



April 28, Regular City Council meeting

PUBLIC COMMENT:

The Council will listen to the public on any item on the agenda. In addition, the Council will also devote time for public comment on items not on the agenda. Under the Brown Act, Council is prohibited from taking action on items not on the agenda, but the matter may be referred to staff or to a subsequent meeting.

Each speaker will be limited to three continuous minutes, which may not be delegated. These rules will be enforced but may be changed by appropriate City Council action

COVID-19 NOTICE

As part of the City of Sierra Madre's COVID-19 transmission mitigation efforts, all City Council, Commission and Board meetings will be conducted virtually until further notice. The Brown Act provides the public with an opportunity to make public comments at any public meeting.

Public comment may be made by e-mail to PublicComment@cityofsierramadre.com by 6:00PM. on the day of the meeting. Emails will be acknowledged at the Council meeting and filed into public record.

Any member of the public may also call into the meeting to provide their comments. To provide public comment by telephone, please call in when your topic of interest is being discussed by the City Council and provide your name and the agenda item number. You will be placed in the cue until the Mayor opens up the topic for public comment. To participate in public comment, please call:

Phone Number: 669-900-9128

Meeting ID: 626-232-0232

Password: 232242

The meeting will be streamed live on the City's website at www.cityofsierramadre.com and broadcasted on Government Access Channel 3 (Spectrum)

For more information, please contact Assistant City Clerk, Laura Aguilar in the City Clerk's Office via email at LAguilar@cityofsierramadre.com or by telephone at (626) 355-7135.



April 28, 2020 Regular City Council meeting

GENERAL PUBLIC COMMENT:

List of E-mails received. E-mails also attached.

Campbell, Judith
Dennison, Sean Lane
Fieseler, Paul
Greteman, Jan C.

Jacobson, Patricia
Link, Dave
Polaczek, Piotr
Sheridan, Deb

Stephens, Dr. W. Frederick
Stephens, Sonya
Washburn, Gerald
Yeh, Chiang

Young, Winston
and Joanne

COVID-19 NOTICE

As part of the City of Sierra Madre's COVID-19 transmission mitigation efforts, all City Council, Commission and Board meetings will be conducted virtually until further notice. The Brown Act provides the public with an opportunity to make public comments at any public meeting.

Public comment may be made by e-mail to PublicComment@cityofsierramadre.com by 6:00PM. on the day of the meeting. Emails will be acknowledged at the Council meeting and filed into public record.

Any member of the public may also call into the meeting to provide their comments. To provide public comment by telephone, please call in when your topic of interest is being discussed by the City Council and provide your name and the agenda item number. You will be placed in the cue until the Mayor opens up the topic for public comment. To participate in public comment, please call:

Phone Number: 669-900-9128
Meeting ID: 626-232-0232
Password: 232242

The meeting will be streamed live on the City's website at www.cityofsierramadre.com and broadcasted on Government Access Channel 3 (Spectrum)


For more information, please contact Assistant City Clerk, Laura Aguilar in the City Clerk's Office via email at LAguilar@cityofsierramadre.com or by telephone at (626) 355-7135.

Signature Page

This Signature Page Is In Reference To:

Citizens Letter to the Sierra Madre City Council, 22 April 2020

Document ID: Citizens_Letter_to_SMCityCouncil_ReZDevConstHltTbl_22_April_2020

Signature _____ *Judith L. Campbell* _____
Printed Name _____ *Judith L. Campbell* _____
Title (optional) _____ *Ph.D., Professor of Chemistry and Biology* _____
Address _____  _____

Please sign the signature page and email the Citizens Letter and Signature Page to the following email addresses:

PublicComments@cityofsierramadre.com

carrazmendi@cityofsierramadre.com

jcanocchia@cityofsierramadre.com

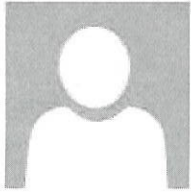
sgross@cityofsierramadre.com

jbarabedian@cityofsierramadre.com

If you are unable to scan the document once signed, you may take a photo of the letter and signature page and email those.

If you are unable to email, please sign and drop off to city hall. You may slide it under the door. Be sure to make a photocopy or take a photo of the letter and signature page and retain for your records.

 Reply  Reply All  Forward




Sun 4/26/2020 6:03 PM

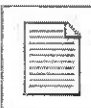
Sean Lane Dennison 

April 28th, 2020 Council Meeting Letter

To Public Comment; Rachelle Arizmendi; John Capoccia; Gene Goss; John Harabedian

 You replied to this message on 4/27/2020 9:38 AM.

 City Council Letter 4-25...
14 MB

 ATT00001.txt
258 bytes

Council Members,

Attached please find the letter regarding council items of concern for Tuesday, April 28, 2020.

Respectfully,

Sean-
Sean Lane Dennison
President
Lane-Anthony & Co. Limited



ATTACHMENT

22 April 2020

Citizens Letter to the Sierra Madre City Council

Honorable John Capoccia, Mayor

Honorable Rachele Arizmendi, Mayor Pro Tempore

Honorable Gene Goss, Council Member

Honorable John Harabedian, Council Member

Distinguished Council Members,

We, the Citizens of Sierra Madre, are deeply concerned about the prospect of the Mater Dolorosa Rezoning & Development Resolution/Approval, the Memorandum of Understanding (MOU) regarding same, City Yards Photovoltaic Solar Array Construction, or ANY OTHER REZONING, DEVELOPMENT RESOLUTION, APPROVAL OF MEMORANDUMS OF UNDERSTANDING (MOUs) FOR SUCH DEVELOPMENT, DEVELOPMENT APPROVAL OR CONSTRUCTION PROJECT being approved or commenced without transparency at a time when the registered voters of Sierra Madre have virtually no reasonable access to the City Council or Commissions. At best, moving forward with any such development resolution, development MOU, development approval, or commencement of construction appears to take advantage of the current public health crisis to evade proper vetting and discussion of these developments, MOUs, resolutions, and construction commencements with the involvement of the registered voters of Sierra Madre.

The Mater Dolorosa Rezoning & Development and City Yards Photovoltaic Solar Array Construction are of particular concern:

- 1- The Mater Dolorosa Rezoning & Development will place added strain on already overtaxed public utilities, especially our antique and fragile water infrastructure. Lifting the meter moratorium was premature, as we are still far below normal rainfall. Even in ideal circumstances our water system is barely able to sustain water use at the current levels. In addition, The Mater Dolorosa Rezoning & Development will impact Sierra Madre's street traffic and population density, which will substantially and negatively impact the quality of life for all who reside in our city. There are many alternatives available for the Passionist Fathers which will not destroy the quality of life for Sierra Madre residents. One such proposal, the development of a LOW DENSITY, Over 65 Retirement and Assisted Living Facility and spacious public park, would be far more appropriate. The proposal of more than 40 homes in that space, which you are trying to push through, represents an affront to the character of Sierra Madre. It is synonymous with the disastrous and offensive over-development of Arcadia. To the registered voters of Sierra Madre this smacks of One Carter, an absolute mess, sitting vacant for years. Now with our water meter moratorium lifted, One Carter is soon to be filled with Arcadia style monster houses, bereft of any architectural significance or taste, inconsistent with the charm and character of Sierra Madre. If we wanted to live in Arcadia we'd move there. We know that you do not want a repeat of the years' long battle that is One Carter, just as we don't.

ATTACHMENT

- 2- The City Yards Photovoltaic Solar Array is of great concern to the registered voters of Sierra Madre. We are exceedingly distressed about the possibility of Extreme Visual Pollution in the form of blinding sun being reflected off of the solar panels into the windows of virtually every home located above Grand View Avenue. Destruction of city or mountain views is in violation of the general plan, negatively affects residential property values and significantly diminishes the quality of life of the registered voters of Sierra Madre. No accessible public forums have been held to address these concerns, nor have the proposed designs for the City Yards Photovoltaic Solar Array been shared with the residents of Sierra Madre. While we support Sierra Madre in its efforts to offset our dependence on expensive energy providers, the plans and design must be reviewed first by the citizens of Sierra Madre.

The Registered Voters of Sierra Madre respectfully demand, that ANY AND ALL REZONING, DEVELOPMENT RESOLUTIONS, DEVELOPMENT APPROVALS, APPROVALS OF MEMORANDUMS OF UNDERSTANDING (MOUs) FOR SUCH DEVELOPMENTS AND THE COMMENCEMENT OF CONSTRUCTION PROJECTS BE HALTED AND TABLED UNTIL SUCH TIME AS THE CITY COUNCIL AND PUBLIC CAN MEET FACE TO FACE AT REGULAR CITY COUNCIL AND COMMISSION MEETINGS, AND NOT UNTIL THE COVID-19 HEALTH CRISIS HAS PASSED. THE CITY COUNCIL SHALL NOT RESUME CONSIDERATION, APPROVAL OR COMMENCEMENT OF ANY OF THESE ACTIONS WITHOUT COMMUNICATING ITS INTENTION TO DO SO TO THE CITIZENS OF SIERRA MADRE, IN A SIGNIFICANT WAY VIA ALL FORMS OF COMMUNICATION AT ITS DISPOSAL FOR A MINIMUM OF SIX WEEKS. Moving forward with any such action is a breach of public trust. As the elected representatives of the Registered Voters of Sierra Madre, it is your duty to represent OUR INTERESTS AND PROVIDE FORUMS WHERE THE VOICES OF ITS CITIZENS CAN BE RECOGNIZED. Approval or commencement of any of the above at this time is NOT A REPRESENTATION OF OUR INTERESTS.

Best Regards,

The Registered Voters of Sierra Madre, California

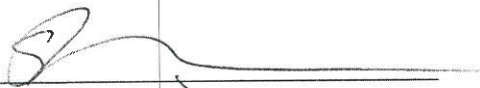

*Signature pages follow this page.

Signature Page

This Signature Page Is In Reference To:

Citizens Letter to the Sierra Madre City Council, 22 April 2020

Document ID: Citizens_Letter_to_SMCityCouncil_ReZDevConstHitTbl_22_April_2020

Signature 
Printed Name Sean Dennis
Title (optional) President, Lane-Anthony & Co. LLC
Address 

Please sign the signature page and email the Citizens Letter and Signature Page to the following email addresses:

PublicComment@cityofsierramadre.com

rayzavendi@cityofsierramadre.com

jeapocci@cityofsierramadre.com

rgoss@cityofsierramadre.com

jharabedian@cityofsierramadre.com


If you are unable to scan the document once signed, you may take a photo of the letter and signature page and email those.

If you are unable to email, please sign and drop off to city hall. You may slide it under the door. Be sure to make a photocopy or take a photo of the letter and signature page and retain for your records.

Sun 4/26/2020 5:19 PM

Public Comment

To Public Comment

 Sierra_madre.pdf
430 KB

If the City Council really is trying to push through changes when your doors are locked to us, you should be ashamed. See attachment.

Paul Fieseler

ATTACHMENT

4/26/2020

3e042c6d9872faa87bd321214da2d6.png (858*914)

4/28/2020

17568513604200742e3575514e4d5972.png (857*906)

22 April 2020

Citizens Letter to the Sierra Madre City Council

Honorable John Capozzia, Mayor

Honorable Rachele Arizmendi, Mayor Pro Tempore

Honorable Gene Goss, Council Member

Honorable John Harsbedjan, Council Member

Distinguished Council Members,

We, the Citizens of Sierra Madre, are deeply concerned about the prospect of the Mater Doloresa Rezoning & Development Resolution/Approval, the Memorandum of Understanding (MOU) regarding same, City Yards Photovoltaic Solar Array Construction, or ANY OTHER REZONING, DEVELOPMENT RESOLUTION, APPROVAL OF MEMORANDUMS OF UNDERSTANDING (MOU) FOR SUCH DEVELOPMENT, DEVELOPMENT APPROVAL OR CONSTRUCTION PROJECT being approved or commenced without transparency at a time when the registered voters of Sierra Madre have virtually no reasonable access to the City Council or Commissions. At best, moving forward with any such development resolution, development MOU, development approval, or commencement of construction appears to take advantage of the current public health crisis to evade proper vetting and discussion of these developments, MOUs, resolutions, and construction commencements with the involvement of the registered voters of Sierra Madre.

The Mater Doloresa Rezoning & Development and City Yards Photovoltaic Solar Array Construction are of particular concern:

- 1- The Mater Doloresa Rezoning & Development will place added strain on already overtaxed public utilities, especially our antique and fragile water infrastructure. Lifting the meter moratorium was premature, as we are still far below normal rainfall. Even in ideal circumstances our water system is barely able to sustain water use at the current levels. In addition, The Mater Doloresa Rezoning & Development will impact Sierra Madre's street traffic and population density, which will substantially and negatively impact the quality of life for all who reside in our city. There are many alternatives available for the Pensionist Fathers which will not destroy the quality of life for Sierra Madre residents. One such proposal, the development of a LOW DENSITY, Over 65 Retirement and Assisted Living Facility and spacious public park, would be far more appropriate. The proposal of more than 40 homes in that space, which you are trying to push through, represents an affront to the character of Sierra Madre. It is synonymous with the disastrous and offensive overdevelopment of Arcadia. To the registered voters of Sierra Madre this amass of One Carter, an absolute mess, sitting vacant for years. Now with our water meter moratorium lifted, One Carter is soon to be filled with Arcadia style monster houses, bereft of any architectural significance or taste, inconsistent with the charm and character of Sierra Madre. If we wanted to live in Arcadia we'd move there. We know that you do not want a repeat of the years' long battle that is One Carter; just as we don't.

- 2- The City Yards Photovoltaic Solar Array is of great concern to the registered voters of Sierra Madre. We are exceedingly distressed about the possibility of Extreme Visual Pollution in the form of blinding sun being reflected off of the solar panels into the windows of virtually every home located above Grand View Avenue. Destruction of city or mountain views is in violation of the general plan, negatively affects residential property values and significantly diminishes the quality of life of the registered voters of Sierra Madre. No accessible public forums have been held to address these concerns, nor have the proposed designs for the City Yards Photovoltaic Solar Array been shared with the residents of Sierra Madre. While we support Sierra Madre in its efforts to offset our dependence on expensive energy providers, the plans and design must be reviewed first by the citizens of Sierra Madre.

The Registered Voters of Sierra Madre respectfully demand, that ANY AND ALL REZONING, DEVELOPMENT RESOLUTIONS, DEVELOPMENT APPROVALS, APPROVALS OF MEMORANDUMS OF UNDERSTANDING (MOU) FOR SUCH DEVELOPMENTS AND THE COMMENCEMENT OF CONSTRUCTION PROJECTS BE HALTED AND TABLED UNTIL SUCH TIME AS THE CITY COUNCIL AND PUBLIC CAN MEET FACE TO FACE AT REGULAR CITY COUNCIL AND COMMISSION MEETINGS, AND NOT UNTIL THE COVID-19 HEALTH CRISIS HAS PASSED. THE CITY COUNCIL SHALL NOT RESUME CONSIDERATION, APPROVAL OR COMMENCEMENT OF ANY OF THESE ACTIONS WITHOUT COMMUNICATING ITS INTENTION TO DO SO TO THE CITIZENS OF SIERRA MADRE, IN A SIGNIFICANT WAY VIA ALL FORMS OF COMMUNICATION AT ITS DISPOSAL FOR A MINIMUM OF SIX WEEKS. Moving forward with any such action is a breach of public trust. As the elected representatives of the Registered Voters of Sierra Madre, it is your duty to represent OUR INTERESTS AND PROVIDE FORUMS WHERE THE VOICES OF ITS CITIZENS CAN BE RECOGNIZED. Approval or commencement of any of the above at this time is NOT A REPRESENTATION OF OUR INTERESTS.

Best Regards,

The Registered Voters of Sierra Madre, California

*Signatures pages follow this page.

Document ID: Citizens_Letter_to_SMCityCouncil_ReZDevConstHRM_22_April_2020

Paul Fieseler



https://d3926qxcw0e1bh.cloudfront.net/post_photos/17568513604200742e3575514e4d5972.png

https://d3926qxcw0e1bh.cloudfront.net/post_photos/3e042c6d9872faa87bd321214da2d6.png

22 April 2020

Citizens Letter to the Sierra Madre City Council

Honorable John Capoccia, Mayor

Honorable Rachelle Arizmendi, Mayor Pro Tempore

Honorable Gene Goss, Council Member

Honorable John Harabedian, Council Member

Distinguished Council Members,

We, the Citizens of Sierra Madre, are deeply concerned about the prospect of the Mater Dolorosa Rezoning & Development Resolution/Approval, the Memorandum of Understanding (MOU) regarding same, City Yards Photovoltaic Solar Array Construction, or ANY OTHER REZONING, DEVELOPMENT RESOLUTION, APPROVAL OF MEMORANDUMS OF UNDERSTANDING (MOUs) FOR SUCH DEVELOPMENT, DEVELOPMENT APPROVAL OR CONSTRUCTION PROJECT being approved or commenced without transparency at a time when the registered voters of Sierra Madre have virtually no reasonable access to the City Council or Commissions. At best, moving forward with any such development resolution, development MOU, development approval, or commencement of construction appears to take advantage of the current public health crisis to evade proper vetting and discussion of these developments, MOUs, resolutions, and construction commencements with the involvement of the registered voters of Sierra Madre.

The Mater Dolorosa Rezoning & Development and City Yards Photovoltaic Solar Array Construction are of particular concern:

- 1- The Mater Dolorosa Rezoning & Development will place added strain on already overtaxed public utilities, especially our antique and fragile water infrastructure. Lifting the meter moratorium was premature, as we are still far below normal rainfall. Even in ideal circumstances our water system is barely able to sustain water use at the current levels. In addition, The Mater Dolorosa Rezoning & Development will impact Sierra Madre's street traffic and population density, which will substantially and negatively impact the quality of life for all who reside in our city. There are many alternatives available for the Passionist Fathers which will not destroy the quality of life for Sierra Madre residents. One such proposal, the development of a LOW DENSITY, Over 65 Retirement and Assisted Living Facility and spacious public park, would be far more appropriate. The proposal of more than 40 homes in that space, which you are trying to push through, represents an affront to the character of Sierra Madre. It is synonymous with the disastrous and offensive over-development of Arcadia. To the registered voters of Sierra Madre this smacks of One Carter, an absolute mess, sitting vacant for years. Now with our water meter moratorium lifted, One Carter is soon to be filled with Arcadia style monster houses, bereft of any architectural significance or taste, inconsistent with the charm and character of Sierra Madre. If we wanted to live in Arcadia we'd move there. We know that you do not want a repeat of the years' long battle that is One Carter, just as we don't.

2- The City Yards Photovoltaic Solar Array is of great concern to the registered voters of Sierra Madre. We are exceedingly distressed about the possibility of Extreme Visual Pollution in the form of blinding sun being reflected off of the solar panels into the windows of virtually every home located above Grand View Avenue. Destruction of city or mountain views is in violation of the general plan, negatively affects residential property values and significantly diminishes the quality of life of the registered voters of Sierra Madre. No accessible public forums have been held to address these concerns, nor have the proposed designs for the City Yards Photovoltaic Solar Array been shared with the residents of Sierra Madre. While we support Sierra Madre in its efforts to offset our dependence on expensive energy providers, the plans and design must be reviewed first by the citizens of Sierra Madre.

The Registered Voters of Sierra Madre respectfully demand, that ANY AND ALL REZONING, DEVELOPMENT RESOLUTIONS, DEVELOPMENT APPROVALS, APPROVALS OF MEMORANDUMS OF UNDERSTANDING (MOUs) FOR SUCH DEVELOPMENTS AND THE COMMENCEMENT OF CONSTRUCTION PROJECTS BE HALTED AND TABLED UNTIL SUCH TIME AS THE CITY COUNCIL AND PUBLIC CAN MEET FACE TO FACE AT REGULAR CITY COUNCIL AND COMMISSION MEETINGS, AND NOT UNTIL THE COVID-19 HEALTH CRISIS HAS PASSED. THE CITY COUNCIL SHALL NOT RESUME CONSIDERATION, APPROVAL OR COMMENCEMENT OF ANY OF THESE ACTIONS WITHOUT COMMUNICATING ITS INTENTION TO DO SO TO THE CITIZENS OF SIERRA MADRE, IN A SIGNIFICANT WAY VIA ALL FORMS OF COMMUNICATION AT ITS DISPOSAL FOR A MINIMUM OF SIX WEEKS. Moving forward with any such action is a breach of public trust. As the elected representatives of the Registered Voters of Sierra Madre, it is your duty to represent OUR INTERESTS AND PROVIDE FORUMS WHERE THE VOICES OF ITS CITIZENS CAN BE RECOGNIZED. Approval or commencement of any of the above at this time is NOT A REPRESENTATION OF OUR INTERESTS.

Best Regards,

The Registered Voters of Sierra Madre, California

*Signature pages follow this page.

Signature Page


This Signature Page Is In Reference To:

Citizens Letter to the Sierra Madre City Council, 22 April 2020

Document ID: Citizens_Letter_to_SMCityCouncil_ReZDevConstHltTbl_22_April_2020

Signature _____
Printed Name _____
Title (optional) _____
Address _____

DocuSigned by:
Jan C. Greteman
7077823CF9174FB...



Please sign the signature page and email the Citizens Letter and Signature Page to the following email addresses:

PublicComment@cityofsierramadre.com

rarizmendi@cityofsierramadre.com

jcapoccia@cityofsierramadre.com

ggoss@cityofsierramadre.com

iharabedian@cityofsierramadre.com

If you are unable to scan the document once signed, you may take a photo of the letter and signature page and email those.

If you are unable to email, please sign and drop off to city hall. You may slide it under the door. Be sure to make a photocopy or take a photo of the letter and signature page and retain for your records.

Citizens Letter to the Sierra Madre City Council

Honorable John Capoccia, Mayor

ATTACHMENT

Honorable Rachele Arizmendi, Mayor Pro Tempore

Honorable Gene Goss, Council Member

Honorable John Harabedian, Council Member

Distinguished Council Members,

We, the Citizens of Sierra Madre, are deeply concerned about the prospect of the Mater Dolorosa Rezoning & Development Resolution/Approval, the Memorandum of Understanding (MOU) regarding same, City Yards Photovoltaic Solar Array Construction, or ANY OTHER REZONING, DEVELOPMENT RESOLUTION, APPROVAL OF MEMORANDUMS OF UNDERSTANDING (MOUs) FOR SUCH DEVELOPMENT, DEVELOPMENT APPROVAL OR CONSTRUCTION PROJECT being approved or commenced without transparency at a time when the registered voters of Sierra Madre have virtually no reasonable access to the City Council or Commissions. At best, moving forward with any such development resolution, development MOU, development approval, or commencement of construction appears to take advantage of the current public health crisis to evade proper vetting and discussion of these developments, MOUs, resolutions, and construction commencements with the involvement of the registered voters of Sierra Madre.

The Mater Dolorosa Rezoning & Development and City Yards Photovoltaic Solar Array Construction are of particular concern:

1. The Mater Dolorosa Rezoning & Development will place added strain on already overtaxed public utilities, especially our antique and fragile water infrastructure. Lifting the meter moratorium was premature, as we are still far below normal rainfall. Even in ideal circumstances our water system is barely able to sustain water use at the current levels. In addition, The Mater Dolorosa Rezoning & Development will impact Sierra Madre's street traffic and population density, which will substantially and negatively impact the quality of life for all who reside in our city. There are many alternatives available for the Passionist Fathers which will not destroy the quality of life for Sierra Madre residents. One such proposal, the development of a LOW DENSITY, Over 65 Retirement and Assisted Living Facility and spacious public park, would be far more appropriate. The proposal of more than 40 homes in that space, which you are trying to push through, represents an affront to the character of Sierra Madre. It is synonymous with the disastrous and offensive over-development of Arcadia. To the registered voters of Sierra Madre this smacks of One Carter, an absolute mess, sitting vacant for years. Now with our water meter moratorium lifted, One Carter is soon to be filled with Arcadia style monster houses, bereft of any architectural significance or taste, inconsistent with the charm and character of Sierra Madre. If we wanted to live in Arcadia we'd move there. We know that you do not want a repeat of the years' long battle that is One Carter, just as we don't.
-

- 2- The City Yards Photovoltaic Solar Array is of great concern to the registered voters of Sierra Madre. We are exceedingly distressed about the possibility of Extreme Visual Pollution in the form of blinding sun being reflected off of the solar panels into the windows of virtually every home located above Grand View Avenue. Destruction of city or mountain views is in violation of the general plan, negatively affects residential property values and significantly diminishes the quality of life of the registered voters of Sierra Madre. No accessible public forums have been held to address these concerns, nor have the proposed designs for the City Yards Photovoltaic Solar Array been shared with the residents of Sierra Madre. While we support Sierra Madre in its efforts to offset our dependence on expensive energy providers, the plans and design must be reviewed first by the citizens of Sierra Madre.

The Registered Voters of Sierra Madre respectfully demand, that ANY AND ALL REZONING, DEVELOPMENT RESOLUTIONS, DEVELOPMENT APPROVALS, APPROVALS OF MEMORANDUMS OF UNDERSTANDING (MOUs) FOR SUCH DEVELOPMENTS AND THE COMMENCEMENT OF CONSTRUCTION PROJECTS BE HALTED AND TABLED UNTIL SUCH TIME AS THE CITY COUNCIL AND PUBLIC CAN MEET FACE TO FACE AT REGULAR CITY COUNCIL AND COMMISSION MEETINGS, AND NOT UNTIL THE COVID-19 HEALTH CRISIS HAS PASSED. THE CITY COUNCIL SHALL NOT RESUME CONSIDERATION, APPROVAL OR COMMENCEMENT OF ANY OF THESE ACTIONS WITHOUT COMMUNICATING ITS INTENTION TO DO SO TO THE CITIZENS OF SIERRA MADRE, IN A SIGNIFICANT WAY VIA ALL FORMS OF COMMUNICATION AT ITS DISPOSAL FOR A MINIMUM OF SIX WEEKS. Moving forward with any such action is a breach of public trust. As the elected representatives of the Registered Voters of Sierra Madre, it is your duty to represent OUR INTERESTS AND PROVIDE FORUMS WHERE THE VOICES OF ITS CITIZENS CAN BE RECOGNIZED. Approval or commencement of any of the above at this time is NOT A REPRESENTATION OF OUR INTERESTS.

Best Regards,

The Registered Voters of Sierra Madre, California

*Signature pages follow this page.

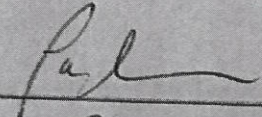
ATTACHMENT

Signature Page

This Signature Page Is In Reference To:

Citizens Letter to the Sierra Madre City Council, 22 April 2020

Document ID: Citizens_Letter_to_SMCityCouncil_ReZDevConstHltTbl_22_April_2020

Signature 

Printed Name PATRICIA JACOBSON

Title (optional) _____

Address 

SIERRA MADRE, CA.
91024

Please sign the signature page and email the Citizens Letter and Signature Page to the following email addresses:

PublicComment@cityofsierramadre.com

rarizmendi@cityofsierramadre.com

icapoccia@cityofsierramadre.com

ggoss@cityofsierramadre.com

iharabedian@cityofsierramadre.com

If you are unable to scan the document once signed, you may take a photo of the letter and signature page and email those.

If you are unable to email, please sign and drop off to city hall. You may slide it under the door. Be sure to make a photocopy or take a photo of the letter and signature page and retain for your records.




Tue 4/28/2020 10:27 AM

Dave L [REDACTED]

Hello

To Public Comment

 You replied to this message on 4/28/2020 10:32 AM.



I am wondering if the City is researching grant \$ available through federal and state programs? My renter is a grant researcher and says there are 1,000 of grants available to cities. TY

I also am in favor of going forward with the non binding MOU recommended by staff.....we can always backout at anytime.....Thanks again Dave Link

Signature Page

This Signature Page Is In Reference To:

Citizens Letter to the Sierra Madre City Council, 22 April 2020

Document ID: Citizens_Letter_to_SMCityCouncil_ReZDevConstHltTbl_22_April_2020

Signature Piotr Polaczek

Printed Name PIOTR POLACZEK

Title (optional) Ph.D.

Address



Please sign the signature page and email the Citizens Letter and Signature Page to the following email addresses:

PublicComment@cityofsierramadre.com

varizumendi@cityofsierramadre.com

icarpocci@cityofsierramadre.com

gonse@cityofsierramadre.com

jhanabedian@cityofsierramadre.com

If you are unable to scan the document once signed, you may take a photo of the letter and signature page and email those.

If you are unable to email, please sign and drop off to city hall. You may slide it under the door. Be sure to make a photocopy or take a photo of the letter and signature page and retain for your records.

Laura Aguilar

Subject: FW: Tonight's City Council Meeting

From: deb sheridan [mailto: [REDACTED]]
Sent: Tuesday, April 28, 2020 2:25 PM
To: Public Comment <publiccomment@cityofsierramadre.com>
Subject: Tonight's City Council Meeting

Items Not on the Agenda -

1. Could you please explain the new rules of trash collection. If it is all going into the same place anyway, can we put anything into any of the bins and mix them up? For example, yard waste and household waste into the black bin together? If we're not separating the recyclables, will our monthly cost go down? (Asking for a friend, really.)
2. Could you tell us what we can do to help Sierra Madreans. The Quarantene Canteen is a great idea, but what else can we do?

Item 1 - The Memorandum of Understanding with the Mater Dolorosa Monastery. Asking as a resident - I am okay with City Council signing this, but my areas of concern are several, mainly that if there are public forums, as there should be, July is far too early - we are not out of the woods yet as far as the virus goes, and it would be too difficult (in my opinion) to have them remotely. "At least two" - There should be at least three. As I recall as a member of the General Plan Update Steering Committee, we had three forums. I would like to see something more definitive as to the number of houses. I had asked on March 10 what would happen if you signed off on 43 houses, what would prevent the developers saying, "Okay, now we will build 90 instead." Especially now, with housing prices dropping, it is a concern.

Thank you Council members,

Deb Sheridan
[REDACTED]

Laura Aguilar

From: Dr. W. F. Stephens <dr.wfstephens@me.com>
Sent: Monday, April 27, 2020 2:37 PM
To: Public Comment
Subject: City Council meeting 04/28/20

Please see attachments.

Thanks,

Dr. W. Frederick Stephens

22 April 2020

Citizens Letter to the Sierra Madre City Council

Honorable John Capoccia, Mayor

Honorable Rachelle Arizmendi, Mayor Pro Tempore

Honorable Gene Goss, Council Member

Honorable John Harabedian, Council Member

Distinguished Council Members,

We, the Citizens of Sierra Madre, are deeply concerned about the prospect of the Mater Dolorosa Rezoning & Development Resolution/Approval, the Memorandum of Understanding (MOU) regarding same, City Yards Photovoltaic Solar Array Construction, or ANY OTHER REZONING, DEVELOPMENT RESOLUTION, APPROVAL OF MEMORANDUMS OF UNDERSTANDING (MOUs) FOR SUCH DEVELOPMENT, DEVELOPMENT APPROVAL OR CONSTRUCTION PROJECT being approved or commenced without transparency at a time when the registered voters of Sierra Madre have virtually no reasonable access to the City Council or Commissions. At best, moving forward with any such development resolution, development MOU, development approval, or commencement of construction appears to take advantage of the current public health crisis to evade proper vetting and discussion of these developments, MOUs, resolutions, and construction commencements with the involvement of the registered voters of Sierra Madre.

The Mater Dolorosa Rezoning & Development and City Yards Photovoltaic Solar Array Construction are of particular concern:

- 1- The Mater Dolorosa Rezoning & Development will place added strain on already overtaxed public utilities, especially our antique and fragile water infrastructure. Lifting the meter moratorium was premature, as we are still far below normal rainfall. Even in ideal circumstances our water system is barely able to sustain water use at the current levels. In addition, The Mater Dolorosa Rezoning & Development will impact Sierra Madre's street traffic and population density, which will substantially and negatively impact the quality of life for all who reside in our city. There are many alternatives available for the Passionist Fathers which will not destroy the quality of life for Sierra Madre residents. One such proposal, the development of a LOW DENSITY, Over 65 Retirement and Assisted Living Facility and spacious public park, would be far more appropriate. The proposal of more than 40 homes in that space, which you are trying to push through, represents an affront to the character of Sierra Madre. It is synonymous with the disastrous and offensive over-development of Arcadia. To the registered voters of Sierra Madre this smacks of One Carter, an absolute mess, sitting vacant for years. Now with our water meter moratorium lifted, One Carter is soon to be filled with Arcadia style monster houses, bereft of any architectural significance or taste, inconsistent with the charm and character of Sierra Madre. If we wanted to live in Arcadia we'd move there. We know that you do not want a repeat of the years' long battle that is One Carter, just as we don't.

- 2- The City Yards Photovoltaic Solar Array is of great concern to the registered voters of Sierra Madre. We are exceedingly distressed about the possibility of Extreme Visual Pollution in the form of blinding sun being reflected off of the solar panels into the windows of virtually every home located above Grand View Avenue. Destruction of city or mountain views is in violation of the general plan, negatively affects residential property values and significantly diminishes the quality of life of the registered voters of Sierra Madre. No accessible public forums have been held to address these concerns, nor have the proposed designs for the City Yards Photovoltaic Solar Array been shared with the residents of Sierra Madre. While we support Sierra Madre in its efforts to offset our dependence on expensive energy providers, the plans and design must be reviewed first by the citizens of Sierra Madre.

The Registered Voters of Sierra Madre respectfully demand, that ANY AND ALL REZONING, DEVELOPMENT RESOLUTIONS, DEVELOPMENT APPROVALS, APPROVALS OF MEMORANDUMS OF UNDERSTANDING (MOUs) FOR SUCH DEVELOPMENTS AND THE COMMENCEMENT OF CONSTRUCTION PROJECTS BE HALTED AND TABLED UNTIL SUCH TIME AS THE CITY COUNCIL AND PUBLIC CAN MEET FACE TO FACE AT REGULAR CITY COUNCIL AND COMMISSION MEETINGS, AND NOT UNTIL THE COVID-19 HEALTH CRISIS HAS PASSED. THE CITY COUNCIL SHALL NOT RESUME CONSIDERATION, APPROVAL OR COMMENCEMENT OF ANY OF THESE ACTIONS WITHOUT COMMUNICATING ITS INTENTION TO DO SO TO THE CITIZENS OF SIERRA MADRE, IN A SIGNIFICANT WAY VIA ALL FORMS OF COMMUNICATION AT ITS DISPOSAL FOR A MINIMUM OF SIX WEEKS. Moving forward with any such action is a breach of public trust. As the elected representatives of the Registered Voters of Sierra Madre, it is your duty to represent OUR INTERESTS AND PROVIDE FORUMS WHERE THE VOICES OF ITS CITIZENS CAN BE RECOGNIZED. Approval or commencement of any of the above at this time is NOT A REPRESENTATION OF OUR INTERESTS.

Best Regards,

The Registered Voters of Sierra Madre, California

*Signature pages follow this page.

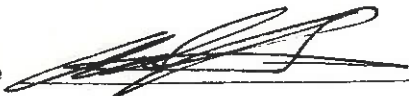
Signature Page

This Signature Page Is In Reference To:

Citizens Letter to the Sierra Madre City Council, 22 April 2020

Document ID: Citizens_Letter_to_SMCityCouncil_ReZDevConstHltTbl_22_April_2020

Signature



Printed Name

Dr. W. Frederick Stephens

Title (optional)

Address



Please sign the signature page and email the Citizens Letter and Signature Page to the following email addresses:

PublicComment@cityofsierramadre.com

rarizmendi@cityofsierramadre.com

jcapoccia@cityofsierramadre.com

ggoss@cityofsierramadre.com

jharabedian@cityofsierramadre.com

If you are unable to scan the document once signed, you may take a photo of the letter and signature page and email those.

