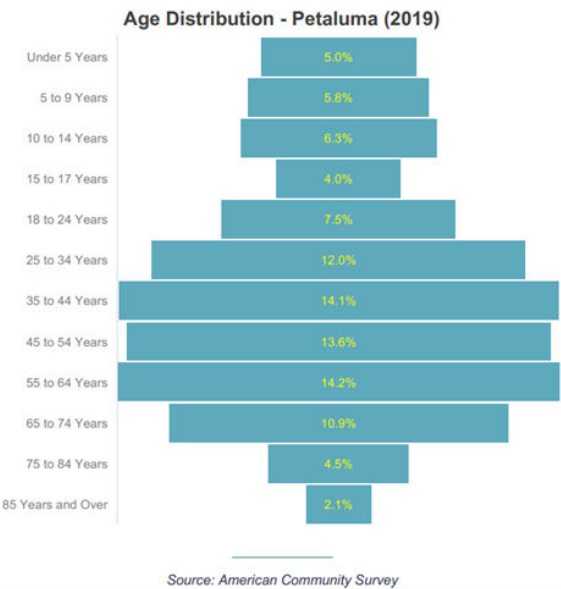
Yes, Petaluma has changed a lot. Also, it remains an amazing place to live. I love it here, and do not want to stop or go back in time, because our future is bright. Petaluma is going to continue to change, and it is going to continue being awesome.

Best,
Brian

- In 2019, Petaluma had 60,767 residents, which is 12 percent of Sonoma County's population.
- The decade of most rapid population growth for the city over the last 50 years was the 1990s, when population increased by 26.3 percent.
- Over the past decade population growth has been more moderate – between 2010 and 2019 the population increased from about 58,000 to just under 60,800, a growth rate of 4.9 percent.
- Petaluma's population has grown at a faster rate over the past decade than that of Sonoma County (3.3 percent).



- Petaluma's population is aging. Since 2000, the share of population age 65 and over has increased by 57.7 percent, which is more than double the rate in California (26.1 percent) and higher than in Sonoma County (48.8 percent).
- At the same time, the shares of middle-aged adults (35-54) and children under 18 in Petaluma have decreased substantially. There was a 19.2 percent decrease of both children and middle-aged adults, compared to 15.8 and 9.3 percent statewide.



From: Lion Goodman [REDACTED] >

Sent: Monday, June 5, 2023 12:29 PM

To: Ellis, Evelyn <eellis@cityofpetaluma.org>; McDonnell, Kevin <kmcdonnell@cityofpetaluma.org>; Barnacle, Brian <bbarnacle@cityofpetaluma.org>; Cader-Thompson, Janice <jcaderthompson@cityofpetaluma.org>; Healy, Mike <mhealy@cityofpetaluma.org>; Karen Nau <knau@cityofpetaluma.org>; Pocekay, Dennis <dpocekay@cityofpetaluma.org>; Shribbs, John <jshribbs@cityofpetaluma.org>; -- City Clerk <CityClerk@cityofpetaluma.org>

Subject: No Overlay Zoning, No 6-story buildings, No more Apartment Buildings - STOP THE MADNESS

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City Officials:

I have been a resident of Petaluma for more than a decade. I got my first California Driver's License in Petaluma in 1976.

I am outraged by the growth I'm seeing taking over our town. And apparently, you all are responsible for approving these massive developments.

Stop it. I don't care if you're making millions of dollars as an investor or real estate developer. Go make your money elsewhere. Enough is enough.

No Overlay Zoning. No 6-story buildings downtown. We have enough hotel rooms - adding 300 in the last 4 years. Traffic is getting ridiculously crowded and the streets need repair. I live on Upper Road off Mountain View and it's a mess. No more apartment buildings without built-in parking garages. In fact, we now have enough apartments. Stop approving more of them.

I understand that more development = more tax money. However, there is a crossover point in which the MORE crosses the line of DECENT LIVING CONDITIONS, and you've now crossed it.

ENOUGH development. I demand, as a taxpaying citizen, that you STOP development within Petaluma city limits for at least 2 years, take a breath, and let the new buildings you've approved fill up, and then see what the town needs. Likely, it will need a lot more parking structures, better traffic control, and repaving of crappy streets.

STOP listening to M Group consultants. They are the enemies of decent living conditions. The sweet town I moved to is starting to look and feel like San Rafael, which became a madhouse of development and made living conditions untenable. I don't want to live in another San Rafael, or San Francisco, or Santa Clara.

LEAVE PETALUMA ALONE AND STOP APPROVING NEW BUILDINGS. Put the city's money into improving conditions - not into more growth.

Lion Goodman, PCC

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