

START SOME THING

SJ CA

Downtown Progress Update
Community and Economic Development Committee
June 25, 2018

Framework for a Vibrant City Center



| Downtown By The Numbers



180
Tech companies



8M/1.8M SF
Current office
base/ planned or
under construction



5M
Visitors annually



13.6%
Overall office
vacancy rate

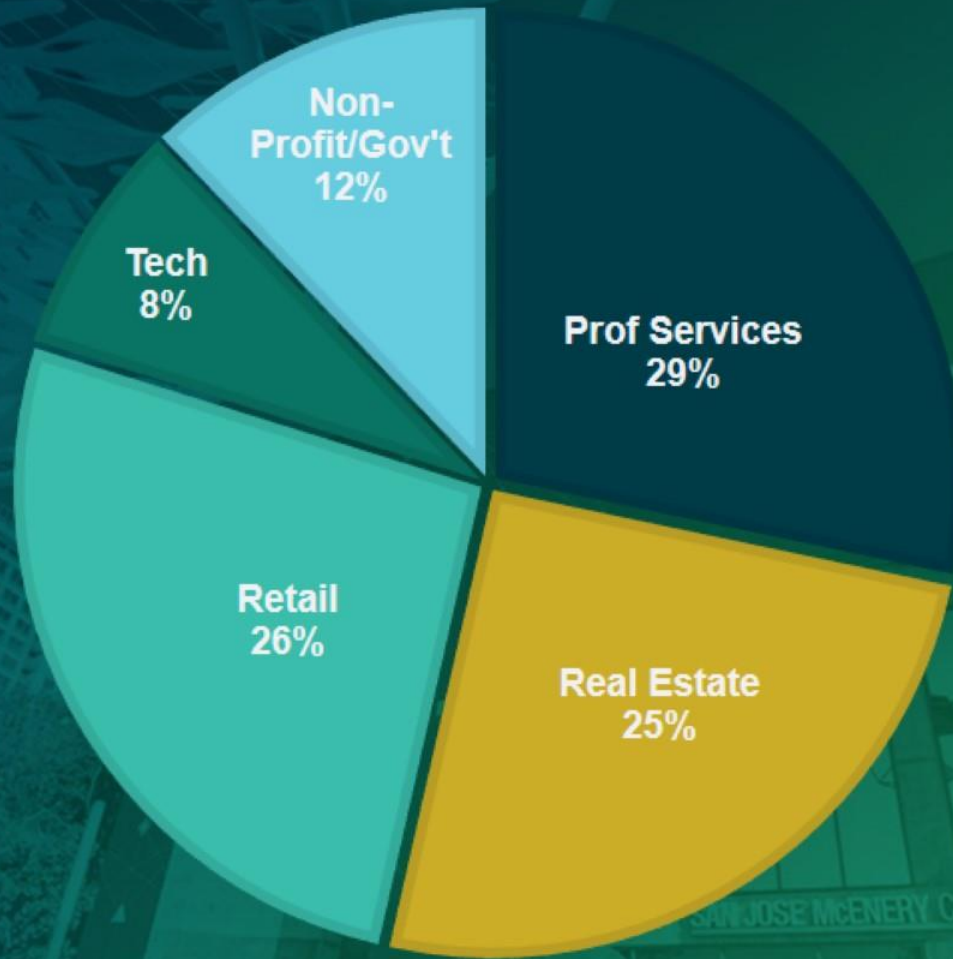


47% v 30%
Higher
concentration of
Millennials than
rest of city



66% of residents with
Bachelor's Degree or
higher

Distribution of Businesses by Sector



| Development Trends



Urban living



**Transit
adjacency**



**Food, drink,
entertainment,
fitness**



**Proximity to
amenities**



Co-working

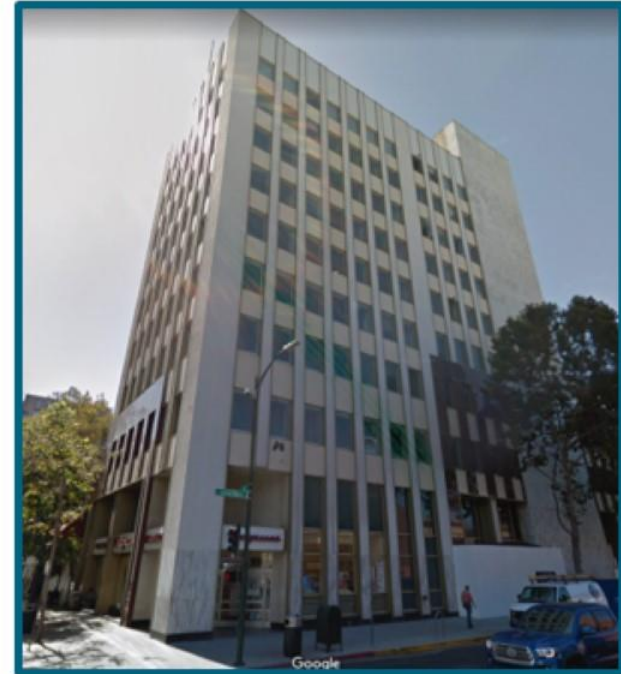


Hospitality

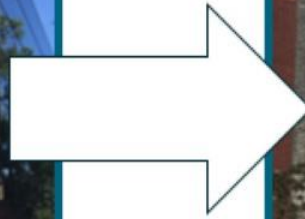
Work Environment



Creative Office Rehabs



Creative Office Rehabs



Notable Building Transactions

303 Almaden

