

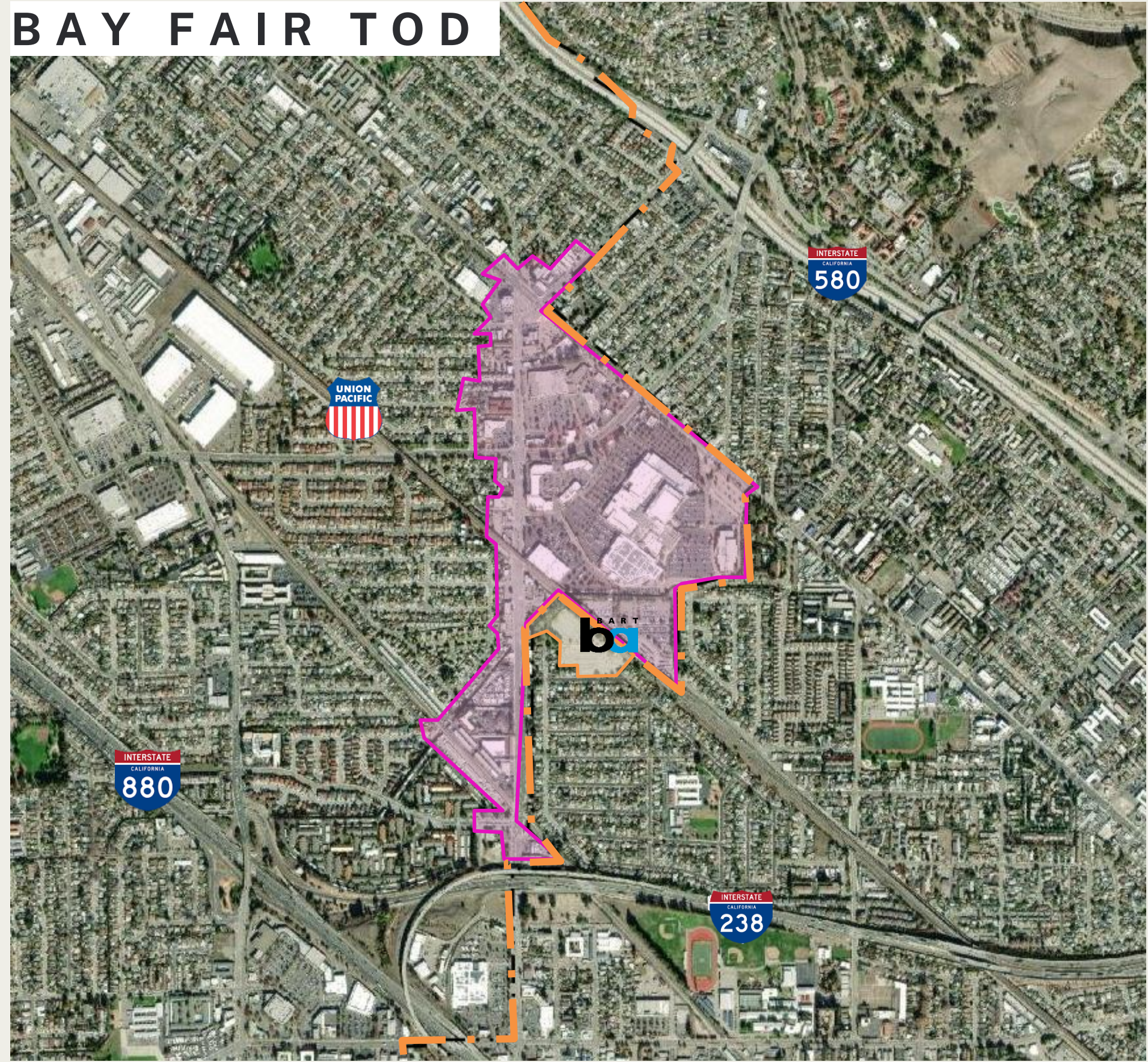
An aerial photograph of a city street grid, showing a large, multi-story building complex in the center. The image is overlaid with a semi-transparent white background. The text "BAY FAIR TOD - CONTRACT AWARD AND UPDATE" is centered across the middle of the image.

