



Alviso Park Master Plan Update

City of San José Department of Public Works and Department of Parks, Recreation and Neighborhood Services

Master Plan | Adopted June 19, 2018



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I. INTRODUCTION

The Alviso Park Master Plan Update provides a renewed vision and directs affirmative change to a unique community within the City of San José. Located at the very northern edge of San Jose, Alviso is characterized by its small town atmosphere, rich history, bayside location at the southern end of San Francisco Bay, wide open spaces, and a mix of residential and commercial uses. Alviso has maintained a distinct sense of place, despite its close proximity to the suburban communities and high technology industrial parks of Silicon Valley.

This Alviso Park Master Plan Update has been developed to redefine and re-envision the heart of this community—Alviso Park—to further enhance and reinforce the community character, while identifying and prioritizing redevelopment of the park over time.

PURPOSE OF THE ALVISO PARK MASTER PLAN UPDATE

There are several plans and studies that have influenced the direction of the community of Alviso. This summary of some of the planning efforts describes the purpose of these documents and how they relate to the Alviso Park Master Plan Update. The City of San José has several initiatives to draw from to plan for the future of the Alviso community, and related planning efforts include additional documents and local endeavors. The purpose of the Alviso Park Master Plan Update is to:

- Protect and enhance the small town quality of Alviso.
- Assess the site.
- Obtain community input.



INTRODUCTION

- Create a vision for park improvements.
- Establish prioritized improvements and address phasing.

GOALS

The City of San José is committed to providing residents with significant park and recreational facilities that meet the community's needs now and in the future. A new and improved plan will guide future development and the enhancement of existing park areas, trails and other recreational facilities.

The primary purpose of the Alviso Park Master Plan Update is to identify areas of growth and redevelopment for recreation as well as the changing needs of a community park and its facilities. The City of San José has acquired approximately 19 acres of adjacent lands for park expansion. The updated plan will explore the community's vision for the park, trails, and undeveloped regions, and describe strategies for meeting current and future community needs.

The Alviso Park Master Plan Update will illustrate revised land distribution and circulation systems, establish guidelines for park planning and development, propose an overall wayfinding strategy, recommend improvements to existing facilities, and introduce policies to improve the provision for services, maintenance, and development of Alviso's cultural resources.

As the planning process unfolds, the city and community recognize that the regeneration of Alviso Park will be implemented with a phased approach. This will provide opportunities for continued community involvement as well as optimal implementation of available funding. Phasing strategies have been, and will continue to be shaped by the values and ideas from the community. A

prospective timeline, supporting partners, and the clarification of additional funding will be essential elements to ensure realization of planned phasing over time, as funding becomes available.

VISION

The Alviso Park Master Plan Update recommends the community recommit to the goal to create a vision for a neighborhood park that celebrates Alviso; past, present and future. This amended vision of the park will provide the community with a beautiful place to gather, play, and relax. This vision incorporates respect for resources by using sustainable programming and maintenance, and speaks to future plans that can respond to development from surrounding areas.

The Alviso Park Master Plan Update celebrates Alviso by:

- Providing for the retention of existing recreational facilities such as the soccer and baseball field, playgrounds and group picnic areas, and an expanded pool recreation area.
- Identifying opportunities for joint school and public usage of existing land, flooding and drainage planning; PG&E transmission lines area development, new Bay Trail connections, and revised treatments for the Wilson Way corridor; and
- Presenting opportunities for new community facilities, infrastructure improvements, and other community enhancements, such as walking or jogging paths with outdoor fitness equipment, shade structures, and park signage.

PLANNING AND DEVELOPMENT CONTEXT

Recent planning history offers strategies for the overall vision of Alviso as a newly revitalized and forward-looking community with a small town character.

THE ALVISO MASTER PLAN

The Alviso Master Plan: A Specific Plan for the Alviso Community (1998 Alviso Master Plan) provided a vision for change to the community. The purpose of the 1998 Alviso Master Plan was to establish specific goals, policies, and implementation measures to attempt to resolve issues of zoning, incompatible land uses, insufficient services and facilities, flooding, hazardous materials, vegetation and wildlife, soils and-geology, cultural resources, truck traffic, air quality, noise from airplanes, economic development, and code enforcement.

Specifically, the 1998 Alviso Master Plan included provisions for the retention of residential neighborhoods located within the village and the opportunity for some new medium to high density residential uses. It allowed for a mix of residential, commercial, and public uses within the historic core of the village, and the continuation and expansion of light industrial uses north of State Street.

PARK DEVELOPMENT AND IMPROVEMENTS

Since the implementation of the 1998 Master Plan, the community of Alviso has faced repeated development challenges, as it again strives to undertake revisions for Alviso Park. Developed during a series of site renovations over the years, it was originally built in

1968 and consisted of the softball/baseball field, two picnic areas, two play areas, a band stand and restroom. The Alviso City Hall was converted to the Alviso Branch Library when Alviso was annexed in 1968. The swimming pool and associated buildings were built in the 1970s; the perimeter fencing was added along Wilson Way in 1978.

Improvements to the softball/baseball and soccer fields occurred in 1979 with minor park renovations in 1983. The library was destroyed in the 1983 flood, reopened in 1984, and was expanded in 1999. The storage building adjacent to the pool was built in 1987. Both play areas were renovated in 1990, and further improvements to both play areas occurred in 2002.

SUBSEQUENT PARK DESIGNS

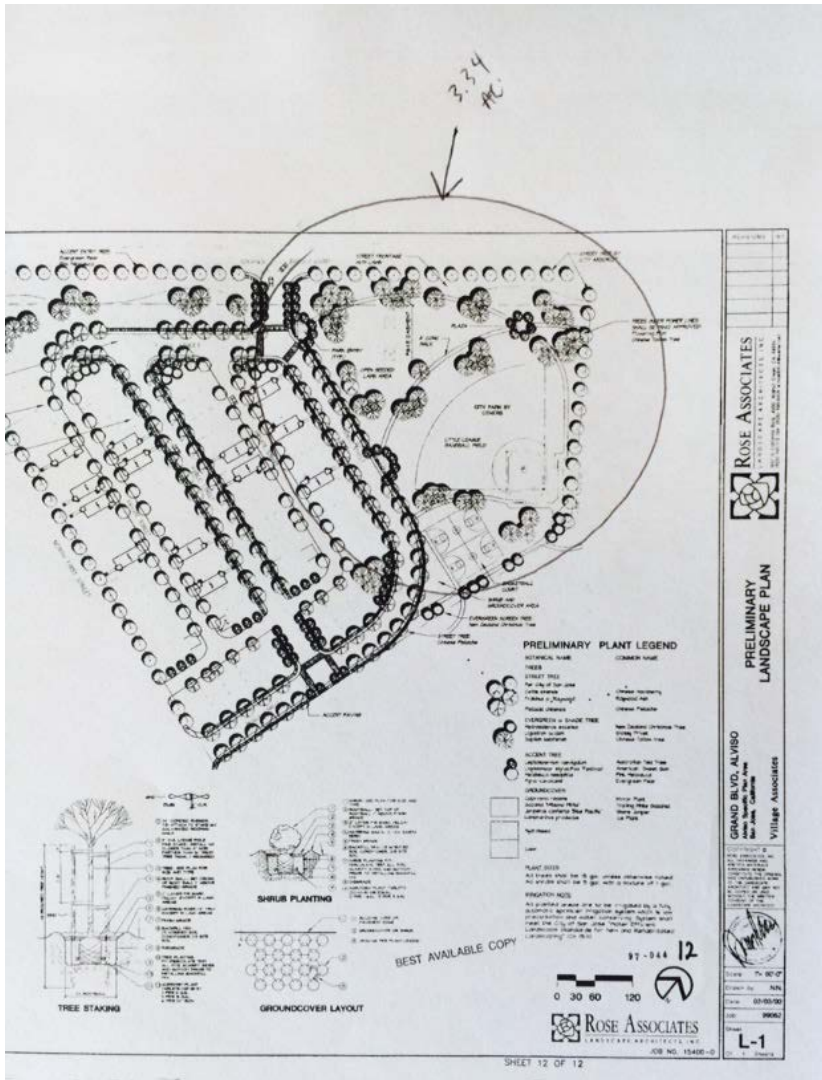
Over the years, there have been a variety of different plans, formal and informal, looking at improvements to Alviso Park. None of these designs are readily implementable for a variety of reasons explained below; however, they do serve as a barometer of community desires and ideas over the past twenty years.

Rose Associates 1997

A 1997 Rose Associates drawing entitled Preliminary Landscape Plan, shown in Figure I-1, included a softball/baseball field, tennis courts and paths in the parcel north of Trinity Park Drive. This concept does not reflect the City standard softball/baseball field depth of 300 feet, would require significant fencing and netting to address balls hit toward residences based on field orientation, and may not be feasible given the PG&E transmission lines and easement.

INTRODUCTION

Figure I-1 1997 Rose Associates' Preliminary Plan



Undated Expansion Study

A more recent, but undated, conceptual plan was entitled Alviso Park Expansion Discussion Study, v4, see Figure I-2. This concept plan proposed a trail under the transmission lines along Grand Boulevard, a softball/baseball field with soccer overlay and parking lot on the parcel north of Trinity Park Drive, tennis courts and picnic area north of the library, community gardens and small parking lot north of Wilson Way, a skate park where the community gardens are currently located, and pedestrian paths from Wilson Way to Trinity Drive. This design includes a realignment of Wilson Way to accommodate the city standard softball/baseball field and soccer/multipurpose field. The field would need to be expanded to meet the City standard size of 225 feet by 360 feet but there is sufficient space to accommodate this.

DOCUMENT SUMMARY

The Alviso Park Master Plan Update establishes the location, intensity and character of community determined land usage, and ways to implement improvements. The plan discusses enhanced circulation patterns and provisions for necessary infrastructure upgrades to support and continue development of the park. It establishes new configurations for the park area, playgrounds and community facilities within the park, as well as guiding the implementation of actions required to realize the Plan Update's objectives.

The Alviso Park Master Plan Update is organized into the following chapters:

- Chapter 1: Introduction, providing a general overview of the master plan's goals and vision.

Figure I-2 Alviso Park Expansion Study



- Chapter 2: Site Analysis, including an overview of site context, history, analysis and existing conditions.
- Chapter 3: Community Input, summarizing the community workshops and comments received during the course of the project.
- Chapter 4: Master Plan, describing the components of the plan with illustrative graphics.
- Chapter 5: Implementation, outlining rough costs, priorities, and a strategy for implementation of the Alviso Park Master Plan.

INTRODUCTION

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II. SITE ANALYSIS

The community of Alviso is located at the northernmost edge of San José and at the southernmost point of the San Francisco Bay where a complex maze of sloughs, salt evaporation ponds, tidal marshes, mudflats and rivers create a unique and unusual setting. This area of San José is bordered by the San Francisco Bay and the Cities of Sunnyvale, Santa Clara, Milpitas and Fremont.

A site analysis was conducted to better understand the existing conditions, as well as the opportunities and constraints for the site and the recently required expansion lands.

SITE CONTEXT

Alviso Park is located on North First Street between Tony P. Santos Street and Trinity Park Drive. Additional lands have been acquired by the City to expand the park along Tony P. Santos Street, Wilson Way, and along Grand Boulevard. Alviso Park currently includes the Alviso Branch Library, various picnic areas, a softball/baseball field, multipurpose lawn areas, two playgrounds, a swimming pool, and a community garden area; see Figure II-2. The existing park is 4.5 acres; when the joint use and expansion lands are included, the total acreage is approximately 23.5 acres. See Figure II-1 for regional context and Figure II-2 for park location with expansion lands.

Alviso Park is the only neighborhood park serving the community's population of about 2,100 residents. Alviso County Marina Park, located nearby, provides access to the Bay. The Don Edwards San Francisco Bay National Wildlife Refuge is accessible from Grand Boulevard, north of Alviso Park. The Guadalupe River Trail is located

about 500 feet south and Coyote Creek Trail is approximately 2.25 miles to the east of Alviso Park. The Bay Trail is planned to eventually go through the park.

AREA HISTORY

Alviso's location within this water-centered environment has shaped the community's past and present form. First settled by non-native colonists and explorers in the 1770s, Alviso was founded in 1845 and incorporated in 1852. It remained one of the oldest towns in Santa Clara County, until it was annexed by the City of San José in 1968. Alviso's location on the edge of the San Francisco Bay and navigable rivers enabled it to flourish as a major port in the nineteenth century until the arrival of the Southern Pacific Railroad which offered more efficient transportation between San José and San Francisco.

For a significant part of its history, Alviso was known for its agriculturally centered businesses, particularly canneries. The third largest cannery in the United States was located in Alviso until the mid-1930s. The Great Depression brought about a lengthy period of economic decline as canneries ceased operations and the community became better known for dance halls and gambling establishments than for the hard-working citizens that continued to reside there.

In recent decades, Alviso bore witness to the explosive growth and global prominence of nearby Silicon Valley, characterized primarily by low-density suburban settlement patterns and sprawling office parks that rapidly appeared where farms once thrived. State

SITE ANALYSIS

Figure II-1 Regional Context



Figure II-2 Alviso Park, Expansion Lands and Neighborhood Context



SITE ANALYSIS

Highway 237, which runs in an east-west direction just south of Alviso, separates the office parks bustling with high-tech workers from the quietly paced, modestly-scaled, historic village of Alviso. Completion of planned development projects north of State Highway 237 will help blur this separation.

SITE ANALYSIS AND EXISTING CONDITIONS

The site was reviewed to establish existing conditions and environmental considerations.

TOPOGRAPHY AND FLOOD CONTROL

Alviso is roughly 13 feet below sea level and is the lowest, or one of the lowest, points in the San Francisco Bay Area. Relatively flat with a lot of marshland, Alviso has a history of severe flooding including major flood events in 1983 and 1995. Flooding and the subsequent construction of massive levees are primary factors which have shaped the physical form of Alviso as it is today. Building codes mandate that new homes be constructed with living space a minimum of 9 feet above ground due to the threat of flood. However, many homes in the area were built before the current codes.

Both the Guadalupe River and Coyote Creek end in the neighborhood of Alviso, emptying into the Bay through sloughs and a complex network of marshland. Much of the marshland was modified and operated as salt production “plants”, which started in the mid-1800’s in the Bay Area.

In the early 2000s, Alviso’s former salt ponds became part of the South Bay Salt Pond Restoration Project, the West Coast’s largest tidal wetland restoration project with three distinct goals:

- Restore and enhance a mix of wetland habitats;
- Provide wildlife-oriented public access and recreation; and
- Provide for flood management in the South Bay.

As the ponds are restored, the additional wetlands will serve as a natural sponge to help limit local flood impacts.

SEASONAL WETLAND

A seasonal wetland, 1.04 acres in size, was documented at the northernmost end of the project site during the reconnaissance survey. A formal wetland delineation was not conducted; however, this feature would likely be considered Waters of the United States and State, and would thus fall under the jurisdiction of the United States Army Corps of Engineers and San Francisco Bay Regional Water Quality Control Board. This habitat was dominated by “facultative” plant species which are moderately hydrophytic and are equally likely to occur in wetlands and uplands, including bird’s foot trefoil (*Lotus corniculatus*), seaside barley (*Hordeum marinum*), saltgrass (*Distichlis spicata*), and alkali heath (*Frankenia salina*). The presence of saltgrass and alkali heath, both halophytic species, is indicative of alkaline and/or saline soils resulting from historical tidal inundation. Currently, the feature is situated within a concave depression at a slightly lower elevation than the California annual grassland and developed areas surrounding it. Moreover, historical aerial images from 2000 to 2015 show the area as being saturated during the wet season and sometimes continuing to stay wet with green vegetation into the dry, summer months.

Seasonal wetlands can provide habitat for a unique array of special-status and common wildlife species that rely specifically on the particular features they provide. However, because the seasonal wetland on the project site does not pond water and is regularly

disturbed by activities such as tractor mowing that compress soils and inhibit use by wetland-associated invertebrate and amphibian species that might take refuge in the moist soils, the habitat provided by this feature is functionally similar to the adjacent grasslands from the perspective of wildlife use.

PARK FACILITIES

Most of the current facilities need attention and would benefit from repair or replacement. One picnic area has no shade and has significant drainage issues. The other picnic area's barbeques are cracked and missing grills and the pavement is split and in poor condition. The field and multiuse lawn areas are home to a growing population of ground squirrels and their tunnels and holes make the fields largely unusable. The field lights and speakers have not worked in over 15 years.

The two playgrounds are in relatively good shape, but have little, or no, shade and the engineered wood fiber surfacing needs to be replaced or supplemented. The swimming pool is small with rough deck surfacing and is surrounded by chain link fencing topped with razor wire. There is a restroom associated with the pool, but is only open when the pool is open. This restroom has a history of sewage backups. The community garden is abandoned and fenced off. The service meter to the garden was removed, due to lack of use, so there is no available water. Besides the pool's restroom, the only other restroom is in the library; there are often times when there are no accessible restrooms open in the park.

The expansion lands are fallow lands, some of which are fenced. With little visibility and no active use, these lands are often used for dumping. Figure II-3 and II-4 provide an overview of existing amenities.

Fencing, or lack of fencing, directs and defines circulation patterns into and through the existing park. There is no fence separating the park from the school, youth center, or library. Along Wilson Way, Alviso Park has a 3-foot-high chain link fence, with entry points near the softball/baseball field and pool area and a maintenance gate between these. A 6-foot-high chain link fence closes off both the expansion lands and the community garden, and runs along the west side of the softball/baseball field ending near Trinity Park Drive. A 5-foot-high chain link fence runs along the North First Street edge with entry points near the youth center and the library. Most of the school is open to the park. The Trinity Park neighborhood is not fully fenced off from the park.

ADJACENT FACILITIES

Pin High Golf Center is located across North First Street from the park, and there are single-family homes across from Trinity Park Drive and Grand Boulevard. Fire Station 25 is located in the expansion lands north of Wilson Way and east of Grand Boulevard and there are new industrial buildings north of the expansion lands along Wilson Way. With the exception of Fire Station 25, some the expansion lands are fenced off and consist of fallow grasslands; PG&E transmission lines run the entire length of the expansion lands along Grand Boulevard.

The park also includes lawn areas that are part of a joint use agreement with George Mayne Elementary School which is immediately southeast of the park. The school serves over 500 preschool and kindergarten through fifth grade students. Over half of the school's students are non-native English speakers.

SITE ANALYSIS

Figure II-3 Existing Amenities



Top row: group picnic facilities behind the library

Bottom row: standard City park signage, multi-use fields and play area next to the library

Figure II-4 Existing Amenities



Top row: play area in the multi-use fields, Fire Station 25, pool area
Bottom row: restrooms by the pool, Miguel Aldana Sports Field, PG&E transmission lines

SITE ANALYSIS

The Boys & Girls Clubs of Silicon Valley operate after school programming at the Alviso Youth Center, or Clubhouse, which is located between the school and the library. The Alviso Youth Center provides recreational and educational services to local youth. It offers a safe place to do homework, participate in creative projects, and enjoy recreational activities which include basketball, volleyball, and electronic gaming. The Youth Center is also the site for Alviso's largest community events, the Santa Visits Alviso Foundation's Holiday Program and the annual Alviso Easter Egg Hunt.

CIRCULATION

Adjacent Roads and Intersections

There are five roads that border the park: North First Street, Trinity Park Drive, Grand Boulevard, Tony P. Santos Street, and Wilson Way. With the exception of the residential streets in the Trinity Park (Blackwell) development, all other streets adjacent to park lands have overhead utilities.

North First Street is a major arterial and entry point into the Alviso community; it connects Alviso with State Highway 237 and with the downtown. Posted speed is 35 miles per hour (mph) with a 25 mph school zone; there are no signals or stop signs on North First Street between Liberty Street and Nortech Parkway, which are north and south of Alviso Park, respectively. North First Street is a four lane, divided road with buffered bike lanes and no parking in each direction. Travelling north, this street transitions into a two-lane road past the intersection with Tony P. Santos Street; some street parking is allowed on the north side of the street.

Grand Boulevard is a neighborhood arterial that connects North First Street with the industrial uses east along Los Esteros and Zanker Roads. There is a signaled intersection on Grand Boulevard at Wilson

Way; Fire Station 25 is located on Wilson Way. Wilson Way provides emergency access to North San Jose. Grand Boulevard has stop signs at Disk Drive and North First Street; the posted speed limit is 30 mph.

Wilson Way has a 25 mph school zone and transitions into Tony P. Santos Street, a one-block-long street that provides access to the east side of George Mayne Elementary School and ends at North First Street. Tony P. Santos Street and Wilson Way provide an alternative route between Grand Boulevard and North First Street. Trinity Park Drive is a residential road.

State Highway 237 is the nearest highway and serves as the southern boundary and one of the main gateways for the Alviso area. It intersects with US Highway 101 to the west and Interstate 880 to the east. As State Highway 237 becomes congested during commute hours, North First and Gold Streets are used as alternate routes, which brings an increased volume of vehicles through Alviso and around the park area. Tony P. Santos Street and Wilson Way are also used as a cut-through from North First Street and Grand Boulevard. The speeds and volume of diverted vehicles are an issue of concern for the local residents, and present both an inconvenience and a potential safety hazard. As mentioned earlier previously, posted speed limits range from 25 to 35 mph on the surface streets around the park. Figure II-5 shows conditions of the adjacent roadways and Figure II-6 illustrates the separation caused by Highway 237 while highlighting main entries into Alviso.

Pedestrian and Bicycle

There are sidewalks along the north side of North First Street; most of Grand Boulevard does not have sidewalks on the park side of the street. Wilson Way does have sidewalks on both sides of the street but fencing, vegetation, and dumping make the sidewalks inaccessible at times. Driveway aprons on the north side of the street

Figure II-5 Adjacent Roadways

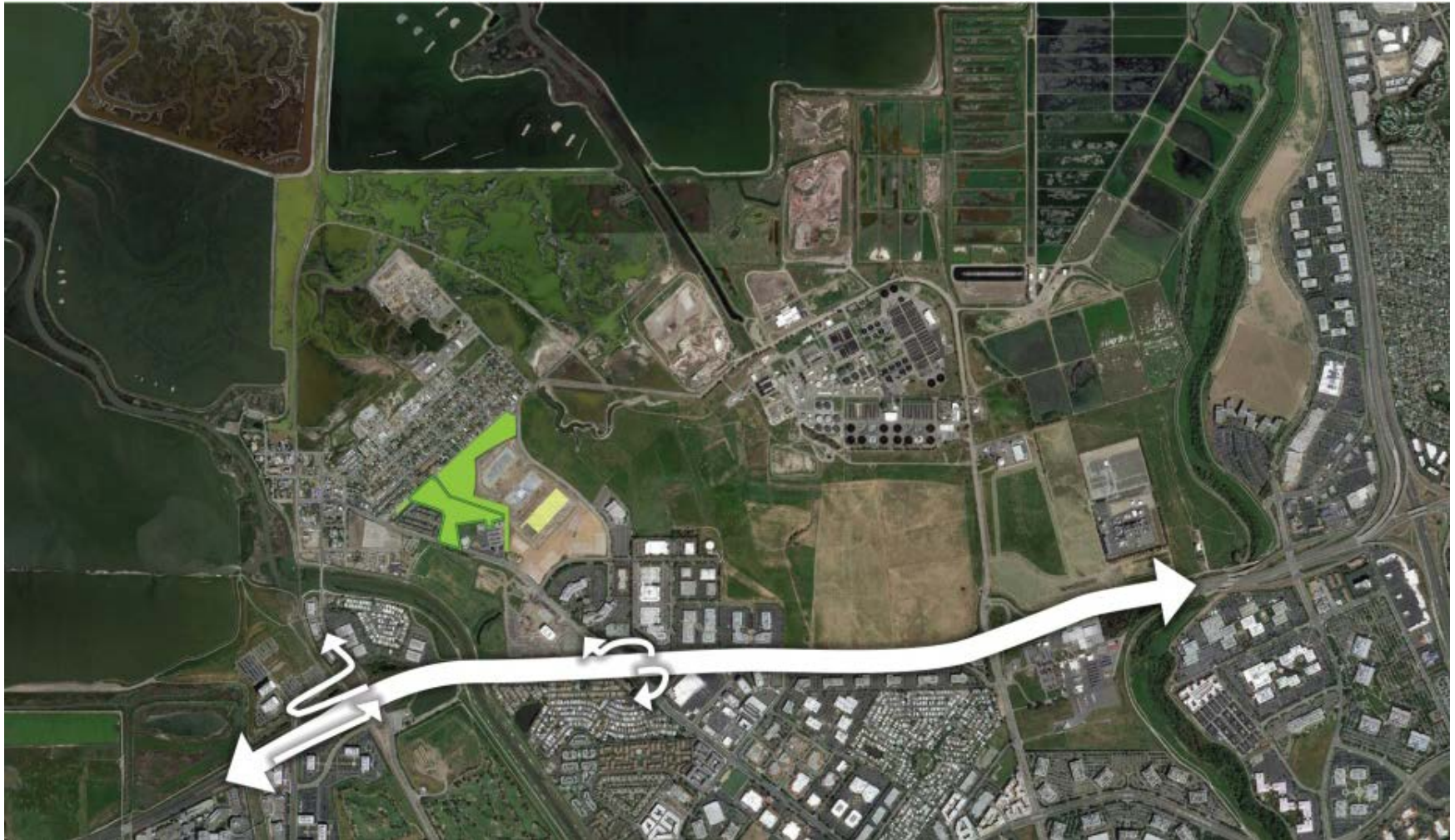


Top row: North First Street, Grand Boulevard

Bottom row: Wilson Way looking west, Wilson Way looking east, Trinity Park Drive

SITE ANALYSIS

Figure II-6 Access into Alviso



create breaks in the sidewalk. Trinity Park Drive has sidewalks on both sides of the street. While there are sidewalks along the perimeter of the park, there are no sidewalks within or through the park.

North First Street has Class II bike lanes in each direction but bikes share the road fully on all other streets adjacent to the park. While Tony P. Santos Street has a sidewalk on the school side of the street, it is asphalt (all other sidewalks are concrete), adjacent to a chain link fence, and receives limited use along with limited activity when school is not in session. Generally, streets are wide with few crosswalks and with limited, if any, street lighting.

Trail Systems

The Coyote Creek and Guadalupe River Trails are major Bay Area Trail Systems and connect to most of San José's other trails. These two trails are also connected by the State Highway 237 bikeway, which parallels the highway, providing a direct off-street link through north San José, between the cities of Milpitas and Sunnyvale.

The Guadalupe River Trail is about 500 feet south of Alviso Park and offers a direct link from Alviso in many instances: to employers in north San José; to cultural, recreational, and employment opportunities in downtown San José; and to connectivity via additional trail segments into other sections of the City. The Coyote Creek Trail is roughly 2.25 miles east of the park, offering access to parks, open spaces, and residential and commercial developments.

At the regional level, the San Francisco Bay Trail is a planned recreational trail "ring around the bay" that will connect the nine Bay Area counties and 47 cities. The Bay Trail's proposed South Bay alignment runs through the community of Alviso and along the northwestern end of Alviso Park. See Figure II-7 for the proposed and

built alignments of the Bay Trail, as well as the Coyote Creek and Guadalupe River Trails relative to Alviso Park.

PARKING

The George Mayne Elementary School has parking lots on North First Street and on Tony P. Santos Street. The library has another parking lot on North First Street. Street parking is allowed on both sides of Trinity Park Drive, Grand Boulevard, and Wilson Way. There is no parking on the east side of Tony P. Santos Street and restricted hourly parking on the west side. The Alviso area is starting to experience the impact of Levi Stadium's event parking. The stadium is approximately seven miles away in Santa Clara, California.

SITE ANALYSIS AND FUTURE GROWTH




Existing conditions must be considered when planning park improvements. Planning tools such as the Alviso Park Master Plan Update will help ensure that public facilities are maintained and enhanced as growth continues in Alviso.

Ready access and control of vehicles along the Wilson Way corridor is a principal area of current community planning that will impact future growth. In addition, placement of the existing road structures, while they navigate around essential community services and buildings, create a challenge in terms of maximizing park areas for future use. Furthermore, the long term nature and placement of Fire Station 25 and the PG&E Transmission Towers impose restrictions on taking full advantage of park property. Parks, Recreation, and Neighborhood Services (PRNS) is in favor of removal of the Wilson Way for contiguous parkland. One-way traffic or emergency vehicles only with automated bollards should be explored in the near future to limit the traffic through the park. If emergency service conditions

SITE ANALYSIS

Figure II-7 Trail System



	GUADALUPE RIVER TRAIL
	EXISTING TRAIL
	PROPOSED TRAIL

change in the future, such as the fire station relocation and/or service area change, the removal of Wilson Way should be explored to ultimately provide contiguous parkland.

Pedestrian and bicycling access is also a prime consideration for future planning. This type of circulation is currently limited, often unappealing and unclear. Future circulation improvements should enhance pedestrian and bicycle connections within the park, as well as connections between the park and the community. Clear pathways, safe crossings, and improved wayfinding (such as park markers and entry signage), will strengthen Alviso Park's connections to the rest of the community.

SITE ANALYSIS

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III. COMMUNITY INPUT

INTRODUCTION

Alviso conducted considerable outreach to the community to ensure public desires were solicited and incorporated into the Alviso Park Master Plan. Community outreach consisted of Community Advisory Committee meetings and communication, stakeholder discussions, three community workshops, one online survey with 41 respondents, and follow up discussions regarding Wilson Way.

COMMUNITY ADVISORY COMMITTEE AND STAKEHOLDER DISCUSSIONS

The Community Advisory Committee started with representatives from the Alviso Foundation, given their decision-making control regarding settlement monies that potentially could be used for park improvements and maintenance. However, it quickly and permanently morphed into a larger and less defined group of stakeholders including representatives from the Alviso Foundation, residents, local businesses, Santa Clara Unified School District, and various City departments. Meetings were held on July 27, 2015, August 31, 2015 (which included a walking tour of the site), and April 7, 2016. A variety of other meetings, calls, and emails occurred throughout the course of the project to coordinate information, solicit feedback, and clarify responses as the Alviso Park Master Plan Update was developed.

COMMUNITY MEETING #1 – OCTOBER 7, 2015

Process

A first community meeting regarding the Alviso Park Master Plan Update was held October 7, 2015. Many of the same participants from the community advisory meetings participated.

A PowerPoint presentation provided an overview of the project and the additional lands that have been acquired by the City of San José for park expansion, along with a review of the site analysis and opportunities and constraints. There was a clarification that the City currently has \$450,000 budgeted for park improvements and the Alviso Park Master Plan Update will help prioritize improvements that will happen over future years. The Alviso Park Master Plan Update will also help in the pursuit of grants and lay the groundwork for other funding efforts.

