



The Design Development Framework Draft Document is available for review + comment online!

vta.org/28LPdevelopment



iEl Marco de Desarrollo del Diseño está disponible para su revisión y comentarios en línea! vta.org/28LPdevelopment

Khung Phát Triển Thiết Kế có sẵn để xem xét + nhận xét trực tuyến! vta.org/28LPdevelopment

Other ways to submit comments by Thursday, September 18, 2025:

Otras formas de enviar comentarios antes del jueves 18 de septiembre de 2025:

Các cách khác để gửi nhận xét chậm nhất là Thứ Năm, ngày 18 tháng 9 năm 2025:



Fill out a physical comment card

Complete una tarjeta de comentarios física

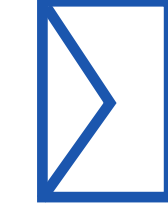
Điền vào thẻ nhận xét



Send an email to tod@vta.org

Envíe un correo electrónico a tod@vta.org

Gửi email đến tod@vta.org



Mail comments to:

Envíe sus comentarios por correo a

Gửi nhận xét đến

VTA

TOD Program

Attn: Christina Philip
3331 North First Street
San José, CA 95134

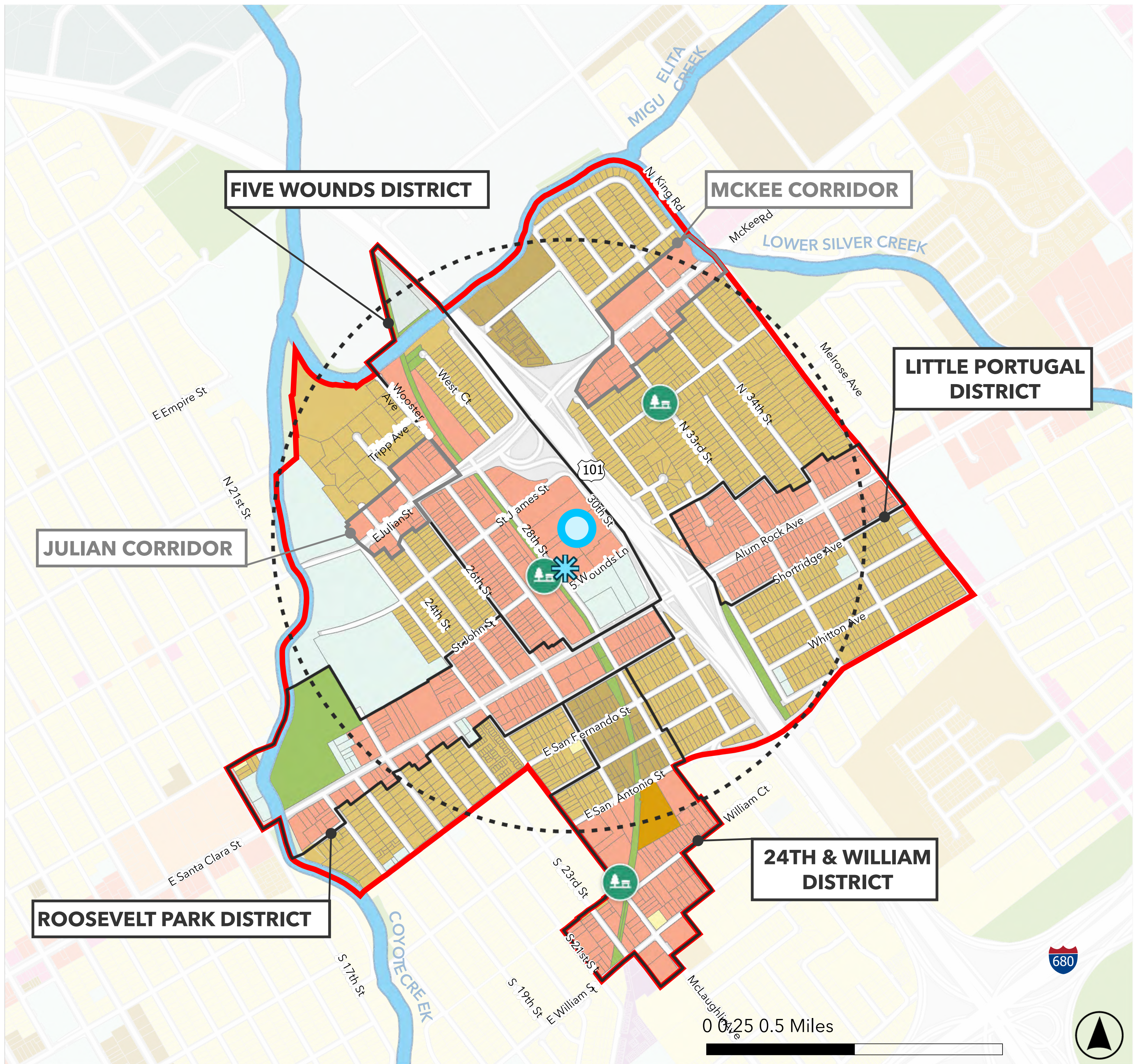




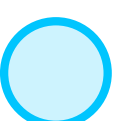
bit.ly/5WUpdate



FIVE WOUNDS URBAN VILLAGE PLAN



Proposed BART Plaza



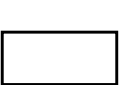
Planned 28th Street / Little Portugal BART Station



