

Jobs/Housing/Transportation Policy Update

Key Elements

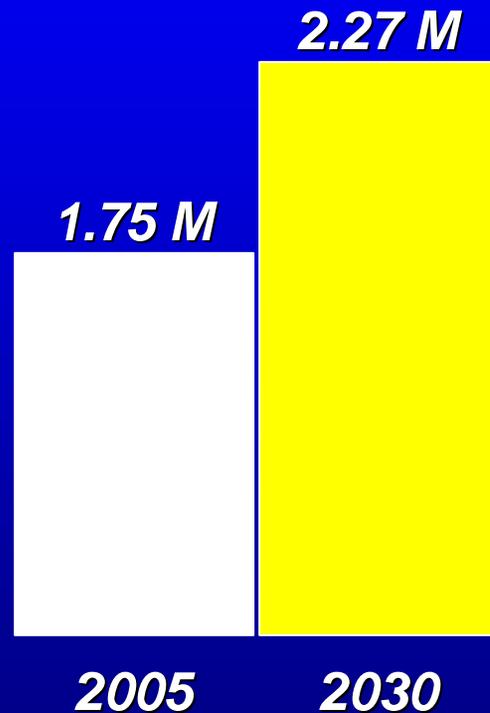
- ***Downtown Strategy 2000***
- ***Vision North San Jose***
- ***Citywide Traffic
Level of Service Policy***



***City Council Study Session
February 14, 2005***

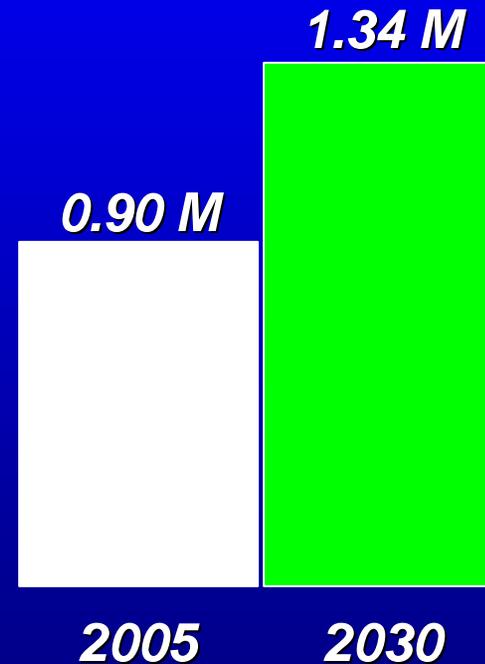
Growth Projections ***(Santa Clara County)***

Population



520,000 more residents
(355,000 of those in San José)

