

Agenda Item No. 2 – Public Comment

Starbucks Coffee Shop with a Drive-Through Lane in the Twin Oaks Shopping Center

Planning Commission Meeting – June 20, 2019

First Batch of Email Correspondence (33)*

(listed in the order received as of 12:00 Noon, June 18, 2019)

AH=Agoura Hills resident; OP=Oak Park resident

*Rachael Peck, AH
Laura Gross, AH
Robyn Britton, OP
Heleen Klein, AH
Diamond Martin, OP
Danielle Walsmith, AH
Ellen Best, AH
Jennifer Witten
Sunita Surajan, AH
Brandie Rosen
Douglas Way
Lola Stone, AH
Stefanie Rosen, AH
Serena Tobias
Larry Brown, AH
Ellen Miller, AH
Gayle Dembski, AH*

*Christian Kleven
Lorraine Crawford, AH
Amy Blatt
Jan Gerstel, AH
Janna Orkney, OP
Stephanie Matz, AH
Jordana Walsh
Marilyn Carpenter
Jodi Regan, AH
Maryann Johnson
Christopher J. Burdett, AH
Brenna Gutell, OP
Amy Stephens, AH
Jono Brown, AH
Joan Edwards
Drew Fountaine, OP*

**The attached email(s) were received after the printing and distribution of the regular Agenda Packet.*

From: Rachael
To: Kimberly Rodrigues
Subject: Agoura Hills Planning Commission
Date: Thursday, June 13, 2019 4:48:46 PM

To Whom It May Concern:

My name is a Rachael and I have been an Agoura Hills resident for 14 years. I also attended Agoura High School while I was living in Malibu at the time. I have seen a lot of growth and development living in these areas. I am

writing to express that I am very frustrated with the new proposed planning deal of the Starbucks Drive Thru on Kanan Road. I am very aware that times are changing and the population has increased. I am very familiar with the Starbucks coffee house on Kanan Road, because I use that to shop for my groceries, my dentist and our dry cleaners.

My husband and I live off of Kanan Road which we commute to and from to our places of work and other destinations. We commute to the 101 freeway from Kanan and in order to get there we pass the two shopping centers. We already deal with enough inconvenience of drivers exiting in and out of that shopping center where Starbucks is, ever since has been there, as well as traffic gridlock which already exists every day especially during rush hours. We think it's very selfish of the Starbucks employees and the planning commission to accept this proposal to change the coffee shop into a drive through. We can't believe that a proposal like this for this location would even be considered. For one, the drive through will cause more traffic and more accidents. There have been accidents in the past and gridlock continues.

There is already a drive thru Starbucks coffee shop five minutes away corner of Lindero Canyon and Kanan. Why do we need to have another drive through when there is one nearby? I've read comments from others on social media who favor the change to a drive through who seem to be very impatient people who run around with their head chopped off. And they feel it's the best thing for them. They don't care about residents like myself and my husband who slog through the traffic daily.

If it changes into a drive through it will cause a negative effect for the other stores in that shopping center. No one is going to want to deal with the drive through plus the parking. It's a small shopping center. The other stores will lose business because of the drive through.

Changing the Starbucks shop at the Kanan Road location into a drive through doesn't even make sense. The removal of the trees would cost a fortune and I don't think the city can afford to remove them. Someone said the trees would be unharmed. There doesn't seem to be a realistic decision.

If there was a drive through at this location , it would cause a nightmare for those of us who use Ralph's or other businesses such as Postal Annex or Wells Fargo. Even Yum Yum Donuts who sells coffees effected by the change

Please consider dropping the proposal. I've been reading a lot of silly excuses from others who are in favor of the drive thru. Such as not wanting to unbuckle their child then waiting in line. It's just shows how they don't have any patience and greediness like it's all about them. They also need to take advantage of the other Starbucks on Lindero. They can google search one near their places of work, school, church etc. since they are already commuting. There are multiple Starbucks drive throughs in Thousand Oaks and the valleys. We don't need one in the Kanan location.

Changing the Starbucks on Kanan into a drive thru is a huge mistake.

If their are issues with the roof (since it was Pioneer Chicken before Starbucks) is probably due for a makeover, but certainly not a drive through. The Starbucks is fine the way it is.

Regards,

Rachael Peck

Sent from my iPad

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From: rnestelpeck@gmail.com

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From: [Laura Gross](#)
To: [Kimberly Rodrigues](#)
Subject: Feedback - Starbucks Proposal
Date: Friday, June 14, 2019 10:53:47 AM

I am against the expansion of Starbucks, as I think it will cause a huge traffic problem. Also, I do not want to lose three magnificent oak trees!

Thanks.

Laura Gross
29851 Quail Run Drive
Agoura Hills, CA 91301
818 422 4853

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From: [Robyn Britton](#)
To: [Kimberly Rodrigues](#)
Subject: Feedback - Starbucks Proposal
Date: Friday, June 14, 2019 10:54:13 AM

Hi Kimberly!