If you are unable to email, please sign and drop off to city hall. You may slide it under the door. Be sure to make a photocopy or take a photo of the letter and signature page and retain for your records.

22 April 2020

Citizens Letter to the Sierra Madre City Council

Honorable John Capoccia, Mayor

Honorable Rachelle Arizmendi, Mayor Pro Tempore

Honorable Gene Goss, Council Member

Honorable John Harabedian, Council Member

Distinguished Council Members,

We, the Citizens of Sierra Madre, are deeply concerned about the prospect of the Mater Dolorosa Rezoning & Development Resolution/Approval, the Memorandum of Understanding (MOU) regarding same, City Yards Photovoltaic Solar Array Construction, or ANY OTHER REZONING, DEVELOPMENT RESOLUTION, APPROVAL OF MEMORANDUMS OF UNDERSTANDING (MOUs) FOR SUCH DEVELOPMENT, DEVELOPMENT APPROVAL OR CONSTRUCTION PROJECT being approved or commenced without transparency at a time when the registered voters of Sierra Madre have virtually no reasonable access to the City Council or Commissions. At best, moving forward with any such development resolution, development MOU, development approval, or commencement of construction appears to take advantage of the current public health crisis to evade proper vetting and discussion of these developments, MOUs, resolutions, and construction commencements with the involvement of the registered voters of Sierra Madre.

The Mater Dolorosa Rezoning & Development and City Yards Photovoltaic Solar Array Construction are of particular concern:

- 1- The Mater Dolorosa Rezoning & Development will place added strain on already overtaxed public utilities, especially our antique and fragile water infrastructure. Lifting the meter moratorium was premature, as we are still far below normal rainfall. Even in ideal circumstances our water system is barely able to sustain water use at the current levels. In addition, The Mater Dolorosa Rezoning & Development will impact Sierra Madre's street traffic and population density, which will substantially and negatively impact the quality of life for all who reside in our city. There are many alternatives available for the Passionist Fathers which will not destroy the quality of life for Sierra Madre residents. One such proposal, the development of a LOW DENSITY, Over 65 Retirement and Assisted Living Facility and spacious public park, would be far more appropriate. The proposal of more than 40 homes in that space, which you are trying to push through, represents an affront to the character of Sierra Madre. It is synonymous with the disastrous and offensive over-development of Arcadia. To the registered voters of Sierra Madre this smacks of One Carter, an absolute mess, sitting vacant for years. Now with our water meter moratorium lifted, One Carter is soon to be filled with Arcadia style monster houses, bereft of any architectural significance or taste, inconsistent with the charm and character of Sierra Madre. If we wanted to live in Arcadia we'd move there. We know that you do not want a repeat of the years' long battle that is One Carter, just as we don't.

- 2- The City Yards Photovoltaic Solar Array is of great concern to the registered voters of Sierra Madre. We are exceedingly distressed about the possibility of Extreme Visual Pollution in the form of blinding sun being reflected off of the solar panels into the windows of virtually every home located above Grand View Avenue. Destruction of city or mountain views is in violation of the general plan, negatively affects residential property values and significantly diminishes the quality of life of the registered voters of Sierra Madre. No accessible public forums have been held to address these concerns, nor have the proposed designs for the City Yards Photovoltaic Solar Array been shared with the residents of Sierra Madre. While we support Sierra Madre in its efforts to offset our dependence on expensive energy providers, the plans and design must be reviewed first by the citizens of Sierra Madre.

The Registered Voters of Sierra Madre respectfully demand, that ANY AND ALL REZONING, DEVELOPMENT RESOLUTIONS, DEVELOPMENT APPROVALS, APPROVALS OF MEMORANDUMS OF UNDERSTANDING (MOUs) FOR SUCH DEVELOPMENTS AND THE COMMENCEMENT OF CONSTRUCTION PROJECTS BE HALTED AND TABLED UNTIL SUCH TIME AS THE CITY COUNCIL AND PUBLIC CAN MEET FACE TO FACE AT REGULAR CITY COUNCIL AND COMMISSION MEETINGS, AND NOT UNTIL THE COVID-19 HEALTH CRISIS HAS PASSED. THE CITY COUNCIL SHALL NOT RESUME CONSIDERATION, APPROVAL OR COMMENCEMENT OF ANY OF THESE ACTIONS WITHOUT COMMUNICATING ITS INTENTION TO DO SO TO THE CITIZENS OF SIERRA MADRE, IN A SIGNIFICANT WAY VIA ALL FORMS OF COMMUNICATION AT ITS DISPOSAL FOR A MINIMUM OF SIX WEEKS. Moving forward with any such action is a breach of public trust. As the elected representatives of the Registered Voters of Sierra Madre, it is your duty to represent OUR INTERESTS AND PROVIDE FORUMS WHERE THE VOICES OF ITS CITIZENS CAN BE RECOGNIZED. Approval or commencement of any of the above at this time is NOT A REPRESENTATION OF OUR INTERESTS.

Best Regards,

The Registered Voters of Sierra Madre, California

*Signature pages follow this page.

Signature Page

This Signature Page Is In Reference To:

Citizens Letter to the Sierra Madre City Council, 22 April 2020

Document ID: Citizens_Letter_to_SMCityCouncil_ReZDevConstHitTbl_22_April_2020

Signature

Sonya Stephens

Printed Name

Sonya Stephens

Title (optional)

Address

Please sign the signature page and email the Citizens Letter and Signature Page to the following email addresses:

PublicComment@cityofsierramadre.com

rarizmendi@cityofsierramadre.com

jcapoccia@cityofsierramadre.com

ggoss@cityofsierramadre.com

jharabedian@cityofsierramadre.com

If you are unable to scan the document once signed, you may take a photo of the letter and signature page and email those.

If you are unable to email, please sign and drop off to city hall. You may slide it under the door. Be sure to make a photocopy or take a photo of the letter and signature page and retain for your records.

22 April 2020

Citizens Letter to the Sierra Madre City Council

Honorable John Capoccia, Mayor

Honorable Rachelle Arizmendi, Mayor Pro Tempore

Honorable Gene Goss, Council Member

Honorable John Harabedian, Council Member

RECEIVED

APR 27 2020

**CITY OF SIERRA MADRE
CITY CLERK'S OFFICE**

Distinguished Council Members,

We, the Citizens of Sierra Madre, are deeply concerned about the prospect of the Mater Dolorosa Rezoning & Development Resolution/Approval, the Memorandum of Understanding (MOU) regarding same, City Yards Photovoltaic Solar Array Construction, or ANY OTHER REZONING, DEVELOPMENT RESOLUTION, APPROVAL OF MEMORANDUMS OF UNDERSTANDING (MOUs) FOR SUCH DEVELOPMENT, DEVELOPMENT APPROVAL OR CONSTRUCTION PROJECT being approved or commenced without transparency at a time when the registered voters of Sierra Madre have virtually no reasonable access to the City Council or Commissions. At best, moving forward with any such development resolution, development MOU, development approval, or commencement of construction appears to take advantage of the current public health crisis to evade proper vetting and discussion of these developments, MOUs, resolutions, and construction commencements with the involvement of the registered voters of Sierra Madre.

The Mater Dolorosa Rezoning & Development and City Yards Photovoltaic Solar Array Construction are of particular concern:

- 1- The Mater Dolorosa Rezoning & Development will place added strain on already overtaxed public utilities, especially our antique and fragile water infrastructure. Lifting the meter moratorium was premature, as we are still far below normal rainfall. Even in ideal circumstances our water system is barely able to sustain water use at the current levels. In addition, The Mater Dolorosa Rezoning & Development will impact Sierra Madre's street traffic and population density, which will substantially and negatively impact the quality of life for all who reside in our city. There are many alternatives available for the Passionist Fathers which will not destroy the quality of life for Sierra Madre residents. One such proposal, the development of a LOW DENSITY, Over 65 Retirement and Assisted Living Facility and spacious public park, would be far more appropriate. The proposal of more than 40 homes in that space, which you are trying to push through, represents an affront to the character of Sierra Madre. It is synonymous with the disastrous and offensive over-development of Arcadia. To the registered voters of Sierra Madre this smacks of One Carter, an absolute mess, sitting vacant for years. Now with our water meter moratorium lifted, One Carter is soon to be filled with Arcadia style monster houses, bereft of any architectural significance or taste, inconsistent with the charm and character of Sierra Madre. If we wanted to live in Arcadia we'd move there. We know that you do not want a repeat of the years' long battle that is One Carter, just as we don't.

- 2- The City Yards Photovoltaic Solar Array is of great concern to the registered voters of Sierra Madre. We are exceedingly distressed about the possibility of Extreme Visual Pollution in the form of blinding sun being reflected off of the solar panels into the windows of virtually every home located above Grand View Avenue. Destruction of city or mountain views is in violation of the general plan, negatively affects residential property values and significantly diminishes the quality of life of the registered voters of Sierra Madre. No accessible public forums have been held to address these concerns, nor have the proposed designs for the City Yards Photovoltaic Solar Array been shared with the residents of Sierra Madre. While we support Sierra Madre in its efforts to offset our dependence on expensive energy providers, the plans and design must be reviewed first by the citizens of Sierra Madre.

The Registered Voters of Sierra Madre respectfully demand, that ANY AND ALL REZONING, DEVELOPMENT RESOLUTIONS, DEVELOPMENT APPROVALS, APPROVALS OF MEMORANDUMS OF UNDERSTANDING (MOUs) FOR SUCH DEVELOPMENTS AND THE COMMENCEMENT OF CONSTRUCTION PROJECTS BE HALTED AND TABLED UNTIL SUCH TIME AS THE CITY COUNCIL AND PUBLIC CAN MEET FACE TO FACE AT REGULAR CITY COUNCIL AND COMMISSION MEETINGS, AND NOT UNTIL THE COVID-19 HEALTH CRISIS HAS PASSED. THE CITY COUNCIL SHALL NOT RESUME CONSIDERATION, APPROVAL OR COMMENCEMENT OF ANY OF THESE ACTIONS WITHOUT COMMUNICATING ITS INTENTION TO DO SO TO THE CITIZENS OF SIERRA MADRE, IN A SIGNIFICANT WAY VIA ALL FORMS OF COMMUNICATION AT ITS DISPOSAL FOR A MINIMUM OF SIX WEEKS. Moving forward with any such action is a breach of public trust. As the elected representatives of the Registered Voters of Sierra Madre, it is your duty to represent OUR INTERESTS AND PROVIDE FORUMS WHERE THE VOICES OF ITS CITIZENS CAN BE RECOGNIZED. Approval or commencement of any of the above at this time is NOT A REPRESENTATION OF OUR INTERESTS.

Best Regards,

The Registered Voters of Sierra Madre, California

*Signature pages follow this page.

Signature Page

This Signature Page Is In Reference To:

Citizens Letter to the Sierra Madre City Council, 22 April 2020

Document ID: Citizens_Letter_to_SMCityCouncil_ReZDevConstHktbl_22_April_2020

Signature Gerald R. Washburn

Printed Name GERALD R. WASHBURN

Title (optional) _____

Address  _____

Please sign the signature page and email the Citizens Letter and Signature Page to the following email addresses:

PublicComment@cityofsierramadre.com

rarizmendi@cityofsierramadre.com

icapoccia@cityofsierramadre.com

ggoss@cityofsierramadre.com

jharabedian@cityofsierramadre.com

If you are unable to scan the document once signed, you may take a photo of the letter and signature page and email those.

If you are unable to email, please sign and drop off to city hall. You may slide it under the door. Be sure to make a photocopy or take a photo of the letter and signature page and retain for your records.

22 April 2020

Citizens Letter to the Sierra Madre City Council

Honorable John Capoccia, Mayor

Honorable Rachelle Arizmendi, Mayor Pro Tempore

Honorable Gene Goss, Council Member

Honorable John Harabedian, Council Member

Distinguished Council Members,

We, the Citizens of Sierra Madre, are deeply concerned about the prospect of the Mater Dolorosa Rezoning & Development Resolution/Approval, the Memorandum of Understanding (MOU) regarding same, City Yards Photovoltaic Solar Array Construction, or ANY OTHER REZONING, DEVELOPMENT RESOLUTION, APPROVAL OF MEMORANDUMS OF UNDERSTANDING (MOUs) FOR SUCH DEVELOPMENT, DEVELOPMENT APPROVAL OR CONSTRUCTION PROJECT being approved or commenced without transparency at a time when the registered voters of Sierra Madre have virtually no reasonable access to the City Council or Commissions. At best, moving forward with any such development resolution, development MOU, development approval, or commencement of construction appears to take advantage of the current public health crisis to evade proper vetting and discussion of these developments, MOUs, resolutions, and construction commencements with the involvement of the registered voters of Sierra Madre.

The Mater Dolorosa Rezoning & Development and City Yards Photovoltaic Solar Array Construction are of particular concern:

- 1- The Mater Dolorosa Rezoning & Development will place added strain on already overtaxed public utilities, especially our antique and fragile water infrastructure. Lifting the meter moratorium was premature, as we are still far below normal rainfall. Even in ideal circumstances our water system is barely able to sustain water use at the current levels. In addition, The Mater Dolorosa Rezoning & Development will impact Sierra Madre's street traffic and population density, which will substantially and negatively impact the quality of life for all who reside in our city. There are many alternatives available for the Passionist Fathers which will not destroy the quality of life for Sierra Madre residents. One such proposal, the development of a LOW DENSITY, Over 65 Retirement and Assisted Living Facility and spacious public park, would be far more appropriate. The proposal of more than 40 homes in that space, which you are trying to push through, represents an affront to the character of Sierra Madre. It is synonymous with the disastrous and offensive over-development of Arcadia. To the registered voters of Sierra Madre this smacks of One Carter, an absolute mess, sitting vacant for years. Now with our water meter moratorium lifted, One Carter is soon to be filled with Arcadia style monster houses, bereft of any architectural significance or taste, inconsistent with the charm and character of Sierra Madre. If we wanted to live in Arcadia we'd move there. We know that you do not want a repeat of the years' long battle that is One Carter, just as we don't.

- 2- The City Yards Photovoltaic Solar Array is of great concern to the registered voters of Sierra Madre. We are exceedingly distressed about the possibility of Extreme Visual Pollution in the form of blinding sun being reflected off of the solar panels into the windows of virtually every home located above Grand View Avenue. Destruction of city or mountain views is in violation of the general plan, negatively affects residential property values and significantly diminishes the quality of life of the registered voters of Sierra Madre. No accessible public forums have been held to address these concerns, nor have the proposed designs for the City Yards Photovoltaic Solar Array been shared with the residents of Sierra Madre. While we support Sierra Madre in its efforts to offset our dependence on expensive energy providers, the plans and design must be reviewed first by the citizens of Sierra Madre.

The Registered Voters of Sierra Madre respectfully demand, that ANY AND ALL REZONING, DEVELOPMENT RESOLUTIONS, DEVELOPMENT APPROVALS, APPROVALS OF MEMORANDUMS OF UNDERSTANDING (MOUs) FOR SUCH DEVELOPMENTS AND THE COMMENCEMENT OF CONSTRUCTION PROJECTS BE HALTED AND TABLED UNTIL SUCH TIME AS THE CITY COUNCIL AND PUBLIC CAN MEET FACE TO FACE AT REGULAR CITY COUNCIL AND COMMISSION MEETINGS, AND NOT UNTIL THE COVID-19 HEALTH CRISIS HAS PASSED. THE CITY COUNCIL SHALL NOT RESUME CONSIDERATION, APPROVAL OR COMMENCEMENT OF ANY OF THESE ACTIONS WITHOUT COMMUNICATING ITS INTENTION TO DO SO TO THE CITIZENS OF SIERRA MADRE, IN A SIGNIFICANT WAY VIA ALL FORMS OF COMMUNICATION AT ITS DISPOSAL FOR A MINIMUM OF SIX WEEKS. Moving forward with any such action is a breach of public trust. As the elected representatives of the Registered Voters of Sierra Madre, it is your duty to represent OUR INTERESTS AND PROVIDE FORUMS WHERE THE VOICES OF ITS CITIZENS CAN BE RECOGNIZED. Approval or commencement of any of the above at this time is NOT A REPRESENTATION OF OUR INTERESTS.

Best Regards,

The Registered Voters of Sierra Madre, California

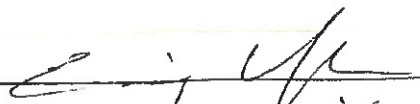


*Signature pages follow this page.

Signature Page

This Signature Page Is In Reference To

Citizens Letter to the Sierra Madre City Council, 22 April 2020

Document ID: Citizens_Letter_to_SMCityCouncil_ReZDevConstHltTbl_22_April_2020

Signature 
Printed Name Chiang Yeh
Title (optional) _____
Address 


Please sign the signature page and email the Citizens Letter and Signature Page to the following email addresses:

PublicComment@cityofsierramadre.com

carizmadre@cityofsierramadre.com

jeapocera@cityofsierramadre.com

ggoss@cityofsierramadre.com

jharabedian@cityofsierramadre.com

If you are unable to scan the document once signed, you may take a photo of the letter and signature page and email those.

If you are unable to email, please sign and drop off to city hall. You may slide it under the door. Be sure to make a photocopy or take a photo of the letter and signature page and retain for your records.

Sun 4/26/2020 5:31 PM


Joanne Young [REDACTED]

Citizens Letter to the Sierra Madre City Council

To Public Comment; Rachelle Arizmendi; John Capoccia; Gene Goss; John Harabedian

C [REDACTED]

 This message was sent with High importance.

 citizens ltr to sierra ma...
845 KB

To the Sierra Madre City Council,

Please find attached our letter voicing our concern over the Mater Dolorosa Rezoning & Development Resolution/Approval, the Memorandum of Understanding (MOU) regarding same, City Yards Photovoltaic Solar Array Construction and any other rezoning, development resolutions, approval of memorandum s of understanding for such development, development approval or construction project being approved or commenced without transparency at a time when the citizens of Sierra Madre have no reasonable access to the City Council or commissions.

Regards,

Winston and Joanne Young
[REDACTED]

Citizens Letter to the Sierra Madre City Council

Honorable John Capoccia, Mayor

Honorable Rachele Arizmendi, Mayor Pro Tempore

Honorable Gene Goss, Council Member

Honorable John Harabedian, Council Member

Distinguished Council Members,

We, the Citizens of Sierra Madre, are deeply concerned about the prospect of the Mater Dolorosa Rezoning & Development Resolution/Approval, the Memorandum of Understanding (MOU) regarding same, City Yards Photovoltaic Solar Array Construction, or ANY OTHER REZONING, DEVELOPMENT RESOLUTION, APPROVAL OF MEMORANDUMS OF UNDERSTANDING (MOUs) FOR SUCH DEVELOPMENT, DEVELOPMENT APPROVAL OR CONSTRUCTION PROJECT being approved or commenced without transparency at a time when the registered voters of Sierra Madre have virtually no reasonable access to the City Council or Commissions. At best, moving forward with any such development resolution, development MOU, development approval, or commencement of construction appears to take advantage of the current public health crisis to evade proper vetting and discussion of these developments, MOUs, resolutions, and construction commencements with the involvement of the registered voters of Sierra Madre.

The Mater Dolorosa Rezoning & Development and City Yards Photovoltaic Solar Array Construction are of particular concern:

- 1- The Mater Dolorosa Rezoning & Development will place added strain on already overtaxed public utilities, especially our antique and fragile water infrastructure. Lifting the meter moratorium was premature, as we are still far below normal rainfall. Even in ideal circumstances our water system is barely able to sustain water use at the current levels. In addition, The Mater Dolorosa Rezoning & Development will impact Sierra Madre's street traffic and population density, which will substantially and negatively impact the quality of life for all who reside in our city. There are many alternatives available for the Passionist Fathers which will not destroy the quality of life for Sierra Madre residents. One such proposal, the development of a LOW DENSITY, Over 65 Retirement and Assisted Living Facility and spacious public park, would be far more appropriate. The proposal of more than 40 homes in that space, which you are trying to push through, represents an affront to the character of Sierra Madre. It is synonymous with the disastrous and offensive over-development of Arcadia. To the registered voters of Sierra Madre this smacks of One Carter, an absolute mess, sitting vacant for years. Now with our water meter moratorium lifted, One Carter is soon to be filled with Arcadia style monster houses, bereft of any architectural significance or taste, inconsistent with the charm and character of Sierra Madre. If we wanted to live in Arcadia we'd move there. We know that you do not want a repeat of the years' long battle that is One Carter, just as we don't.

Wrest E. Goss Joanne Lyong



April 28, Regular City Council meeting

PUBLIC COMMENT

AGENDA ITEM # 1 –

CONSIDERATION OF RESOLUTION 20-18, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SIERRA MADRE, CALIFORNIA, APPROVING A MEMORANDUM OF UNDERSTANDING BETWEEN THE CITY OF SIERRA MADRE AND THE CONGREGATION OF THE PASSION, MATER DOLOROSA COMMUNITY, REGARDING THE ADMINISTRATION OF PROCEEDINGS TO ADOPT A SPECIFIC PLAN AND DEVELOPMENT AGREEMENT, AMEND THE GENERAL PLAN AND CORRESPONDING LAND USE MAP AND THE ZONING CODE AND CORRESPONDING ZONING MAP FOR THE PROPOSED CONSTRUCTION OF SINGLE-FAMILY RESIDENCES AT 700 NORTH SUNNYSIDE AVENUE, SIERRA MADRE, CALIFORNIA 91024

COVID-19 NOTICE

As part of the City of Sierra Madre's COVID-19 transmission mitigation efforts, all City Council, Commission and Board meetings will be conducted virtually until further notice. The Brown Act provides the public with an opportunity to make public comments at any public meeting.

Public comment may be made by e-mail to PublicComment@cityofsierramadre.com by 6:00PM. on the day of the meeting. Emails will be acknowledged at the Council meeting and filed into public record.

Any member of the public may also call into the meeting to provide their comments. To provide public comment by telephone, please call in when your topic of interest is being discussed by the City Council and provide your name and the agenda item number. You will be placed in the cue until the Mayor opens up the topic for public comment. To participate in public comment, please call:

Phone Number: 669-900-9128
Meeting ID: 626-232-0232
Password: 232242

The meeting will be streamed live on the City's website at www.cityofsierramadre.com and broadcasted on Government Access Channel 3 (Spectrum)

For more information, please contact Assistant City Clerk, Laura Aguilar in the City Clerk's Office via email at LAguilar@cityofsierramadre.com or by telephone at (626) 355-7135.



April 28, Regular City Council meeting

LIST OF E-MAILED PUBLIC COMMENT FOR DISCUSSION ITEM #1:

(See Attached)

COVID-19 NOTICE

As part of the City of Sierra Madre's COVID-19 transmission mitigation efforts, all City Council, Commission and Board meetings will be conducted virtually until further notice. The Brown Act provides the public with an opportunity to make public comments at any public meeting.

Public comment may be made by e-mail to PublicComment@cityofsierramadre.com by 6:00PM. on the day of the meeting. Emails will be acknowledged at the Council meeting and filed into public record.

The meeting will be streamed live on the City's website at www.cityofsierramadre.com and broadcasted on Government Access Channel 3 (Spectrum)

For more information, please contact Assistant City Clerk, Laura Aguilar in the City Clerk's Office via email at LAguilar@cityofsierramadre.com or by telephone at (626) 355-7135.

Allan, Mike and Joan	D'Souza, Bruno	Huston, Patrick	O'Malley, Kenneth	Stafford, Jonas
Allen, Heather	DaRe, Beatrice	Jackson, Phil	O'Toole, Patricia	Stanfield, George
Alonzo, Ray	Darr, Marie	Kagawa, Jon	Owens, Michael	Stanfill, John
Anderson, Elizabeth	De Kansky, Heiga	Kubasak, Jayne	Padilla, Richard	Stefano, Mary Lou
Anderson, Paul C.	DeLage, Carl	Kubasak, Tom	Parkhurst, Robert	Sullivan, Bill and Patty
Banis, Dave	DeMartinis, Tony	Kwasinski, Angela	Payne, Ray	Svistoonoff, Natalie
Banis, Heather T.	Dimon, K	Laughlin, Phil	Pearson, Jerry	Taki, Bill
Baron, Roy	Ding, Jie	Law, Robert	Pehanich, Loretta	Thomas, Laura
Barron, Clemente	Eck, Bill	Law, Sara	Peregrina-Agundez, Lucrecia	Thornton, Andrew
Barron, Patricia	Edgington, Dale	Leclerc, Chris	Phillip, Alan	Thornton, Cameron
Beierschmitt, Gena	Fanara, Filippo	Link, David	Pisegna, Cedric	Thornton, Jane
Bishara, Taffy	Fidone, Gary	Lockhart, Dee Dee	Pistole, David	Thornton, Kim
Boldt, Nancy	Forest, Virginia	Loftus, John	Polenzani, Elizabeth	Tse, Katie
Borggreve, Bruce and Jill	Gilmour, Andrew	Lopez, Lawrence	Porter, Bob	Vaidez, Manuel
Bowler, Patrick	Golnick, Larry	Manocchio, Maureen	Prince, Mary Jo	Van Dyke, John
Boysen, Colby	Gomez, Anthony	Manocchio, Terry	Quinn, Kevin	Velarde, Elizabeth
Brancheau, Paul	Gordon, David	Marquedant, Roy and Karen	Railsback, Sherman	Velarde, Gus
Brewer, Claire	Gough, Ronald	Mason, Charles and Christine	Ramirez, Rachel	Vidimos, Ed
Brewer, Jim	Gowland, Charlotte	Mazaros, Toni	Randall, Mike	Warlick, Jeanne
Brooks, Dana and Greg	Gray, Stephen	McCallon, Barbara	Raxter, Alan	Webber, Don
Brosio, John	Gunn, Jody	McNary, Jamie	Reynolds, Scott	Wheelock, Sherry
Burfitt, Trevor	Hageman, Sabena	Middleton, Carl	Richards, Eileen	Wickhem, Lisa
Butler, Mary Lou	Hall, Patricia and Frank	Miller, Ed	Richards, Pat	Wickhem, Pat
Cannon, Phil	Halpenny, Margaret	Montalbano, Joe	Robinson, Kate	Wray, William
Chalmers, Jon	Halpenny, Thomas	Monzyk, John	Rodriguez, David M.	Yanish, Kristin
Cimino, Judie	Hanson, Paul and Jo	Moons, Joe	Saldana, Elsa	Zekind, Keith
Clarke, John	Harris, Lisa	Moore, John D.	Salgado-Nino, Marta	
Cole, Trevor	Harvey, Francine M.	Moore, John L.	Sanders, Joe	
Colhour, David	Hawekotte, Angela	Muhs, David	Santillanes, Al	
Conley, Jack	Hazen, Mike	Muhs, Jill	Schork, John	
Cosso, William	Hopkins, Mary	Newbold, Ronan	Seaman, Brian	
Coudures, Michele	Horvath, David	O'Brien, Maureen	Selinski, Janet	
Coyne, Kathleen D.	Hubanks, John	Ocampo, Alfredo	Seymour, Michael D.	
Crow, Joan	Hubanks, Sharon	O'Daniel, Paul	Shear, John and Diane	
Cummings, T	Hund, Carl	O'Donnell, Daniel	Shenoi, Allan	
Cunningham, Michael	Huston, Kimberly	Offman, Faith	Smith, Claire	

-----Original Message-----

From: Michael Allan [REDACTED]
Sent: Wednesday, April 22, 2020 4:56 PM
To: Gabe Engeland <gengelad@cityofsierramadre.com>
Cc: [REDACTED]
Subject: In Support of the Passionist Community at Mater Dolorosa Retreat Center; Public Hearing April 28, 2020

To the Sierra Madre City Council;

We are in favor of the Sierra Madre City Council voting to enter into a Memorandum of Understanding with the Mater Dolorosa and the Passionists of Holy Cross Province so that they may submit a development plan for consideration by the City of a proposed residential development on the unused "Meadow" part of the Mater Dolorosa property.

This project has been reviewed and discussed for more than 12 years and appears to meet the necessary criteria for proceeding. The MOU does not represent any approval of the project itself. But without discussing its merits, a residential project, with park space, is reasonable, good for the City, and would allow Mater Dorosa to sell the unused property for their worthwhile ministries.

We urge the City Council to vote in favor of entering into a Memorandum of Understanding so that a timeline for review can be established for this worthwhile project to move forward.

Sincerely, Mike and Joan Allan

Sent from my iPad

Sent from my iPad

Laura Aguilar

Subject: FW: Monastery

From: H A [mailto:]

Sent: Tuesday, April 21, 2020 1:52 PM

To: Gabe Engeland <gengeland@cityofsierramadre.com>

Subject: Monastery

Dear Gabe,

I was shocked to learn that the city will possibly be entering an MOU with the Monastery developer at the April 28th council meeting. I cannot believe the city would even entertain such an idea at this critical time. Many residents are burdened with serious economic and health safety concerns right now. They are understandably distracted. Furthermore, they cannot even attend the April 28th meeting due to the lockdown. I think the fact that people cannot attend the meeting “physically” discourages them from participating. The city and council should postpone this item in an effort to be more transparent. The residents deserve to see the project presented by the developer and offer input before any memorandum is considered. The construction of any project will severely impact my quality of life, as well as my that of my neighbors. An MOU should not be entered into hastily.

Please consider postponing the discussion of any agreement between the city and the Monastery developer. This is certainly not the right time.

Thank you,
Heather Allen

From: Ray Alonzo [REDACTED]
Sent: Monday, April 20, 2020 1:12 PM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Cc: [REDACTED]
Subject: Public comment concerning Retreat Center MOU

Mr Engeland;

Good morning. The Passionists have been part of my life for over fifty years. Whatever success I have had in my life I owe to them. I say this so you will know that I am more than familiar with the Passionist ministry and their direct impact upon thousands of thousands of students, teachers, parents, grandparents and the general public in California and throughout our beautiful country. Anyone who has visited any Passionist property knows the value the Congregation places on their stewardship of the land they have come to own through God's bounty. They care deeply for the Sierra Madre property and it is only the demands of caring for our elder Passionists that compels them to release their property to a new owner.

My wife of forty-five years is a prominent attorney/general counsel in our St Louis area so I am well versed in the power of the written contract. But it is the entity behind any agreement that molds the spirit of the transaction. The Passionist have generously made provisions for the Sierra Madre community with set asides for a public park and the promise of single family only development on the remaining land. I daresay that no one can doubt the sincerity of purpose of the Passionists, both as individuals and as an organization which this year celebrates the 300th anniversary of its founding.

I pray for the safety during this pandemic and continued success of the Sierra Madre community and appreciate your consideration of the Passionists' well conceived project. Please feel free to contact me in any way I may be of service in this venture.

Ray Alonzo
Passionist Alumni Counsel, Spiritual Director
Warrenton, MO class of 1969

From: Elizabeth Anderson [REDACTED]

Sent: Wednesday, April 22, 2020 11:01 AM

To: Gabe Engeland <gengeland@cityofsierramadre.com>

Cc: [REDACTED]

Subject: Public comment Apr28/20 council meeting Mater Dolorosa MOU

Believe that a few modest homes will be good for Sierra Madre.

Setting aside acreage for a park is very appealing.

Please consider voting for MOU

Sincerely Elizabeth Anderson

From: [REDACTED]
Sent: Wednesday, April 22, 2020 5:47 PM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Cc: [REDACTED]
Subject: Public comment April 28, 2020 Council Meeting -- City/Congregation of the Passion MOU

Dear Mr. Engeland,

I write to support the proposed MOU between the City and the Congregation of the Passion, up for Council vote on April 28. The MOU establishes a reasonable framework to guide both the City and the Province. It also provides timeframes which is a big benefit to the public since they will have advance notice of what is coming procedurally down the road. Residential development is a natural extension of the surrounding neighborhoods along Sunnyside, Sierra Keys, Crestvale, Grove, Carter, Edgeview and Park Vista roads. Importantly, this MOU provides the City and the Province the necessary flexibility to work on their initial design concepts so the ultimate project is a win-win for everyone.

Please recommend that the Council vote to approve the MOU.

Thank you,

Paul C. Anderson

From: Dave Banis [mailto:]
Sent: Thursday, April 09, 2020 4:00 PM
To: Gabe Engeland <gengelad@cityofsierramadre.com>; Rachelle Arizmendi <rarizmendi@cityofsierramadre.com>; Gene Goss <ggoss@cityofsierramadre.com>; John Capoccia <jcapoccia@cityofsierramadre.com>; John Harabedian <jharabedian@cityofsierramadre.com>
Subject: April 14, 2020 Council Meeting – Public Comment - MOU with Mater Dolorosa Retreat Center

Mr. England:

I am a resident of Sierra Madre.

I spoke to the City Council on the subject of the MOU with Mater Dolorosa Retreat Center at a meeting last month.

I send this e-mail to reiterate my **SUPPORT** for this MOU.

As I stated then, I foresee a losing fight with the State if we do not develop available land, such as Mater Dolorosa has, for additional housing. In addition to being a losing battle, it will be a costly battle. In my opinion, it will waste money which we as City do not have to waste.

I also stated that after losing the fight with the State, the State may dictate how the land is to be used. It has happened before to other venues. I prefer that the City have control over the development of this land.

I appreciate your and the City Council's attention to this matter.

Thank you.

Laura Aguilar

Subject: FW: Mater Dolorosa Passionist Retreat Center

From: Heather Banis [mailto: [REDACTED]]

Sent: Thursday, April 9, 2020 4:34 PM

To: Gabe Engeland <gengelad@cityofsierramadre.com>; Rachelle Arizmendi <rarizmendi@cityofsierramadre.com>; Gene Goss <ggoss@cityofsierramadre.com>; John Capoccia <jcapoccia@cityofsierramadre.com>; John Harabedian <jharabedian@cityofsierramadre.com>

Subject: Mater Dolorosa Passionist Retreat Center

Good evening,

I am writing you tonight in support of the collaborative efforts of the Sierra Madre City Council and Mater Dolorosa Passionist Retreat Center to come to a shared and mutually beneficial understanding of how best to develop the land owned by the Holy Cross Province of the Passionists. Perhaps you will remember me -- I was the last person to speak about this matter at last month's City Council meeting. I grew up in Sierra Madre, taught swimming at the Sierra Madre Pool in the summer and shelved books at the Sierra Madre Library during the school year. I met my husband in Sierra Madre, my parents still live in Sierra Madre, my mother has been a volunteer with the Friends of the Library for about 40 years, and although I now live two blocks outside the city limits, my attachment to the city and its residents was formed throughout my childhood and remains strong to this day.

Today, I am a board member and retreatant at Mater Dolorosa. I know the Passionists to be welcoming, thoughtful, and sincere men whose ministry in Sierra Madre these past 90 years has been one of hospitality. That has not and will not change -- all of us now affiliated with the retreat center want nothing more than to ensure our ministry can continue to thrive and to do that, we need to preserve the quiet peaceful nature of our grounds so as to sustain an environment suitable for reflection and prayer. To that end, I am confident that the years of thought and work already put in on this project will only enhance our ability to craft a thoughtful and workable project that will benefit both Mater Dolorosa, our closest neighbors, and the City of Sierra Madre.

I am grateful that the MOU will be considered for adoption on Tuesday of next week and thank you, in advance, for your careful analysis of this project. While COVID-19 has turned the world upside down in many respects, I completely endorse the efforts of the council to maintain as much normalcy as possible by persevering in such efforts as this. I look forward to being a part of the many discussions I am sure will ensue and thank you again for your thoughtful response to this next step.

