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**From:** Exline, Susan (CPC)  
**Sent:** Tuesday, June 11, 2019 12:06 PM  
**To:** Joe\_Kirchofer@avalonbay.com; Lutenski, Leigh (ECN)  
**Cc:** Hong, Seung Yen (CPC)  
**Subject:** feedback from commissioners

Hi Leigh and Joe, (sorry I don't seem to have kearstin's email)

I met Commissioner Melgar and Commissioner Koepel joined by phone this morning for the briefing. We had a good discussion about the project and she provided us with some feedback she's been hearing from the community.

1. Emphasize that PUC needs to get fair market value for the land because people think this is public land and it should be 100% affordable housing (I think we have this covered)
2. Affordability conversation. we discussed some confusion in the community about the developer entity and the 50 percent affordable housing. I think the gist of it is that some community members have expressed that they think the developer is getting off without providing the affordable housing. I believe they are expressing that they see a difference between Avalon and bridge. The takeaway is that we should be clear that the developer entity is a partnership between all of the partners (and definitely be sure to highlight mission housing since there was a short discussion about the more local experience of mission housing).
3. Planned transportation infrastructure improvements. The city team needs to add a slide on some proposed transportation improvements that are happening in the area to remind everyone that we understand the transportation challenges and we are definitely thinking of solutions.

Let me know if you have any questions or need further clarification.

Sue

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