It's been awhile as I live up in Oak Park now. But I drive past and shop in the Starbucks center.

Those oak trees are our heritage. They are more important than a multi-national company making a few more dollars.

I would beg the planning commission and council to think 50 years in the future and do everything in their power to preserve what cannot be replaced.

Thanks,
Robyn Britton

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From:

robynbritton@hotmail.com

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From: hakama4@yahoo.com
To: [Kimberly Rodrigues](#)
Subject: Feedback - Starbucks Proposal
Date: Friday, June 14, 2019 11:17:20 AM

Good am. Please share my opinion with the AH Planning Commission. I am opposed to the Kanan/TO location for a drive thru Starbucks. There is already too much traffic at peak times at that location. I can't imagine the chaos that will ensue when cars are stopped on Kanan waiting to turn into the drive thru lane. Thank you, Heleen Klein 30219 Walford Ct Agoura Hills, Ca 91301

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From: [Diamond Martin](#)
To: [Kimberly Rodrigues](#)
Subject: Feedback - Starbucks Proposal
Date: Friday, June 14, 2019 11:40:55 AM

Hi Kimberly,

I am not sure if I need to attend the meeting but I am definitely opposed to the drive thru. Kanan is already busy and crowded particularly during weekday mornings during the school year. The traffic that a drive thru would create is more than that area can handle. It already is a packed parking lot. I could only imagine the long trail of cars that would add to the congestion getting in and out of the shopping center.

If there is anything further that I can do please let me know.

Thanks,
Oak Park Resident
Diamond Martin

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From: [Danielle Walsmith](#)
To: [Kimberly Rodrigues](#)
Subject: Feedback - Starbucks Proposal
Date: Friday, June 14, 2019 11:57:48 AM

Dear City Council:

The proposed Starbucks remodel is beautiful, and a much needed upgrade to our neighborhood Starbucks, which is showing tremendous wear and tear. As a frequent Starbucks customer, I am looking forward to a more modern and updated venue.

BUT, there is HUGE caveat to this: there is absolutely NO WAY there should be a drive-thru as part of this project!! The traffic on Kanan is horrendous already, particularly during school drop-off and pick-up times. It can be nearly impossible to turn in and out of those shopping centers during the morning and afternoon rush times. I have witnessed many vehicle accidents during those times, and I can only imagine the danger the increase in ingress/egress traffic from a Starbucks drive-thru would create.

I am all for upgrading, updating and modernizing, but I draw the line at traffic safety.

Thank you for your consideration.

Sincerely,
Danielle Walsmith
Old Agoura resident

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To: krodrigues@ci.agoura-hills.ca.us
From: dwalsmith@gmail.com

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From: [Ellen Best](#)
To: [Kimberly Rodrigues](#)
Subject: Feedback - Starbucks Proposal
Date: Friday, June 14, 2019 12:35:07 PM

Dear K Rodrigues,

I am writing in opposition to the proposed Starbucks drive thru and remodel. I find this most appalling. This will be a traffic nightmare. It is already hard to drive around that area if you are trying to go from the Twin oaks shopping center to the next center where the Agoura Deli is. I can't believe that anyone would want to destroy that beautiful oak tree plus six more trees. The beauty of our city is slowly being destroyed. There is a Starbucks on every corner and there is already a drive thru on Kanan & Lindero. We can't handle anymore traffic on Kanan. Please stop this. Accidents will happen if this is built.

Regards,
Ellen Best
29207 Deep Shadow Dr
Agoura Hills, Ca 91301

Sent from my iPad

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To: krodrigues@ci.agoura-hills.ca.us

Message Score: 15

High (60): *Pass*

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From: ellen_best@earthlink.net

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From: [Jennifer Witten](#)
To: [Kimberly Rodrigues](#)
Subject: Feedback - Starbucks Proposal
Date: Friday, June 14, 2019 1:19:34 PM

Nooooo Starbucks drive through please! This will increase air pollution with the line of waiting cars. This also makes it even easier to use disposable cups adding to the landfill problem. I imagine this will also add to traffic congestion. Please no drive through Starbucks!

Sent from my iPhone

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To: krodrigues@ci.agoura-hills.ca.us

Message Score: 1

High (60): Pass

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From: jenniferwitten1@gmail.com

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From: [Sunita Surajan](#)
To: [Kimberly Rodrigues](#)
Subject: Starbucks Drive-Through
Date: Friday, June 14, 2019 2:13:07 PM

Hi,

I am an Agoura Hills resident.

In reference to the plans listed here:

<http://www.ci.agoura-hills.ca.us/Home/Components/Calendar/Event/6837/39>

Please note that I do not support this drive-through. I also do not support the removal of oak trees.

Please reach out if you need more information.

