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Mammoth Lakes, CA 93546

March 30, 2017

Sent Via Email

Sandra Moberly, Planning Manager
Town of Mammoth Lakes
P. O. Box 1609
Mammoth Lakes, CA 93546

Dear Sandra:

The following are my comments regarding the Alta Planning + Design's report titled "Walk, Bike, Ride: Draft 1.0."

- Overall the consultant's report is a good beginning, although it would probably be beneficial to the staff and Town Council if more specific recommendations were made, especially regarding project funding.
- Much of the plan is based upon the Hart Howerton design concepts, which are just that, conceptual designs. It would have been more practical and refreshing if Alta researched and developed their own concepts and designs rather than elaborating upon another consultant's designs. Who suggested that Alta should use the Hart Howerton concepts as a blueprint for their work?
- The North Village Specific Plan portrays the intersection of Main Street and Minaret as a primary portal in town. Placing a parking structure a distance away from this portal is not conducive to encouraging visitors to abandon their vehicles.
- The designated location of the Hillside parking structure is best suited to fulfill the parking demand in the vicinity. Plus, the site is identified in the North Village Specific Plan and the parcel is owned by the Town.
- A mobility hub in the vicinity of Main Street & Minaret is a logical location due to its proximity to the Village, future Mammoth Crossing projects and as a portal to the Lakes Basin. This is where visitors would most likely park their vehicles and walk, bike, ride to nearby destinations.
- A parking structure or expanded surface parking at the Community Center Park would add to traffic congestion, especially in the winter months when traffic in the Village area is at its peak. With the development of the East Village, traffic congestion will increase significantly.
- Did the Alta Planning + Design team visit Mammoth on a busy winter weekend to view traffic and transit? When I asked this of the consultants in December, they said that they

were in town from Monday through Friday and a weekend visit could occur in the future. Did this take place? Also, will the consultants visit the town during the busy summer months to analyze mobility issues?

- The Lakes Basin mobility hub is much too small to be effective. The restroom and information point is attractive and needed. The Horseshoe Lake mobility enhancements are also attractive. Perhaps re-striping existing parking to create more parking for recreational activities (kayaking, boating, horseback riding, etc.) can be considered.
- A gondola to Red's Meadow is a great idea and could be a tourist attraction (similar to the Mountain's Panorama Gondola). Relying solely upon a gondola to transport visitors and residents to this popular recreational area, even with public transportation, is not feasible. Vehicles would be needed for camping, fishing, kayaking, etc.
- Would definitely support completing the MUP system throughout town. Also enhancing Main Street visually to encourage walking, biking, etc. would be a huge improvement.
- Expanding transportation to Old Mammoth is needed as a large segment of the Town's residents reside in this area. There could be an ESTA route during the summer months that transports people on Old Mammoth Road up to the Lakes Basin (small shuttle bus).
- A comprehensive mobility guide is needed to educate visitors and residents alike regarding transportation routes, times, etc. The ESTA guide is good, but somewhat limited.

Thank you for asking for input. I look forward to seeing comments from the community, staff and elected officials incorporated into subsequent Alta reports.

Sincerely,

Pat Agnitch