Following the presentation was an open question and answer session followed by a community open house. Two sets of seven stations were set up in the multipurpose room of George Mayne Elementary School. Everyone was asked to visit each station and indicate their preference by writing or placing dots. The completed boards are shown in Figures III-1 and III-2. Photos from the workshop are shown in Figure III-3.

The intent of the exercises was to get an idea of how people view their community and an indication of shared interest in areas of

COMMUNITY INPUT

Figure III-1 Community Workshop #1 Stations 1 to 3

Alviso Park Master Plan Update
October 7, 2015 Community Workshop

Station 1

What do you like about Alviso and Alviso Park?

Small town and (for the most part) undiscovered.
I love the historical aspect of Alviso and the environmental elements. (Nature preservation) Passionate community members.

weather & quiet
small park atmosphere
OPEN SPACE


Fresh AIR; open space, Birds,
small community - friendly

quiet accessible, quiet character (Alviso) familial, down to earth.
Historical relevance

Potential for improvement for the community of Alviso.

I like the open space, small park atmosphere.
BIG SPACE

WISHERS
- HATE THE WAY FIREWORKS
- AND THE PEOPLE WHO
COME IN AND DISTURB
THE COMMUNITY.



Alviso Park Master Plan Update
October 7, 2015 Community Workshop

Station 2

What would you like to see improved in Alviso Park?

It would be great to see community areas: gardens, stage, differentiated for range of ages.

all areas, especially softball & soccer LAND

swimming pool, parking, Trees

MAINTAIN LAWN

MORE LANDSCAPING - PLANTS/TREES


Swimming Pool
Basketball Court
RESTROOM
PLAYGROUND
PICKING

Swimming pool
more nature seating, wildlife, mature trees
native gardens

Better outreach to let residents know about what's AVAILABLE in "Park" + about maps etc at "PARK" so people know what is available.

Historical Area of old Alviso photos.

Pick up trash
PIZZA



Alviso Park Master Plan Update
October 7, 2015 Community Workshop

Station 3

What is your vision for Alviso/Alviso Park 20 years from now?

I'd like for my grand children to use/enjoy the facilities that it is maintained like other San Jose Parks
hope its still here!


It's important to maintain natural beauty, green areas, open & beautiful space. Keep the "valley" in the Silicon Valley.

mature gardens safe for natural wildlife
trails, trees, retreat
BEST PARK IN THE SOUTH BAY

Facilities for youth activities like today, but better.
+ facilities for aging population to stay active (walking trails + senior water activities)

An organized park funding as proposed by the City of San Jose
Alviso community input for what is needed - keep heavy traffic out.

- BEAUTIFUL OPEN SPACE
LOTS OF GREEN SPACE
- NO ARTIFICIAL TURF !!!




Alviso Park Master Plan Update
October 7, 2015 Community Workshop

Station 1

What do you like about Alviso and Alviso Park?

Dark at night
quiet
wildlife (Birds)

Not filled with heavy density allowing freedom for people to enjoy on a daily basis.



Alviso Park Master Plan Update
October 7, 2015 Community Workshop

Station 2

What would you like to see improved in Alviso Park?


It NEEDS to be MUCH more attractive (landscape & facilities)!

A cohesive plan, unity playgrounds, lounge off existing "pic" areas.

Kite flying / drone / fabric model planes

Basketball courts, swimming pool/facility

Consider ball courts etc.



Alviso Park Master Plan Update
October 7, 2015 Community Workshop

Station 3

What is your vision for Alviso/Alviso Park 20 years from now?

Flexible areas for recreation trend changes

Common gathering areas w/ tables & restrooms for gatherings, weddings, etc.


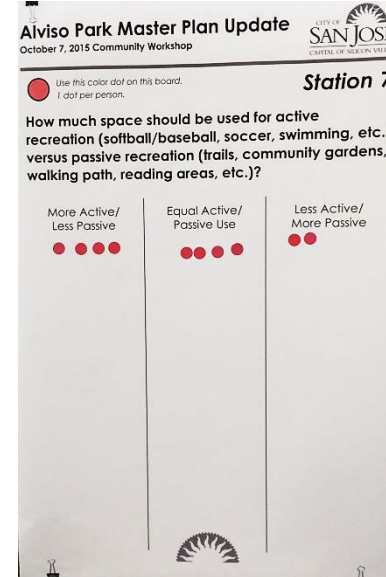
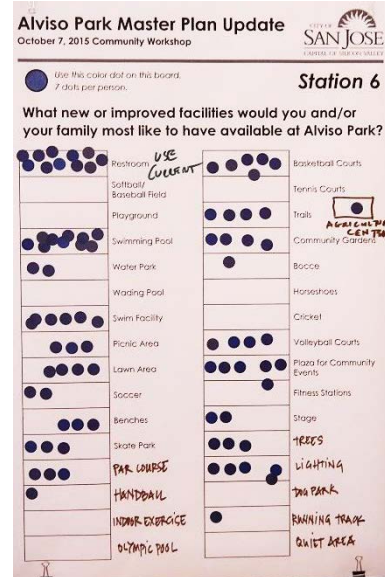
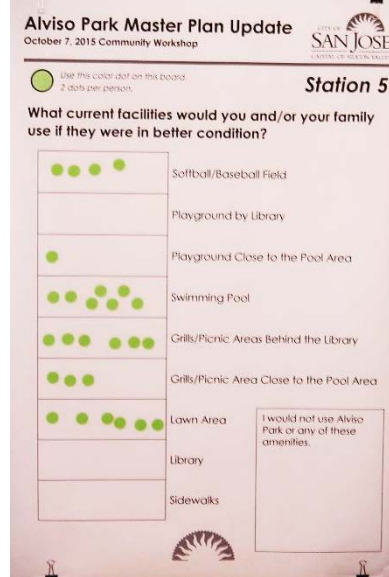
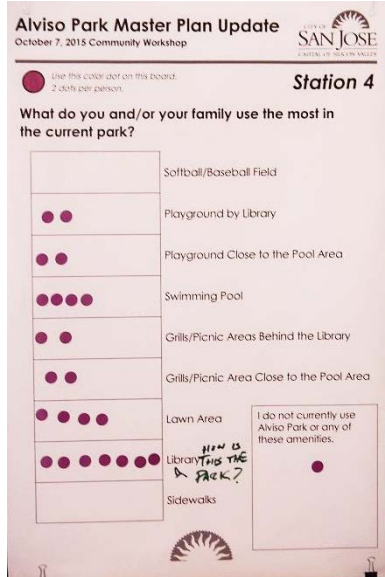
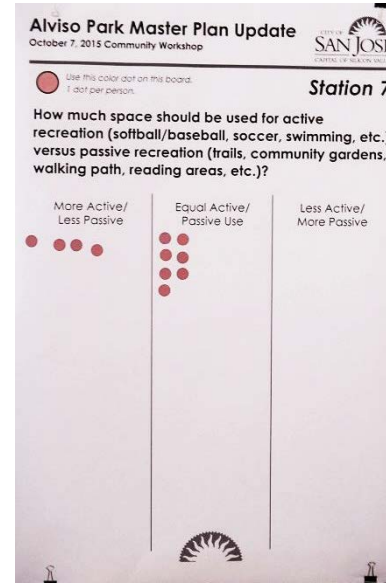
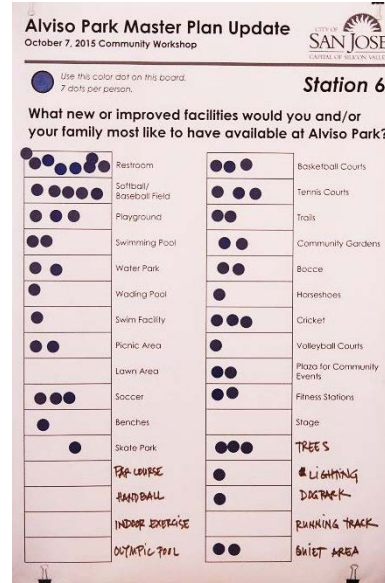
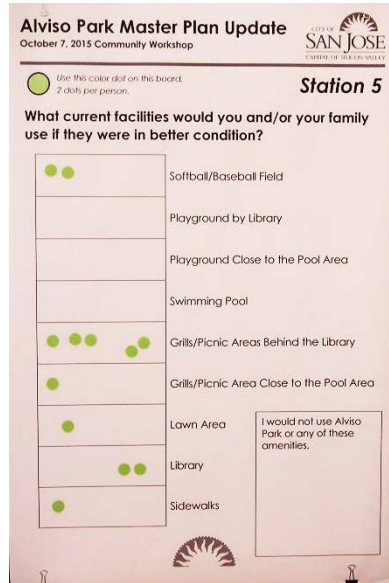
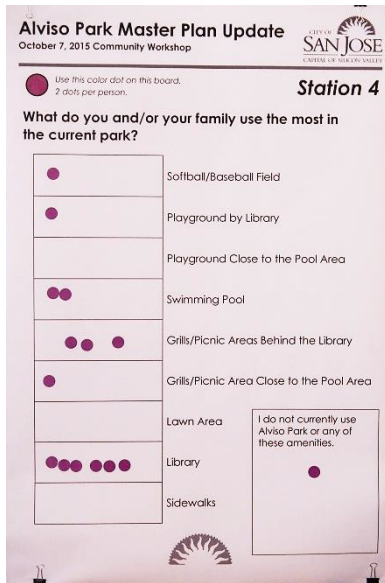


Figure III-2 Community Workshop #1 Stations 4 to 7



COMMUNITY INPUT

improvement. After everyone had completed their dot voting, the results were summarized. A second community meeting was then scheduled for November to present three alternatives that were developed based on the preferences indicated by the community from the previous workshop and meeting.

Community Input

Community responses revealed many favorable aspects of Alviso and Alviso Park. Some comments were: “Quiet and open, ability to see wildlife or birds, an opportunity for present and adaptive preservation, not a dense area which leaves freedom for people, a small park atmosphere—friendly, accessible and familial, and the potential for community improvement.”

There were many strong suggestions from community participants, including: more attractive landscape and facilities, a cohesive plan unifying play areas and leveraging off existing recreational areas, better outreach regarding what is available at the Park such as the use of maps, handouts and signs, and maximize open space and use current facilities.

Many park areas were singled out by the respondents for improvement or additional features: gardens, swimming pool and facility, stage, softball field, basketball courts, more trees, parking, picnic areas, plaza, restroom, and any historical areas.

Attendees requested more common gathering areas with tables and restrooms, and to maintain the natural beauty of the park like other San Jose parks. They also suggested creating a place with flexible recreational areas where their grandchildren can enjoy the facilities, and develop these for both youth activation and an aging population, so both groups can stay active. Finally, they asked to keep heavy traffic out of the park area and not use of artificial turf.

Figure III-3 Community Workshop #1 Images



The Library had the most widespread response for use by current visitors; valued by a large majority of the community. This was followed by the swimming pool and picnic/grill areas. A few respondents indicated they use the playgrounds a lot, with fewer mentioning the softball/baseball field.

A new or improved restroom topped all other choices for improvements or addition. The second most popular choice was a new or upgraded swimming pool, followed by basketball courts, a plaza for current events, and gardens.

An equal approach between Active/Passive Recreation was the clear majority for land distribution. More Active/Less Passive was strong choice for many, while the Less Active/More Passive was a selection that was only slightly represented.

COMMUNITY MEETING #2 – NOVEMBER 4, 2015

Process

A second community meeting regarding the Alviso Park Master Plan Update was held November 4, 2015. Many of the same participants from the first community meeting, October 7, 2015, again participated.

A brief PowerPoint presentation provided an overview of the project and the previous meeting, summarized survey results, and presented draft plans. Responses to the online survey were reviewed which largely echoed sentiments expressed at the first meeting. Three draft alternative plans, shown in Figure III-4, were discussed, providing a range of options on park amenities and ideas that the community had previously provided.

Following the presentation was a community design charrette. The community divided into four groups, reviewed and discussed the draft alternative plans, created their own alternative using base maps and scaled recreation elements, and presented back to the group. Based on community designs and comments, additional review of opportunities and constraints, and follow up discussions with key stakeholders and City staff a preferred alternative design was developed and presented at a third community workshop in January 2016.

The initial community draft alternatives served as a starting point for the design charrette and are included here for reference:

Community Charrette: Draft Alternative Plans

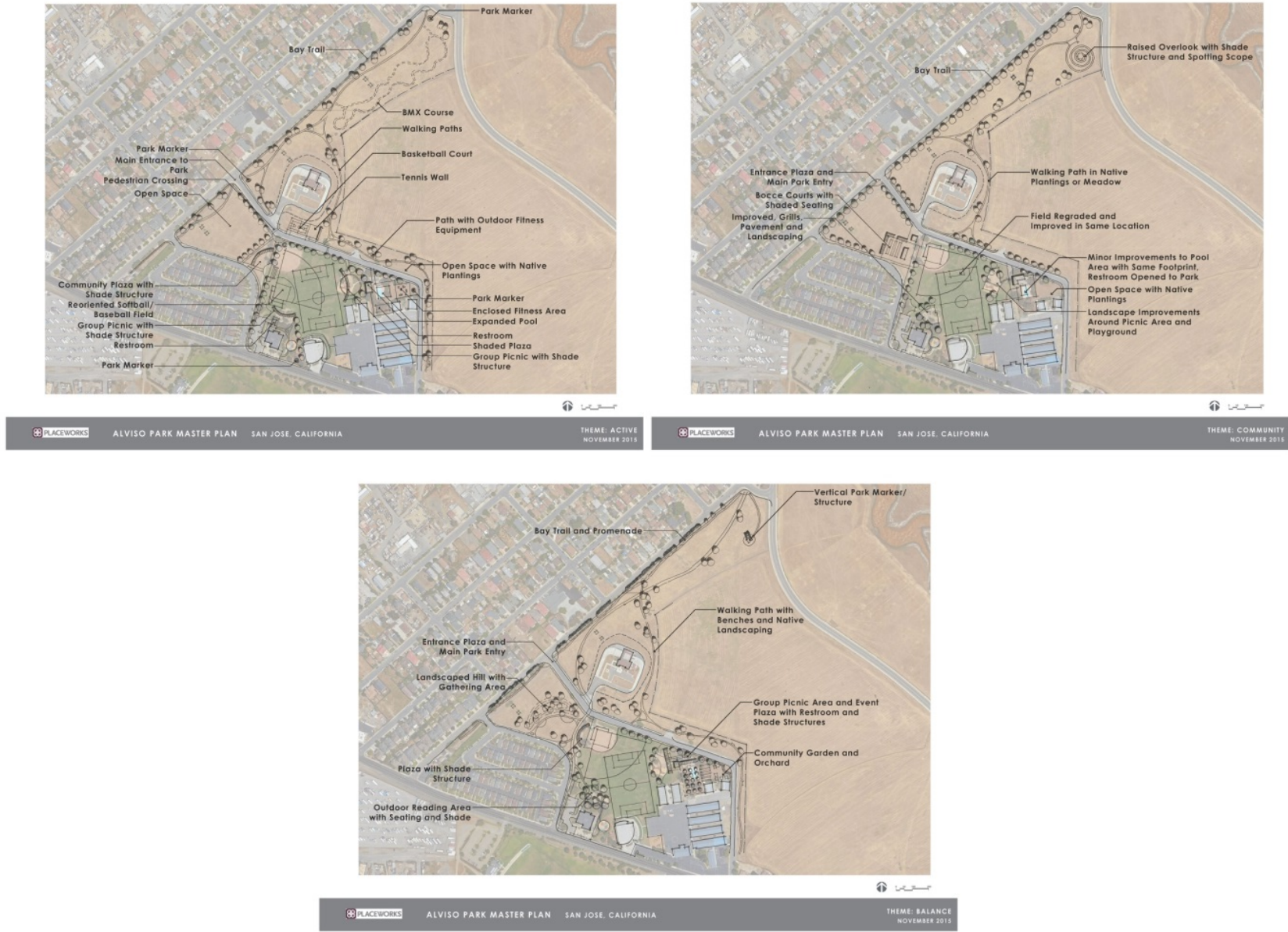
The first community group design focused on creating an arch entry to the park from Grand Boulevard and Wilson Way, expanding the pool, providing a trail along the perimeter with exercise stations and lighting, keeping group picnic facilities behind the library, and providing a restroom by the library.

The second group's design was also in favor of the idea of identifying the park at main entrances. They raised the concern that Santos Way may need to be widened, and included a perimeter path with a mini-park at the north end near Disk Drive with a restroom, new wet play area, horseshoes and bocce courts, and a dog park.

A third community design included a rubberized safety surfacing perimeter path with exercise stations, suggested that the school may need or want fencing of its blacktop areas and that additional lawn areas would be needed. This design provided a central restroom, improved the library picnic area, expanded the pool and included a quiet area with fountain and benches.

COMMUNITY INPUT

Figure III-4 Community Workshop #2 Draft Alternative Plans



A fourth community group's design kept the fencing along the park lands north of Wilson Way to restrict access, closed Wilson Way past the fire station and located a softball/baseball field in this acquired land. This plan expanded the pool, provided a wading pool, and requested an improved the restroom at the pool.

Community process and designs are shown in Figures III-5 and III-6, respectively.

COMMUNITY MEETING #3 – JANUARY 20, 2016

Process

A third community meeting regarding the Alviso Park Draft Master Plan Update was held January 20, 2016. Many of the same participants from the first and second community meetings, October 7, 2015, and November 4, 2015, again participated.

A brief PowerPoint presentation provided an overview of the project and previous meetings, summarized survey and draft plan results, and presented a preferred alternative plan. Responses to the three previous draft alternative plans were reviewed, including comments from local schools and stakeholders, public utilities, and public safety organizations. The new preferred alternative plan, shown in Figure III-7, addressed the comments for park amenities and ideas that the community had previously provided.

After the presentation the meeting was opened for general comments and questions, focusing on the ideas presented in the preferred alternative plan.

Following the comments and feedback was a community design exercise. The community divided into four groups, reviewed and discussed the preferred alternative plan. They began by marking up

copies of the plan and noting their own refinements or additions, along with handouts for park priorities and preferred spending. Groups then presented to one another and a discussion followed.

Community Input

The community comments were as follows:

- Clarify crosswalks and use pedestrian activated blinking red lights, not yellow, for traffic control and safety. It was noted that the park is a priority for people, not autos, and all design and money allocation decisions should be made carefully.
- Consider options for Wilson Way and Santos Street, including closing the street past the fire station, improving safety for children crossing the streets with speeding autos, and addressing general circulation and impacts if Wilson Way was modified to be one-way or closed to through traffic. Public suggestions for Santos Street included closing the street completely to encourage walking as the primary access. It was suggested that more walking means more local community use. If the school is involved in landscaping, coordination with the school board would be required.
- Fenced off areas do not feel like a park. There was support for expanding the pool. It was clarified that the pool is a City facility, no funding is currently available, and it could be as much as 15 years or more to get an upgraded pool. Another option was to keep the existing pool and build a wading pool instead. A new restroom was discussed, as well as whether it was better to expand and upgrade the existing one.
- Have historic references or commemorative markers placed for Santa Clara County's colorful past. Example given were The Yacht Club, agriculture and canning businesses, the 1850's, etc.

COMMUNITY INPUT

Figure III-5 Community Workshop #2 Images



Figure III-6 Community Workshop #2 Small Group Designs



COMMUNITY INPUT

Figure III-7 Preferred Alternative



The preferred alternative plan served as a starting point for the design exercise and is shown in Figure III-7.

Four small groups discussed the preferred alternative, drew modifications, and reported back to the larger group (see Figures III-8 and III-9). The first community group's design focused on removing Wilson Way, and emphasized children's safety and quiet senior areas.

The second group's design also focused on Wilson Way and who uses it—as emergency access or as a parent drop-off zone for school. They also spoke to the issue of the safety of the Wilson Way corridor. This group proposed part of the Wilson Way-Santos Street corridor be converted to grass and closed, with a gate entry on 1st Street.

A third community design expanded the use of the Bay Trail and added a walking trail as a loop for local residents in the PG&E tower area (which would require negotiations with PG&E), as well as parking and a dog park (which would be incompatible with wildlife habitat and birding activity). This group had several concerns for safety: parking and pedestrian areas need lighting for night use, walking areas need to be flat and continuous for seniors with walkers, as well as a softer surfacing material.

A fourth community group's design focus was on keeping the adjacent park areas open to one another, having continual spaces for grassy areas, fields, and water features. The curve of Trinity Park Drive could feature a central town plaza, and provide live entertainment. The Wilson Way–Santos Street corridor becomes a one-way street, and tennis courts would be a useful addition.

In addition to marking up the preferred alternative, the community also completed two prioritization exercises. Exercise 1 focused on general prioritization of components shown in the preferred

alternative to guide longer-term implementation and Exercise 2 focused on prioritization of the \$450,000 that is currently budgeted for Alviso Park improvements and work that could happen in the short term.

These handouts were focused on setting priorities for both the components of the new park, and the allocation of funds for the new park. The community groups were asked to fill these out as part of the group exercise and be ready to discuss them for a general consensus.

The results of Prioritization Exercise 1 revealed that the proposed components for the new park are exactly what community members have asked for, since the voting was evenly spread among every choice.

The Top, Medium, and Low Priorities breakdown are as follows:

- Top priorities included park lighting for softball/baseball and soccer fields, as well as pedestrian and path areas. A new restroom by the library, and crosswalk improvements were among the top choices.
- Medium priorities included meadow hydroseed and fitness exercise nodes, with a small group picnic area off Trinity Park Drive and decomposed granite/safety surfacing and fitness path loop close behind.
- Lower priority components included a minor Park Tower, a Grand Boulevard/Wilson Way arch, and a Grand Boulevard promenade.

The results of Prioritization Exercise 2 revealed that while group participants were asked to prioritize five construction cost items within the existing budget for improvements, they recognized that

COMMUNITY INPUT

Figure III-8 Community Workshop #3 Small Group Discussions



Figure III-9 Community Workshop #3 Small Group Designs



COMMUNITY INPUT

many of the desired park items required more funding than what is available in the current budget.

The top choices for allocation of funds include park lighting for the main softball/baseball and overlapped soccer fields, crosswalk improvements, renovating the existing softball/baseball field with City standard multi-use soccer overlay, and a new customized pre-fab restroom by the library.

After the design presentations and priorities discussion, the meeting was again opened for comments and questions before concluding for the evening. These comments are summarized below:

- Residents expressed deep commitment to this park as a future legacy for their community and its children.
- Attendees acknowledged how a completed finalized Alviso Park Master Plan design will benefit everyone and give a clear direction to the City of San Jose; a major step before any construction.
- Attendees recognized many examples of parking and storage usage under PG&E towers, especially along Highway 680; residents expressed concern for parking needs.
- Thought was given to the future and commercial development in the immediate area and neighboring districts. A general consensus reached at the meeting's conclusion was how Alviso Park is not just for the local community but for the entire surrounding area. In general, the community supported the preferred alternative as presented but there were some outstanding questions and concerns regarding Wilson Way and funding and timing of improvement that caused some hesitation.

It was clarified that no park improvements were likely to happen until the Alviso Park Master Plan Update and environmental review

were complete. It was also clarified that any changes to Wilson Way were currently not supported by some City departments. The City reaffirmed it has limited existing funds to implement the Alviso Park Master Plan Update and there is no guarantee that the settlement funds, held by the Alviso Foundation, will be allocated for park improvements and maintenance; changes will be phased in as funding becomes available. The City confirmed that additional exploration of Wilson Way would be reviewed, and if needed, a fourth community workshop would be held.

ONLINE SURVEY

Process

The online survey featured nine questions and was open for feedback from October 6 through December 3, 2015. Total number of responses equaled 41. The online survey confirmed and supported opinions expressed in the community workshops and through the Committee Advisory Committee and stakeholder discussions

For a full list of responses, please see the Appendix.

Community Survey Input

Of the Respondent's four zip codes represented in the survey, all are within Santa Clara County.

There were a number of different themes for what the community appreciates about Alviso and Alviso Park. The largest number of responses mentioned the area's small town atmosphere, while other responses included open space and location. When asked how often do you visit or use Alviso Park, the responses include a relatively even distribution between weekly, monthly, and daily. The large

majority of residents typically get to Alviso by walking, some by car, bicycle, and bus.

Families who come to the park use the lawn area and the library equally, followed by the playground next to the library and the playground close to the pool area. The picnic and BBQ area behind the library as well as the softball/baseball areas are popular second choices. When asked about what park areas they most use, the majority of people use the lawn area, followed by the picnic area and BBQ grills behind the library. Then in descending order: swimming pool, picnic area and BBQ grills close to the pool area, sidewalks, softball/baseball field, playground close to the pool area, library, and playground by the library.

New or improved facilities were selected from a list of 22 amenities. The highest average ratings belonged to restrooms and playgrounds. The lowest average ratings belonged to a stage and a cricket pitch.

Just over half of respondents feel space should be equal for active and passive recreation, followed by those who favored less active recreation and more passive, and lastly by those interested in more active and less passive recreation

WILSON WAY FOLLOW-UP DISCUSSIONS

Following the third community workshop, the City conducted additional review regarding Wilson Way, including numerous calls, emails, and meetings with City departments and stakeholders to explore closing or abandoning Wilson Way (see Appendix F). An additional traffic study was conducted to review potential impacts and concerns (see Appendix G). Parks, Recreation, and Neighborhood Services (PRNS) is in favor of removal of the street for contiguous parkland. However, for the public safety response, it was

determined that Wilson Way will remain as-is. One-way traffic or emergency vehicles only with automated bollards should be explored in the near future to limit the traffic through the park. If conditions change, such as the fire station relocation and/or service area change, the removal of Wilson Way should be explored to ultimately provide contiguous parkland.

See appendices for additional information.

COMMUNITY INPUT

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IV. MASTER PLAN

The Alviso Park Master Plan Update establishes a framework for both improvements and growth. The plan makes recommendations for future development and a comprehensive vision of park land use, improvement of existing facilities to enhance the park experience, and changes to circulation and infrastructure to support a growing number of community users while acknowledging surrounding future growth.

OPPORTUNITIES AND CHALLENGES

The following are opportunities and challenges that were identified through preliminary discussions with City staff, review of background documents, site visits, observations, and analysis.

OPPORTUNITIES

- **Community and Stakeholders.** The Alviso community is active, engaged, and supportive of their community and has been for decades. Involvement of members of the community in defining their goals, needs, and priorities will be instrumental in the park's success.
- **Community Identity.** Alviso has a diverse history, strong community ties, and a sense of place. This identity can guide and shape improvements and beautification efforts to reinforce Alviso as a destination and provide an identifying community gathering place.
- **Vision and Priorities.** A variety of plans have been previously developed for Alviso Park, and the Alviso Park Master Plan

Update presents an opportunity for these plans need to be revisited to see if they still reflect the community's vision based on current and future community needs. A clear vision with priorities and phasing will help ensure that the park formation is built over time and as funds are secured.

- **Availability of Recycled Water.** Recycled water is available and is used in the library's toilets.

CHALLENGES

- **Complexity of Planning Issues.** Many inter-related existing community services, uses, and amenities must be considered when planning park improvements, and improvements to the park need to involve community engagement. The immediate park vicinity is of high interest to the Alviso community given the existing park, youth center, library, elementary school, and fire station, and any changes to one of these uses could affect the community's use of the other facilities. The realities of funding, programming, environmental concerns, maintenance, joint use agreements, easements, and other considerations will necessarily inform final decisions, phasing, design, and construction/development.
- **Community Interface.** While the park is surrounded by a library, school, youth center, and fire station, none of these facilities are oriented to the park; the park is the back door with no clear relation to or from the surrounding buildings. Improving and providing facilities that meet the community's needs will allow

MASTER PLAN

Alviso Park to serve as the community resource it is intended to be.

- **Circulation and Visibility.** Traffic is a concern and pedestrian and bicycle circulation is limited and uninviting. Providing clear pathways and safe crossings will strengthen Alviso’s connections by trail to the rest of the Bay Area and help serve as a gateway to the community. The park is not visible from North First Street and there is limited activity along the Wilson Way edge. Giving the park increased visibility will help attract users, define the park as part of Alviso, and hopefully reduce the dumping activity.
- **Fiscal Constraints.** Maintenance and programming staff are stretched and have been impacted by budget cuts over the past decade. The City has budgeted \$450,000 available for improvements but this is not enough to address the expanded park’s 23.5 acres.
- **Biological Resource Issues.** Alviso Park has to consider problems associated with both too much and not enough water. Flooding is a major concern given the park’s low elevation and history of poor drainage. The seasonal wetland at the north end of the project site may be considered jurisdictional waters of the United States/State. Any update to Alviso Park needs to consider durability, maintainability, flood-ability, and sustainability to ensure that resources are respected. In addition, during construction all heavy equipment should be washed, or the tires and undercarriages cleaned with compressed air, before entering or leaving the project site to prevent the spread of invasive weeds. The lawn area will need to be multipurpose and water-conserving landscaping will need to be provided in non-recreation areas.
- **Development Framework.** Early discussion during the Alviso Park Master Plan Update looked at Fire Station 25’s location and

impact on usable space and circulation within Alviso Park. It was determined that relocation of the station was not feasible, given the recent investment in construction and facilities, in the 20-year vision of the Alviso Park Master Plan Update. Should needs related to climate change and emergency response make relocation feasible or necessary at any time, the entire Alviso Park Master Plan Update would need to be revisited as a whole to look at cumulative impacts, usable space and circulation needs.

DESIGN PALETTE

The Alviso Park Master Plan Update evolved based on community input, site analysis, and discussions with City staff and key stakeholders. Building on the rich history of the area, the Alviso Park Master Plan Update celebrates the community and provides a variety of passive and active recreation facilities and amenities that address all ages and abilities.

HISTORIC ARCHITECTURAL STYLE

Alviso Park is the only City park in the community and serves as a gateway to the neighborhood. Reflecting its rich architectural legacy, park improvements will draw on local historic references to the Alviso Hotel, Haines Grocery, canning facilities, yacht club, and other current and former buildings. Picnic and shade structures, restrooms, and ancillary buildings will incorporate Victorian and early 20th century architectural stylings to build on and accentuate a timeless presence. Building materials will need to consider life-span and maintainability but the overall look should be consistent with keeping a Victorian appearance with attention to detailing. Photographs of sample architectural styling are shown in Figure IV-1.

