

# CIVIC CENTER STRATEGIC DEVELOPMENT PLAN

KENNETH RODRIGUES  
& PARTNERS, INC.  
SILICON VALLEY  
ADVISORS



- VTA LEASED TO COUNTY SHERIFF
- COUNTY SHERIFF'S ADMINISTRATION OFFICES
- COUNTY SHERIFF LEASED TO VTA
- VTA
- 1.5 ACRE COUNTY FLEET MAINTENANCE FACILITY
- 8.5 ACRES COUNTY PARKING LOT 1200 STALLS
- 8.6 ACRES US ARMY
- 5.38 ACRES CALIFORNIA NATIONAL GUARD
- COUNTY PARKING GARAGE 1417 STALLS
- COUNTY GOVERNMENT CENTER
- COUNTY JUDICIAL CENTER
- SAN JOSE CITY HALL

CONTEXT PLAN

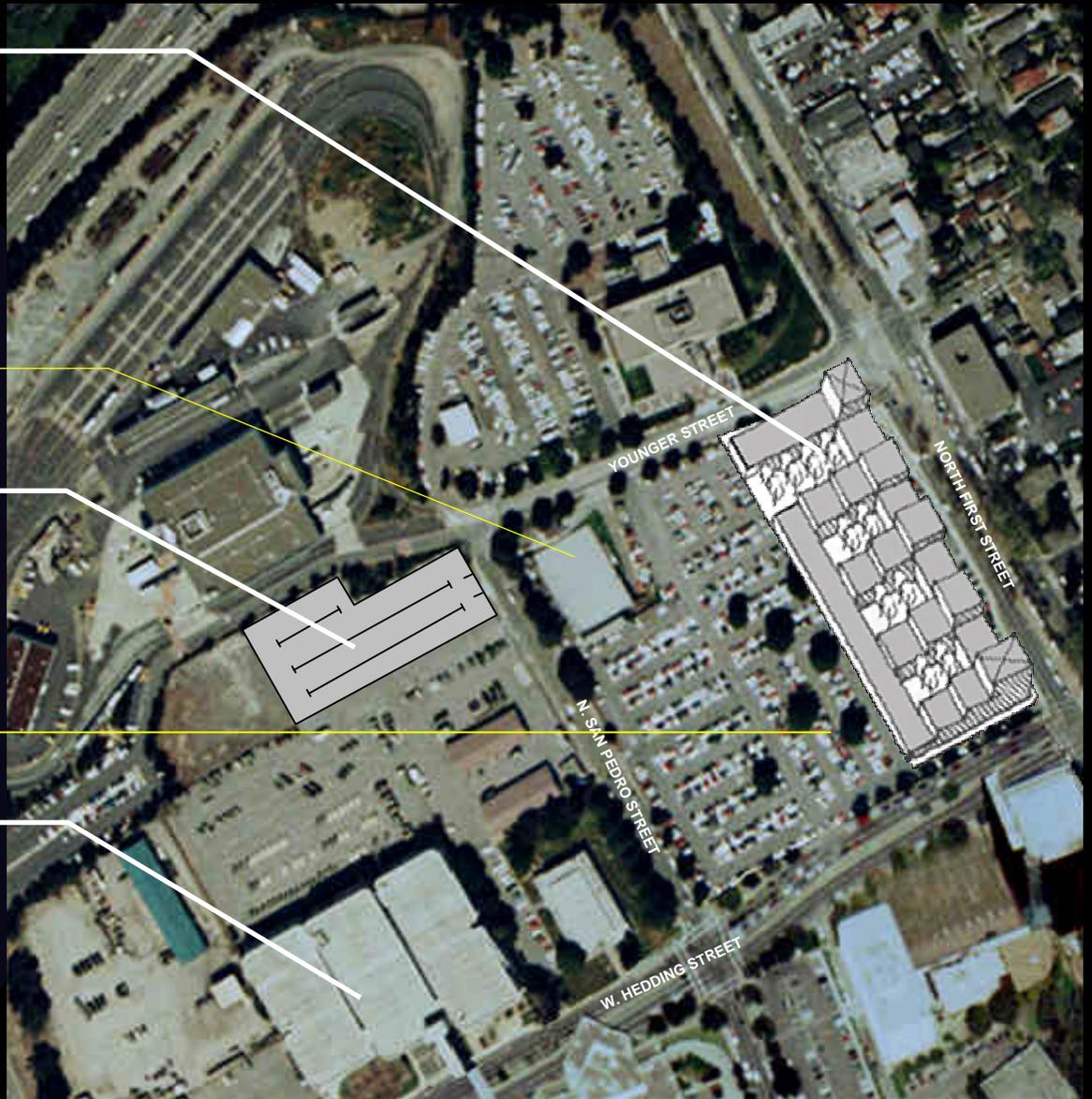
KENNETH RODRIGUES & PARTNERS, INC.  
 SILICON VALLEY ADVISORS

