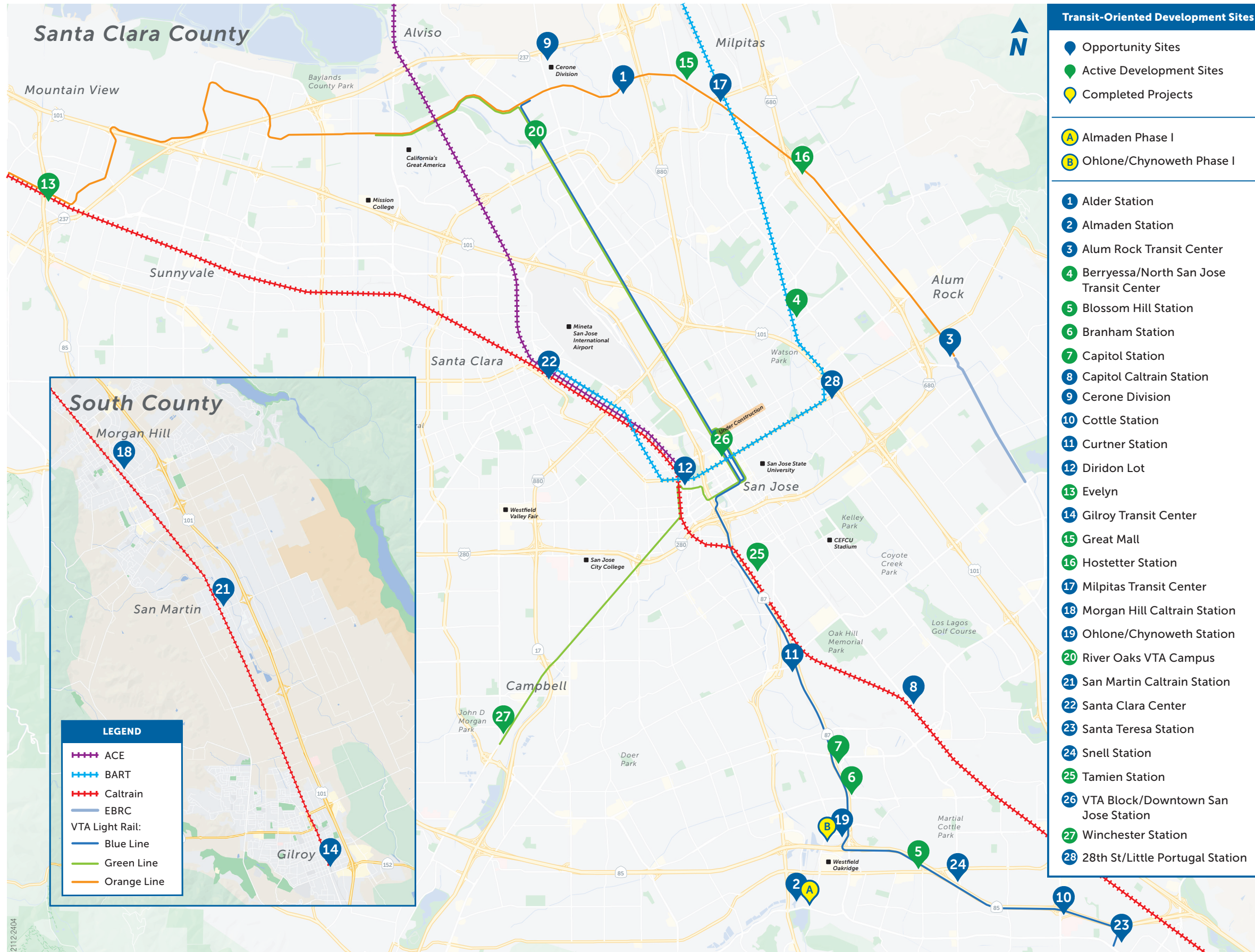


VTA Transit-Oriented Development Program



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.

VTA Transit-Oriented Development Program



www.vta.org/TOC



Berryessa/N. San José Transit Center TOD*

Phase 1 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



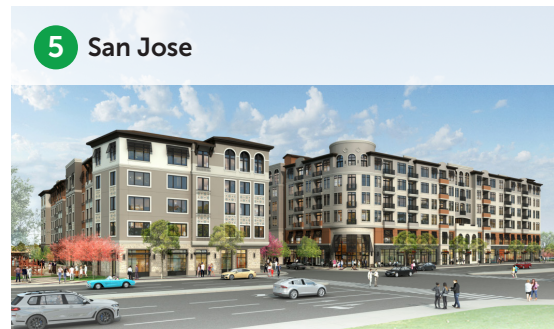
Great Mall Station TOD

Phase 1 Program: 136 Affordable Units
Phase 2 Program: 85 Affordable Units
Phase 3 Program: 168 Affordable Units
Project Phase 1-3: Contract Negotiations / Developer Refines Project with Community Collaboration
Developer: East Bay Asian Local Development Corp. (EBALDC)
Anticipated completion: 2031 for all phases
Web: vta.org/greatmalldevelopment