Figure IV-1 Historic Alviso Architectural References



MASTER PLAN

NATURAL REFERENCES

Alviso Park is marked by its views to the eastern hills of San José and its proximity to San Francisco Bay and the Don Edwards San Francisco Bay National Wildlife Refuge. Located near the marshes of the South Bay and on the Pacific Flyway, Alviso Park hosts a variety of resident and migratory bird species as shown in Figure IV-2. Burrowing owls, birds of prey, song birds, and shorebirds provide natural references that complement the architectural styling to be applied to structures in the park.

PLANT PALETTE

Large areas of Alviso Park will remain as passive open space that will be naturalized, unirrigated meadows of native grasses and flowers. Specialty plantings will occur around community gathering areas and plazas to bring in color and seasonal variation. Recycled water tolerance and low water needs will guide specific plant selection. Planted bioretention areas will help address stormwater on-site with tree plantings being added throughout the park except within the PG&E easements and in the playing fields, to provide habitat and much needed shade. Sample plant considerations are shown in Figure IV-3.

PAVING AND MATERIALS PALETTE

Paving, site amenities, and materials need to consider durability and maintainability and may need to vary from historic precedent but maintain a historic look and feel consistent with the architectural styling. Plaza and specialty paving should be used to add definition to the community plazas and gathering areas. Boardwalks and parasols can be reflected in stamped concrete patterns and perforated metal. Fencing and site amenities can reflect classic town square aesthetics.

Details in the materials, such as those shown in Figure IV-4, will allow a consistent historic theme throughout Alviso Park.

INTERPRETIVE ELEMENTS

Alviso has stories to tell and Alviso Park is a great place to tell them. Adding interpretive elements that supplement the historic character, the natural elements, and the history will enrich Alviso Park's improvements and seamlessly reinforce a sense of timelessness, consistency, and vibrancy that celebrates Alviso's identity. Interpretive signs can also literally tell the tales but weaving references throughout the park in details, such as those shown in Figure IV-5, further ground Alviso Park in its specific location in the South Bay and heighten its unique character.

MASTER PLAN UPDATE

The design palette sets a framework for the specific improvements included in the Alviso Park Master Plan Update, which is illustrated in Figure IV-6.

A description of the planned improvements to the park is grouped by area: North Fields, Northwest Edge, Southwest Edge, and Main Park. These areas are shown in Figure IV-7.

NORTH FIELDS

The northern stretch of Alviso Park is the area closest to the San Francisco Bay and the Don Edwards San Francisco Bay National Wildlife Refuge Environmental Education Center. This region of Alviso Park is characterized by open spaces and a naturalistic atmosphere that can serve as a peaceful and secluded section of the park. Walking paths with resting areas placed at intervals allow for

Figure IV-2 Natural References



MASTER PLAN

Figure IV-3 Plant Palette

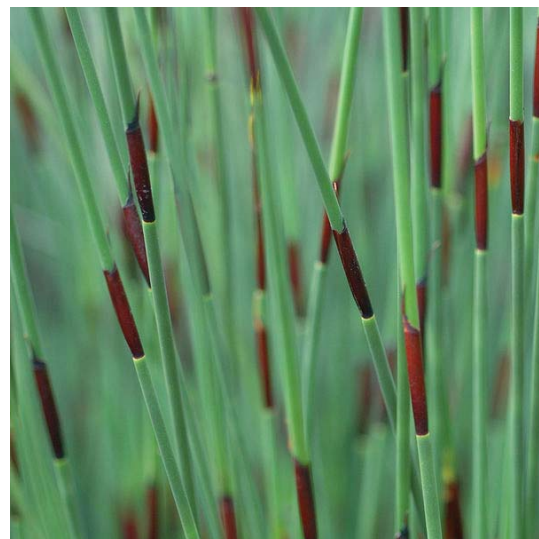


Figure IV-4 Paving and Materials Palette



MASTER PLAN

Figure IV-5 Interpretive Elements

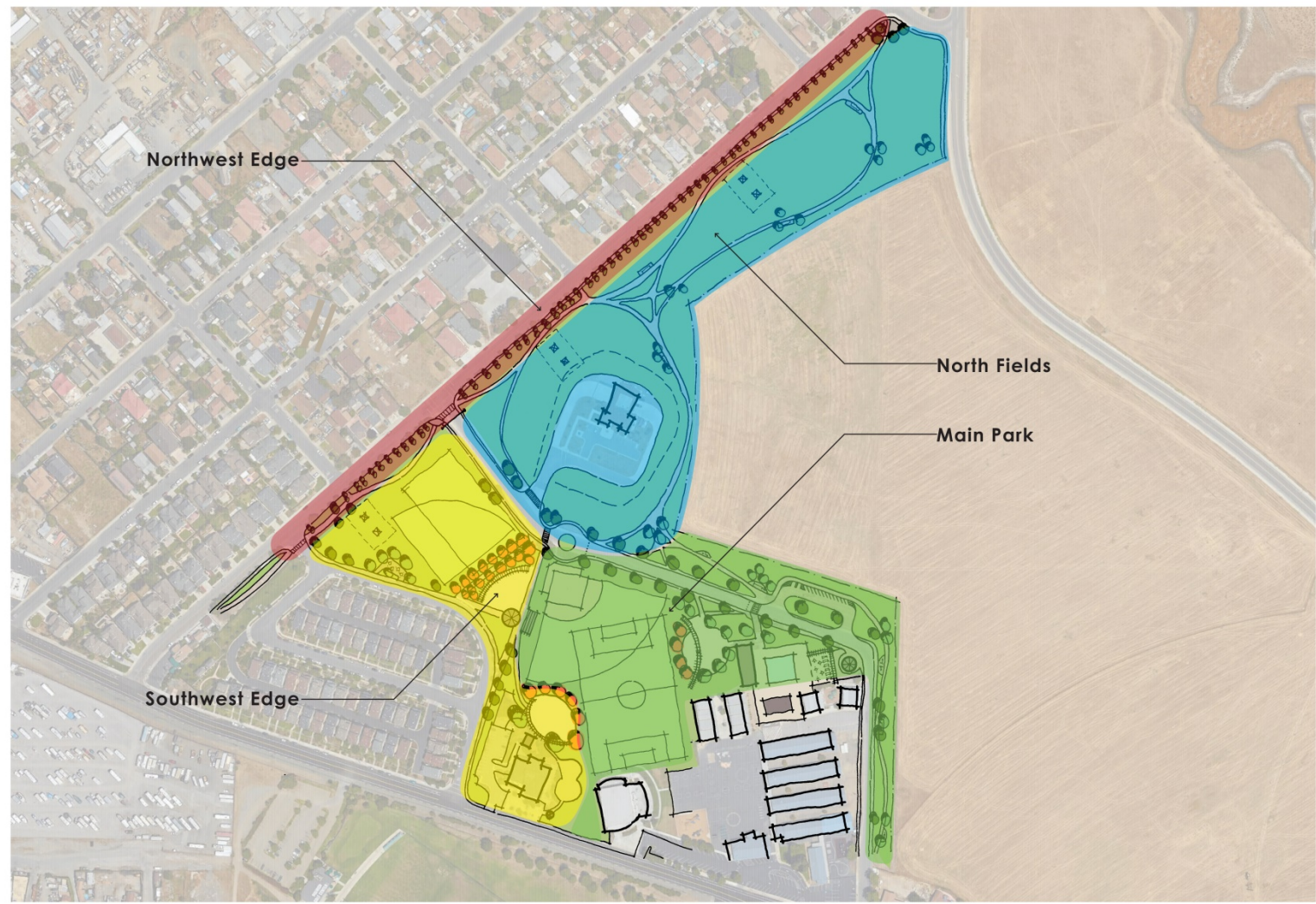


Figure IV-6 Master Plan Update



MASTER PLAN

Figure IV-7 Planned Improvements by Area



quiet enjoyment of the area and places to sit as well as provide a connection to Don Edwards north of the park. PG&E's transmission lines run through this segment of the park and preclude built structures within their easement. Path and limited site improvements in this area are located outside the easement.

The San Francisco Bay Trail will enter the park here from Disk Drive and is planned to avoid the on-site seasonal wetland before connecting to the southern edge, tying these borders together. As a bicycle and pedestrian trail, this pathway will eventually allow continuous travel around the Bay Area, consisting of paved paths, gravel trails, bike lanes or sidewalks. The Bay Trail is a major regional trail that typically spans a 16-foot width, with a 12-foot-wide center paved path and 2-foot-wide shoulders on each side, including dedicated lighting.

Continuing to move briefly northward on the western edge of the park, along Grand Boulevard, one encounters a remarkable marine environment known as the Don Edwards San Francisco Bay National Wildlife Refuge Environmental Education Center.

A fenced dog park with separate areas for both small and large dogs is not shown but could be located in the North Fields. No structures or trees would be allowed inside the PG&E easement. Fences would need to include 20-foot-wide gates to allow PG&E maintenance truck access. Associated minor improvements such as benches and trees would need to be located outside the PG&E easement and PG&E would need to be further consulted to review dog park location and improvements if under or in their easement through the property. Other proposed walking paths will also connect this expanse to the lower and main portions of the park. Park lighting is proposed for these in the form of pedestrian and path lighting.

A strong visual connection to this area from the remainder of the park is desirable. A park marker of sufficient height can serve as a focal point for circulation and wayfinding, to encourage visitors to move towards and engage this area, and as a directional marker to the Don Edwards Education Center beyond.

This area also contains the PG&E transmission lines. While there are certain developmental restrictions below the towers and within a surrounding 25-foot-wide buffer, the immediate area around the towers will be integrated into the larger meadow vegetation and path network planned for this region.

NORTHWEST EDGE

The challenge for this region is to maintain the charm of Alviso's neighborhood streets. Grand Boulevard is the foremost thoroughfare next to this area of the park, running along and adjacent to the park's western edge from the northern to southern limits. This is a moderate to heavily trafficked residential street with beautiful yet inconsistently placed trees and shrubs, spaced lengthwise on the park side.

To enhance Grand Boulevard as this area's most distinctive existing feature, a new 8-foot-wide sidewalk with a double row of trees is proposed to augment the streetscape and convert the avenue to a pedestrian promenade. Serving the park and the residential community, the promenade will include enhanced crosswalks of thermoplastic/Street Print or similar treatment, possible bulb-outs at each crosswalk location, and a prominent entry arch at the key intersection with Wilson Way. A visual simulation of what an improved Grand Boulevard entrance is shown in Figure IV-8.

MASTER PLAN

Figure IV-8 Grand Boulevard Visual Simulation



The San Francisco Bay Trail will at times run closely by the adjoining promenade and new tree planting, creating a strong sense of directional movement, clear access, and a pedestrian and bicycling destination pathway.

SOUTHWEST EDGE

This region consists of dense housing across from open park land. A proposed new orchard and other community activation concepts characterize this region around the curve of Trinity Park Drive. This compact street separates a settled residential area from the park yet the neighborhood is in close proximity to the park. This is an area of larger modern homes with tree lined streets and a few small businesses bordered by North First Street, a principal avenue that navigates past Alviso.

With a large residential population in close proximity to the park's central core, strategic proposals here would maximize usable park space. The placement of larger communal venues for gathering and recreation will feature a substantial community plaza, specialty plantings, a trellis/shade structure, and a smaller park marker. These are situated within this core, oriented towards the central curve of Trinity Park Drive. A visual simulation of this community space is shown in Figure IV-9.

Several group picnic amenities will likewise be offered in this region. A large group picnic area by the library is proposed with paving and planting improvements, picnic tables, BBQ grills and a trellis/shade structure. A smaller group picnic area with paving and planting improvements, picnic tables and BBQ grills is located off of Trinity Park Drive.

The community has spoken often of the need for, and benefits of recreational fields designed for its younger population. A 225-foot

youth baseball field, and 55 yard by 100 yard youth soccer field are envisioned for this region, with the multi-use soccer and baseball fields combined as one overlay space.

Overall, this park region will see many amenity upgrades. A new restroom located at the rear of and level to the library, an expanded playground, and 6-foot-wide internal park paths will complete the civic framework of this area and allow for greater usability and pedestrian movement.

MAIN PARK

When visitors encounter Alviso Park for the first time this section is often singled out as the focal point of the park, characterized by green fields and multi-use lawn areas that function as a type of backyard to the many city facilities surrounding this inner park area. None of these essential city facilities is oriented to the large central park space behind them; all structures are focused towards the outer arterials or through streets. The park's prime parcel of usable land does allow for irregular hiking and long vistas, yet feels isolated by minimal use and perceived distance from community structures and activities.

Addressing the separation of this central region requires both a re-imagining and redistribution of land for this hidden gem, as well as adaptive re-use and renovation for currently underutilized community structures and service areas that border the central zone.

Recommendations for enhancement include the existing City standard softball/baseball field with multi-use soccer field overlay. Improving the existing softball/baseball field to a usable level for participants as well as spectators will generate a key destination zone within the park's core. For the community to take full

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Figure IV-9 Community Marker Visual Simulation



advantage of these recreation sites by day as well as evening, appropriate park lighting is also critical.

Upgrades in this area would replace the existing, non-functional stadium lighting and sound system located at the baseball/softball field to allow for increased use of the field. New lighting would also be provided for the new practice fields and along pedestrian pathways, and supplemental lighting would be available within the improved sections of the plaza, swimming pool, and adjacent to each building on-site.

The proposed field lighting and sound system will be designed to minimize the potential impact on adjacent residential areas and natural habitat, and conform to existing City standards for neighborhood parks and other applicable regulations (such as light spillage and energy efficiency requirements, and the City of San José Dark Sky Ordinance).

The park area's eastern edge along the turn of the Wilson Way corridor is one of the more neglected areas within the full park perimeter. To stimulate increased use, existing facilities would need to be developed and supplemented. An expanded public pool has been consistently expressed as a highly desirable renovation by community members. This would consist of a new 25-yard pool and pool deck surround, a new restroom and pump filters building, and associated seating, storage, and landscaping.

A second large group picnic area near the swimming pool is proposed to revive this area, adding new paving and landscaping, trees, picnic tables and BBQ grills, and a shaded plaza with trellis.

To increase usability inside the long stretches of narrow land flanking the Wilson Way corridor, fitness exercise nodes are planned at intervals along the proposed pathways with equipment and

alternating with benches. This in turn will fashion a Fitness Path loop, with varied equipment stations along the far eastern edge of the park area. In addition, easing pedestrian access for this or any area of park edge will support increased routine use. Six-foot-wide sidewalks are planned for both sides of Wilson Way and a 4-foot-wide sidewalk is planned along the eastern side of Santos Street.

For further discussion about Wilson Way and the potential future reconfiguration or closure to through traffic, please see page III-15 and Appendices F and G.

IMPACT AVOIDANCE MEASURES

An Initial Study/Mitigated Negative Declaration was prepared for the Alviso Park Master Plan Update and identified the following project conditions and mitigation measures that would apply to implementation of the Alviso Park Master Plan Update.

PROJECT CONDITIONS

Air Quality

Air Quality Condition #1: The project would incorporate the following standard BAAQMD dust control measures during all phases of construction on the project site to reduce dust-fall emissions:

1. All active construction areas shall be watered twice daily or more often if necessary. Increased watering frequency shall be required whenever wind speeds exceed 15 miles-per-hour.
2. Pave, apply water three times daily, or apply non-toxic soil stabilizers on all unpaved access roads and parking and staging areas at construction sites.

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3. Cover stockpiles of debris, soil, sand, and any other materials that can be windblown. Trucks transporting these materials shall be covered.
4. All visible mud or dirt track-out onto adjacent public roads shall be removed using wet power vacuum street sweepers at least once per day. The use of dry power sweeping is prohibited.
5. Subsequent to clearing, grading, or excavating, exposed portions of the site shall be watered, landscaped, treated with soil stabilizers, or covered as soon as possible. Hydroseed or apply (non-toxic) soil stabilizers to inactive construction areas and previously graded areas inactive for 10 days or more.
6. Installation of sandbags or other erosion control measures to prevent silt runoff to public roadways.
7. Replanting of vegetation in disturbed areas as soon as possible after completion of construction.
8. Idling times shall be minimized either by shutting equipment off when not in use or reducing the maximum idling time to five minutes. Clear signage shall be provided for construction workers at all access points.
9. All construction equipment shall be maintained and properly tuned in accordance with manufacturer's specifications. All equipment shall be checked by a certified mechanic and determined to be running in proper condition prior to operation.
10. Post a publicly visible sign with the telephone number and person to contact at the City of San José regarding dust complaints. This person shall respond and take corrective action

within 48 hours. The BAAQMD's phone number shall also be visible to ensure compliance with applicable regulations.

Cultural Resources

Cultural Resources Condition #1: If any prehistoric or historic subsurface cultural resources are discovered during ground-disturbing activities, all work within 50 feet of the resources shall be halted and a qualified archaeologist shall be consulted to assess the significance of the find according to CEQA Guidelines Section 15064.5. If any find is determined to be significant, representatives from the City and the archaeologist would meet to determine the appropriate avoidance measures or other appropriate mitigation. All significant cultural materials recovered shall be, as necessary and at the discretion of the consulting archaeologist, subject to scientific analysis, professional museum curation, and documentation according to current professional standards. In considering any suggested mitigation proposed by the consulting archaeologist to mitigate impacts to historical resources or unique archaeological resources, the City shall determine whether avoidance is necessary and feasible in light of factors such as the nature of the find, proposed project design, costs, and other considerations. If avoidance is infeasible, other appropriate measures (e.g., data recovery) would be instituted. Work may proceed on other parts of the project site while mitigation for historical resources or unique archaeological resources is being carried out.

Cultural Resources Condition #2: In the event that fossils or fossil-bearing deposits are discovered during construction, excavations within 50 feet of the find shall be temporarily halted or diverted. The contractor shall notify a qualified paleontologist to examine the discovery. The paleontologist shall document the discovery as needed, in accordance with Society of Vertebrate Paleontology

standards (Society of Vertebrate Paleontology 1995), evaluate the potential resource, and assess the significance of the finding under the criteria set forth in CEQA Guidelines Section 15064.5. The paleontologist shall notify the appropriate agencies to determine procedures that would be followed before construction is allowed to resume at the location of the find. If the project proponent determines that avoidance is not feasible, the paleontologist shall prepare an excavation plan for mitigating the effect of the project based on the qualities that make the resource important. The excavation plan shall be submitted to the City for review and approval prior to implementation.

Cultural Resources Condition #3: Pursuant to Health and Safety Code Section 7050.5 and the CEQA Guidelines Section 15064.5(e) in the event that human remains are discovered during excavation and/or grading of the site, all activity within a 50-foot radius of the find shall be stopped. The Santa Clara County Coroner shall be notified immediately and make a determination as to whether the remains are of Native American origin or whether an investigation into the cause of death is required. If the remains are determined to be Native American, the Coroner will notify the Native American Heritage Commission (NAHC) immediately. Once the NAHC identifies the most likely descendants, the descendants will make recommendations regarding proper burial, which will be implemented in accordance with Section 15064.5(e) of the CEQA Guidelines.

Geology and Soils

Geology and Soils Condition #1: Prior to the first phase of construction, a design-level geotechnical investigation shall be prepared and submitted to the City of San Jose Public Works Department for review and confirmation that the proposed

development fully complies with the California Building Code and the requirements of applicable City Ordinances No. 25015 and Building Division Policy No. SJMC 24.02.310-4-94. The report shall determine the project site's surface geotechnical conditions and address potential seismic hazards, such as seismicity, expansive soils, and liquefaction. The report shall identify building techniques appropriate to minimize seismic damage. In addition, the following requirement for the geotechnical and soils report shall be met:

- Analysis presented in the geotechnical report shall conform to the California Division of Mines and Geology recommendations presented in the "Guidelines for Evaluating Seismic Hazards in California."

Hydrology and Water Quality

Hydrology and Water Quality Condition #1: Consistent with the General Plan, conditions that shall be implemented to prevent stormwater pollution and minimize potential sedimentation during construction include, but are not limited to the following:

- Restrict grading to the dry season (April 15 to October 15) or meet City requirements for grading during the rainy season.
- Utilize on-site sediment control BMPs to retain sediment on the project site.
- Utilize stabilized construction entrances and/or wash racks.
- Sweep or vacuum any street tracking immediately and secure sediment sources to prevent further tracking.
- Provide temporary cover of disturbed surfaces to help control erosion during construction.
- Provide permanent cover to stabilize the disturbed surfaces after construction has been completed.

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- Prevent sediment from migrating offsite and protect storm drain inlets, drainage courses, and streams by installing appropriate BMPs (i.e., silt fences, gravel bags, fiber rolls, temporary swales, etc.).

Noise

Noise Condition #1: The following construction BMPs will be included in the project to reduce construction noise impacts on neighboring properties:

1. Implement the SJMC Section 20.100.450, which prohibits construction within 500 feet of residences, except between 7:00 a.m. and 7:00 p.m. on Monday through Friday.
2. Where feasible, erect a temporary noise barrier/curtain between the construction zone and residential receptors that share a boundary with the project site. The temporary sound barrier shall have a minimum height of 16 feet and be free of gaps and holes and must achieve a Sound Transmission Class (STC) of 35 or greater. The barrier can be (a) a ¾-inch-thick plywood wall OR (b) a hanging blanket/curtain with a surface density of at least 2 pounds per square foot. For either configuration, the construction side of the barrier shall have an exterior lining of sound absorption material with a Noise Reduction Coefficient (NRC) rating of at least 0.7.
3. Notify residents within 500 feet of the boundary of the project site regarding the planned construction activities. The notification shall include a brief description of the proposed project, the activities that would occur, the duration and hours when construction would occur. The notification should include the telephone number of the District's authorized representative to respond in the event of a vibration or noise complaint.
4. Post a sign at the entrance to the job site, clearly visible to the public, that contains a contact name and telephone number of the City's authorized representative to respond in the event of a vibration or noise complaint. If the authorized representative receives a complaint, he/she shall investigate, take appropriate corrective action, and report the action to the City.
5. To the extent feasibly, limit construction-related trips (including worker commuting, material deliveries, and debris/soil hauling) from residential areas around the project site.
6. All heavy construction equipment used on the proposed project shall be maintained in good operating condition, with all internal combustion, engine-driven equipment fitted with intake and exhaust mufflers, air intake silencers, and engine shrouds no less effective than as originally equipped by the manufacturer.
7. Where feasible, use electrically powered equipment instead of pneumatic or internal combustion powered equipment.
8. Where feasible, all stationary noise-generating equipment shall be located as far away as possible from neighboring property lines.
9. Limit all internal combustion engine idling both on the site and at nearby queuing areas to no more than five minutes for any given vehicle or machine. Signs shall be posted at the job site and along queuing lanes to reinforce the prohibition of unnecessary engine idling.
10. The use of noise producing signals, including horns, whistles, alarms, and bells will be for safety warning purposes only. Use smart back-up alarms, which automatically adjust the alarm level

based on the background noise level, or switch off back-up alarms and replace with human spotters.

Noise Condition #2: During detailed design of the proposed project, the sound system shall be designed and installed so as to avoid and minimize, to the extent feasible, the creation of disturbing or unreasonably load noise levels per the City of San José's Municipal Code (SJMC) Sections 10.16.010 and 10.16.020. For the on-going use of the ballfield sound reinforcement system, the City's park department will coordinate with the City's Police Department for the issuance, enforcement, and/or suspension of park reservations and sound system usage permits per SJMC Sections 10.16.030 through 10.16.130.

MITIGATION MEASURES

Biological Resources

Mitigation Measure BIO-1: The project proponent shall implement Condition 15 of the Santa Clara Valley Habitat Plan (VHP) and pay burrowing owl impact fees to the Habitat Agency prior to any ground disturbance activities. Pursuant to Condition 15, a qualified biologist shall conduct pre-construction surveys in all suitable habitat areas. To maximize the likelihood of detecting owls, the preconstruction survey shall last a minimum of three hours. The survey shall begin one hour before sunrise and continue until two hours after sunrise (for three hours total) or begin two hours before sunset and continue until one hour after sunset. Additional time may be required for large project sites. A minimum of two surveys shall be conducted (if owls are detected on the first survey, a second survey is not needed). All owls observed will be counted and their locations mapped. Surveys shall conclude no more than two calendar days prior to construction. Therefore, the project proponent must begin

surveys no more than four days prior to construction (two days of surveying plus up to two days between surveys and construction). To avoid last-minute changes in schedule or contracting that may occur if burrowing owls are found, the project proponent may also conduct a preliminary survey up to fourteen (14) days before construction. This preliminary survey may count as the first of the two required surveys as long as the second survey concludes no more than two calendar days in advance of construction.

If evidence of western burrowing owls is found during the breeding season (February 1st through August 31st), the project proponent shall avoid all nest sites that could be disturbed by project construction during the remainder of the breeding season or while the nest is occupied by adults or young. Avoidance shall include establishment of a 250-foot non-disturbance buffer zone around nests. Construction may occur outside of the 250-foot non-disturbance buffer zone. Construction may occur inside of the 250-foot non-disturbance buffer during the breeding season if:

- The nest is not disturbed; and
- The project proponent develops an avoidance, minimization, and monitoring plan that is approved by the Habitat Agency and the Wildlife Agencies prior to project construction.

If evidence of western burrowing owls is found during the non-breeding season (September 1st through January 31st), the project proponent shall establish a 250-foot non-disturbance buffer around occupied burrows as determined by a qualified biologist. Construction activities outside of this 250-foot buffer are allowed. Construction activities within the non-disturbance buffer are allowed if certain criteria are met, as outlined in the VHP Conditions Implementation Guide, in order to prevent owls from abandoning important overwintering sites.

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The project proponent and/or contractor shall submit evidence of compliance with the VHP to the City's Supervising Environmental Planner prior to the start of ground disturbance activities.

Mitigation Measure BIO-2a: The project proponent shall implement Conditions 3 and 12 of the VHP to reduce construction impacts on wetlands. These VHP conditions require avoidance of wetlands during construction.

VHP Condition 3 consists of avoidance and minimization measures outlined in Table 6-2 of the VHP. Applicable avoidance and minimization measures shall be implemented during construction. VHP Condition 12 requires the implementation of design phase and construction phase measures to avoid and minimize impacts on wetlands and ponds to the extent feasible, including erosion control measures, fencing of avoided wetlands during construction, establishment of buffers between wetlands and refueling areas, and measures to minimize the spread of invasive species.

The project proponent and/or contractor shall submit evidence of compliance with the VHP to the City's Supervising Environmental Planner prior to the start of any ground disturbance activities.

Mitigation Measure BIO-2b: Prior to any construction activities that could result in fill of the seasonal wetland on the project site, the project proponent shall complete a formal wetland delineation that shall be submitted to the USACE for verification, and the project shall obtain a Section 404 fill discharge permit from the USACE for any impacts to Waters of the U.S., and a Section 401 Water Quality Certification and/or Waste Discharge Requirement from the RWQCB for any impacts to Waters of the State. In addition, the project proponent shall pay wetland impact fees to the Habitat Agency.

Mitigation Measure BIO-3: Tree Preservation and Replacement.

During detailed design of future projects under the Master Plan, the project proponent shall avoid and minimize adverse impacts on trees protected by the City of San José's tree ordinance. Where impacts on trees cannot be avoided, the project proponent shall comply with City's policies to protect the urban forest.

If a tree proposed for removal is located on public property, the project proponent and/or contractor shall post a notice on the tree signed by the Director of Public Works seven days prior to the tree being removed. Trees removed as a result of construction of the project shall be replaced or mitigated in accordance with the following requirements:

- City of San José Tree Removal Controls (Municipal Code Section 13.31.010 to 13.32.100).
- San José Municipal Code street tree protection requirements (Municipal Code Section 13.28).
- General Plan Policies MS-21.4, MS-21.5, and MS-21.6.

Mitigation Measure BIO-4: The project proponent shall schedule construction activities to avoid the avian breeding season (February 1st through August 31st, for most species in Santa Clara County). If it is not possible to schedule construction activities between September 1st and January 31st (inclusive), preconstruction surveys for nesting birds will be conducted by a qualified biologist (certified for raptors and birds) or ornithologist to ensure that no nests will be disturbed during project implementation. During the early part of the breeding season (February 1st through April 30th), pre-construction surveys will be conducted no more than 14 days prior to the initiation of any ground-disturbing activities in any given area. During the late part of the breeding season (May 1st through August 31st), pre-construction surveys will be conducted no more than 30

days prior to the initiation of any ground disturbing activities in any given area. If construction is phased, surveys will be conducted prior to the commencement of each construction phase. The surveys will be limited to the portions of the project work area where construction activities will occur. During each survey, the qualified biologist will inspect all trees and other potential nesting habitats (e.g., shrubs, ruderal grasslands, wetlands, and buildings) in and immediately adjacent to the impact areas for nests.

If an active nest is found, the qualified biologist, in consultation with the CDFW, shall designate the extent of a disturbance-free buffer zone to be established around the nest (typically 300 feet for raptors and 100 feet for non-raptors) to ensure that no active nests of species protected by the MBTA under the California Fish and Game Code shall be disturbed during project implementation. No project-related activities shall be performed within the buffer zones until the young have fledged or the nest has been determined to be inactive by a qualified biologist.

The qualified biologist shall submit a report to the City's Environmental Supervising Planner indicating the results of the survey and any designated buffer zones to the satisfaction of the Director of Planning, Building, and Code Enforcement prior to the continuance of any ground disturbance activities.

Hazards and Hazardous Materials

Mitigation Measure HAZ-1: Prior to the start of earthwork, landscaping, and subsurface utility trenching activities, the project proponent shall retain a qualified hazardous materials contractor to prepare a Site Management Plan (SMP). The SMP will serve as a guiding document to provide technical and operational guidance in the event that unexpected pollutants historically associated with the

property (i.e., petroleum hydrocarbons, asbestos, and heavy metals) are encountered during park construction. The SMP shall include:

- Management practices for handling contaminated soil, or other materials if encountered during construction or cleanup activities, and measures to minimize dust generation, stormwater runoff, and tracking of soil off-site.
- Preliminary Remediation Goals for environmental contaminants of concern to evaluate the site conditions following SMP implementation.
- For each contractor working at the site, a health and safety plan (HSP) that addresses the safety and health hazards of each phase of site operations and includes the requirements and procedures for employee protection. The HSP shall also outline proper soil handling procedures and health and safety requirements to minimize worker and public exposure to hazardous materials during construction.

The SMP shall detail procedures and protocols for management of soil containing environmental contaminants during site development activities. If applicable, cleanup and remediation activities on the site shall be conducted in accordance with the SMP prior to construction activities. All measures shall be printed on all construction documents, contracts, and project plans. The SMP and any associated environmental investigations shall be provided to the Supervising Planner of the Planning, Building, and Code Enforcement Department and the Environmental Services Department for approval prior to the start of ground disturbance activities.

