

Alan Cook

August 1, 2025

RE: Roger's Garage Property

Dear Meredith Mathews, Alexandra Stillman, Sarah Schaefer, Stacy Atkins-Salazar, Kimberly White, David Loya

I have written to you in the past in regard to the dangers of the known heavy metal contamination of the Roger's Garage property and the health implications if the soils are excavated leading to human and animal exposure. Too often, there is an underappreciation of the dangers of compounds that can't be seen or smelled such as heavy metals. Please read the following quotes from two articles published in peer reviewed medical journals.

"Children's blood lead concentrations are tied to specific environmental sources and behaviors that change during early childhood. In this study, lead-contaminated floor dust was a major pathway or source of lead intake that persisted throughout early childhood."

Lanphear PB, Hornung R, Ho M, et al. Environmental lead exposure during early childhood. J Pediatr 2002;140:40-47

"Exposure to lead at concentrations lower than recognized as threshold by Center for Disease Control and Prevention adversely affect cognitive, neurobehavioral, and neurophysiological development of young children. The preponderance of results from the recently published studies demonstrate that exposure to quantities of lead typically present in the environment have adverse health effects. Children are more vulnerable to lead exposure for mainly three reasons: young children are more at risk of ingesting environmental lead through normal mouthing behaviors, absorption from the gastrointestinal tract is higher in children than adults, and the developing nervous system is thought to be far more vulnerable to the toxic effects of lead than the mature brain."

Ahamed M, Siddiqui MKJ Environmental lead toxicity and nutritional factors. J Clin Nutr 2007;26:400-408.

In spite of the agreed need to expand housing, the Roger's Garage property should not be considered due to the clear and many health risks. Instead, we should pivot from housing and seek another land use that is beneficial to the community but would not create the heavy metal exposures that would damage people.

To this end, I have, and continue to suggest that the best land use of this contaminated property would be a solar field.

Please don't allow more time and resources to be wasted in pursuing a project that would be detrimental to the many adults and children who live, work or go to school in Bayside.

Respectfully,

Alan Cook

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AUG 05 2025

CITY OF ARCAT
CITY MANAGER'S OFFICE

From: [Jennifer Dart](#)
To: [Kelsey Fletterick](#); [Delo Freitas](#)
Cc: [Merritt Perry](#); [David Loya](#)
Subject: FW: Former Rogers Garage Site: 1622 Old Arcata Rd., Bayside
Date: Tuesday, August 12, 2025 8:47:41 AM

Hi Kelsey & Delo,

Forwarding the email below from Kathleen Stanton. She has some requests/ideas about the upcoming meeting. Wanted to make sure you both saw this as you plan for that engagement event.

Thank you,

Jen

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

From: Merritt Perry <mperry@cityofarcata.org>
Sent: Monday, August 11, 2025 5:12 PM
To: [REDACTED]
Cc: David Loya <dloya@cityofarcata.org>; Jennifer Dart <jdart@cityofarcata.org>
Subject: RE: Former Rogers Garage Site: 1622 Old Arcata Rd., Bayside

Kathleen,

Thank you for your email. We certainly want to see a fair and informed meeting and touch on the issues you have indicated in your email. I also understand you would like to have the meeting at the Grange. Thank you for sharing these items with us so that we can plan to address them.

David is out until the 20th of August, and when he returns, we will work on planning the meeting and take your requests into consideration.

Thank you,

Merritt

Merritt Perry
City Manager
City of Arcata
736 F Street, Arcata, CA 95521
Phone (707) 822-5953
mperry@cityofarcata.org

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

From: City Manager's Office <citymgr@cityofarcata.org>
Sent: Monday, August 11, 2025 2:55 PM
To: Merritt Perry <mperry@cityofarcata.org>; David Loya <dloya@cityofarcata.org>
Cc: City Manager's Office <citymgr@cityofarcata.org>
Subject: RE: Former Rogers Garage Site: 1622 Old Arcata Rd., Bayside

Hi Merritt, and David,

This came into the CMO inbox.