Winchester Station TOD*

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



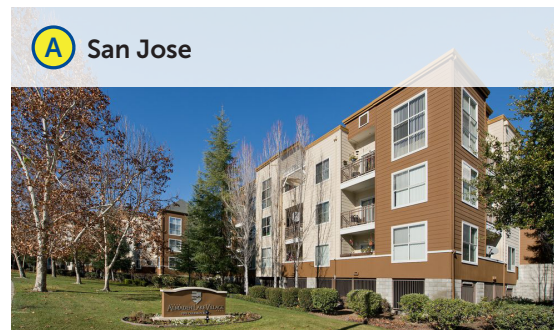
Blossom Hill Station TOD

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: 2028-2029
Web: vta.org/blossomhilldevelopment



Hostetter Station TOD

Program: Up to 190 Affordable Units
Project Phase: Contract Negotiations / Developer Refines Project with Community Collaboration
Developer: Santa Clara County Housing Authority (SCCHA)
Anticipated Completion: 2029
Web: vta.org/hostetterdevelopment



Almaden Station TOD

Phase 1 Program: 50 Affordable + 200 Market Rate Units
Project Phase: Asset Management
Developer: New Cities Development Group
Completed: 1999



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



River Oaks Station TOD

Phase 1 Program: 328 Affordable Units, Park and Magical Bridge Playground
Phase 2-4 Program: Market Rate Housing, Commercial and Mixed Use Development
Project Phase 1: Contract Negotiations / Developer Refines Project with Community Collaboration
Developer: Eden Housing
Anticipated Phase 1 completion: 2030 Housing, 2031 Park
Web: vta.org/riveroaksdevelopment



Ohlone Chynoweth Station TOD

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



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



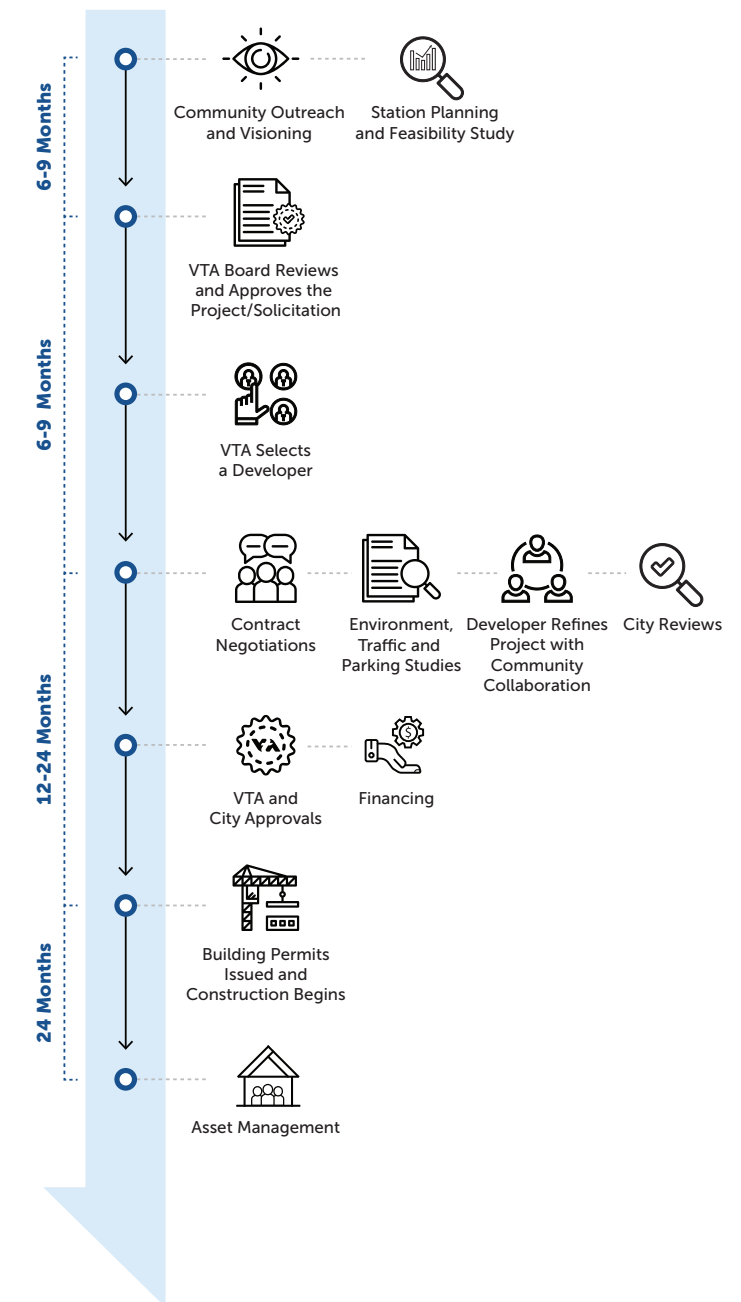
Tamien Station TOD

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) 2025 Ph 2) 2028
Web: vta.org/tamiendevlopment



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