BAY FAIR TOD - CONTRACT AWARD AND UPDATE

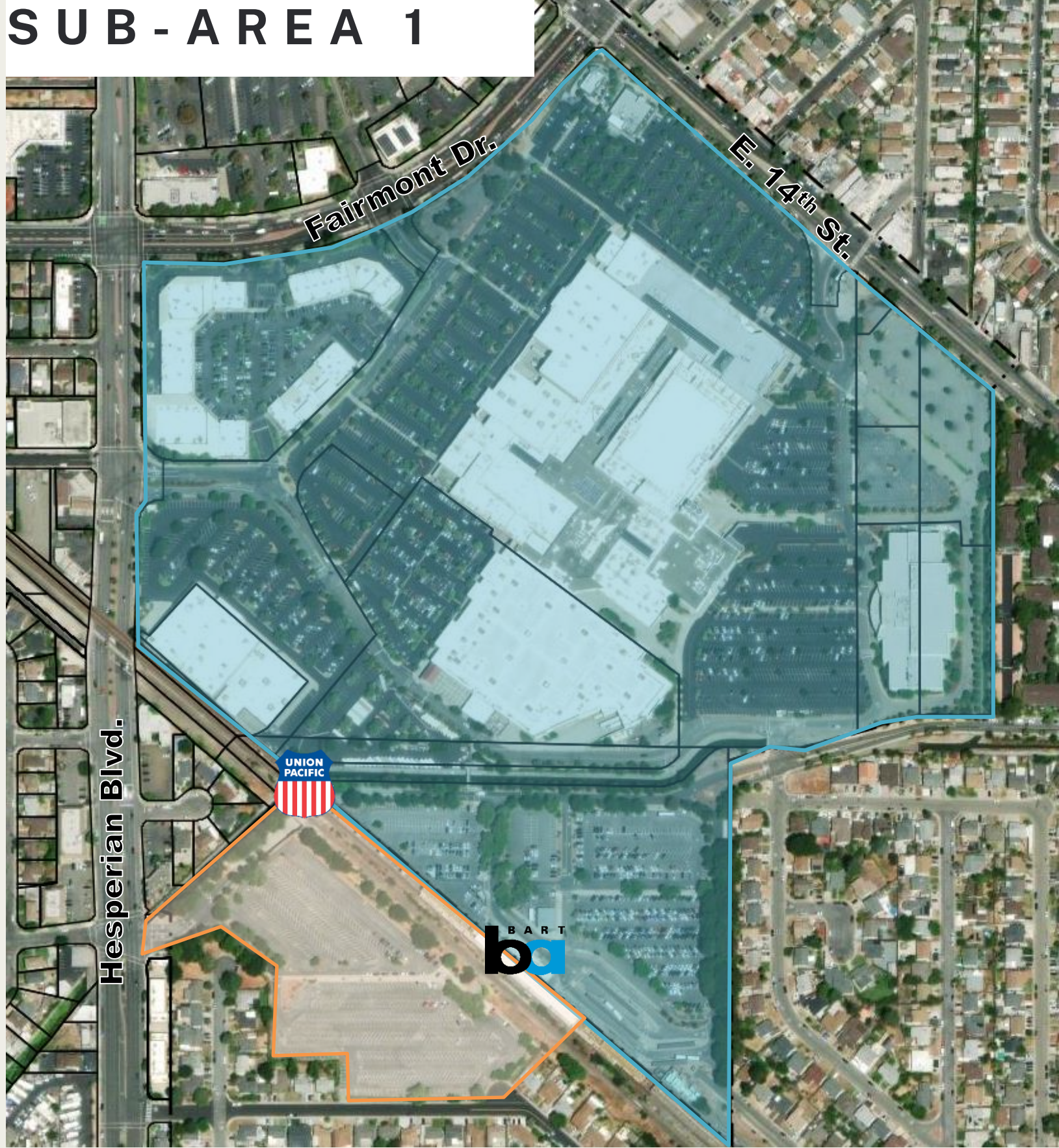
February 20, 2024

City of **San**
