

CC 07-09-2025

Item #1

Closed Session

Written Comments

# SLIPPERY SLOPE FOR ALL OF Cupertino

1. California Constitution Article #34
2. Against General Plan for housing at all income levels. Planning Dept would not approve exclusionary housing such that no residents could attend K-12 schools within a half mile (they say 5 units would be reserved for families – but there are 67 students there now). If the complex is sold and turned into a new housing project, there would be BMR units and anyone could live there and attend our local public schools within 0.5 Miles.
3. How do evictions comply with AB 1482, the 2019 tenant protection act? Are they really taking the complex off the market by renting to people they prefer? The District has said that the property is turn-key and ready for immediate occupancy august/sept 2025. Last night they told residents that students would not move in until all residents are out in June 2026. The off-market for remodeling does not hold water because after the due-diligence period they said that it was turn-key - - - unless of course the tail is wagging the dog, not okay. Seems to also defy the Ellis Act.
4. The voters have been misled in the bond about dislocating our residents. Also, last night we learned that they would be paying out for 5 years in rental assistance (is this bribery and/or Ellis Act?). No one has been advised as to the cost of dislocation. We are looking at easily over \$5M in public bond funds!!!
5. Note that District has said some units would be used for staff on a temporary basis. Some units have been greatly enhanced and I can't see any good reason to remodel those. All units would need to be greatly remodeled in order to comply with the Ellis act and even then, they would need to offer the apartments back to the former tenants.