Blessings,
Heather T. Banis, Ph.D.
Heather T. Banis, Ph.D.
Writer and Psychologist

[REDACTED]

"You have to write the book that wants to be written. And if the book will be too difficult for grown-ups, then you write it for children."
Madeliene L'Engle

From: ROY BARON [REDACTED]
Sent: Sunday, April 26, 2020 4:39 PM
To: Gabe Engeland
Cc: Cameron Thornton
Subject: Memorandum of Understanding (MOU) between Mater Dolorosa and the City of Sierra Madre

Dear Mr. Engeland,

By way of introduction, I am Roy Baron, and I have been an annual participant in retreats at the Mater Dolorosa Passionist Retreat Center in Sierra Madre for the past 20 years. In addition, I have served for ten years as a member of Mater Dolorosa's Finance Committee, and six years as a member of the Center's Board of Directors, including three of those years as Chairman of the Board's Finance Committee. My strong commitment to the long term success of the Center and the Holy Cross Province is my purpose for writing to you.

It is my understanding that Sierra Madre's City Council plans to hold a public hearing on April 28, 2020 on a Memorandum of Understanding (MOU) between Mater Dolorosa, the Passionists of Holy Cross Province, and the City. Following that hearing, I understand that a vote is scheduled to be taken by the Council to approve the MOU. I strongly support the approval of the MOU for the following reasons:

- * The Passionists of Holy Cross Province and Mater Dolorosa Passionist Retreat Center have a right to develop their property in conformance with local planning and zoning requirements. I believe the proposal for residential development represents a significantly less impactful application of their property rights than any of the institutional uses that are allowed under the property's current zoning. Further, I have been advised that the City and the Retreat Center have followed the rules giving the public the opportunity to have input into the project and will continue to do so.
- * This project is being undertaken to raise funds critically needed by the Passionists of Holy Cross Province to continue our ministries across America and internationally in places such as Haiti, and care for our priests and brothers, who now have a median age of 72. This is an extremely challenging objective, one which I and fellow supporters of Mater Dolorosa strongly support.
- * Development of a modest number of single-family homes on the unused Meadow part of the Mater Dolorosa property will be good for Sierra Madre, providing a new park at no cost to the City; new tax revenues; potential new customers for local businesses; and will help the City avoid penalties from the State of California for not meeting its obligation to provide a sufficient number of new housing units.

Thank you for the opportunity to provide my input on this proposal. I look forward to the eventual completion of a beautiful project, one that is beneficial to all parties.

Sincerely,

From: [REDACTED]

Sent: Wednesday, April 22, 2020 10:57 AM

To: Gabe Engeland <gengeland@cityofsierramadre.com>

Cc: [REDACTED]

Subject: Public Comment on City consideration of Retreat Center MOU

Dear Mr. Engeland,

I write to express to the City of Sierra Madre my support for the MOU that is up for consideration and a vote at the April 28 City Council meeting. It is my understanding that you will share this letter with the Mayor and the Council and all departments that is addressing this issue.

May God bless you in your efforts of serving the people of Sierra Madre.

Fr. Clemente Barrón, CP

Director of Hispanic Ministry

Mater Dolorosa Passionist Retreat Center

[REDACTED]

Laura Aguilar

Subject: FW: Monastery Property

From: Patricia Barron [mailto: [REDACTED]]
Sent: Wednesday, April 8, 2020 6:53 PM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Subject: Monastery Property

Dear Sierra Madre Representative,

I hope you will wait until the COVID-19 epidemic is passed before you make a decision to approve any development at the monastery. I attended one City Council meeting and it was not evident that any decision was pending without further public comment and consideration.

Thank you,

Patricia Barron
[REDACTED]

From: Gena [REDACTED]
Sent: Monday, April 27, 2020 2:43 PM
To: Gabe Engeland <gengeland@cityofsierramadre.com>

Subject: Public comment on April 28, 2020 Council Meeting- Mater Dolorosa MOU
Importance: High

Dear Mr. Engeland,

I have been a friend of the Passionists Community and Mater Dolorosa for many, many years. Sierra Madre is blessed to have such a supportive & caring Retreat Center in this town. Mater Dolorosa and the Passionists brings much comfort and peace to so many residents and friends of the community.

The Passionists of the Holy Cross Province are in dire need to raise funds to support their ministries throughout the world and assist with their elderly Passionists priest retirements . Developing homes on their own property at Mater Dolorosa would substantially aid in this endeavor.

The building of new homes would also benefit Sierra Madre by helping the local business with more revenue, tax revenues and providing a beautiful park.

I am asking the City Council to please support and vote in favor of entering into the Memorandum of Understanding , MOU, between Mater Dolorosa, the Passionists of Holy Cross Province and the City of Sierra Madre. It is the right thing to do.

Sincerely,

Gena Beierschmitt

From: T. Bishara [REDACTED]
Sent: Monday, April 27, 2020 3:50 PM
To: Gabe Engeland <gengeland@cityofsierramadre.com>; Rachele Arizmendi <rarizmendi@cityofsierramadre.com>; Gene Goss <ggoss@cityofsierramadre.com>; John Capoccia <jcapoccia@cityofsierramadre.com>; John Harabedian <jharabedian@cityofsierramadre.com>
Subject: Public comment on City consideration of Retreat Center MOU

The Development of single-family homes on the site will be good for Sierra Madre, providing a new park at no cost to the City, new tax revenues, new customers for local businesses, and the opportunity for the City to avoid penalties from Sacramento for not meeting its obligation to provide a sufficient number of new housing units.
The Passionists of Holy Cross Province and the Mater Dolorosa Passionist Retreat Center have a right to develop their property in conformance with local planning and zoning requirements.

Thank You

Taffy Bishara
President / Broker



"We walk by faith not by sight"

Tue 4/28/2020 1:39 PM

Gabe Engeland

RE: Public comment on City consideration of Mater Dolorosa Retreat Center MOU

To: 'Nancy Boldt'

Cc: Cameron Thornton Associates; Public Comment

From: Nancy Boldt [REDACTED]

Sent: Tuesday, April 28, 2020 1:02 PM

To: Gabe Engeland <gengeland@cityofsierramadre.com>

[REDACTED]
Subject: Public comment on City consideration of Mater Dolorosa Retreat Center MOU

Dear Mr. Engeland,

My name is Nancy Boldt, I am currently employed with Mater Dolorosa Passionist Retreat Center. I have been employed with the retreat center since April of 2018.

I'm writing you to let you know that I support Mater Dolorosa in the sale of the lower part of the retreat center known as "The Meadows".

First and foremost, I believe that The Passionists of Holy Cross Province and Mater Dolorosa Passionist Retreat Center have a right to develop their property in conformance with local planning and zoning requirements. The proposal for residential development represents a significantly less impactful application of their property rights than any of the institutional uses that are allowed under the property's current zoning.

In addition, Mater Dolorosa is known for its beautiful grounds. This project, though it is difficult for all, will be done to raise funds critically needed by the Passionists of Holy Cross Province to continue our ministries across America and internationally in places such as Haiti. Furthermore, the funds will assist our priests and brothers, who are aging and in dire need of support and care. Again, I strongly support the need to sell this part of the their land for the reasons stated above.

The Passionists of the Holy Cross have been wonderful employers. This Center has always looked out for the best interest of its employees and most of all its community near and far. The sale of this property means many things but most of all it will mean that they can continue to do what they do best, serve the community.

Regards,

From: Bruce & Jill Borggreve [REDACTED]
Sent: Thursday, April 23, 2020 8:30 AM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Cc: [REDACTED]
Subject: MOU-Mater Dolorosa

Dear Mr. Engeland,

Over many years, many, many individuals have received spiritual and emotional support from Mater Dolorosa and the Passionists, and the community of Sierra Madre has benefited from the contributions of these individuals.

I can see only positive gains for individuals and the City of Sierra Madre from a well thought out , small development, that will not only help those in need of spiritual support, but will also benefit the financial health of the city.

We sincerely urge the City Council to approve a MOU to allow this project to go forward.

Sincerely and respectfully submitted,

Bruce and Jill Borggreve

--

I use GoodSearch.com and GoodShop.com to help East Cape Guild to receive funds to provide scholarships to local students...you can too...it is free!

From: Patrick Bowler [REDACTED]
Sent: Saturday, April 25, 2020 3:34 PM
To: Gabe Engeland
[REDACTED]

Subject: public comment re 4/28/20 council meeting re Mater Dolorosa MOU

Dear Mr. Engeland:

I urge the city council to vote yes re accepting the MOU re the 20 acre parcel south of Mater Dolorosa Retreat Center(RC).

The RC and the City have been wonderful neighbors for the past 90 years. A former mayor's son helped us build the iconic stations of the cross, visited by large crowds on Good Friday, including many citizens of the City.

Our 1940 Ford truck was an entry in your 4th of July parade, as a show of support from the Passionist fathers to the City.

Many citizens of the City have come on retreat there for spiritual nourishment; my weekend retreats began in November of 1979 and have continued for the 40 years subsequent; now my sons attend each year. Miracles happen here; I've seen them.

My point is we have a symbiotic relationship here; both neighbors benefit from the relationship and we obviously will continue this in the future, regardless of what happens.

The Passionists are authentic and a people of substance; they will respectfully address all of your concerns going forward, so you can have confidence in voting yes for the MOU.

Thank you for thoughtfully considering this MOU; I urge you to vote yes.

Best regards,
Patrick and Jean Bowler

From: Colby Boysen [REDACTED]

Sent: Wednesday, April 22, 2020 5:41 PM

To: Gabe Engeland <gengeland@cityofsierramadre.com>
[REDACTED]

Subject: Public comment April 28, 2020 Council Meeting - Mater Dolorosa MOU

Dear Mr. Engeland and members of the Sierra Madre City Council,

I am writing this email to urge you to vote in favor of entering into the MOU with the Passionists of Holy Cross Province and Mater Dolorosa Passionist Retreat Center.

As you know the Passionists have been trying in good faith to develop their property in conformance with local planning and zoning requirements for many years. A property they have a right to develop, a development that will benefit the city in a variety of way. I realize the timing of this comes at a difficult time for residents, but the the Passionists have been working on this for over 13 years, it was obviously not their intention to sneak something through in the middle of a pandemic, but I do not believe the stay at home orders interfere with any residents ability to comment on the project, and since the MOU does not represent an approval of the project itself, but simply a fee structure and timeline, I believe the MOU should be considered and potentially acted upon. In addition to being able to call in on the 28th, The public will have many more opportunities to review and comment on the proposed project. The funds that will be generated from this project are desperately needed by the members of the Passionist community, a community that has served Sierra Madre for many years, a community that has an global outreach, a community that even now, during this pandemic, has rolled up it sleeves to prepare thousand of meals a week for those in our neighborhood who need it the most. This is a project that will benefit the Passionists as well as the city and I do not think there is any reason to delay voting in favor of entering into the MOU.

Thank you for your time and consideration.

Blessings,

Colby Boysen, Ed.D.

From: Deacon Paul Brancheau [REDACTED]
Sent: Friday, April 24, 2020 2:09 PM
To: Gabe Engeland
Subject: Public comment on City consideration of Retreat Center MOU

Dear Mr. Gabe Engeland:

The Passionists of Holy Cross Province and Mater Dolorosa Passionist Retreat Center have a legal right to develop their property, as long as it is done in conformance with local planning and zoning requirements. The proposal for residential development represents a significantly less impactful application of their property rights than any of the authorized institutional uses that are allowed under the property's current zoning.

Thank you for your consideration of my comments,

Sincerely,

Deacon Paul Brancheau
Passionist Partner, Nashville, TN

From: Claire Brewer [REDACTED]

Sent: Saturday, April 18, 2020 11:33 AM

To: Gene Goss; Gabe Engeland; John Capoccia; John Harabedian; Rachelle Arizmendi

Subject: Public comment April 28, 2020 Council Meeting - Mater Dolorosa MOU

I am emailing you in support of the MOU on your agenda April 28th.

This project is being undertaken to raise funds critically needed by the Passionists of Holy Cross Province to continue our ministries across America and internationally in places such as Haiti, and care for our priests and brothers, who now have a median age of 72. This is not a case where a delay just means a developer will have to make additional interest payments to his bank; a delay here will have a direct negative impact on people who need care.

Thank you for taking this into consideration for Mater Dolorosa and all the good they bring to so many people in need.

Claire Brewer

From: Jim Brewer [REDACTED]
Sent: Saturday, April 18, 2020 10:40 AM
To: Rachelle Arizmendi; Gene Goss; Gabe Engeland; John Capoccia; John Harabedian; Gabe Engeland
Subject: April 28, 2020 City Council Meeting: Public comment on MOU agenda item

Dear Council Members and City Manager,

I am emailing you in support of the MOU on your agenda April 28th. The public will have ample opportunity to review and comment on the proposed development project. Today there is no specific development project to review or comment on - there is no site plan or park plan, no Environmental Impact Report, no traffic studies. Those will come in due time, when an appropriate schedule is established and with public input opportunities outlined in the MOU. The public will have many opportunities to provide more informed comments when that information is available.

Someday this project will add greatly to what is already a beautiful small city. Thank you for all you do to help keep it that way.

Jim Brewer

From: Dana Brooks [REDACTED]
Sent: Wednesday, April 22, 2020 7:50 AM
To: Gabe Engeland <gengelad@cityofsierramadre.com>
Cc: [REDACTED]
Subject: Public Comment April 28 Council Meeting - Mater Dolorosa MOU

Good morning City Manager Engeland,

We are writing to you in support of the MOU between the City and Mater Dolorosa and we urge the City Council to vote in favor of entering into the MOU. Our dear friends and their family have a long history of supporting Mater Doloras and the Passionists and over those many years the Passionist ministry has been enormously helpful to their spiritual growth and development. It is our feeling that a modest number of single family homes on the site will be good for the community and the idea of setting aside acreage for a public park within the project is good for the city of Sierra Madre. The Passionists of Holy Cross Province and Mater Dolorosa Retreat Center should and do have the right to develop their property following local planning and zoning requirements and from what we understand the proposal for residential development is within those requirements and is reasonable. The project has been in the works for over 12 years and the MOU itself creates a framework for the city and Mater Dolorosa to follow and will raise funds necessary to care for the Province's aging religious members and continue their work at home and abroad.

Again, we are writing in support of the MOU and urge the City Council to vote in favor of entering into the MOU.

Thank you for your consideration of our request, we wish you and your loved ones all the best during these challenging times, be well,

Dana & Greg Brooks

—Original Message—

From: John Brosio [mailto:]
Sent: Monday, April 27, 2020 8:30 PM
To: Public Comment <publiccomment@cityofsierramadre.com>
Subject: Three Mater Dolorosa questions...

Hello!

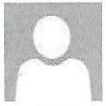
Here are my questions:

1. Whatever happens up here at the top of Sunnyside I hope and expect that the Mater Dolorosa bells will sound at the same volume and the same frequency as they currently do. Has this been addressed anywhere? Mater Dolorosa has clearly stated that they want to retain their identity as a retreat but how will they react when someone new says, "keep it down!"

Will all home sales be up front about this?

2. Given that there will be a park at just over 3 acres, I assume it will be for use by the residents of Sierra Madre. That said, while the brick posts might remain where they are, will any gates closing off the property be moved up higher, closer to the retreat property? One good thing about the park is that, while I have never abused the generous opportunity extended by Mater Dolorosa to occasionally walk up and enjoy the open space, there will no longer be a danger of getting locked in, right?

3. Curious - will any aspect of the priesthood/ Passionist order be buying back any of the structures proposed?



Tue 4/28/2020 4:49 PM

Fr Trevor Burfitt

Use of the Property at the Congregation of the Passion, or Passionists

To Public Comment

Retention Policy CSM Inbox 2 years (2 years)

Expires 4/28/2022

Feast of St. Paul of the Cross April 28, 2020

I am local pastor of a catholic church and growing Community of faithful. I understand the Congregation needs revenue and support for the Congregation so that they may maintain operation and care for the aging members. I understand they need to sell what is available and unusable land for the purpose of financial gain. Is there not another way? When I see a long time Community of Religious and beneficiaries of the local citizens and what is fast happening to them and their property, I see and feel we admit defeat! Has the Congregation by its presence benefited the City of Sierra Madre? Yes. Look at the persons disappointed who cannot enter due to Covid-19. People love this setting and ambience of the picturesque, peaceful land and buildings. Walkers, Retreatants, Neighbors have all benefited. If the City wishes to benefit still longer from the jewel of Mater Dolorosa then it should financially fund and/or establish a benefice for the care of this Jewel! The front property and rezoning are only the beginning of a refacing and denigration of the scenic history so long planted in this City. Dear Council and Dear Citizens, find a way to support and keep the same zoning. Find a buyer who will preserve this heritage of faith and history. I can be of assistance. Let me know if the property can be sold to another Community who can and should keep it for many to benefit. Do not let it be devastated by residential growth. Homes are important, but so is our outdoors, history and good Religious places!

Sincerely,

Fr. Trevor Burfitt

From: Mary Lou Butler [REDACTED]
Sent: Saturday, April 25, 2020 5:29 PM
To: Gabe Engeland
Subject: Mater Dolorosa MOU - Comment for April 28, 2020 meeting

Dear Mr. Engeland,

I am writing in favor of the City of Sierra Madre's Memo of Understanding in regard to Mater Dolorosa Retreat Center's property.

While I am not a resident of the City of Sierra Madre, I do feel that this is my home away from home. I worked with the Passionists at Mater Dolorosa for over 20 years and then as Director of Administration at St. Rita Parish. I was hired by the Passionists to help with the 1984 addition to the Retreat Center. I was there to experience the earthquake that eventually led to the demise of the Monastery, and with the Passionists away at meetings, my husband and I were the only ones staying at the Retreat Center when the 1989 fire occurred. I have witnessed many changes to the Passionist's property and in fact, to much of the City of Sierra Madre. Since their purchase of the property in 1924, Passionists have considered themselves to be blessed to be part of Sierra Madre.

Mater Dolorosa and the Passionists have been good neighbors and good citizens. They welcomed Sierra Madre residents and residents from surrounding communities to their Fiestas and to their Good Friday Stations of the Cross. Hundreds of people learned of this wonderful city by visiting Mater Dolorosa. For much of that time, and until recently, the Passionists welcomed neighbors to their property to play ball, practice archery, or walk their dogs. The Fire Department sometimes used the property for practice drills. Frequently over the years, the Passionists played a role in community endeavors – taking part in the 4th of July Parade, serving as Chaplains for the Fire Department and other organizations, and serving as a member of interfaith activities.

Many of the Passionists were known well throughout the City. I am sure that more than a few members of the Sierra Madre Community will remember seeing Fr. Damian McHale, Fr. John Devaney, Fr. Steve Mudd, and Fr. Pat Brennan walking through the City. Brother John Rockenbach, Fr. Alan Phillips and Fr. Mike Higgins continue to be familiar faces to many.

The time has come for the City of Sierra Madre to treat these neighbors with fairness and with respect. The dwindling numbers of the aging Passionist Brothers and Priests have caused them to need to take steps to provide for their declining years while at the same time planning for implementation of their continuing ministries. Many would say that these steps should have been taken years ago, but now it is not planning for the future so much as it is providing for their lives. As Administrator of the Retreat Center, I worked with the Passionists as they put together plans so that their ministries-their lives' works-would continue into the future. Steps to provide for their own expenses in their dwindling years was not so carefully planned.

The Passionists have the legal right to use their property as they need. They deserve to be treated with fairness by The City of Sierra Madre. I therefore urge the City Council to ratify this MOU, which only establishes a fee structure and timeline for review. Mater Dolorosa started working on this over 13 years ago. While no one could have anticipated that the operation of City Government would be affected by a pandemic and that consideration of this step would be taken under these present circumstances. However, it is time to move forward. It should also be noted that there will continue to be ample time for citizens and residents to have input. With wishes for safety and good health for yourself and all members of the City Staff.

Sincerely,
Mary Lou Butler

From: PHIL CANNON [REDACTED]
Sent: Friday, April 24, 2020 9:55 AM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Cc: Rachelle Arizmendi <rarizmendi@cityofsierramadre.com>; Gene Goss <ggoss@cityofsierramadre.com>; John Capoccia <jcapoccia@cityofsierramadre.com>; John Harabedian <jharabedian@cityofsierramadre.com>
Subject: ADVOCATING CITY OF SIERRA MADRE CONSIDERATION OF MATER DOLOROSA MOU

To the Sierra Madre City Council:

I have lived in Sierra Madre since 2007 following 35 years living in Arcadia. I intend to live here for the rest of my life, God willing. Everything about this City appeals to me.

The decision you will make next week to enable consideration of the MOU between the City and Mater Dolorosa is important as the beginning of public discourse on the pros and cons for the sale and proposed residential development of the southern-most parts of the MD property. This is a constructive step towards genuine analysis and assessment for the beneficial possibilities of our City. There are several meaningful variables that can affect us, and most of those require examination and study to ascertain the vital facts: immediate costs/benefits, immediate and latent neighborhood reactions, environmental and city resources considerations, and unintended consequences put into the larger perspectives of LA County and State of California.

It is not a simple situation and the proposed project will indeed have a significant impact, worthy of crystal clear focus and dedicated attention. Your decision will avail the public the opportunity to review and comment on the development agreement and all pertinent reports prior to City Council final actions. We citizens will have questions and we will have mixed responses based on business reality aspects, emotional biases, fears, vision, uncertainty, and hopes. I personally have the faith that the people of Sierra Madre and your capable proven leadership will process the variables in a fair and logical manner towards the most beneficial outcome for all parties: Mater Dolorosa and the Passionist community; the financial future of the City and businesses herein; the comfort and safety of the citizens; and the positive reputation of our extremely unique City. Do we want to adapt smartly to the 21st century with sensible and beneficial change? I trust that your answer to that question will be in the affirmative and that you will vote to continue the consideration process, by approval for the MOU to move forward.

I look forward to your response regarding the meeting next week...

Respectfully—
Phil

Phil Cannon
[REDACTED]

From: Father Jon Chalmers [REDACTED]
Sent: Tuesday, April 21, 2020 7:37 AM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Subject: Public comment on City consideration of Retreat Center MOU

Mr. Engeland,

I know that Birmingham, Alabama is a very long way from Sierra Madre, California but we are linked in key ways that I want to share with you in support of the MOU to develop the land adjacent to Mater Dolorosa Passionist Retreat Center.

For the past eight decades, the Passionists have initiated and sponsored a robust outreach ministry to the urban communities in Birmingham. Though I am not a Passionist, I lead the Passionist ministry of Holy Family Cristo Rey Catholic High School. You may be familiar with the national Cristo Rey Network as one of our sibling schools is much closer to you, Verbum Dei High School in the Watts area of Los Angeles.

I am writing in support for the development proposal because our program here as well as our sibling initiatives here and elsewhere are dependent on a financially sound Province to assist and engage our work. Now with the Covid-19 pandemic and its subsequent effects on both the resource base (negative) and the demand (skyrocketing) we are acutely attuned to the need to develop resources and to use assets wisely and prudently.

I am confident that the extended diligence process engaged in by the Passionists as well their inherent commitment to the common good and environmental stewardship is reflected in this MOU and the project represents a wise use of resources, especially when other currently authorized concepts would be more detrimental to the rights of neighbors and the relationship between the Retreat Center and the City.

Thank you for your consideration and with my prayers for your safety and wellness,

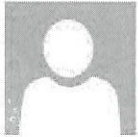
Jon Chalmers

Fr. Jon Chalmers
President, Holy Family Cristo Rey Catholic High School



New Campus:

[REDACTED]
www.hfcrsre.org
[Watch our video!](#)



Tue 4/28/2020 4:49 PM

Judie Cimino

Mater Dolorosa Retreat Center

To: Gabe Engeland; Rachelle Arizmendi; Gene Goss; John Capoccia; John Harabedian

Cc: Judie Cimino

Retention Policy: CSM Inbox 2 years (2 years)

Expires: 4/28/2022

Dear Mr. Engeland and Council,

I have been a resident of Sierra Madre for 52 years. During that time I have enjoyed worshipping at Mater Dolorosa Retreat Center. Years ago my family enjoy the festa they had in June.

I understand their financial needs to support their Religious community in order to survive.

I feel they have the right to sell their property. They have been more than cooperative with the City of Sierra Madre and the residents. The Retreat Center wants the best for all.

I strongly support their proposal and hope that the City grants their request.

Thank you for your time.

Judie Cimino



Laura Aguilar

Subject: FW: Monastery Project MOU

From: john clarke [mailto: [REDACTED]]

Sent: Wednesday, April 15, 2020 3:35 PM

To: Gene Goss <ggoss@cityofsierramadre.com>; Gabe Engeland <gengeland@cityofsierramadre.com>; Rachelle Arizmendi <rarizmendi@cityofsierramadre.com>; John Capoccia <jcapoccia@cityofsierramadre.com>

Subject: Monastery Project MOU

As a Sierra Madre resident, I write to protest the advancement of any and all Council/City Manager actions related to the Monastery Project.

California public meeting law requires open meeting, notice and meaningful citizen participation. The current health crisis does not allow Council the privilege of waiving its obligation to comply with these laws. Compromising these laws for expediency is not permitted. No irreparable damage will result from a limited delay. Considerable damage will be done to public confidence in the Council's judgement if it proceeds.

I respectfully request that all meetings and deliberations be postponed until the Governor's stay at home orders are lifted and Sierra Madre citizens are able to meaningfully provide Council with our insights on this important change to the character of our town.

John Clarke
[REDACTED]

From: Trevor Cole [REDACTED]
Sent: Thursday, April 23, 2020 12:39 PM
To: Gabe Engeland <gengelad@cityofsierramadre.com>
[REDACTED]

Subject: Public comment April 28, 2020 Council Meeting - Mater Dolorosa MOU

To Whom it May Concern,

I wish to voice my opinion on the upcoming April 28, 2020 Council Meeting for Mater Dolorosa.

For several years I have supported Mater Dolorosa and the Passionists through their major fundraising events. I have not personally attended retreats at Mater Dolorosa, but I know several people that have.

I have been blessed by broad "Passionist hospitality" provided by the Mater Dolorosa family, which has been very beneficial to my spiritual growth over the years.

I believe building a modest number of new single-family homes on the site will be good for Sierra Madre. The idea of setting aside a few acres of land to build a new park within the project is very appealing.

I also support the rights of property owners to be able to submit a development project for consideration. Assuming the project meets the legal requirements imposed through the planning process and blending in with its neighbors, I feel approval should be granted.

I believe The Passionists of Holy Cross Province and MDPRC have a right to develop their property in conformance with local planning and zoning requirements. And from what I understand, the proposal for residential development is reasonable.

This project is being undertaken to raise funds critically needed by the Passionists of Holy Cross Province. The Passionists I know are all growing older. The money received from the sale of the property will be used to care for the Province's aging religious members and it will help them continue their ministries across America and internationally.

I urge the City Council to vote in favor of entering into the Memorandum of Understanding.

I sincerely appreciate your consideration.

Trevor Cole

From: David Colhour [REDACTED]
Sent: Wednesday, April 22, 2020 12:02 PM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Subject: Public comment April 28, 2020 Council Meeting – Mater Dolorosa MCU

Dear Mr. Gabe Engeland and City Council Members of Sierra Madre,

I write to you as Vice Provincial of the Passionists of Holy Cross Province.

Over the past ten years I've been privileged to be included in numerous discussions of the property owned by the Passionist Congregation and their desire to sell the lower field. The Passionists purchased this land and have resided here for over ninety years. The majority of our work in this time has been to offer people some serenity and solitude so they can reconnect with their true self. It is a tremendously healing place for spiritual, mental, and emotional health. There is a continuous refrain coming from people through the entire valley who testify to the benefits of time spent and Mater Dolorosa Retreat Center. Additionally, we never charged people market value. We believe, and have always believed, the real value of this special time should be available to all people regardless of their financial status. Thus, as a non-profit organization, many of the Passionist priests who have lived and worked here never even made a comparable minimum wage.

Over the years these men who have given their lives for the mission have aged. Many have retired or live in nursing homes. As the price of healthcare escalates we are forced to find alternative ways to fund the medical needs of those who gave so much of their lives. Our mission at Mater Dolorosa isn't closing down. We have more than enough land to continue our mission and to assist in the State's request to develop additional housing opportunities. I support this as a win-win situation.

I know you and the Sierra Madre city planning department have been in dialogue with the Passionists for several years. We have done our best to work with you and honor the local planning and zoning requirements. None of what I say is new to you. The reality I deal with daily is the support of good men who have given their lives to bring peace to so many. And as you know, because of Covid-19, all of us have more clouded financial futures.

Thank you for your time,

Sincerely,

Fr. David Colhour, C.P.

Vice Provincial, Holy Cross Province.

From: Jack Conley [REDACTED]
Sent: Friday, April 24, 2020 8:41 PM
To: Gabe Engeland
Subject: Public comment on City consideration of Retreat Center MOU

Dear Mr. Engeland:

I apologize for the tardiness of this correspondence; please cf. attachment.

I write in support of the Sierra Madre City Council entering consideration of the Mater Dolorosa Passionist Retreat Center Memorandum of Understanding.

As you know this project is being undertaken to raise funds critically needed by The Passionists of Holy Cross Province to continue our ministries here in the United States and internationally, and care for our senior priests and brothers.

The Passionists of Holy Cross Province and Mater Dolorosa Passionist Retreat Center have continued to plan in conformance with local planning and zoning requirements. The proposal for residential development represents a significantly less impactful application of their property rights than any of the authorized institutional uses that are allowed under the property's current zoning.

If we were able, we would not develop the property. We have studied various scenarios, including the local community of Sierra Madre buying the property. Our Property Task Force has also reached out to several different philanthropic organizations, with the hope they might be convinced to purchase the property so it could remain as open space while providing the Province with much needed money. Finally, we also investigated different grant opportunities and explored launching a significant fundraising program to raise the needed money from within our donor base. In each instance, we have had no success.

After over ten years of study, outreach, and prayer, we have no choice but to sell the development parcel to generate the necessary funds.

Thank you for your consideration.

From: Bill Cosso [REDACTED]
Sent: Saturday, April 25, 2020 10:54 PM
To: Gabe Engeland
[REDACTED]

Subject: April 28, 2020 Council Meeting – Public comment on Mater Dolorosa MOU

Dear Mr. Engeland and City Council Members,

As a proud resident of Sierra Madre for 63 years, I would like to offer thoughts regarding the Mater Dolorosa property. Much like my own longstanding love of our town, the local Passionists have called this their cherished home for 96 years. On older maps, you will find the area designated as Mt. Oliva Passionist Fathers Home. They have been good neighbors, and their peaceful presence here has been a blessing for generations of faithful who have experienced retreats, and for countless others attending programs benefiting the local community.

With this background in mind, I hope that some of our citizens will not make it their mission to draw battle lines with Mater Dolorosa. The large front portion of this private land has been vacant for so long that in many minds it is a public nature reserve that can never be touched. The MOU presents reasonable and well-balanced proposals for its eventual use. Gifting a sizable part of this land for a park is a thoughtful act of goodwill by the Passionists, and provides access that isn't currently available.

The development will help provide needed funding for ministries, and to care for aging priests and brothers who have dedicated their lives for the spiritual care of others. Some people who oppose the development plan might also bear in mind that this was once a larger tract of property, and portions of it that were sold years ago may have provided the land that their own homes now sit on.

Providing a peaceful environment for reflection has always been an integral part of the Passionist's retreat ministry, and will continue to be in the future. They have made efforts to craft a plan that minimizes impacts to the community. Consideration for their neighbors is evident in the MOU, because the new park being offered has been placed in the southern portion, providing a green zone to separate the proposed development from existing neighbors. This is a very generous gesture, considering that if such an area had instead been placed to the north it could have provided more quiet isolation for the retreat center itself.

We all realize that changing things we are used to can be painful and unwanted. In my years here in town I have certainly seen many changes, but the unique spirit of this community always remains. I sincerely support the Passionists and their plans for the Mater Dolorosa development project; and I know that in whatever way this finally gets accomplished, the spirit of Sierra Madre will continue to remain.

Thank you for your attention,
William J. Cosso
[REDACTED]

From: MA Coudures [REDACTED]
Sent: Monday, April 13, 2020 2:03 PM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Cc: Rachelle Arizmendi <rarizmendi@cityofsierramadre.com>; Gene Goss <ggoss@cityofsierramadre.com>; John Capoccia <jcapoccia@cityofsierramadre.com>; John Harabedian <jharabedian@cityofsierramadre.com>
Subject: Public comment on City consideration of Retreat Center MOU

Dear Mr. Engeland:

I have been a long time retreatant at Mater Dolorosa and a board member for many years. I know the members of the Retreat Center and the Passionist community to be good and holy people. They have always strived to be a good neighbor to the City of Sierra Madre.

The decision to sell the property at Mater Dolorosa was not done lightly but with great care and many prayers. The funds are needed for the care of the aging priests and brothers of the Province in addition to the Passionist's ministries across America and internationally.

The Passionists have a right to develop their property in conformance with the applicable zoning requirements. This proposed residential development would be significantly less impactful than any of the institutional uses that are allowed under the property's current zoning. Additionally, it benefits the City of Sierra Madre to avoid penalties from Sacramento for not meeting its obligation to provide a sufficient number of new housing units.

This is not a new issue for anyone. This has been going on since 2007. There is no reason to postpone the Memorandum of Understanding's consideration. Mater Dolorosa has the right under state law for a timely process of its proposal which in no way will limit the public's right to comment on the proposal.

We as a community must continue to operate as close to normally as possible during this crisis. I urge you to consider keeping to the schedule for the consideration of the MOU.

Sincerely,
Michele Coudures
Board Member of Mater Dolorosa Passionist Retreat Center

Laura Aguilar

Subject: FW: Mater Dolorosa Tetrest Center

From: KDCoyne@aol.com [mailto: [REDACTED]]
Sent: Monday, April 13, 2020 5:02 PM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Cc: Gene Goss <ggoss@cityofsierramadre.com>
Subject: Mater Dolorosa Tetrest Center

Dear Mr. Engeland,

I have been a resident of Sierra Madre for 37 years. During that time, I have enjoyed Mater Dolorosa as a place of worship.

I understand their financial need to support their Religious community in order to survive.

I feel they have the right to sell their property. I feel that they have been more than cooperative with the City of Sierra Madre and the residents. They want the best for all.

I strongly support their proposal and hope that the City grants their request.

Thank you for your time.

Kathleen D. Coyne
[REDACTED]

Laura Aguilar

-----Original Message-----

From: Joan Crow [mailto: [REDACTED]]

Sent: Monday, April 20, 2020 2:42 PM

To: Gabe Engeland <gengeland@cityofsierramadre.com>

Subject: Memorandum of Understanding -MaterDolorosa

From: Joan Crow

[REDACTED]

To Sierra Madre City Council :

I would like the City Council at the April 28, 2020 meeting to approve the Memorandum of Understanding (MOU) regarding the usage of the land at Mater Dolorosa Retreat Center. thank you Joan Crow

Sent from my iPad

From [REDACTED]

Sent: Friday, April 24, 2020 1:27 PM

To: Gabe Engeland

Cc: [REDACTED]

Subject: Public comment on City consideration of Retreat Center MOU

This project is being undertaken to raise funds critically needed by the Passionists of Holy Cross Province to continue its ministries across America and internationally in places such as Haiti and care for their priests and brothers, who now have a median age of 72.

Development of a modest number of single family homes on the site will be good for Sierra Madre, providing a new park at no cost to the City, increased tax revenues, and the potential for more customers at our local businesses.

The project may help the City avoid potential penalties from the State of California for not meeting its obligation to provide a sufficient number of new housing units.

From: Bruno D'Souza [mailto: [REDACTED]]
Sent: Tuesday, April 28, 2020 11:19 AM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Cc: jcapoccia@cityofsierram; Rachelle Arizmendi <rarizmendi@cityofsierramadre.com>; John Harabedian <jharabedian@cityofsierramadre.com>; Gene Goss <ggoss@cityofsierramadre.com>
Subject: Public Comment April 28, 2020 Council Meeting – Mater Dolorosa MOU

Dear Mr. Engeland,

I write to express to the City of Sierra Madre my support for the MOU that is up for consideration and a vote at this evening's (April 28th) City Council meeting. It is my understanding that you will share this letter with the Mayor and the Council and all departments that is addressing this issue.