Best,
Sunita Surajan

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To: krodrigues@ci.agoura-hills.ca.us
From: ssurajan@gmail.com

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From: [Brandie Rosen](#)
To: [Kimberly Rodrigues](#)
Subject: Feedback - Starbucks Proposal
Date: Friday, June 14, 2019 2:19:09 PM

I, unfortunately, can't make the meeting but need to share my serious concerns about the Starbucks remodel. I am all for improving the look and feel of our Starbucks. The current layout does not meet the needs of the community, however adding a drive-thru at that location is a terrible idea in so many ways. The obvious issue is traffic and safety. While school is in session, that area is filled with cars and children walking to and from school. It is already a crazy area to try and navigate and adding a drive-thru would make that so much worse. This is a community of young families and young drivers. Adding trying to navigate that area is unnecessary and unsafe. I am fairly confident that Starbucks has not had a run on complaints of having to get out of their cars. It is a local hang-out. People don't mind getting out of cars. And, removing Oak Trees to add to the commercial interest of one company is kind of sickening. Not 6 months ago, we saw our community in flames. People lost their homes. We lost an entire forest of trees. It was heartbreaking and people will all still be recovering, to remove trees so people can drive through a Starbucks is insensitive and completely out of touch with this community.

I heard rumors that Starbucks was threatening to leave if they didn't get the drive-thru. If this is the case, let them leave. Bring in a coffee bean. We can certainly survive without them.

--

Brandie Rosen
Elementary Program Coordinator
Las Virgenes Unified School District

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From: brosen@lvusd.org

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From: Douglas Way
To: Kimberly Rodrigues
Subject: NO Starbucks Drive Thru
Date: Friday, June 14, 2019 2:47:49 PM

Hello,

Just wanted to respectfully express my feelings on the Starbucks changes I've seen mentioned in several local places.

PLEASE, PLEASE, PLEASE NO. I'm not sure how this is even being entertained. REMOVING OAKS? For a coffee drive thru? REALLY? Is this Reseda? Add to that the already congested area there on Kanan and T.O. Blvd. This is totally ludicrous and begs questioning the underlying values we have at the core of our city. I moved here in 1971 and have seen the changes. I used to get fried chicken where that Starbucks is now. It's enough. How far do we go before we turn around and see it's not the same place AT ALL anymore?

Please, please remember why so many of us live here, the beauty, the land, the life, the clean air(which the trees clean for us) NOT THE COFFEE!

Thank you for your time and for your continuing efforts to keep Agoura true to itself.

Be Well,

Doug

Douglas Way

DoorWay Solutions
dway@mydoorway.com

we are all here for a purpose
nothing is random
the meaning of life is to elevate your soul
when you elevate your soul you elevate the souls of others

-A.Arnold

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From: dway@mydoorway.com

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From: [Lola Stone](#)
To: [Kimberly Rodrigues](#)
Subject: NO on the Starbucks drive thru!
Date: Friday, June 14, 2019 4:39:04 PM

No, no, no!

How much more natural beauty must we lose in our city? Are we actually contemplating the removal of a majestic oak tree in the name of coffee convenience? Are we actually contemplating adding more congestion and traffic hazards to an already impacted main thoroughfare in our city? Have we lost our minds in the glare of commercialism? Enough! As a resident of Fountainwood, just steps away from the Starbucks that is proposing the drive thru, I beg you to reconsider allowing this project to continue. It is completely unnecessary and unwanted in this community. God God, let people park and walk into an establishment and connect with a person for their morning cup of joe! Another drive thru is not what we want in our NEIGHBORHOOD.
Don't pave paradise and put in a drive thru.

Respectfully,
Lola Stone
[28833 Eagleton St](#)
[Agoura Hills](#)

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To: krodrigues@ci.agoura-hills.ca.us

Message Score: 13

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From:

Low (90): [Pass](#)

stonerisko@sbcglobal.net

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From: [Stefanie Rosen](#)
To: [Kimberly Rodrigues](#)
Subject: Feedback - Starbucks Proposal
Date: Friday, June 14, 2019 4:51:37 PM

Hello—

I am writing in opposition to the Starbucks proposal for a drive-thru addition. Frankly, it is a ridiculous proposal. There is no possible way it won't clog traffic on Kanan. It will also make that parking lot impossible for shoppers wanting to get to Ralphs/Rite Aid and other businesses. This is simply the wrong spot for a drive through. If Starbucks isn't happy with this, then they can vacate and make room for another coffee retailer to take over this bustling spot.

Thanks for receiving my input,

Stefanie Rosen, Psy.D., MFT
5616 High Peak Place
Agoura Hills, CA 91301
818-426-5030

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To: krodrigues@ci.agoura-hills.ca.us

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From: stefanierosen@mac.com

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From: [serenatobias](#)
To: [Kimberly Rodrigues](#)
Subject: Feeback - Starbucks Proposal
Date: Friday, June 14, 2019 5:35:52 PM

Great idea

Serena Tobias

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To: krodrigues@ci.agoura-hills.ca.us

Message Score: 1

High (60): Pass

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From: serenatobias@gmail.com

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From: Larry Brown
To: Kimberly Rodrigues
Subject: Fwd: Re: Important Mid-June Updates for Agoura Hills
Date: Friday, June 14, 2019 9:04:20 PM

Hiya Kim,

As per Debbie's most excellent suggestion ... for the record. Please see the text below in blue font.

