

Planning Commission

Nov. 2, 2020

Re: U-20-009

Dear Planners

The continued loss of prime retail space being converted to professional office and restaurant space has endangered the viability of down town Los Gatos.

The applicant has an existing presence downtown but it is in the outskirts of the central business district with little effect on it's neighbors. Allowing them to re-locate next to heart of retail shopping stores is not a wise decision. The conversion of of general retail to office and restaurant use can only lead to continued circulation and parking problems. As we increase the number of restaurant and professional uses, who can afford to pay higher rents, we will loose smaller specialty stores and the loss of ambiance we are so well known for. Tipping the scales to destination businesses has always been balanced in the past but things have changed. The applicant does not have the right to change address. Old town has already peaked out of intensive use on it's property. Lets not lose another curbside retailer. This is a vital visual active corner. It needs to remain general retail not a professional destination location not paying sales tax.

Larry Justo Arzie

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