May God bless you in your efforts of serving the people of Sierra Madre.

Fr. Bruno D'Souza, C.P.
Local Superior
Passionist Community, Mater Dolorosa

Laura Aguilar

Subject: FW: April 14, 2020 City Council Meeting: Public comment on MOU agenda item

From: Michael Cunningham [REDACTED]

Sent: Friday, April 10, 2020 5:13 PM

To: Gabe Engeland <gengeland@cityofsierramadre.com>

Cc: Rachele Arizmendi <rarizmendi@cityofsierramadre.com>; Gene Goss <ggoss@cityofsierramadre.com>; John Capoccia <jcapoccia@cityofsierramadre.com>;

John Harabedian <jharabedian@cityofsierramadre.com>

Subject: April 14, 2020 City Council Meeting: Public comment on MOU agenda item

Dear Gabe and City Council Members,

I am relatively new to Sierra Madre, just coming up for two years now, and have the privilege of being the first non-priest Director of Mater Dolorosa. I come to this role with years of advanced theological training, and thirty plus years of working with organizations in the Information Technology space. Safe to say I am used to dealing with situations that require change.

No one likes change, or few do, but the need for change happens. Just as the Passionists could not have imagined all the homes surrounding us today when they settled on this land in 1924, so our neighbors are concerned about the change of new neighbors moving in next door. Our reality in the Passionist community is we have a mission to continue and like it or not; money is a needed resource. Financial resources allow us to care for our community so that we may care for others. It is the way of the many congregations of priests, nuns, and laity around the world.

Caring and outreach have been a hallmark of the history of Mater Dolorosa; whether helping soldiers from the second World War convalesce, or today's activities with the town to feed seniors and the vulnerable, we are a community which tries to be both practical and spiritual. For this reason; and as a newbie to this debate of development which has taken years to come to a conclusion; I stand amazed at the generosity of the Passionists in its dealings with the city. Imagine if an individual owner wanted to develop their property, then donates tens of acres to the city, offers a way to increase much needed local government revenue, and also creates a new park, which they then agree to pay for and maintain. I think it would be considered an extraordinary gift to the community. And yet, some, a small few, believe this land does not belong to the Passionists, but rather is their sacred ground. From both a legal and human perspective, it does not seem like a reasonable or fair position to take, especially when land is offered to the whole community, land which is a potential gift! A gift to us all.

I spend a lot of time talking to the hundreds of folks who cover the grounds and buildings of Mater Dolorosa each year. Teens, parents, grandparents, those hurting, the poor, the wealthy. Everyone requires spiritual nourishment. It is our role to try and offer this to all, regardless of creed, color, or religion. We try our very best to live up to the bumper sticker, "All Are Welcome." Our facility (at least under normal circumstances), welcomes over 11,500 individual per year. We continue to expand our ministries to encourage other Churches and groups outside the Catholic faith to come to Mater Dolorosa to find inner peace. While our ministry here is vibrant and self-sustaining, other ministries in our province are not. We need resources to minister in Haiti, in inner-city schools in deprived neighborhoods in the US, and more. Some of the proceeds from this sale will keep these other important but unseen

ministries alive. We know now, with the pandemic more than ever, we must take care of each other. This project is doing such a thing, not just for the priests and brothers but all the others involved.

So at one level, I ask for understanding, and at another, that we are afforded the rights of any other citizen of the town and this wonderful country. That the Passionists have the right to develop their land as permitted by law; that they have the right to donate some of this land to those in the community; that they have the right to sustain a ministry which has been here for 100 years. And, finally, that we have the right to ensure the ministry is here for another 100 years or more.

God Bless you all and thank you all for what you are doing during this crisis. The city staff and organizers have been a wonder to deal with as we jointly spun up a Food Ministry together within days of connecting. There are too many here to name, but I am proud to call myself a new member of the community, particularly all the wonderful staff reaching out at this time of crisis. It is a pleasure to work with them for the good of us all.

Have a blessed Easter,

Peace and Blessings,

Dr. Michael J. Cunningham O.F.S.

Retreat Center Director

Mater Dolorosa

Passionist Retreat Center



mcunningham@materdolorosa.org

www.materdolorosa.org



+++

*Please consider a gift to Mater Dolorosa
Passionist Retreat Center in your will or trust.*

From: [REDACTED]
Sent: Wednesday, April 22, 2020 3:54 PM
To: Gabe Engeland <gengeland@cityofsierramadre.com>

Subject: Mater Dolorosa Retreat Center

Dear Mr. Engeland:

This letter is written in full support of Mater Dolorosa Retreat Center's rights as a property owner in our beloved City of Sierra Madre. (City Council Meeting for April 28, 2020)

I have lived at 400 No. Sunnyside Avenue for over 60 years. My husband, Mario (now deceased), and I moved to our home in August of 1959 with our children (Mark, a toddler, and Tina, an infant; Julie followed 6 years later). Mater Dolorosa Priests and Brothers soon became an integral part of our family, and we became a part of their family in so many ways. I continue to worship there, in their Chapel, as well as attending St. Rita's Church, my Parish. I have worked at the "Monastery," as a volunteer, for over 50 years. Our three children worked at the Center on weekends at Retreats while attending highschools, a lesson learned in helping the "community on the hill." Needless to say, our family is grateful for the close relationship we have with the Monastery, a place we refer to as a "sacred place on hallowed grounds." They have proven themselves to be a landmark of pride in our city, participating in so many special local events throughout the years.

I feel, without hesitation, that the needs of Mater Dolorosa Retreat Center should be given careful consideration when the Council hears their Memorandum of Understanding (MOU).

Sincerely;

Beatrice DaRe
[REDACTED]

From: Marie Darr [REDACTED]
Sent: Sunday, April 26, 2020 11:12 PM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Cc: Rachelle Arizmendi <rarizmendi@cityofsierramadre.com>; Gene Goss <ggoss@cityofsierramadre.com>; John Capoccia <jcapoccia@cityofsierramadre.com>; John Harabedian <jharabedian@cityofsierramadre.com>
Subject: Mater Dolorosa MOU

Dear City of Sierra Madre Council Members:

As a devoted retreatant and supporter of Mater Dolorosa Retreat Center, I am in favor of developing a portion of the property for modest single-family homes on their property. It will generate much needed funds for the Passionists, as well as being a wonderful place for others to call home. This venture has been in the works for many years and I encourage all council members to grant a Memo of Understanding to see if this project is feasible. Hopefully this will be a win/win for both the City of Sierra Madre and Mater Dolorosa Retreat Center.

Thank you for your consideration to review this proposal.

Sincerely,
Marie Darr

Laura Aguilar

Subject: FW:

From: Helga Dekansky [mailto: [REDACTED]]
Sent: Thursday, April 9, 2020 1:36 PM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Subject:

This certainly an inappropriate time to make such decisions about a huge building project right at the doors of so many Sierra Madre residents! Please could you NOT make any more of your efforts until at least November, or whenever this disaster comes to end. And shame on you if you decide otherwise!

Sincerely,

Helga de Kansky
(N. Sunnyside resident)

From: Carl DeLage [REDACTED]
Sent: Monday, April 20, 2020 8:28 PM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Subject: Public comment April 28, 2020 Council Meeting - Mater Delorosa MOU

Hello Mr. Gabe,

My name is Carl DeLage. I am a lay Passionist having started my relationship with the Passionists in 1966 in their seminary.

Fr. Joe is the Provincial for the Passionists in a large part of the United States. He was a senior when I was a freshman at the seminary. You can trust every single communication from him. His motives are totally focused on providing for his brothers and sisters and the mission of the Passionists.

It is critical that this parcel of land be sold and developed under the strictest of controls and agreements. The finances raised in the sale will be used to continue the U.S. and International mission of the Passionists and will provide for the care of the many senior priests and brothers of the Congregation of the Passion. May I also point out that the priests and brothers of this congregation do not retire; they work in the mission field until they are no longer able to work.

Father Joe and the rest of the we Passionists intend to work with the city and provide a reasoned proposal to the city council. Included in this sale will be a park and with limited density single family residential development. Since there is little option for the future funding of the Passionists but to sell this land - they have worked hard to make a beneficial Memorandum of Understanding.

Please vote to approve this MoU.

Thank you for your consideration of our need and my comments,

Sincerely,

Carl

--

Carl DeLage

From: Tony DeMartinis [REDACTED]
Sent: Wednesday, April 22, 2020 5:59 AM
To: Gabe Engeland <gengeland@cityofsierramadre.com>

Subject: Public comment April 28, 2020 Council Meeting - Mater Dolorosa MOU

Hello

My family has a long history of supporting Mater Dolorosa and the Passionists. My grandparents and parents have attended retreats at Mater Dolorosa for over 20 years.

The Passionist ministry has been a vital part of my spiritual growth and upbringing.

I truly believe building a modest number of new single-family homes on the site will be good for Sierra Madre. The idea of setting aside 3 to 3.5 acres of land to also build a new park within the project is very appealing to me.

I fully support the rights of property owners to be able to submit a development project for consideration. As long as the project meets the legal requirements imposed through the planning process, including blending in with its neighbors, I feel approval should ultimately be granted.

Please vote in favor of the MOU!

Thank you

Tony DeMartinis

Laura Aguilar

Subject: FW: Monastery

From: historianshouse . [mailto: [REDACTED]]

Sent: Wednesday, April 8, 2020 8:42 PM

To: Gabe Engeland <gengeland@cityofsierramadre.com>

Subject: Monastery

I spent my first 20 years in Sierra Madre, My father was a developer, in Sierra Madre but a responsible one, he was also involved in the community it became in the 50's and 60's. I have dedicated my life to historic preservation and historic entities in not only Sierra Madre, but other states on the west coast and so far this project has caused the most heartache. I have contacted the Vatican, the Dioceses of LA, and the state of California. NOTHING is being done during this pandemic. and I have let these entities know that you are making a move during this time. Using the pandemic to push through what you KNOW would be challenged by the people who you work for is unacceptable, and with the availability of social media, it might bring this to a larger audience. I think it would impact the town and lead to questions as to why this has become something to "sneak" into fruition. Reconsider.

Respectfully

K. Dimon; Adjunct, Clatsop College

Experience is one thing you can't get for nothing.. it costs"

Laura Aguilar

Subject: Please pause the Monastery Housing project during pandemic

From: a b [mailto:tigerflower99@gmail.com]

Sent: Thursday, April 9, 2020 9:17 PM

To: Gabe Engeland <gengeland@cityofsierramadre.com>; Rachelle Arizmendi <rarizmendi@cityofsierramadre.com>; Gene Goss <ggoss@cityofsierramadre.com>; John Capoccia <jcapoccia@cityofsierramadre.com>; John Harabedian <jharabedian@cityofsierramadre.com>

Subject: Please pause the Monastery Housing project during pandemic

Dear city Council Member,

I am the resident in Sierra Madre, I love the current environment the way is, City has every rights and power to listen and do right thing for Sierra Madre people. Now is not the time for reaching any kind of agreement with the developer. We need to wait until the Governor of California has declared an end to the pandemic so that we can focus on what's best for everyone with that beautiful property. Now is simply not the time to be signing an agreement with a developer. The city meeting in this project must be hold in public, period. Thanks.

Sincerely

Jie Ding

Laura Aguilar

Subject: In favor of Mater Doloroso MOU at the city council meeting on 4/28/2020

From: D Boone [REDACTED]

Sent: Saturday, April 25, 2020 9:31 AM

To: Gabe Engeland

Subject: In favor of Mater Doloroso MOU at the city council meeting on 4/28/2020

Gabe,

Please share with the City Council this email in favor of the Mater Doloroso MOU.

Like home town heros Louis Gunning, Alan Wood, and Gutzon Borglund who fundamentally and positively changed our world for the better, forever, this vote, too does the same.

At Mater Doloroso people are able to find themselves and then positively change our communities, nation, and world forever. In my experiences of life, thus is priceless.

What's this vote in favor of the MOU worth to you? How does it meet your mission?

Thank you for the opportunity to submit.

Bill "Boone" Eck

Sent from my iPhone

From: DALE EDGINGTON [REDACTED]
Sent: Wednesday, April 22, 2020 6:21 PM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Cc: cameron@cameronthornton.com
Subject: Public comment April 28, 2020 Council Meeting - Mater Dolorosa MOU

Dear City Manager

I have been attending retreats at Mater Dolorosa since 1971. The retreat center is a pristine, beautiful place that myself and many others have enjoyed for almost 100 years. The very nature of a retreat center is for it to be a quiet and restful place, something that I am sure the neighbors in the area have appreciated.

The center has changed over the years and most of the development has been relegated to the top portion of their property. The bottom 20 acres have always remained fallow. I have always thought that this was a good buffer for both the neighborhood and the center. But these are extraordinary times. The Passionists desperately need money to keep their mission alive and developing this fallow land will benefit them greatly. They have the right to follow through and develop the property and the current zoning calls for some sort of institutional type project. I believe this would not be the best fit for the neighborhood, south of the fallow land. The center is proposing a residential project that is a more harmonious fit.

I sincerely hope that the City Council will agree to approve this residential project and help it move through the review process in a speedy manner.

Sincerely

Dale Edgington

From: Filippo Fanara [REDACTED]
Sent: Thursday, April 23, 2020 3:29 PM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Cc: [REDACTED]
Subject: Public comment for April 28, 2020 Council Meeting in consideration of the MOU

Dear Mr. Engeland:

I am a long time retreatant and supporter of the Retreat center. The Passionist Mission is delivered to all those visiting pilgrims as their personal journey calls for. It is delivered by the Passionist Community that has made this mountain their home for almost 100 years.

I am in support of the MOU by and between the City of Sierra Madre and the Passionists of Holy Cross Province. The MOU is a starting point from which the city and the property owner can embark on a course of discussions, along with the input of nearby residents as well the greater Sierra Madre community, which may at the end of the process yield a plan that is workable for all parties. The MOU sets forth the time lines along with schedules of duties and responsibilities of all the participants involved in the process.

Of paramount importance is the point that the Private Property Rights, embedded in the very fabric of our society are respected, allowing for development within the bounds of allowed uses. This is a right that is shared by all property owners whether they be individuals or Religious Organizations. The Passionists of Holy Cross Province are the owners of the subject property and have the right to pursue the disposition of their property as best fits their needs. No one or any community has a right to abridge that fundamental right.

The homes that may be built in the near future will add to the current tapestry of stories by those yet to be known new residents walking and sharing the streets of Sierra Madre and all the community has to offer.

Sincerely,

From: Gary Fidone [REDACTED]
Sent: Friday, April 17, 2020 5:35 PM
To: Gabe Engeland
Subject: Public Comment on Retreat Center MOU

This project is being undertaken out of necessity to raise badly needed funds to enable the Passionists to minister across America and the world and to adequately care for its priests and brothers, many of whom are near or past retirement age.

No one can deny the benefit to the City that the Passionists have provided to Sierra madre and its residents over the years from the beauty of the monastery to the literal animal sanctuary to the sacred icons available for all to ponder and reflect.

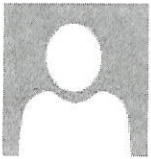
The public will have sufficient opportunity to review and comment on the proposed development project once it has been completed and schedule established for input opportunities outlined in the MOU.

The MOU does not represent any approval of the project itself, it merely establishes a timeline and fee structure for review of the prop[osed n]project.

Thank you very much for your consideration.

Gary Fidone

[REDACTED]



Tue 4/28/2020 5:41 PM

Monastery Project and MOU

To Gabe Engeland; Rachelle Arizmendi; Gene Goss; John Capocchia; John Harabedian

Retention Policy CSM Inbox 2 years (2 years)

Expires 4/28/2022

Dear Members of Sierra Madre City Council,
I am writing to express my concern about the proposed project(s) on the Mater Dolorosa Monastery property.

I don't have any objection to the signing of the Memorandum of Understanding at this time, as long as it does not obligate the city to approve any development.

However, I urge you not to allow any more progress toward the development until the current pandemic has passed. There should not be any public forums or decisions made until every citizen can safely meet in the Council Chamber, in person, not remotely.

I am concerned that our community might be rushed into a decision about the development because of the Covid-19 crisis. Please do not let any project be pushed through without thorough investigation and discussion by all concerned.

Thank you for you service to our city.

Sincerely,
Virginia Forest

[Redacted signature]


From: Andy Gilmour [REDACTED]
Sent: Tuesday, April 21, 2020 6:27 PM
To: Gabe Engeland
Cc: [REDACTED]
Subject:

Mr. Engeland: I am writing to let you know that I am in favor of the MOU for the development of the property now owned by Mater Dolorosa Community. Based on what I have read on your website, the Memorandum of Understanding keeps all opportunity for public comment open and doesn't put a hard timeline in place for approval of the development. To me this looks like a project which is not only good for your city but will be good for the health of the Mater Dolorosa Congregation of Passion, an organization that has been a pillar of the Sierra Madre community for generations.

I urge the city counsel to vote yes on the Memorandum of Understanding for the Mater Dolorosa project.

Thank you for your consideration.

Andrew D. Gilmour
JD Gilmour & Co., Inc.



-----Original Message-----

From: Larry Golnick [REDACTED]

Sent: Friday, April 24, 2020 11:54 AM

To: Gabe Engeland <gengeland@cityofsierramadre.com>
[REDACTED]

Subject: MOU (Memorandum of Understanding) between Mater Dolorosa, The Passionists of Holy Cross Province & The City

Dear Gabe - I support this MOU because:

- I support Mater Dolorosa as a provider of a special & wonderful Christian Ministry!

- I believe that property owners, in this case the Passionate Retreat Center, should have the right to develop a portion of their property that meets all of the Sierra Madre conformance requirements relative to local planning & zoning guidelines.

- I believe that this meadow area, which is not needed by the Retreat Center, is perfectly suited for new single family homes and park area that would benefit the City of Sierra Madre in many ways along with providing much needed income required for the sustainability of the Retreat, its staff & its programs, valued by so many people from their Faith Community.

- I appreciate your support in this important matter!

Sincerely, Larry Golnick

From: Anthony Gomez [REDACTED]
Sent: Monday, April 27, 2020 12:24 PM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Subject: Sale of the Meadows

This is to advice the City Council of Sierra Madre that I am in favor of the sale of a 20 acre parcel of Mater Dolorosa property. This sale would benefit both the city and the retreat center.

Anthony Gomez

To: [REDACTED]

Cc: Public Comment; Denise Delmar; Gene Goss; John Capoccia; John Harabedian; Rachelle Arizmendi

Sent: Tuesday, April 28, 2020 2:34 PM
To: Public Comment <publiccomment@cityofsierramadre.com>
Cc: Gabe Engeland <engeland@cityofsierramadre.com>; John CAPOCCIA [REDACTED]; John Harabedian [REDACTED]; Gene Goss <goss@cityofsierramadre.com>; Rachelle Arizmendi <rarizmendi@cityofsierramadre.com>
Subject: To be read out at the Council Meeting. Agenda item Discussion 1. MOU.

David Gordon
[REDACTED]

To be read out at the Council meeting please. Agenda item MOU.

The City is acting in a responsible and proper way over the monastery development and I support the MOU. But with one caveat.

It is vital for local democracy that public meetings on such a big issue be held when the public can gather. But Covid19 prevents the public meetings laid out in the MOU to take place in public.

In a letter to the paper, mayor John Capoccia, says we have to go ahead regardless because other development applications are being processed and *"we cannot discriminate against the Passionists' plan just because it is large and may be controversial"*.

On the contrary. The City should delay **any** development, the Passionist or any other, that is "large and controversial" until such time as the public can give its input in a public gathering. Such a criterion would not therefore discriminate against the Passionist project -- it would apply more broadly to any large and controversial scheme.

The timetable in the MOU should therefore be delayed until people can again gather.

The MOU itself allows for such a contingency. Clause 7 says:

The Parties further agree that the Proceeding Timeline may require reasonable adjustment during the duration of the COVID-19 pandemic-related local emergency.

Thank you.

Laura Aguilar

Subject: FW: Preserve Sierra Madre re: Monastery Update

From: Ronald Gough [mailto:]

Sent: Thursday, April 9, 2020 10:44 AM

To: Gabe Engeland <gengeland@cityofsierramadre.com>; Rachelle Arizmendi <rarizmendi@cityofsierramadre.com>; Gene Goss <ggoss@cityofsierramadre.com>; John Capoccia <jcapoccia@cityofsierramadre.com>; jharabedian@cityofsierramadre.com
preservesierramadrenow@gmail.com

Subject: Preserve Sierra Madre re: Monastery Update

Sir / Madam

Please put any kind of agreement with the developer aside because of coronavirus pandemic. So that we need to wait until the Governor of California has declared an end to the pandemic so that we can focus on what's best for everyone with that beautiful property. Now is simply not the time to be signing an agreement with a developer. I hope you could reconsider it. Please stay healthy and safe.

Thank you for your reading my email.

Ronald Gough
Resident of Sierra Madre

gengeland@cityofsierramadre.com, rarizmendi@cityofsierramadre.com, ggoss@cityofsierramadre.com, jcapoccia@cityofsierramadre.com, jharabedian@cityofsierramadre.com

Thank you for your support.

Steering Committee

Preserve Sierra Madre

Laura Aguilar

Subject: Monastery property

-----Original Message-----

From: charlotte gowland [mailto:]

Sent: Wednesday, April 8, 2020 9:25 PM

To: Gabe Engeland <gengeland@cityofsierramadre.com>

Subject: Monastery property

Please!! This is an UNFAIR TIME TO PUSH THE MONASTERY PROJECT through.

I have always been proud of living in Sierra Madre on Gatewood Lane- not far from the Monastery- as the SM City Council is known for getting input from the community and listening to their concerns. We have lived here since 1981.

WHY IS THE CITY COUNCIL NOW PUSHING THIS THROUGH IN THE PEAK OF THE CORONAVIRUS? That violates the fairness to hear both sides.

People who wish to voice their concerns would to choose between risking their lives to attend. I CANNOT BELIEVE THE CITY COUNCIL WANTS PEOPLE TO TAKE THAT RISK. That also violates the Governor's stay at home orders. Like you, we all watch the news and how devastating the numbers are for those positive and dying. Please be concerned for all SM citizens.

Please don't be the City Council member that violates the trust we as SM members have in you. We voted for each of you to represent us and pushing this through during the coronavirus seems very wrong.

PLEASE DELAY ANY ACTION UNTIL BOTH SIDES CAN FAIRLY PRESENT THEIR VIEWS! We are putting our trust in you. Please do not violate that trust!!!

Charlotte Gowland
[REDACTED]

Sent from my iPhone

From: Stephen Gray [REDACTED]
Sent: Thursday, April 23, 2020 10:13 AM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Subject: April 28, 2020 Council Meeting - Mater Dolorosa MOU

My family has a long history of supporting Mater Dolorosa and the Passionists.
I support the rights of property owners to be able to submit a development project for consideration as long as the project meets the legal requirements imposed through the planning process, including blending in with its neighbors.

— Stephen Gray

Confidentiality Note: This e-mail, and any attachment to it, may contain privileged and confidential information. If you received this e-mail in error, please immediately return it to the sender and delete it from your system. Thank you.

Laura Aguilar

Subject: Opposition to Proceeding with Any Action Regarding Monastery Property At ThisTime

From: Jody Gunn [mailto: [REDACTED]]

Sent: Wednesday, April 8, 2020 5:38 PM

To: Gabe Engeland <gengeland@cityofsierramadre.com>; Rachelle Arizmendi <rarizmendi@cityofsierramadre.com>; John Capoccia <jcapoccia@cityofsierramadre.com>; Gene Goss <ggoss@cityofsierramadre.com>; John Harabedian <jharabedian@cityofsierramadre.com>

Subject: Opposition to Proceeding with Any Action Regarding Monastery Property At ThisTime

Dear Sierra Madre Representatives and City Manager,

I am writing to express my strong opposition to proceeding with any action on the proposed development for the Mater Dolorosa Monastery property at this time. Any action at this time precludes full involvement of the citizens of Sierra Madre due to coronavirus concerns and appears quite suspicious and reflects poorly on the openness and integrity on our city management and representatives. There are serious issues that need to be discussed, debated, and ultimately bought into by the citizens you represent.

Sincerely,
Jody Gunn

[REDACTED]
30+ year resient

Jody Gunn

[REDACTED]

Laura Aguilar

-----Original Message-----

From: Sabena Budke Hageman [REDACTED]

Sent: Thursday, April 9, 2020 6:57 AM

To: Gabe Engeland <gengeland@cityofsierramadre.com>

Subject: Postpone Monastery Project decision

Hello,

As a resident of Sierra Madre I'm very concerned that an agreement may be reached with the developer on the Monastery project during this current lockdown. I ask that you please wait until the stay at home orders have been lifted so the public has a fair chance to participate in person.

Thank you,
Sabena

From: Frank Hall [REDACTED]

Sent: Sunday, April 26, 2020 2:50 PM

To: Gabe Engeland

Cc: [REDACTED]

Subject: Public Comment for Public Council Mtg. 4-27-20 - Mater Dolorosa MOU

Dear Mr. Engeland and Members of the Council

We are very much in favor of the Development proposed by the Passionist Fathers for the lower portion of their Retreat property.

We in Sierra Madre have been very fortunate to have the Fathers and their Retreat House in our community. Hundreds of Catholic Parishioners from all over Southern California attend retreats at the Retreat House on Weekends. While here, they shop in our stores and eat in our restaurants and deliver Sales Tax revenue to our City Hall. In addition, the Fathers' annual celebration of the 'Stations of the Cross' have drawn thousands of Southern Californians to Mater Dolorosa on Good Fridays year after year.

Because they will continue to own the vast majority of the property, all of that activity should continue. If they were forced to sell to a developer to build their Retirement Endowment, all of it would stop and Sierra Madre would lose its major landmark.

The lower property will be developed into a park as well as new housing which our town desperately needs. Since we moved here 23 years ago, very few new homes have been built.

We hope you will look favorably on their proposed project.

Sincerely

Patricia and Frank Hall

[REDACTED]

Laura Aguilar

Subject: FW: Development in the Monastery

From: margaret halpenny [mailto: [REDACTED]]

Sent: Saturday, April 11, 2020 12:07 PM

To: Gabe Engeland <gengeland@cityofsierramadre.com>; Rachelle Arizmendi <rarizmendi@cityofsierramadre.com>; Gene Goss <ggoss@cityofsierramadre.com>; John Capoccia <jcapoccia@cityofsierramadre.com>; John Harabedian <jharabedian@cityofsierramadre.com>

Subject: Development in the Monastery

Gentlepeople:

We have been made aware of the meeting you held on March 10th. This meeting was held in the middle of a pandemic which means most people were unable to attend this meeting and express an opinion. This is unbelievable this happening when people were told to stay at home and practice social distancing. First of all, why is this subject being dealt at this time with people in this chaos and fortunate to be able to go out their daily activities like the store. We believe this is not of great importance at this time. There is enough stress in our lives. This is not an appropriate time for advancing such a development that Sierra Madre has not seen.

We, as residents of Sunnyside Avenue and more than concerned at your proposal to developers of building homes in the Monastery. This is going to cause so much hardship especially for the people living on this street. The development of this property could go on for more than two years with heavy construction equipment going up and down our street. When construction is finished we are faced with lots of traffic. Regardless of your putting in other ways for traffic to enter the monastery we know we are going to be the street most popular travelled. As residents of Sierra Madre for over 30 years and I am sure there are many more we need to be listened as to what is happening in our town.

Laura Aguilar

Subject: FW:

From: margaret halpenny [mailto:]

Sent: Saturday, April 11, 2020 9:43 AM

To: Gabe Engeland <gengeland@cityofsierramadre.com>; Rachelle Arizmendi <rarizmendi@cityofsierramadre.com>; Gene Goss <ggoss@cityofsierramadre.com>; John Capoccia <jcapoccia@cityofsierramadre.com>; John Harabedian <jharabedian@cityofsierramadre.com>

Subject:

We have been made aware of the meeting you held on March 10th regarding development of residences at the Monastery. This meeting was held in the middle of a pandemic. Most people were unable to attend this meeting and express an opinion. This is unbelievable that this is happening when people were told to stay at home and practice social distancing. First of all, why is this subject being dealt with at this particular time when we are in chaos. We are fortunate enough to go to the store and do what is necessary in our daily activities. How are we supposed to go to meetings since we are asked by our State to follow the rules they have implemented during this time - like staying at home and practice social distancing. There is enough stress in our lives. In my opinion, following up with developers to advance their agenda for this project should not be dealt with at this time.

We, as residents of Sunnyside Avenue, are more than concerned about your proposal to developers of building homes at the Monastery. This is going to cause so much hardship especially for the people living on this street. The development of this property could go on for more than two years with heavy construction equipment going up and down our street. When construction is finished we are faced with lots of traffic due to additional homes that have been built. Regardless of your idea of putting in other ways for traffic to enter the monastery we know we are going to be the street most popular travelled. As residents of Sierra Madre for over 30 years, and I am sure there are many more people in Sierra Madre, feel we should be heard as to what is happening in our town.

If this goes forward it will have a negative impact on our property and other property on this street and possibly other streets. This needs a lot more consideration than it is currently getting.

We are asking you, as our elected officials, to listen to our voice as we are faced with this dilemma. We are hoping that you will take care of us as you have promised.

Very truly yours,

Thomas Halpenny

From: Paul Hanson [REDACTED]
Sent: Monday, April 20, 2020 2:10 PM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Cc: [Rachelle Arizmendi <rarizmendi@cityofsierramadre.com>](mailto:rarizmendi@cityofsierramadre.com); [Gene Goss <ggoss@cityofsierramadre.com>](mailto:ggoss@cityofsierramadre.com); [John Capoccia <jcapoccia@cityofsierramadre.com>](mailto:jcapoccia@cityofsierramadre.com); [John Harabedian <jharabedian@cityofsierramadre.com>](mailto:jharabedian@cityofsierramadre.com)
Subject: Mater Dolorosa Retreat Center MOU Public Comment

Dear Mr. Engeland:

I appreciate all that you have done for our city, and I also appreciate the opportunity to provide comments on the proposed housing project for Mater Dolorosa.

My wife, Jo and I fell in love with Sierra Madre when we moved out here from Virginia in 1995, and we think it is even better today. We've made wonderful friends, enjoyed amazing restaurants, walked in the annual Christmas caroling processions, watched as new and exciting businesses moved into town and hiked with our dog on almost every street in town. One of the things that we love the most is the Mater Dolorosa Retreat Center. We attend mass each Tuesday morning, and we always feel that Fr. Mike, Fr. Alan, Fr. Bruno, Fr. Clem and Brother John know exactly what message we need to hear. It is an amazing spiritual place! We also know, however, that funds are critically needed to continue this wonderful ministry. From undertaking the funding of operations across the US and internationally to providing care for aging priests and brothers, the Passionists of Holy Cross Province need to raise additional funds in support of their good works. We have been and are currently financial supporters of Mater Dolorosa, and had hoped that the earlier project proposed several years ago would have moved forward and eased the financial burden. Unfortunately, that didn't happen.

We are big supporters of the new project. Developing a modest number of single-family homes on the proposed Mater Dolorosa site will be good for everyone. We continue to see some businesses leave (i.e. The Craft Store) due to lack of customer traffic, and the project will certainly provide a larger customer base for all businesses in the future. In addition, land will be set aside for a new park at no cost to the city which will be used by all residents, and the city will also benefit from new tax revenues. We fully support the entering of the City of Sierra Madre into a MOU with Mater Dolorosa and the Passionists of the Holy Cross Province.

Thank you for your consideration.

Paul & Jo Hanson
[REDACTED]

From: Lisa Harris [REDACTED]
Sent: Tuesday, April 21, 2020 8:50 PM
To: Gabe Engeland
Cc: [REDACTED]

Subject: Public comment April 28th, 2020 Council Meeting-Mater Dolorosa MOU

Attention Gabe Engeland,

Please vote in favor of the entering into the MOU. The MOU establishes a framework for the City and Mater Dolorosa to follow. The MOU creates a timeline for review of the proposed project and does not represent any sort of approval of the project itself. By entering into the MOU, in no way will the public's right to comment on the proposal be curtailed.

Mater Dolorosa started this project back in 2007. I support the rights of property owners to submit a development project for consideration. From what I understand, the proposal is reasonable and should ultimately be granted.

This project will raise funds that are greatly needed to continue the ministries of the Passionists of Holy Cross and it is greatly needed to help care for its members. Please consider this and vote in favor of the MOU.

Sincerely,

Lisa Harris

Laura Aguilar

Subject: FW: Mater Dolorosa plan

From: Francine M. Harvey <[REDACTED]>

Sent: Sunday, April 26, 2020, 4:35 PM

To: publiccomment@cityofsierramadre.com

Subject: Mater Dolorosa plan

Do we have enough water for 40 additional houses in Sierra Madre? Our water bills are already extraordinary will this increase them even more? If you feel that we have adequate infrastructure for these additional households fine. Francine Harvey Sent from my iPad

From: Angela Hawekotte [REDACTED]
Sent: Monday, April 27, 2020 3:57 PM
To: Gabe Engeland <gengeland@cityofsierramadre.com>

Subject: Public comment April 26, 2020 Council Meeting - Mater Dolorosa MOU

Dear Mr. Engeland:

I am a resident of the Upper Rancho area of Arcadia. What happens in the City of Sierra Madre affects me profoundly because I am a constant customer and supporter of its community, including its businesses and restaurants. In fact, on a daily basis I walk through the town as part of my exercise regimen. Sierra Madre is a very special place indeed and I, just as much as everyone else, am anxious that it may remain so as much as possible.

I have been an annual retreatant at Mater Dolorosa Passionist Retreat Center since 1999 and was a member of its very first Board of Directors. In fact, I was also a member of the volunteer advisors who first began advising the Retreat Center and the Passionist Community of the Holy Cross Province several years ago about how they might be able to best use the lower portion of the Retreat Center (known as the "meadow") in a way that would be of most benefit to its mission, while, at the same time, enhance the community of the City of Sierra Madre. So, for some time now, I have been uniquely aware of the processes that have to be undertaken.

As all residents of the City of Sierra Madre should be aware - although it hasn't always seemed so - the Passionist Community has the right to develop its property in a way that would most benefit its mission and needs while, at the same time, do so in conformity with local planning and zoning requirements. The present proposal under consideration is for residential development that will be significantly less impactful on the Sierra Madre community than any of the institutional uses that are allowed under the present zoning for the subject property.

I have often marveled at how the Passionist Community up at the Retreat Center has endured the onslaught of local residents who would traverse its private property and use the meadows as their own private dog park, not to mention the homeowners who built stairs on the west side of the Retreat Center grounds leading into the private property, or the homeowners on the south side whose property encroached on the Retreat Center's property line. Yet, for all these many years the Passionists have graciously never complained about all these apparent trespasses on their private property, desiring instead to be caring, good neighbors.

It is time now for the good neighbors of the City of Sierra Madre to thank that Passionist Community by enabling it to use its own private property in a way that will enable them to raise the funds critically needed by the Passionists of the Holy Cross Province to continue to provide care for its aging population of priests and brothers, and in its ministries across the United States and internationally, especially in areas of critical need such as Haiti.

Thank you for your thoughtful consideration.

Sincerely yours,

Angela Hawekotte, JD, CPA (inactive)

-----Original Message-----

From: Mike Hazen [REDACTED]

Sent: Thursday, April 23, 2020 9:14 AM

To: Gabe Engeland <gengelad@cityofsierramadre.com>
[REDACTED]

Subject: Public Comment in support of Mater Dolorosa MOU

Dear Mr Engeland,

I believe in property rights and to that end, Mater Dolorosa should be granted permission to develop the land that they have owned for almost 100 years. Their plan seems to be modest and also includes a 3 to 3.5 acre park for the use and enjoyment of all residents of Sierra Madre. They have been diligent to address the water concern by joining with Pasadena.