CIVIC CENTER STRATEGIC DEVELOPMENT PLAN  
 SAN JOSE, CALIFORNIA  
 COUNTY OF SANTA CLARA



PRIVATE RESIDENTIAL / RETAIL  
MIXED USE PROJECT  
STAND ALONE PROJECT

- 3.55 ACRE  
2-4 STORY  
210 UNITS HOUSING  
20,000 SF RETAIL  
1-LEVEL  
UNDERGROUND  
PARKING GARAGE  
400 STALLS  
490 STALLS  
DISPLACED
- 1.5 ACRE  
COUNTY FLEET  
MAINTENANCE  
FACILITY
- COUNTY PARKING  
LOT  
220 STALLS  
(160 STALLS  
AVAILABLE)  
RELOCATE 15  
DISPLACED STALLS
- 4.95 ACRE  
COUNTY PARKING  
LOT  
710 STALLS
- COUNTY PARKING  
GARAGE  
(600 STALLS  
AVAILABLE)  
RELOCATE 475  
DISPLACED STALLS  
(125 RESERVED FOR  
PROPOSED CRIME  
LAB)



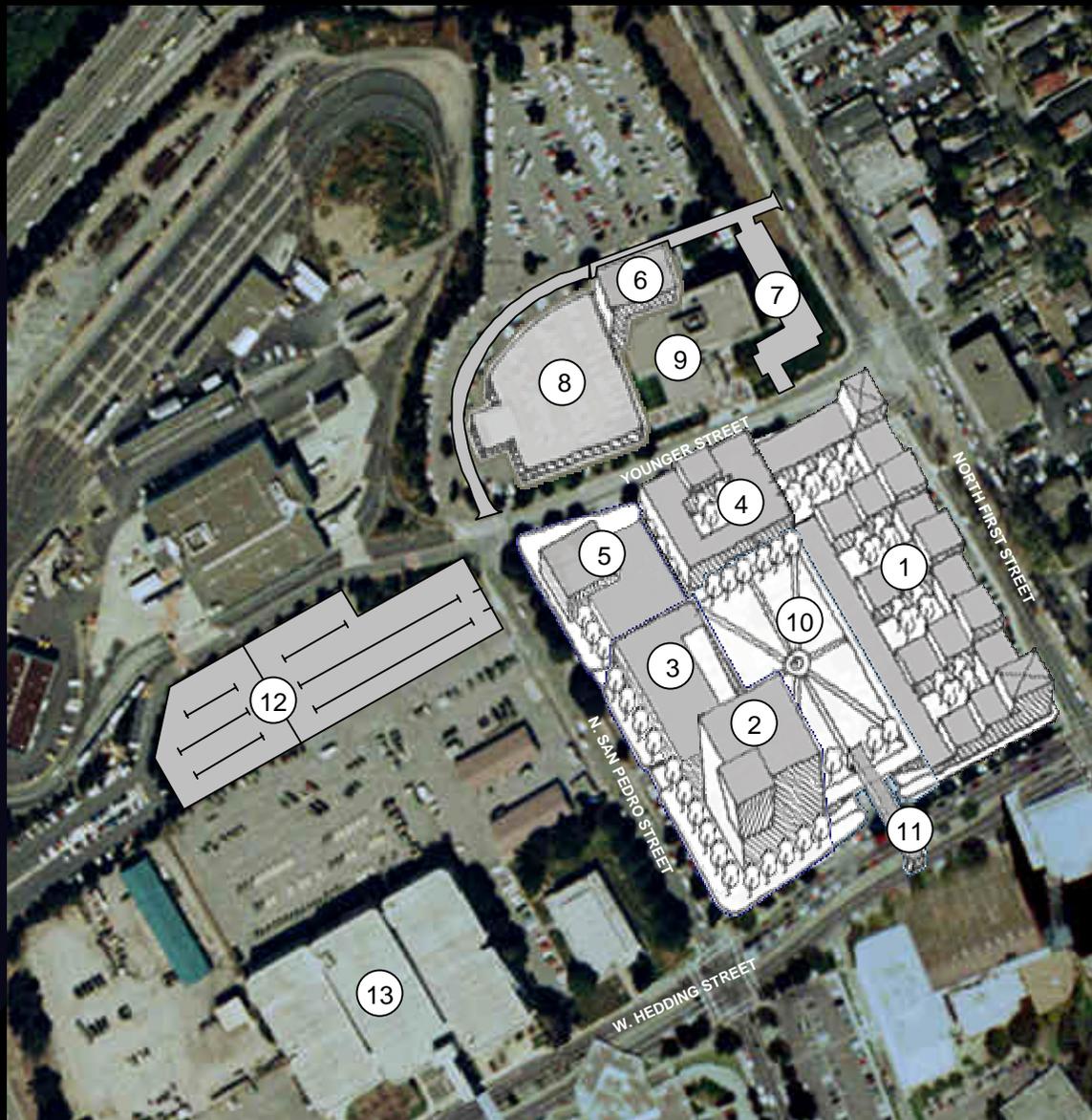
PHASE ONE

KENNETH RODRIGUES  
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CIVIC CENTER STRATEGIC DEVELOPMENT PLAN  
SAN JOSE, CALIFORNIA  
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①	MIXED USE RETAIL/RESIDENTIAL 210 RESIDENTIAL UNITS 20,000 SF RETAIL	
	PARKING PROVIDED	400 STALLS
	PARKING REQUIRED	400 STALLS
②	CIVIC CENTER OFFICE BUILDING 230,000 SF	