Floating Parks



Five Wounds Urban Village Plan Boundary



District Boundaries



Corridor Boundaries



Creeks

Proposed General Plan Land Use Designations

Residential

Residential Neighborhood (RN)

Urban Residential (UR)

Mobile Home Park (MHP)

Mixed-Use

Mixed Use Neighborhood (MUN)

Urban Village (UV)

Industrial

Light Industrial (LI)

Public

Public/Quasi-Public (PQP)

Parks/Open Space

Open Space, Parklands and Habitat (OSPH)

5W@sanjoseca.gov

bit.ly/5WUpdate

28TH STREET/LITTLE PORTUGAL PROJECT CONTEXT

CONTEXTO DEL PROYECTO 28TH STREET/LITTLE PORTUGAL

BỐI CẢNH DỰ ÁN 28TH STREET/LITTLE PORTUGAL

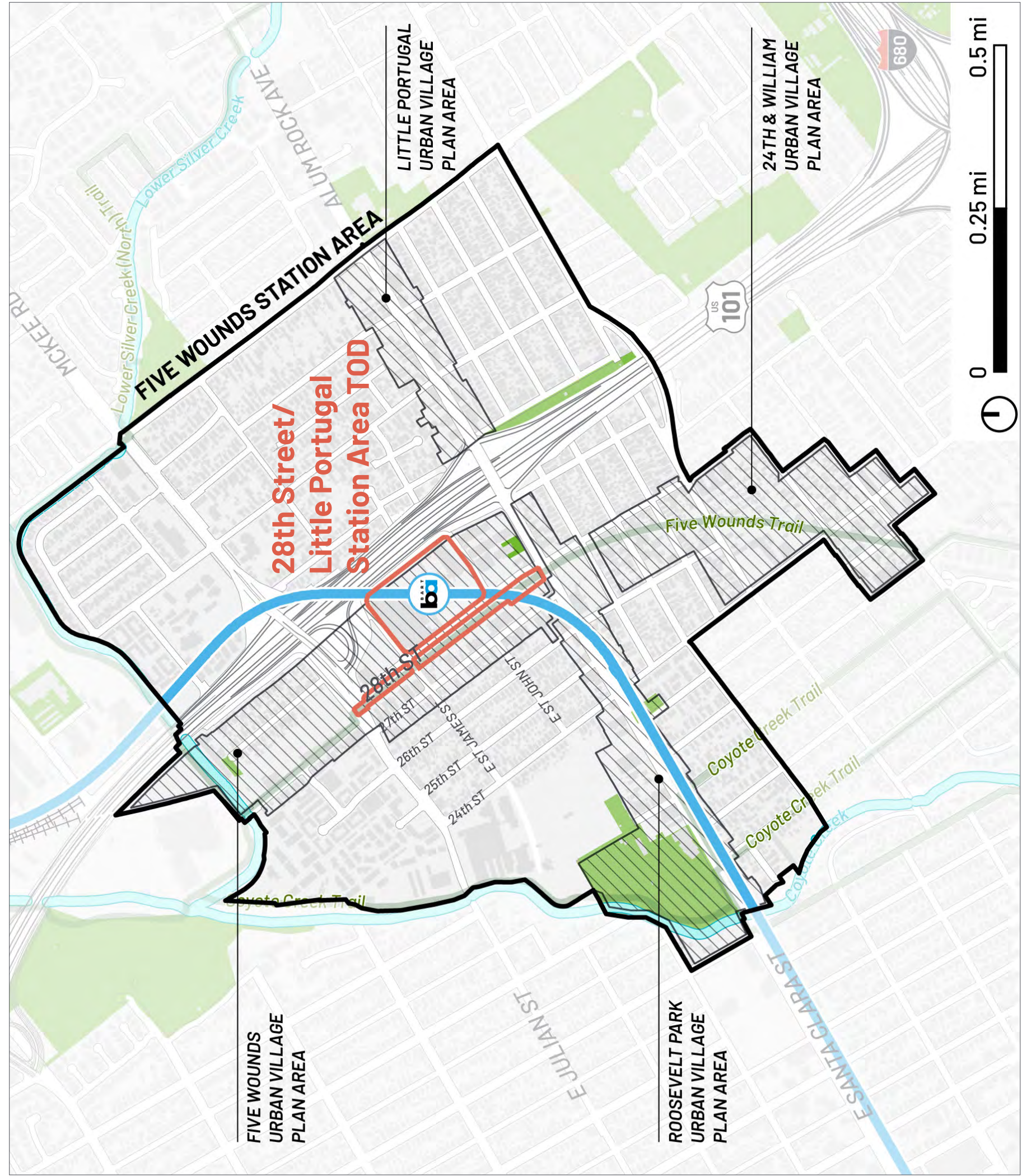
Transit-Oriented Development (TOD)

Desarrollos Orientados al Transporte Público • Phát triển theo định hướng phương tiện công cộng

The 28th Street/Little Portugal Station is one of four planned stations in VTA's BART Silicon Valley Extension Project between the existing Berryessa/North San José Station and the future Downtown San José Station. VTA is currently planning the 11+ acres surrounding the future station for TOD, while the City of San José is updating plans for the area surrounding the station (within 0.5 mile).