It is hard to imagine any reason to deny Mater Dolorosa's request to develop this property. I am in full support of their effort.

Sincerely,

Mike Hazen

Laura Aguilar

Subject: Monestary

From: Mary Hopkins [mailto: [REDACTED]]

Sent: Wednesday, April 8, 2020 5:52 PM

To: Gabe Engeland <gengeland@cityofsierramadre.com>

Subject: Monestary

NO development of the Monestary should be allowed. Why are you going forward when the residents are completely against this/ and especially in the middle of a lockdown? This sounds like a deal between you and a Chinese developer who is working for the chinese government. Go back to your old job in Colorado.

From: David Horvath, Passionist Solidarity Network [REDACTED]
Sent: Friday, April 24, 2020 11:12 AM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Subject: Public comment April 28, 2020 Council Meeting – Mater Dolorosa MOU

Mr. Gabe Engeland
City Manager
City of Sierra Madre
California

April 24, 2020

Dear Mr. Engeland.

I am writing to stress the importance to Holy Cross Province of moving forward with the real estate development and planned sale of the “Meadows” property at Mater Dolorosa. From my experience with the staff and Board of the center I believe they have done an amazing job to move forward in a way that will benefit their senior religious and support their important ministries.

This decision has not been easy. Of course they would prefer to not develop the property because of its stunning beauty and natural setting. For ten years, they have studied and explored various options to preserve its current state, but without success.

I understand that delaying the execution of the proposed MOU may have a direct negative impact on the people to whom we minister. Due to the impact of the global COVID-19 crisis, this could include tens of thousands of people.

From what I have learned, the MOU is an approach that is working cooperatively with the City, including contributing a new park and limiting the density of a single family residential development. The Memorandum of Understanding being considered creates a framework that is fair to Mater Dolorosa and also to the City of Sierra Madre. I urge you to vote for approval of the MOU.

Thank you very much for considering my comments.

Sincerely,

From: John Hubanks [REDACTED]
Sent: Saturday, April 25, 2020 7:35 AM
To: Gabe Engeland
Cc: cameron thornton
Subject: Public comment April 28, 2020 Coucil meeting - Mater Dolorosa MOU

Dear Mr Engeland and City Council,

I am writing on behalf of the up coming MOU for the Dolorosa property. My thoughts are regarding property rights for this religious community and for all citizens of our beautiful state. In these difficult times it seems so easy for the state, county and city governments to take away property rights and do with this land what they think is more important. How would it feel if high density apartments were built on this scenic land? This would. not be an asset to beautiful Sierra Madre that has always retained a sense of serenity.

I strongly urge you to vote YES on the MOU for the benefit of the Dolorosa community and the continuing ambience of this special city in our state.

Thank you for your consideration,

John R Hubanks MD

From: Sharon Hubanks [REDACTED]

Sent: Wednesday, April 22, 2020 7:08 AM

To: Gabe Engeland <gengeland@cityofsierramadre.com> [REDACTED]

Subject: Public comment April 28, 2020 Council Meeting - Mater Dolorosa MOU

Dear Mr Engeland and City Council,

I am writing you this letter to you because Sierra Madre is indeed a very special place to me. I started visiting this beautiful place 70 years ago. My parents would put us all in the car and we would take a day trip from North Hollywood to see Aunt Hutchy and her daughter Mabel. I loved her large home, the lilacs and the beauty of the countryside. That was the beginning of my love affair with Sierra Madre. Today my granddaughter is a senior at La Salle High School. Over the years I have picked her up many times and shopped in your beautiful town.

Having watched Sierra Madre grow up over the years I feel strongly that a modest number of new single family homes on the unused "Meadow" part of the Mater Dolorosa property with 3-3.5 acres of land designated for a new park within this project would be a welcome addition to the city.

I understand that Mater Dolorosa started working on this project 13 Years ago. Thats a very long Time!

I am taking the time to write this to you because I feel this is a project that should happen NOW!

Please vote in favor of entering into the MOU!

Thank You,
Sharon Hubanks

From: Carl Hund [REDACTED]
Sent: Tuesday, April 21, 2020 8:32 PM
To: Gabe Engeland
Subject: Bro. Carl Hund @ Christ the King Retreat Ctr.

April 22, 2020

Dear Mr. Engeland,

I have just been made aware by our Passionist leadership of the current negotiations going on between our order and the city of Sierra Madre in regards to the disposition of the vacant property just below the Mater Dolorosa retreat center on Sunnyside Ave. I have been told that the outcome of these negotiations might result in a MOU or memorandum of understanding between ourselves and the city of Sierra Madre. It was further suggested that we religious who are part of Holy Cross province might wish to write you and make our views known about the potential sale of our property and its necessity for the wellbeing of our provinces future ministries and the care of its ageing members. First, before I dip my oar in the waters of your discussions, I'd like to briefly say a little bit about myself and why the outcome of your deliberations is important to me and the Passionists. I do not want to come across as just a bystander or fly by night lobbyist. I was born in 1937 and grew up in Anaheim where I witnessed that city go from a large orange grove focused economy with 10,000 citizens to a metropolis of over 300,000 people with a focus on entertainment! I left there in 1960 when I joined the Passionist order. Sierra Madre was always a part of our families history as my mother lived and worked there around 1930 when she first moved to California from North Dakota. She cared for an elderly sick lady. And currently I have a niece with two daughters who lives just off of Baldwin Ave. and also an artist nephew who resides on Sunnyside Ave. For all these reasons I hope you can see that I do have a vested interest in what happens in that city.

Personally I wish we did not have to sell this land in front of the retreat center, but we are stuck between a rock and a hard place as they say. We have a mission in India and Haiti we underwrite and also due to a dire lack of vocations and ageing members we must rely more on professional lay people to help us conduct our various ministries and they come with a hefty price tag. Add to this the current Coronavirus pandemic which has seen us terminate all the programs in our retreat centers along with the plummeting stock market which we have relied on and you can see our predicament. No work means no income. We cannot live forever off of our savings. Further, if I had my druthers I'd like to possibly see a community of retired elderly populate any future development as then we could reasonably feel they would share many of the critical values we Passionists endorse such as solitude, silence and prayerful meditation.

I don't know much about the proposed park that might come out of these negotiations, but I would hope the city would take a good hard look and move slowly before it follows this route. Would it really get much use? Would it be a source of noise? And how much upkeep is involved. It might be expensive and a real source of conflict down the road.

In any event thank you for considering one more opinion. I feel you can count on the Passionist community to act responsibly and with the best interests of the city in mind in whatever decisions or actions you embark on. We have been in Sierra Madre many years and want to continue in the same vein of cooperation we have always had with the city and all our neighbors. Wishing you prayerful support in all your deliberations, I remain,

With warm regards,

Bro. Carl Hund, cp
[REDACTED]

From: Kimberly Anne Huston [REDACTED]
Sent: Tuesday, April 21, 2020 7:46 PM
To: Gabe Engeland
Cc: [REDACTED]
Subject: Public comment April 28th, 2020 Council Meeting-Mater Dolorosa MOU

Dear City Manager Gabe Engeland,

I am writing to you to request that the City Council votes in favor of entering into the MOU.

My husband's family has a long history with Mater Dolorosa and the passionists including his beloved grandfather, his father, numerous uncles and cousins. They have been attending retreats for over 40 years. Entering into their family and learning about Mater Dolorosa and the passionists has had a significant influence on my spiritual well being.

I believe these modest homes and the sizable park will be good for Sierra Madre, it's community and my family. I support the rights of property owners to submit a development project for consideration and I believe this project is reasonable and should be granted.

Thank you for your consideration of a project that has been in the works for many years. Please vote in favor of entering into the MOU. This project would raise funds to care for the aging religious members of the Passionists of Holy Cross Providence.

Sincerely,
Kimberly Huston

From: Pat Huston [REDACTED]
Sent: Tuesday, April 21, 2020 9:42 PM
To: Gabe Engeland
Cc: [REDACTED]
Subject: Public comment April 28th, 2020 Council Meeting-Mater Dolorosa MOU

Council Member Gabe Engeland,

I am asking that you vote in favor of the entering into the MOU.

My family has a long history of supporting Mater Dolorosa and the Passionists. The ministry has been helpful to the growth of my and my family's spirituality. This project would help spread the ministry across America and internationally as well as help care for its aging members.

I believe that Holy Cross Province and Mater Dolorosa Passionist Retreat Center has the right to develop their property. From what I understand, the proposal for residential development is reasonable.

Another great aspect of the MOU is that it establishes a framework for the City and Mater Dolorosa to follow. The MOU also creates a timeline for review of the proposed project and does not represent any sort of approval of the project itself.

I urge you to vote in favor of entering into the MOU.

Thank you,

Patrick Huston

From: Philip Jackson [REDACTED]
Sent: Thursday, April 23, 2020 8:09 AM
To: Gabe Engeland <gengelad@cityofsierramadre.com>
Subject: Public comment on City consideration of Retreat Center MOU

Dear Mr. Engeland,

As a Chaplain working with the Passionists to serve those in need, I ask you and the City of Sierra Madre to allow the development of part of their beautiful land. Every Passionist wants this development not only for the needs of the needy, but as something to improve the Sierra Madre community that they have been part of for so long.

In my role I help the vowed Passionists visit (and now in this time of pandemic to call) hundreds of marginalized people. Each Passionist and their many lay members like me together serve many thousands if not tens of thousands. Their needs are more dire now than ever. Some we serve are old and frail, many underprivileged, some are alone or with addictions, some simply wanting to fully live their Faith even in crises. They need human understanding as well as belief in Something Bigger. The Passionist Charism and ministry particularly brings them comfort. All Passionists do or support this type of work.

We also reach out across the poor and marginalized of the world, giving support and manpower to Korea, India, and Haiti from our Province. The City of Sierra Madre will also be part of these outreaches by allowing the development.

The Passionists do not have the financial resources needed now for the needy. Also, our Senior Priests in Louisville, KY have lived with bat guano in their attic and repairs to their home put off for too long. Even a young priest in our small Birmingham Alabama rectory told me that his mother said conditions in India, where they'd come from, were better than his home in the US. At that Alabama location, our Middle and High Schools send 99% of students to college from homes that otherwise would only hope for a GED at best. We have a staff to raise money, but the marginalized community is not a place where funds come easily.

I had been on the Passionist Lay Advisory Board, I've seen the high level decisions where Passionist leadership chooses the sacrifice of the Passionists themselves rather than give up mission to the marginalized. They are now stretched much too thin. I saw how they want to be good partners, employers, and as you probably see, they are good neighbors. I lived next to them in Chicago and saw how carefully and positively they had their land developed there. I see how their planned sale in Sierra Madre is not only for money, but to be done in a way that will actually provide a positive impact on the Sierra Madre community. This is the way they do things, beyond what is simply legal, but what is ethical and positive.

Without money from selling this land, which the Passionists helped settle so early, the Passionists can neither continue to serve those who need, nor treat their ageing priests and brothers with dignity.

Please allow the development of this land. Funds will help countless people for decades to come. These are great ministries that you and the City of Sierra Madre will have participated in.

Sincerely,
Phil Jackson

From: jon kagawa [REDACTED]
Sent: Thursday, April 23, 2020 2:08 PM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Subject: Mater Dolorosa project

Good Afternoon Mr. Engeland, having lived in the area for the past 38 years, I felt compelled to write this note to you. Thanks for your time, Jon Kagawa

ATTACHMENT

April 23, 2020

Greetings Mr. Engeland,

I am writing to you in support of the project proposed by Mater Dolorosa, the Passionists of Holy Cross Province.

My close friends and families have supported Mater Dolorosa and the Passionists for over 40 years. Their ministry has been a blessing to both them and the surrounding community of Sierra Madre for many years.

The building of new single family homes at this location will be good for the entire community. Being a small business owner myself, I feel this will help to support the many small enterprises in the neighborhood and surrounding areas.

Included in the proposal is the building of a new park which is also very appealing in this beautiful setting. The thought of hopefully a combination of new young and older families will only enhance the neighborhood.

In closing, I support the ability of property owners to be able to submit a project that will work for the community in accordance with Planning Department guidelines. My understanding is that this project meets legal requirements and therefore should be approved. The long term benefits to the City of Sierra Madre and its residents will benefit for generations to come.

Respectfully,

Jon Kagawa

From: Jayne Kubasak [REDACTED]
Sent: Thursday, April 23, 2020 6:44 PM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Cc: Cameron Thornton <cameron@cameronthornton.com>
Subject: Subject: Public Comment: April 28, 2020 Council Meeting Mater Dolorosa MOU

Dear City Manager,

My family has a long history of supporting Mater Dolorosa and the Passionists. My husband attended yearly retreats at Mater Dolorosa over 30+ years. He always came home renewed and at peace with his life. We would attend festivals and stations of the cross during Easter season and I always felt so peaceful when I was there.

I believe building a modest number of new single family homes on the site will be good for Sierra Madre. Also the land designated to build a new park within this project is very appealing to me.

This project is being undertaken to raise funds critically needed by the Passionists of Holy Cross Province. The Passionists I know are all growing older. The money received for the sale of the property will be used to care for the Province's aging religious member and it will help them continue their ministries across America and internationally.

I urge the City Council to vote in favor of entering into the MOU.

Thank you for reading my email.

Jayne Kubasak

From: Tom Kubasak [REDACTED]
Sent: Saturday, April 25, 2020 1:36 PM
To: Gabe Engeland
[REDACTED]

Subject: Public Comment 4/28/2020 Council Meeting - Mater Dolorosa

I am writing to urge the City Council to vote in favor of entering into the Memorandum of Understanding with Mater Dolorosa.

- * Having grown up in the Los Angeles area, I have found Mater Dolorosa and the Passionist Fathers to be a great resource for the community, and my family have been supporters of them since the early 1950s.
- * The plan for the site is modest in scope, blending in with its neighbors, and I like the idea of a new park within the project.
- * The Passionists have taken the correct approach in submitting their project for consideration and are cognizant of meeting legal requirements through the planning process.
- * Some projects involve developers coming in, building, and then disappearing. In this case, Mater Dolorosa will continue to be a wonderful neighbor, as it has been for so many decades.

Again, I urge you to vote in favor of entering the MOU with Mater Dolorosa.

Thomas Kubasak

From: Angela Kwasinski [REDACTED]
Sent: Friday, April 24, 2020 8:35 AM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Subject: Public comment April 28, 2020 Council Meeting - Mater Dolorosa MOU

April 23, 2020

Dear Mr. Engeland,

I want to thank you and the City Council of Sierra Madre for your support of the Memorandum of Understanding regarding the “Meadows” property at Mater Dolorosa. Many people have been working diligently over the past weeks to ensure the absolute best resolution for the City and the Passionists.

The decision to sell the Meadows property has not been made lightly. The results of exhaustive study, outreach, and prayer have yielded a critical need in funding for Passionist ministries. In particular, the resources gleaned from the sale of the Meadows property will provide support for senior Passionists who live in local communities or at Sacred Heart Monastery in Louisville, the residence for Passionists with greater health care needs. Any delay in the execution of the Memorandum of Understanding could have a dire effect on the Passionists' ability to provide necessary care, especially in light of Covid-19.

Together, a plan can be devised that will meet the needs of all. Successful projects are delivered by collaborative, engaged people. Thank you again for your time and consideration.

Sincerely,

Angela Kwasinski

From: Phil Laughlin [REDACTED]
Sent: Sunday, April 19, 2020 12:07 PM
To: Gabe Engeland
Subject: Mater Dolorosa Property Sale

Hi Mr. Engeland,

Attached please find a memo in support of the MOU being developed for the sale of some property at Mater Dolorosa.

Respectfully,

Phil Laughlin

ATTACHMENT

April 19, 2020

Mr. Gab Engeland
City Manager
Sierra Madre, California

Subj: MOU Mater Dolorosa

Dear Mr. Engeland,

I am writing to you in support of the MOU being developed between the Congregation of the Passionists and the city of Sierra Madre. I am an alum of the Passionists and have just recently become associated with two of its functional advisory committees. I have learned that the sale of the Mater Dolorosa property has been in development over many years and this time appears to be ideal for its completion.

There are many factors that are directly related to the current developments and I will just briefly note a couple of them below that appear highly relevant to me.

1. The project will raise funds critically needed by the Passionists to continue to provide care for their elderly priests and brothers. In addition, there are many ministries nationally, and some internationally, that are in need of additional financial support to maintain them.
2. This has been considered over at least a ten-year period and it is now clear that it is necessary to sell the property to generate the necessary funds.

I want to thank you for your consideration of this matter.

Respectfully yours,

Philip R. Laughlin



From: Bob Law [REDACTED]

Sent: Monday, April 13, 2020 11:01 AM

To: Gabe Engeland <gengelad@cityofsierramadre.com>

Cc: Rachelle Arizmendi <rarizmendi@cityofsierramadre.com>; Gene Goss <ggoss@cityofsierramadre.com>; John Capoccia <jcapoccia@cityofsierramadre.com>; John Harabedian <jharabedian@cityofsierramadre.com>

Subject: Mater Dolorosa MOU Public Comment

Dear Sir,

Please do not postpone your consideration of the Memorandum of Understanding (MOU) between Mater Dolorosa and the City.

I have been a friend of Mater Dolorosa Retreat Center since 1985, and have been aware of their great need to raise funds by developing the portion of their property which is south of the Retreat Center.

These funds are critically needed by the Passionists of Holy Cross Province to continue their ministries across America and internationally in places such as Haiti, and care for their priests and brothers, who now have a median age of 72. During this time I have observed that the City and the Retreat Center have followed all the

1

rules giving the public the opportunity to have input into the project and they have a right to develop their property in conformance with local planning and zoning requirements.

Mater Dolorosa's plan calls for the development of a modest number of single-family homes on the site that will be good for Sierra Madre. The plan will provide a new park at no cost to the City, new tax revenues, new customers for local businesses, and the opportunity for the City to avoid penalties from Sacramento for not meeting its obligation to provide a sufficient number of new housing units.

Since the public will have ample opportunity to review and comment on the proposed development project, and it only establishes a fee structure and timeline for review of the proposed project, any delay will have a direct negative impact on people who need care. I urge that you take the necessary action to move this forward.

Thank you.

Sincerely,

Robert Law

Former Board member, and Retreat League Member

[REDACTED]
Sent: Monday, April 13, 2020 10:20 AM

To: Gabe Engeland <gengeland@cityofsierramadre.com>; Rachelle Arizmendi <rarizmendi@cityofsierramadre.com>; Gene Goss <ggoss@cityofsierramadre.com>; John Capoccia <jcapoccia@cityofsierramadre.com>; John Harabedian <jharabedian@cityofsierramadre.com>

Subject: Mater Dolorosa MOU Public Comment - 4/14/2020 City Council Meeting

Dear City Council Members,

I ask that you seriously consider approving the Memorandum of Understanding between the City and the Passionists of Holy Cross Province / Mater Dolorosa Passionist Retreat Center.

The rumors of Mater Dolorosa's attempts to rush this Memorandum through the City at this time (COVID-19) and that this Memorandum is a "done deal" are totally unfounded. This Memorandum provides for additional public review and

1

comment on a future development agreement. This is not an "under the table" document – the public was informed on March 10th that such a Memorandum was being developed.

We began working with the City 13 years ago, beginning in 2007. The Province / Retreat Center has always been forthcoming with the reason for this project – that is to raise funds critically needed by the Passionists of Holy Cross Province to continue their ministries across America and internationally, and to care for aging brothers and priests whose average age is 72.

This project would provide single-family homes, a new park at no cost to the city, new tax revenues, new residents to patronize local businesses, and an opportunity for the City to avoid penalties from Sacramento for not meeting its obligation to provide new housing units.

I have been affiliated with the Board for over 10 years, and a long time retreatant.
Thank you for your consideration.

Sincerely,

Sara Law

MDR Board Assistant Secretary
[REDACTED]

> On Apr 10, 2020, at 9:03 AM, Chris Leclerc [REDACTED]

>

> Hello city council members and management staff:

>

> I'm told that one of the tabled topics to be discussed next week, during one of the city council meetings - to be held minus the privilege of public attendance - is that of signing an MOU between the city and the developer of the monastery property.

>

> While I have to admit I don't know the exact language of the proposed MOU, it sounds to me like it would move us one step closer to commencement of this enormous and imposing construction development project.

>

> As we all know, this project has been a source of contention for many Sierra Madre residents, and I myself agree that it will be a tragic thing to have happen to our community. However, I do understand that property owners have certain rights and I would not want to prevent the diocese from capitalizing on their own property.

>

> In light of the sensitive and potentially contentious nature of this issue, I feel that the city signing a memo of understanding, or any form of agreement with the developers during what is basically a global "lock-down" due to the COVID-19 virus, would be no less than unethical on your part.

>

> Folks in town are distracted as they are everywhere right now. Many are applying for financial assistance. Others are wondering if they will be able to keep their homes or have a job when this is all over. They are not focused on what's happening with the city council. I realize we do have the ability to weigh-in via e-mail before the meetings, as I have done today, but I still feel that very few are aware of what's going with the city at the present time. It is my strong opinion that this issue should be put on hold until all residents who wish to express their opinions are afforded the opportunity to do so in person, at an open-forum city council meeting.

>

> Thank you for your service and for your consideration regarding this matter.

>

> Sincerely,

> --

> Chris Leclerc

[REDACTED]

Laura Aguilar

Subject: FW: Monastery Heist

From: Dave L [mailto:]

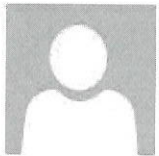
Sent: Wednesday, April 8, 2020 4:52 PM

To: Gabe Engeland <gengeland@cityofsierramadre.com>; Rachelle Arizmendi <rarizmendi@cityofsierramadre.com>; Gene Goss <ggoss@cityofsierramadre.com>; John Capoccia <jcapoccia@cityofsierramadre.com>

Subject: Monastery Heist

Take no action until after the pandemic subsides. Why would any rational person even consider such a project @ this time?

I hope you all don't think nobody will notice,they will. You are not the Trump regime you are accountable to the citizens you serve.



Tue 4/28/2020 10:37 AM

Dave L. [Redacted]

Re: Hello

To Gabe Engeland

Thank you! I know it's a pain in the arse,he works for a company called Ecivis in Pasadena and can not help out-proprietary..... lol I'm gunna try to watch tonite but please try to proceed with the Monastery project in any case.....Dave [Redacted]

On Tue, Apr 28, 2020 at 10:32 AM Gabe Engeland <gengeland@cityofsierramadre.com> wrote:

Hello Mr. Link,

My name is Dee Dee Lockhart, and I am the Administrator as Sacred Heart Retreat, Holy Cross Province in [REDACTED]

Sacred Heart Retreat is the house for the aging members of the Holy Cross Province.

Our median age is 87 in this Monastery.

This project is being undertaken to raise funds critically needed by The Passionists of Holy Cross Province to continue our ministries here in the United States and internationally, and care for our senior priests and brothers.

These funds are greatly needed for the upkeep of the medical, dental, psychological, dietary and physical needs of the aging religious.

These men have served internationally and locally preaching missions and supply work (which is filling in for priest for vacations, illness, etc.)

Most cannot drive anymore and still reach out and minister online and hear confessions in the house (Pre Covid-19) we did have 1 confession through the glass door the other day.

Most are no longer able to bring in funds to help sustain the house and donations do not cover the cost of maintaining this household.

I am sure our donors are giving to all kinds of good causes due to the virus, but we have seen a large decrease in donations during this time.

This is their retirement time and we desperately need funds to be able to care for these men all while adhering to their vow of poverty.

Delaying the execution of the MOU may have a direct negative impact on the people to whom we minister. Due to the impact of the global COVID-19 crisis, this could include tens of thousands of people.

I ask that you please take all this into consideration when making your decision.

God Bless

And Thank You

Dee Dee Lockhart
[REDACTED]

Laura Aguilar

Subject: FW: PHONE CALL

From: Susan Clifton
Sent: Monday, April 13, 2020 1:04 PM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Subject: PHONE CALL

John Loftus at [REDACTED] – called in support of the MOU for Mater Dolorosa - he said you do not need to call him but wanted his support recorded.



Susan Clifton, Account Tech
City of Sierra Madre
232 W. Sierra Madre Blvd.
Sierra Madre, CA 91024
(626) 355-7135 ext. 304 – Monday – Thursday; 7:30 am to 5:30 pm
Please Conserve Water – 1 unit = 748 gallons of water



From: Lawrence Lopez [REDACTED]
Sent: Sunday, April 26, 2020 1:01 PM
To: Gabe Engeland
Subject: Mater Dolorosa Retreat Center

Being affiliated with the passionate for many years let me to learn what their goals are to maintain and reach out to all for spiritual guidance. In order to keep their ministry going they need the funds which give them the opportunity to sell the property of Mater Dolorosa Retreat Center. These funds will keep the ministry going for many years to come Sincerely Lawrence Lopez

From: [REDACTED]
Sent: Saturday, April 18, 2020 1:44 PM
To: Gabe Engeland
Subject: Support of Mater Dolorosa/Public Comment RE: Mater Dolorosa MOU/ City Council Meeting April 24

Dear Mr. Engeland,

I attended the City Council meeting in March and came away very impressed and confident with the presentation by Mater Dolorosa as to the proposed sale and development of the unused Meadow portion of Mater Dolorosa's property. It is unfair and unreasonable to delay the MOU's consideration. Community members can voice their concerns in the future. Mater Dolorosa has a legal right to sell their property and it seems that they are attempting to do so in a thoughtful manner, mindful of the impact on the community. Please take appropriate action as quickly as possible so that this good option is not lost.

Sincerely,

Maureen Manocchio

From: mpmanocchio@verizon.net [REDACTED]
Sent: Thursday, April 23, 2020 1:01 PM
To: Gabe Engeland <gengelad@cityofsierramadre.com>
Cc: Rachelle Arizmendi <rarizmendi@cityofsierramadre.com>; Gene Goss <ggoss@cityofsierramadre.com>; John Capoccia <jcapoccia@cityofsierramadre.com>; John Harabedian <jharabedian@cityofsierramadre.com>
Subject: Public Comment Mater Dolorosa MOU April 24 City Council Meeting

Dear Gabe,

I would like to express my strong support for approving the Memo of Understanding between the the City of Sierra Madre and the Mater Dolorosa Retreat House regarding the proposed development on their property.

There is no reason to delay the approval of this agreement which merely establishes a fee structure and timeline for review of the proposed project and does not represent any approval of the project itself. Approval of the the MOU does not preclude the public from reviewing and commenting on the project.

Mater Dolorosa has been a great neighbor to the City for nearly ninety years. This project is vital to the Passionist Community in order to raise funds to take care of the Order's priests and brothers whose median age is 72years. Keep in mind that work on developing this project started in 2007. The Passionist Fathers have been most reasonable and patient during this arduous experience. It is time to move forward.

Sincerely,

Terry Manocchio
A resident of the City of Sierra Madre for 32 years.

Laura Aguilar

Subject: Monestry project

From: karen marquedant [mailto: [REDACTED]]

Sent: Thursday, April 9, 2020 9:07 AM

To: Gabe Engeland <gengeland@cityofsierramadre.com>

Subject: Monestry project

Please do not sign any papers or proceed with this project until the virus pandemic is over.

Thank you

Roy & Karen Marquedant

From: Charles Mason [REDACTED]
Sent: Monday, April 27, 2020 8:02 PM
To: Gabe Engeland
Cc: Cameron Thornton
Subject: Public comment April 28,2020 Council Meeting - Mater Dolorosa MOU

Dear Council Members,

My wife and I are in favor of your positive vote to develop more single family residences and maybe even a park for the children. We have a special place in our hearts for Sierra Madre because my wife's father lived there for many years and we visited him often. We think this City is extremely special and it needs more housing.

Thank you in advance for your consideration,

Sincerely,

Charles W. and Christine K. Mason

Laura Aguilar

Subject: Monastery Development

-----Original Message-----

From: Toni Mazaros [mailto:]

Sent: Wednesday, April 8, 2020 7:21 PM

To: Gabe Engeland <gengeland@cityofsierramadre.com>

Cc: Rachelle Arizmendi <rarizmendi@cityofsierramadre.com>

Subject: Monastery Development

City Council and City Managers,

Please consider this surreal time of adjustment for businesses and families during this pandemic. Please allow more time for in person meetings and discussions before signing on with a developer in regards to the Monastery. Please honor the feedback of current residents as the decisions will greatly impact our daily lives.

Thank you for your consideration!



Mon 4/27/2020 11:14 PM

missastrocats



Other Options

To Public Comment

You forwarded this message on 4/27/2020 11:46 PM.

Barbara McCallon



I'm having difficulty understanding the opposition to an assistant living establishment. It could be built to look similar to the beautiful old monastery, probably in the same location or a bit lower. The parking lot wouldn't have to be very large. This would be FAR less obtrusive than 40 houses!!! There are already delivery trucks going up there. The deer wouldn't be disturbed. All those houses are going to RUIN Sierra Madre. Already the few cars driving down when the gates are open are traveling very fast, way over the speed limit. I can't imagine 80 plus cars. Sunnyside will probably be the exit street of choice to get to the 210 to Pasadena and Los Angeles. Also I keep hearing rumors that droughts are going to continue. We just do not need 40 plus houses added.

Thank you.

--

>^..^< >^..^<

Laura Aguilar

Subject: Monestery property

From: jjsmileyface@cs.com [mailto: [REDACTED]]

Sent: Thursday, April 9, 2020 11:21 AM

To: Gabe Engeland <gengeland@cityofsierramadre.com>; Rachele Arizmendi <rarizmendi@cityofsierramadre.com>; Gene Goss <ggoss@cityofsierramadre.com>; John Capoccia <jcapoccia@cityofsierramadre.com>; John Harabedian <jharabedian@cityofsierramadre.com>

Subject: Monestery property

Dear Council Members:

As a resident of Sierra Madre, I am alarmed that the City Council is preparing to sign a deal with developers for the Dolorosa property during the pandemic lockdown. I urge you to wait until the Governor lifts his restrictions. This is too important to our city.

Sincerely,
Jamie McNary, [REDACTED] Camillo Road

From: [REDACTED]

Sent: Monday, April 20, 2020 2:10 PM

To: Gabe Engeland <gengeland@cityofsierramadre.com>

Subject: Public comment on City consideration of Retreat Center MOU

Dear Mr. Engeland:

The Passionists of Holy Cross Province and Mater Dolorosa Passionist Retreat Center, after over ten years of study, outreach, and prayer, have come to the conclusion they have no choice but to sell the development parcel to generate the necessary funds. This project is being undertaken to raise funds critically needed by the Passionists of Holy Cross Province to continue their ministries here in the United States and internationally, and care for their senior priests and brothers.

If the Passionists were able, they would not develop the property. The Passionists have studied a number of different scenarios, including the community of Sierra Madre buying the property. The Passionist Property Task Force has also reached out to a number of different philanthropic organizations to purchase the property; they looked into different grant opportunities and explored launching a significant fundraising program to raise the needed money from within their donor base. These strategies were not successful.

As you are aware the Passionists of Holy Cross Province and Mater Dolorosa Passionist Retreat Center have a legal right to develop their property and want to do so in conformance with local planning and zoning requirements. The Passionist are willing to work cooperatively with the City, including doing their part through contributing a new park and limiting the density of a single family residential development. I believe, this is the right approach for all. The Memorandum of Understanding being considered creates a framework that is fair to Mater Dolorosa and also to the City of Sierra Madre. I urge you to vote for approval of the MOU.

Thank you very much for considering my comments.

Sincerely,

Carl Middleton

Laura Aguilar

Subject: Please stop work on the Monastery project

-----Original Message-----

From: Edward A Miller [REDACTED]

Sent: Wednesday, April 8, 2020 6:02 PM

To: Gabe Engeland <gengeland@cityofsierramadre.com>; Rachelle Arizmendi <rarizmendi@cityofsierramadre.com>; Gene Goss <ggoss@cityofsierramadre.com>; John Capoccia <jcapoccia@cityofsierramadre.com>; John Harabedian <jharabedian@cityofsierramadre.com>

Subject: Please stop work on the Monastery project

Dear City Council,

I'm very concerned about the prospect of adding an entire development of homes on the monastery grounds, which is only a block or so close to my home.

Please do not proceed with your MOU or take any action with regard to that project until the state COVID stay at home order is lifted, so the public can be involved in this huge decision.

Thanks, and stay healthy!

Ed Miller
former General Plan Steering Committee member

From: Joe Montalbano [REDACTED]
Sent: Sunday, April 19, 2020 9:46 AM
To: Gabe Engeland
Subject: Public comment on City consideration of Retreat Center MOU

Dear Mr. Engeland:

Regarding the subject of this email, I would like to point out that this project is being undertaken to raise funds critically needed by the Passionists of Holy Cross Province to continue our ministries here in the USA and internationally, and to care for our senior priests and brothers. After over 10 years of study, outreach and prayer, we have no choice but to sell the development parcel to generate the necessary funds.

I urge the City Council to vote in favor of the MOU that will be considered during the April 28 Council meeting. After reviewing the MOU, it appears to me a fair document for the Passionists and also the City of Sierra Madre.

Thank you very much for considering my comments.

Sincerely,
Joe Montalbano, Chairman
Board of Directors
Holy Name Passionist Retreat Center
Houston, Texas

From: John Monzyk [REDACTED]
Sent: Friday, April 24, 2020 1:45 PM
To: Gabe Engeland
Subject: Public comment on City consideration of Retreat Center MOU

Dear Mr. Engeland,

I am a member of The Congregation of the Passion (a Passionist) writing to support the City Council of Sierra Madre entering into the Memorandum of Understanding.

There is not a member of Holy Cross Province who would not agree that Mater Dolorosa Retreat Center and its property is a crown jewel, not only for the Province but for Sierra Madre. General Superiors of the Congregation who have visited there have proclaimed it the most beautiful of all Passionist properties. We are thrilled to invite people to a period of reflection and refreshment at Mater Dolorosa. We ourselves love to come to province meetings there. We would only want such development that would not detract from the beauty or the mission of the property.

When the Passionists came to Sierra Madre the future looked quite different. Catholic Religious Orders were flourishing. It is no secret that Vatican II recognized service of laity in the church. In another era some of the Catholic men and women who are putting their lives on the line during this pandemic would have been members of Religious Orders. The number of members of our congregation is decreasing. I am the Local Superior of the Passionist Community in Louisville, KY where we care for our aged men. We have, and we will care for men who have served at Mater Dolorosa. These men can no longer be a source of income for the congregation, but instead their care depends on other means.

Allowing development of a portion of the Mater Dolorosa property would provide much-needed care for those in the waning years of a lifetime of service. Including public space as part of the development would allow all citizens the opportunity for reflection and refreshment which we have always envisioned as the mission of Mater Dolorosa.

Gratefully,

Brother John Monzyk, C.P.

Local Superior, Sacred Heart Retreat

Louisville, KY

To Joe Moons

Cc Public Comment

Mr. Gab Engeland

City Manager, City of Sierra Madre, CA

gengeland@cityofsierramadre.com<mailto:gengeland@cityofsierramadre.com>

Sub: Public comment April 28, 2020 Council Meeting – Mater Dolorosa MOU

Dear Mr. Engeland,

I hope this email finds you safe and healthy with God's grace during these uncertain times.

If we were able, we would not develop the property. We have studied several different scenarios, including the community of Sierra Madre buying the property. Our Property Task Force has also reached out to a few different philanthropic organizations, with the hope they might be convinced to purchase the property so it could remain as open space while providing the Province with much-needed money.