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V. IMPLEMENTATION

The City has approximately \$450,000 budgeted that is available for capital improvements which, while not insignificant, is insufficient to address the design, construction or maintenance of the envisioned Alviso Park Master Plan Update. There was potential funding of \$272,000. plus another \$60,000 per year for 20 years of maintenance per a legal agreement. However, as of the date of this writing, the Alviso Foundation, which holds the money, has not committed any funds for park improvements.

While current funding isn't enough to address all the existing maintenance issues or the desired improvements, the updated vision and the Alviso Park Master Plan for the park will serve as a tool to help secure grants, or any future bond or other funding opportunities that become available in the future. The Alviso Park Master Plan Update will also help prioritize the improvements and identify what can be done as funding is secured or becomes available, and as internal maintenance efforts can be implemented.

COST ESTIMATES FOR NEW IMPROVEMENTS

Rough, order of magnitude costs for improvements were generated to provide a baseline for overall budget needs as well as for individual components or area improvements. Costs included a 25 to 30 percent markup to address mobilization, design costs, permitting, processing, and other soft costs. It is anticipated that there would be cost savings if larger funds were secured and several components or improvements could be bundled together; however, as there is likelihood that funding will come in smaller amounts and

incrementally, the markup should help address the lack of savings when projects are broken into pieces.

Table V-1 lists the identified new improvement components with rough construction costs. Rows that are toned indicate specific items that exceed what is currently budgeted for park improvements and would require additional funding to implement.

COST ESTIMATES FOR UPGRADING EXISTING INFRASTRUCTURE

In addition to new improvements, Alviso Park needs upgrades to existing infrastructure. The existing irrigation system needs a complete overhaul, the electrical system is old and in disrepair, existing barbeques are missing BBQ grills, paving is cracked, sidewalks are overgrown, and so on. Some of these items can be addressed immediately and in-house by City staff and existing contracts, others are larger items and potentially would be addressed with the proposed components but may need to be prioritized to respond to the most urgent functional needs. Some of these needed upgrades would not visibly change the park, but all of these upgrades would make the park more functional immediately while funding for new improvements is pursued and secured. Table V-2 lists some needed infrastructure upgrades with rough, order of magnitude associated costs.

IMPLEMENTATION

TABLE V-1 ALVISO PARK PROPOSED NEW COMPONENT COSTS

Proposed Component	Rough Construction Cost
Fitness exercise nodes – paving with equipment	\$6,000 each
Crosswalk improvements (cost per each location)	\$50,000
Small group picnic area off Trinity Park Drive – paving, planting, picnic tables/BBQ grills	\$100,000
Vertical Marker or Park Clock Tower (minor)	\$100,000
Grand Boulevard/Wilson Way Entry Arch	\$200,000
Park Tower	\$200,000
6-foot-wide internal park paths	\$240,000
Decomposed granite 6-foot-wide fitness path loop	\$275,000
New restroom by library – customized prefab with engineered fill to elevate building	\$300,000
Community plaza – paving, planting, trees, trellis	\$320,000
Park lighting – main baseball/softball fields and overlapped soccer field (includes PG&E fees)	\$365,000
6-foot-wide sidewalks both sides of Wilson Way, 4-foot-wide sidewalk east side of Santos Way including curb and gutter	\$365,000
Meadow hydroseed	\$400,000
Grand Boulevard promenade – 8 feet wide with trees both sides of path	\$400,000
Large group picnic area near swimming pool – paving/landscape, trees, picnic tables/BBQ grills, trellis	\$500,000
Large group picnic area by Library – paving/planting, trees, picnic tables/BBQ grills, trellis	\$600,000
Large playground	\$750,000
Bay Trail – 12 feet wide (min.) with 2-foot-wide shoulders on each side (includes grading, aggregate base, concrete/decomposed granite, headers and lighting)	\$900,000
Park lighting – pedestrian and path lighting (not including Bay Trail)	\$1,180,000

Proposed Component	Rough Construction Cost
New youth softball/baseball field with multi-use soccer overlay	\$1,125,000
New 25-yard pool – pool deck all around, new restroom and pump filters building, associated seating/storage/landscape	\$2,000,000
Renovate existing softball/baseball field – City standard with multi-use soccer overlay improvements	\$2,137,500

Note: Blue toned rows indicated components with costs exceeding existing City funds.
Source: PlaceWorks, City of San José, 2016.

TABLE V-2 ALVISO PARK EXISTING INFRASTRUCTURE UPGRADE COSTS

Existing Infrastructure	Rough Repair/Replacement/Coordination Cost
Existing sidewalk clearing on Wilson Way	\$10,000
Existing picnic/BBQ grill repair	\$50,000
Existing paving/plaza surface repair	\$40,000
Existing restroom access to Alviso Youth Center coordinated for park users (staff time to open and supplies)	\$50,000
Existing joint multi-use field regrading and reseed/resod turf (assumes 5 acres of improvement)	\$425,000
Replace existing electrical system	\$500,000
Replace existing irrigation system	\$500,000

Note: Blue toned rows indicated deferred maintenance costs exceeding existing City funds.
Source: PlaceWorks, City of San José, 2016.

IMPLEMENTATION PRIORITY AND STRATEGY

Implementation of the Alviso Park Master Plan will occur in phases as funding becomes available. While conceptual components have been proposed, phasing is conceptual and dependent on funding, permits,

and coordination with partner and regulatory agencies. The City of San José may decide to pursue private or non-profit assistance, or partnership opportunities with other organizations to support implementation of the Alviso Park Master Plan.

All phases may also be subphased as funding allows or as opportunities arise.

PHASING

Improvements will be installed in phases as funding becomes available. Phase 1 includes those components that are most readily implementable. It focuses on modest changes that can be done largely in-house with City staff and equipment to make Alviso Park more functional immediately. This will provide the community with a park that is usable and show the City's commitment to providing residents with significant park and recreational facilities and meet the community's needs now.

Phase 2 identifies those improvements that add use to the park and establish a strong community identity to the park. Also included are items that have outside funding sources that may be available, such as various transportation funds to address Bay Trail gap closures or habitat restoration efforts.

Phases 3 and 4 are more far-reaching and involve a more significant funding effort to achieve landscape improvements, community gathering plazas, and provide greater recreation opportunities.

Preliminary Phasing is shown in Table V-3.

FUNDING

The City has dedicated funding sources for capital improvements to park facilities and general funds which can be applied to park improvements. Pursuit of outside monies will likely be necessary to secure funding for full implementation.

There are various grant opportunities available for Safe Routes to School and Active Transportation Plans that could be applied for to address some of the traffic calming, crosswalk and sidewalk improvements included in the Alviso Park Master Plan. Additionally, there are various sources for closing Bay Trail gaps which would also assist in the implementation of the larger Alviso Park Master Plan.

The North Fields area is envisioned as a passive recreation area with paths and resting points. Enhancing the native grasslands and providing connectivity to Don Edwards could qualify for Coastal Conservancy Access Grants, Wildlife Conservation Board Grants, or Environmental Enhancement Mitigation Funds, among others.

Development is occurring in the area and there are many businesses and corporations in and near Alviso that may see value in being associated with improvements to Alviso Park. Pursuing private donations or sponsorships could provide funding for some of these improvements as well as allow those improvements to happen more immediately, given competing funding interests within the city as a whole. Public-private partnerships have been successful in other areas of the City of San José, including the Guadalupe River Parkway, and serves as an example of how this partnership can provide multiple benefits.

IMPLEMENTATION

TABLE V-3 PHASING

Phase	Component	Order of Magnitude Cost
1	Existing sidewalk clearing on Wilson Way	\$10,000
	Fitness exercise nodes – paving with equipment	each \$6,000
	Existing paving/plaza surface repair	\$40,000
	Existing picnic/BBQ grill repair	\$50,000
	Existing restroom access to Alviso Youth Center coordinated for park users (staff time and supplies)	\$100,000
	Grand Blvd/Wilson Way Entry Arch	\$200,000
	Existing joint multi-use field regrading and reseed/resod turf	\$425,000
	Subtotal	From \$831,000
2	Crosswalk improvements (cost per each location)	\$50,000
	Small group picnic area off Trinity Park Drive – paving, planting, picnic tables/BBQ grills	\$100,000
	Park Tower (minor)	\$100,000
	Replace existing electrical system	\$500,000
	Replace existing irrigation system	\$500,000
	Decomposed granite or synthetic safety surfacing 6-foot-wide fitness path loop	\$275,000
	New restroom by library – customized prefab, engineered fill to elevate building	\$300,000
	Bay Trail – 12 feet wide (min.) with 2-foot-wide shoulders each side includes grading, aggregate base, concrete/decomposed granite, headers and lighting)	\$900,000
	Park lighting – pedestrian and path lighting (not including Bay Trail)	\$1,180,000
Meadow hydroseed	\$400,000	
	Subtotal	\$4,305,000
3	Community plaza – paving, planting, trees, trellis	\$320,000
	Park lighting –main baseball/softball fields and overlapped soccer field (includes PG&E fees)	\$365,000
	6-foot-wide sidewalks both sides of Wilson Way, 4-foot-wide sidewalk east side of Santos Way including curb and gutter	\$365,000
	Grand Boulevard promenade – 8 feet wide with trees both sides of path	\$400,000
	Large group picnic area near swimming pool – paving/landscape, trees, picnic tables/BBQ grills, trellis	\$500,000
	Park Tower	\$200,000
	6-foot-wide internal park paths	\$240,000
	New youth softball/baseball field with multi-use soccer overlay	\$1,125,000
	Subtotal	\$3,515,000
4	New 25-yard pool – pool deck all around, new restroom and pump filters building, associated seating/storage/landscape	\$2,000,000
	Large group picnic area by Library – paving/planting, trees, picnic tables/BBQ grills, trellis	\$600,000
	Large playground	\$750,000
	Renovate existing softball/baseball field – City standard with multi-use soccer overlay improvements	\$2,137,500
	Subtotal	\$5,487,500
	GRAND TOTAL	From \$14,138,500

Source: PlaceWorks, City of San José, 2016.

**APPENDIX A:
SITE ANALYSIS AND WORKSHOP OUTLINE**



Alviso Park Master Plan Update Site Analysis and Workshop Outline

for

THE CITY OF SAN JOSÉ

September 23, 2015

INTRODUCTION

The community of Alviso is located at the northern edge of San José and at the southernmost point of the San Francisco Bay and its complex maze of sloughs, salt evaporation ponds, tidal marshes, mudflats and rivers; see Figure 1 for context. This area of San José is bordered by San Francisco Bay and the Cities of Sunnyvale, Santa Clara, Milpitas and Fremont.

Alviso's setting within this water-centered environment has shaped the community's past and present form. First settled by non-native colonists and explorers in the 1770s, Alviso was founded in 1845 and incorporated in 1852. It remained one of the oldest towns in Santa Clara County until it was annexed by the City of San José in 1968. Alviso's location on the edge of the San Francisco Bay and navigable rivers enabled it to flourish as a major port in the nineteenth century until the arrival of the Southern Pacific Railroad which offered more efficient transportation between San José and San Francisco.

For a significant part of its history, Alviso was known for its agriculture centered businesses, particularly canneries. The third largest cannery in the United States was located in Alviso until the mid-1930s. The Great Depression brought about a lengthy period of economic decline as canneries ceased operations and the community became better known for dance halls and gambling establishments than for the hard-working citizens that continued to reside there.

In recent decades, Alviso bore witness to the explosive growth and global prominence of nearby Silicon Valley, characterized primarily by the low-density, suburban settlement patterns and sprawling office parks that rapidly appeared where farms once flourished. State Highway 237, which runs in an east-west direction just south of Alviso, separates the gleaming office parks bustling with high-tech workers from the quiet, modestly-scaled, historic village of Alviso. Completion of planned development projects north of State Highway 237 will help blur this separation.

This document provides a general overview of Alviso Park and its context, its recent planning history, a site analysis, discussion of opportunities and constraints, and an outline for the first community workshop.

PARK CONTEXT

Alviso Park is located on North First Street between Tony P. Santos Street and Trinity Park Drive. Additional lands have been acquired by the City to expand the park along Tony P. Santos Street, Wilson Way, and along Grand Boulevard; see Figure 2. Alviso Park currently includes the Alviso Branch Library, various picnic areas, a softball/baseball field, multipurpose lawn areas, two playgrounds, a swimming pool, and a community garden area; see Figure 3. The existing park is 4.5 acres; when the joint use and expansion lands are included. The total acreage is closer to 23.5 acres.



Source: Google Earth Pro, 2015.

Figure 1





- City Owned Parcels
- - - Pacific Gas & Electric Easement
- - - Current Border of Owl Habitat



Figure 3

Alviso Park is the only neighborhood park, serving the community's population of about 2,100. Alviso County Marina Park, located nearby, provides access to the Bay and especially the Don Edwards San Francisco Bay National Wildlife Refuge, which is also accessible from Grand Boulevard north of Alviso Park. Guadalupe River Trail is located about 500 feet south and Coyote Creek Trail is approximately 2.25 miles to the east of Alviso Park. The Bay Trail is planned to eventually go through the park.

PLANNING AND DEVELOPMENT CONTEXT

Alviso Park has had a series of renovations over the years. Alviso Park was built in 1968 and originally consisted of the softball/baseball field, two picnic areas, two play areas, a band stand and restroom. Alviso's City Hall was converted to the Alviso Branch Library when Alviso was annexed in 1968. A chainlink enclosure was added to the scorekeeper's booth in 1970; the swimming pool and associated building were built in the 1970s; and perimeter fencing was added along Wilson Way in 1978. Improvements to the softball/baseball and soccer fields occurred in 1979 with minor park renovations in 1983. The library was destroyed in the 1983 flood, reopened in 1984, and was expanded in 1999. The storage building by the pool was built in 1987. Both play areas were renovated in 1990. Further improvements to both play areas occurred in 2002.

The most recent planning history includes several key documents that provided strategies for the overall vision of Alviso as a newly revitalized and forward-looking community with a small town character.

The Alviso Master Plan: A Specific Plan for the Alviso Community (1998 Alviso Master Plan) provided a vision for change to the community. The purpose of the 1998 Alviso Master Plan was to establish specific goals, policies, and implementation measures to attempt to resolve issues of zoning, incompatible land uses, insufficient services and facilities, flooding, hazardous materials, vegetation and wildlife, soils and-geology, cultural resources, truck traffic, air quality, noise from airplanes, economic development, and code enforcement.

Specifically, the **1998 Alviso Master Plan** included provisions for:

- » The retention of residential neighborhoods located within the village and the opportunity for some new medium to high density residential uses.
- » A mix of residential, commercial, and public uses within the historic core of the village.
- » The continuation and expansion of light industrial uses north of State Street.
- » Opportunities for industrial parks and combined industrial/commercial ventures near State Highway 237.
- » The retention of the Water Pollution Control Plant.
- » The continuation of landfill and resource recovery.
- » An economic development strategy which includes implementation measures for strengthening existing businesses and providing opportunities for the new businesses in Alviso.

ALVISO PARK MASTER PLAN AND IMPROVEMENTS

Site Analysis and Workshop Outline

The 1998 Alviso Master Plan provides detailed policy direction and was incorporated into the *San Jose 2020 General Plan* which was the principle document at the time governing long term growth and development within the City.¹

A 1997 **Rose Associates** drawing entitled **Preliminary Landscape Plan** shows a softball/baseball field, tennis courts and paths in the parcel north of Trinity Park Drive, see Figure 4. This concept does not reflect the City standard softball/baseball field depth of 300 feet, would require significant fencing and netting to address balls hit toward residences based on field orientation, and may not be feasible given the PG&E transmission lines and easement. See Figure 5 for an overlay of this concept plan on an aerial of the site.

A more recent but undated conceptual plan was entitled *Alviso Park Expansion Discussion Study, v4*, see Figure 6. This concept plan proposed a trail under the transmission lines along Grand Boulevard, a softball/baseball field with soccer overlay and parking lot on the parcel north of Trinity Park Drive, tennis courts and picnic area north of the library, community gardens and small parking lot north of Wilson Way, a skate park where the community gardens are currently located, and pedestrian paths from Wilson Way to Trinity Drive. Figure 7 shows an overlay of this concept plan on an aerial of the site. This design includes a realignment of Wilson Way to accommodate the City standard softball/baseball field and soccer/multipurpose field; the field would need to be expanded to meet the City standard size of 225 feet by 360 feet but there is sufficient space to accommodate this. However, this concept would also require the relocation of Fire Station 25. Figure 8 shows this concept plan juxtaposed over an aerial of the site with some transparency to clarify the realignment of Wilson Way and Fire Station 25 conflict.

SITE ANALYSIS AND EXISTING CONDITIONS

Topography and Flood Control

Alviso is roughly 13 feet below sea level and is the lowest, or one of the lowest, points in the San Francisco Bay Area. Relatively flat with a lot of marshland, Alviso has a history of severe flooding including major flood events in 1983 and 1995. Flooding and the subsequent construction of massive levees are primary factors which have shaped the physical form of Alviso as it is today. Building codes mandate that new homes be constructed with living space a minimum of nine feet above ground due to the threat of flood. However, many homes in the area were built before the current codes.

¹ <http://www.alviso.com/masterplan1.html>

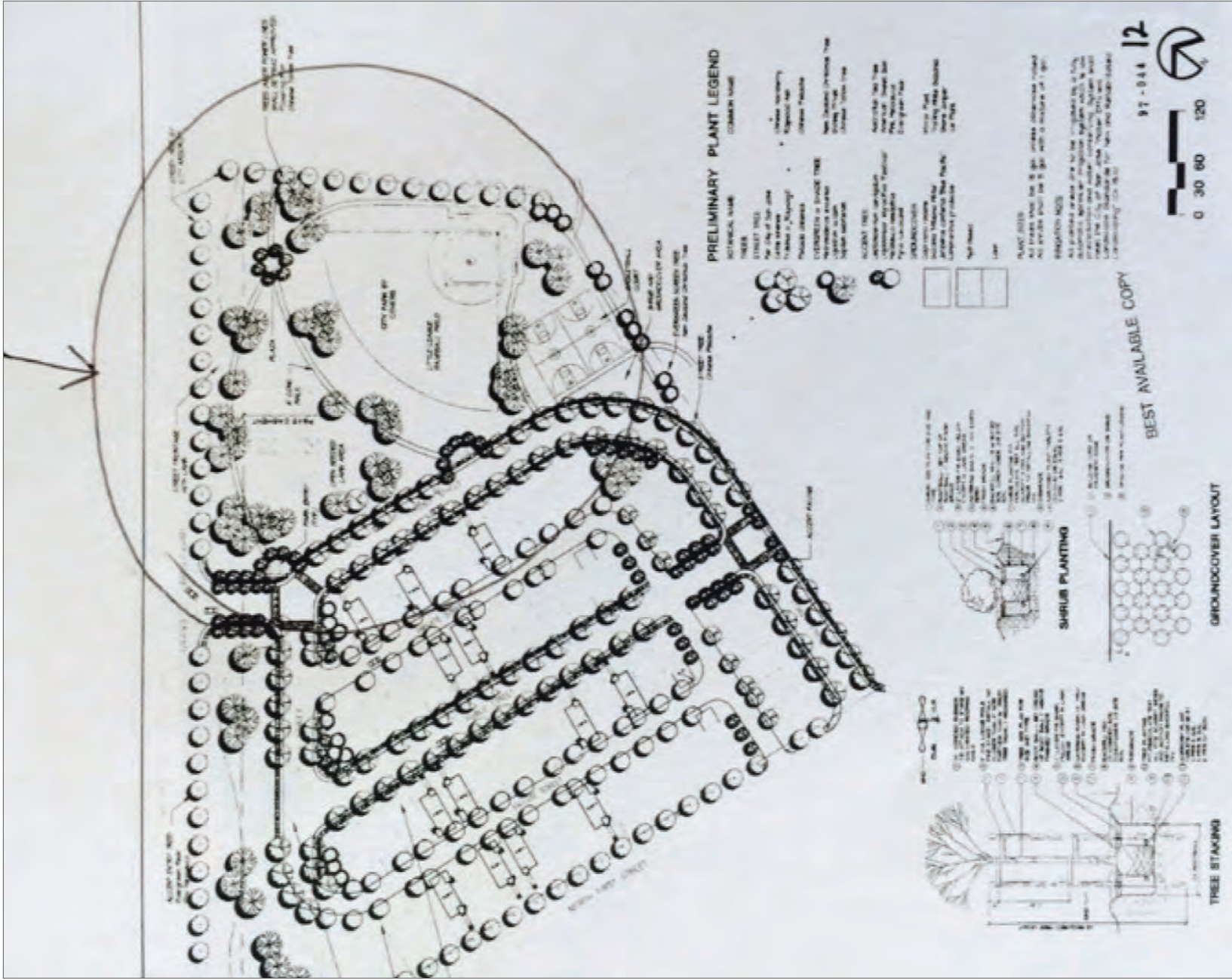


Figure 4

ALVISO PARK



Figure 5



Figure 6



Figure 7



Figure 8

ALVISO PARK MASTER PLAN AND IMPROVEMENTS

Site Analysis and Workshop Outline

Both the Guadalupe River and Coyote Creek end in the neighborhood of Alviso, emptying into the Bay through sloughs and a complex network of marshland. Much of the marshland was modified and operated as salt production “plants;” salt production started in the mid-1800s in the Bay Area. In the early 2000s, Alviso’s former salt ponds became part of the South Bay Salt Pond Restoration Project, the West Coast’s largest tidal wetland restoration project, which has three goals:

- » Restore and enhance a mix of wetland habitats;
- » Provide wildlife-oriented public access and recreation; and
- » Provide for flood management in the South Bay.

As the ponds are restored, the additional wetlands will serve as a natural sponge to help limit local flood impacts.

Park Facilities

Most of the current facilities need attention and would benefit from repair or replacement. One picnic area has no shade and has significant drainage issues. The other picnic area’s barbeques are cracked and missing the grills and the pavement is cracked and in poor condition. The field and multiuse lawn areas are home to a growing population of ground squirrels and their tunnels and holes make the fields largely unusable. The stadium lights and speakers have not worked in over 15 years. The two playgrounds are in relatively good shape, but have little or no shade and the engineered wood fiber needs to be replaced or supplemented. The swimming pool is small with rough deck surfacing, and is surrounded by chainlink fencing topped with razor wire. There is a restroom associated with the pool but it is only open when the pool is open and it has a history of sewage backups. The community garden is abandoned and fenced off; the service leader was removed due to lack of use so there is no water. Besides the pool’s restroom, the only other restroom is in the library which means there are often times when there are no restrooms in the park.

The expansion lands are fenced fallow lands. With little visibility and no active use, these lands are often used for dumping.

Adjacent Facilities

Pin High Golf Center is located across North First Street from the park, and there are **single-family homes** across Trinity Park Drive and Grand Boulevard. **Fire Station 25** is located in the expansion lands north of Wilson Way and east of Grand Boulevard and there are industrial buildings planned north of the expansion lands along Wilson Way. With the exception of Fire Station 25, all the expansion lands are fenced off and consist of fallow grasslands; PG&E transmission lines run the entire length of the expansion lands along Grand Boulevard.

The park also includes lawn area that is part of a joint use agreement with **George Mayne Elementary School** which is immediately southeast of the park. The school serves over 500 preschool and kindergarten through fifth grade students. Over half of the school’s students are non-native English speakers.

The Boys & Girls Clubs of Silicon Valley operate after school programming at the **Alviso Youth Center**, or Clubhouse, which is located between the school and the library. The Alviso Youth Center provides recreational and educational services to local youth. It offers a safe place to do homework, participate in

creative projects, and enjoy recreational activities which include basketball, volleyball, and electronic gaming. The Youth Center is also the site for Alviso's largest community events, the Santa Visits Alviso Foundation's Holiday Program and the annual Alviso Easter Egg Hunt.

Circulation

Adjacent Roads and Intersections

There are five roads that border park lands: North First Street, Trinity Park Drive, Grand Boulevard, Tony P. Santos Street, and Wilson Way. North First Street is a major arterial and entry point into the Alviso community; it connects Alviso with State Highway 237 and with downtown. Posted speed is 35 miles per hour (mph) with a 25 mph school zone; there are no signals or stop signs on North First Street between Liberty Street and Nortech Parkway, which are north and south of Alviso Park, respectively. North First Street is a four lane, divided road with buffered bike lanes and no parking in each direction. Travelling north, this street transitions into a two-lane road past the intersection with Tony P. Santos Street with some street parking allowed on the north side of the street.

Grand Boulevard is a neighborhood arterial that connects North First Street with the industrial uses east along Los Esteros and Zanker Roads. There is a signaled intersection on Grand Boulevard at Wilson Way; Fire Station 25 is located on Wilson Way. Grand Boulevard has stop signs at Disk Drive and North First Street; the posted speed limit is 30 mph.

Wilson Way has a 25 mph school zone and transitions into Tony P. Santos Street, a one block long street that provides access to the east side of George Mayne Elementary School and ends at North First Street. Tony P. Santos Street and Wilson Way provide an alternative route between Grand Boulevard and North First Street. Trinity Park Drive is a residential road.

With the exception of the residential streets in the Trinity Park (Blackwell) development, all other streets adjacent to park lands have overhead utilities.

State Highway 237 is the nearest highway and serves as the southern boundary and one of the main gateways for the Alviso area. It intersects with US Highway 101 to the west and Interstate 880 to the east. As State Highway 237 becomes congested during commute hours, North First and Gold Streets are used as alternate routes, which brings an increased volume of vehicles through Alviso and around the park area. Tony P. Santos Street and Wilson Way are also used as a cut-through from North First Street and Grand Boulevard. The speeds and volume of diverted vehicles are an issue of concern for the local residents, and present both an inconvenience and a potential safety hazard. As mentioned previously, posted speed limits range from 25 to 35 mph on the surface streets around the park.

Fencing

Fencing, or lack of fencing, directs and defines circulation patterns to and through the park. There is no fence separating the park from the school, youth center, or library. Along Wilson Way, Alviso Park has a three-foot high chainlink fence with entry points near the softball/baseball field and pool area and a

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Site Analysis and Workshop Outline

maintenance gate between these. A six-foot chainlink fence closes off the expansion lands, the community garden, and runs along the west side of the softball/baseball field ending near Trinity Park Drive. A five-foot chainlink fence runs along the North First Street edge with entry points near the youth center and the library. Most of the school is open to the park.

Pedestrian and Bicycle

There are sidewalks along the north side of North First Street. Most of Grand Boulevard does not have sidewalks on the park side of the street. Wilson Way does have sidewalks on both sides of the street but fencing, vegetation, and dumping make the sidewalks inaccessible at times. Driveway aprons on the north side of the street create breaks in the sidewalk. Tony P. Santos Street only has an asphalt sidewalk on the school side of the street. Trinity Park Drive has sidewalks on both sides of the street. While there are sidewalks along the perimeter of the park, there are no sidewalks within or through the park.

North First Street has Class II bike lanes in each direction but bikes share the road on all other streets adjacent to the park. While Tony P. Santos Street has a sidewalk on the school side of the street, it is asphalt (all other sidewalks are concrete), adjacent to a chainlink fence, and receives limited use when school is not in session. There are no sidewalks along the Grand Boulevard edge of the park. Generally, streets are wide with few crosswalks and with limited, if any, street lighting.

Trail Systems

The Coyote Creek and Guadalupe River Trails are major Bay Area trail systems and connect to most of San José's other trails. The two trails are also connected by the State Highway 237 bikeway which parallels the highway, providing a direct off-street link through north San José, between the cities of Milpitas and Sunnyvale.

The Guadalupe River Trail is about 500 feet south of Alviso Park and offers a direct link from Alviso to employers in north San José; cultural, recreational, and employment opportunities in downtown San José; and connectivity via additional trail segments to other sections of the City. The Coyote Creek Trail is roughly 2.25 miles east of the park and follows the creek into downtown San José, offering access to parks, open spaces, and residential and commercial developments.

At the regional level, the **San Francisco Bay Trail** is a planned recreational "ring around the bay" that will connect the nine Bay Area counties and 47 cities. The Bay Trail's proposed South Bay alignment runs through the community of Alviso and along the northwestern end of Alviso Park.² See Figure 9 for the proposed and built alignments of the Bay Trail, as well as the Coyote Creek and Guadalupe River Trails relative to Alviso Park.

² Alviso, California Community Assessment and Urban Design Analysis, San Jose State University, 2009



Source: Google Earth Pro, 2015.

- Coyote Creek Trail
- Guadalupe River Trail
- San Francisco Bay Trail
- - - Proposed San Francisco Bay Trail

Figure 9

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Parking

The school has parking lots on North First Street and on Tony P. Santos Street but pick up and drop off can be difficult. The library has another parking lot on North First Street. Street parking is allowed on both sides of Trinity Park Drive, Grand Boulevard, and Wilson Way. There is no parking on the east side of Tony P. Santos Street and restricted hour parking on the west side. The Alviso area is starting to experience Levi Stadium event parking impacts from attendees trying to avoid the steep parking fees at the venue.

OPPORTUNITIES AND CONSTRAINTS

The following opportunities and constraints were identified through preliminary discussions with City staff, review of background documents, and site visits, observations, and analysis.

Engage the Community and Stakeholders

The Alviso community is active, engaged, and supportive of their community and has been for decades. The park will only be successful if the community is instrumentally involved in defining their goals, needs, and priorities. They need to “own” the park as theirs because it will take time, local support, and funding for the full vision to be realized. The community also needs to understand the realities of funding, programming, environmental concerns, maintenance, joint use agreements, easements, and other considerations so that they can make informed decisions.

There are existing conditions that must be considered when planning park improvements. Santa Clara Unified School District and the City of San José have a joint use agreement that covers the youth center and part of the park’s lawn area. Fire Station 25 is located on park land and response time and access needs must be maintained. PG&E has an easement along the Grand Boulevard frontage and restrictions to allowed uses under their transmission lines.

Alvisoans care about Alviso and about Alviso Park. Engaging the community in defining their vision for the park will ensure continued support and stewardship that will keep the area both inviting and activated as it evolves. Partnering with neighboring organizations that have a vested interest in the longevity of the park will help to ensure the success of Alviso Park’s update.

Express Community Identity

Alviso has a diverse history, strong community ties, and a sense of place. This identity can guide and shape improvements and beautification efforts to reinforce Alviso as a destination and provide a community gathering place.

Strengthen the User Experience

Initial community feedback suggests that the best thing about Alviso Park is that there is a park in the community. While the park is surrounded by a library, school, youth center, and fire station, none of these facilities are oriented to the park; the park is the back door with no clear relation to or from the surrounding buildings. Improving and providing facilities that meet the community's needs will allow Alviso Park to serve as the community resource it is intended to be.

