

**From:** Mark Shotwell <[mshotwell@rittercenter.org](mailto:mshotwell@rittercenter.org)>

**Sent:** Tuesday, September 29, 2020 3:05 PM

**To:** Alicia Giudice <[Alicia.Giudice@cityofsanrafael.org](mailto:Alicia.Giudice@cityofsanrafael.org)>

**Subject:** San Rafael Planning Commission--Homeward Bound of Marin Use Permit for relocation of Mill Street Shelter

Hello Alicia,

My name is Mark Shotwell. I am the Executive Director of Ritter Center. I would like to make the following public comment regarding the application from Homeward Bound of Marin for a conditional use permit for 3301 Kerner to operate a homeless shelter.

I have worked closely in collaboration with HBOM for the last two years in our collective efforts to end homelessness in Marin County for individuals living with significant medical and behavioral health disabilities. I have consistently been impressed with the level of professionalism and excellence that all HBOM staff bring to all their work with clients and in all their interactions in our system of care. I have had the opportunity to see first hand the high quality facilities that HBOM operates, specifically their Mill Street Shelter in San Rafael, the New Beginnings Center in Novato and several of their affordable housing and family shelter sites in both cities. The relocation of the Mill Street shelter while the new facility is built is an essential component of our on-going success in reducing and eventually ending homelessness in Marin. Marin is one of only two Counties in the State to have seen significant reductions in homelessness and it is in no small part due to the work of HBOM at the Mill Street Shelter. In a time when we could see massive increases in homelessness due to the economic crisis, we must keep this successful and positively impactful resource alive to prevent and end homelessness for Marin County residents. HBOM has been operating in this same neighborhood for many years without problems and they should absolutely be supported to move forward with this project.

Please let me know if I will be speaking of if my comments will just be read. Thanks.

Mark

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**From:** Joyce Gardner [REDACTED]  
**Date:** September 29, 2020 at 3:12:39 PM PDT  
**To:** Alicia Giudice <[Alicia.Giudice@cityofsanrafael.org](mailto:Alicia.Giudice@cityofsanrafael.org)>  
**Subject:** PLANNING COMMISSION/ AGENDA 9/29/20 PUBLIC COMMENTS

Dear Commissioners,

I am writing regarding the use permit for Homeward Bound of Marin's plan to use the building on the corner of Kerner and Bellam.

I am a homeowner in Baypoint Lagoons, which is on the other side of the Canal district. I have been living there for the past 23 years. When I first moved to the area it was quiet, CLEAN and very little crime. Fast forward that to current time and it is now full of trash, condoms, beer bottles, meth addicts smoking on my lawn at night, high crime, homeless drunks defecating and urinating on my neighbors lawns.. I could go on but you get my picture.

Ever since the medical center moved in the neighborhood there are more and more homeless drug addicts roaming our neighborhood. I have nothing against homeless shelters, low income medical clinics but what I do have a problem with is that the people they are treating aren't being supervised and they trash our neighborhood. I feel the City of San Rafael turns a blind eye to our section of the City. The traffic problem is horrendous, God forbid there is ever an emergency evacuation because of so many cars in one area would be impossible to leave safely and timely. It can take me 20 minutes just to get off the E. Francisco Blvd exit off 101. Nobody in City Hall, not the Mayor or the Commissioners care about what is happening in our community. You go to any other city in Marin County and you won't see the trash, drug addicts or homeless camps but for some reason our city leaders put up with it because they don't live in our neighborhood. Why is it that San Rafael is the only city that houses the homeless. Shouldn't that be share by the other cities in Marin?

I strongly urge you to reconsider the temporary shelter because we all know it will turn into a permanent facility and clean up San Rafael!

The election for a San Rafael Mayor is coming up this November and I will pay very close attention to who I will vote for. A candidate who has my back.

Thank you for your time,

Denise Rosales  
[REDACTED]  
San Rafael, CA 94901



September 29, 2020

Planning Commission  
City of San Rafael

RE: 3301 Kerner Blvd. Use Permit for emergency shelter:  
Request for mitigation measures and a better public engagement process.

Dear Commissioners:

Alcohol Justice is a 32 year-old non-profit alcohol and other drug prevention agency that has been headquartered next to 3301 Kerner Blvd. since 1991. We have numerous local programs involving youth and families in our building, including Youth for Justice (usually 25-30 Latino youth), Latinos Unidos de Marin, Consejo Restaurativo, Spanish Literacy Program and Al-Anon. We host numerous Town Hall meetings, Youth Summit events, local multi-agency meetings and art programs at our site next to the proposed shelter. We manage seven government and foundation grants on the site, and especially value our relation with the Probation Department of Marin in engaging vulnerable, Latino youth who wish to get involved in our programs instead of being processed into more punitive programs. In other words, we value our property in being a safe, secure community meeting place where neighbors are welcome, especially the 77% of San Rafael's new District 1 who are Latino.

We do not oppose this emergency homeless shelter, but we definitely have concerns regarding the lack of input from Spanish-speaking residents in the process; and we have requests for mitigation from the City or from Homeward Bound for the impacts on our property and services.

1. A 300 foot radius of postcard notification, in English, in technical language, 15 days prior to this hearing is disrespectful and inadequate. It is inconceivable in this day and age that a neighborhood which is 77% or more Latino has not been notified in Spanish within at least a quarter mile with invitation letters, and with posted notification. On top of that, this September 29, 2020 hearing is being held on the same night as the only scheduled Presidential debate. The permit docket also was released a pitiful four days before the only Commission Hearing, on line only, with no regard to the digital divide in this community. **Please hold another, well-noticed meeting and delay any vote until that hearing takes place.**
2. The Alcohol Justice exterior property is already impacted with activity every evening, and we must request several mitigation measures as conditions of permitting.
  - a. We request 24-7 security guard patrol of both properties. There is no fencing between 3301 Kerner and 24 Belvedere. Since there already is noticeable use of

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alcohol and other drugs at night in the immediate vicinity and on the AJ property, we can only imagine it will be more impactful after the shelter begins operation. There is also liberal use of our small garden spots and parking area for bathroom purposes. We ask that whatever disposal mechanisms for exterior functions are used by the shelter also be applied daily to our adjacent and open property.

- b. We request that development funding include provision for installing a secure fence directly to the back of our property on both sides of the Alcohol Justice building, so as to control pedestrian activity that is hidden from street view.
- c. If joint patrolling of our properties 24-7, safe clean-up of alcohol and drug waste and human waste, and enclosure of the back of our building is not offered – then the only reasonable alternative would be complete fencing of our building on the Kerner shelter side and along the Belvedere Street side by the developers.

These requests are not meant to delay the process for developing a temporary shelter, they are serious and simple requests that should be respected and required in order to mitigate for impacts on the neighborhood and agency operations in the Canal, while the City proceeds with its long-term plans to remove persons without housing from the downtown area and put them into the most vulnerable and least politically represented area of San Rafael.

Thanks for your consideration,



Bruce Lee Livingston, MPP  
Executive Director / CEO  
Alcohol Justice