

From: [Laura Tipton](#)
To: [planningweb](#)
Subject: Re: January 3rd, 6:00 P.M. Planning Department Meeting
Date: Thursday, January 4, 2024 9:56:48 AM
Attachments: [image001.png](#)

Kayla,

It was nice meeting you last night and putting a face with a name. Thank you for allowing me to speak at last night's meeting on such short notice. Since I was not able to finish speaking last night and stay within the three-minute requirement, can I respectfully ask that my full letter from last night be forwarded to the City Planning Committee members?

Thank you,

Laura Tipton

Letter to Planning Committee Meeting For Jan. 3rd meeting
Letter Partially Presented by Laura Tipton at the meeting

First, thank you for all your hard work. I am here tonight voicing my concerns about the future plans of increasing traffic on West Cardella Road by joining El Redondo Drive and West Cardella Road. Before noon today I submitted a list of my concerns on this matter. I asked that my email be shared with the Planning Committee. I was told that my concerns would be part of the public comments for the Vesting Tentative Subdivision Map #1327, that will be heard on January 17th. I do hope that my concerns are shared with you and that the committee has plenty of time to review them before the meeting on the 17th.

After reviewing the December 20th planning meeting my husband and I became aware that the planning committee is not only working to approve 75 low density homes on the corner of El Redondo Drive and West Cardella Road, but they are also working to approve a plan to connect El Redondo and West Cardella in the very near future. At this time, we do not believe that West Cardella Road and State Highway 59 are ready for such an increase in traffic. We have been told that neither the City of Merced, County of Merced and/or the State of California have done any traffic studies or traffic analysis to connect El Redondo Drive and West Cardella Road. Since West Cardella Road is both in the city and county of Merced and intersects with State Highway 59, it would seem that all three entities have to come together to develop a plan for not only the safety of the residents in this area but for the drivers who will access these roads and Highway 59.

We know that the future plans of Merced call for West Cardell Road to be a major crossroad however at this time due to the poor condition of the road and the immediate

access to State Highway 59, we are asking that you and the developer come up with a way that you can build the 75 low density homes on the corner of El Redondo and Cardella and limit the access to West Cardella Road until Cardella Road and Hwy 59 are ready for an increase in traffic.

Keep in mind that most drivers do not drive down a road and wonder if it is safe or not, they assume that the powers that be have made decisions with the safety of themselves and their families in mind. So, if the Planning Committee approves the joining of Cardella and El Redondo at this time, most would believe that the Planning Committee and the City of Merced are implying that entering and exiting State Highway 59 from West Cardella Road is safe even with a major increase in traffic. I find it shocking that one would even consider connecting these two roads without doing a traffic study or making any needed improvements. I would think that this decision could open the City of Merced and the Planning Committee up to possible litigation and liability if it is found that the increased traffic made the route unsafe.

Please hear us, we do not want the corner of West Cardella Road and Highway 59 to be like the corner of Bellevue Road and Highway 59, when there were only two stop signs. We do not want the corner of West Cardella and Hwy 59 to have its own fatalities. Because of our concerns we are asking that you take the connection of El Redondo Drive and West Cardella Road very seriously and do not do it prematurely. Until it has been deemed safe, we are asking that West Cardella Road and El Redondo Drive remain separated by some type of barrier. This simple request would not hinder any new building and would come at very little cost to the City of Merced and/or developers.

Thank you for your time tonight and I look forward to coming up with a solution that keeps the community safe and the growth in the Merced area moving forward.

Laura Tipton