Improve Circulation and Visibility

Traffic is a concern and pedestrian and bicycle circulation is limited and uninviting. Providing clear pathways and safe crossings will strengthen Alviso's connections by trail to the rest of the Bay Area and help serve as a gateway to the community. The park isn't visible from North First Street and there is limited activity along the Wilson Way edge. Giving the park increased visibility will help attract users, define the park as part of Alviso, and hopefully reduce the dumping activity.

Identify Community Needs and Priorities

The community needs to help define and prioritize their wants and needs for the park. The City has budgeted \$450,000 for improvements but this is not enough to address the park's 23.5 acres. While there have been a variety of plans for Alviso Park, these plans need to be revisited by the community to see if they still reflect the community's vision based on current and future community needs. A clear vision with priorities and phasing will need to be developed to help ensure that the park vision is built over time and as funds are secured.

Respect Resources

Maintenance and programming staff are stretched and have been impacted by budget cuts over the past decade. Alviso Park has to consider both too much and not enough water. Flooding is a major concern given the park's low elevation and history of poor drainage. Recycled water is available and is used to fill the library's toilets. The lawn area will need to be multipurpose and water conserving landscaping provided in non-recreation areas. Any update to Alviso Park needs to consider durability, maintainability, flood-ability, and sustainability to ensure that resources are respected.

WORKSHOP OUTLINE

There are three workshops planned for the Master Plan Update. All workshops are to occur within a four to six month window. The first workshop will be a combination of presentation, community feedback, and open house format, focusing on soliciting community input on their needs and wants. A brief Power Point presentation will show the park, clarify the expansion lands, show photos of existing facilities, and draft goals for the project. The draft City

ALVISO PARK MASTER PLAN AND IMPROVEMENTS

Site Analysis and Workshop Outline

goal is: Create a unifying vision and phasing for the expansion of Alviso Park. We suggest the community's goals are to create a vision for a neighborhood park that:

- » celebrates Alviso;
- » respects resources (i.e. is sustainable regarding programming, maintenance, and funding); and
- » provides the community a beautiful place to gather, play, and relax.

Considerations, such as school joint use, flooding/drainage, and PG&E transmission lines, will be identified. Potential funding will be discussed along with clarifying what additional funds will be needed and improvements will have to occur over time, as funding is available:

- » \$450k budgeted from the City
- » Potential \$272k plus \$60k/yr for 20 years for maintenance per Trammell Crow agreement noting that this money is held by Alviso Foundation, and is contingent on the City making significant progress on the park within 6 months (by March 2016). If there is insufficient progress, the Alviso Foundation may decide to spend the money on other efforts.
- » Grants
- » Fundraising

While current funding isn't enough to address all the existing maintenance issues, updating the vision and the master plan for the park will serve as a tool to help secure grants and other funding efforts. Being upfront about this should help provide a framework for future conversations and prioritizations.

An overview of an open house voting and feedback process will be given. Prior to the open house, a list of potential new or improved facilities will be reviewed with a brief community discussion to identify additional facilities to add to the list. An open house session will then follow with two sets of identical boards, one set on each side of the room to help spread out the responses and allow more people to comment in the same amount of time. When participants sign in for the meeting, they will be given a set of colored circle stickers (dots) that they will use to indicate their preferences at the different stations. These would be color coded so red dots would be used at one station, green at another, etc. This will allow participants to see what everyone else's concerns/interests are in an active way and also helps visualize the community's priorities. The stations will be as follows:

- Station 1: What do you like about Alviso and Alviso Park? (write in responses)
- Station 2: What would you like to see improved in Alviso Park? (write in responses)
- Station 3: What is your vision for Alviso/Alviso Park 20 years from now? (write in responses)
- Station 4: What do you and/or your family use the most in the current park? (2 dots to vote)
 - o Softball/baseball field, playground by library, playground close to the pool area, swimming pool, grills/picnic areas behind the library, grills/picnic area close to the pool area, lawn area, library, sidewalks

- Station 5: What current facilities would you and/or your family use if they were in better condition? (2 dots to vote)
 - Softball/baseball field, playground by library, playground close to the pool area, swimming pool, grills/picnic areas behind the library, grills/picnic area close to the pool area, lawn area, library, sidewalks
- Station 6: What new or improved facilities would you and/or your family most like to have available at Alviso Park? (5 dots to vote – list to be amended by brief community discussion prior to open house)
 - Restroom, softball/baseball field, playground, swimming pool, water park, wading pool, swim facility, picnic area, lawn area, soccer, benches, skate park, basketball courts, tennis courts, trails, community gardens, bocce, horseshoes, cricket, volleyball courts, plaza for community events, fitness stations, stage...
- Station 7: How much space should be used for active recreation (softball/baseball, soccer, swimming, etc.) versus passive recreation (trails, community gardens, walking path, reading areas, etc.) (1 dot to vote –more active/less passive, equal active/passive use, or less active/more passive.)

After everyone has participated, a summary of comments will be given and an outline of the next two workshops will be provided.

A meeting notice, banner, and online survey for the first meetings have been drafted. Draft translation is provided on the banner. The City will verify the translation. The City will verify if translation is needed for the notice, online survey, and at the workshop. If needed, the City will provide translation or verify translation of written products. The City will be responsible for any oral translation needed for community meetings.

Draft Notice

[Date]

Subject: Community Meeting: Alviso Park Master Plan Update

Dear Resident and/or Alviso Park Interested Party:

The City of San José is preparing a Master Plan Update that creates a unifying vision and phasing for expansion of Alviso Park. The City wants to engage the community in identifying and prioritizing recreation needs and providing suggestions to undeveloped City-owned parcels acquired for park expansion. Previous plans and conceptual designs will be reviewed as part of the process but the City's desire is to update the master plan to reflect current and future residents' needs.

You have been identified as a local resident or potentially interested party and the City of San José would like to encourage your participation in the planning process, and ask for your help. Your participation and input will help ensure that the community's interests and insights are considered in the planning process.

ALVISO PARK MASTER PLAN AND IMPROVEMENTS

Site Analysis and Workshop Outline

A series of three community workshops will be held to discuss the Master Plan Update. The first two meetings are scheduled for Wednesday, October 7, 2015 and Wednesday, November 4, 2015, both from 5:00 p.m. to 7:00 p.m. at the multipurpose room at George Mayne Elementary School. A third community workshop will be held in January, date and location to be determined. If you can't attend the meeting, information on the project will be posted to the City's website: <http://www.sanjoseca.gov/Facilities/Facility/Details/Alviso-Park-173> as well as an online survey so that you can provide feedback on the vision and future of Alviso Park.

To arrange an accommodation under the Americans with Disabilities Act, please call Jason Condit (408) 793-5595 or the TTY number (408) 294-9337 at least 48 hours before the event.

We hope you are able to participate.

Sincerely,

Jason Condit, Associate Landscape Designer
Department of Parks & Neighborhood Services
City of San José

Banner



Alviso Park Master Plan Update

Help Create a Vision for Alviso Park
Ayude a Crear una Visión para Alviso Parque
Giúp Tạo một Vision cho Alviso viên



Participate in a community meeting 5:00 pm to 7:00 pm
October 7, 2015 and **November 4, 2015** in

Participar en una reunión de la comunidad 17:00-19:00 **07 de octubre 2015** y **el 04 de noviembre 2015** en

Tham gia vào một cuộc họp cộng đồng 17:00-19:00 **7 tháng 10 2015** và **04 tháng mười một năm 2015** trong

George Mayne Elementary School Multipurpose Room

See/Ver/Xem <http://www.sanjoseca.gov/Facilities/Facility/Details/Alviso-Park-173> for more information/
para más información/ để biết thêm thông tin.



Online Survey Questions

The online survey will have selectable choices; initial suggestions follow and will be revised based on discussions with City staff. The survey follows:

The City of San José is soliciting public input to inform a master plan update that creates a unifying vision and phasing for expansion of Alviso Park. The City wants to engage the community in identifying and prioritizing recreation needs and providing suggestions to undeveloped City-owned parcels acquired for park expansion. A nine question survey has been created to help gather preliminary data and information on park use:

1. What is your zip code? (open entry)
2. What do you like about Alviso and Alviso Park? (open entry)
3. On average, how often do you visit or use Alviso Park? (daily, 2-3 times a week, weekly, monthly, annually, I don't regularly use Alviso Park)
4. How do you typically get to Alviso Park? (walk, bike, car, bus, other)

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Site Analysis and Workshop Outline

5. What do you and/or your family use the most in the current park? Pick up to two: softball/baseball field, playground by library, playground close to the pool area, swimming pool, grills/picnic areas behind the library, grills/picnic area close to the pool area, lawn area, library, other (open space to note)
6. What current facilities would you and/or your family use if they were in better condition? (2 dots to vote): softball/baseball field, playground by library, playground close to the pool area, swimming pool, grills/picnic areas behind the library, grills/picnic area close to the pool area, lawn area, library, sidewalks, other (open space to note)
7. What facilities would you and/or your family most like to have available at Alviso Park? Pick up to five: restroom, softball/baseball field, playground, swimming pool, water park, wading pool, swim facility, picnic area, lawn area, soccer, benches, skate park, basketball courts, tennis courts, trails, community gardens, bocce, horseshoes, cricket, volleyball courts, plaza for community events, fitness stations, stage, other (open entry)
8. What would you like to see added to the Confluence Area's amenities? (more picnic areas, bocce courts, tennis courts, basketball courts, more events, coffee shop/food venue, quiet natural areas, benches, horsehoes, other)
9. How much space should be should be used for active recreation (softball/baseball, soccer, swimming, etc.) versus passive recreation (trails, community gardens, walking path, reading areas, etc.)? (more active/less passive, equal active/passive use, or less active/more passive)

Future Workshops

The second workshop is anticipated to include preliminary designs based on the feedback from the first workshop followed by small group designs with park element pieces scaled to a base map to be used in the community design process.

The third workshop is anticipated to include a preferred alternative developed from the community's own design followed by small group discussions about modifications and phasing. This input will shape the Master Plan Update.

**APPENDIX B:
COMMUNITY WORKSHOP #1 SUMMARY**

SUMMARY

Meeting date: October 7, 2015

10-7-2015 Community Meeting #1 – Alviso Park Master Plan Update

A first community meeting regarding the Alviso Park Master Plan Update was held October 7, 2015. Many of the same participants from the community advisory meetings, July 27 and August 31, 2015, again participated.

A PowerPoint presentation provided an overview of the project, clarified the additional lands that have been acquired by the City for park expansion, and reviewed the site analysis and opportunities and constraints. There was a brief clarification that the City currently has \$450,000 budgeted for park improvements and the master plan update will help prioritize improvement that will happen over years and help in pursuit of grant and other funding efforts. There is potentially \$272,000 plus \$60,000/year for 20 years of maintenance that is held by the Alviso Foundation and is contingent on the City making significant progress on the park by March 2016. If there is insufficient progress, the Alviso Foundation may decide to spend the money on other efforts.

Following the presentation was an open question and answer session followed by a community open house. Two sets of seven stations were set up in the multipurpose room of George Mayne Elementary School, one set on the east side and a second set on the west side of the room. Everyone was asked to visit each station and indicate their preference by writing in their response for the first three stations which were open questions or placing dots they were given when they signed in next to the appropriate responses for Stations 4 through 7 which had a list of options that was refined by the community during the question and answer session. The stations were as follows:

Station 1: What do you like about Alviso and Alviso Park?

Station 2: What would you like to see improved in Alviso Park?

Station 3: What is your vision for Alviso/Alviso Park 20 years from now?

Station 4: What do you and/or your family use the most in the current park? (2 dots)

Station 5: What current facilities would you and/or your family use if they were in better condition? (2 dots)

Station 6: What new or improved facilities would you and/or your family most like to have available at Alviso Park? (7 dots)

Station 7: How much space should be used for active recreation versus passive recreation? (1 dot)

The intent of the exercises was to get an idea of how people view their community and an indication of shared interest in areas of improvement. After everyone had completed their dot voting, the results were summarized. A second community meeting scheduled for November will present three alternatives that will be developed based on the preferences indicated by the community.

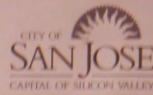
The following are images from the presentation and the open house.



The community's comments and votes are shown on the following pages along with a summary of the boards are included here as reference:

Alviso Park Master Plan Update

October 7, 2015 Community Workshop



Station 1

What do you like about Alviso and Alviso Park?

Dark at night

Quiet

Wildlife (Birds)

Not filled with heavy density
allowing freedom for people to
enjoy on a daily basis.



Alviso Park Master Plan Update

October 7, 2015 Community Workshop



Station 1

What do you like about Alviso and Alviso Park?

It's a small town and (for the present) undiscovered.

I love the historical aspect of Alviso
and the environmental elements. (Nature
preservation) Passionate community members.

Weather & Quiet
Small park atmosphere

OPEN SPACE

Fresh AIR; open space, Birds,
Small community-friendly

Quiet accessible, quiet character (Alviso)
familial, down to earth.
Historical relevance

Potential for improvement for the
community of Alviso.

I like the open space, small
dark atmosphere.

BIG SPACE

DISLIKES
- HATE THE *BOMBS* FIREWORKS
- AND THE PEOPLE WHO
COME IN AND TO RUIN
THE COMMUNITY.



Alviso Park Master Plan Update

October 7, 2015 Community Workshop



Station 2

What would you like to see improved in Alviso Park?

It **NEEDS** to be **MUCH** more attractive
(landscape & facilities)!

A cohesive **plan**, unify play areas, leverage off existing **rec areas.** (basketball courts, etc.)

Kite flying / drone / electric model planes

Basketball courts, swimming pool/facility



Figure 1



Alviso Park Master Plan Update

October 7, 2015 Community Workshop



Station 2

What would you like to see improved in Alviso Park?

It would be great to see community areas:
gardens, stage, differentiated for range
of ages.

all areas, especially softball & soccer LAND

swimming pool, parking, Trees

MAINTAIN LAWN

MORE LANDSCAPING - PLANTS/TREES

Swimming
Pool
Basketball
Court

Restroom
PLAYGROUND
Picnic

Swimming pool

more nature seating, wildlife, mature trees
native gardens

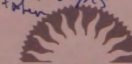
Better outreach to let residents know about what's
AVAILABLE IN "PARK". + handouts/maps etc at "PARK" so people
know what is available when



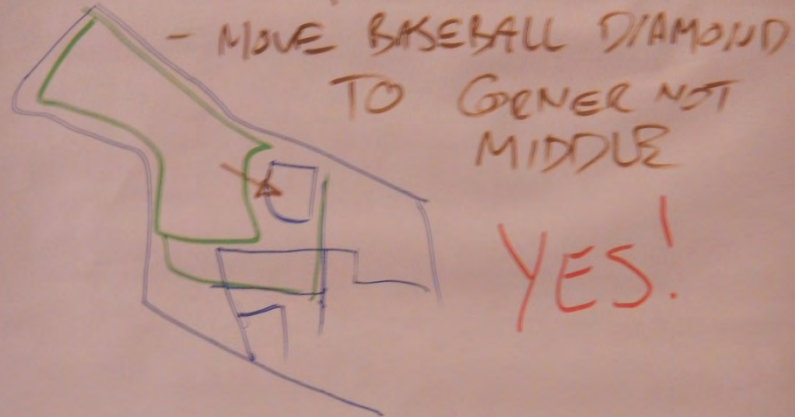
Figure 2

Picnic
TABLES
PIAZZA

HISTORICAL AREA
w/ old ALVISO
PHOTOS.



- LARGE OPEN SPACE #2



- USE PURPLE WATER FOR H₂O FEATURES

Leave as much as possible for open space!

USE CURRENT FACILITIES AS MUCH AS POSSIBLE

Small Parcourse

Handball

Indoor fitness?

Concern w/more people/^{lack of} police response

Dog Park Lighting

Traffic from Levi stadium - temporary?

Levee around n'head? 16'?

Public Transit to/from Alviso from East

No lights on Grand (half) Plan was lit.

Place or Wall for OUTDOOR MOVIES

ADDITIONAL
AMENITIES
AND
MISCELLANEOUS
NOTES

Traffic Concerns
from outside Alviso

Skatepark

Lights needed

RE: Commercial Property
development: are funds available?

Clubs
OL \$358k avail. for ballpark
\$5 mill. from Councilmember's office

City should spearhead funding
Continuous bike trail to link w/Zanker

Quiet/relaxing: Benches, trees, duck pond
Olympic Pool

Rubber running track

(2) Basketball Courts (use school's?)

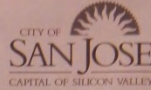
ADDITIONAL
AMENITIES AND
MISCELLANEOUS
NOTES

Where are
development
fees going?

Santa Clara
C.P.

Alviso Park Master Plan Update

October 7, 2015 Community Workshop



Station 3

What is your vision for
Alviso/Alviso Park 20 years from now?

Flexible areas for recreation trend changes

Common gathering areas w/ tables & restrooms
for gatherings, weddings, etc.



Alviso Park Master Plan Update

October 7, 2015 Community Workshop



Station 3

What is your vision for
Alviso/Alviso Park 20 years from now?

I'd like for my grandchildren to use & enjoy the facilities
that it is maintained like other San Jose Parks
hope its still here!

It's important to maintain natural beauty,
green areas, open & beautiful space. Keep
the "valley" in the Silicon Valley.

native gardens safe for natural wild life
trails trees retreat
Best PARK in the South Bay

Facilities for youth activities (like today, but better)
+ facilities for aging population to stay active (walking trails
+ swim/water aerobics)

An organized park funding as
proposed by the City of San Jose.
Below community input for what is
needed - keep heavy traffic out.

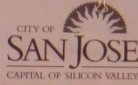
- BEAUTIFUL OPEN SPACE
LOTS OF GREEN SCAPE

- NO ARTIFICIAL TURF !!!



Alviso Park Master Plan Update

October 7, 2015 Community Workshop



Use this color dot on this board.
2 dots per person.

Station 4

What do you and/or your family use the most in the current park?

●	Softball/Baseball Field
●	Playground by Library
	Playground Close to the Pool Area
●●	Swimming Pool
●●●	Grills/Picnic Areas Behind the Library
●	Grills/Picnic Area Close to the Pool Area
	Lawn Area
●●●●●	Library
	Sidewalks

I do not currently use Alviso Park or any of these amenities.

●



Alviso Park Master Plan Update

October 7, 2015 Community Workshop



Use this color dot on this board.
2 dots per person.

Station 4

What do you and/or your family use the most in the current park?

	Softball/Baseball Field
●●	Playground by Library
●●	Playground Close to the Pool Area
●●●●	Swimming Pool
●●	Grills/Picnic Areas Behind the Library
●●	Grills/Picnic Area Close to the Pool Area
●●●●	Lawn Area
●●●●●●●●	Library
	Sidewalks

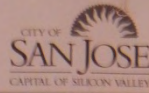
I do not currently use Alviso Park or any of these amenities.

●

HOW IS THIS THE PARK?



Alviso Park Master Plan Update
 October 7, 2015 Community Workshop



Use this color dot on this board.
 2 dots per person.

Station 5

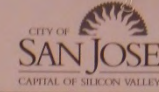
What current facilities would you and/or your family use if they were in better condition?

	Softball/Baseball Field
	Playground by Library
	Playground Close to the Pool Area
	Swimming Pool
	Grills/Picnic Areas Behind the Library
	Grills/Picnic Area Close to the Pool Area
	Lawn Area
	Library
	Sidewalks

I would not use Alviso Park or any of these amenities.



Alviso Park Master Plan Update
 October 7, 2015 Community Workshop



Use this color dot on this board.
 2 dots per person.

Station 5

What current facilities would you and/or your family use if they were in better condition?

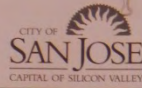
	Softball/Baseball Field
	Playground by Library
	Playground Close to the Pool Area
	Swimming Pool
	Grills/Picnic Areas Behind the Library
	Grills/Picnic Area Close to the Pool Area
	Lawn Area
	Library
	Sidewalks

I would not use Alviso Park or any of these amenities.



Alviso Park Master Plan Update

October 7, 2015 Community Workshop



Use this color dot on this board.
 7 dots per person.

Station 6

What new or improved facilities would you and/or your family most like to have available at Alviso Park?

Restroom	Basketball Courts
Softball/ Baseball Field	Tennis Courts
Playground	Trails
Swimming Pool	Community Gardens
Water Park	Bocce
Wading Pool	Horseshoes
Swim Facility	Cricket
Picnic Area	Volleyball Courts
Lawn Area	Plaza for Community Events
Soccer	Fitness Stations
Benches	Stage
Skate Park	TREES
PAR COURSE	LIGHTING
HANDBALL	DUSTY TRACK
INDOOR EXERCISE	RUNNING TRACK
OLYMPIC POOL	QUIET AREA

Alviso Park Master Plan Update

October 7, 2015 Community Workshop

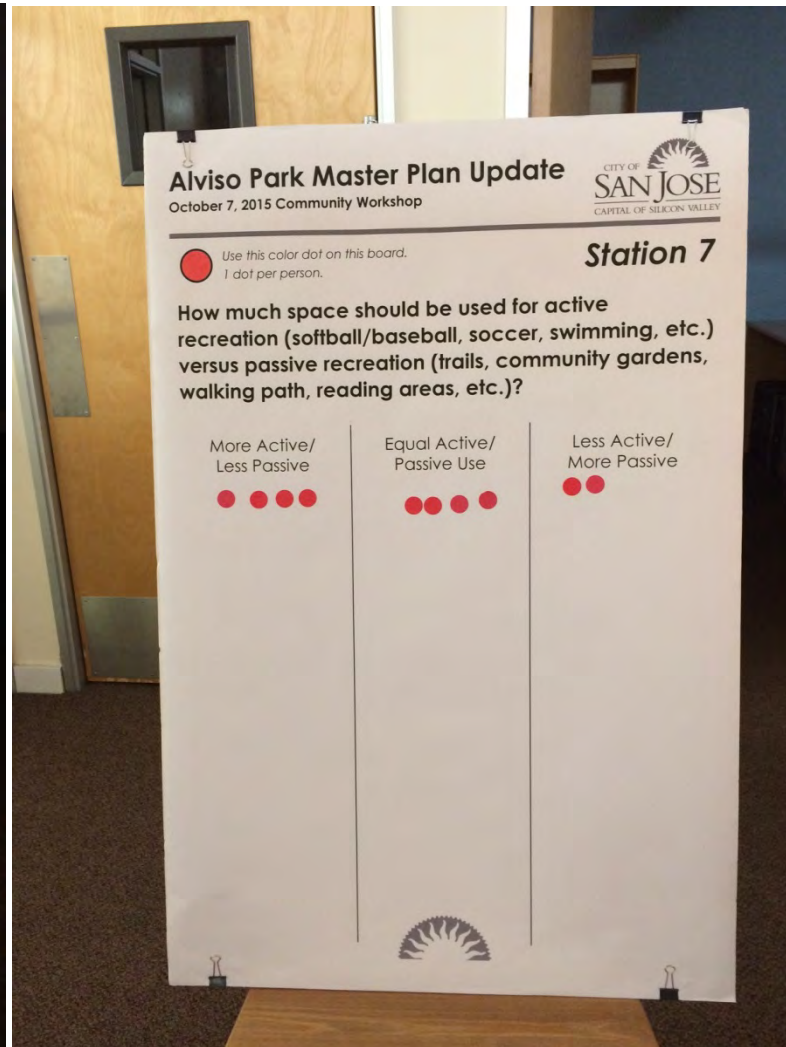
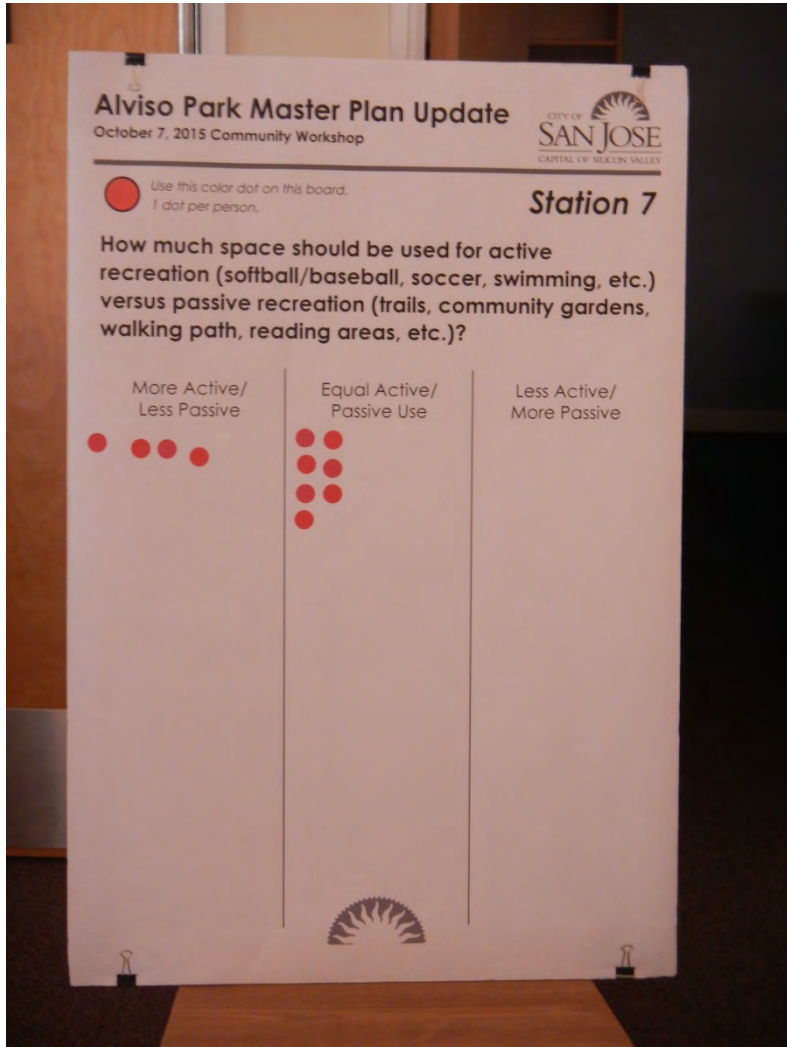


Use this color dot on this board.
 7 dots per person.

Station 6

What new or improved facilities would you and/or your family most like to have available at Alviso Park?

Restroom <i>USE CURRENT</i>	Basketball Courts
Softball/ Baseball Field	Tennis Courts
Playground	Trails <i>AGRICULTURE CENTER</i>
Swimming Pool	Community Gardens
Water Park	Bocce
Wading Pool	Horseshoes
Swim Facility	Cricket
Picnic Area	Volleyball Courts
Lawn Area	Plaza for Community Events
Soccer	Fitness Stations
Benches	Stage
Skate Park	TREES
PAR COURSE	LIGHTING
HANDBALL	TAG PARK
INDOOR EXERCISE	RUNNING TRACK
OLYMPIC POOL	QUIET AREA



Alviso Park Master Plan Update

October 7, 2015 Community Workshop




Use this color dot on this board.
1 dot per person.

SUMMARY
OF
BOTH BOARDS

Station 7

How much space should be used for active recreation (softball/baseball, soccer, swimming, etc.) versus passive recreation (trails, community gardens, walking path, reading areas, etc.)?

More Active/ Less Passive	Equal Active/ Passive Use	Less Active/ More Passive
(4+4) 8	(7+4) 11	(2) 2



Alviso Park Master Plan Update

October 7, 2015 Community Workshop



Use this color dot on this board.
2 dots per person.

Station 4

What do you and/or your family use the most in the current park?

SUMMARY OF BOTH SETS OF BOARDS

(1)	1	Softball/Baseball Field
(1+2)	3	Playground by Library
(2)	2	Playground Close to the Pool Area
(2+4)	6	Swimming Pool
(3+2)	5	Grills/Picnic Areas Behind the Library
(1+4)	5	Grills/Picnic Area Close to the Pool Area
		Lawn Area
(6+7)	13	Library
		Sidewalks

I do not currently use Alviso Park or any of these amenities.

(1) 1



Alviso Park Master Plan Update

October 7, 2015 Community Workshop



Use this color dot on this board.
7 dots per person.

SUMMARY OF BOTH BOARDS

Station 6

What new or improved facilities would you and/or your family most like to have available at Alviso Park?

(8+11)	19	Restroom	(3+6)	9	Basketball Courts
(5)	5	Softball/ Baseball Field	(3)	3	Tennis Courts
(3)	3	Playground	(2+4)	6	Trails
(2+10)	12	Swimming Pool	(2+4+1) ^(agric. ctr)	7	Community Gardens
(2+2)	4	Water Park	(2+1)	3	Bocce
(1)	1	Wading Pool	(1)	1	Horseshoes
(1+6)	7	Swim Facility	(3)	3	Cricket
(2+3)	5	Picnic Area	(1+4)	5	Volleyball Courts
(4)	4	Lawn Area	(2+5)	7	Plaza for Community Events
(3+2)	5	Soccer	(2+1)	3	Fitness Stations
(1+3)	4	Benches	(2)	2	Stage
(1+3)	4	Skate Park	(3+3)	6	TREES
(3)	3	PARCOURSE	(1+5)	6	LIGHTING
(1)	1	HAND BALL	(1)	1	DOG PARK
	∅	INDOOR EXERCISE	(1)	1	RUNNING TRACK
	∅	OLYMPIC POOL	(2)	2	QUIET AREA

Alviso Park Master Plan Update

October 7, 2015 Community Workshop



Use this color dot on this board.
2 dots per person.

Station 5

What current facilities would you and/or your family use if they were in better condition?

(2+4)	6	Softball/Baseball Field
		Playground by Library
(1)	1	Playground Close to the Pool Area
(7)	7	Swimming Pool
(5+6)	11	Grills/Picnic Areas Behind the Library
(1+3)	4	Grills/Picnic Area Close to the Pool Area
(1+6)	7	Lawn Area
(2)	2	Library
(1)	1	Sidewalks

SUMMARY
OF BOTH
SETS OF
BOARDS

I would not use Alviso Park or any of these amenities.





Alviso Park Master Plan Update

Community Meeting #1: October 7, 2015

Project Contacts

■ City Staff

- *Jason Condit, Associate Landscape Designer, PRNS (main point of contact: jason.condit@sanjoseca.gov)*
- *Al Smith, Associate Landscape Architect, PW*

■ Design Team Consultant

- *PlaceWorks*
 - *Melissa Erikson, Senior Associate, Landscape Architect*
 - *Sarah Sutton, Principal, Landscape Architect*
 - *Dave Sherman, Landscape Designer*



Key Constituents

- City of San José with PlaceWorks
- Alviso Community
- Community Advisory Committee
- Alviso Foundation
 - *Richard Santos, Chair*
 - *Mark Espinoza, Vice Chair*
- Alviso Improvement Committee
 - *Richard Santos*
 - *Mark Espinoza*
 - *Ruben Orozco*
 - *Susan Guerrero*
 - *Judy Santiago*
- Stakeholders – Police, Fire, SCUSD, PG&E, Library, etc.