Thank you,
Beth

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

From: Kathleen Stanton [REDACTED] >
Sent: Monday, August 11, 2025 2:06 PM
To: City Manager's Office <citymgr@cityofarcata.org>
Subject: Former Rogers Garage Site: 1622 Old Arcata Rd., Bayside

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Hello Merritt,

I'm a long time resident of Bayside and have followed the contamination of the site with the Regional Water Quality Control Board since 2000 when Dan Johnson purchased the property.

I have also gone through several reiterations for development of this property by Danco over the years to no avail which have all been controversial.

He always wants to put BIG DEVELOPMENT on this site that doesn't fit the scale of the residential neighborhood that surrounds it and the fact that there is an Elementary School across the street which creates TRAFFIC and PARKING problems never seems to be SERIOUSLY considered. Now we have a very popular cafe at the corner of Hyland & Old Arcata Rd.

which takes up all the street parking every day, but Tuesday (including weekends) which is another impact to this residential neighborhood.

I understand that the City wants to have a Neighborhood Meeting about the proposed housing project planned for this property.

I have reached out to David Loya with my suggestion that the meeting be held in Bayside at the Grange which is where most of the concerned residents and the Developer live.

I didn't get a commitment to that very basic request so I am reaching out to you to see if you will help us achieve that.

We would like to have a very brief presentation by the Developer and another very brief presentation by the City regarding the EIR and the CDBG funding with most of the time devoted to a Question & Answer Format (with microphone) by the residents to the Developer and the City. We definitely do NOT want to be divided into little groups as if this was a Design Charette :(And we'd like the City to record the meeting and post it on the City's website.

Anything you can do to help facilitate a FAIR and INFORMED meeting in Bayside would be greatly appreciated.

Regards,

Kathleen Stanton

BBB (Building Bayside Better)

From: [Ben Goulart](#)
To: [Kelsey Fletterick](#)
Cc: [REDACTED]; [Dele Freitas](#)
Subject: Re: Update on Public Engagement Process - Affordable Housing Community at Rogers Garage
Date: Tuesday, August 12, 2025 9:31:20 AM
Attachments: [image001.png](#)

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Thank you Kelsey we all look forward to a full presentation and full disclosure of all the aspects of this development. It is really encouraging to see the city step up to be transparent and explain the environmental issues, the City's plan to protect these wetlands, Dancos plan on how they will safely build on shifting ground with year round subsurface water, and all the answers the community has about this project. We will be submitting our questions here by the end of the week. Again we are very happy that the city has made a commitment to answer all our questions and present a full and transparent project.

Thanks,

On Monday, August 11, 2025, Kelsey Fletterick <kfletterick@cityofarcata.org> wrote:

Good morning, Ben and Kathleen,

My name is Kelsey Fletterick, and I am the planner assigned to the proposed Affordable Housing Community at Rogers Garage. I received your correspondence regarding public engagement for this development.

I wanted to provide you with an update on our public engagement planning process. Our team is currently developing the framework for a public meeting to discuss the project. While there has been discussion about an August 21st meeting date, we are still finalizing details and will not be able to meet this deadline.

Once meeting details are confirmed, all information will be posted on the [City's Major Development webpage](#). I encourage you to check this resource regularly for the most current updates regarding meeting dates and project information.

Thank you for your continued engagement in the process. Please don't hesitate to contact me if you have questions.

Kelsey Fletterick (She/Her)

Community Development- Planner II

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(707)825-2135| kfletterick@cityofarcata.org



The City of Arcata acknowledges that the lands we are located on are the unceded ancestral lands of the Wiyot tribe. The land that Arcata rests on is known in the Wiyot language as Goudi'ni, meaning "over in the woods" or "among the redwoods." Past actions by local, State and Federal governments removed the Wiyot and other Indigenous peoples from the land and threatened to destroy their cultural practices. The City of Arcata acknowledges the Wiyot community, their elders both past and present, as well as future generations. This Acknowledgment seeks to aid in dismantling the legacy narratives of settler colonialism.

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Ben Goulart