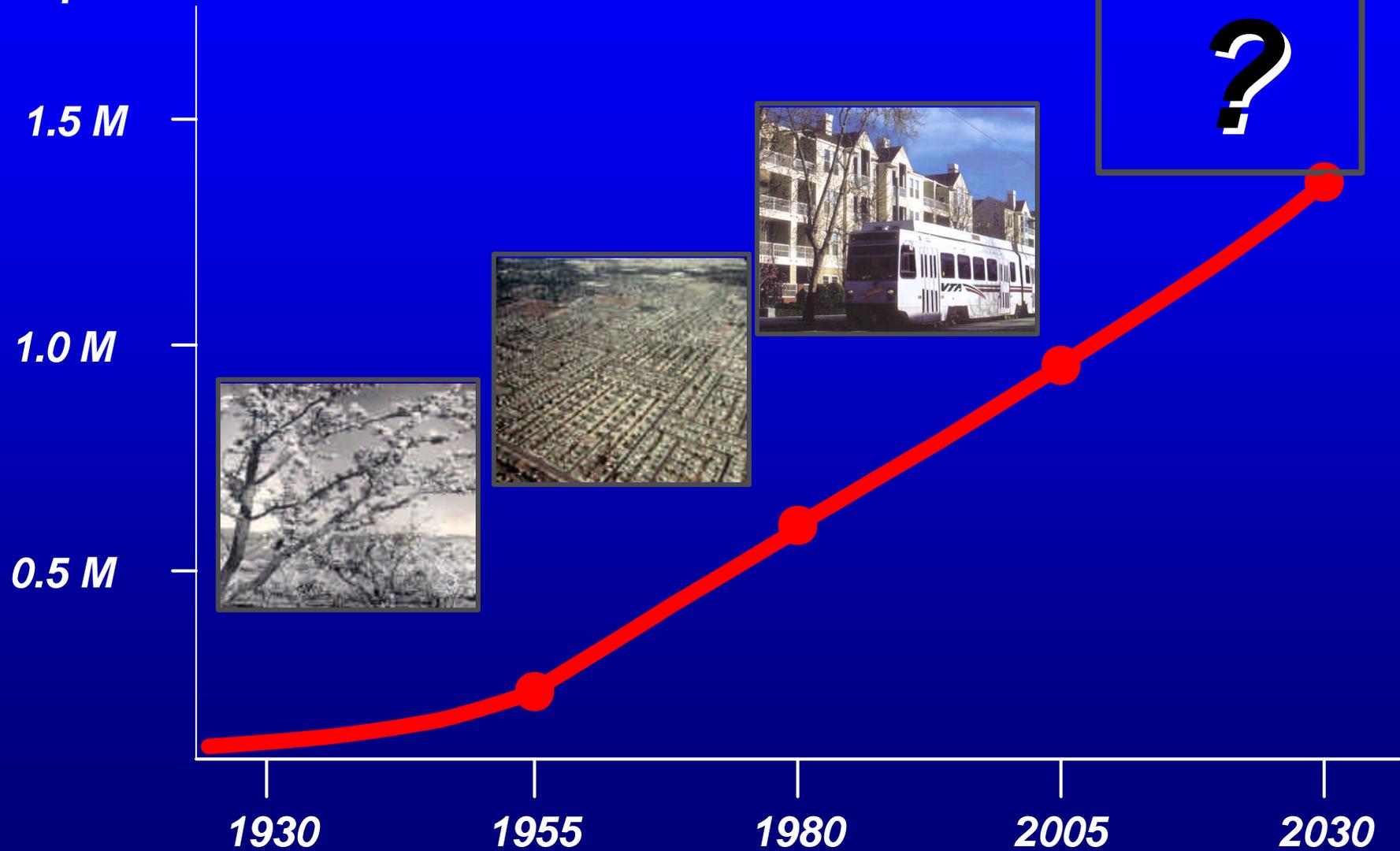
Jobs



440,000 more jobs
(240,000 of those in San José)

San José Growth History

Population



Planned Growth Areas

- *Citywide LOS/
Transit Corridors*
- *North San José*
- *Downtown*
- *Berryessa BART*
- *Evergreen*
- *Edenvale*
- *Coyote Valley*



San José Offers Diverse Work Environments



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San José Offers Diverse Work Environments



V. Coyote Valley: Mixed-Use Community

- ▶ corporate campuses
- ▶ mid-rise business offices
- ▶ retail
- ▶ education, health, and civic uses
- ▶ a variety of housing choices

