

ATTENDEES:

City of San Jose Staff: Leila Hakimzadeh, Michael Brilliot, Lesley Xavier, Matthew VanOosten

Presenting WCAG members: Steve Landau, Mark Tiernan (co-chairs), Seth Bland, Erik Schoennauer, Sarah Moffat, Pat Hall, Andrea Chelemengos, Scott Bishop, Daphna Woolfe, Ken Kelly

Absent members: Ric Orlandi, Paul Lapari, Steve Gordon, Scot Vallee, Dave Johnsen
Art Maurice

Mission Statement and Santana Row/Valley Fair Community Workshop Discussion:

- WCAG prepared a draft Mission Statement. Mark Tiernan (Co-chair) asked the group members to review these documents and give him and Steve Landau feedback by the next advisory group meeting in November.

Subcommittee Recommendations for Community Building for Urban Villages

- In the two large community meetings that have been held, the community didn't have all the parameters, information and background (such as financial background) about the urban villages and the Envision 2040 General Plan.
- Each neighborhood association should have a meeting that is facilitated by a professional facilitator and not professional planners or WAG members. We are worried about displacement of retailers. We want to learn more about the General Plan jobs, housing, parks, retails and the existing zoning.
- One of the main challenges of the Advisory Group is to get people to attend the meeting. We need to use a variety of media such as Facebook, next door and publications to get the word out.
- We need to have an engaged informed community to have successful Urban Village Plans.
- Neighborhood Association collaboration and building relationships with the community are key aspects of what success look like.
- We really want to know how our existing neighborhoods are part of the Urban Villages.
- Presentations should be made to all of the neighborhoods and to the people whose voices have not been heard yet.
- We like information about the existing and proposed bike Plans for this area.

Public Comment

- Provide a meeting summary for each group that you go to.

Presentation on the Urban Village Planning Process for The Alameda Urban Village by one of the neighborhood leaders, Marc Morris; and the South Bascom Urban Village Plan, by City of San Jose Staff, Matt VanOosten. Also, refer to these presentations at the links below:

<https://www.sanjoseca.gov/DocumentCenter/View/47104>

<https://www.sanjoseca.gov/DocumentCenter/View/47105>

- The Alameda Urban Village Plan was built upon “The Alameda-A Plan for beautiful Way” which had as established working group.
- We were able to change some parts of The Alameda Urban Village boundary that was proposed by the City.
- These Plans matter because neighborhoods are important; they are the heart of everything.
- The Alameda had all the basic things that makes a great community; trees, wide sidewalks, old homes, parks, etc, and we wanted to protect that.
- Inclusion is vital in the process. Do not think that the City should do everything for you. It is the job of the Neighborhood Associations and community members to spread and engage the community.
- All these Plans are conceptual; there is no development mandated by them.
- Include detailed design guidelines in your Plan that will give you a powerful tool, including how new buildings can be integrated with the existing neighborhoods.
- Also, when you have a Plan, you are not done. San Jose has a long history of Plan adjustment. I would like to see a “Village Review Board” for the City of San Jose.
- Think of people who can help you in the process.
- We wanted to make sure that our Urban Village Plan is not just a Transit Oriented Development and also has character and history to it.
- Make sure to know how to connect your urban village to the existing neighborhoods.
- Build on your existing assets; we had a good streetscape, historic mansions, a gateway to San Jose, the end of the El Camino Real to work from.
- Build relationships outside of your urban village. We started our urbans village process with an engaged community. If you want to engage the community, you have to go out and talk to people. Communication should happen at all levels but a one-to-one conversation is a key.
- Inclusion=Better result+ more influence
- Your job is to go and communicate with the community.
- Community leadership is vital; do not think that Planning is going to do that for you. Do not treat Planning as an enemy because they can be very helpful if you work together properly.
- Educate the public; for example, we had someone from California Department of Transportation to come and do some basic trainings for us on streetscape improvement.