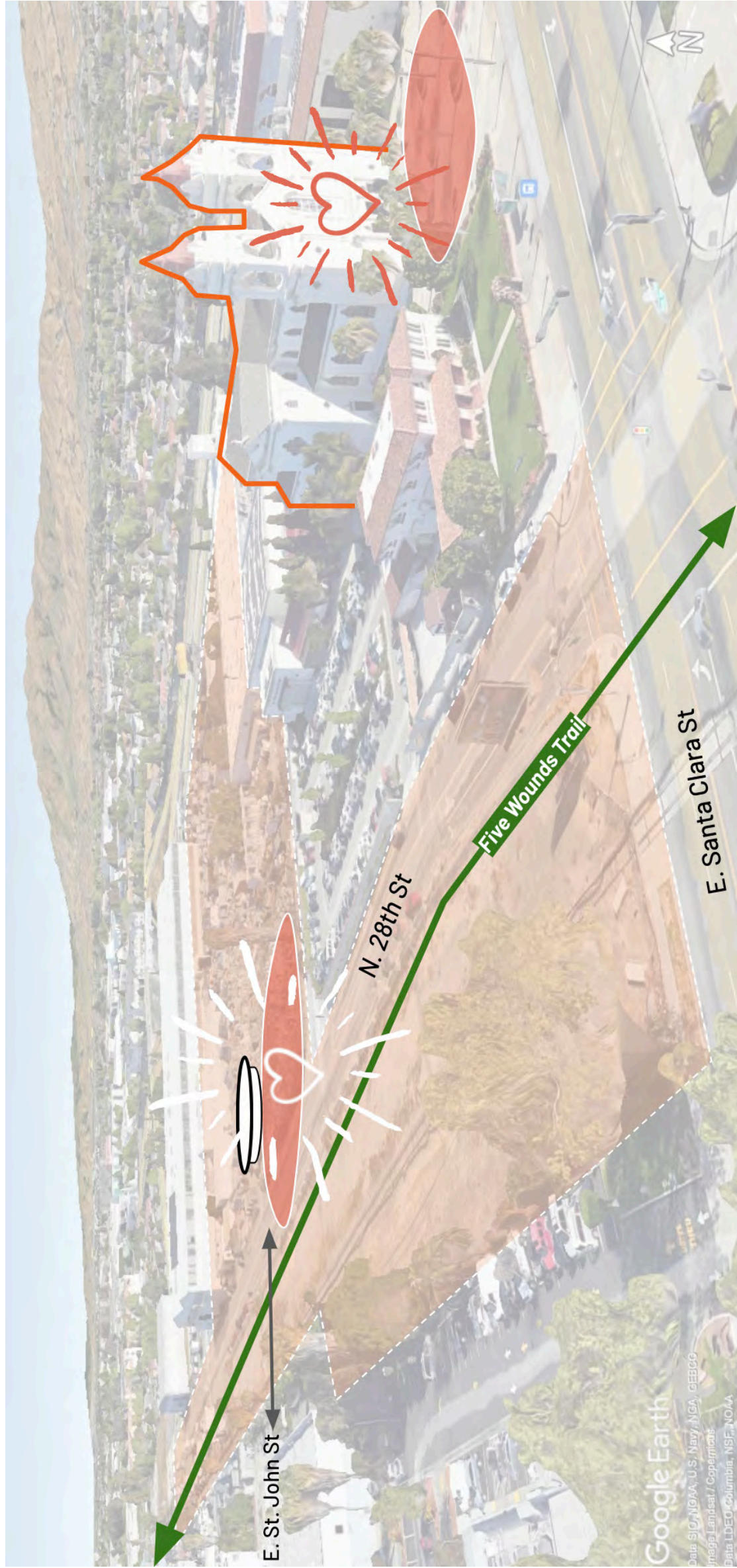
28th Street/Little Portugal Station es una de las cuatro estaciones planificadas en el proyecto de extensión BART Silicon Valley de VTA entre la actual Berryessa/North San José station y la futura Downtown San José station. VTA actualmente está planificando la utilización de los 11+ acres que rodean la futura estación para un TOD, mientras que la Ciudad de San José está actualizando los planes para el área que rodea la estación (en un radio de 0.5 millas).

Ga 28th Street/Little Portugal là một trong bốn ga được quy hoạch trong Dự Án Mở Rộng Trung Lũng Silicon BART của VTA giữa ga Berryessa/North San José hiện tại và ga Downtown San José trong tương lai. VTA hiện đang lên kế hoạch cho 11+ acre xung quanh nhà ga tương lai cho TOD, trong khi Thành phố San José đang cập nhật kế hoạch cho khu vực xung quanh nhà ga (trong vòng 0.5 mile).