San José Offers Diverse Work Environments



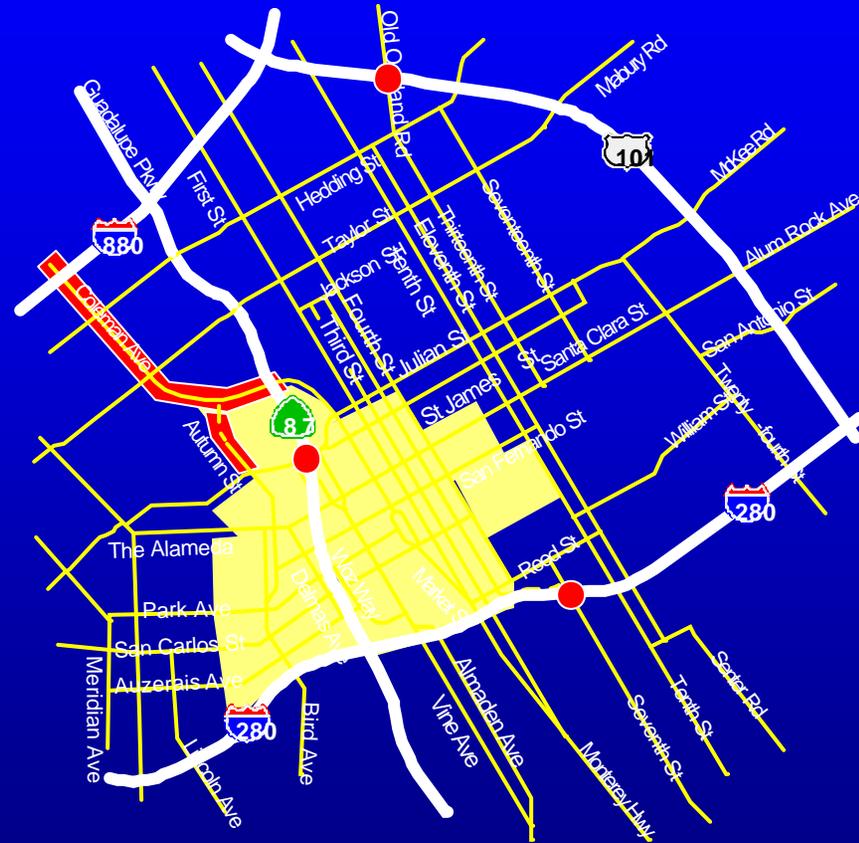
Planned Growth Areas

<i>Area</i>	<i>Housing Units</i>	<i>Jobs</i>
<i>Downtown (New)</i>	<i>(10,000)</i>	<i>(30,000)</i>
<i>North San Jose (New)</i>	<i>32,000 (24,700)</i>	<i>83,000 (68,000)</i>
<i>Transit Corridors</i>	<i>20,000</i>	<i>15,000</i>
<i>Total</i>	<i>62,000 Units 155,000 Residents</i>	<i>128,000 Jobs</i>
<i>2030 Growth Projections</i>	<i>355,000 Residents</i>	<i>240,000 Jobs</i>

Downtown Strategy 2000

Downtown Strategy Plan

- ***Expand Downtown Core***
 - Existing
 - Future
- ***Increase Development Capacity***
 - Office (Add 10 msf)
 - Housing (Add 10,000 units)
 - Retail (Add 1 msf)
 - Hotel (Add 2500 rooms)
- ***Transportation Improvements***
 - \$50 million (estimate)
- ***New EIR***



Vision North San Jose

- ***Create Premier Silicon Valley Corporate Center***
 - *Concentrate development along LRT line and near Airport*
 - *Add 26.7 million square feet*
 - *Integrate retail uses*
- ***Provide New Housing Near Jobs***
 - *32,000 housing units*
- ***Transportation Improvements***
 - *\$520 million (estimated)*
 - *To be financed by improvement district and development fees*
- ***New Area Development Policy and EIR***