Tonight's Agenda

- **Project Goals and Expansion Lands**
- **Site Analysis**
- **Discussion on Desired Park Elements**
- **Open House "Dot" Exercise**
- **Summary of Responses**
- **Next Steps**
 - Community Meeting: November 4 – preliminary concepts and community design workshop
 - Alviso Foundation Meetings



Project Goals

City Goal

- Create a unifying vision and phasing for the expansion of Alviso Park

Community Goals *(Draft – to be revised based on community feedback)*

- Celebrate Alviso
- Respects resources for sustainable programming, maintenance, and funding
- Provide the community with a beautiful place to gather, play, and relax



Park Lands



Park and Expansion Lands



Site Analysis



- City Owned Parcels
- - - Pacific Gas & Electric Easement
- - - Current Border of Owl Habitat



Site Analysis



Site Analysis



Site Analysis



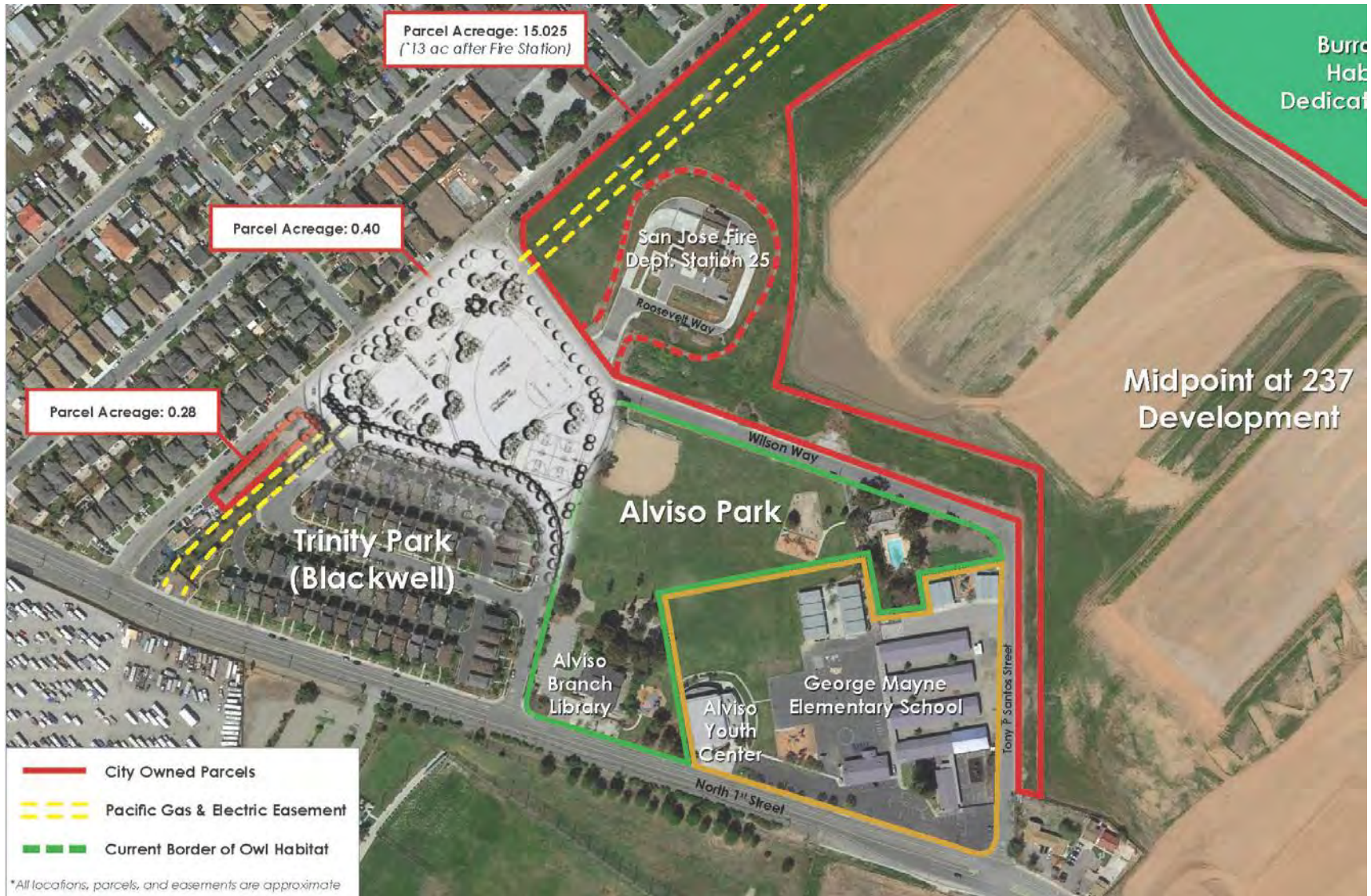
Site Analysis



Previous Conceptual Plans



Previous Conceptual Plans



Previous Conceptual Plans



Previous Conceptual Plans



Previous Conceptual Plans



Constraints and Opportunities



Constraints and Opportunities

- PG&E Easement
- Bay Trail Planned/Conceptual Alignment
- Existing Buildings/Adjacent Uses – School, Library, Fire Station, Residences
- Flooding
- Maintenance Considerations
- Size, shape and location of land
- Funding



Photo credit: Hector Flores, 1983 from www.sanjose.com/underbelly/unbelly/Alviso/wet.html accessed September 28, 2015

Constraints and Opportunities

- Engage the Community and Stakeholders
- Express Community Identity
- Strengthen the User Experience
- Improve Circulation and Visibility
- Identify Community Needs and Priorities
- Respect Resources



Constraints and Opportunities

■ Funding

- \$450,000 budgeted from the City
- *Potential \$272,000 + \$60,000/year for 20 years for maintenance**
- *Grants***
- *Fundraising***



**This funding source is held by the Alviso Foundation and is contingent on the City making significant progress on the park by March 2016. If there is insufficient progress, the Alviso Foundation may decide to spend the money on other efforts.*

***The Alviso Park Master Plan Update can be used to help pursue grant and other funding efforts*

New/Improved Facilities Ideas

- Restroom
- Softball/baseball field
- Playground
- Swimming pool
- Water park
- Wading pool
- Swim facility
- Picnic area
- Lawn area
- Soccer field
- Benches
- Skate park
- Basketball courts
- Tennis courts
- Trails
- Community gardens
- Bocce ball court
- Horseshoes
- Cricket
- Volleyball courts
- Plaza for community events
- Fitness stations/Exercise equipment
- Stage

Open House Stations

- 7 Stations
- One set on east side and one set on the west side of the room
- Visit each station and provide comments or place your dots to indicate your preference of the list
- If there is a line, skip to another station and come back
- Once everyone has a chance to participate, we will summarize the feedback.

Open House Stations

The first three stations are open questions (write in your response):

- **Station 1: What do you like about Alviso and Alviso Park?**
- **Station 2: What would you like to see improved in Alviso Park?**
- **Station 3: What is your vision for Alviso/Alviso Park 20 years from now?**

Open House Stations

The last four stations require you to use your dots to indicate preference (separate colors for each question):

- Station 4: What do you and/or your family use the most in the current park? (2 dots)
- Station 5: What current facilities would you and/or your family use if they were in better condition? (2 dots)
- Station 6: What new or improved facilities would you and/or your family most like to have available at Alviso Park? (7 dots)
- Station 7: How much space should be used for active recreation versus passive recreation? (1 dot)

Project Contacts

■ City Staff

- *Jason Condit, Associate Landscape Designer, PRNS
(main point of contact:
jason.condit@sanjoseca.gov)*
- *Al Smith, Associate Landscape Architect, PW*

■ Design Team Consultant

- *PlaceWorks*
 - *Melissa Erikson, Senior Associate*
 - *Sarah Sutton, Principal*
 - *Dave Sherman, Landscape Designer*



Open House Summary

- Preliminary priorities and interests
- Comments

Schedule & Next Steps

- **Community Meeting #2**
 - November 4, 2015
 - Preliminary alternatives based on community input and design charrette
- **Community Meeting #3**
 - January 2016 (to be determined)
 - Revised concept plan and design charrette
- **Alviso Foundation and Alviso Improvement Committee**

Alviso Foundation

Alviso Foundation and Alviso Improvement Committee Information

***Alviso Park
Master Plan Update***

**APPENDIX C:
COMMUNITY WORKSHOP #2 SUMMARY**

SUMMARY

Meeting date: November 4, 2015

11-04-2015 Community Meeting #2 – Alviso Park Master Plan Update

A second community meeting regarding the Alviso Park Master Plan Update was held November 4, 2015. Many of the same participants from the first community meeting, October 7, 2015, again participated.

A brief PowerPoint presentation provided an overview of the project and the previous meeting, summarized survey results, and presented draft plans. Responses to the online survey were reviewed which largely echoed sentiments expressed at the first meeting. Three draft alternative plans were discussed providing a range of options on park amenities and ideas that the community had previously provided.

Following the presentation was a community design charrette. The community divided into four groups, reviewed and discussed the draft alternative plans, created their own alternative using base maps and scaled recreation elements, and presented back to the group. Based on community designs and comments, additional review of opportunities and constraints, follow up discussions with key stakeholders and City staff, a preferred alternative design will be developed and presented at a third community workshop to be scheduled in January 2016.

The following are images from the presentation and the design charrette; community designs follow.





The initial draft alternatives served as a starting point for the design charrette and are included here as reference:





PLACEWORKS ALVISO PARK MASTER PLAN SAN JOSE, CALIFORNIA THEME: BALANCE NOVEMBER 2015

The first community group design focused on creating an arch entry to the park from Grand and Wilson Way, expanding the pool, providing a trail along the perimeter with exercise stations and lighting, keeping group picnic facilities behind the library, providing a restroom by the library and/or working to have access to the Youth Center's restroom that fronts onto the park, has the Bay Trail, maybe a BMX course, and a wind block for the pool.



The second group's design also liked the idea of identifying the park at main entrances, raised the concern that Santos Way may need to be widened, included a perimeter path with a minipark at the north end near Disk Drive with a restroom, added a wet play area, horseshoes and bocce courts, a dog park, suggested that perhaps the school basketball courts could be enhanced, and introduced the idea of a cabana club for the pool – a membership based support for the pool with enhanced amenities that wouldn't cost the City money (one of the residents is a member in a Santa Clara-based cabana club).



A third community design included a rubberized safety surfacing perimeter path with exercise stations, suggested that the school may need/want fencing off of its blacktop areas and that additional lawn areas would be needed, provided a central restroom, improved the library picnic area, expanded the pool, included a quiet area with fountain and benches, suggested a smaller field size to accommodate smaller youth recreation, created a separate cricket pitch, added a pond near Disk Drive, was concerned about runoff from the building pad prepped land to the north, and a dog park.



A fourth community group's design kept fencing along the park lands north of Wilson to restrict access, closed Wilson Way past the fire station and located a softball/baseball field in this acquired land, expanded the pool and provided a wading pool, improved the restroom at the pool, suggested restroom access to the Youth Center's restrooms that front the park, kept areas of open lawn, had low impact activities along Grand Blvd, improved trail connectivity, and focused on a variety of activities for kids.



**APPENDIX D:
COMMUNITY WORKSHOP #3 SUMMARY**

SUMMARY

Meeting date: January 20, 2016

1-20-2016 Community Meeting #3 – Alviso Park Master Plan Update

A third community meeting regarding the Alviso Park Master Plan Update was held January 20, 2016. Many of the same participants from the first and second community meetings, October 7, 2015, and November 4, 2015, again participated.

A brief PowerPoint presentation provided an overview of the project and previous meetings, summarized survey and draft plan results, and presented a preferred alternative plan. Responses to the three draft alternative plans were reviewed, including comments from local schools and stakeholders, public utilities, and public safety organizations. The new preferred alternative plan addressed the comments for park amenities and ideas that the community had previously provided.

After the presentation the meeting was opened for general comments and questions, focusing on the ideas presented in the preferred alternative plan. Public comments are summarized as follows:

- Clarify crosswalks; use pedestrian activated blinking red lights, not yellow, for traffic control and safety – not in ground but on signs
- Note historic references for Santa Clara County – Yacht Club, agriculture and canning, 1850s
- Expand pool? Is the City in favor? Has to be a City facility, no funding available now, 15 years to get current pool. Keep existing pool and build wading pool?
- New restroom? Better to expand and upgrade existing?
- Use concrete walls with artful forms and embedded community/school artwork
- Santos Street; school involved in landscaping, coordinate with them?
- Santos Street; Close street completely to encourage walking as primary access – more walking means more local community use
- Wilson Way; close past fire station? Safety issue for children with speeding autos; not essential for circulation
- Park is a priority for people, not autos, and all design and money allocation decisions should be made carefully
- Park is currently planned for both sides of Wilson Way along Grand Boulevard – keep these spaces open; fenced off areas do not feel like a park

Following the comments and feedback was a community design exercise. The community divided into four groups, reviewed and discussed the preferred alternative plan, marking up copies of the plan and noting their own refinements or additions, along with handouts for park priorities and preferred

spending. Groups then presented to one another, and discussion followed. Based on community designs and comments, additional review of opportunities and constraints, follow up discussions with key stakeholders and City staff, refinement of the preferred alternative design may entail another community meeting in order to further discuss the community's priority of wanting Wilson Way closed or made one way.

The following are images from the presentation and the design exercise; community design suggestions and summary follow.





The preferred alternative plan served as a starting point for the design exercise and is included here as reference:



The first community group design focused on removing Wilson Way from use, and emphasizing children's safety and quiet senior areas. Artificial turf was suggested for the junior softball/soccer area, and low sodium or non-glare lighting:



The second group's design also focused on Wilson Way and who uses it – emergency access only? As a parent drop-off zone for school? How to make it a safer area? This group proposed part of the Wilson-Santos Way corridor be converted to grass and closed, with a gate entry on 1st Street. Other ideas: a dog park in the PG&E tower area, and using local artists for works in the park:



A third community design expands the use of the Bay Trail and adds a walking trail as a loop for local residents in the PG&E tower area, parking, and a dog park in the same space. This group had several concerns for safety: parking and pedestrian areas need lighting for night use, walk areas need to be flat and continuous for seniors with walkers, as well as a softer material. Other suggestions include the real need for dedicated parking, older children's play, and limiting access to Wilson Way for Fire Dept. and skateboarding and use as a turn-around only:



A fourth community group's design focus was on keeping the adjacent park areas open to one another, having continual spaces for grassy areas, fields, and water features. The curve of Trinity Park Drive features a central town plaza, providing live entertainment. The Wilson-Santos corridor becomes a one-way street, and tennis courts would be a useful addition:



In addition to marking up the preferred alternative, the community also completed two prioritization exercises. Exercise 1 focused on general prioritization of components shown in the preferred alternative to guide longer-term implementation and Exercise 2 focused on prioritization of the \$450,000 that is currently budgeted for Alviso Park improvements and work that could happen in the short term.

Alviso Park Prioritization Exercise 1

COMPONENT	CIRCLE YOUR PRIORITY (1 = TOP PRIORITY, 3 = MEDIUM PRIORITY, 5 = LOW PRIORITY)		
Park lighting –main baseball/softball fields and overlapped soccer field	1	3	5
Park lighting – pedestrian and path lighting	1	3	5
New 25 yd pool, pool deck all around, new restroom and pump filters building, associated seating/storage/landscape	1	3	5
Large playground	1	3	5
Crosswalk improvements	1	3	5
Grand Blvd/Wilson Way Entry Arch	1	3	5
Renovate existing softball/baseball field – City standard with multi-use soccer overlay improvements	1	3	5
New youth softball/baseball field with multi-use soccer overlay	1	3	5
Park Tower	1	3	5
Park Tower (minor)	1	3	5
Bay Trail	1	3	5

COMPONENT	CIRCLE YOUR PRIORITY (1 = TOP PRIORITY, 3 = MEDIUM PRIORITY, 5 = LOW PRIORITY)		
Grand Boulevard promenade	1	3	5
Decomposed granite or synthetic safety surfacing fitness path loop	1	3	5
Fitness exercise nodes	1	3	5
Meadow hydroseed	1	3	5
Community plaza	1	3	5
Large group picnic area near swimming pool	1	3	5
Small group picnic area off Trinity Park Drive	1	3	5
Large group picnic area by Library	1	3	5
New restroom by library	1	3	5
6' wide internal park paths	1	3	5
6' sidewalks both sides of Wilson Way, 4' sidewalk east side of Santos Way including curb and gutter	1	3	5

Alviso Park Prioritization Exercise 2

COMPONENT	ROUGH CONSTRUCTION COST*	YOU HAVE \$450,000, WHERE DO YOU WANT TO SPEND IT – RANK YOUR TOP 5 ITEMS
Park lighting – main baseball/softball fields and overlapped soccer field (*includes PG&E fees)	\$365,000	
Park lighting – pedestrian and path lighting (not including Bay Trail)	\$1,180,000	
New 25-yard pool – pool deck all around, new restroom and pump filters building, associated seating/storage/landscape	\$2,000,000	
Large playground	\$750,000	
Crosswalk improvements (cost per each location)	\$50,000	
Grand Blvd/Wilson Way Entry Arch	\$200,000	
Renovate existing softball/baseball field – City standard with multi-use soccer overlay improvements	\$2,137,500	
New youth softball/baseball field with multi-use soccer overlay	\$1,125,000	
Park Tower	\$200,000	
Park Tower (minor)	\$100,000	
Bay Trail - 12' wide (min.) with 2' shoulders each side includes grading, aggregate base, concrete/decomposed granite, headers and lighting)	\$900,000	
Grand Boulevard promenade - 8' wide with trees both sides of path	\$400,000	
Decomposed granite or synthetic safety surfacing 6' wide fitness path loop	\$275,000	
Fitness exercise nodes - paving with equipment	\$6,000 each	
Meadow hydroseed	\$400,000	
Community plaza - paving, planting, trees, trellis	\$320,000	
Large group picnic area near swimming pool -paving/landscape, trees, picnic tables/grills, trellis	\$500,000	
Small group picnic area off Trinity Park Drive - paving, planting, picnic tables/grills	\$100,000	
Large group picnic area by Library -paving/planting, trees, picnic tables/grills, trellis	\$600,000	
New restroom by library - customized prefab, engineered fill to elevate building	\$300,000	

COMPONENT	ROUGH CONSTRUCTION COST*	YOU HAVE \$450,000, WHERE DO YOU WANT TO SPEND IT – RANK YOUR TOP 5 ITEMS
6' wide internal park paths	\$240,000	
6' sidewalks both sides of Wilson Way, 4' sidewalk east side of Santos Way including curb and gutter	\$365,000	

* Includes 25-30% mark up to address mobilization, design costs, permitting, processing, etc. Grayed items are over the currently available budget

The handouts that accompanied the base maps were focused on setting priorities for both the components of the new park, and the allocation of funds for the new park. The community groups were asked to fill these out as part of the group exercise, and be ready to discuss them for a general consensus.

The results of Prioritization Exercise 1 revealed that the proposed components for the new park are exactly what community members have asked for, since the voting was evenly spread among every choice.

The TOP, MEDIUM, AND LOW Priorities breakdown are as follows:

Most popular TOP priorities are park lighting for softball/baseball and soccer fields, as well as pedestrian and path areas. A new restroom by the library and crosswalk improvements were among the top choices, closely followed by a larger playground, renovating the existing softball/baseball field with multi-use soccer overlay, and six foot wide internal park paths.

Most popular MEDIUM priorities were meadow hydroseed and fitness exercise nodes, with a small group picnic area off Trinity Park Drive and decomposed granite/safety surfacing fitness path loop close behind.

The prevalent choice for LOW priority components included a minor Park Tower, a Grand Boulevard/Wilson Way arch, and a Grand Boulevard promenade.

The results of Prioritization Exercise 2 revealed that while group participants were asked to prioritize five construction cost items within the existing budget for improvements, they recognized that many of the desired park items required more funding than in the current budget. The top choices for allocation of funds include park lighting for the main softball/baseball and overlapped soccer fields, crosswalk improvements, renovating the existing softball/baseball field with City standard multi-use soccer overlay, and a new customized pre-fab restroom by the library.

After the design presentations and priorities discussion, the meeting was again opened for comments and questions before concluding for the evening. These are summarized below:

- Residents expressed deep commitment to this park as a future legacy for community and its children.
- Attendees acknowledged how a completed finalized Master Plan design will benefit everyone and give a clear direction to the City of San Jose, also is a major step before any construction.
- Many examples of parking and storage usage under PG&E towers, especially along Highway 680; residents expressed concern for park users taking residential spaces.
- Finally, thought was given to the future and commercial development in the immediate area; the Alviso Park is not just for the town but the entire surrounding area.

A major point of discussion for all attendees was the ultimate use for the Wilson Way – Santos Street corridor. Wilson Way has been a recurring discussion item for several decades with some history within the community and has continued to be questioned during the Master Plan Update. As part of the Master Plan Update, different options have been reviewed. These options have been discussed with various City staff including the Fire Department, as well as with Santa Clara Unified School District, to understand current considerations and limitations. A summary of the different discussions and the pros and cons for the different approaches to Wilson Way mentioned during the meeting are included in the table below as a record of this review.

Wilson Way Considered Options

	REMAINS AS-IS (TWO-WAY STREET)	BECOMES ONE-WAY SOUTHBOUND EAST OF FIRE STATION (STAYS WITHIN EXISTING CURB-TO-CURB, REMAINS TWO-WAY BETWEEN GRAND BOULEVARD AND FIRE STATION)	VACATED AND CLOSED EAST OF FIRE STATION 25
Pros	<ul style="list-style-type: none"> ■ The street is a public street and serves as a route for safety vehicles ■ The street serves as parking for the park, pool, and school. ■ The street serves as an entrance to the park from the adjacent neighborhood ■ The park footprint remains the same size ■ No cost to remove and relocate utilities 	<ul style="list-style-type: none"> ■ May allow for traffic calming devices (per SCUSD: speed bumps and raised crosswalks are problematic for busses – enhanced crosswalks or narrowing street at crosswalk would be preferred) ■ May allow additional parking to serve the park, pool and school ■ The park footprint remains the same size. ■ No cost to remove and relocate utilities ■ Eliminates northbound ‘racing’ past the park 	<ul style="list-style-type: none"> ■ May allow larger footprint for park ■ Increases the park area available for softball and soccer ■ Removes traffic ‘racing’ past the park

Wilson Way Considered Options

	REMAINS AS-IS (TWO-WAY STREET)	BECOMES ONE-WAY SOUTHBOUND EAST OF FIRE STATION (STAYS WITHIN EXISTING CURB-TO-CURB, REMAINS TWO-WAY BETWEEN GRAND BOULEVARD AND FIRE STATION)	VACATED AND CLOSED EAST OF FIRE STATION 25
Cons	<ul style="list-style-type: none"> ■ Current location limits the usability of acquired land along Santos and Wilson Ways ■ Currently used as a cut-through to freeway – speeding through area is a concern; could be addressed through some traffic calming 	<ul style="list-style-type: none"> ■ Displaces traffic on North First Street and connecting streets ■ Extends Fire Department station-bound driving distance 	<ul style="list-style-type: none"> ■ Loss of a street ■ Pool and main ball/soccer fields would no longer be directly accessible from street ■ Loss of parking for the park, pool and school ■ Safety Services impacted – FD would not support anything increasing safety response time ■ School impacted – busses wouldn't be able to turn around ■ Utilities impacted ■ Not in the City 2040 General Plan ■ Costly to remove and relocate utilities

**APPENDIX E:
ONLINE SURVEY SUMMARY**

Introduction

Community outreach consisted of Community Advisory Committee meetings and communication, stakeholder discussions, three community workshops and one online survey with 41 respondents. Each workshop and discussion or meeting was summarized individually. The online survey is summarized below.

Online Survey – Alviso Park Master Plan Update

The online survey featured 9 questions and was open for feedback from October 6 through December 3, 2015. Total number of responses equaled 41. The introductory paragraph before the survey read:

The City of San José is soliciting public input to inform a master plan update that creates a unifying vision and phasing for expansion of Alviso Park. The City wants to engage the community in identifying and prioritizing recreation needs and providing suggestions to undeveloped City-owned parcels acquired for park expansion. A nine question survey has been created to help gather preliminary data and information on park use.

Questions with unique responses were sorted into major categories. For individual responses that had multiple ideas, or themes, each different idea was separated into a different category.

For a full list of responses, please see the appendix.

THE FOLLOWING IS A SUMMARY OF THE QUESTIONS:

1) What is your zip code? (list of San José zip codes and option for other with entry)

Four zip codes are represented in the survey. Respondent's zip codes included: 95002, 95112, 95035, and 95062. 38 respondents (92%) are located in 95002. One respondent is located in each of the remaining zip codes listed above.

2) What do you like about Alviso and Alviso Park?

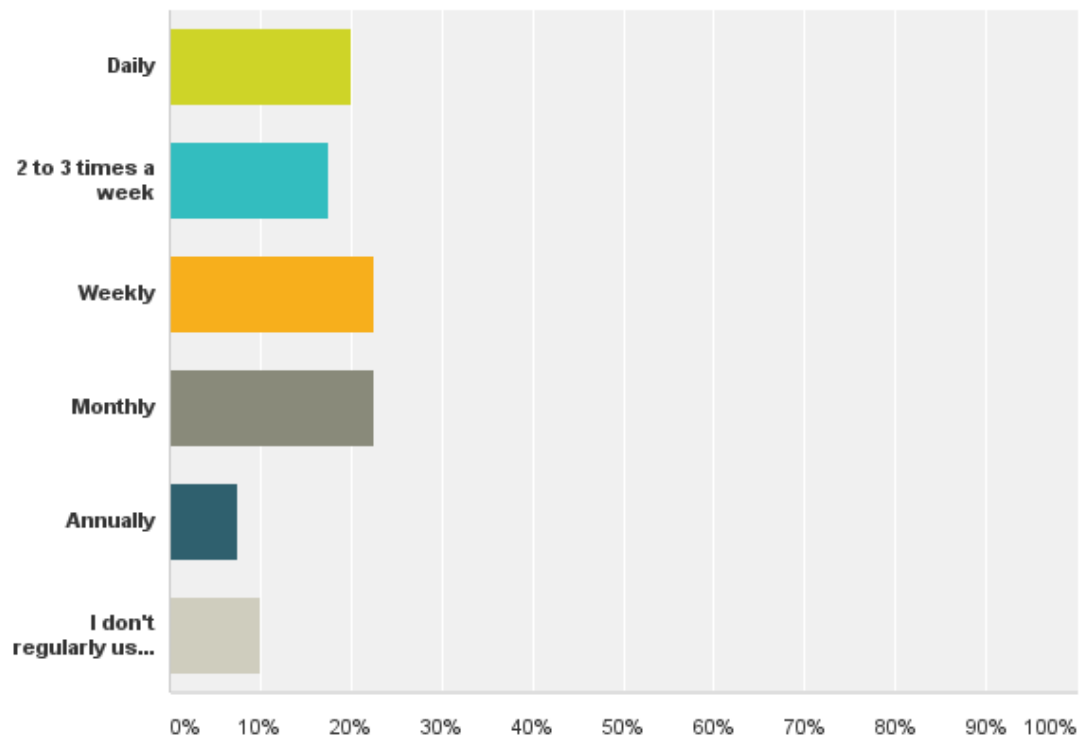
The respondents listed 8 different themes. The largest response (34%) mentioned the area's small town atmosphere. Other responses included open space (29.2%), location (24.3%), peaceful/quiet (17%), park needs improvements (12%), kid friendly (14%), nothing (7%), and the library (7%).

3) On average, how often do you visit or use Alviso Park?

The responses include: weekly (22.5%), monthly (22.5%), daily (20%), 2-3 times a week (17.5%), I don't regularly use Alviso Park (10%), and annually (7.5%).

Q3 On average, how often do you visit or use Alviso Park?

Answered: 40 Skipped: 1

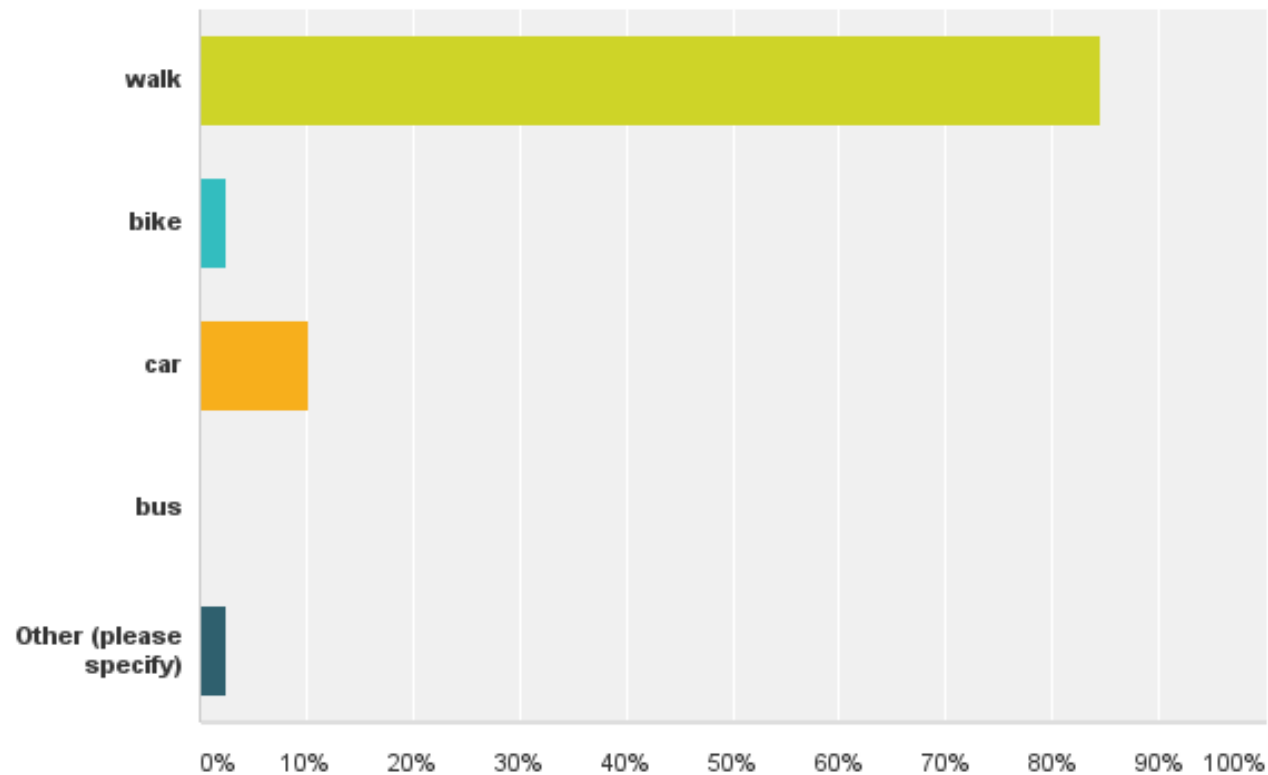


4) How do you typically get to Alviso Park?