28th Street/Little Portugal Station Area TOD

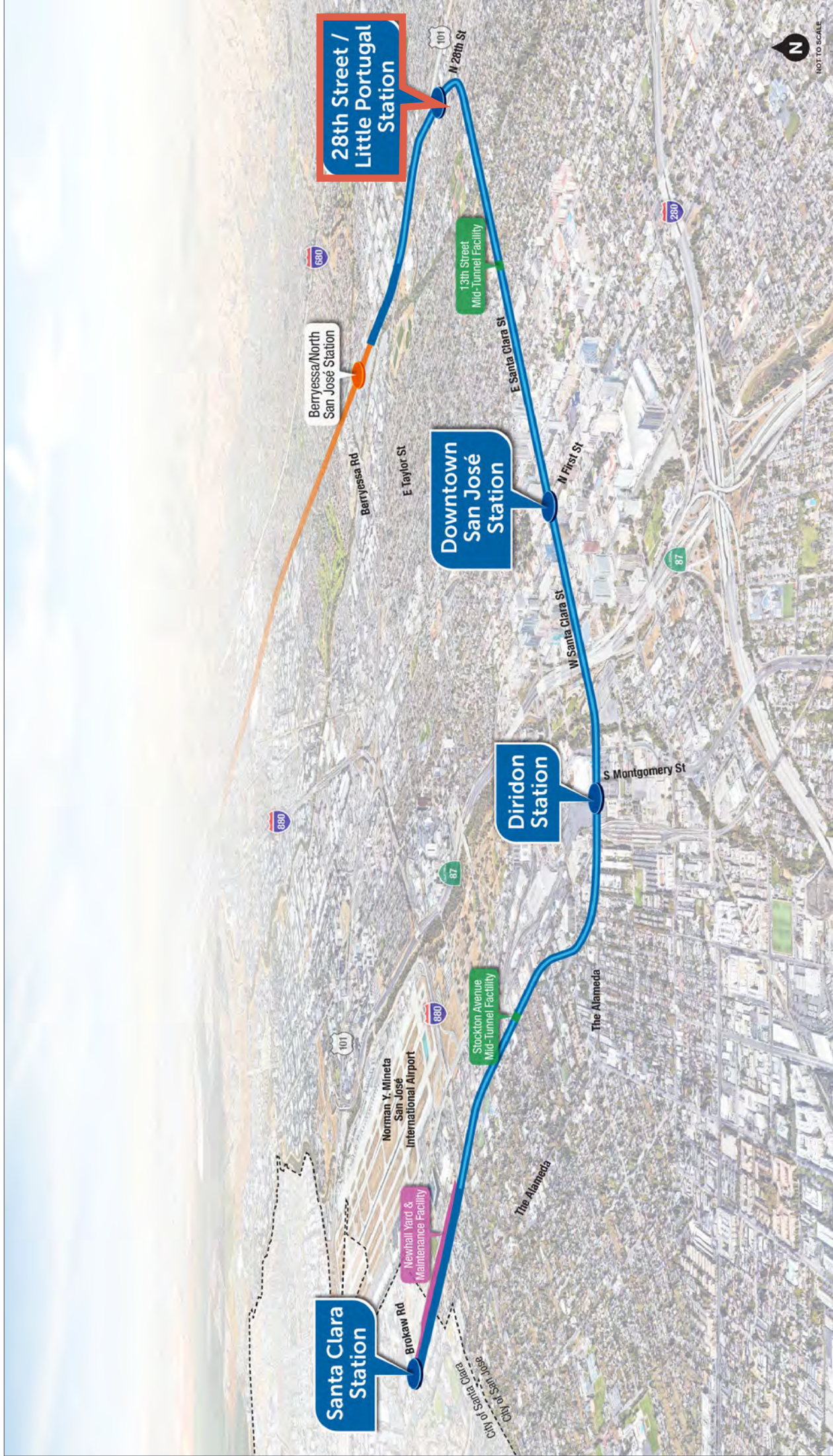
Área del TOD en 28th Street/Little Portugal Station
TOD dành cho khu vực ga 28th Street/Little Portugal



Have you attended past events about development of the Little Portugal station area? How many?

¿Ha asistido a eventos anteriores sobre el desarrollo del área de Little Portugal station? ¿Cuántos? / Quý vị đã tham dự các sự kiện trong quá khứ về phát triển khu vực nhà ga Little Portugal chưa? Bao nhiêu?

0 events/eventos/sự kiện 1 2+



VTA Goals for TOD

Objetivos de VTA para el TOD • Mục tiêu VTA cho TOD

Easy Access to Everyday Needs
Fácil acceso a los lugares para cubrir las necesidades diarias
Dễ dàng tiếp cận các nhu cầu hàng ngày

Active Street Life
Calles con vida activa
Cuộc sống đường phố năng động

Community Supporting
Apoyo a la comunidad
Hỗ trợ cộng đồng

Local Businesses and Services
Negocios y Servicios locales
Các doanh nghiệp và dịch vụ địa phương

Housing Choices for Everyone
Opciones de vivienda para todos
Lựa chọn nhà ở cho mọi người

Safe Spaces for All People
Espacios seguros para todas las personas
Không gian an toàn cho tất cả mọi người



What is your relationship to Little Portugal?

¿Cuál es su relación con Little Portugal?
Mối quan hệ của quý vị với Little Portugal là gì?