Did I ever show ya this? ---> <https://vimeo.com/164758738>

Larry

----- Forwarded Message -----

Subject: Re: Important Mid-June Updates for Agoura Hills
Date: Fri, 14 Jun 2019 12:50:41 -0700
From: Deborah Klein Lopez <debbie@debbieforagourahills.com>
To: Larry Brown <labrown4blues@gmail.com>

Thanks, Larry. Make sure you let Kimberly or the Planning Commission know as well. I'm passing these communications on to my commissioner, Jeremy, but you'll want your comments to be logged into the public record.

Respectfully,

Deborah Klein Lopez, Councilmember
City of Agoura Hills

On Jun 14, 2019, at 12:07 PM, Larry Brown <labrown4blues@gmail.com> wrote:

Deb,

*If you want a sneak preview of what this might look like, head to the corner of Thousand Oaks Blvd and Rancho Rd. It is the clusterfu*k of all time. Cars are routinely backed out into the street roadway causing hazardous conditions. They themselves may very well regret ever doing it as they appear to have a full time employee running around the parking taking orders long before anyone approaches the speaker designated for placing orders. Especially if we are going to spend on technology to tweak traffic signals to be more efficient by a nano-second, doing this is a non-sequitur. This notwithstanding Oak Trees.*

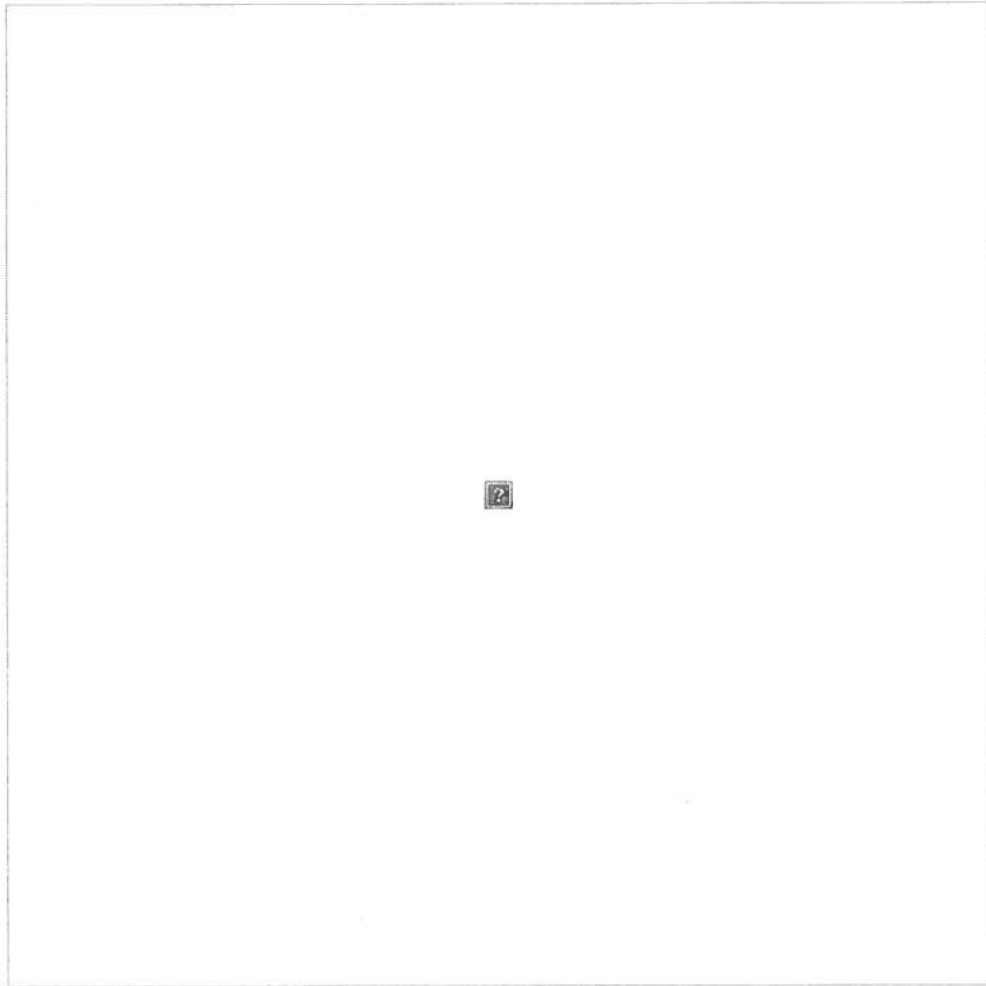
Hope this note finds you well.