	PARKING PROVIDED	1150 STALLS
	PARKING REQUIRED	750 STALLS
③	PARKING GARAGE	1150 STALLS
④	FUTURE OFFICE BUILDING 82,000 SF	
	PARKING PROVIDED	230 STALLS
	PARKING REQUIRED	230 STALLS
⑤	FUTURE OFFICE BUILDING 100,000 SF	
	PARKING PROVIDED	580 STALLS
	PARKING REQUIRED	280 STALLS
⑥	EVIDENCE WAREHOUSE 40,000 SF	
	PARKING PROVIDED	40 STALLS
	PARKING REQUIRED	40 STALLS
⑦	VISITOR PARKING LOT	65 STALLS
⑧	PARKING GARAGE	340 STALLS
⑨	SHERIFF ADMINISTRATION OFFICES 92,000 SF	
	PARKING PROVIDED	300 STALLS
	PARKING REQUIRED	300 STALLS
⑩	PUBLIC PARK	
⑪	PEDESTRIAN BRIDGE	
⑫	COUNTY PARKING LOTS	335 STALLS
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PARKING REQUIREMENTS		
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	NEW DEVELOPMENT	2000 STALLS
	EXISTING COUNTY PARKING	1200 STALLS
	TOTAL PARKING REQUIRED	3200 STALLS
	TOTAL PARKING PROVIDED	3575 STALLS
③	PARKING RELOCATED	400 STALLS
⑤	PARKING RELOCATED	300 STALLS
⑬	PARKING RELOCATED	475 STALLS
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	TOTAL PARKING SURPLUS	375 STALLS