The responses include: walk (84.6%), car (10.3%), bike (2.6%), other (2.6%), and bus (0%). The respondent that answered “other,” listed walking, biking and car as options to reach the park.

Q4 How do you typically get to Alviso Park?

Answered: 39 Skipped: 2



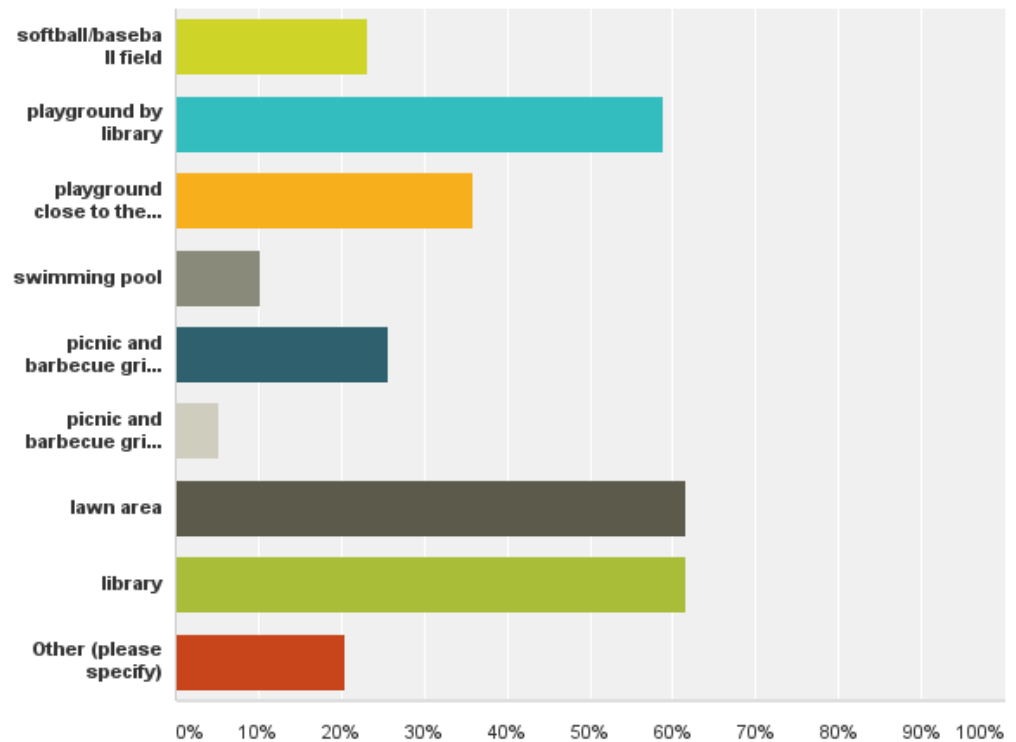
5) What do you and/or your family use the most in the current park? Select all that you use.

The majority of respondents use the lawn area (61.5%), and the library (61.5%), followed by the playground by library (59%), playground close to the pool area (35.9%), picnic and BBQ area behind library (25.6%), softball/baseball (23.1%), other (20.5%), swimming pool (10.3%), and picnic and BBQ area close to the pool area (5.1%).

Of those that submitted unique responses, 4 main categories of answers were recorded including walk/hike (7.7%), dog walk (5.1%), basketball (2.5%), and haven't used (2.5%).

Q5 What do you and/or your family use the most in the current park? Select all that you use.

Answered: 39 Skipped: 2



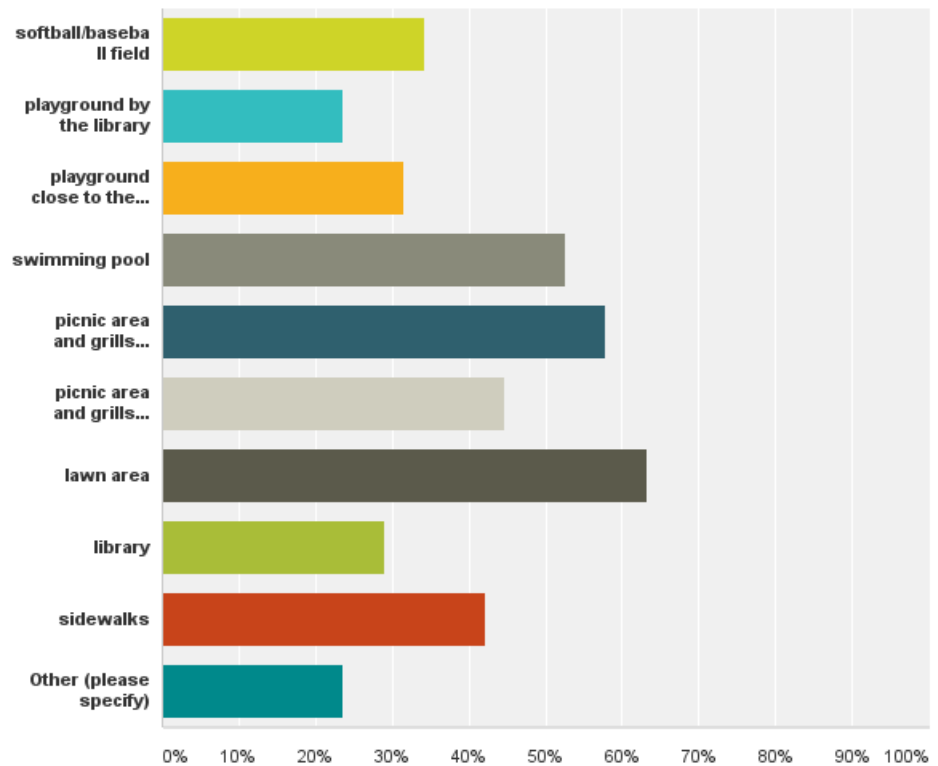
6) What current facilities would you and/or your family use if they were in better condition? Pick as many as apply.

The majority of people would use the lawn area (63.2%), followed by picnic area and grills behind the library (58%), swimming pool (52.6%), picnic area and grills close to the pool area (44.7%), sidewalks (42.1%), softball/baseball field (34.2%), playground close to the pool area (31.6%), library (28.9%), playground by the library (23.7%), and other (23.7%).

Of those that submitted unique responses, 5 main categories of answers were recorded including restrooms (7.9%), shade (5.2%), clean/safe streets (5.2%), dog park (2.6%), and open field (2.6%).

Q6 What current facilities would you and/or your family use if they were in better condition? Pick as many as apply.

Answered: 38 Skipped: 3

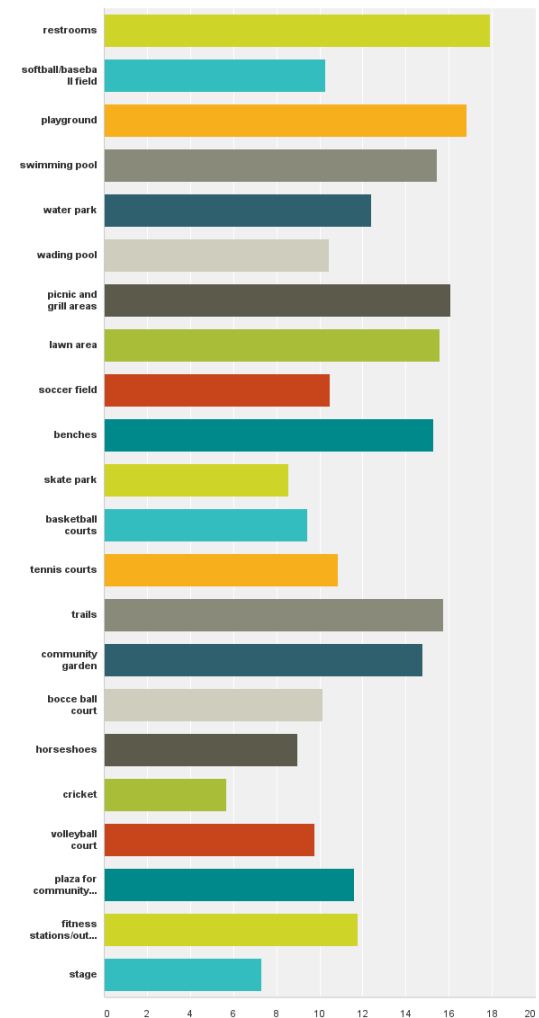


7) What new or improved facilities would you and/or your family most like to have available at Alviso Park? Rank the following options with 1 being what you most want to see and 21 being less important.

The respondents selected from a list of 22 amenities. The highest average ratings belonged to restrooms (5.1 average), and playground (6.16 average). The lowest average ratings belonged to stage (15.68 average), and cricket pitch (17.31 average).

Q7 What new or improved facilities would you and/or your family most like to have available at Alviso Park? Rank the following options with 1 being what you most want to see and 21 being less important.

Answered: 40 Skipped: 1

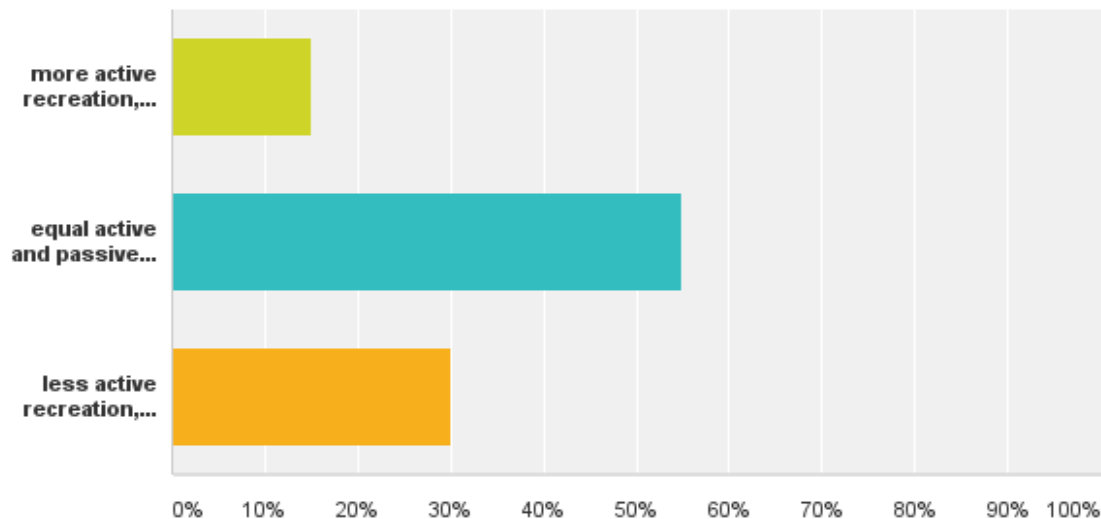


8) How much space should be used for active recreation (softball/baseball, soccer, swimming, etc.) versus passive recreation (trails, community gardens, walking path, reading areas, etc.)?

55% of respondents feel space should be equal active and passive recreation, followed by less active recreation, more passive (30%), and more active recreation, less passive (15%).

Q8 How much space should be used for active recreation (softball/baseball, soccer, swimming, etc.) versus passive recreation (trails, community gardens, walking path, reading areas, etc.)?

Answered: 40 Skipped: 1



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Alviso Park Master Plan Update

What is your zip code?	
Answer Options	Response Count
	41
<i>answered question</i>	41
<i>skipped question</i>	0

Number	Response Date	Response Text	Categories
1	Nov 13, 2015 11:35 PM		95002
2	Nov 4, 2015 8:42 AM		95002
3	Nov 4, 2015 8:17 AM		95002
4	Oct 31, 2015 8:45 AM		95002
5	Oct 27, 2015 4:20 PM		95002
6	Oct 24, 2015 11:20 AM		95002
7	Oct 24, 2015 11:15 AM		95002
8	Oct 22, 2015 8:09 PM		95002
9	Oct 22, 2015 7:51 PM		95002
10	Oct 21, 2015 1:46 PM		95002
11	Oct 20, 2015 7:07 AM		95002
12	Oct 16, 2015 2:01 PM		95002
13	Oct 13, 2015 10:48 PM		95002
14	Oct 13, 2015 3:06 PM		95002
15	Oct 12, 2015 5:24 PM		95002
16	Oct 10, 2015 3:11 PM		95002
17	Oct 9, 2015 10:33 PM		95002
18	Oct 9, 2015 1:07 AM		95002
19	Oct 8, 2015 7:54 PM		95002
20	Oct 8, 2015 7:32 PM		95002
21	Oct 8, 2015 7:26 PM		95002
22	Oct 8, 2015 4:43 PM		95002
23	Oct 8, 2015 3:11 PM		95002
24	Oct 8, 2015 2:55 PM		95002
25	Oct 8, 2015 2:20 PM		95002
26	Oct 8, 2015 1:09 PM		95002
27	Oct 8, 2015 12:38 PM		95002
28	Oct 8, 2015 5:36 AM		95002
29	Oct 8, 2015 5:32 AM		95002
30	Oct 8, 2015 5:14 AM		95002
31	Oct 8, 2015 4:45 AM		95002
32	Oct 8, 2015 4:41 AM		95002
33	Oct 8, 2015 4:30 AM		95002
34	Oct 8, 2015 4:11 AM		95002
35	Oct 8, 2015 3:44 AM		95002
36	Oct 8, 2015 3:15 AM		95002
37	Oct 8, 2015 3:04 AM		95002
38	Oct 5, 2015 3:48 PM		95002
39	Sep 30, 2015 2:28 AM		95002 Count 38
40	Sep 29, 2015 11:59 PM		95112 Count 1
41	Sep 28, 2015 9:35 PM		95035 Count 1
			95062 Count 1
			Grand Count 41

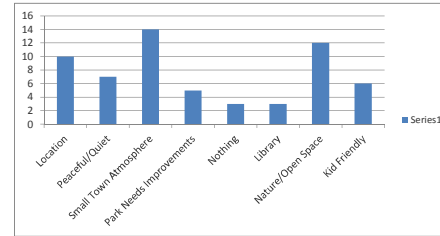
Alviso Park Master Plan Update

What do you like about Alviso and Alviso Park?

Answer Options	Response Count
answered question	41
skipped question	0

Number	Response Date	Response Text	Categories
1	Nov 13, 2015 11:35 PM	quiet	
2	Nov 4, 2015 8:42 AM	I have lived in Alviso my whole life and I like the small community feel. I like Alviso park because I have 2	
3	Nov 4, 2015 8:17 AM	young children who love to play outside. I like to take walks to the park with my kids.	
4	Nov 4, 2015 8:45 AM	library, park location	
5	Oct 31, 2015 8:45 AM	Peaceful	
6	Oct 27, 2015 4:20 PM	Close to the house and not too many people	
7	Oct 24, 2015 11:20 AM	Good neighborhood park for all ages	
8	Oct 24, 2015 11:15 AM	Open space and quite; need to keep it that way.	
9	Oct 22, 2015 8:09 PM	Alviso is a beautiful community. We need to cleanup our park.	
10	Oct 22, 2015 7:51 PM	small town ,yet close to everything	
11	Oct 21, 2015 1:46 PM	The cool summer wind, a socially tightknit community, history that hasn't been washed away by high-tech	
12	Oct 20, 2015 7:07 AM	industry, silent nights	
13	Oct 16, 2015 2:01 PM	Alviso is the last place in silicon valley that hasn't been overdeveloped.	
14	Oct 13, 2015 10:48 PM	location, lots of space, but needs improvements	
15	Oct 13, 2015 3:06 PM	Alviso is small and feels like a real neighborhood. Love the birds.	
16	Oct 12, 2015 5:24 PM	Kid friendly, open space with grass	
17	Oct 10, 2015 3:11 PM	Alviso is a great town ! The park is ok , needs auxiliary restrooms , and a skate park	
18	Oct 9, 2015 10:33 PM	Right Now, nothing except its location.	
19	Oct 9, 2015 1:07 PM	That it is close to my house. That it has a nice open field. That there are different play areas for kids.	
20	Oct 8, 2015 7:34 PM	The park near library. The large space.	
21	Oct 8, 2015 7:32 PM	Convenient	
22	Oct 8, 2015 7:26 PM	Proximity to nature, open skies, sunsets, feeling of being away from the hectic valley traffic. Peacefulness	
23	Oct 8, 2015 4:43 PM	and recreation.	
24	Oct 8, 2015 3:11 PM	I like the small-town intimate feel of the town, the slow pace. I like that you can walk everywhere. I like that	
25	Oct 8, 2015 2:55 PM	the park is large and has playgrounds and a baseball field.	
26	Oct 8, 2015 2:20 PM	The small community, it's easy to walk to.	
27	Oct 8, 2015 2:09 PM	It's not over utilized, it's open and remains fairly natural, and it's close to beautiful foothills.	
28	Oct 8, 2015 12:38 PM	peaceful	
29	Oct 8, 2015 5:36 AM	Nothing	
30	Oct 8, 2015 5:32 AM	quaint small town,	
31	Oct 8, 2015 5:14 AM	I like the boat launch and water access in Alviso. The park is rather lacking though.	
32	Oct 8, 2015 4:45 AM	Never been	
33	Oct 8, 2015 4:41 AM	Nice Park include it with the library	
34	Oct 8, 2015 4:30 AM	Nice and quiet neighborhood. Friendly people.	
35	Oct 8, 2015 4:11 AM	I like that Alviso is small and quaint...well, it was. Not sure if it will remain that way since the trucking center	
36	Oct 8, 2015 3:44 AM	and offices are going up. The Park needs to include a fenced in off leash dog park somewhere.	
37	Oct 8, 2015 3:15 AM	community is united	
38	Oct 8, 2015 3:04 AM	Big fields, Playground for the kids	
39	Oct 5, 2015 3:48 PM	Proximity to home	
40	Sep 30, 2015 2:28 AM	A small town where everybody knows everybody.	
41	Sep 29, 2015 11:59 PM	Small town atmosphere	
	Sep 28, 2015 9:35 PM	Access to nature where I live.	
		Openess	
		playground	
		I like water, wildlife, marshland and birds	
		the play grounds	

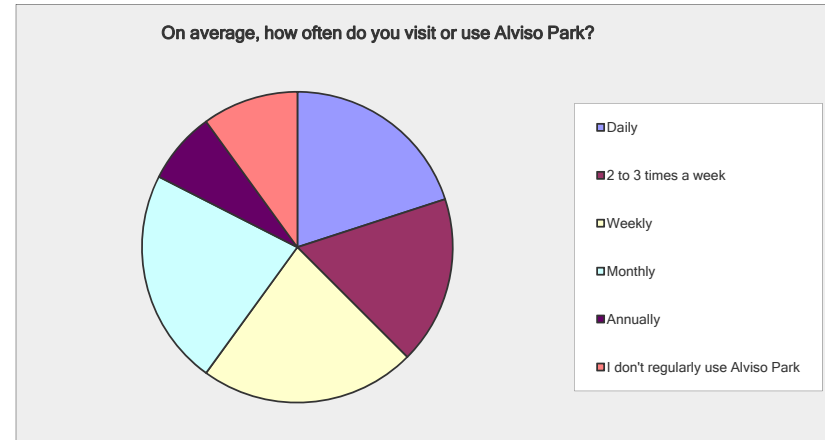
Location 10 Peaceful/Quiet 7 Small Town Atmosphere 14 Park Needs Improvements 5 Nothing 3 Library 3 Nature/Open Space 12 Kid Friendly 6



Alviso Park Master Plan Update

On average, how often do you visit or use Alviso Park?

Answer Options	Response Percent	Response Count
Daily	20.0%	8
2 to 3 times a week	17.5%	7
Weekly	22.5%	9
Monthly	22.5%	9
Annually	7.5%	3
I don't regularly use Alviso Park	10.0%	4
<i>answered question</i>		40
<i>skipped question</i>		1

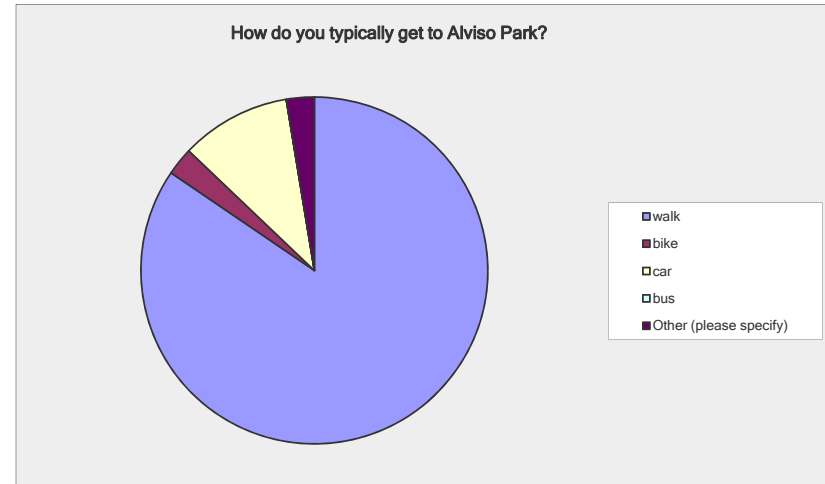


Alviso Park Master Plan Update

How do you typically get to Alviso Park?

Answer Options	Response Percent	Response Count
walk	84.6%	33
bike	2.6%	1
car	10.3%	4
bus	0.0%	0
Other (please specify)	2.6%	1
<i>answered question</i>		39
<i>skipped question</i>		2

Number	Response Date	Other (please specify)	Categories
1	Oct 9, 2015 1:07 AM	walk, bike, and car	



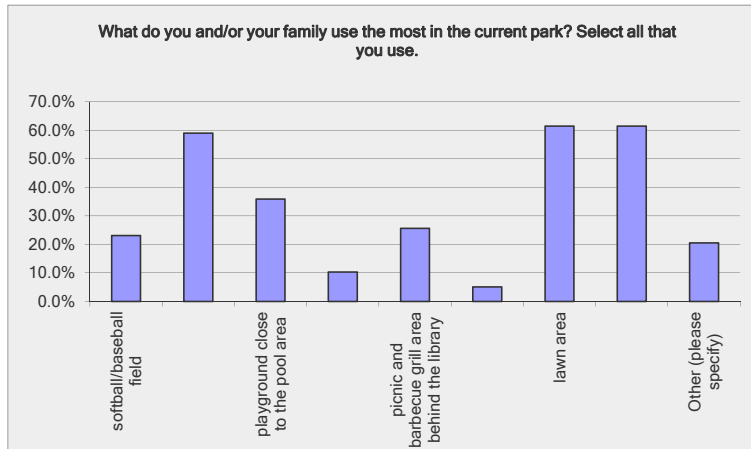
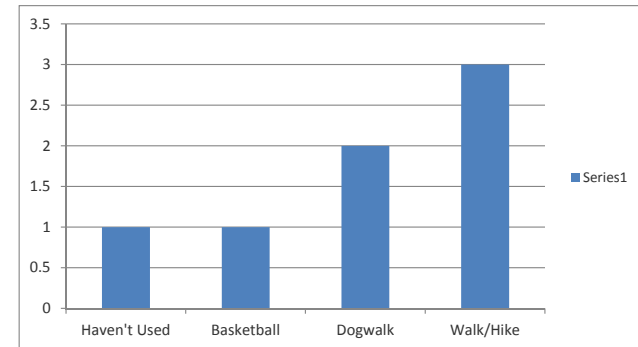
Alviso Park Master Plan Update

What do you and/or your family use the most in the current park? Select all that you use.

Answer Options	Response Percent	Response Count
softball/baseball field	23.1%	9
playground by library	59.0%	23
playground close to the pool area	35.9%	14
swimming pool	10.3%	4
picnic and barbecue grill area behind the library	25.6%	10
picnic and barbecue grill area close to the pool area	5.1%	2
lawn area	61.5%	24
library	61.5%	24
Other (please specify)	20.5%	8
answered question		39
skipped question		2

Number	Response Date	Other (please specify)	Categories
1	Nov 4, 2015 8:17 AM	school basketball and playground	
2	Oct 22, 2015 7:51 PM	exercise and walk through open grass field	
3	Oct 13, 2015 10:48 PM	Can't ever use the swimming pool!!!	
4	Oct 12, 2015 5:24 PM	Walk our dog.	
5	Oct 10, 2015 3:11 PM	walking around	
6	Oct 8, 2015 5:36 AM	haven't used it	
7	Oct 8, 2015 4:45 AM	I would use a dog park if there was one.	
8	Sep 29, 2015 11:59 PM	hike along the trail	

Haven't Used 1 Basketball 1 Dogwalk 2 Walk/Hike 3



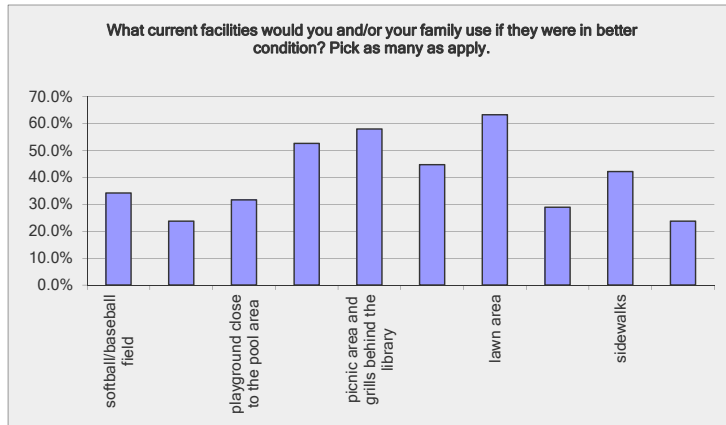
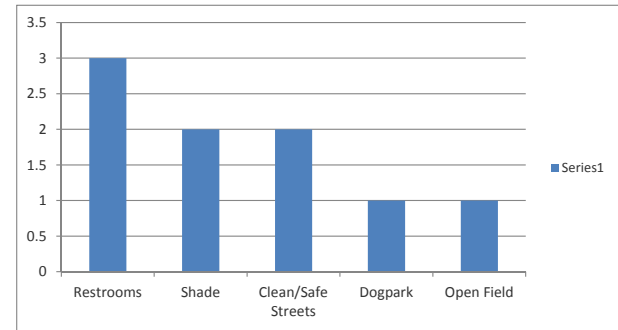
Alviso Park Master Plan Update

What current facilities would you and/or your family use if they were in better condition?
Pick as many as apply.

Answer Options	Response Percent	Response Count
softball/baseball field	34.2%	13
playground by the library	23.7%	9
playground close to the pool area	31.6%	12
swimming pool	52.6%	20
picnic area and grills behind the library	57.9%	22
picnic area and grills close to the pool area	44.7%	17
lawn area	63.2%	24
library	28.9%	11
sidewalks	42.1%	16
Other (please specify)	23.7%	9
answered question		38
skipped question		3

Number	Response Date	Other (please specify)	Categories
1	Nov 13, 2015 11:35 PM	Speed Hump	
2	Oct 24, 2015 11:20 AM	Cleaner streets surrounding park footprint (lots of debris in road for bikes/cars)	
3	Oct 22, 2015 7:51 PM	Open field	
4	Oct 12, 2015 5:24 PM	We need auxiliary restrooms!!!!!!	
5	Oct 10, 2015 3:11 PM	I want to sit on benches in the shade.	
6	Oct 9, 2015 1:07 AM	bathrooms are needed	
7	Oct 8, 2015 7:32 PM	Some shade would be nice, hard to find shade in Alviso	
8	Oct 8, 2015 12:38 PM	A clean, maintained restroom	
9	Oct 8, 2015 5:36 AM	dog park	

Restrooms 3 Shade 2 Clean/Safe Streets 2 Dogpark 1 Open Field 1



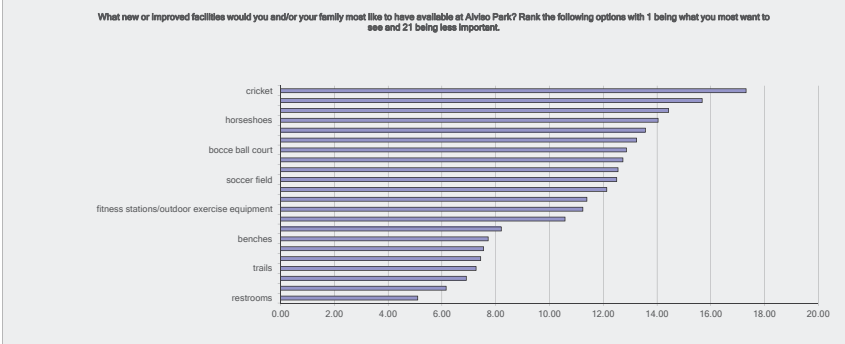
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What new or improved facilities would you and/or your family most like to have available at Alviso Park? Rank the following options with 1 being what you most want to see and 21 being less important.