Finally, we also investigated different grant opportunities and explored launching a significant fundraising program to raise the needed money from within our donor base. In each instance, we have had no success.

After over ten years of study, outreach, and prayer, we have no choice but to sell the development parcel to generate the necessary funds which are critically needed for us Passionists of Holy Cross Province to continue our ministries here in the United States and internationally, and care for our senior priests and brother.

An approach where we work cooperatively with the City, including us doing our part through contributing a new park and limiting the density of a single-family residential development, I believe, is the right development for all. The Memorandum of Understanding being considered creates a framework that is fair to Mater Dolorosa and to the City of Sierra Madre.

I urge you to vote for approval of the MOU. Thank you very much for considering my comments.

Sincerely,

Fr. Joe Moons, C.P.

From: John Moore [REDACTED]

Sent: Thursday, April 23, 2020 8:27 PM

To: Gabe Engeland <gengeland@cityofsierramadre.com>

Cc: [REDACTED]

Subject: Public comment April 28, 2020 Council Meeting - Mater Dolorosa MOU

Dear City Manager Mr. Engeland, I am sending you this attached letter on behalf of my Grandfather, Uncles and Cousins who have a very long history of supporting Mater Dolorosa and the Passionists. Hoping for a positive outcome, and appreciate you taking the time to consider my letter.

Sincerely, John D. Moore

OUTERKNOWN ATTACHMENT

April 23, 2020

Dear Mr. Engeland and City Council,

I am writing to encourage a positive vote and resolution on behalf of the Mater Dolorosa Retreat House and the City of Sierra Madre.

Over the last 50 plus years many members of my family have attended and supported MDRH; this includes my Grandfather, Uncles and Cousins – in total, over 20 members of my extended family.

As you know this matter has been under development for many years and is necessary in supporting the ongoing efforts of MDRH to continue to support their community in the future. Especially considering the bedrock foundation of property rights to our American way of life, it is my belief that this MOU represents a valid path forward for all involved, the City of Sierra Madre, MDRH, and its contiguous neighbors.

Thank you for taking this matter to the city council and I respectfully encourage a yes vote in favor of moving this MOU forward.

Sincerely,

A handwritten signature in black ink that reads "John D. Moore". The signature is written in a cursive style with a large initial "J" and "M".

John D. Moore



From: S and J Moore [REDACTED]
Sent: Wednesday, April 22, 2020 12:23 PM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Cc: [REDACTED]
Subject: MOU between City of Sierra Madre and Mater Dolorosa, public comment

Dear Mr. Engeland and the City Council,

I am writing on behalf of the matter before the City of Sierra Madre regarding the MOU with Mater Dolorosa and the potential development of their property. My family: father, brothers, uncles, cousins have attended retreats and events and supported MDRH for well over 40 years. They have been a source of strength and growth in our lives and therefor MDRH is very near and dear to hearts.

I feel strongly in personal property rights and their foundational value in our capitalist society. The opportunity to build a small number of homes in concert with their neighbors input will be a valuable addition to the City and for its citizens. This is a win-win proposition for all from my perspective. Consequently I am encouraging your support and vote by the City Council to approve this development.

Respectfully submitted,
John L. Moore

From: David Muhs [REDACTED]
Sent: Friday, April 24, 2020 2:14 PM
To: Gabe Engeland
Subject: Public Comment - Mater Dolorosa MOU - April 28

Dear Mr. Engeland:

I am writing you this email in support of City Council approval of the draft MOU for the possible development of a portion of the Passionist Community property in Sierra Madre.

My home for the past 33 years is just south of the city border with Arcadia, but frankly, I identify much more with Sierra Madre as my community. I am a 30-plus year member of Saint Rita Parish. Sierra Madre is where I recreate, shop, dine and worship. I certainly would prefer that the "Meadow" below the Mater Dolorosa Retreat Center remain undeveloped. At the same time, I recognize the right of property owners to develop their property in accordance with local laws and regulations.

I have read the materials published on the City website, including the draft MOU. I certainly would be in favor of a low-density residential development versus an institutional use. It appears that the Passionists have made several generous concessions to the City in order to enter into the MOU. I see that there will be ample opportunity for workshops and public hearings where input from those most affected will be provided to the City and property owner.

I urge the City Council to approve the MOU at its meeting on April 28 to continue the process of determining the best development options for the property owner, City and its residents.

Sincerely,
David Muhs

[REDACTED]

From: Jill Muhs [REDACTED]
Sent: Friday, April 24, 2020 2:18 PM
To: Gabe Engeland
Subject: Mater Dolorosa MOU Public Comment

Dear Mr. Engeland:

I am contacting you to inform you and the City Council that I support the approval of the Memorandum of Understanding regarding possible development of the "Meadow" property owned by the Retreat Center.

I visit Mater Dolorosa for my annual spiritual retreat. I understand the need for the Passionist Community to meet their future financial obligations through the sale of part of their property to a home builder. I have read the article in the local newspaper by Mayor Capoccia and I would much prefer that a small number of homes be built on the lower part of the property as opposed to an institutional use building. I think that individual homes would be a much better fit for the retreat center and the local neighbors.

The Passionist Community first decided they wanted to develop the property in 2007. This process has been delayed for far too long. It is time to enter into this MOU so that all parties can participate in the decision-making process, in a reasonable timeframe. I believe the MOU as currently drafted allows for this to happen.

I encourage the City Council to approve the MOU on April 28th.

Sincerely yours,
Jill Muhs

[REDACTED]

From: Ronan Newbold [REDACTED]
Sent: Tuesday, April 21, 2020 11:05 AM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Subject: Public comment on City consideration of Retreat Center MOU

Dear Mr. Engeland,

This short email is to encourage you to help the Passionists with us who will be retiring soon. I am 77, worked as a missionary in Japan for 30 years and have been back in the states for 20 years now. Two hip replacements and one hip repair I am about ready to join the ranks of our retirement community - Louisville. The money we will receive from this sale of our property in Sierra Madre will go to supporting our missions in India, our ministry in Birmingham, AL, and our other ministries here in the USA, and to take care of me when I retire in Louisville! So I just want to ask your support in the process of making this possible. I will be praying for you when this comes up in the City Council of Sierra Madre that all goes well. Thank you for taking the time to read this.

Sincerely,

Fr. Ronan Newbold, CP

[REDACTED]

Mr. Gabe Engeland

CITY MANAGER,

Sierra Madre, California

Dear Mr. Engeland,

It is with due respect that I, Father Alfredo Ocampo, C.P., Religious Formation Director of our Passionist seminarians and member of the Provincial Council of Holy Cross Province, write to you in support of the property development project that The Passionists of Holy Cross Province and Mater Dolorosa Retreat Center have undertaken to raise funds to sustain and continue our ministries in the United States and internationally and care for our senior brothers and priests.

Please, be aware that postponing the implementation of the Memorandum of Understanding (MUO) may have a direct negative impact on the people entrusted to our apostolic ministries and pastoral care. Due to the impact of the global COVID-19 crisis, such a decision could indeed end up negatively affecting thousands of people. For you may already know that the Passionists of Mater Dolorosa Retreat Center have courageously and decisively joined the community of First Responders to this pandemic crisis by supplying meals and groceries to shelters and offering virtual worship and faith sharing services online, just as Passionists from other parts of our country and the world are doing it.

As you may know, The Passionists of Holy Cross Province and Mater Dolorosa Retreat Center possess the legal right to develop their property, as long as it is done in compliance with local planning and zoning requirements. In fact, the proposal for residential development attempts to significantly minimize the impactful application of their legal rights, as compared to any of the authorized institutional practices that are allowed under the property's current zoning.

A collaborative approach that allows us to work with the City of Sierra Madre by doing our part through contributing a new park and limiting the density of a single-family residential development, I believe, is the right development project for all. Therefore, I respectfully urge you to vote for approval of the MOU being considered, for it certainly creates a framework that is fair to both Mater Dolorosa Retreat Center and the City of Sierra Madre.

Thank you very much for considering my comments.

Sincerely yours,

Fr. Alfredo Ocampo, C.P.
Passionist Formation Director

ATTACHMENT

The Passionists of Holy Cross Province St. Vincent Strambi Community



April 24, 2020

Mr. Gabe Engeland
CITY MANAGER,
Sierra Madre, California

SUBJECT: Public Comment – April 28, 2020 Council Meeting – Mater Dolorosa MOU

Dear Mr. Engeland,

It is with due respect that I, Father Alfredo Ocampo, C.P., Religious Formation Director of our Passionist seminarians and member of the Provincial Council of Holy Cross Province, write to you in support of the property development project that The Passionists of Holy Cross Province and Mater Dolorosa Retreat Center have undertaken to raise funds to sustain and continue our ministries in the United States and internationally and care for our senior brothers and priests.

Please, be aware that postponing the implementation of the Memorandum of Understanding (MUO) may have a direct negative impact on the people entrusted to our apostolic ministries and pastoral care. Due to the impact of the global COVID-19 crisis, such a decision could indeed end up negatively affecting thousands of people. For you may already know that the Passionists of Mater Dolorosa Retreat Center have courageously and decisively joined the community of First Responders to this pandemic crisis by supplying meals and groceries to shelters and offering virtual worship and faith sharing services online, just as Passionists from other parts of our country and the world are doing it.

As you may know, The Passionists of Holy Cross Province and Mater Dolorosa Retreat Center possess the legal right to develop their property, as long as it is done in compliance with local planning and zoning requirements. In fact, the proposal for residential development attempts to significantly minimize the impactful application of their legal rights, as compared to any of the authorized institutional practices that are allowed under the property's current zoning.

A collaborative approach that allows us to work with the City of Sierra Madre by doing our part through contributing a new park and limiting the density of a single-family residential development, I believe, is the right development project for all. Therefore, I respectfully urge you to vote for approval of the MOU being considered, for it certainly creates a framework that is fair to both Mater Dolorosa Retreat Center and the City of Sierra Madre.

Thank you very much for considering my comments.

Sincerely yours,

A handwritten signature in cursive script, appearing to read "Alfredo Ocampo, C.P.".

Fr. Alfredo Ocampo, C.P.
Passionist Formation Director

From: Paul O'Daniel [REDACTED]
Sent: Saturday, April 25, 2020 11:10 AM
To: Gabe Engeland
Subject: Public comment on City consideration of Retreat Center MOU

Mr. Gabe Engeland,

I hope my email finds you well.

The purpose of my writing is to share with you my thoughts regarding the immense importance the "Meadows" initiative has to our Passionist Community.

This transaction will provide vital funding required by our Holy Cross Province to care for our aging priests and to continue our critical Passionist ministries. The delay of this initiative may have devastating consequences to those we minister, especially during this time of pandemic.

The Memorandum of Understanding is fair, crafted for mutual benefit and provides a framework that serves the best interests of all.

Please vote for the approval of the MOU.

Thank you and God Bless,

Paul O'Daniel

From: Daniel O'Donnell [REDACTED]
Sent: Monday, April 20, 2020 9:02 AM
To: Gabe Engeland <gengelad@cityofsierramadre.com>
Subject: Public comment April 28, 2020 Council Meeting - Mater Dolorosa MOU

Dear Mr. Engeland,

Although I am not a resident of your community, I have been visiting Mater Dolorosa Monastery and Retreat Center regularly since my first visit in 1980, when I joined the Passionist Community in a retreat and social justice trip to Baja California. On my first visit, the monastery stood overlooking the parcel of land now in question, "the meadows". This land provided a beautiful buffer from the "outside" world, giving the monks and their visitors the needed distance to allow them to pray and reflect on the world they temporarily left so they could grow personally in perspective and wisdom. Since the earthquake sometime after that visit, the monastery had to be torn down and relocated further back on the property with the retreat house. This earthquake made the parcel of land under consideration in today's meeting, superfluous and worse, an eyesore upon entering this beautiful space.

The Passionists since then have been good stewards of this land and over the many succeeding years have continuously but unsuccessfully sought to find appropriate use(s) for it. Today this search continues with your deliberations.

As a regular visitor to your area and to the Passionists Monastery and Retreat Center, I am writing to ask you to vote yes, to the Memorandum of Understanding before you which I believe will allow the Sierra Madre Community to appropriately grow and at the same time provide the Passionists with the much needed funds to continue their ministry of providing time and space for prayer, study and community growth in a time when the world needs this more than ever.

Thank you in advance for any consideration you give my plea.

Gratefully,

Daniel E. O'Donnell

[REDACTED]

From: Faith Offman [REDACTED]
Sent: Thursday, April 23, 2020 10:12 AM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Subject: Public comment April 28, 2020 Council Meeting - Mater Dolorosa MOU

Mr. Gabe Engeland,
City Manager

After over ten years of study, outreach, and prayer, The Passionists of Holy Cross Province and Mater Dolorosa Passionist Retreat Center have no choice other than to sell the development parcel to generate necessary funds.

An approach where we work cooperatively with the City, including us doing our part through contributing a new park and limiting the density of a single family residential development, I believe is the right development for all. The Memorandum of Understanding (MOU) being considered creates a framework that is fair to Mater Dolorosa and also the City of Sierra Madre. I urge you to vote for the approval of the MOU.

Thanks you for your consideration.

Sincerely,

Faith Offman

From: Kenneth O'Malley [REDACTED]
Sent: Tuesday, April 21, 2020 12:11 PM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Subject: Passionist's Meadpws

Mr. Gabe Engeland,

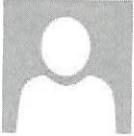
I am a member of the Passionist Community, stationed in Louisville, Kentucky.

I agree whole heartily with the Passionist Provincial Council's plan for the sale of the "Meadows" property at Sierra Madre, California (the City). It is very important to us that the City council of Sierra Madre (the City) is supportive of the development project. It is especially important that you have known Mater Dolorosa for such a long time. The successful sale of the "Meadows" property will be a major component for the care of our senior religious as well as for our ministries in the U.S. and abroad.

Thanks you,

(Rev.) Kenneth O'Malley, c.p..

--
Kenneth O'Malley, c.p.
Holy Name Community
[REDACTED]



Mon 4/13/2020 3:55 PM

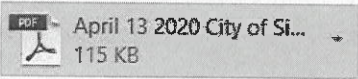
Pat O' [Redacted]

Agenda Item April 14, 2020 Comment

To Rachelle Arizmendi; Gene Goss; John Capoccia; John Harabedian; Gabe Engeland

Cc Laura Aguilar

1 You replied to this message on 4/13/2020 4:36 PM.



April 13, 2020

City of Sierra Madre
232 W Sierra Madre Blvd.
Sierra Madre, CA 91024

Dear Mayor and City Council,

rarizmendi@cityofsierramadre.com;
ggoss@cityofsierramadre.com;
jcapoccia@cityofsierramadre.com;
jharabedian@cityofsierramadre.com

The sale of 20 acres of property integrated within the real estate of the Passionists of Holy Cross Province location in Sierra Madre, CA is arranged to raise funds needed by the Holy Order to continue their ministries across America and internationally. Development of a modest number of single-family homes on the site will be good for: (1) the property, given this will be completed with respect of its location and it's primarily use (2) good for the city to stimulate revenue (3) good for the investor.

I object to the item being added to the City of Sierra Madre Council agenda for April 14th, 2020. I strive to see the mutual respect and trust everyone was assured would take priority in this development. The Catholic liturgical year revolves around two feasts: Christmas and Easter. They're high holy days because they commemorate the birth and Resurrection of the Church's founder, Jesus Christ. This development item has been added to the Council Agenda conducting business and rendering a decision during one of the most holy time periods in the Catholic Church. At some level the decision to add this item to the agenda demonstrates a lack of respect and sensitivity of the City Council and the Investor.

I have an investment with the Sierra Madre Retreat Center. I want the best for everyone, however, I do not want to be a loser in the project. I want to know I will have the same experiences I have had and assured this can be replicated in the future. Can we be assured the Neighborhood Residential Plans will be implemented with respect and consideration?

Adding this item to the agenda is demonstrating the city is doing what brings the most profit, not building a consensus with those involved at all levels of this project.

Thank you,
Patricia O'Toole



Cc City Manager gengeland@cityofsierramadre.com

April 13, 2020

ATTACHMENT

City of Sierra Madre
232 W Sierra Madre Blvd.
Sierra Madre, CA 91024

Dear Mayor and City Council,

rarizmendi@cityofsierramadre.com;
ggoss@cityofsierramadre.com;
jcapoccia@cityofsierramadre.com;
jharabedian@cityofsierramadre.com

The sale of 20 acres of property integrated within the real estate of the Passionists of Holy Cross Province location in Sierra Madre, CA is arranged to raise funds needed by the Holy Order to continue their ministries across America and internationally.

Development of a modest number of single-family homes on the site will be good for: (1) the property, given this will be completed with respect of its location and it's primarily use (2) good for the city to stimulate revenue (3) good for the investor.

I object to the item being added to the City of Sierra Madre Council agenda for April 14th, 2020. I strive to see the mutual respect and trust everyone was assured would take priority in this development. The Catholic liturgical year revolves around two feasts: Christmas and Easter. They're high holy days because they commemorate the birth and Resurrection of the Church's founder, Jesus Christ. This development item has been added to the Council Agenda conducting business and rendering a decision during one of the most holy time periods in the Catholic Church. At some level the decision to add this item to the agenda demonstrates a lack of respect and sensitivity of the City Council and the Investor.

I have an investment with the Sierra Madre Retreat Center. I want the best for everyone, however, I do not want to be a loser in the project. I want to know I will have the same experiences I have had and assured this can be replicated in the future. Can we be assured the Neighborhood Residential Plans will be implemented with respect and consideration?

ATTACHMENT

Adding this item to the agenda is demonstrating the city is doing what brings the most profit, not building a consensus with those involved at all levels of this project.

Thank you,
Patricia O'Toole



Cc City Manager gengeland@cityofsierramadre.com

-----Original Message-----

From: Michael Owens [REDACTED]

Sent: Tuesday, April 21, 2020 9:11 AM

To: Gabe Engeland <gengelad@cityofsierramadre.com>

Subject: Public Comment April 28, 2020 Council Meeting - Mater Dolorosa MOU

Mr. Engeland,

I am writing you in support of the approval of the Memorandum of Understanding between the Passionists of Holy Cross Province and the city of Sierra Madre.

The Passionists of Holy Cross Province and Mater Dolorosa Passionist Retreat Center are legally entitled to develop their property as long as it is completed in conformance with local planning and zoning requirements. This particular residential development proposal is more beneficial to the Sierra Madre citizens in so far as it is a significantly less impactful application of the Passionist's property rights than could occur under the property's current zoning.

The Passionists are engaged in many ministries both locally and internationally that have a critical need for funding. A major need is to meet the ever increasing housing and medical costs associated with caring for their senior priests and brothers. These are men who have dedicated their lives in service to others. It is only compassionate and fair to provide the funding necessary to provide those men with a decent quality of life in their retirement years.

The Passionists are proposing a development that will contribute a new park for the city and will limit the density of single family residential development. This is a proposal that is a win-win for Mater Dolorosa and also the city of Sierra Madre. I urge you to vote for approval of the Memorandum of Understanding.

Thank you for considering my comments.

Sincerely,

Michael Owens

From: Padilla, Richard (VPSA) [REDACTED]
Sent: Wednesday, April 22, 2020 12:01 PM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Subject: Public Comment on City Consideration of Retreat Center MOU

April 22, 2020

To:

Mr. Gabe Engeland

From: Dr. Richard Padilla

Re: Public Comment April 28, 2020 Council Meeting – Mater Dolorosa MOU

Dear Mr. Engeland,

As City Manager of Sierra Madre, I know that you want to assure the best quality of life for your citizens. I am writing to encourage you to enter into the proposed MOU with the Passionist Community that will allow them to sell a portion of their land for the development of single-family dwellings. My support for the MOU is based on my knowledge of the Passionist Community and my knowledge of your beautiful city.

While studying with the Passionists I had the opportunity to work at Mater Dolorosa Retreat Center for a year. I was also a part of several outreach programs that resulted in me spending large parts of four summers in Sierra Madre. I have also returned for visits throughout the years. I have very fond memories of Sierra Madre and the Passionist Retreat Center. My life path changed and I did not continue with the Passionists. I became an educator and worked for 29 years at three Texas public universities. Simply put, I strongly support the MOU because I know the Passionists are good stewards and the proposal sale will meet the needs of your community and their own.

The proceeds from the sale will help them address vital needs. The funds will help them continue their domestic and international ministries and assure their ability to care for their senior priests and brothers. As you know all too well, land anywhere these days, but especially in places like Sierra Madre are nearly impossible to acquire. I know that they sincerely wish that they did not have to sell any portion of their property. But this sale is critical to them. I know they will work closely with you to assure that the development of the property will be good for everyone. I especially liked seeing that a portion of the land will be set aside for a small park.

Thank you for your time and I look forward to hearing that this important initiative is approved.

Dr. Richard Padilla

Laura Aguilar

Subject: FW: Public comments on Discussion Item 1 - APPROVING A MEMORANDUM OF UNDERSTANDING BETWEEN THE CITY OF SIERRA MADRE AND THE CONGREGATION OF THE PASSION, MATER DOLOROSA COMMUNITY

From: Robert Parkhurst [mailto: [REDACTED]]

Sent: Tuesday, April 28, 2020 1:54 PM

To: Public Comment <publiccomment@cityofsierramadre.com>

Subject: Public comments on Discussion Item 1 - APPROVING A MEMORANDUM OF UNDERSTANDING BETWEEN THE CITY OF SIERRA MADRE AND THE CONGREGATION OF THE PASSION, MATER DOLOROSA COMMUNITY

Dear Sierra Madre City Council,

I am writing to express my support of Discussion Item 1 regarding the development of the Mater Dolorosa Community.

Sierra Madre is a fabulous city. It provides the best of a small town community with access to the second largest metropolitan area in the United States. We don't have a single stop light in town. It is one of the safest communities in the state. It has access to hundreds of miles of hiking trails in our back yard. It is a wonderful place to live.

I want to keep the small town feel of the City, while at the same time remaining fiscally sound and relevant. I am increasingly reading about cities with declining population where the city needs to cut services or, in the worst cases, declare bankruptcy. These cities are failing because they refuse to adapt. I do not want that for Sierra Madre.

The development of the the Mater Dolorosa Community is a sensitive subject. It will have large impacts on our City and its culture. I have read the proposal by the Congregation of the Passion and I think that the City has carefully considered and negotiated the impacts of this development. I think the Passionists have proposed a thoughtful and reasonable plan. The plan will create less than half the number of homes allowed, provide another park for City, donate 45 acres of open space to the City, and improve Bailey Canyon Park. The development will offset its use of water by implementing water saving projects throughout the City.

This proposal will set the tone for future developments in the City and it strikes the right balance between developing our City and maintaining our culture. I do not believe zero development is an option for Sierra Madre or any city. This is a very reasonable proposal and one that will continue to keep Sierra Madre a wonderful City to live and raise a family.

Sincerely,

Robert Parkhurst
[REDACTED]

Sierra Madre Management

It has been brought to my attention that the City Mayor is in private negotiations with the developers for the Monastery property. I thought the citizens put this issue to bed months ago.

I have been a resident of Sierra Madre for 41 yrs. I am against adding more homes to the city. Our city is unique and highly desirable. Adding more homes to the city is a risk to our way of living. As it stands now we don't have enough water for existing homes. Our aquifer is not large enough so we have to purchase expensive and lower quality of water.

We have to pay one of the highest utility taxes in the country. Why haven't our elected officials gotten the message yet? I see no benefit in adding more home either at the Carter property or the Monastery. Since moving here 41 years ago the traffic is almost unbearable. More homes means a lot more traffic which we can't handle now. What is the benefit to the citizens by adding more homes?

The negotiations are concerning. Why is it being done behind closed doors? This reeks of impropriety. What is more concerning is my understanding that the city is planning an open discussion on the issue on the 15th of April. Doesn't our city understand people cannot or should not attend because of COVID-19. Was this intentional?

We have voted for our Mayor and Council with the understanding they are there to represent the residents not the property developers. This smacks of railroading. It brings to mind the question of who is benefiting from this proposal. Certainly not the citizens.

This negotiation needs to be put on hold imperially until we are out of this pandemic. In the meantime the Mayor and Council should put together a plan which shows how this project would benefit us and have a vote as to what we, the citizens, want then consider a negotiation. Basically, how much is this going to cost the people in dollars and in traffic concerns

Ray Payne

[Redacted]

Ray Payne

[Redacted]

From: Jerry Pearson [REDACTED]

Sent: Saturday, April 11, 2020 4:36 PM

To: Gabe Engeland

Cc: Rachelle Arizmendi; John Capoccia; John Harabedian; Gene Goss

Subject: Public Comment on Mater Dolorosa MOU

Good Afternoon Gabe,

As you know, I've been involved in the planning process for the proposed residential development at Mater Dolorosa for over ten years. Our goal from day one has always been to create a project that will be compatible and harmonious with both the adjacent neighborhoods and the ministry of the Retreat Center. We envision an exemplary project that the City and its residents will be proud of and we believe that the donation of a 3-1/2 acre park to the City will be of great benefit to all residents of Sierra Madre. We also believe that the exceptional small enclave of new homes that we envision will compliment the look and feel and character of Sierra Madre, the "Village of the Foothills".

I support the proposed residential development at Mater Dolorosa and appreciate the consideration of the MOU by the City Council.

Jerry Pearson

From: Loretta P [REDACTED]
Sent: Thursday, April 23, 2020 6:42 PM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Subject: Council Meeting 4-28-20 RE: Mater Dolorosa MOU

Dear kind public servants,

I fully support the rights of property owners like the Passionists of the Holy Cross Province to submit a development project for consideration. These property owners need to raise funds to keep their nonprofit ministry serving the community of City of Sierra Madre. They have been working on this proposal for privately held property since 2007.

The retreat center is an important resource for Southern California residents as well as generations of my family. We have found unparalleled peace in the retreat center. If the Passionists lack funding, their work of promoting spiritual good health will be in jeopardy.

The Passionists have for years drawn visitors to the city, where guests spend funds and pay taxes.

I see no reason why a religious nonprofit should be singled out and prevented from providing a reasonable residential development. And this proposal is certainly MORE than reasonable.

Please convey our support for the single-family home development on the site. It will be good for the city, the community, and all who want to see a tremendous resource like Mater Dolorosa Retreat Center continue to thrive for generations to come.

Thank you for your time and careful attention to this matter.

Sincerely,
Loretta Pehanich, long-time supporter and visitor to Mater Dolorosa Passionist Retreat Center

From: Lucrecia Agundez [mailto: [REDACTED]]

Sent: Tuesday, April 28, 2020 12:09 PM

To: Gabe Engeland <gengeland@cityofsierramadre.com>
[REDACTED]

Subject: Public comment April 28, 2020 Council Meeting - Mater Dolorosa MOU

Dear Mr. Engeland,

I am a supporter of the Mater Dolorosa residential development project "The Meadows".

For the past 21 years Mater Dolorosa has been both a spiritual and up lifting place of employment and a sacred family place for me.

What makes it so special is all the Priest and Brothers who with their time, charisma and hard work

have given so much of their lives and dedication to make Mater Dolorosa special. I feel the end result of this project is

to benefit them through out the rest of their days. This will provide the Passionist of the Holy Cross Province to continue their ministry.

This will help raise the funds needed to care for our priest and brothers who now have a median of age 72.

I feel the Passionist of Holy Cross Province and Mater Dolorosa Passionist Retreat center have the right to develop their property following the local and planning and zoning requirements. Mater Dolorosa began working on this project 13 years ago back in 2007. It was not known that with the current events - action would have to be taken by the City council during this pandemic that has transformed how local government operates.

Please, I urge you to allow them to continue their development project.

Blessings,

Lucrecia Peregrina - Agundez

From: ALAN PHILLIP [REDACTED]
Sent: Saturday, April 18, 2020 7:56 PM
To: Gabe Engeland; Cameron Thornton Associates; ALAN PHILLIP
Subject: MOU

Dear Mr. Engeland,

I am a member of the Passionists of Holy Cross Province. Presently I live here in beautiful Sierra Madre. I would like to say a few words of support for the plan to develop our property in Sierra Madre. After ten years of study and discussion, I think the present plan for single-family residential housing is a reasonable use of the land that would enhance our immediate neighborhood. The plan is preferable to any authorized institutional use that would be allowed under the present zoning.

As you know the Passionist will work cooperatively with the city of Sierra Madre. I especially like the idea of us contributing land for a new park. This will be a nice addition for our neighbors, for right now our gates are closed most of the time due to retreats.

Part of the funds we will receive for the sale of this property will go to support our senior religious. As an eighty-year-old Passionist with cancer, this is an issue close to my heart.

The Memorandum of Understanding presently being considered creates a framework that is fair to Mater Dolorosa and also to the City of Sierra Madre. I urge you to vote for approval of the MOU.

Thank you very much for your attention to this matter.

Sincerely,

Fr. Alan Phillip, CP

Fr. Alan Phillip, C.P.
Mater Dolorosa Community

[REDACTED]

"Life is an attitude. Have a good one."
— Eric Lungeard

From: [REDACTED]

Sent: Sunday, April 19, 2020 4:46 PM

To: Gabe Engeland

Subject: Public comment April 28, 2020 Council Meeting - Mater Dolorosa MOU

Dear Gene,

* Thank you for working with the city council to try to develop an understanding about how we Passionists would sell and develop our property. In our eyes, we have a right to do this. We have tried in various ways to raise the money we need and haven't succeeded. This is our only and muchly needed choice.

* We are top heavy with older men and we need to take care of these priests and brothers who have so generously given their lives to others.

* We will be sensitive to neighbors and to the wants of the city of Sierra Madre, even to the point of setting aside some of our property for a park for all to use.

We appreciate your advocacy and thank you for working towards a working agreement where all can be happy.

Sincerely,

Fr. Cedric Pisegna, C.P.

[REDACTED]

Laura Aguilar

Subject: FW: Monastery Project

From: David Pistole [mailto: [REDACTED]]

Sent: Thursday, April 9, 2020 12:57 PM

To: Gabe Engeland <gengeland@cityofsierramadre.com>

Subject: Monastery Project

I live next to the Monastery and am against the development of the property. The approval of the project should be put off until there can be property public discussion of this project.

Please vote against approval of this project

David Pistole
[REDACTED]

From: Elizabeth Polenzani [REDACTED]
Sent: Sunday, April 26, 2020 8:46 AM
To: Gabe Engeland; MDRC Cameron Thornton; Elizabeth Polenzani
Subject: Public comment MOU with MDRC

To the Sierra Madre City Council:

I am writing to encourage the SM City Council to enter in a MOU with the Retreat Center. Since the early 1900's, the Passionist Community has been a stellar resident of Sierra Madre. Their property has been well kept physically and they have provided thousands of people with the opportunity for spiritual renewal and growth. Economically, as people have visited their center, their travels through the town have brought revenue to local businesses. Even though I reside in East Pasadena, I use many of the services of your town.

The revenue from the sale of the property below the actual buildings is critically needed to continue their ministry. Like all citizen, they have a right to develop their property in compliance with local zoning and planning requirements.

Please consider their request.

Elizabeth Polenzani
[REDACTED]
[REDACTED]

-----Original Message-----

From: Bob Porter [REDACTED]

Sent: Friday, April 24, 2020 7:16 AM

To: Gabe Engeland <gengelands@cityofsierramadre.com>

Subject: Public comment on April 28, 2020 Council Meeting – Mater Dolorosa MOU

Dear Sir,

I am write to you to ask you to please judicially consider the request of the Passionists of the Holy Cross Providence as they seek to convert a vacant area of land in the city into a useful development. As I see it their request could only help to serve the needs of the city of Sierra Madre as well as provide the Passionists with much needed financial support for Mater Dolorosa and their community.

It's my understanding that they have sought several avenues to develop this vacant property, but to no avail. The current proposal is certainly an attractive one. More importantly the Passionists community, in all fairness, deserves the right to develop the property in a way which is completely in line with the standards of Sierra Madre. This proposal would have significantly less impact on the community than any of the institutional uses currently allowed under the present zoning.

The presence of the Passionists in the city has been a long and beautiful one. Their contribution to the city has been significant. They deserve the support of the city at this time. Therefore, I ask and I urge you to please vote for the approval of the MOU.

I thank you for your kind consideration of my comments.

Sincerely,

Bob Porter

Laura Aguilar

Subject: FW: Preserve our Town

From: Mary Jo [mailto:]
Sent: Thursday, April 9, 2020 10:18 AM
To: Mary Jo < >
Subject: Preserve our Town

Thank you for all the work you do on behalf of making our community what it is today. I'm writing to voice my concerns over the proposed development at the Passionate Retreat Center. I feel that this development would negatively impact our community. The strain on our infrastructure as well as the increased population, I feel, would be too much.

My husband and I moved to Sierra Madre as newlyweds, first getting a puppy. Next bringing home each of our babies who are now 10-years-old, 7-years-old and 9-months-old. Our daughters go to Sierra Madre Elementary School. Our son will start at Sierra Madre Community Nursery School in fall in their toddler program. My husband jokes that I never leave town because everything I need is right here.

We chose Sierra Madre to raise our children in because we found it safe and held many of the values we hold dear. Growing up in Arcadia we are vastly aware of how a place can change. I've had family that has lived in Sierra Madre since the 1950's. I chose to work in town when I was in high school and have always loved it here!

I've been present at city council meetings in the past to learn, understand and support things that are important to me. With the obvious state of our world at this time it is not possible to be present to show my support. Please accept this email as my way of voicing my opinion.

Please keep our city, our town, the special place that it is!

Best,
Mary Jo Prince

From: Kevin Quinn [REDACTED]
Sent: Monday, April 27, 2020 2:11 PM
To: Gabe Engeland <gengelad@cityofsierramadre.com>
[REDACTED]

Subject: Public comment April 28, 2020 Council Meeting - Mater Dolorosa MOU

Dear Mr. Engeland:

I am a resident of the Upper Rancho area of Arcadia. What happens in the City of Sierra Madre affects me profoundly because I am a constant customer and supporter of its community, including its businesses and restaurants. In fact, on a daily basis I walk through the town as part of my exercise regimen. Sierra Madre is a very special place indeed and I, just as much as everyone else, am anxious that it may remain so as much as possible..

I have been an annual retreatant at Mater Dolorosa Passionist Retreat Center since 1997 and was a member of its Board of Directors from 2013-18. So, for some time now, I have been aware of the processes that have to be undertaken for the development of the lower property..

As all residents of the City of Sierra Madre should be aware - although it hasn't always seemed so - the Passionist Community has the right to develop its property in a way that would most benefit its mission and needs while, at the same time, do so in conformity with local planning and zoning requirements. The present proposal under consideration is for residential development that will be significantly less impactful on the Sierra Madre community than any of the institutional uses that are allowed under the present zoning for the subject property.

It is time now for the good neighbors of the City of Sierra Madre to thank that Passionist Community by enabling it to use its own private property in a way that will enable them to raise the funds critically needed by the Passionists of the Holy Cross Province to continue to provide care for its aging population of priests and brothers, and in its ministries across the United States and internationally in areas of critical need such as Haiti.

K. Casey Quinn
[REDACTED]

From: railsback sherm [REDACTED]

Sent: Thursday, April 23, 2020 10:50 AM

To: Gabe Engeland <gengeland@cityofsierramadre.com>
[REDACTED]

Subject: Mater Dolorosa Development Permit

I support the rights of property owners to submit a development project for consideration and expect prompt / fair consideration. As long as the project meets the legal requirements imposed through the planning process and does not harm the neighbors approval should be granted. The thought that Mater Dolorosa has been working on trying to get their property permitted since 2007 is one of the reasons housing has become so expensive in Calif. This is an extreme example of NIMBYism.

