

December 5, 2018

Cuentin Jackson, Project Planner
Long Beach Development Services
333 W. Ocean Boulevard, 5th Floor, Long Beach, CA 90802

Re: Concerns regarding CUP 18-016 at 739 E. Anaheim Street

Dear Mr. Jackson:

My name is Vattana Peong and I am a long-term resident in the 6th District. I would like to express my concerns about the proposed plans for the retail center at 739 E. Anaheim Street and the closing of KH Market.

KH Market is one of the few local ethnic grocery stores in Central Long Beach. The business opened in 1991 and has remained loyal tenants in the retail center. It is located in the heart of Cambodia Town in which all members including myself and older adults can walk and easily access the market. Community members like me can buy healthy, affordable, specialized Southeast Asian food and ingredients at KH Market. KH Market serves over 2,000 customers each month and employs 14 community residents. KH Market is a thriving and needed small business that increases the health and cultural richness of Central Long Beach.

For these reasons, I want to express concerns about the closing of KH Market and poor design of the proposed project. First, the closing of KH Market will remove an anchor of Cambodian food in Central Long Beach. Community members like me will need to walk and take public transit to further markets that may not have the necessary groceries and ingredients needed for Southeast Asian foods. It will also remove a long standing minority-owned small business that employs bilingual Khmer residents, which will decrease economic growth and opportunity in Central Long Beach. Adding a drive-through fast food restaurant in the retail center will worsen the food desert in Central Long Beach and decrease access to healthy food options for residents. Furthermore, the drive-through restaurant and building design does not align with the City's Mobility Element in the General Plan, in which Anaheim Street was designated as a Pedestrian Priority Area and Primary Transit Priority Street.

As a long-term resident in Long Beach, I am excited for the proposed improvements to Central Long Beach and look forward to the growth of the community due to investments. Additionally, I would like to ensure that all proposed projects benefit community assets and align with the neighborhood's objectives. **I urge the Planning Commission to postpone taking action on the proposed project on December 6th** so that the community can provide input on the proposed project and provide alternatives ideas that will keep KH Market open, increase healthy food options, and increase pedestrian access.

Thank you very much for your consideration. If you have any questions, please feel free to contact me at [REDACTED], CA [REDACTED]

Sincerely,



December 6, 2018

Cuentin Jackson, Project Planner
Long Beach Development Services
333 W. Ocean Boulevard, 5th Floor
Long Beach, CA 90802

Re: Concerns regarding CUP 18-016 at 739 E. Anaheim Street

Dear Mr. Jackson:

My name is Chan Hopson. I am a 4 decade resident of Long Beach and work in the 6th District. I would like to express my concerns about the proposed plans for the retail center at 739 E. Anaheim Street and the closing of KH Market.

KH Market is one of the few local ethnic grocery stores in Central Long Beach. The business opened in 1991 and has remained loyal tenants in the retail center. It is located in the heart of Cambodia Town in which all members including older adults can walk and easily access the market. Community members can buy healthy, affordable, specialized Southeast Asian food and ingredients at KH Market. KH Market serves over 2,000 customers each month and employs 14 community residents. KH Market is a thriving and needed small business that increases the health and cultural richness of Central Long Beach.

For these reasons, I want to express concerns about the closing of KH Market and the poor design of the proposed project. First, the closing of KH Market will remove an anchor of Cambodian food in Central Long Beach. Community members will need to walk and take public transit to further markets that may not have the necessary groceries and ingredients needed for Southeast Asian foods. It will also remove a long standing minority-owned small business that employs bilingual Khmer residents, which will decrease economic growth and opportunity in Central Long Beach. Adding a drive-through fast food restaurant in the retail center will worsen the food desert in Central Long Beach and decrease access to healthy food options for residents. Furthermore, the drive-through restaurant and building design does not align with the City's Mobility Element in the General Plan, in which Anaheim Street was designated as a Pedestrian Priority Area and Primary Transit Priority Street.

I am excited for the proposed improvements to Central Long Beach and look forward to the growth of the community due to investments. Additionally, I would like to ensure that all proposed projects benefit community assets and align with the neighborhood's objectives.

I urge the Planning Commission to postpone taking action on the proposed project on December 6th so that the community can provide input on the proposed project and provide alternative ideas that will keep KH Market open, increase healthy food options, and increase pedestrian access.

Thank you for your consideration. If you have any questions, please contact me at

[REDACTED]
Sincerely,