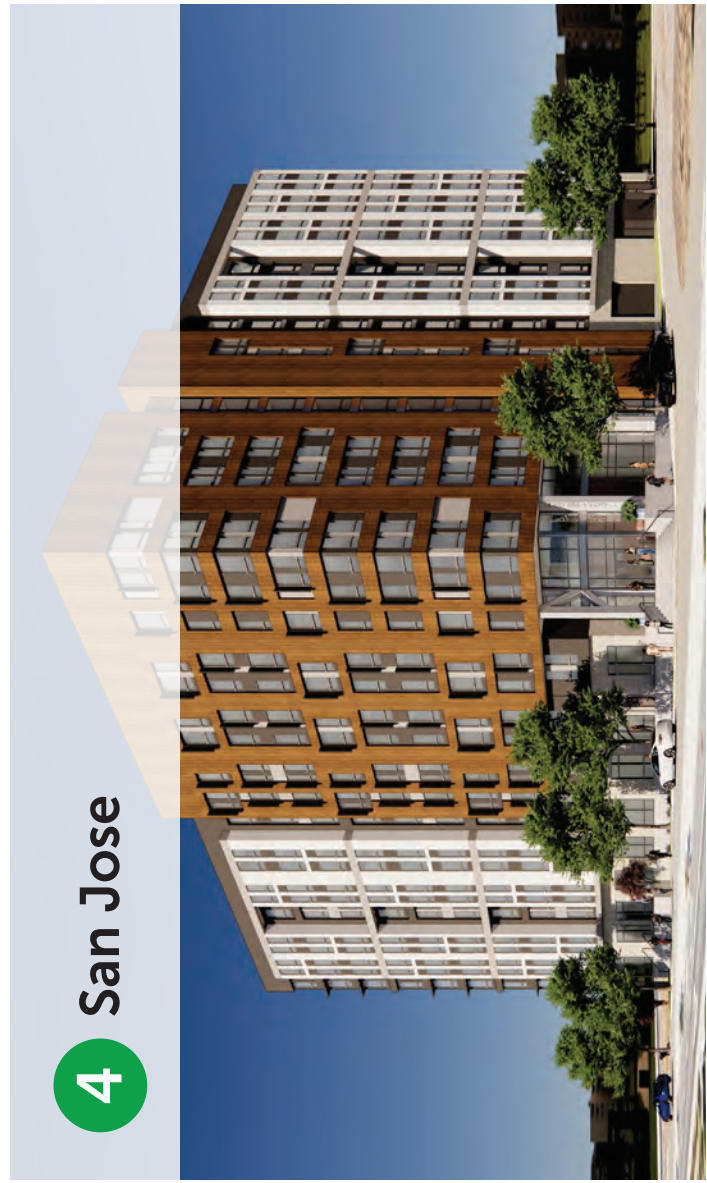
I live here Vivo aquí Tôi sống ở đây	I work here Trabajo aquí Tôi làm việc ở đây
I go to church here Voy a la iglesia aquí Tôi đi nhà thờ ở đây	I have a business here Tengo un negocio aquí Tôi có một doanh nghiệp ở đây
I shop here Hago mis compras aquí Tôi mua sắm ở đây	I go to school here Voy a la escuela aquí Tôi đi học ở đây
Other Otro	Khác