Sherman Railsback

From: Rachel Ramirez [REDACTED]
Sent: Monday, April 27, 2020 10:28 AM
To: Gabe Engeland <gengeland@cityofsierramadre.com>

Subject: Public Comment on City consideration of Mater Dolorosa MOU

Dear Mr. Engeland and the City Council of Sierra Madre,

My name is Rachel Ramirez and I am a current, though relatively new, employee at the Mater Dolorosa Passionist Retreat Center. Having joined the staff in November 2019 as a Development and Outreach Assistant, I feel it is important to share my thoughts and support of Mater Dolorosa's property rights as they pertain to the MOU with you.

While I can certainly understand the objections and concerns of townspeople against the sale and development of the land we refer to as "the Meadows," ultimately this project is being undertaken to raise critical funds needed by the Passionists of the Holy Cross Province to continue our ministries locally, across America and internationally. It's gorgeous land, currently characterized by a vast spaciousness and peacefulness that welcomes quiet reflection, carefree wildlife, and can imbue those who witness it with a sense of awe. I can personally attest to the latter, as this is the reaction I have everyday upon entering the gates of Mater Dolorosa on my way to work. For these and many other reasons, I can understand the desire to preserve it and maintain its serenity.

However, as someone who is actively involved in both the ministerial and fundraising aspects of the work we do at Mater Dolorosa (our Retreat Center being just one of the many parts of the Holy Cross Province of the Passionists), I firmly believe in the Passionists' of Holy Cross Province and Mater Dolorosa Passionist Retreat Center's right to develop the property in conformance with local planning and zoning requirements. The proposal for residential development represents a significantly less impactful application of their property rights than any of the institutional uses that are allowed under the property's current zoning. The reality of our world today is that the Meadows are an important asset for the Passionists—one that the sale, rather than the preservation, of could more substantially benefit the Passionists' mission, ministry, and community for years to come.

Lastly, the development of a modest number of single-family homes on the site will be good for Sierra Madre, providing a new park at no cost to the City; potential new customers for local businesses; and will help the City avoid penalties from the State of California for not meeting its obligation to provide a sufficient number of new housing units. Therefore, I believe it is in the City's interest to support the Mater Dolorosa MOU.

Thank you very much for the time you have taken to consider this brief letter on behalf of Mater Dolorosa and the Passionists, and know that we appreciate the work you do for the city in which we reside.

Sincerely,
Rachel Ramirez

Rachel Ramirez
Development & Special Projects Assistant
Mater Dolorosa Passionist Retreat Center
[REDACTED]

Laura Aguilar

Subject: FW: Monastery Development Project - During State and National Pandemic - Please Pause any Hearings Until After Pandemic is Over

From: m r [mailto:]

Sent: Thursday, April 9, 2020 8:16 AM

To: Gabe Engeland <gengeland@cityofsierramadre.com>; Rachelle Arizmendi <rarizmendi@cityofsierramadre.com>; Gene Goss <ggoss@cityofsierramadre.com>; John Capoccia <jcapoccia@cityofsierramadre.com>; John Harabedian <jharabedian@cityofsierramadre.com>

Subject: Monastery Development Project - During State and National Pandemic - Please Pause any Hearings Until After Pandemic is Over

Dear City Council and City Manager

Now is not the time for reaching any kind of agreement with the developer of the Monastery Property. We need to wait until the Governor of California has declared an end to the pandemic so that we can focus on what's best for everyone with that beautiful property. Now is simply not the time to be signing an agreement with a developer.

Please advise.

Thank you

Mike Randall

email addresses

gengeland@cityofsierramadre.com, rarizmendi@cityofsierramadre.com, ggoss@cityofsierramadre.com, jcapoccia@cityofsierramadre.com, jharabedian@cityofsierramadre.com

Laura Aguilar

Subject: FW: from Preserve Sierra Madre re: Monastery Update Email Revision

From: Preserve Sierra Madre [mailto:]

Sent: Wednesday, April 8, 2020 5:25 PM

Subject: from Preserve Sierra Madre re: Monastery Update Email Revision

Dear Supporters:

We inadvertently left off Council Member Harabedian's email address from our previous important email so here it is:

We need your help now! Please take a few minutes to email our City Council and City Manager and tell them that now is not the time for reaching any kind of agreement with the developer. We need to wait until the Governor of California has declared an end to the pandemic so that we can focus on what's best for everyone with that beautiful property. Now is simply not the time to be signing an agreement with a developer.

Their email addresses

are gengeland@cityofsierramadre.com, rarizmendi@cityofsierramadre.com, ggoss@cityofsierramadre.com, jcapoccia@cityofsierramadre.com, jharabedian@cityofsierramadre.com

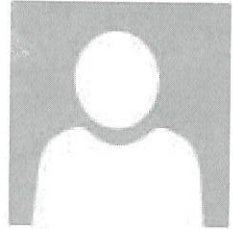
Thank you for your support.

Steering Committee

Preserve Sierra Madre

4/27/20 No document attached. Mr. Raxter was notified.
Verified by Laura Aguilar, Assistant City clerk

 Reply  Reply All  Forward



Mon 4/27/2020 12:03 PM

Alan Raxter



Mater Delorosa

To Public Comment; Rachelle Arizmendi; icapoccia@cityofsierramadre.com; Gene Goss; John Harabedian



Review and sign docum... ▾

307 KB

From: Scott Reynolds [REDACTED]

Sent: Friday, April 24, 2020 7:27 AM

To: Gabe Engeland <gengelad@cityofsierramadre.com>
[REDACTED]

Subject: Public comment April 28, 2020 Council Meeting - Mater Dolorosa MOU

My name is Scott Reynolds and I am writing today to urge the council to vote in favor of the MOU. The Mater Dolorosa Passionist Retreat Center has been a friend and neighbor to the people of the Sierra Madre community for decades. And now, when funds are critically needed, Sierra Madre has a unique opportunity to give back. The project under consideration by the council is well thought out and can only be seen as a win-win.

Again, I urge the council to give a thumbs up to the MOU.

Sincerely,

Scott Reynolds

Sent: Monday, April 27, 2020 3:21 PM

To: Gabe Engeland <gengelands@cityofsierramadre.com>

Subject: Public comment on City consideration of Mater Dolorosa Passionist Retreat Center MOU

Dear Mr. Engeland,

I am writing this email to support the Retreat Center in their efforts to develop their "Meadows" property.

- The Passionists of Holy Cross Province have every right to develop their property in conformance with the local planning and zoning requirements.
- Their proposed development is VERY CONSIDERATE of the impact it will have on the community. The residential density could be, according to zoning regulations, much higher; but, the Passionists are willing to put many fewer homes in the development to assure that open space, and a lovely master plan is in place. The homes in this development will add significantly to the property values of the neighbors.
- The inclusion of a park and its "in perpetuity" maintenance seems like the city is getting a very valuable gift from the Passionists. I wonder how many other developments create parks in their process.
- The previous campaign to stop the development was an embarrassment to those of us who have driven up Sunnyside hundreds of times to see hateful and untrue placards on display. The Retreat Center staff are professionals who are very willing to work with the City of Sierra Madre to add a richness to the community...they don't deserve to be maligned and slandered, for doing what is within their rights, and dearly needed by their Province for sustaining their religious community. I hope this time around the neighbors participate with a little more class.

I wholeheartedly support the Mater Dolorosa Passionist Retreat Center in their efforts to develop their Meadows.

Sincerely,

Eileen Richards

From: Pat Richards [REDACTED]
Sent: Monday, April 27, 2020 11:06 AM
To: Gabe Engeland <gengelad@cityofsierramadre.com>
Cc: [REDACTED]
Subject: Public Comment Regarding the April 28, 2020 City Council Meeting - Proposed Mater Dolorosa MOU

Mr. Engeland. I am writing to you to voice my support for the City Council to approve the proposed Memo of Understanding (MOU) between the City of Sierra Madre and the Passionist of Holy Cross Province and Mater Dolorosa Passionist Retreat Center. Although the Passionist Community introduced to the City and surrounding residents a proposal for a single family development on a portion of their property back in 2007: no one could not have anticipated that this MOU would be considered by the City Council during a pandemic which has changed the operation of Public Hearings. The Passionist Community and Mater Dolorosa Retreat Center have the right to develop their property in conformance with local planning and zoning laws. This development proposal for single family development will have a significantly less impact to the City and surrounding residents than various institutional uses. Thank you for the opportunity to comment regarding the proposed MOU, and look forward to hearing about a positive decision by the City Council

Pat Richards

Tue 4/28/2020 5:29 PM

Robinson, Kate <[REDACTED]>

Public comment April 28, 2020 Council Meeting - Mater Dolorosa MOU

To Gabe Engeland

C

Retention Policy CSM inbox 2 years (2 years)

Expires 4/28/2022

i This message was sent with High importance.

Dear Mr. Engeland,

I am writing to urge a **YES vote** by the City Council on the MOU for Mater Dolorosa retreat center.

I believe the proposed development is reasonable in scope and would be a welcome addition for the community.

I especially think the inclusion of a park for all the neighborhood to enjoy is a bonus.

The Passionist ministry has been helpful to my spiritual growth over my lifetime and I am supportive of their work.

Thank you for your consideration.

Kate

--

Kate Robinson [REDACTED]

 The linked image cannot be displa...

From: David Rodriguez [REDACTED]
Sent: Tuesday, April 21, 2020 12:08 PM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Subject: Public comment April 28, 2020 Council Meeting – Mater Dolorosa MOU

Mr. Gabe Engeland

I am writing you to ask that you support the sale and development project at Mater Dolorosa. We have undertaken efforts for some time in an effort to raise funds critically needed by The Passionists of Holy Cross Province to continue our ministries here in the United States and internationally, and care for our senior priests and brothers. I firmly believe that another delay in the execution of this project MOU may have a direct negative impact on the people to whom we minister, including those seeking our assistance that are affected by the current global COVID-19 pandemic.

The Passionists of Holy Cross Province and Mater Dolorosa Passionist Retreat Center have a legal right to develop their property, as long as it is done in conformance with local planning and zoning requirements. The proposal for residential development represents a significantly less impactful application of their existing property rights than any of the authorized alternative institutional uses that are allowed under the property's current zoning.

If given viable alternative choices, we would not develop the property. After over ten years of study, outreach, and prayer, we have no choice but to sell the development parcel to generate the necessary funds which the Passionist communities depend on. We have studied a number of different scenarios, including the community of Sierra Madre buying the property. Our Property Task Force has also reached out to a number of different philanthropic organizations, with the hope they might be convinced to purchase the property so it could remain as open space while providing the Province with much needed money. Finally, we also looked into different grant opportunities and explored launching a significant fundraising program to raise the needed money from within our donor base. In each instance, we have had no success, resulting in the MOU under consideration at this time.

I believe the current MOU approach where we work cooperatively with the City, including us doing our part through contributing a new park and limiting the density of a single family residential development, I believe, is the right development for all. The Memorandum of Understanding being considered creates a framework that is fair to Mater Dolorosa and also to the City of Sierra Madre. I urge you to vote for approval of the MOU.

Thank you very much for considering my comments.
Sincerely,

David M. Rodriguez

Laura Aguilar

Subject: FW: today's e-mail ——Monastery zoning

From: Elsa Saldaña [mailto: [REDACTED]]

Sent: Tuesday, April 21, 2020 1:30 PM

To: Gabe Engeland <gengeland@cityofsierramadre.com>

Cc: Rachelle Arizmendi <rarizmendi@cityofsierramadre.com>; Gene Goss <ggoss@cityofsierramadre.com>; John Capoccia <jcapoccia@cityofsierramadre.com>;

John Harabedian <jharabedian@cityofsierramadre.com>

Subject: Fwd: today's e-mail ——Monastery zoning

Hello Gabe,

I hope this email finds you well and safe.

I would like to say how very disturbing I found the information(if correct) in the email below which says the consideration for other than the residential option is out of the picture unless the zoning is not changed.

I have no financial interest and would like to have all options seriously considered for ANY company. I only know of one company, at this time, who would provide a presentation for an assisted living facility. This company was discussed with one of my neighbors:[Yes, Nexus will agreeable to put together an on line representation of how their Vivante projects operate, an what they look like...Also, they can provide a basic description of the size, height and density of the proposed Monastery project.].

Gage, public discussion is important, but if the cards are stacked, what is the point! What is the truth? I do not have any information to make an informed decision about which is the best option for our entire community.

Thank you for your continued consideration.

Sincerely,

Elsa Saldaña

Sent from my iPad

Begin forwarded message:

From: "Stauff, Clyde" < [REDACTED] >

Date: April 21, 2020 at 12:06:07 PM PDT

To: Elsa Saldaña < [REDACTED] >, Preserve Sierra Madre < [REDACTED] >

Subject: today's e-mail

I sent a friend of mine in SM (that has been involved with Monastery charity functions) information regarding the Nexus Vivante project. He is a friend of Cameron Thornton and forwarded my e-mail to Cameron. (who I have previously asked to consider the Nexus project.) The response from Cameron was that I did not listen well, was simply looking for a commission, , and that and they are going forward with the

residential project, and no consideration to the Vivante option would be considered unless the residential zone change does not get approved. I assume this with the Urban West people that approached the City in 2014 Bottom line is they refuse to evaluate the assisted living option at this time.

Clyde F. Stauff, SIOR
Senior Executive Vice President

License No. [REDACTED]

Dir +1 [REDACTED] | Mob +1 [REDACTED]

Main +1 [REDACTED] | Fax +1 [REDACTED]

Colliers International



2019
COLLIERS INTERNATIONAL
Top 10% Producer

Laura Aguilar

Subject: FW: The status of the Monastery project

From: Elsa Saldaña [mailto: [REDACTED]]

Sent: Wednesday, April 8, 2020 8:40 PM

To: Gabe Engeland <gengeland@cityofsierramadre.com>; Rachelle Arizmendi <rarizmendi@cityofsierramadre.com>; Gene Goss <ggoss@cityofsierramadre.com>; John Capoccia <jcapoccia@cityofsierramadre.com>; John Harabedian <jharabedian@cityofsierramadre.com>

Cc: preservesierramadrenow@gmail.com

Subject: The status of the Monastery project

Hello,

“Now is not the time for reaching any kind of agreement with the developer. We need to wait until the Governor of California has declared an end to the pandemic so that we can focus on what's best for everyone with that beautiful property. Now is simply not the time to be signing an agreement with a developer.”

Be well and stay safe.

Thank you for your consideration. Please advise.

Sincerely yours,

Elsa Saldaña

[REDACTED]

Sent from my iPad

From: Marta Salgado-Nino [REDACTED]
Sent: Saturday, April 25, 2020 2:01 PM
To: Gabe Engeland
Cc: Cameron Thornton Associates
Subject: Public comment April 28, 2020 Council Meeting - Mater Dolorosa MOU

Dear City Council Members,

Mater Dolorosa Passionist Retreat Center is a very special and sacred place to me.

I have been blessed to work in Sierra Madre at Mater Dolorosa Passionist Retreat Center for the almost three years. My two sons ran cross country at La Salle High School and frequently ran up Sunnyside and through the meadows of the retreat center. They also each attended their confirmation retreats at Mater Dolorosa.

Working closely with the Passionists has enriched me spiritually. I am proud to be a part of the Passionist family and ministry. I fully support the plan to sell the property.

The sale of the property will help to take care of the Passionists throughout the country. They are a group of priests and hardworking brothers who have dedicated their lives to God and helping others through retreats, schools and parishes. It is now time to ensure that they have the means to receive appropriate care during their golden years.

Mater Dolorosa and Holy Cross Province are within their rights to sell their property to a developer. As long as the development conforms with legal requirements, approval should be granted.

Sincerely,

Marta Salgado-Niño
Director- Finance and Administration
Mater Dolorosa Passionist Retreat Center
[REDACTED]

From: Joe Sanders [REDACTED]
Sent: Tuesday, April 14, 2020 12:00 PM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Cc: Rachele Arizmendi <rarizmendi@cityofsierramadre.com>; Gene Goss <ggoss@cityofsierramadre.com>; John Capoccia <jcapoccia@cityofsierramadre.com>; John Harabedian <jharabedian@cityofsierramadre.com>
Subject: Mater Dolorosa MOU Public Comment

Dear Mr. Engeland,

I am a long time retreatant, over 30 years, and an active participant in the activities at Mater Dolorosa Retreat Center. I have visited the retreat center hundreds of times over the years for both spiritual as well as service activities. I have served on multiple committees, the board of directors and also served as the chair of the board about 5 years ago. I was a charter member of the property committee when it was formed over 13 years ago, chairing that committee and the subsequent development task force for about 10 years. The committee came into being in 2007 when it became clear that the Passionists needed to exchange several of their properties around the country for retirement and ministry funds. While difficult for us to accept at first concerning our beloved meadow, over time we came to realize that many of us operate the same way in regards to our personal finances, our homes and our property. When retirement time approaches, we look for ways to withdraw funds from our various assets.

When we finally accepted this approach, we then became intensely interested in achieving the best possible outcome for the Passionists, the retreatants and the City. We were most interested in Mater Dolorosa being able to continue to operate in the serene environment that we had become accustomed to. This was the challenge we were taking on. We held numerous meetings of friends of Mater Dolorosa, other interested groups from around the City, developers and development organizations and even open town hall gatherings. This process of planning and communicating has gone on for over 13 years now and I can attest that every option raised has been explored in multiple variations. Although we have long wanted to fully engage with City planners and residents, and have open discussions, for much of the 13 years we have had to operate in secrecy for fear of being vilified for wanting to even consider developing the Passionists property.

Thank you for your recent efforts in bringing this project out into the light. I am convinced that this can lead to an amazing addition for the City in so many ways. I have enjoyed Sierra Madre restaurants on many, many occasions over the years and like most others enjoy the small town atmosphere. I am also a believer that careful growth is the lifeblood of any community or group.

I will work with Mater Dolorosa to do whatever we can to facilitate this effort by the City to assist in moving this project forward. Any project needs constituent alignment and an outlined process for moving the planning forward. The MOU under consideration does just that. The current COVID situation will pass. Sierra Madre has a great opportunity out in front of it to achieve a fantastic outcome for the good of today's residents as well as for future residents.

Thank you for your consideration of the MOU at this time,

Joe

Joseph Sanders
[REDACTED]

From: Dr. Al Santillanes [REDACTED]
Sent: Tuesday, April 21, 2020 3:58 PM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Cc: Rachelle Arizmendi <rarizmendi@cityofsierramadre.com>; Gene Goss <ggoss@cityofsierramadre.com>; John Capoccia <jcapoccia@cityofsierramadre.com>; John Harabedian <jharabedian@cityofsierramadre.com>
Subject: Public Comment on City's Consideration of Retreat Center MOU

April 21, 2020

I am sending you this e-mail because I am in support of the development of a modest number of single-family homes on the site. This development will be good for Sierra Madre by providing a new park at no cost to the City, new tax revenues, and new customers for local businesses in the community. Also, the creation of new housing assists the City in meeting its obligation to provide a sufficient number of new housing units.

Further, the City and the Retreat Center have followed all of the rules by giving the public the opportunity to have input into the project and will continue to do so. Even with the current citizen stay at home requirement because of the COVID-19 situation, members of the public will still have the opportunity to review and comment on the development agreement before the City Council acts on it. This project is being undertaken to raise funds that are critically needed by the Passionist order of the Holy Cross Province to continue their ministries across America and internationally to care for aging priests and brothers.

Finally, as of today there is no specific development project to review or comment on—there is no site plan or park plan, no Environmental Impact Report, and no traffic studies. These will all come in due time, when an appropriate schedule is established and with public input opportunities outlined in the Memorandum of Understanding. As you know, the public will have many opportunities to provide more informed comments when that information is available.

Albert Santillanes, DPA
Mater Dolorosa Board of Directors
[REDACTED]

From: [REDACTED]
Sent: Thursday, April 23, 2020 8:20 AM
To: Gabe Engeland <gengelands@cityofsierramadre.com>
Subject: Public comment April 28, 2020 City Council Meeting - Mater Dolorosa MOU

Mr. Gabe Engeland
City Manager, City of Sierra Madre, California:

I write as a 70+ year old, senior vowed member of the Passionists of Holy Cross Province, currently residing in Chicago, Illinois. I also serve the Passionists as the vowed Passionist religious assigned to promote religious vocations to our community, as well as Treasurer for the Passionists of Holy Cross Province.

I write regarding the proposed MOU with Mater Dolorosa Passionist Retreat Center and the City of Sierra Madre, regarding the possible sale of what we have termed the "Meadows" section of our property at Mater Dolorosa.

This project is being undertaken to raise funds critically needed by the Passionists of Holy Cross Province to continue our various ministries here in the United States as well as our international spiritual outreach, plus to adequately and justly provide for the ongoing care for our senior priests and brothers who reside both at Mater Dolorosa and throughout our Holy Cross Province / region.

Truly, if we were able we would not seek to develop the beautiful hillside property. Now, after over ten years of careful study and prayer, including professional consideration of a variety of scenarios, our Provincial leadership and our Property Task Force have no choice but to sell the development parcel to generate the necessary funds. The impact of the recent global COVID-19 crisis has heightened our sense of urgency.

We seek to work cooperatively with the City of Sierra Madre and its planning and zoning requirements, including contributing towards a new park and limiting the density of single family residential developments on the property. The Memorandum of Understanding being considered creates a structure that seems fair to both Mater Dolorosa and the City of Sierra Madre – building upon a relationship that has grown over almost 100 years of our Passionist presence in Sierra Madre.

Thus I encourage you to vote for approval of the MOU being considered at April 28, 2020 meeting of the Sierra Madre City Council.

I thank you for your consideration, and join you in prayerful support of our global community at this time of both crisis and opportunity.

Sincerely,

Fr. John Schork, C.P.

*Fr. John Schork, C.P.
Passionist Community*

[REDACTED]

From: Brian Seaman [REDACTED]
Sent: Monday, April 27, 2020 2:43 PM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Cc: cameron@cameronthornton.com
Subject: Mater Dolorosa MOU Public comment

Mr. Engeland:

I encourage you and the city council to heartily vote in favor of entering into the MOU for the following reasons.

- Very dear friends of mine have a long history of supporting Mater Dolorosa and the Passionists. My friend and multiple generations of his family have been blessed by the ministry of Mater Dolorosa. They regularly attend retreats at Mater Dolorosa going back to 1980.
- I support the rights of property owners to be able to submit a development project for consideration. As long as the project meets the legal requirements imposed through the planning process, including blending in with its neighbors, I feel approval should ultimately be granted.
- The Passionists of Holy Cross Province and Mater Dolorosa Passionist Retreat Center have a right to develop their property in conformance with local planning and zoning requirements. From what I understand, the proposal for residential development is reasonable.
- I support the rights of property owners to be able to submit a development project for consideration. As long as the project meets the legal requirements imposed through the planning process, including blending in with its neighbors, I feel approval should ultimately be granted.

Mater dolorosa has worked on this project for more than 10 years, I believe they began around 2007. I very much encourage you and everyone on the City Council to enter into the MOU.

Sincerely,

Brian S. Seaman

From: Janet Selinske [REDACTED]

Sent: Friday, April 24, 2020 1:52 PM

To: Gabe Engeland

Subject: Public Comment on April 28, 2020 Council Meeting RE: Mater Dolorosa MOU

Mr. Engeland,

I have been employed at Mater Dolorosa for the past 12 years. Additionally, I have attended retreats at Mater Dolorosa since 1998. It is a special place, not only for me but for so many others, including the residents of Sierra Madre. The Passionist Community there has been a part of Sierra Madre since 1924 when the Archdiocese of Los Angeles invited them to help with St. Rita's Catholic Church. The sale of the Meadows is important to help raise funds critically needed by the Passionists of Holy Cross Province to continue their ministries across America and internationally in places such as Haiti. The funds are also critical for the care of our priests and brothers, who now have a median age of 72.

I also believe the Passionists of Holy Cross Province and Mater Dolorosa Passionist Retreat Center have a right to develop their property in conformance with local planning and zoning requirements. I have experienced firsthand how much people have disregarded the fact that Mater Dolorosa is private property and treat the space as their own private park. We have had professional dog walkers bring dogs to walk the property, neighbors have private picnics on our grounds and hand gliders and remote drones fly and land on the fields. All of these activities have interrupted retreats in progress. The proposal for residential development represents a significantly less impactful application of the Passionist's property rights than any of the institutional uses that are allowed under the property's current zoning. It is also in keeping with the neighborhood and helps to alleviate the housing shortage facing our state. Development of a modest number of single-family homes on the site will be good for Sierra Madre; will provide a new park at no cost to the City; provide new tax revenues; have new customers for local businesses; and will help the City avoid penalties from the State of California for not meeting its obligation to provide a sufficient number of new housing units.

Sincerely,

Janet Selinske

From: Michael Seymour [REDACTED]
Sent: Monday, April 27, 2020 12:32 PM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
[REDACTED]

Subject: Public comment April 28, 2020 Council Meeting - Mater Dolorosa Passionist Retreat Center MOU

Dear Mr. Engeland, I am writing to let you know how much my wife Rebecca and I support the development of the lower property at Mater Dolorosa Passionist Retreat Center in Sierra Madre. We have been longtime friends and supporters of Mater Dolorosa for many years and so many local communities (and beyond) have greatly benefitted from the kind charm and spiritual home of the Passionist congregation. The proposed project is being undertaken to raise critically-needed funds by the Passionists of the Holy Cross Province. Monies received from the sale of the property will be used to care for the Passionist Province's aging religious members as well as help them continue their work and ministries across the U.S. and internationally. We support the rights of property owners to be able to submit a development project for consideration. As long as the proposed project meets the legal requirements imposed through the planning process, including blending in with its neighbors, we feel that approval should ultimately be granted. By entering into the MOU, Sierra Madre residents and the public at large will be able to voice comments and concerns about the project. Mater Dolorosa began work on this project back in 2007 and we urge the Sierra Madre City Council to **vote in favor** of entering into the MOU with Mater Dolorosa Passionist Retreat Center.

Sincerely Yours,
Michael D. Seymour

[REDACTED]

Laura Aguilar

Subject: FW: Development

From: Diane Shear [mailto: [REDACTED]]
Sent: Thursday, April 9, 2020 6:22 AM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Subject: Development

Hi
Please don't make any agreements with developers while the pandemic is on.

Thanks
John and Diane Shear

From: [REDACTED]
Sent: Monday, April 27, 2020 9:45 AM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
[REDACTED]

Subject: Public comment April 28, 2020 Council Meeting - Mater Dolorosa MOU

I write in favor of favorable consideration and approval by the City of Sierra Madre of the carefully thought out and well balanced submittal by Mater Dolorosa.

I am a lawyer. I has resided in San Marino for 32 years, and been involved in several land use concerns, not only in San Marino, but in Pasadena and adjoining cities. I have successfully built brand new homes in Los Angeles County tracts in Pasadena, and in San Marino and Pasadena, and am intimately familiar with the process of seeking approval and the conflicting concerns of neighbors.

What Mater Dolorosa has proposed is reasonable, moderate, takes into account the interests of neighbors, and has been carefully thought out, and should be approved.

I am willing to appear as a witness if the City thinks it would be beneficial to hear from me in person.

Very truly yours,

Allan Sheno

[REDACTED]

From: Claire Smith [REDACTED]
Sent: Friday, April 24, 2020 10:00 AM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Subject: Public comment April 28, 2020 Council Meeting – Mater Dolorosa MOU

Dear Mr. Engeland,

For more than ten years, Mater Dolorosa Passionist Retreat Center and The Passionists of Holy Cross Province have explored numerous ways to generate the necessary funds needed to ensure our ministries can continue and to care for our senior Passionists. The latter have willingly given their lives in service to the socially and spiritually poor and marginalized of society. After considerable study, outreach, and prayer, The Passionists have determined that they have no choice but to sell the parcel of land at Mater Dolorosa for development to generate the vital funds crucial to the future health of Passionist ministries and Holy Cross Province.

If able to do so, the Passionists would not develop the property. The Property Task Force actively pursued different scenarios, including reaching out to many different philanthropic organizations, with the hope they might be convinced to purchase the property so it could remain as open space while providing the Province with much-needed money. The Property Task Force also approached the community of Sierra Madre about buying the property. Finally, they looked into different grant opportunities and explored launching a significant fundraising program to raise the needed money from within our donor base. In each instance, the Property Task Force was unsuccessful.

An approach in which the Property Task Force works cooperatively with the City, including The Passionists doing their part through contributing a new park and limiting the density of a single-family residential development, I believe, is the right development for all. The Memorandum of Understanding being considered creates a framework that is fair to Mater Dolorosa and also to the City of Sierra Madre. I urge you to vote for approval of the MOU.

Thank you very much for considering my comments.
Sincerely,
Claire M. Smith

PLEASE NOTE: The Province Offices are closed at least through May 30, 2020, due to the Illinois Governor's mandatory shelter in place order. I will be working from home during this time and will have access to email. Should you need to get in contact with me, my cellphone number is [REDACTED]

Please stay safe and healthy!

Claire Smith, *Director of Communications*
The Passionists of Holy Cross Province

Laura Aguilar

Subject: FW: Monastery

From: [REDACTED] [mailto:[REDACTED]]

Sent: Wednesday, April 8, 2020 7:04 PM

To: Gabe Engeland <gengeland@cityofsierramadre.com>

Subject: Monastery

Hello Mr. Goss-

I live on Grove street. I would like to urge you to not change the Passionist Monastery zoning.

I think people live in Sierra Madre because every house is unique. We do not want to have large homogenous housing developments like Arcadia.

The Monastery property with Bailey Canyon Park serves as a corridor and buffer between wild animals and residents.

Thank you for your time,
Jonas Stafford

Sent from my Verizon LG Smartphone

From: Jorge Stanfield [REDACTED]
Sent: Thursday, April 23, 2020 8:30 AM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Subject: City Manager

Mr. Engeland,

I am a Passionist priest, a member of Holy Cross Province. I am stationed in Louisville, Kentucky.

Our Provincial Council has asked us to send a letter to you concerning our "Meadows" property.

This project is being undertaken to raise funds critically needed by the Passionist Of Holy Cross Province to continue our ministries here in the United States as well as our ministries abroad.

It will also be used to care for our senior priests and brothers.

After many years of research our Provincial Council has worked cooperatively with the City, including us doing our part through contributing a new park and limiting the density of a single family residential development.

The Memorandum of Understanding being considered creates a framework that is fair to Mater Dolorosa and also to the City of Sierra Madre. I urge you to vote for approval of the MOU.

Thanks for your work on this project,

Sincerely,

(Rev.) George Stanfield, C.P.

From: John Stanfill [REDACTED]
Sent: Saturday, April 25, 2020 9:26 AM
To: Gabe Engeland
Cc: Cam Thornton
Subject: Public comment April 28, 2020 Council Meeting - Mater Dolorosa MOU

Dear Mr. Engeland:

You do not know me but I have learned of your involvement through Cam Thornton.

First, as a property rights advocate, the matter under consideration is an important issue that if not approved is in direct opposition to the rights of a property owner to propose a plan for development.

Second, it is my understanding that you personally have gotten involved in that matter and may be serving as a champion of the rights of a property owner. For that you have my personal thanks.

Lastly, I urge the important approval of the Memorandum of Understanding that will provide the appropriate steps to afford the just rights of property ownership to Mater Delorosa.

Thank you for your leadership.

Earnestly,

John Stanfill

From: Mary Lou Stefano [REDACTED]
Sent: Friday, April 24, 2020 11:13 AM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
[REDACTED]

Subject: Public Comment for Council Meeting on April 28, 2020 Mater Dolorosa MOU

Dear City Council,

I am encouraging you to vote "yes" on this project. Thirteen years is a long time to finally come to an agreement. I believe this is a win, win for the City as well as the Passionists. They need the revenue to continue their mission and the City of Sierra Madre needs more housing and parks. I believe building a modest number of single family homes on the site will be a great opportunity for the City. This project includes approximately three to three and a half acres of open space. Areas for people to gather is a wonderful thing and sadly lacking in our cities. .This is a perfect scenario..

This project is a "must do".

Thank you,
Mary Lou Stefano

----- Forwarded message -----

From: **Patty Sullivan** <[REDACTED]>
Date: Mon, Apr 20, 2020 at 3:17 PM
Subject: Mater Dolorosa MOU Public Comment
To: <gengeland@cityofsieramadre.com>

Dear Mr. Engeland

Please accept the MOU, as presented, to allow a starting point for the landowners of "the Meadows".

We believe that the Passionists have been more than fair in offering multiple concessions to enable them to move forward with this project - particularly their offer to build low density housing, donate the 3.5 acre park (including ongoing park maintenance), and also donate 45 plus acres behind the monastery.

For nearly 100 years, the Passionists have been good neighbors in Sierra Madre and they deserve to be treated fairly.

Thank you,

Bill and Patty Sullivan
[REDACTED]

From: Natalie Svistoonoff [REDACTED]
Sent: Friday, April 24, 2020 12:31 PM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Subject: Public comment April 28, 2020 Council Meeting – Mater Dolorosa MOU

Dear Mr. Gabe Engeland,

The Passionists of Holy Cross Province are in critical need to raise funds to continue our ministries locally in the United States, and globally. Several of our Passionist senior priests and brothers are in need of care. Delaying the execution of the MOU will have a negative impact on the people to whom we minister.

To address a few areas of concern, we would prefer not to develop the property, however, we have exhausted all efforts to try to find and raise the funds to help us. Our past efforts to fundraise, approach other entities such as the community of Sierra Madre to buy the property and identify grant opportunities have all been unsuccessful.

At this point we have no other choice but to sell the parcel of property to generate the much needed funds.

Again, please consider the signing off on the Retreat Center MOU.

Thank you so much for your time and consideration to my comments.

Sincerely,

Natalie A. Svistoonoff, MPH
Executive Director

From: Phoenix Sustainable Group [REDACTED]
Sent: Monday, April 20, 2020 3:29 PM
To: Gabe Engeland <gengelad@cityofsierramadre.com>
Cc: [REDACTED]
Subject: Dear Mr. Gabe Engeland RE: Public comment April 28, 2020 Council Meeting – Mater Dolorosa MOU

Dear Mr. Gabe Engeland

RE: Public comment April 28, 2020 Council Meeting – Mater Dolorosa MOU

This project is being undertaken to raise funds critically needed by The Passionists of Holy Cross Province to continue our ministries here in the United States and internationally, and care for our senior priests and brothers.

Delaying the execution of the MOU may have a direct negative impact on the people to whom we minister.

We have studied a number of different scenarios, including the community of Sierra Madre buying the property.

Our Property Task Force has also reached out to a number of different philanthropic organizations, with the hope they might be convinced to purchase the property so it could remain as open space while providing the Province with much needed money.

Finally, we also looked into different grant opportunities and explored launching a significant fundraising program to raise the needed money from within our donor base.

In each instance, we have had no success.

After over ten years of study, outreach, and prayer, we have no choice but to sell the development parcel to generate the necessary funds.

An approach where we work cooperatively with the City, including us doing our part through contributing a new park and limiting the density of a single family residential development, I believe, is the right development for all.

The Memorandum of Understanding being considered creates a framework that is fair to Mater Dolorosa and also to the City of Sierra Madre.

I urge you to vote for approval of the MOU.

Thank you very much for considering my comments.

Sincerely,

Bill Taki
Passionist Finance Advisory Board Member (since 1989)

Laura Aguilar

Subject: FW: Please Wait!

From: Laura Thomas [REDACTED]

Sent: Friday, April 10, 2020 10:16 AM

To: Gabe Engeland <gengeland@cityofsierramadre.com>; Rachelle Arizmendi <rarizmendi@cityofsierramadre.com>; Gene Goss <ggoss@cityofsierramadre.com>; John Capoccia <jcapoccia@cityofsierramadre.com>; John Harabedian <jharabedian@cityofsierramadre.com>

Subject: Please Wait!