Larry

On 6/14/19 10:48 AM, Deborah Klein Lopez, Agoura Hills City Councilmember wrote:

[View this email in your browser](#)

Updates From Your Agoura Hills City Councilmember



We Want to Hear From You

Do you have thoughts about the proposed Starbucks upgrade that includes a drive-thru? Plus, the start of summer means several opportunities to get outside and enjoy Agoura Hills.

**Sunday, 6/16
CONCERT IN
THE PARK**

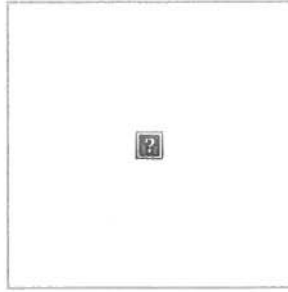
**Thursday, 6/20
STARBUCKS
PROPOSAL**

**Sunday, 6/23
QUARTERLY
HIKE**



Celebrate Father's Day with our first concert of the summer. "Mirage: A Tribute to Fleetwood Mac" will perform at 6pm at Chumash Park. Come early for fun for the whole family. I'll be there!

[More Info](#)



The Starbucks proposal, which includes a remodel with a drive-thru, will be heard before the Planning Commission this Thursday. Come to share your thoughts, or send a note to our City Clerk.

[More Info](#)



Hike with your Councilmember on June 23! We will be exploring the beauty of Liberty Canyon. Meet at the south end of Liberty Canyon Road at 8:45am for a 9:00am departure.

[RSVP Requested](#)

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Our mailing address is:
Deborah Klein Lopez
30001 Ladyface Court
Agoura Hills, CA 91301

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From: [Ellen Miller](#)
To: [Kimberly Rodrigues](#)
Subject: Feedback - Starbucks Proposal
Date: Friday, June 14, 2019 10:07:18 PM

Hello-

I 1000% support a new Starbucks with a drive-thru. The current building is a bit of an eyesore and not congruent with the rest of the upgrades done to that center. I am a mom with a young family and would love a modern, updated coffee shop we can walk to and enjoy for years to come. Not to mention a drive-thru would be amazing for a mom on the go. I very often head to Oak Park instead just for the drive-thru option. Let's get it done!

Thanks so much,
Ellen Miller
Morrison Ranch Estates Resident

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From: ejmiller07@yahoo.com

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From: [Gayle Dembski](#)
To: [Kimberly Rodrigues](#)
Subject: Starbucks drive thru
Date: Saturday, June 15, 2019 7:17:39 AM

Hello, my name is Gayle Dembski and I am a resident in Agoura Hills. I am writing to strongly oppose the proposed drive thru for the Starbucks on Kanan Road! Traffic on Kanan is bad enough and a drive thru will just add to the nightmare that already exists! Please do NOT approve the drive thru. Thank you.
Sincerely, Gayle Dembski

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From: skiksu@yahoo.com

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From: [Christian Kleven](#)
To: [Kimberly Rodrigues](#)
Subject: Feedback - Starbucks Proposal
Date: Saturday, June 15, 2019 11:57:20 AM

Great plan, fully supported by me and my family.

Thanks,

Christian

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To: krodrigues@ci.agoura-hills.ca.us

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From:
christiankleven@live.com

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From: Crawford
To: Kimberly Rodrigues
Subject: Feeback - Starbucks Proposal
Date: Saturday, June 15, 2019 12:59:27 PM

Dear Karen:

I wont be able to make the meeting but would like to register my comment. I am fine with the drive through under the Condition that no Oak Trees are disturbed.

Thank you.

Lorraine Crawford
29376 Wagon Road
Agoura Hills, CA 91301

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To: krodrigues@ci.agoura-hills.ca.us
From: crawfordglenn@sbcglobal.net

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From: [Amy](#)
To: [Kimberly Rodrigues](#)
Subject: Feedback - Starbucks Proposal
Date: Saturday, June 15, 2019 9:50:56 PM

I am writing this email against the drive thru Starbucks proposal. Taking my kids to school and picking up already is an ordeal dealing with the traffic with all the local schools. It is a standstill on Kanan and will not be better with a drive thru and people trying to get in to the shopping center and out creating further delays.

Thank you,
Amy Blatt

Sent from my iPhone

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From: amymbblatt@gmail.com

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From: [Jan Gerstel](#)
To: [Kimberly Rodrigues](#)
Subject: Feedback - Starbucks Proposal
Date: Sunday, June 16, 2019 8:24:51 PM

Hi Kimberly...

I believe the Starbuck proposal should not be approved. Any expansion that would require encroachment into protected Oak tree areas should not be approved.