## FINAL STRATEGIC DEVELOPMENT PLAN

KENNETH RODRIGUES  
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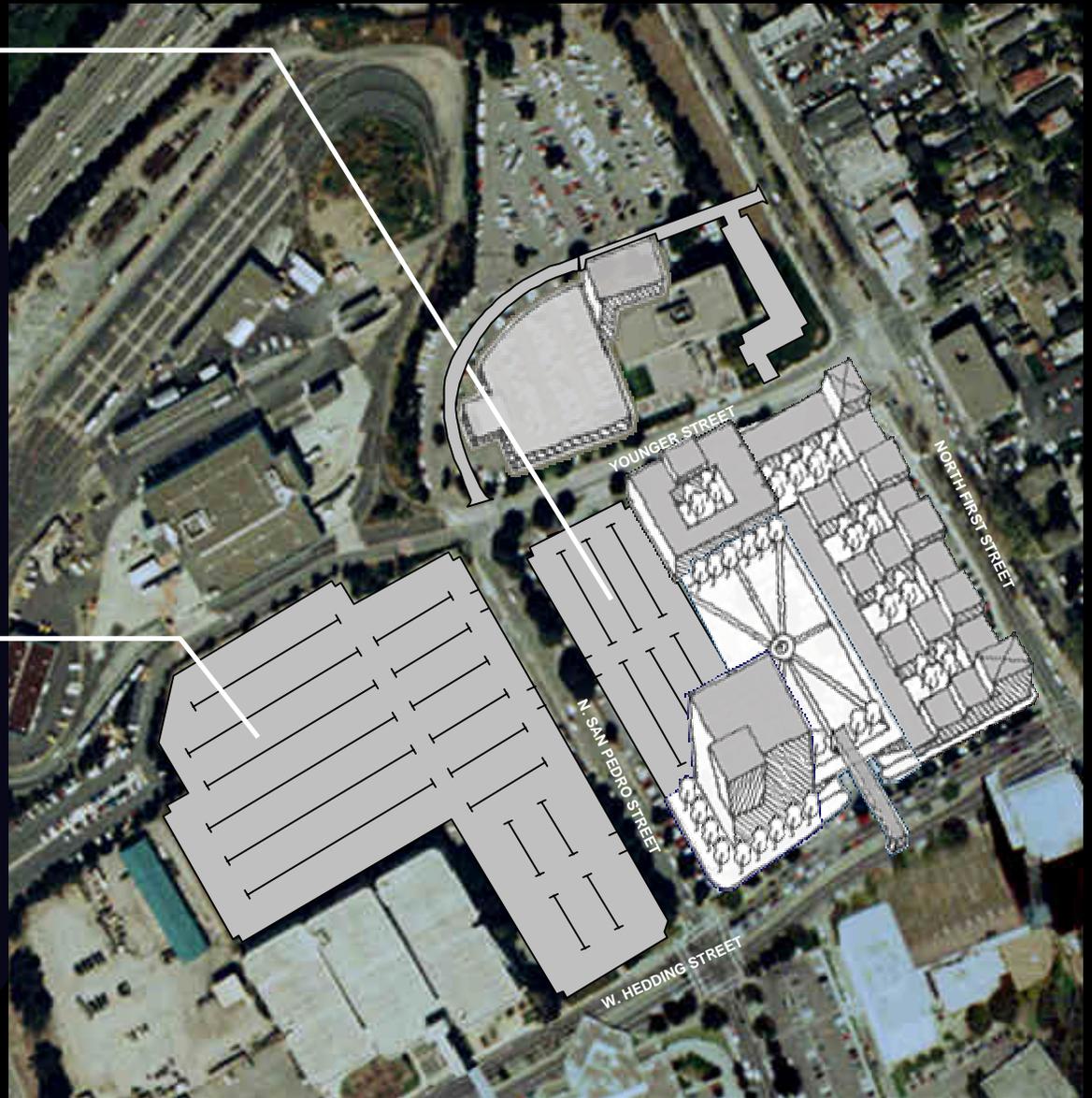
SILICON VALLEY  
ADVISORS