Dear City Council Members and City Manager,

It has come to my attention that a Memorandum of Understanding (MOU) will be signed in the near future regarding the development of land at the Mater Dolorosa Retreat Center. In this extremely stressful and unprecedented time in our world where people are afraid of COVID-19, people are out of work, and our entire community has been disrupted, DO NOT make such an important decision about the contentious topic of developing this property. This property development issue has been a significant concern to Sierra Madreans for well over 7 years now and any decisions about it should be HELD OFF till stay-at-home orders from our governor are lifted and people are working again. To make this decision now at this time is reckless and inconsiderate.

Thank you for your consideration about the responsible timing of this decision.

Sincerely,

Laura Thomas, BSN, RN

From: Andrew Thornton [REDACTED]
Sent: Wednesday, April 22, 2020 3:35 PM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
[REDACTED]

Subject: MOU for Mater Dolorosa Passionate Retreat Center - Public Comment from Andrew Thornton

Dear Mr. Engeland,

My name is Andrew Thornton, and I am the proud son of Cameron Thornton. In a similar fashion as himself, I have deep rooted connection with the folks over at Mater Dolorosa.

As a young man during High School, I was fortunate enough to spend a weekend at Mater Dolorosa for a Kairos Retreat. It was an enlightening time for myself. I was able to learn more of who I was as a man by exploring my faith and I would not have been able to accomplish that without the wonderful Passionist Priests there. As I said above, I was *fortunate* to be able to go to Kairos, but then I became *lucky* because I was asked to be one of the Leaders of a Kairos Retreat the following year. I'm not sure how familiar you are with a Kairos Retreat, but the individuals whom are asked to participate as leaders are given a certain *human trait or characteristic* to give a speech on a relate to the attendees utilizing experiences from their past. I was lucky enough to be able to present my experiences on the quality of *leadership*. I spoke about several topics and life moments, but one of the main things I was able to articulate to my peers about leadership is learning to be able to freely practice your faith and be confident enough to do it openly in front of your fellow human beings and I learned about this during my first Kairos Retreat. I have been apart of several events with Mater Dolorosa since these unforgettable memories I had during high school and am looking forward to continuing this in the future.

As I'm sure you are aware, the issue at hand has been going on for close to 15 years or so (I remember my dad talking about this while I was still living with my parents all these years ago!!!). And the reason this has been pursued for so long by volunteers of the Mater Dolorosa family is because how each person has been personally touched by the mission of the Passionist Priests. This has to be a good cause because why would so many people pursue something for so long? Food for thought...

Mr Engeland, I urge you to please consider moving forward with the MOU. These priests need the money that would come from the sale of their property to help keep them healthy and safe while entering a later stage in life. They have helped countless lives in the community you represent and it would be a wonderful way for you and the other kind folks who are with you to give back to them.

Thank you very much for your time. God Bless you and your families during this global health crisis.

Sincerely,

Andrew Thornton
Nelson & Associates
Outside Salesman - San Diego/South OC/El Centro
[REDACTED]

Laura Aguilar

Subject: FW: Public comment for the April 14, 2020 Sierra Madre City Council Meeting - Mater Dolorosa MOU

Importance: High

From: Cameron Thornton [mailto:]

Sent: Thursday, April 9, 2020 4:55 PM

To: Gabe Engeland <gengeland@cityofsierramadre.com>

Cc: Rachele Arizmendi <rarizmendi@cityofsierramadre.com>; Gene Goss <ggoss@cityofsierramadre.com>; John Capoccia <jcapoccia@cityofsierramadre.com>; John Harabedian <jharabedian@cityofsierramadre.com>

Subject: Public comment for the April 14, 2020 Sierra Madre City Council Meeting - Mater Dolorosa MOU

Importance: High

Dear Mr. Engeland,

I am writing as the spokesperson for the Mater Dolorosa Development Project.

Last night, Fr. Bruno from Mater Dolorosa forwarded an email to me that contained information associated with a Facebook post. I believe what I received was copied from the Sierra Madre Monastery Development page.

It is my understanding that the Sierra Madre Monastery Development Facebook page is “invitation only.” A couple weeks ago I requested membership in this group, but so far, I have not been accepted.

I believe the recent post that I read is both false and misleading in so many ways.

For anyone to suggest that we or the City are taking advantage of the COVID-19 crisis to rush through an agreement without adequate public input or that the MOU makes the project a done deal without further scoping meetings and required public hearings is naïve.

Since your hiring as City Manager, I am confident that both the City and Mater Dolorosa have communicated in a forthright manner.

You understand the history behind the decision made by Holy Cross Province in 2007 - some 13 years ago. We could not have anticipated then – nor could we have anticipated even on March 10, 2020 when the City Council notified the public that an MOU was being developed – that the MOU would be considered and potentially acted upon by the City Council during a pandemic that has transformed how local government operates.

There is no reason to postpone the MOU's consideration. It merely establishes a fee structure and timeline for review of the proposed project and does not represent any sort of approval of the project itself.

I believe you and the City Council understand, as I do, that we still have a right under state law for the timely processing of our proposal and by exercising that right we will in no way be limiting the public's right to comment on our proposal.

I humbly seek the public's input! We want to create the best possible development ever considered in Sierra Madre. We believe that one of the best ways to do this is by receiving and incorporating all of the comments the public wishes to share with us. To this end, we have created and posted FAQs and all public communication pieces we have done since the March 10th City Council meeting on our Mater Dolorosa website.

You probably will not be surprised when I tell you that I have not had one single member of the public, with the exception of Mr. Matt Bryant, talk with me about our proposed project.

On behalf of Mater Dolorosa and Holy Cross Province, I once again affirm our wish to continue in good faith with you and the City and enter into the negotiated MOU that the City Council will be considering at its April 14, 2020 meeting.

I look forward to addressing the City Council and the citizens of Sierra Madre at next week's City Council meeting.

Sincerely,
Cameron M. Thornton, CFP™

Cameron M. Thornton, CFP®
CTA Wealth Advisors, Inc.
Registered Principal, Cetera Advisor Networks LLC
California Insurance License # [REDACTED]



[REDACTED]

CTA Wealth Advisors, Inc. and Cetera Advisor Networks LLC are non-affiliated companies. Securities and some advisory services offered through Cetera Advisor Networks LLC (doing insurance business in CA as CFGAN Insurance Agency), member FINRA/SIPC, a broker/dealer and Registered Investment Adviser. Advisory services also offered through CTA Wealth Advisors, Inc. Unless the above message ("this message") expressly provides that the statements contained therein ("the statements") are intended to constitute written tax advice within the meaning of IRS Circular 230 §10.37, the sender intends by this message to communicate general information for discussion purposes only, and you should not, therefore, interpret the statements to be written tax advice or rely on the statements for any purpose. The sender will conclude that you have understood and acknowledged this important cautionary notice unless you communicate to the sender any questions you may have in a direct electronic reply to this message.

-----Original Message-----

From: Jane Thornton [REDACTED]
Sent: Wednesday, April 22, 2020 10:55 AM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Cc: [REDACTED]
Subject: Mater Dolorosa MOU 4/28 Council Meeting

Dear Mr. Engeland,

I was born and raised in Burbank in a very large Catholic Family. Part of our family culture was enjoying the annual BBQ family fiesta that took place for many years at the Passionists' beautiful haven up on the mountain in Sierra Madre. My mouth waters in recalling the unique and delicious barbecued meat from the big roasting pit in the ground! It was always good family fun.

More profound was observing my father's annual weekend trek to the retreat center, over decades, for his yearly Lenten spiritual retreat. I was the youngest of 8 children and we always looked forward to Dad's return on Sunday afternoon where he would bring us children holy cards or other spiritual memorabilia which we looked upon as little treasures. Eventually, as an adult woman, I too have enjoyed my own trek up the mountain for spiritual nourishment. I treasure the Passionists and their very, very unique mission!

With a degree in Public Administration and having worked in local government (City of Burbank), and as a lover of our United States Constitution, I hold dear our enshrinement of the personal rights of property owners. Hundreds of millions of people in today's world do not enjoy such rights. As I'm sure we both agree, Cities must be the first-line advocates who robustly fight on behalf of such rights. I have looked in detail at the proposed project being considered for "the meadows". The current proposal seems not only reasonable (and lovely), in accordance with zoning, but also generous in its inclusion of a park for the welcomed enjoyment by the current residents in the abutting neighborhood, and without maintenance costs to the City.

The Passionist Community has been present for close to 100 years in Sierra Madre. Wow. They have conducted a mission of prayer-meditation-and refreshment of spirit on those grounds. What a quiet and respectful "land use"! There's no doubt that they have been GOOD NEIGHBORS to the good folks of Sierra Madre. I strongly urge the City Council of Sierra Madre to approve the MOU with the Passionist Community... Sierra Madre's very good neighbor and century-old property owner, at the upcoming April 28th meeting of the Council.

Thank you for your serious and thoughtful attention.

Sincerely,
Jane Kubasak Thornton

Sent from my iPad

From: Thornton, Kimberly [REDACTED]
Sent: Wednesday, April 22, 2020 4:47 PM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Cc: [REDACTED]
Subject: Public comment April 28th, 2020 Council Meeting-Mater Dolorosa MOU

Dear Gabe Engeland,

Please vote in favor of entering into the MOU. By entering into the MOU, in no way will the public's rights to comment on the proposal be curtailed.

The project is very appealing to me. There are a modest number of family homes, and a 3-3.5 acre park. The Passionists of Holy Cross Province and Mater Dolorosa Passionist Retreat center have the right to develop their property in accordance with local planning and zoning requirements. As long as the project meets legal requirements and blends in with its neighbors, I feel the approval should be granted.

The Passionists are growing older. These funds are critical. The money received for the sale will be used to care for the aging members. It will also help them continue their ministries across the country and internationally.

Again, please vote in favor of entering into the MOU.

I appreciate your time. I wish you and your family well during this time,

Kim Thornton

Laura Aguilar

Subject: Monastery

From: Katherine Hopkins [mailto: [REDACTED]]

Sent: Thursday, April 9, 2020 5:14 PM

To: Gabe Engeland <gengeland@cityofsierramadre.com>; Rachelle Arizmendi <rarizmendi@cityofsierramadre.com>; Gene Goss <ggoss@cityofsierramadre.com>; John Capoccia <jcapoccia@cityofsierramadre.com>

Subject: Monastery

Dear SM council members,

I am a life long Sierra Madre resident writing to request that you please delay coming to any agreement re: the monastery property until a time when the community can participate. Given the current situation with COVID 19, we are unable to make our voices heard and it is not fair, practically underhanded, for a developer to push for such a decision of this magnitude to be made without us. I know you will respect our opinions in this matter.

Thank you so much,

Katie Tse

From: Manuel Valdez [REDACTED]
Sent: Monday, April 27, 2020 11:53 AM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
[REDACTED]

Subject: Public Comment- City of Sierra Madre Council Meeting MOU- Mater Dolorosa April 28-2020

April 27, 2020

RE: Mater Dolorosa – the City of Sierra Madre - Memorandum of Understanding April 28, 2020

Dear City of Sierra Madre Council Members,

Thank you for taking into consideration the Memorandum of Understanding (MOU) on behalf of the Passionists of Holy Cross /Mater Dolorosa. Mater Dolorosa's ministry has been of great support to the spiritual development of our family over the years, we hope to have their spiritual guidance for our children and theirs to come. We attend annual retreats as well as Holy Days at this special place in Sierra Madre.

I believe the ability to develop the property would benefit both the Passionists of Holy Cross /Mater Dolorosa and the entire community of Sierra Madre- surely Mater Dolorosa has a legal right to do so, but as good neighbors of Sierra Madre, this development would allow for more deserving families to make Sierra Madre their home. Not to mention, their proposed park area would bring great enjoyment to all the citizens of Sierra Madre.

The development would also allow for the Passionists to gain some financial security as the costs of retirement, healthcare, and their causes continue to rise.-some of life's challenges we all have to deal with, and we sometimes use the equity in our property to help. We ask that you allow the Passionists to use their resources for help.

The MOU would allow for the proper vetting of this project and gain input from the public. This would be a great starting point to help the City and Mater Dolorosa plan out their next moves with utmost transparency and vision.

I am in favor of the MOU and pray that you, the leadership of the citizens of Sierra Madre, vote in favor of entering into the memorandum with the Passionists of Holy Cross / Mater Dolorosa.

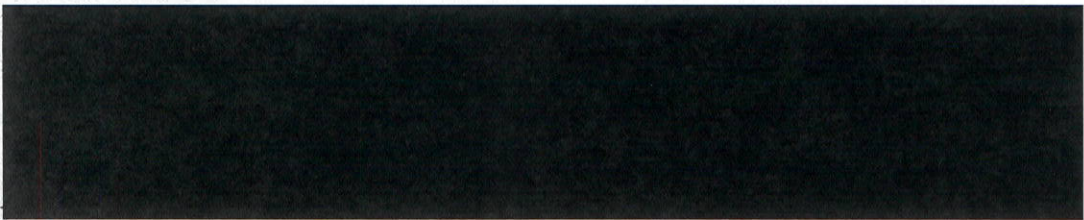
Sincerely,

Manuel Valdez

From: John Van Dyke [REDACTED]
Sent: Monday, April 13, 2020 9:59 PM
To: Gabe Engeland
Cc: Rachelle Arizmendi; Gene Goss; John Capoccia; John Harabedian
Subject: Mater Dolorosa MOU

Dear Mr Engeland,
Please see my attached letter regarding recent public comments on the Mater Dolorosa MOU.

John Van Dyke
[VancrestLogo]



City of Sierra Madre
Attn: City Manager

ATTACHMENT

April 13, 2020

Re: Recent public comments on the Mater Dolorosa/ City MOU

Dear Sir,

I have attended annual retreats at Sierra Madre since 1976. These retreats have played an important role in the spiritual life of my family and our large extended family. I have been intimately involved with the many events and celebrations over the years and am a current member of the Board of Director's. I am a former Chair of the board. To say I have a fair understanding of the heart of Mater Dolorosa would be understating the fact. Those of us affiliated with Mater Dolorosa have been and will continue to be good neighbors to this wonderful community.

I also live very near to Sierra Madre (Chevy Chase Estates) and feel close to your community for many reasons including having friends living there, not to mention residing in your fair City one weekend every year and visiting Mater Dolorosa much more than you would realize. I feel a kinship toward the good folks of your City.

I believe the modest number of homes at the "Meadow" and a beautiful park would be a blessing to the City in ambiance, family enjoyment, and revenue. I share many of the feelings some of the property owners in this vicinity have. I will miss the Meadow. However, isn't it better to allow the current plan that fits in with our beautiful neighborhood instead of either an institutional development or multi-family housing? Consider that with the notion that the owner's have a right to timely processing of their proposal. Their aim is to generate funds for urgently needed ministries.

Sierra Madre is a beautiful small City. I believe we should work thoughtfully and collectively to do the very best we can for her. Wouldn't you agree?

The public will have a long time to study and comment on the proposed plan.

My Very Best Regards,

John Van Dyke

From: Elizabeth Velarde [REDACTED]
Sent: Thursday, April 23, 2020 6:49 AM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Cc: [REDACTED]
Subject: Public comment April 28, 2020 Council Meeting - Mater Dolorosa MOU

Dear Mr. Engeland,

Thank you for the opportunity to offer comments in favor of the City of Sierra Madre entering into a Memorandum of Understanding with Mater Dolorosa Passionist Retreat Center regarding development of their property.

I served as the Administrator of the Retreat Center for 14 years. Most of those years were during the time the retreat center has sought to sell and develop the property. The Passionists are a religious community with an increasingly aging population of priests and brothers. The congregation is self funding with regard to care of its vowed members — housing and living expenses, caregiving staff, medical care, and everything that goes with living out one's years of life in our country. Many individuals and couples reach the point in their lives where they want to sell their primary home and property in order to help fund their lifestyle in their senior years of retirement. The Passionists surely have the right to make a similar decision and should not be prevented from selling a portion of this property to care for their elderly and continue their valued ministries.

Secondly, during my tenure, I observed that the Passionist task force working on this project always, without exception, went out of their way to plan a project that would be inherently compatible with the community in which Mater Dolorosa sits, and compatible with the ongoing ministry of the retreat center. I can only believe that a small community of single family homes would be very good for Sierra Madre providing new tax revenue, and new residents with disposable income to spend with the businesses in town.

I recall how people, including local residents, enjoyed spending time on the grounds at Mater Dolorosa. We always allowed folks access as long as it did not interfere with our youth ministry or silent retreats. I notice that there is a provision in the project for a sizable public park to be established at no cost to the city. I seriously cannot see a downside for the City in this transaction.

I wholeheartedly encourage Sierra Madre to enter into this MOU with Mater Dolorosa.

Elizabeth Velarde

[REDACTED]

From: [REDACTED]

Sent: Thursday, April 23, 2020 7:45 AM

To: Gabe Engeland <gengeland@cityofsierramadre.com>

Subject: Public Comment on city consideration of Mater Dolorosa MOU

Dear Mr. Engeland,

I was Executive Chef at Mater Dolorosa for 14 years. Beyond my rewarding culinary responsibilities for the retreats I experienced great joy in my observation of the tremendous good that comes from the ministries at Mater Dolorosa -high schools seniors, silent weekend retreats, groups from many denominations other than Catholic. I would say that not a single person visits Mater Dolorosa without experiencing a special moment, or day, or weekend, of peace and spiritual tranquility.

It is a sacred place which should always remain available to all. Ministries such as this face a significant struggle to stay afloat, especially with the increasing age of the Passionist priests and brothers. Releasing a portion of their property for sale or development will benefit this location, the Passionist Congregation and the ministries they support in the local community and around the country.

I support without hesitation that the City of Sierra Madre enter into this MOU with Mater Dolorosa.

Gus Velarde, Executive Chef

[REDACTED]

From: Ed Vidimos [REDACTED]
Sent: Sunday, April 26, 2020 4:01 PM
To: Gabe Engeland; Rachelle Arizmendi; Gene Goss; John Capoccia; John Harabedian
Subject: Public comment April 28, 2020 Council Meeting - Mater Dolorosa MOU

City Manager and City Council Members,

I'm trying to understand the question regarding actions happening at the Mater Dolorosa Retreat Center. It seems that by entering into the MOU the City has a position of some influence in the process.

The Passionists of Holy Cross Province and the Mater Dolorosa Passionist Retreat Center have a right to develop their property in conformance with local planning and zoning requirements. The proposal for residential development represents a significantly less impactful application of our property rights than any of the institutional uses that are allowed under the property's current zoning.

Further, The Passionists of Holy Cross Province and the Mater Dolorosa Passionist Retreat Center are pursuing this project in order to support their ministries in the U.S. and around the world.

Development of a modest number of single-family homes on the site will be good for Sierra Madre, providing a new park at no cost to the City, new tax revenues, new customers for local businesses, and to meet legal criteria by providing new housing units.

Although we all might like to see the land remain undeveloped it does not seem that is an option. Therefore I support the city entering into the MOU with Mater Dolorosa.

Respectfully,

Ed Vidimos

From: Jeanne Warlick [REDACTED]

Sent: Sunday, April 26, 2020 8:53 PM

To: Gabe Engeland

[REDACTED]

Subject: Public comment April 28, 2020 Council Meeting - Mater Dolorosa MOU

Dear Mr. Engeland,

I would appreciate you sharing my thoughts with the following members of the Sierra Madre City Council and with the citizens of Sierra Madre:

Honorable John Capoccia, Mayor

Honorable Rachelle Arizmendi, Mayor Pro Tempore
Honorable Gene Goss, Council Member
Honorable John Harabedian, Council

My name is Jeanne Warlick. I am on staff at Mater Dolorosa Passionist Retreat Center. As of July 5, 2020, I will begin my sixteenth year of employment at Mater Dolorosa. As such, I feel the need to address the issue of the sale of the property known as "the meadows" at 700 N Sunnyside Avenue in the City of Sierra Madre.

Change in life is often difficult, but also inevitable. I want to share that on a personal level, this change has been an adjustment for me because when I drive through the gates of Mater Dolorosa every morning, I am rejuvenated. The thought of the meadows being developed causes me to think that the development of these beautiful grounds will not afford me the same feelings nor that of the retreatants who attend their weekend retreat every year.

However, when I reflect on the very purpose of selling the property at 700 N Sunnyside Avenue, it is not about me. It is about my Passionist family. That family includes the Passionist Community that lives at Mater Dolorosa; the dedicated Passionist Community and staff who believe in the ministry that transforms the lives of the retreatants and guests who come to our retreat center; all of the Passionists since 1924 who have served at Mater Dolorosa and served the city of Sierra Madre; the various ministries in the United States and internationally; and yes, the citizens of Sierra Madre who have ever visited our grounds or attended an event who will ultimately benefit from this development.

The mission of the Passionists at Mater Dolorosa and their traditions of preaching, hospitality and compassion have always welcomed those who wish to attend a weekend retreat or visit the beautiful gardens or grounds that we maintain. The Priests and Brothers at Mater Dolorosa are also active in the community of Sierra Madre and have been since 1924 when they arrived in Sierra Madre. The ministry of the Passionists of Holy Cross Province is not just the retreat ministry at Mater Dolorosa. There are many families and individuals across the United States and internationally in places such as Haiti who need food, health care, and spiritual nourishment. The sale and development of "the meadows" at 700 N Sunnyside Avenue will raise funds critically needed to support these ministries as well as our retired Passionist Priests and Brothers, who now have a median age of 72, and who depend on the Passionists for their livelihood. Even with this development, I know that our retreat center will continue to serve the needs of our Mater Dolorosa families and I will continue to be blessed as a member of this special family.

I would like to close by saying that the Passionists of Holy Cross Province have a right to use their property as they see fit and that includes selling "the meadows" for development in conformance with local planning and zoning requirements. The proposal for residential development represents a significantly less impactful application of their property rights than any of the institutional uses that are allowed under the property's current zoning. In addition, the City of Sierra Madre and its citizens benefit from this development because it provides a new park at no cost to the City; new tax revenues; potential new customers for local businesses; and will help the City avoid penalties from the State of California for not meeting its obligation to provide a sufficient number of new housing units.

Thank you and the Council for taking the time to think this through for the benefit of the City and its citizens, The Passionists of Holy Cross Province and Mater Dolorosa Passionist Retreat Center.

Mater Dolorosa Retreat Center and Holy Cross Province began working on developing the front meadow 13 years ago. At that time I was Provincial of Holy Cross Province and worked with a development committee of retreatants, real estate agents and lawyers. We attempted to work with the city to develop a project that could benefit both Mater Dolorosa and the City of Sierra Madre. The drought in Southern California occurred and we were delayed in further discussions. So I am happy that negotiations have begun again, and that the city council notified the public that an MOU was being developed and that it would be considered and potentially acted upon by the City Council.

From the beginning this project was undertaken to raise funds critically needed by the Retreat Center and the Passionists of Holy Cross Province. That need remains urgent today. Also, the benefits to both Holy Cross Province and the City of Sierra Madre remain and are further defined.

Therefore, I urge the city council to approve entering into the MOU.

I appreciate your consideration and leadership in this vital concern for the city and for the Passionists in Sierra Madre, the retreatants of Mater Dolorosa Retreat Center and Holy Cross Province.

Sincerely,

Fr. Don Webber, C.P.

Fr. Don Webber, C.P.

Office of Mission Effectiveness

Director

Laura Aguilar

Subject: FW: Monastery

From: Wheelock, Sherry L. [mailto: [REDACTED]]

Sent: Thursday, April 9, 2020 6:47 AM

To: Gabe Engeland <gengeland@cityofsierramadre.com>

Subject: Monastery

During the CoVID-19 time when people are not able to gather together to discuss important issues for Sierra Madre, specifically the future of the monastery, it is not the time for the City Council and City Manager to sign any agreements with the developer.

Sherry Wheelock
[REDACTED]

From: Wickhem, Lisa [REDACTED]
Sent: Friday, April 17, 2020 9:43 AM
To: Gabe Engeland <gengeland@cityofsierramadre.com>
Cc: Rachelle Arizmendi <rarizmendi@cityofsierramadre.com>; Gene Goss <ggoss@cityofsierramadre.com>; John Capoccia <jcapoccia@cityofsierramadre.com>; John Harabedian <jharabedian@cityofsierramadre.com>
Subject: FW: comment on City consideration of Retreat Center MOU- Please Consider

Hello,

I hope this email finds you healthy and safe in these uncertain times. I wanted to reach out to give a little background on my connection to the Mater Dolorosa Passionist Retreat Center, and ask for your consideration in completing this project. I grew up in Arcadia, and attended Holy Angels Elementary School and then La Salle High School. During my experience growing up, the Retreat Center has been a vital part of my religious exploration and a space for spiritual growth well into my adulthood. My siblings and I have attended adult retreats and my parents have been extremely involved in the ministry and work the retreat center provides. I'm sure I don't have to tell you what a special place the retreat center is. What many people don't know, is the Mater Dolorosa Passionist Retreat Center provides ministries far beyond the scope of our local community. The proposed project will allow for continuation of this ministry.

This project is being undertaken to raise funds critically needed by the Passionists of Holy Cross Province to continue our ministries across America and internationally in places such as Haiti, and care for our priests and brothers, who now have a **median age of 72**. This is not a case where a delay just means a developer will have to make additional interest payments to his bank; a delay here will have a direct negative impact on people who need care. This is the top priority for all to move this project forward in a timely manner.

If the City does not keep the project on schedule, it is opening the door to chaos. No one has any idea when normalcy will return due to COVID-19. I know the benefits, first hand, of this amazing organization and retreat center. My ask is that you support this project so that others may benefit as well. Thank you for your time and consideration.

God bless you and your family!

Warmly,

Lisa Wickhem | CSW, CSS [REDACTED]
E&J Gallo Winery | Sales Recruiting Manager: Southern Region
[glassdoor](#)

BEST PLACES TO WORK 2020
EMPLOYEES' CHOICE

-----Original Message-----

From: PATRICK WICKHEM [REDACTED]
Sent: Thursday, April 16, 2020 11:49 AM
To: Gabe Engeland <gengelad@cityofsierramadre.com>
Subject: Mater Dolorosa MOU Public Comment

Dear Gabe,

I have been a friend of Mater Dolorosa and The Passionists for more than forty years. These are great people who truly have an opportunity to bring revenue to the city and at the same time help themselves and their Province.

This project is being undertaken to raise funds critically needed by the Passionists of the Holy Cross Province to continue their ministries across America, and to care for their aged priests and brothers who now have a median age of 72. We can't delay this decision!

A delay will have a critical impact on many people who need care!

The development of a modest number of single family homes on the sight will be good for Sierra Madre, providing a new park at no cost to the city, while providing greatly needed tax revenues to the city! It is a complete win-win!

So many times I have driven up the driveway to Mater Dolorosa and have seen this large piece of land just sitting there—Now we can really make some good things happen!!

Thank you for your incredible leadership Gabe! You are smart and decisive! I enjoy watching you in action!

Stay safe and healthy!

Sincerely

Pat Wickhem
[REDACTED]

Laura Aguilar

Subject: Please wait until the virus has passed

-----Original Message-----

From: WILLIAM WRAY [mailto: [REDACTED]]

Sent: Wednesday, April 8, 2020 5:54 PM

To: Gabe Engeland <gengeland@cityofsierramadre.com>

Subject: Please wait until the virus has passed

To do any business on the development.

Thank You

William Wray family here since 1952.

Sent from my iPhone

Laura Aguilar

Subject: FW: Public Comment April 14, 2020 Council Meeting -Mater Dolorosa MOU

From: Kristin Yanish [mailto:]

Sent: Friday, April 10, 2020 3:47 PM

To: Gabe Engeland <gengeland@cityofsierramadre.com>

Cc: Rachele Arizmendi <rarizmendi@cityofsierramadre.com>; Gene Goss <ggoss@cityofsierramadre.com>; John Capoccia <jcapoccia@cityofsierramadre.com>; John Harabedian <jharabedian@cityofsierramadre.com>

Subject: Public Comment April 14, 2020 Council Meeting -Mater Dolorosa MOU

Dear Gabe Engeland,

The Passionists of Holy Cross Province have several ministries across America and internationally. In addition, they also care for their priests and brothers who are now getting on in years. With that being said, the development on the grounds at Mater Dolorosa Passionists Retreat Center is being undertaken to raise funds that are extremely essential for the ministries and care of Passionists. A delay would absolutely have a direct negative impact on the people who need care which is what the development of the property is about, not to delay the development so the developer will have to make additional interest payments to his bank. The need to develop the property came to light in 2007. There is no way that 13 years ago anyone could have known or anticipated a worldwide pandemic that has transformed how anyone would operate...local governments included and therefore that the MOU would be considered and potentially acted upon by the City Council. It is the right of the Passionists of Holy Cross and the Mater Dolorosa Passionists Retreat Center to develop the property in conformance with local planning and zoning requirements. The residential development that has been proposed, modest single-family homes and a new park, is far less impactful use of the property than any institutional uses that are currently allowed under the property's current zoning. The retreat center and the city have followed the rules in making any of the planning as transparent as can be and have given the public the opportunity to have input on the project. This will continue. Even with the current pandemic, the public is able to review and comment on the development agreement before any action is taken by the City Council.

Respectfully,
Kristin Yanish

From: [REDACTED]
Sent: Friday, April 24, 2020 11:19 AM
To: Gabe Engeland <gengeland@cityofsierramadre.com>

Subject: City Council Meeting of April 28, 2020 and the Consideration of the MOU

"It's only after you've stepped outside your comfort zone that you begin to change, grow and transform."
— Roy T. Bennett

Dear Mr. Engeland:

That quote is exactly what The Passionists of Holy Cross Province began fourteen years ago in 2006.

The Passionists knew that they had to begin visioning their future, and they knew that they had to step outside their comfort zone to make it happen. I was fortunate fourteen years ago to be a part of the initial stepping outside one's comfort zone process, and I am fortunate in 2020 to still be a part of it.

The Passionists have been visioning their future, both financially and spiritually for over a decade. The decision of selling property is never easy, but for the Passionists to achieve their future vision, the property that is referenced in the Memo of Understanding (MOU) must be developed.

300 years ago, the Founder of the Passionists, St. Paul of the Cross, had a vision to care for the poor and crucified. Today, his vision is even more relevant in the current world we live. The proceeds from the sale of the property at Mater Dolorosa allow the Passionists to carry out the vision of their Founder for at least another 300 years. The proceeds also allow the Passionists to care for their senior religious, who have been carrying out the vision of their Founder throughout their Passionist life.

Over these past years, the Passionists and the residents of Sierra Madre have been changing, growing and transforming. On April 28, that journey of stepping outside of one's comfort zone can continue. I encourage the City Council of the City of Sierra Madre to pass the MOU at its meeting.

Let the Passionists and the City of Sierra Madre vision together with this proposed development project and continue to change, grow and transform into the future.

Sincerely,

Keith

[REDACTED]
Keith A. Zekind
Director of Finance/Assistant Treasurer



April 28, Regular City Council meeting

PUBLIC COMMENT

AGENDA ITEM # 3 –

CONSIDERATION OF AWARD OF CONTRACT TO RECSOLAR INC FOR DESIGN AND CONSTRUCTION OF A 554 KW-DC SOLAR PHOTOVOLTAIC SYSTEM AT THE CITY YARDS AT A VALUE NOT TO EXCEED \$1,373,000 (WITHOUT ANY EXPENSE TO THE CITY)

COVID-19 NOTICE

As part of the City of Sierra Madre's COVID-19 transmission mitigation efforts, all City Council, Commission and Board meetings will be conducted virtually until further notice. The Brown Act provides the public with an opportunity to make public comments at any public meeting.

Public comment may be made by e-mail to PublicComment@cityofsierramadre.com by 6:00PM. on the day of the meeting. Emails will be acknowledged at the Council meeting and filed into public record.

Any member of the public may also call into the meeting to provide their comments. To provide public comment by telephone, please call in when your topic of interest is being discussed by the City Council and provide your name and the agenda item number. You will be placed in the cue until the Mayor opens up the topic for public comment. To participate in public comment, please call:

Phone Number: 669-900-9128

Meeting ID: 626-232-0232

Password: 232242

The meeting will be streamed live on the City's website at www.cityofsierramadre.com and broadcasted on Government Access Channel 3 (Spectrum)

For more information, please contact Assistant City Clerk, Laura Aguilar in the City Clerk's Office via email at LAguilar@cityofsierramadre.com or by telephone at (626) 355-7135.



April 28, Regular City Council meeting

LIST OF E-MAILED PUBLIC COMMENT FOR AGENDA ITEM # 3:

PARKHURST, ROBERT

COVID-19 NOTICE

As part of the City of Sierra Madre's COVID-19 transmission mitigation efforts, all City Council, Commission and Board meetings will be conducted virtually until further notice. The Brown Act provides the public with an opportunity to make public comments at any public meeting.

Public comment may be made by e-mail to PublicComment@cityofsierramadre.com by 6:00PM. on the day of the meeting. Emails will be acknowledged at the Council meeting and filed into public record.

The meeting will be streamed live on the City's website at www.cityofsierramadre.com and broadcasted on Government Access Channel 3 (Spectrum)

For more information, please contact Assistant City Clerk, Laura Aguilar in the City Clerk's Office via email at LAguilar@cityofsierramadre.com or by telephone at (626) 355-7135.

Laura Aguilar

Subject: FW: Public comments on Discussion Item 3 - SOLAR PHOTOVOLTAIC SYSTEM

From: Robert Parkhurst [mailto: [REDACTED]]
Sent: Tuesday, April 28, 2020 1:24 PM
To: Public Comment <publiccomment@cityofsierramadre.com>
Cc: James Carlson <jcarlson@cityofsierramadre.com>
Subject: Public comments on Discussion Item 3 - SOLAR PHOTOVOLTAIC SYSTEM

Dear Sierra Madre City Council,

I am writing to express my support of Discussion Item 3 (CONSIDERATION OF AWARD OF CONTRACT TO RECSOLAR INC FOR DESIGN AND CONSTRUCTION OF A 554 KW-DC SOLAR PHOTOVOLTAIC SYSTEM AT THE CITY YARDS AT A VALUE NOT TO EXCEED \$1,373,000 (WITHOUT ANY EXPENSE TO THE CITY)) being considered at the April 28, 2020 City Council Meeting. Specifically, I support the construction of the 554 KW solar generating system as well as the option to include a battery storage system.

As a member of the RFP review team and Commissioner on the Energy, Environment, and Natural Resources Commission, it was a pleasure to be a part of this process. The contract being brought before City Council tonight exceeds my expectations. When this project was first brought before you on January 28, it was estimated to cost the City \$1.1 million. The contract before you today will not cost the City any upfront capital. In fact, it will save the City money in its first year of operation.

In addition to the financial benefits of the system, this is an important project for our planet. Earlier this month, the National Oceanic and Atmospheric Administration projected a 75 percent chance that 2020 will be the warmest year on record. Temperature records began in the United States in 1880 and this will be the warmest year in the last 140. It will beat 2016, the current warmest year on record. The eight warmest years on record have been in the past decade. We cannot allow this trend to continue. The future of our City, State, Nation, and planet all depend on the actions we take in the next several years.

Thankfully there is some good news, something we all need in these challenging times. California is moving in the right direction with its energy and climate policies. Over the past decade, the State has gone from 13.9 percent renewable energy to 31.3 percent. By 2045 the state has set the goal to get 100 percent of its energy from renewable sources. Reaching that goal will require the installation of batteries to provide the reliable energy to which we have become accustomed. There is good news on batteries as well. Over the past decade, battery prices have fallen 87 percent, faster than the experts predicted and the majority of large-scale solar projects are now installing batteries because the economics make sense.

Just as the City did when they joined the Clean Power Alliance almost three years ago, Sierra Madre continues to be an environmental leader. I applaud the City for pursuing this renewable energy project and support the award of the contract to design and install solar panels and battery storage at the City maintenance yard.

Sincerely,

Robert