

THE REDEVELOPMENT AGENCY OF THE CITY OF SAN JOSE

MEMORANDUM

TO: HONORABLE MAYOR, CITY COUNCIL, AND REDEVELOPMENT AGENCY	FROM: HARRY S. MAVROGENES DEBRA FIGONE
SUBJECT: A'S STADIUM IN SAN JOSE	DATE: MARCH 27, 2009

INFORMATION

This memorandum has been prepared in response to Mayor Reed's March 5, 2009, memo regarding an A's Stadium in San Jose. The following information provides the background of actions which have been taken to date that positions San Jose as a site for a new stadium.

Based on an October 8, 2004, City Council Resolution (attached), staff studied the potential for developing a baseball stadium in the Diridon Station area. Using the already completed Downtown Strategy 2000 Plan, Diridon/Arena Strategy Plan and the Midtown Specific Plan as background documents, staff commenced to prepare the requested analysis.

As conceptual plans were prepared, numerous community/public meetings were held; technical analyses were prepared on traffic, noise, parking and land use; and a City Council Study Session was held. An Environmental Impact Report (EIR) was completed and certified by the San Jose Planning Commission in 2007. The EIR contained a project scope/description that analyzed the environmental impacts of a 45,000 seat stadium.

The EIR analyzed a ballpark site of fourteen plus acres bounded by San Fernando Street on the north, the Caltrain tracks on the west, Autumn Street on the east and Park Avenue on the south. The site was sized to accommodate a 45,000-seat open-area stadium and associated facilities meeting Major League Baseball standards. Concept plans oriented the stadium building so that the majority of seats faced the Downtown skyline and the hills to the east.

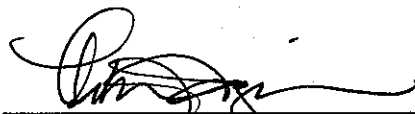
The site was chosen because it is readily accessible by major public transportation facilities including Caltrain, VTA bus and light rail, as well as a future BART station. As Diridon Station is now included as part the first phase construction for high speed rail, the site represents one of the best development sites in the entire Bay Area.

Progress has been made in acquiring the properties within the site. To date, five parcels totaling 4.8 acres have been acquired. The City already owns approximately 2 acres of land in streets and sidewalks. Four additional properties totaling 7.3 acres are needed to complete the site acquisition.

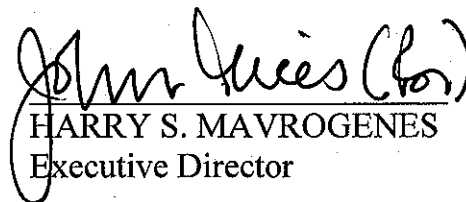
To accommodate future downtown development, the Downtown Strategy Plan 2000 EIR approved by the City Council on June 21, 2005, identified the need to provide better vehicle access to Interstate 880. The EIR indicated that this access could be accommodated by connecting Autumn Street between Coleman and Julian and widening Coleman Avenue. The Autumn Street realignment was also included as part of the Diridon/Arena Strategy Plan also adopted by the City Council in June 2005.

On February 28, 2007, the Planning Commission certified an EIR for the Coleman Avenue Widening/Autumn Street Extension. In furtherance of this effort, City Council is being requested to adopt a resolution making certain findings with regard to this EIR on April 7, 2009. Construction drawings for the first phase of the realignment of Autumn Street between the Union Pacific Railroad tracks and Julian Street are currently 35% complete with an anticipated start of construction in 2010. The section of Autumn Street adjacent to Market Center is already complete and was built by the developer as part of its project.

The public infrastructure investments described in this memo further City and Agency Plans and objectives for the area around HP Pavilion and Diridon Station. Given the opportunities for significant redevelopment creating new capital investment and job creation in this area of the City, assembling under producing properties in this area has been and continues to be an appropriate strategy. Planned projects which will provide access to HP Pavilion and Diridon Station will also be able to support a baseball stadium at the proposed site.



DEBRA FIGONE
City Manager



HARRY S. MAVROGENES
Executive Director

Attachment

RESOLUTION NO. 72344

A RESOLUTION OF THE COUNCIL OF THE CITY OF SAN JOSE SUPPORTING THE EFFORT TO BRING MAJOR LEAGUE BASEBALL TO SAN JOSE

WHEREAS, Major League Baseball declared the City of San José to be part of San Francisco Giants territory in 1992; and

WHEREAS, these unique territorial rights prohibit a Major League Baseball team from moving to the City of San José; and

WHEREAS, no other major population center with two Major League Baseball teams has restrictive territorial rights; and

WHEREAS, a Major League Baseball team in the City of San José would be a great benefit to our entire community; and

WHEREAS, a Major League Baseball team in the City of San José, the Capital of Silicon Valley and the largest city in Northern California, would be a great benefit to Major League Baseball; and

WHEREAS, Major League Baseball's territorial rights may be changed or amended by Major League Baseball owners at any time;

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF SAN JOSE THAT:

1. The City Council declares that the City of San José should be freed of restrictive territorial rights and should be considered a premier location for a Major League Baseball team.

2. The City Council requests the owners of Major League Baseball to reconsider its territorial rights policy at the next possible opportunity.

ADOPTED this 5TH day of October, 2004, by the following vote:

AYES: CAMPOS, CHAVEZ, CHIRCO, CORTESE, DANDO,
GREGORY, LeZOTTE, REED, WILLIAMS, YEAGER,
GONZALES

NOES: NONE

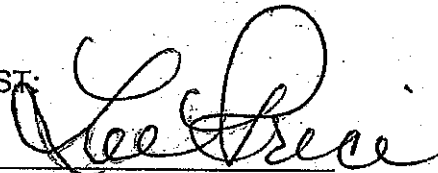
ABSENT: NONE

DISQUALIFIED: NONE



RON GONZALES
Mayor

ATTEST:



LEE PRICE, CMC
City Clerk