Thank you.
Jan Gerstel

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From: [Janna Orkney](#)
To: [Kimberly Rodrigues](#)
Subject: Opposed to Regency/Starbucks Application for Drive-thru Starbucks on 6-20 Planning Comm. Agenda
Date: Monday, June 17, 2019 9:56:54 AM

I am opposed to the Starbucks becoming a drive-thru in the present design for the following reasons:

1. Totally opposed to removal of 3 mature oak trees to make a drive
2. Totally opposed to encroaching on the area below the majestic heritage oak behind Starbucks
3. Opposed to drive-thru because would increase traffic on Kanan Road
4. Opposed to drive-thru because it would increase output of green house gases.

Janna Orkney
48 Kanan Road
Oak Park, CA 91377
(818)661-0954

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To: krodrigues@ci.agoura-hills.ca.us

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From: [Stephanie Matz](#)
To: [Kimberly Rodrigues](#)
Subject: No to Starbucks drive-thru
Date: Monday, June 17, 2019 10:22:24 AM

Dear Ms. Rodrigues,

I just wanted to state for the record that I am against adding a drive-thru to the Starbucks on Kanan. Although it would obviously be more convenient for me personally, I am against more cars idling and waiting for their turn to be handed their coffee. **LVUSD has an anti-idling policy for all of their parents due to the negative environmental and health impact of idling cars.**

I understand a Starbucks drive-thru would benefit the small minority, but the majority can order ahead of time, park in the mobile order spot, run in and run out. Coffee is not a right in America, and when I was a new mom I would make my coffee at home. I believe for the small actual benefit it would create for those very few who truly can't get out of their car it is not worth the environmental impact that a drive-thru creates. I think Agoura Hills needs to be more responsible than that.

Thank you for your time and I request that you vote no on the creation of a drive-thru at the Starbucks on Kanan.

Sincerely,
Stephanie Matz
28845 Eagleton St
Agoura Hills, CA 91301

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From: stephdmatz@yahoo.com

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From: Jordana
To: Kimberly Rodrigues
Subject: Opposition Proposed Drive-Thru on Kanan
Date: Monday, June 17, 2019 11:36:38 AM

Dear Ms. Rodrigues,

As a resident of Agoura Hills, and a frequent user of both Kanan and the shopping center at issue, I am writing to voice my opposition to the proposed Starbucks Drive-thru.

That shopping center is already overly congested and this drive-thru (as is the case in areas where other such drive thrus have been placed) will worsen it. This is speaking both from experience in our area as a long time resident and observing other areas where this has occurred.

Moreover, Kanan is overly congested as it is. We do not need more "attractions" to contribute to further congestion. I can barely get my kids to school and then to work on time, due to congestion. Moreover, this will likely increase the traffic accidents on Kanan with increased congestion. I understand that there may be studies of the issues, however how often are we promised that something will either relieve congestion or not cause it, and the result is frankly the opposite.

Additionally, I am appalled that beautiful old trees will have to be destroyed in order to create a drive thru at Starbucks.

I urge you and the commission to reject this proposal. I will definitely take this decision into consideration when I vote next time. Thank you.

Best,

Jordana Walsh, Esq.

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From: jordana91301@gmail.com

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From: [Valerie Darbouze](#)
To: [Kimberly Rodrigues](#)
Cc: [Dave Ward](#); [Doug Hooper](#)
Subject: FW: Starbucks remodel
Date: Monday, June 17, 2019 11:44:28 AM

Kimberly,
Please see below a comment from a resident regarding the Starbucks project for the Planning Commissioners.
Thank you.

Valerie Darbouze, Associate Planner

Planning Department
T. 818-597-7328
E. vdarbouze@ci.agoura-hills.ca.us

From: Marilyn Carpenter <carpmail5@gmail.com>
Sent: Monday, June 17, 2019 11:19 AM
To: Valerie Darbouze <VDarbouze@ci.agoura-hills.ca.us>
Subject: Starbucks remodel

To members of the Planning Commission

As longtime owners of a nearby property, we are writing to express our strong opposition to the proposal before you. The wanton destruction of an ancient oak and other mature trees is unconscionable and unnecessary. Other options for updating the Starbucks should be sought. Other locations in this center on this large property are a possible solution that deserves consideration. We urge denial of this application as currently configured.

Thank you.

Marilyn and David Carpenter

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To: vdarbouze@ci.agoura-hills.ca.us
From: carpmail5@gmail.com

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From: [jodi.regan](#)
To: [Kimberly.Rodrigues](#)
Subject: Starbucks rebuild on Kanan-June 20th Planning Commission meeting
Date: Monday, June 17, 2019 1:01:08 PM

Kimberly,

I am unable to attend the Planning Commission meeting this Thursday to speak about the Kanan Starbucks redesign. Councilwoman Lopez posted on Nextdoor that we should email you to have our opinions entered into official record. So here goes...