Towers @ Second

160 W. Santa Clara

Fairmont San Jose

RiverPark Towers



Prominent Leases



COHESITY

okta

amazon

zoom

Wrike



Work Environment



Google

740,500 s.f.
~17 acres



City

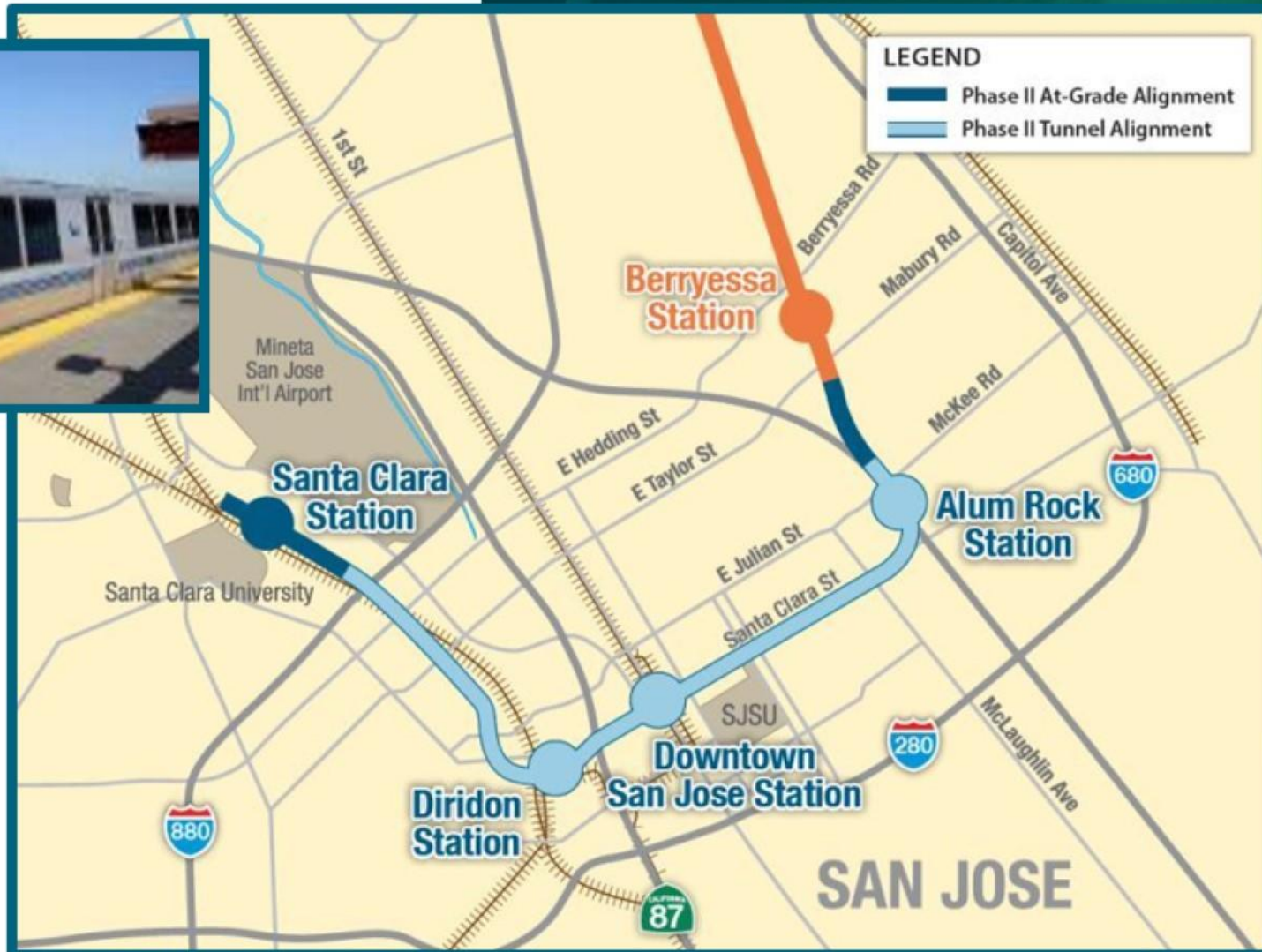
~623,304 s.f.
~14.3 acres



SARA

283,508 s.f.
~6.5 acres

BART Phase II SINGLE BORE



Urban Living

505 DTSJ residential units opened in 2017

2,173 high- and mid-rise units currently under construction

3,451 currently entitled/not yet started



Urban Living



DTSJ High-Rise Incentive & Park Impact Fee

12-story residential buildings
50% reduction in park fee and
construction tax

1.51 occupancy/unit for
downtown high rise
New rate of \$14,600



Downtown Districts



San Pedro Square

Downtown's central social hub. Discover something for every taste and budget with more than 35 restaurants, bars and entertainment venues within a two-minute walk.