Answer Options	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	Rating Average	Response Count	
restrooms restrooms	15	2	3	4	5	1	3	0	0	0	2	0	0	0	1	0	0	0	0	0	0	3	5.10	39	
playground playground	3	5	2	3	4	1	2	4	2	0	0	4	0	2	0	0	0	0	0	0	0	0	0	6.16	26
picnic and grill areas picnic and grill areas	3	0	5	6	2	1	1	3	4	3	1	0	3	1	0	1	0	0	0	0	0	0	0	6.91	32
trails trails	3	4	5	1	2	2	0	2	1	2	0	1	1	2	1	1	0	1	1	0	0	0	0	7.27	33
lawn area lawn area	2	7	4	0	2	1	6	0	2	2	3	2	0	1	2	0	0	0	0	0	1	1	0	7.44	33
swimming swimming pool	5	0	3	1	5	3	2	1	3	2	3	1	0	1	0	0	0	0	0	3	0	0	0	7.55	31
benches benches	1	3	4	2	1	3	4	2	1	2	1	3	1	1	1	0	1	1	0	0	0	0	0	7.72	34
community garden community garden	1	2	4	5	1	3	1	3	3	0	0	1	1	1	3	3	0	0	0	1	0	1	0	8.21	36
water park water park	0	3	0	1	3	4	1	0	1	5	1	2	4	0	1	1	0	1	4	0	0	1	0	10.58	28
fitness stations/out door exercise equipment fitness stations/outdoor exercise equipment	1	3	1	3	0	2	1	1	3	1	3	0	3	1	0	1	1	0	1	2	3	2	0	11.24	32
plaza for community events plaza for community events	2	2	2	2	3	1	0	0	0	2	2	1	1	0	0	2	1	1	4	3	2	0	0	11.39	30
tennis tennis courts	2	2	1	1	1	1	0	2	1	1	2	0	0	2	2	1	3	2	1	3	1	1	0	12.13	30
soccer field soccer field	0	1	1	2	0	2	0	1	2	2	0	3	2	2	1	1	0	2	1	2	3	0	0	12.50	30
wading pool wading pool	0	0	0	1	1	2	3	2	3	2	1	1	3	2	1	0	2	0	1	1	4	1	0	12.55	30
softball/baseball field softball/baseball field	0	1	0	2	0	1	1	2	0	1	4	0	1	1	4	1	0	3	1	1	2	0	0	12.73	33
boce ball court boce ball court	0	1	1	0	3	1	1	1	1	1	1	0	3	1	2	3	3	1	1	1	3	0	0	12.86	29
volleyball court volleyball court	0	0	0	1	2	0	1	4	0	0	1	4	1	1	1	4	4	1	1	2	1	0	0	13.24	28
basketball courts basketball courts	1	0	1	0	0	0	1	0	2	4	1	3	1	3	1	2	2	2	3	2	0	1	0	13.57	29
horseshoes horseshoes	0	1	0	0	0	1	1	1	2	3	0	1	0	1	3	2	4	5	1	1	0	1	0	14.04	29
skate park skate park	0	1	1	0	0	1	2	1	0	3	1	2	2	2	2	3	0	2	3	2	2	0	0	14.43	31
stage stage	0	0	0	1	0	4	1	0	1	0	1	3	0	0	1	0	1	2	1	1	1	10	0	15.68	33
cricket cricket	0	0	0	0	0	0	1	1	0	0	0	0	3	2	1	1	4	3	3	3	4	3	0	17.31	28

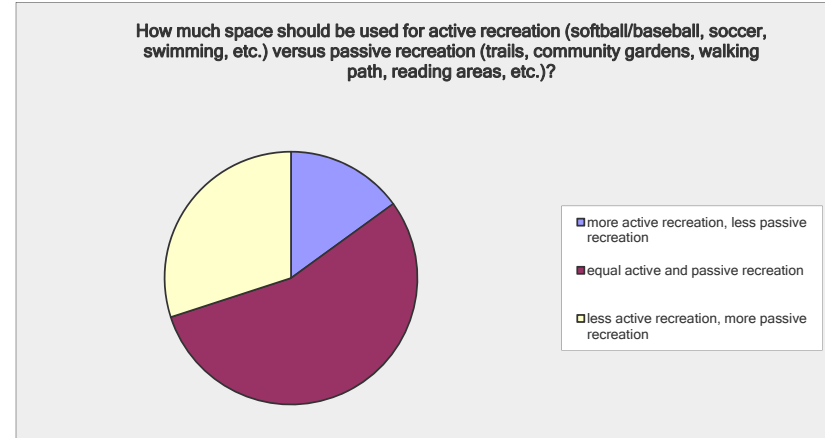
answered question 40
skipped question 1

Order Avg
1) Restrooms 5.1
2) Playground 6.16
21) Stage 15.68
22) Cricket 17.31



Alviso Park Master Plan Update

Answer Options	Response Percent	Response Count
more active recreation, less passive recreation	15.0%	6
equal active and passive recreation	55.0%	22
less active recreation, more passive recreation	30.0%	12
<i>answered question</i>		40
<i>skipped question</i>		1



**APPENDIX F:
WILSON WAY FOLLOW UP DISCUSSION**

Appendix F

Wilson Way Follow-Up Discussion

Following the third community workshop, the City conducted additional review regarding Wilson Way including numerous calls, emails, and meetings with City departments and stakeholders to explore closing or abandoning Wilson Way. An additional traffic study was conducted to review potential impacts and concerns (see Appendix G). Parks, Recreation, and Neighborhood Services (PRNS) is in favor of removal of the street for contiguous parkland. However, for the public safety response and reasons described below, it was determined that Wilson Way will remain as-is. One-way traffic or emergency vehicles only with automated bollards should be explored in the near future to limit the traffic through the park. If conditions change, such as the fire station relocation and/or service area change, the removal of Wilson Way should be explored to ultimately provide contiguous parkland.

Wilson Way runs through Alviso Park, limiting the usefulness of narrow acquired lands beyond the existing main park. Fire Station 25 was built in the middle of one of the parcels acquired for park expansion, also limiting the usefulness of these parcels for certain activities. Early in the Master Plan Update process it was decided that neither relocating the Fire Station nor closing or removing Wilson Way was viable given the recent construction of the Fire Station and the costs associated with removing the road and relocation the Fire Station. Wilson Way and the Fire Station were determined to be existing conditions to be worked with as currently located within the 20 or so years of this Master Plan Update.

Over the years, there have been reoccurring discussions regarding closing and/or abandoning Wilson Way; however, the City's recent General Plan does not reflect this consideration. Fire Station 25 was built in the middle of some of the park expansion lands and uses Wilson Way and Santos Street as the primary access route for southbound emergency response calls, which is the predominant direction of responses. The City's Department of Transportation generally does not support closing or abandoning any roadway. This said, community members and PRNS are interested in seeing Wilson Way vacated to provide contiguous parkland.

Numerous meetings and discussions were held to review Wilson Way and Santos Street, and explore changes that could make park lands more usable. Key stakeholders, including Police, Fire, Transportation, Planning, Public Works and Parks, Recreation & Neighborhood Services were contacted as was the Santa Clara Unified School District to explore use and impacts should Wilson Way and Santos Street be made one-way southbound only for emergency vehicles or vacated and closed entirely.

Wilson Way is used as an informal drop off and pick up area for George Mayne Elementary School, serving as an alternative to the congestion in front of the school. Wilson Way has street parking on both sides and provides immediate access to the swimming pool and multi-use fields so closing Wilson Way would remove parking, potentially creating the need to provide additional parking or

APPENDIX F

impacting residential streets such as Trinity Park Drive. Closing or restricting access on Wilson Way would also make maintenance and deliveries difficult and give the pool less of a street presence than it already has.

Making Wilson Way one-way southbound only would still allow drop off/pick up to occur but would impact the intersection with North First. There is currently is some bus traffic that uses Wilson and Santos Ways so closing one and cul-de-sacing the other would be a problem for busses (they would need a big cul-de-sac to accommodate turning radii plus circulation impacts) and negatively impact the school and add to the congestion at Santos and North First.

Vacating Wilson Way east of the fire station would negatively impact public safety response to fire calls south of the station by delaying response time which is problematic for many reasons. Making Wilson Way one-way southbound only would potentially be viable from their perspective.

Closing Wilson Way east of the Fire Station and installing remote controlled retractable bollards would also be potentially viable as it would not add to response times; however, coordination regarding who has controllers, ensuring the retractable bollards remain functional, and coordinating with all the emergency services to make sure that ambulances and others have access to the pool and fields would add to some additional administrative efforts.

Table F-1 lists some of the pros and cons for different options regarding Wilson Way.

FUTURE CONSIDERATIONS

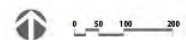
Should conditions change in the future and the Fire Station is relocated and/or Wilson Way is made one way, closed to all but emergency vehicles with retractable bollards or other barriers, or vacated, alternatives have been prepared to show how the existing Master Plan could be modified to accommodate the vision while incorporating the circulation and spatial changes. Option 1 shows turnarounds or parking with turnarounds at either end of Wilson Way with retractable bollards allowing emergency vehicles through access. Option 2 illustrates how the Master Plan could be modified to accommodate the vacating of Wilson Way. Additional environmental review and analysis will be required for either of these future considerations.

TABLE F-1 WILSON WAY CONSIDERED OPTIONS

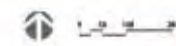
	Remains As-Is (two-way street)	Becomes One-Way Southbound East of Fire Station (stays within existing curb-to-curb, remains two-way between Grand Boulevard and Fire Station)	Vacated and Closed East of Fire Station 25
Pros	<ul style="list-style-type: none"> ▪ The street is a public street and serves as a route for safety vehicles ▪ The street serves as parking for the park, pool, and school. ▪ The street serves as an entrance to the park from the adjacent neighborhood ▪ The park footprint remains the same size ▪ No cost to remove and relocate utilities ▪ The street serves as an alternative drop off/pick up location for George Mayne Elementary 	<ul style="list-style-type: none"> ▪ May allow for traffic calming devices (per SCUSD: speed bumps and raised crosswalks are problematic for busses – enhanced crosswalks or narrowing street at crosswalk would be preferred) ▪ May allow additional parking to serve the park, pool and school ▪ The park footprint remains the same size. ▪ No cost to remove and relocate utilities ▪ Eliminates northbound ‘racing’ past the park 	<ul style="list-style-type: none"> ▪ May allow larger contiguous footprint for park ▪ Increases the park area available for softball and soccer ▪ Removes traffic ‘racing’ past the park
Cons	<ul style="list-style-type: none"> ▪ Current location limits the usability of acquired land along Santos and Wilson Ways ▪ Currently used as a cut-through to freeway – speeding through area is a concern; could be addressed through some traffic calming 	<ul style="list-style-type: none"> ▪ Displaces traffic on North First Street and connecting streets ▪ Extends Fire Department station-bound driving distance ▪ Impacts bus circulation 	<ul style="list-style-type: none"> ▪ Loss of a street ▪ Pool and main ball/soccer fields would no longer be directly accessible from street ▪ Loss of parking for the park, pool and school ▪ Safety Services impacted – FD would not support anything increasing safety response time ▪ School impacted – busses wouldn’t be able to turn around ▪ Utilities impacted ▪ Not in the City 2040 General Plan ▪ Costly to remove and relocate utilities

APPENDIX F

Option 1 - Wilson Way Emergency Through Access Only



Option 2: Wilson Way Vacated



APPENDIX F

**APPENDIX G:
SUPPLEMENTAL TRAFFIC STUDY**



Memorandum

Date: June 20, 2016
To: Ms. Terri McCracken, Placeworks
From: Gary Black
 Lance Knox
Subject: Traffic Study for the Alviso Park Master Plan

Hexagon Transportation Consultants, Inc. has completed a traffic study for the proposed closing of Wilson Way, which is a part of the Alviso Park Master Plan in San Jose, California. Hexagon understands that the Parks Department would like to close the portion of Wilson Way that runs adjacent to the park. Wilson Way is located on the north side of Alviso Park, between Grand Boulevard and Tony P. Santos Street (See Figure 1). The project would involve the closing of Wilson Way for all traffic other than emergency vehicles to and from the San Jose Fire Department Station 25. The street would be closed with bollards, and emergency vehicles would have the capability of removing the bollards.

This traffic study analyzes the impacts on adjacent intersections due to the closure of Wilson Way for all traffic other than emergency vehicles. Hexagon determined that the utilization of Wilson Way is primarily attributed to Fire Station 25, George Mayne Elementary School, and cut-through traffic between Grand Boulevard and north First Street. Therefore, with the closure of Wilson Way, traffic would be rerouted through the following intersections:

- Grand Boulevard and Wilson Way
- Grand Boulevard and N. First Street
- Tony P. Santos Street and N. First Street

Impacts stemming from the rerouted traffic were analyzed based on the levels of service at the three study intersections and compared to existing conditions. Hexagon also developed forecasts of future traffic at the study intersections and analyzed levels of service with and without the closure of Wilson Way. Forecasts of future traffic are based on a growth factor.

Wilson Way Volume

Wilson Way is a local street that extends from Grand Boulevard to north First Street. The portion of Wilson Way that is near N. First Street is called Tony P. Santos Street and provides access to the George Mayne Elementary School. In the immediate vicinity of the proposed closure, Wilson Way provides access to Fire Station 25 and Alviso Park.

Hexagon conducted traffic volume counts on Wilson Way for one week in May 2016. The average weekday traffic was found to be approximately 180 vehicles per day northbound and 215 vehicles per day southbound. The total average daily traffic (ADT) of 325 vehicles along Wilson Way can be compared to the typical capacity of a two-lane road of 15,000 ADT. Thus, the road is operating substantially below the capacity.

Fire Station and School Trip Generation

A proportion of traffic on Wilson Way can be attributed to the adjacent fire station and elementary school. Therefore, Hexagon conducted driveway counts at Fire Station 25, as well as at the George Mayne Elementary School (See Table 1). Fire Station 25 generated only 2 trips (1 in and 1 out) during the AM peak hour, and 1 trip (1 in and 0 out) during the PM peak hour. The George Mayne Elementary School generated 122 trips (72 in and 50 out) during the AM peak hour and 41 trips (16 in and 25 out) during the PM peak hour.



Table 1
Alviso Park Adjacent Land Use Trip Generation

Land Use	AM Peak Hour			PM Peak Hour		
	In	Out	Total	In	Out	Total
Existing Adjacent Uses¹						
Fire Station No. 25	1	1	2	1	0	1
George Mayne Elementary School	72	50	122	16	25	41

¹ Based on trip generation survey conducted on May 2016.

Traffic Reassignment

Traffic from the George Mayne Elementary School, Fire Station 25, as well as cut-through traffic on Wilson Way were reassigned to Grand Boulevard and North First Street. Access to the fire station would still be provided via Wilson Way and Grand Boulevard, while access to the elementary school would still be provided via Tony P. Santos Street (see Figure 1). Therefore, the following traffic would be rerouted through the Grand Boulevard/N. First Street intersection:

- Northbound traffic from north First Street using Wilson Way to access Fire Station 25
- Northbound cut-through traffic from North First Street using Wilson Way to access Grand Boulevard
- Southbound traffic from Grand Boulevard using Wilson Way to access George Mayne Elementary School
- Southbound cut-through traffic from Grand Boulevard using Wilson Way to access North First Street

Northbound right-turning traffic from N. First Street at Tony P. Santos Street would be rerouted to the Grand Boulevard/N. First Street intersection to access Fire Station 25 and Grand Boulevard. Similarly, southbound left-turning traffic from Grand Boulevard to Wilson Way would be rerouted to the Grand Boulevard/N. First Street intersection to access the George Mayne Elementary School and North First Street. The rerouted traffic associated with each traffic component is shown in Table 2. Figures 2 and 3 show the existing trip assignment and the reassignment with the closure of Wilson Way.

Hexagon evaluated traffic conditions of each study intersection with and without the closure of Wilson Way under Existing Conditions, Existing Plus Project Conditions, Cumulative Conditions, and Cumulative Plus Project Conditions.

Table 2
Wilson Way Reassigned Peak Hour Traffic

Traffic Component	AM Peak			PM Peak		
	N	S	Total	N	S	Total
Fire Station No. 25	1	1	2	1	0	1
George Mayne Elementary School	62	60	122	15	26	41
Through-Traffic	17	49	66	24	23	47
Total	80	110	190	40	49	89

Notes
N = Northbound S = Southbound
¹ Traffic on Wilson Way includes traffic on Tony P. Santos Street



LEGEND



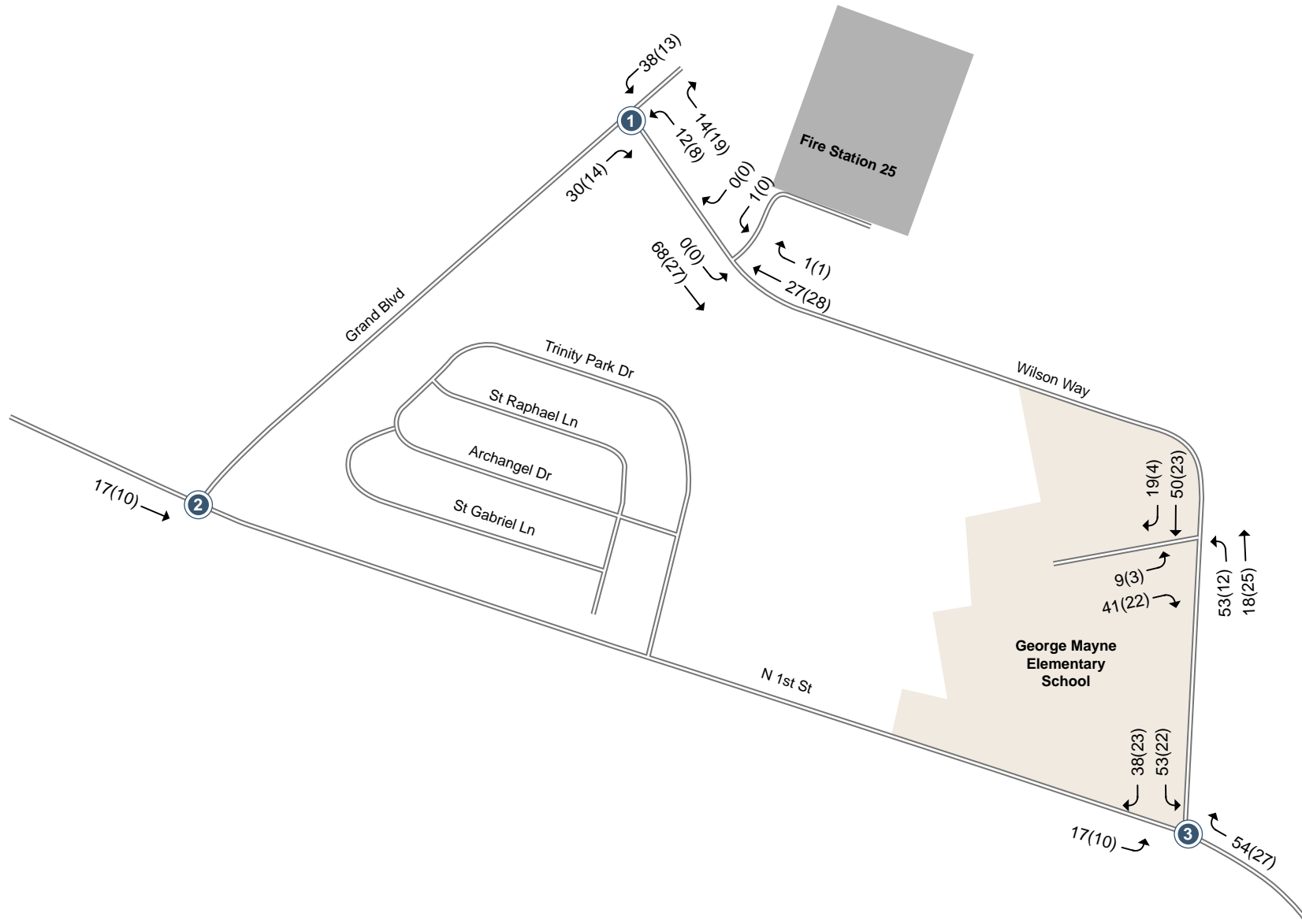
-  = Study Intersection
-  = Road Closure

Figure 1
Project Site Location

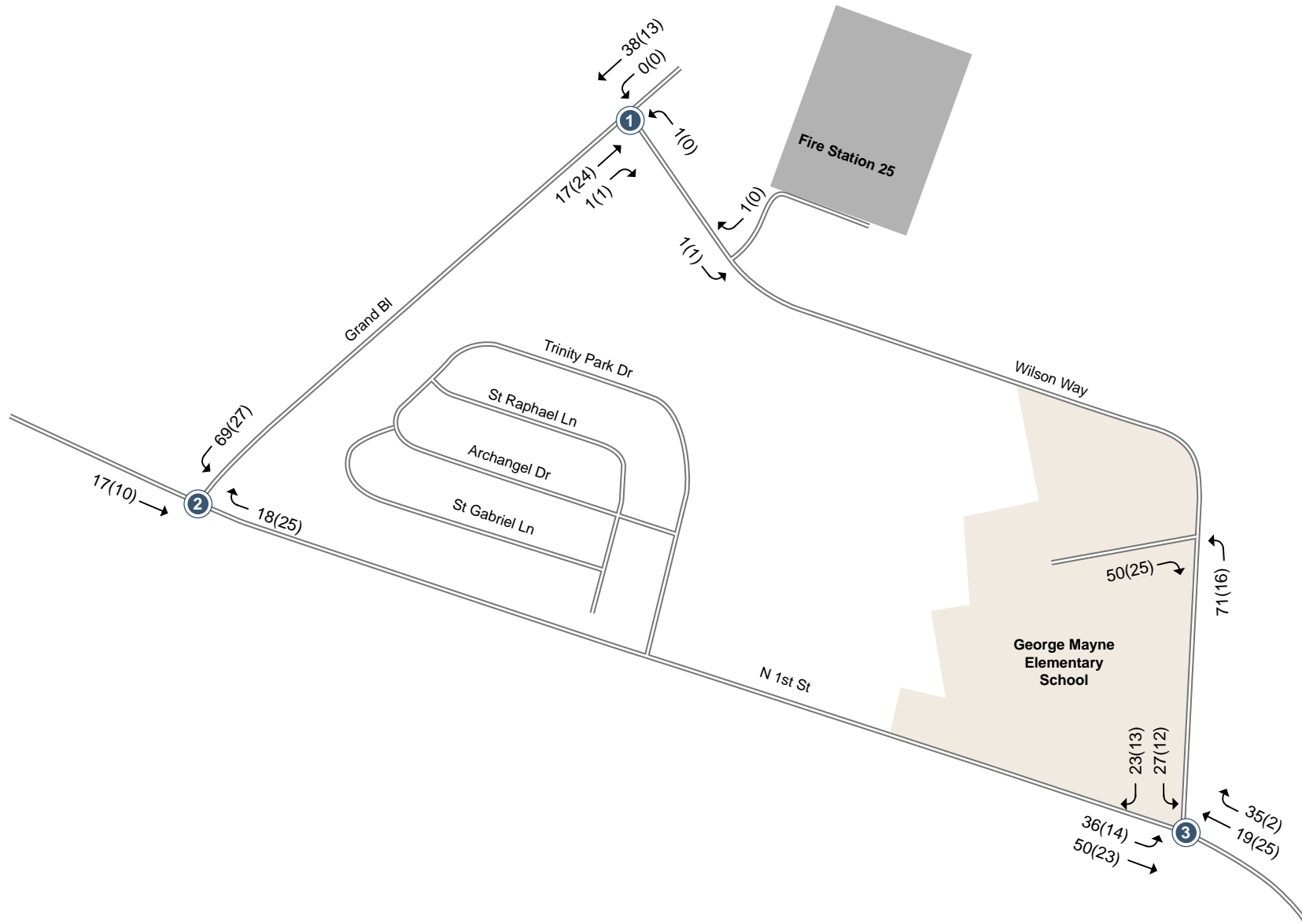


LEGEND


(X) = Study Intersection

XX(X) = AM(PM) Peak-Hour Traffic Volumes

Figure 2
Existing Trip Assignment



LEGEND

 = Study Intersection

XX(XX) = AM(PM) Peak-Hour Traffic Volumes

Figure 3
Trip Reassignment with Wilson Way Closure

Level of Service Standards and Methodology

Traffic conditions with and without the Wilson Way closure were evaluated using level of service (LOS). Level of Service is a qualitative description of operating conditions ranging from LOS A, or free-flow conditions with little or no delay, to LOS F, or jammed conditions with excessive delays.

Signalized Intersections

The City of San Jose level of service standards were used to evaluate the signalized study intersections. The City of San Jose evaluates intersection levels of service based on the Highway Capacity Manual (HCM) 2000 method using the TRAFFIX software. This methodology evaluates signalized intersection operations on the basis of average control delay time for all vehicles at the intersection. The City of San Jose level of service standard for signalized intersections is LOS D or better. The correlation between delay and level of service is shown in Table 3.

Table 3
Signalized Intersection Level of Service Definitions Based on Delay

Level of Service	Description	Average Control Delay Per Vehicle (sec.)
A	Signal progression is extremely favorable. Most vehicles arrive during the green phase and do not stop at all. Short cycle lengths may also contribute to the very low vehicle delay.	10.0 or less
B	Operations characterized by good signal progression and/or short cycle lengths. More vehicles stop than with LOS A, causing higher levels of average vehicle delay.	10.1 to 20.0
C	Higher delays may result from fair signal progression and/or longer cycle lengths. Individual cycle failures may begin to appear at this level. The number of vehicles stopping is significant, though may still pass through the intersection without stopping.	20.1 to 35.0
D	The influence of congestion becomes more noticeable. Longer delays may result from some combination of unfavorable signal progression, long cycle lengths, or high volume-to-capacity (V/C) ratios. Many vehicles stop and individual cycle failures are noticeable.	35.1 to 55.0
E	This is considered to be the limit of acceptable delay. These high delay values generally indicate poor signal progression, long cycle lengths, and high volume-to-capacity (V/C) ratios. Individual cycle failures occur frequently.	55.1 to 80.0
F	This level of delay is considered unacceptable by most drivers. This condition often occurs with oversaturation, that is when arrival flow rates exceed the capacity of the intersection. Poor progression and long cycle lengths may also be major-contributing causes of such delay levels.	greater than 80.0

Source: Transportation Research Board, 2000 Highway Capacity Manual (Washington, D.C., 2000) p10-16.

Unsignalized Intersections

Level of service at unsignalized intersections was based on the 2000 Highway Capacity Manual (2000 HCM) method using the TRAFFIX software. This method is applicable for both two-way and all-way stop-controlled intersections. The two unsignalized study intersections operate under two-way stop control. For two-way stop-controlled intersections, the reported levels of service are based on the worst approach delay at the

intersection. The City of San Jose does not have a level of service standard for unsignalized intersections. Intersection levels of service for unsignalized intersections are reported for information purposes only. The correlation between average control delay and LOS for unsignalized intersections is shown in Table 4.

Table 4
Unsignalized Intersection Level of Service Definitions Based on Delay

Level of Service	Description	Average Control Delay Per Vehicle (sec.)
A	Little or no traffic delay	10.0 or less
B	Short traffic delays	10.1 to 15.0
C	Average traffic delays	15.1 to 25.0
D	Long traffic delays	25.1 to 35.0
E	Very long traffic delays	35.1 to 50.0
F	Extreme traffic delays	greater than 50.0

Source: Transportation Research Board, 2000 Highway Capacity Manual (Washington, D.C., 2000) p17.2

Existing Conditions

The intersection LOS analysis shows that that both signalized and unsignalized study intersections currently operate at level of service C or better (LOS D is the acceptable limit in San Jose). The level of service results indicates that both unsignalized intersections are operating at stable flow conditions with only minor delays.

Results of the intersection LOS analysis under existing conditions are summarized in Table 5.

Table 5
Existing Intersection Level of Service

Intersection	Peak Hour	Intersection Control	Existing	
			Avg Delay ¹ (sec/veh)	LOS
Grand Boulevard & Wilson Way	AM	Signal	12.7	B
	PM		10.8	B
Grand Boulevard & N. First Street	AM	TWSC	10.6	B
	PM		15.3	C
Tony P. Santos Street & N. First Street	AM	TWSC	11.5	B
	PM		10.7	B

TWSC = Two-Way Stop Control
¹For unsignalized intersections the worst approach's delay and level of service is presented in parentheses

Existing Plus Project Conditions

Under existing plus project conditions, the intersection LOS analysis shows that both signalized and unsignalized study intersections would continue to operate at good levels of service (see Table 6). There would be very little change in operations. This is an understandable result considering that Wilson Way carries a very low volume of traffic, and it could be rerouted without creating a noticeable impact.

Table 6
Existing Intersection Level of Service

Intersection	Peak Hour	Intersection Control	Existing		Existing + Project			
			Avg Delay ¹ (sec/veh)	LOS	Avg Delay ¹ (sec/veh)	LOS	Incr. in Crit. Delay	Incr. in Crit. V/C
Grand Boulevard & Wilson Way	AM	Signal	12.7	B	10.9	B	-1.8	-0.022
	PM		10.8	B	6.3	A	-4.5	-0.012
Grand Boulevard & N. First Street	AM	TWSC	10.6	B	4.0	B	1.2	0.106
	PM		15.3	C	18.2	C	0.6	0.086
Tony P. Santos Street & N. First Street	AM	TWSC	11.5	B	1.2	B	-0.5	-0.039
	PM		10.7	B	10.8	B	-0.3	-0.016

TWSC = Two-Way Stop Control
¹For unsignalized intersections the worst approach's delay and level of service is presented in parentheses

Cumulative Conditions

Traffic volumes under cumulative conditions were estimated by applying a compound annual growth rate of 1.2 percent per year to the existing volumes. The annual growth rate was applied between the date of the existing traffic count year (2016) and the expected completion of the project (2018). The annual growth rate accounts for traffic growth attributable to potential future projects that have not yet been approved.

The intersection level of service results show that all study intersections would operate at an acceptable level of service under cumulative conditions (see Table 7).

**Table 7
Cumulative Intersection Level of Service**

Intersection	Peak Hour	Intersection Control	Cumulative Conditions		Cumulative Plus Project Conditions	
			Avg Delay ¹ (sec/veh)	LOS	Avg Delay ¹ (sec/veh)	LOS
Grand Boulevard & Wilson Way	AM	Signal	12.8	B	10.9	B
	PM		10.8	B	6.3	A
Grand Boulevard & N. First Street	AM	TWSC	10.6	B	11.8	B
	PM		15.6	C	18.7	C
Tony P. Santos Street & N. First Street	AM	TWSC	11.6	B	11.6	B
	PM		10.8	B	10.9	B

TWSC = Two-Way Stop Control
¹ For unsignalized intersections the worst approach's delay and level of service is presented in parentheses.

Pedestrian and Bicycle Impacts

Hexagon assumes that Wilson Way would be closed to motor vehicles but that bicycles and pedestrians would still be able to get through. Wilson Way has sidewalks for pedestrians. It does not have bike lanes, but the existing traffic volume is so low that Wilson Way is conducive to bicycle travel. It would become even better for bikes with the closure and reduced traffic volume.

Although the project closure would add trips to the adjacent intersections, the reassigned traffic would not significantly impact bicycles within the project vicinity because the rerouted volumes from Wilson Way are low, and bike lanes are present on North First Street.

Pedestrian facilities in the study area consist of sidewalks located on both sides of First Street, Grand Boulevard, and Wilson Way. Signalized intersections nearest the project site on First Street and Grand Boulevard have crosswalks with pedestrian signal heads and push buttons are present on all approaches. The rerouted traffic from Wilson Way would not impact existing pedestrian facilities.

Conclusions

Wilson Way carries very little traffic. Its closure would not affect the operating conditions of any streets or intersections in the vicinity. In addition, the closure of Wilson Way would not significantly impact the access to George Mayne Elementary School and Fire Station No. 25. Emergency vehicles would be able to remove the closure bollards and continue to use Wilson Way.