I am opposed to the new Starbucks design for the following reasons:

1. Removal of mature oak trees. Never in favor of this. Work around them.
2. More traffic - not only on Kanan but in the Ralphs and Agoura Hills City Mall shopping centers. Exiting the drive through lane during peak hours will result in congestion of one or both of these lots because very few will be able to make a left or right onto Kanan next to Yum Yum Donuts. No one will let these people in! So they will try to cut through the parking lots to get to the other exits. Those truly looking for parking spaces, because they want to shop, will get caught up in this. Can't find a spot or sitting too long to move down another aisle will result in people leaving.
3. I've heard that Starbucks will pull out if they don't get what they want. Is this true? Is the City in the habit of being strong-armed by out of town developers? Let them leave. Make the developer work to find another business that will meet the City standards, not demand that they be bent to what they want. And shouldn't Starbucks meet the needs of its customers? Has the developer asked residents what they want from this Starbucks? I mean before the changes were proposed and they were outside for a week, asking for signatures in support. They are doing things in the wrong order.
4. I've heard the businesses in that shopping center want this new Starbucks. Is this true? Has anyone asked them? Because I don't see how a drive through will encourage people to park and shop. If anything, the added congestion will deter people from trying to find a parking spot and just go to Vons center or City Mall. That's what I would do. Same type of stores are at both these center anyway. Cleaners,sandwich,grocery,pharmacy,pet store,etc.

I go to this Starbucks maybe twice a week. If it's peak time, I go to the one inside Vons. But I also frequent Coffee Bean and Tea Leaf and Dunkin Donuts. We have other choices nearby. I don't think the City should remove iconic and MATURE oak trees for any business. Tell Starbucks to go back to the drawing board and work AROUND the trees. And give up the drive through idea.

Thank you, Kimberly. Please confirm you received this email.

Sincerely,

Jodi Regan
805-208-02702
28940 Marlies St., Agoura Hills 91301

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From: jodi.b.regan@gmail.com

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From: [Maryann Johnson](#)
To: [Kimberly Rodrigues](#)
Subject: Starbucks
Date: Monday, June 17, 2019 1:27:17 PM

I am against making the Starbucks on Kanan a drive through. I feel the cars will back up on Kanan and that is an area that often backs up now without the drive through. The parking lot behind Starbucks is usually full and taking any space out of it for a drive through would make parking worse. I don't want to see any more trees taken out. There is a drive through close by at Kanan and Lindero.

Maryann Johnson

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maryann.johnson20@gmail.com

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From: [Christopher Burdett](#)
To: [Kimberly Rodrigues](#)
Subject: Opposition to he proposed Drive Through on Kanen Road
Date: Monday, June 17, 2019 1:59:25 PM

Dear Ms. Rodrigues,

I write in opposition to the proposed drive through at the Twin Oaks Shopping center.

The coffee chain involved already has an alternative location at 5671 Kanan Road with ample parking.

Having studied the plan on the Agoura Hills City website, there really is no justification for the destruction of yet more trees, a reduction in the total number of parking spaces at the shopping center and the probability of even more traffic on the already overloaded Kanan Road.

Having lived in Agoura Hills for 19 years and witnessed the changes being made to this quiet community, I felt my voice should be heard.

Sincerely,

Christopher J. Burdett

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To: krodrigues@ci.agoura-hills.ca.us

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From: [brenna_gutell](#)
To: [Kimberly Rodrigues](#)
Subject: Starbucks Agoura Hills Drive-thru
Date: Monday, June 17, 2019 2:35:36 PM

I oppose the current plan to add a drive thru to the existing Starbucks in Agoura Hills on Kanan Road. I am in opposition for several reasons. First off I think there is no way this will not negatively impact the already bad traffic on Kanan Road near that center especially in the morning and afternoon. Traffic is already bad at these times of the day & that is the time that Starbucks will be busiest. A Starbucks drive thru generates much longer lines than other drive thru's like the Carl's Jr one in the same cent. In-n-Out which also has very long lines uses a much larger area for their drive thru, please take a look at the one in Russel Ranch Road in WLW for a good example. In addition to the impact on Kanan traffic it will also congest the parking lot and likely block available parking and access to the neighboring center where Yum Yum Donuts is located. I also am against the removal of any trees. If Starbucks really wants to open a drive thru that badly I suggest another location, maybe the Whizin's Center also in Agoura Hills, they have a huge parking lot and the parking is not as full, they would also likely get business from the Canyon club & restaurant & movie theater that stay open later. There are two on / off ramps making freeway accesses easy & less impact on traffic. It can also be accessed by two roads, Roadside drive & Agoura Road.

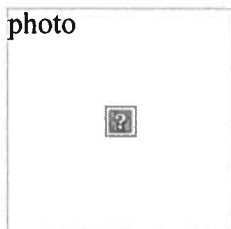
If you want a good example of the negative effects of a Starbucks drive thru please visit the one near by in Oak Park on Kanan & Lindero, although it doesn't impact the traffic on the road it blocks off parking for those that want to park & walk in & it blocks access to traffic traveling from one side of the center to the other during the busy morning & afternoon. The one in T.O. on Rancho Road is even worse as it's a tiny center & the store is Drive thru only the traffic backs up Rancho Road & blocks access to other business in the center.