VTA Transit-Oriented Development Program



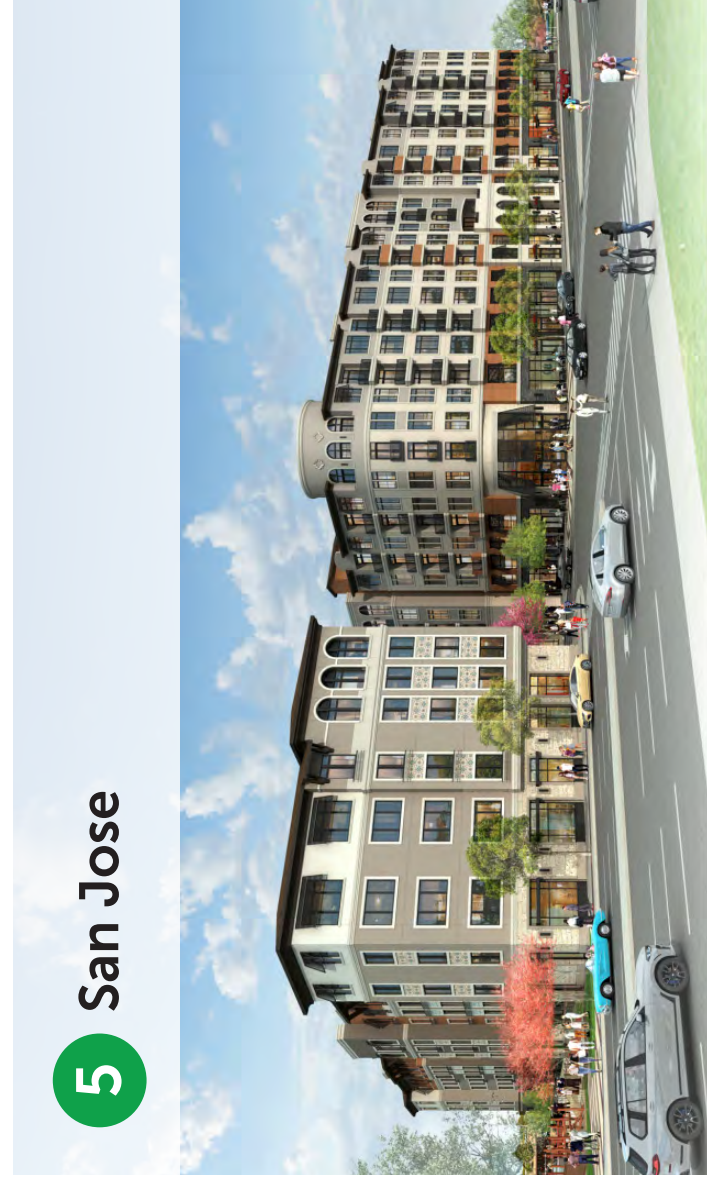
www.vta.org/TOC



4 San Jose

Berryessa/N. San José Transit Center TOD*

Program: 195 Affordable Units
Phase 2 and 3 Program: Market Rate Housing and Mixed Use Development
Project Phase: Project Financing
Developer: Affirmed Housing Group
Anticipated Completion: 2028
Web: vta.org/berryessadevelopment



5 San Jose

Blossom Hill Station TOD

Program: Up to 89 Affordable + 239 Market Rate Housing and Mixed Use/Commercial Development
Project Phase 1: VTA and City Approvals
Developer: Green Republic Blossom Hill (a partnership between Republic Urban, Swenson, and EAH Housing)
Anticipated Completion: 2027-2028
Web: vta.org/blossomhilldevelopment



15 Milpitas

Great Mall Station TOD

Project Phase: Developer Selection
Web: vta.org/greatmalldevelopment



27 Campbell

Winchester Station TOD*

Program: 90 Affordable Units
Project Phase: Project Financing
Developer: Related California / PATH Ventures
Anticipated Completion: 2028
Web: vta.org/winchesterdevelopment



6 San Jose

Branham Station TOD*

Program: Up to 45 Affordable Homeownership Units
Project Phase: Project Financing
Developer: Charities Housing
Anticipated Completion: 2028-2029
Web: vta.org/branhamdevelopment



20 San Jose

River Oaks Station TOD

Project Phase: Developer Selection
Web: vta.org/riveroaksdevelopment



B San Jose

Ohlone Chynoweth Station TOD

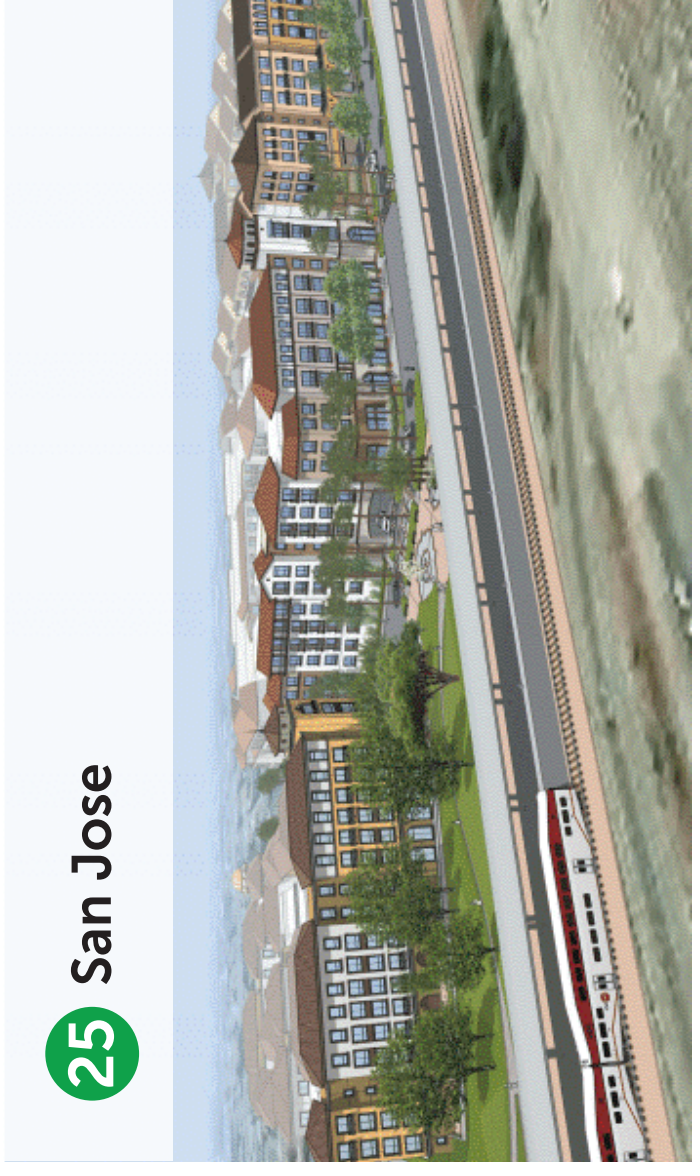
Phase 1 Program: 194 Affordable Apartments
Project Phase: Asset Management
Developer: Eden Housing
Completed: 1998