**CIVIC CENTER STRATEGIC DEVELOPMENT PLAN**  
SAN JOSE, CALIFORNIA  
COUNTY OF SANTA CLARA



2.2 ACRE  
SURFACE  
PARKING LOT  
294 STALLS

8.6 ACRE  
SURFACE  
PARKING LOT  
1250 STALLS



## ALTERNATIVE SITE PLAN OPTION B1

ASSUME ACQUISITION  
OF ARMY SITE

KENNETH RODRIGUES  
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SAN JOSE, CALIFORNIA  
COUNTY OF SANTA CLARA

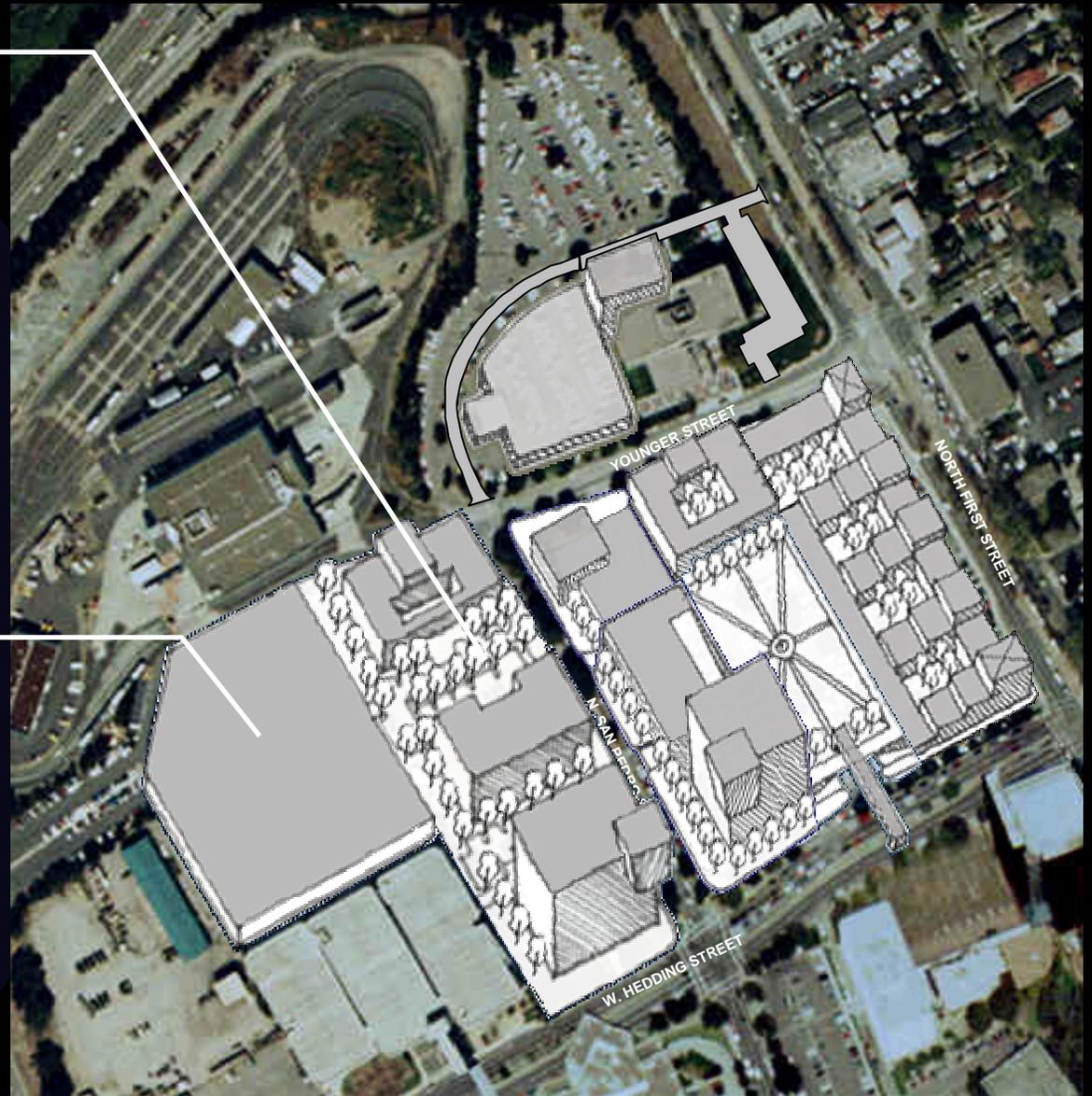


4.65 ACRE  
4-STORY  
100,000 SF  
OFFICE BUILDING

4-STORY  
100,000 SF  
OFFICE BUILDING

8-STORY  
230,000 SF  
OFFICE BUILDING

3.95 ACRE  
3-LEVEL ABOVE  
GROUND PARKING  
GARAGE  
1800 STALLS



## ALTERNATIVE SITE PLAN OPTION B3

ASSUME ACQUISITION  
OF ARMY SITE

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