I will not even mention the additional air pollution this will add to AH.

I will say I am not against Drive thru, they can be very helpful especially to parents, anyone with mobility issues & the elderly, but I am against this specific drive thru as the benefit does not outweigh the cost to our community.

P.S. ever since they re-did the on-ramps at Kanan & closed off Canwood at Kanan the Traffic has become unbearable on Kanan to the point I avoid it unless going to a nearby business or heading toward the valley.

Thank you for your time,
Brenna Gutell
6692 Indianbroom Ct
Oak Park, CA 91377



Brenna Gutell
Publisher & Editor, Macaroni Kid Malibu
818-399-8607 | brennag@macaronikid.com
<https://malibu.macaronikid.com/>





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From: [Thomas Stephens](#)
To: [Kimberly Rodrigues](#)
Subject: Drive through Starbucks
Date: Monday, June 17, 2019 4:13:16 PM

To whom it may concern;

I am very concerned about the plans for a drive through Starbucks. The shopping center parking lot is already overly congested and Kanan Rd already backs up all the way to Conifer heading towards the freeway during the school year. There simply is not enough room to accommodate the line of cars this will create. Why do we want Kanan Rd to be more congested which will result in more accidents than have already occurred in this area? We have 3 schools in very close proximity which creates a huge amount of traffic already and with that being said would add danger to our children walking on Kanan Rd. So do we really want Agoura Hills to turn into Woodland Hills with all the traffic they have? I lived in Fountainwood since 1995 and have a hard time even getting out of my neighborhood to go to work every morning. I hope that you will consider these concerns and stop the plans for a drive through Starbucks as it will be a disaster for Agoura Hills residents that live in the area. Thank you for your consideration in this matter.

Sincerely,
Amy Stephens
tancs@sbcglobal.net

Sent from my iPhone

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To: krodrigues@ci.agoura-hills.ca.us
From: tancs@sbcglobal.net

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From: jono@sickmuse.tv
To: [Kimberly Rodrigues](#)
Subject: Proposed drive through for Starbucks on Kanan
Date: Monday, June 17, 2019 5:58:20 PM

To whom it may concern; I am a nine year resident of Agoura Hills with two young children in school. I am very concerned about the plans for a drive through Starbucks through the shopping center parking lot as it is already overly congested and Kanan Rd already backs up all the way to Conifer heading towards the freeway during the school year. There simply is not enough room to accommodate the line of cars this will create. Why do we want Kanan Rd to be more congested which will result in more accidents then have already occurred in this area? We have 3 schools in very close proximity which creates a huge amount of traffic already and with that being said would add danger to our children walking on Kanan Rd. So do we really want Agoura Hills to turn into Woodland Hills with all the traffic they have? Please stop the plans for a drive through Starbucks if the zoning laws can prevent it as it will be a disaster for Agoura Hills residents that live in the area. Thank you for your consideration in this matter.

Peace,

Jono Brown
818-883-4165

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To: krodrigues@ci.agoura-hills.ca.us
From: jono@sickmuse.tv

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From: [Valerie Darbouze](#)
To: [Kimberly Rodrigues](#)
Cc: [Dave Ward](#); [Doug Hooper](#)
Subject: FW: Starbucks drive-thru
Date: Tuesday, June 18, 2019 7:11:24 AM

One more comment!

Valerie Darbouze, Associate Planner
Planning Department
T. 818-597-7328
E. vdarbouze@ci.agoura-hills.ca.us

From: Joan Edwards <jdithers17@gmail.com>
Sent: Monday, June 17, 2019 6:00 PM
To: Valerie Darbouze <VDarbouze@ci.agoura-hills.ca.us>
Subject: Starbucks drive-thru

To: Planning Commission, Agoura Hills
From: Joan Edwards, Conejo Oak Tree Advocates, member

Planning commissioners,

First let me say, I love the Starbucks on Kanan. However, I oppose the cutting down of so many of our beautiful old oak trees, just to make room for a Starbucks drive thru. Certainly their are planners who can design a good plan without cutting down our trees? Or, they could put their new Starbucks on a more suitable site?
Thank you.

Sent from my iPad

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To: vdarbouze@ci.agoura-hills.ca.us
From: jdithers17@gmail.com

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From: drew@fountaines.com
To: [Kimberly Rodrigues](#)
Subject: No Starbuck's Drive Through!
Date: Tuesday, June 18, 2019 11:47:06 AM

Good afternoon,

I am writing to express my opinion **against the drive-through at Starbuck's on Kanan Road.**

Reasons:

1. Removal of several mature trees (oaks and sycamores)
2. Constricted area not designed for the additional traffic load
3. Traffic on Kanan already exceeds acceptable levels
4. Introducing another driveway will create more hazard on Kanan

Please forward my strong opinion against this proposal to the Planning Commission.

Thank you,
Drew Fontaine
Oak Park, California
818.865.8818