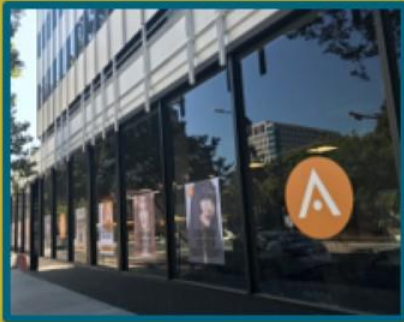
Historic District

Silicon Valley's financial and historic center for the past 100 years is home to downtown's largest concentration of historic and architecturally significant buildings.

South First Area

Downtown's eclectic arts district, crawling with design firms, galleries, museums, restaurants and nightlife. More than 700 units are under construction or in planning.

Shopping and Dining



Shopping and Dining



Shopping and Dining



Shopping and Dining

- **Downtown Retail Strategy**
- **Vacant Storefront Grants**
- **Exterior Façade Grants**
- **ICSC Regional Conference**



Arts and Entertainment







Arts and Entertainment

Building Community Through Fun

VIVA PARKS DOWNTOWN

SAN JOSE
PARKS, RECREATION & NEIGHBORHOOD SERVICES

Activating St. James Park and Plaza de Cesar Chavez this summer with free activities for the whole community. For the latest schedule of activities, visit sanjoseca.gov/placemaking

 EAT! Grab your lunch and join us.	 RELAX! Find a shady spot and enjoy the green grass.	 SIT! Grab a chair and table for an outdoor break.	 PLAY! Challenge a friend to an engaging game or perfect your skills.
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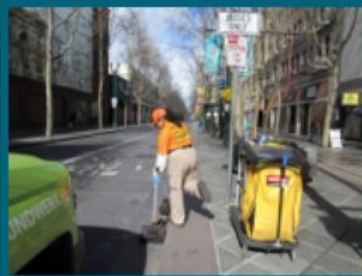
For questions regarding Viva Parks Downtown, please contact anthony.morales@sanjoseca.gov
Due to existing events scheduled at Plaza de Cesar Chavez and St. James Park, daily activities may change with little notice. For an updated schedule, please visit sanjoseca.gov/placemaking



Arts and Entertainment



Public Realm



Public Realm



Public Realm



Public Realm

Park Avenue Multimodal
Improvements

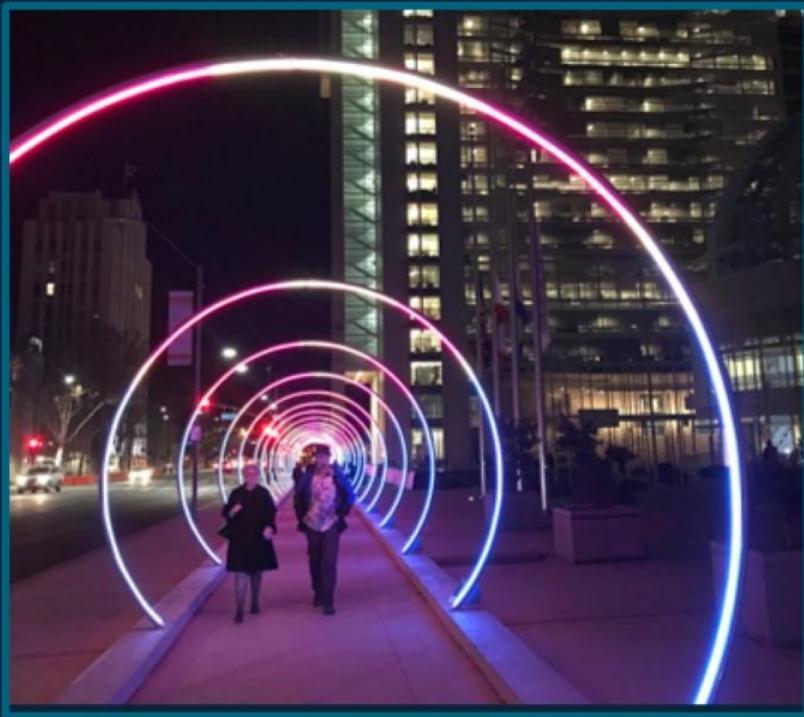
Alameda Beautiful Way

St. John Multimodal
Improvements



Playa to Paseo

Sonic Runway



Tara Mechani



Ursa Mater

SANJOSE

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