Proposed Development Example Light Rail Corridor - Before



Proposed Development Example

Light Rail Corridor - After



Proposed Development Example Office Park - Before



Proposed Development Example

Office Park - After



Traffic Level of Service Policy

General Plan Policy

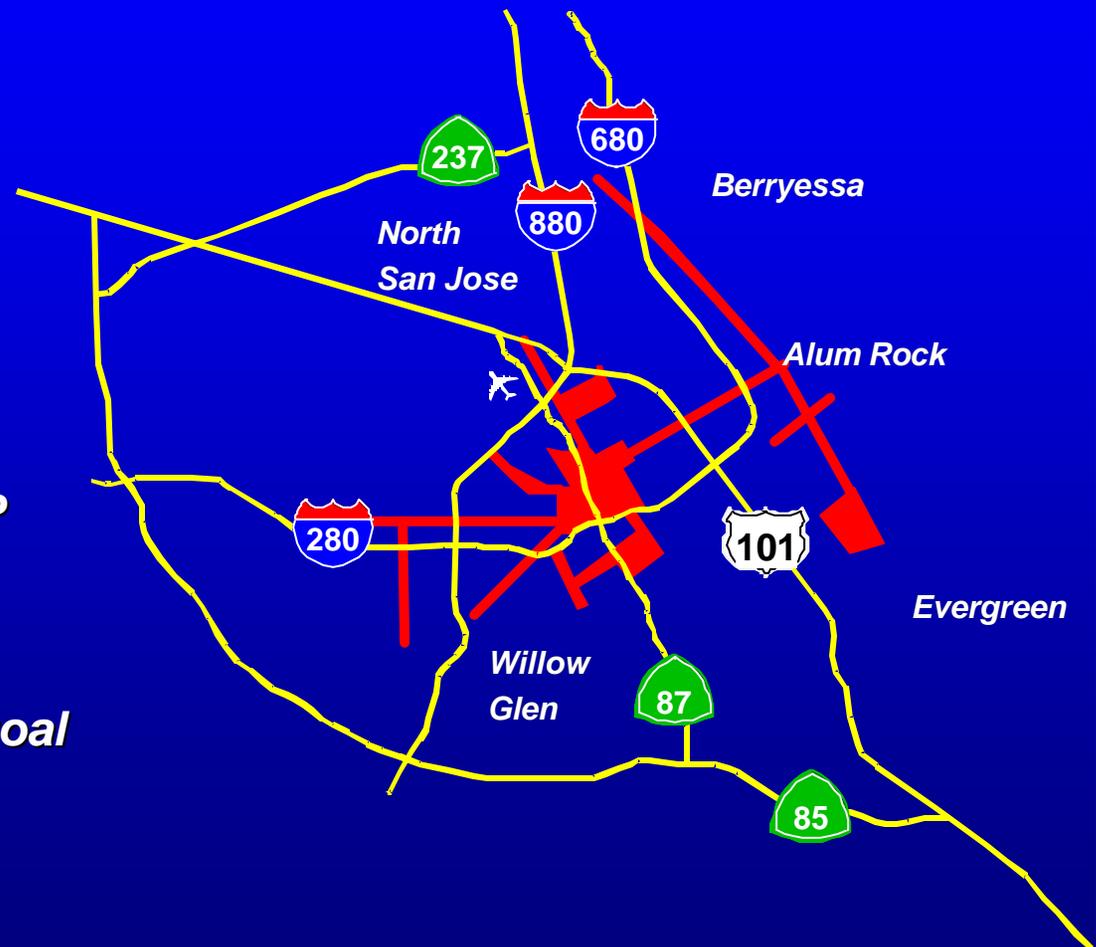
- *Infill Development*
- *Multimodal Transportation System*

Issue

- *Strict Traffic LOS "D" policy is not consistent with GP*

Proposed New Policy

- *Maintain LOS "D" as Citywide goal*
- *Allow for exceptions for*
 - *Transit Corridors & Station Areas*
 - *Specific Plan Areas*
 - *Neighborhood Business Districts*
 - *Downtown Gateways*