- In one of the visualizations, you show a contemporary building close to a historic building; Is that Ok?(Response: yes that works)

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Comments/Questions:

- What made you so enthusiastic about your Urban Village and what worked for you? (We have been working together for several years before the Urban Village Plan came into place; all of us took it as a part of our mission to make The Alameda a better place and to preserve its character).
- I like what you are showing here; a depth to the urban village plan and a variety of land uses that prevents it from having a tall wall along the street.
- We are terribly park deficient. Can it be possible that we finish the Plan and it has no park on it? (City staff response: we cannot put a park on any specific property; it would be a taking of property rights. Parks Department can work with school districts to have a joint agreement to use large playing fields with schools. In the Urban Village Plans, we do not designate specific parcels for parks, we put floating parks on the map to identify the general area where a park is desired.
- Also, small parks can work. Be careful of hidden parks in the middle of developments that are supposed to be public, but they are not visible and not easily accessible by the public.
- How many of the opportunity sites are developed along The Alameda? (Answer: none).

South Bascom Urban Village, Visioning Process

- For South Bascom, what type of heights were allowed adjacent to single-family houses?
- There is more development pressure along The Alameda in comparison to South Bascom.
- Affordable housing should be 15% below the market rate.
- Given the housing situation what type of housing were mandated by these plans?
- Can commercial development pay for affordable housing?
- Department of Transportation studied the capacity of the streets during peak hour traffic to determine the ability for the reduction of travel lanes.
- If we seriously want to consider bike lanes or reconfiguring the lanes, we should know what type of capacity our highways or the adjacent roads have.
- Are projects on hold for the South Bascom Urban Village? (No, only residential projects commercial projects can move forward at any time).
- Where there any transit solutions for the South Bascom Urban Village?

Presentation on the Draft Land Use and Vision

Advisory Group:

- What can we do about the narrow sidewalks that connect Winchester Urban Village to Santana Row over highway 280?

- Include Santana Row/Valley Fair Urban Village Plan Land Use in one Map with the Winchester Urban Village Land Use Map.
- What is the history of the farm house?
- Winchester Enhancement Strategy didn't want paths from the neighborhoods to Winchester Boulevard.
- Bike lanes may not work in all Urban Villages; one reason is that we have an aging population that may not be able to use the bike lanes. We may prefer parks to bike lanes. I'm assuming that bike lanes are going to be used for going to work, but how many people are going to use a bike to go to work in this area.
- If you don't feel safe in a bike lane, you may not use it; this is why bike lanes may work.
- We need to know if we are planning for enough density to support the bike lanes, mass transit and commercial uses on Winchester.
- In San Jose there is no shortage of wide roads for driving and single-family detached houses; the Urban Village Plans should provide more choices for people such as multi-family homes, apartments, multi-modal transportation options (bike lanes), we need to plan for seniors, as well as young people.
- There so many uncertainties about the traffic, parks, etc.
- We are talking about connection to the adjacent neighborhoods, but how can we make those connections if those neighborhoods are located outside of the Urban Village boundary? Can we make pedestrian connections as part of the Land Use Plan?

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- Bikes are also going to be used for children to go to school and for shopping at Stevens Creek and in Campbell.
- We can make pedestrian connections/paseos as part of the Land Use Plan.

Community Comments:

- We do not have enough trees on Winchester. It makes it very hot and unpleasing to walk there during the summer.
- Look at the Envision San Jose 2040 General Plan; we have to clearly think who is going to use those bike/pedestrian lanes.
- The modes of transit don't have to be on the same right-of-way; they could be on a parallel right-of-way.
- 2,000 units for housing in the Winchester Urban Village seems very light to me; if we want to meet the goal of urbanization.
- The new housing on Winchester should not be concentrated on one parcel; it should be spread out in the entire Urban Village.
- Please provide traffic relief at Winchester and Moorepark; this needs to be figured out first before anything else.