7 San Jose

Capitol Station TOD*

Program: 203 Affordable Units
5,000 Square Feet Community Serving Use
Project Phase: Project Financing
Developer: MidPen Housing
Anticipated Completion: 2028
Web: vta.org/capitoldevelopment



25 San Jose

Tamien Station TOD

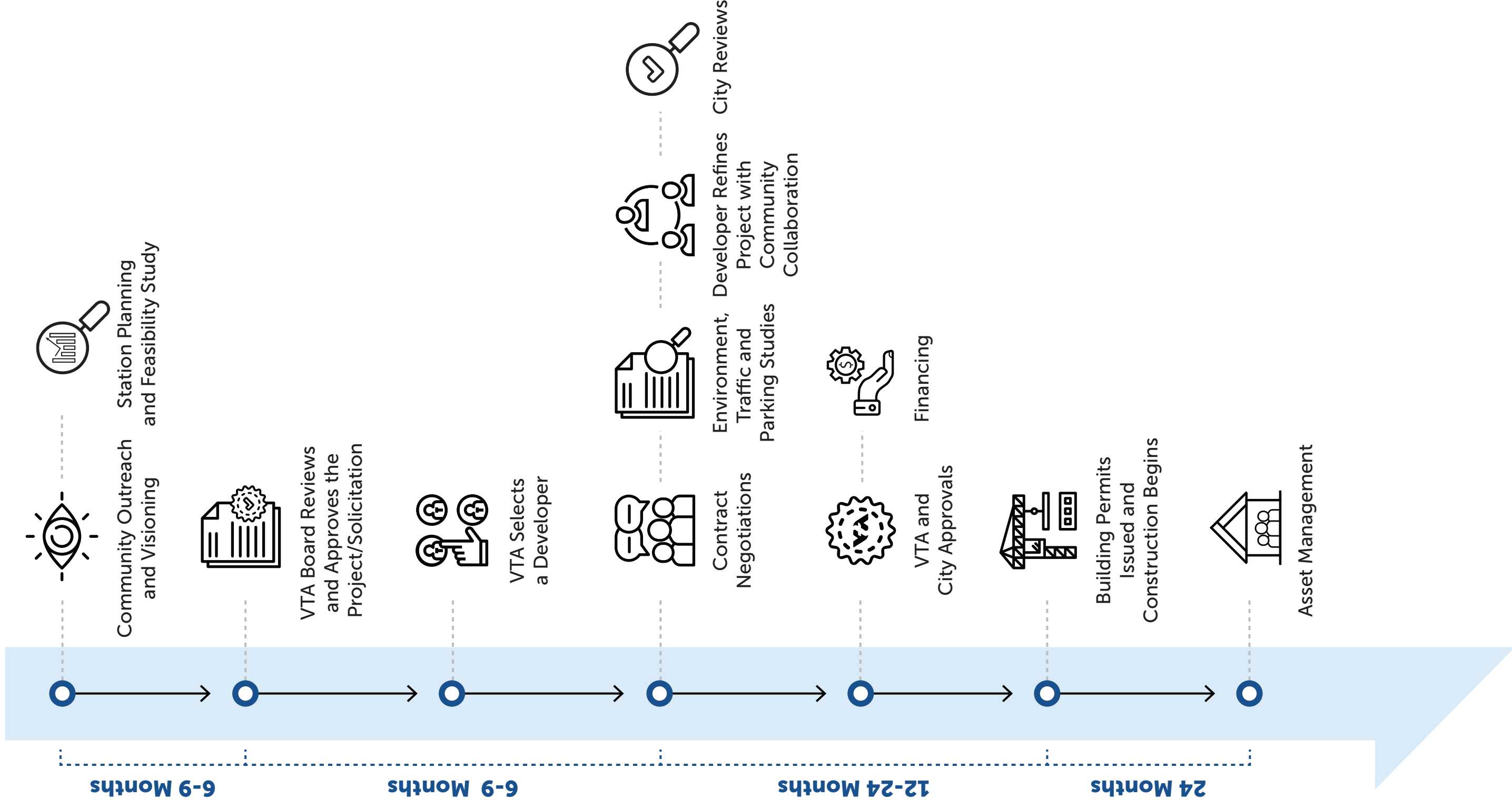
Program: Ph 1) 135 Affordable + 3,000sf childcare center
Ph 2) 132 Affordable Units
Ph 3) 210 Market-Rate Units
Project: Ph 1) Construction Ph 2) Financing
Developer: UrbanCo-Tamien (a partnership between CORE and Republic Urban)
Anticipated Completion: Ph 1) 2026 Ph 2) 2028
Web: vta.org/tamiendevelopment



13 Mountain View

Evelyn Station

Program: 188 Affordable Units
Project Phase: Asset Management
City of Mountain View Partnership
Developer: Affirmed Housing Group
Anticipated Completion: 2028
Web: vta.org/evelyndevelopment