Proposed Development Example

Strip Shopping Center - Before



Proposed Development Example

Strip Shopping Center - After

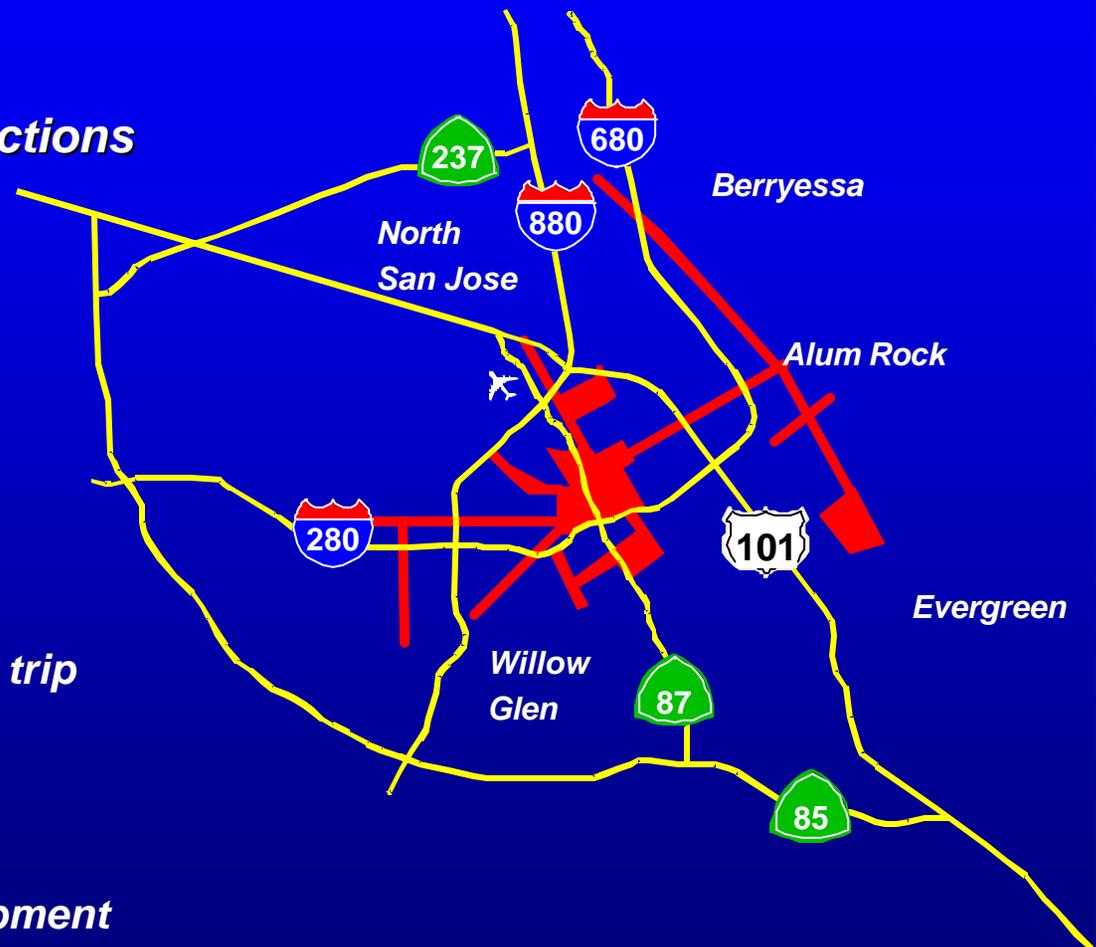


Traffic Level of Service Policy

- ***“Protect” scale of key intersections to serve multimodal travel***

- ***Developer to construct “offsetting improvements”***

- *enhancements to ped, transit, bike facilities*
- *valued at \$2000 per peak hour trip*
- *located within “Community Improvement Zone”*
- *coordinated with community*
- *constructed as part of development*



