

Pleasant Hills Vision

Community Workshop 1

February 15, 2024



Latina Coalition
Silicon Valley



**VIETNAMESE
AMERICAN
ROUNDTABLE**



PLACEWORKS

FEHR & PEERS

Thank you for coming! Please help yourself to refreshments and find your table.



AGENDA

1. Welcome
2. Project Overview
3. Q&A
4. Table Discussions
5. Share Back
6. Closing

114-acre Pleasant Hills Golf Course (PGHC) closed in 2004

Housing?

Commercial?

Amenities?

Cunningham Ave.

Tully Rd.

S. White Rd.

PHGC Guiding Principles Process

- Community engagement process **led by City of San José.**
- **Guiding Principles will set overall parameters** for development in response to community input.
- Developer has submitted a preliminary application for a General Plan Amendment but **doesn't yet have a specific development proposal.**



Engagement Process Overview



Community Workshop 1 (February) **virtual and in-person*

- Share your vision, ideas, priorities, and concerns about potential development at PHGC.

Community Workshop 2 (April) **virtual and in-person*

- Discuss specific issues that should be covered in the guiding principles for potential development at PHGC.

Community Workshop 3 (Summer) **virtual and in-person*

- Provide feedback on the draft guiding principles for potential development at PHGC.



Engagement Process Overview



Online Survey 1 (February - April)

A virtual option to share your vision, ideas, priorities, and concerns about potential development at PHGC.

Online Survey 2 (April - June)

A virtual option to provide feedback on specific issues that should be covered in the guiding principles for potential development at PHGC.

What is a Guiding Principles document?

It will...

- **Direct** what future development should achieve.
- **Outline** development types, affordability and amenities.
- **Recommend** potential transportation improvements.
- **Suggest** measures for preserving and enhancing neighborhood character.

It won't...

- **Control** the exact design for future development.
- **Determine** commercial or residential tenants.
- **Result** in any final permits (development will still undergo a complete development review process).



**Pleasant Hills
Golf Course Site**

Lake Cunningham Park

**Reid-Hillview
Regional Airport**

Eastridge Lightrail Extension

Eastridge Mall

Tully Road

Quimby Road

E Capitol Expressway

S. White Road

Market Rate Housing

Medical Facilities

Traffic Congestion Mitigation

Parks

Affordable Housing

Transit Improvements

Plazas

Senior Housing

Local-Serving Retail

Pedestrian Improvements

Bike Facilities

Community Space

Dining & Entertainment

Hotel

Workplaces

Academic Facilities

Assisted Living

Office

Table Discussions

- 1. Self Introductions**
- 2. Existing Community Assets and Needs**
- 3. Issues and Concerns about PHCG Development**
 - Housing
 - Jobs and Economic Development
 - Parks and Public Space
 - Transportation
 - Sustainability and Equity

Questions and Answers *(10 Minutes)*

Additional Q&A in table discussions



*Online Survey 1 is
now available!*

A virtual option to share
your vision, ideas, priorities,
and concerns about
development at PHGC.



bit.ly/PHVisionSurvey