● Active Development Sites

ⓐ Completed Projects

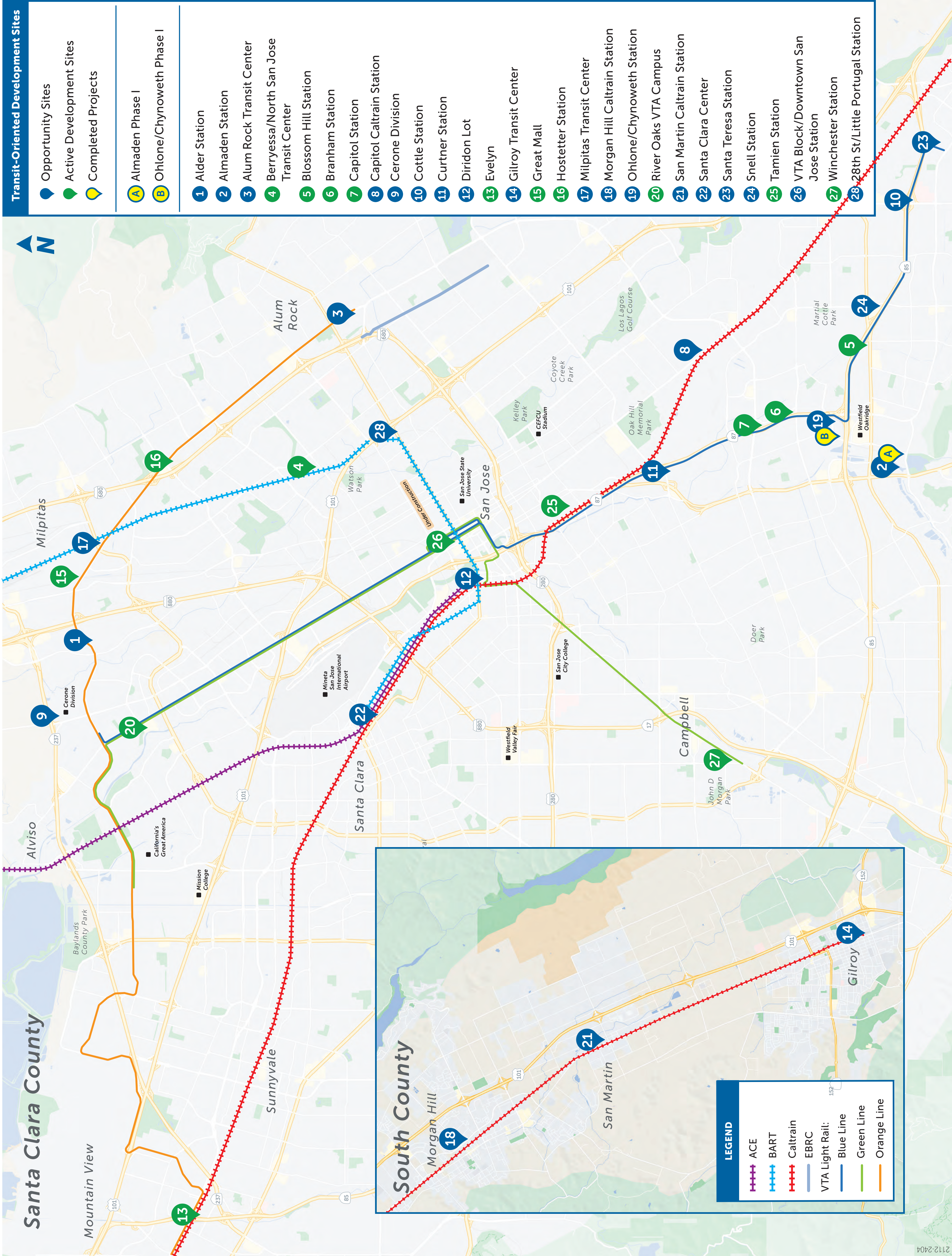
*Partnership with Santa Clara County Office of Supportive Housing

08/2025

VTA Transit-Oriented Development Program



www.vta.org/TOC



PROGRAM HISTORY

- Prior to 2000:** TOD projects completed at Ohlone/Chynoweth (1998) and Almaden (1999).
- 2009:** VTA Board of Directors approved the Joint Development Policy & Implementation Plan.
- 2016:** VTA's Joint Development Policy updated and renamed "Transit-Oriented Development Policy" including an Affordable Housing Policy, requiring a minimum of:
 - 20% affordable units for households earning up to 60% of Area Median Income (AMI) in each residential development.
 - 35% affordable units for households earning up to 60% AMI across the TOD portfolio.
 - 50% of all affordable units must be for households earning below 50% AMI.
- 2018:** VTA Board of Directors approved the TOD Parking Policy.
- 2020:** VTA enters Measure A Partnership with the Santa Clara County Office of Supportive Housing for four 100% affordable housing projects.
- 2022:** VTA's Transit-Oriented Development Policy updated and renamed "Transit-Oriented Communities Policy."
 - Affordable Housing Policy updated to increase the affordable housing goals to a minimum of 25% at each residential project, and a portfolio-wide goal of 40%.
- 2023:** The Tamien TOD project breaks ground.
- 2024:** VTA's TOC Policy updated to include a TOD Transportation Demand Management (TDM) Policy.
- 2025:** Phase 1 Tamien Grand Opening Fall 2025.