

# San Jose Redevelopment Agency downtown project **fact sheet**



Construction:  
August 2009

Completion:  
July 2010

Ross Opening:  
July 2010

**Project:** Ross Dress for Less

**Description:** Ross Stores, Inc., the nation's second largest off-price retailer, is preparing to open in Downtown San Jose, in the space formerly occupied by Black Sea Gallery.

In June 2009, the San Jose Redevelopment Agency and Black Sea Gallery Development, LLC entered into an Owner participation Agreement allowing Black Sea Gallery to lease the 24,000-square-foot retail at 27 S. First Street space to Ross.

**Location:** 27 South First Street  
Downtown Pueblo Uno Project Area

**Benefit:** Located in San Jose's historic shopping district, Ross Dress for Less is the first department store to open in Downtown San Jose in decades, providing another shopping destination.

**Features:**

- 24,000 square feet of retail
- Convenient public parking
- Loading zone
- Preserved terrazzo floor

**Total Costs:** \$ 1.25 million in Tenant and Landlord Improvements funded by Black Sea Gallery Development and Ross Dress For Less.

**Project Team:**

Council District:	3
Developer:	Ross Dress for Less
Architect:	MCG Architecture
Contractor:	Camco Pacific Construction Company
Owner:	Black Sea Gallery Development, LLC