Protected Intersections

- **New Transportation Policy**

- Transit Corridors/
Business Districts

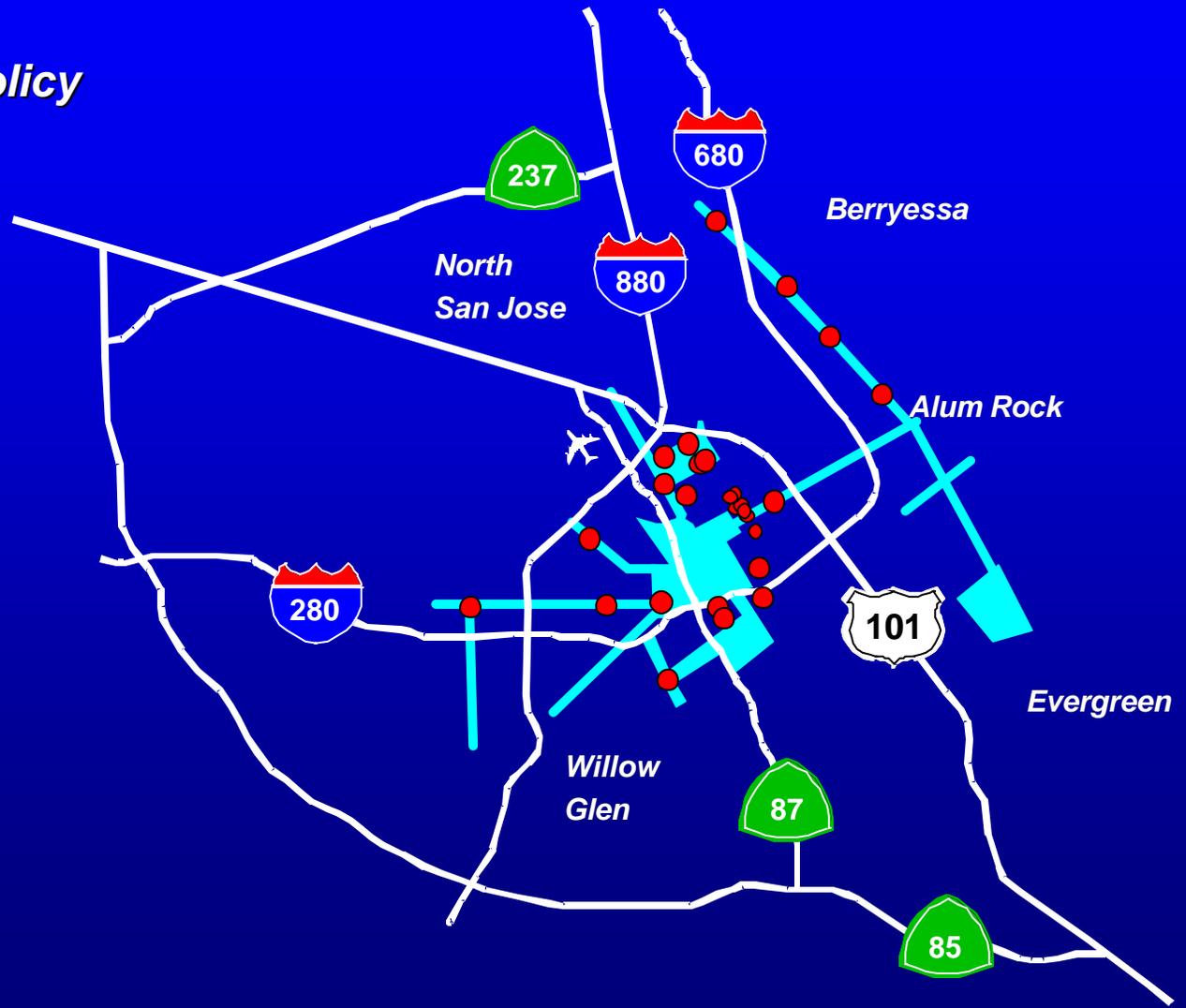
- 13 Intersections

- **North San Jose**

- Add 4 Intersections

- **Downtown Plan**

- Add 10 Intersections



Public Outreach

Date	Event/Organization	LOS Policy	NSJ Plan	Down-town
Various	Other agency briefings (VTA, Caltrans, other cities)	X	X	X
Various	North San Jose Property Owners		X	
04/08/04	SJ Housing Advisory Commission	X		
09/23/04	Planning Commission Retreat	X		
10/06/04	General Plan Public Meeting	X	X	
10/07/04	General Plan Public Meeting	X	X	
10/25/04	Northeast SJ Community Meeting (Orchard School)	X		
10/26/04	West SJ Community Meeting (Moreland Community Center)	X		
10/27/04	South San Jose Community Meeting (Vineland Library)	X		
10/27/04	SNI Project Area Committee	X	X	X
12/08/04				
01/26/05				
10/28/04	Central San Jose Community Meeting (City Hall)	X		
11/01/04	San Jose Mercury News Editorial Board	X	X	X
11/08/04	SJ Bicycle and Pedestrian Advisory Committee	X		
11/15/04	Berryessa Community Action Council	X	X	X
01/10/05				
11/16/04	San Jose Business Journal Briefing	X	X	X
11/29/04				
11/19/04	Developer Roundtable (Planning)	X	X	X
11/30/04	Council District 6 Community Meeting	X	X	X
11/30/04	NSJ EIR Scoping Meeting		X	

Public Outreach

Date	Event/Organization	LOS Policy	NSJ Plan	Down-town
12/ 04	Downtown Association		X	X
12/02/04	Citywide Public Meeting (City Hall)	X	X	X
12/02/04	Developer Stakeholders (Public Works)	X	X	X
01/04/05	Silicon Valley Manufacturing Group – Transportation Committee	X	X	X
01/05/05	Home Builders Association	X	X	X
01/07/05	Tri-County Apartment Association	X	X	X
01/10/05	Silicon Valley Manufacturing Group – Land Use and Housing Committee	X	X	X
01/14/05	Chamber of Commerce	X	X	X
01/14/05	Housing Action Coalition	X	X	X
02/07/05	Building Better Transportation Committee	X	X	X
02/07/05	Consulting Engineers and Land Surveyors of California	X	X	X
02/09/05	Building Trades Council Board	X	X	X

Public Input/ Concerns

■ ***Growth Impacts***

- *Traffic*
- *Schools*

■ ***Downtown/North San Jose “Competition”***

■ ***LRT Signal Operations in Berryessa***

■ ***Traffic LOS Policy Implementation***

- *Cap congestion levels*
- *Index value of offsetting improvements*
- *Cap “offsetting improvement” costs*

Benefits

- ***Competitive Local Economy***
- ***Diversity of Housing Choices***
- ***Stronger Neighborhoods***
- ***Fiscal Stability for City Government***
- ***Social and Environmental Benefits***
- ***Facilitate Timely and Certain Development***

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