Leandro

BAY FAIR TOD

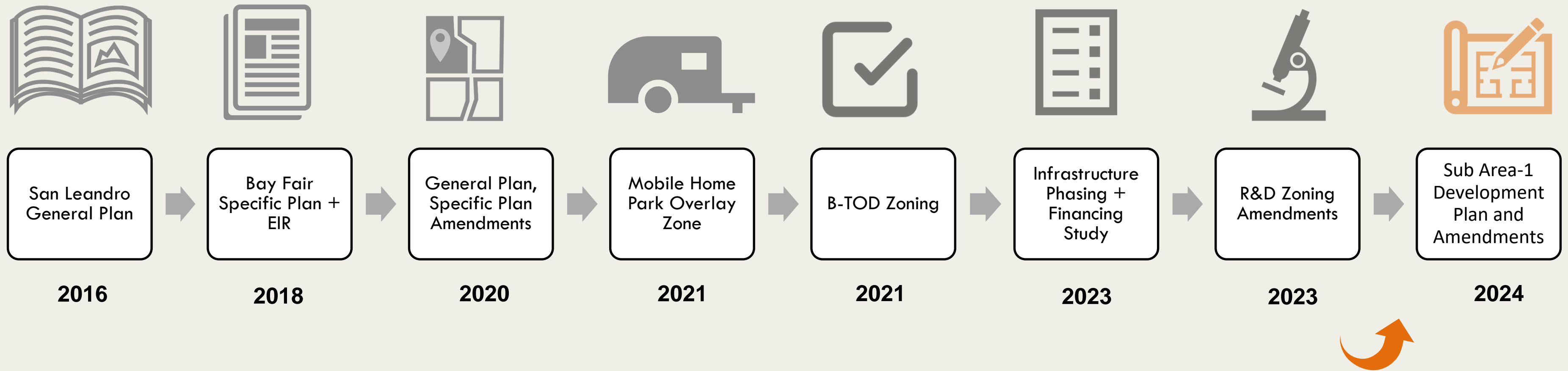


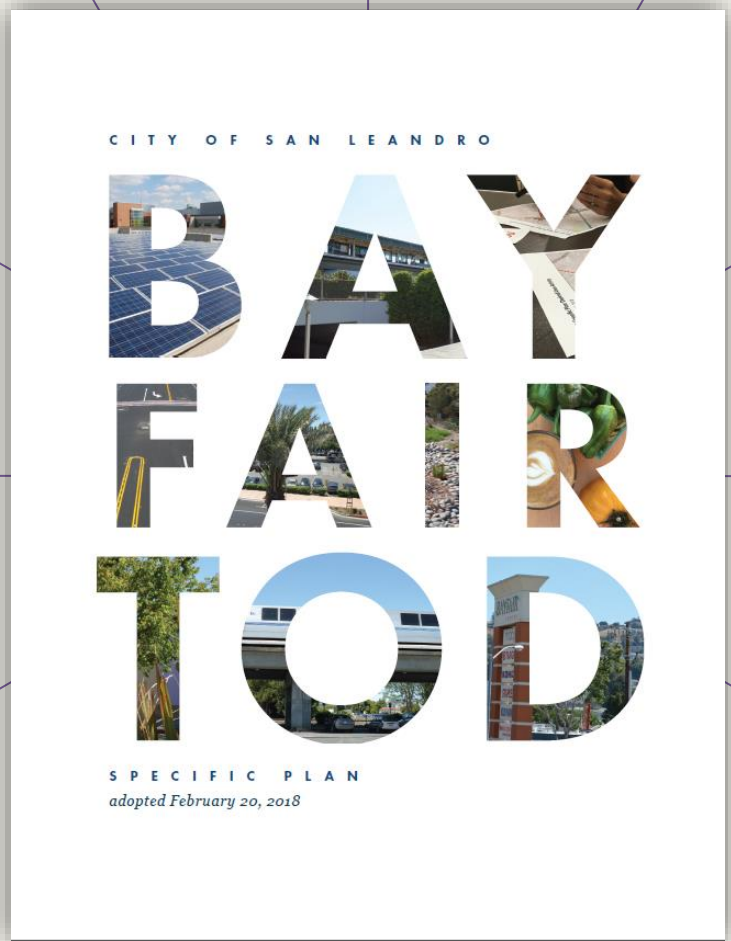
SUB-AREA 1



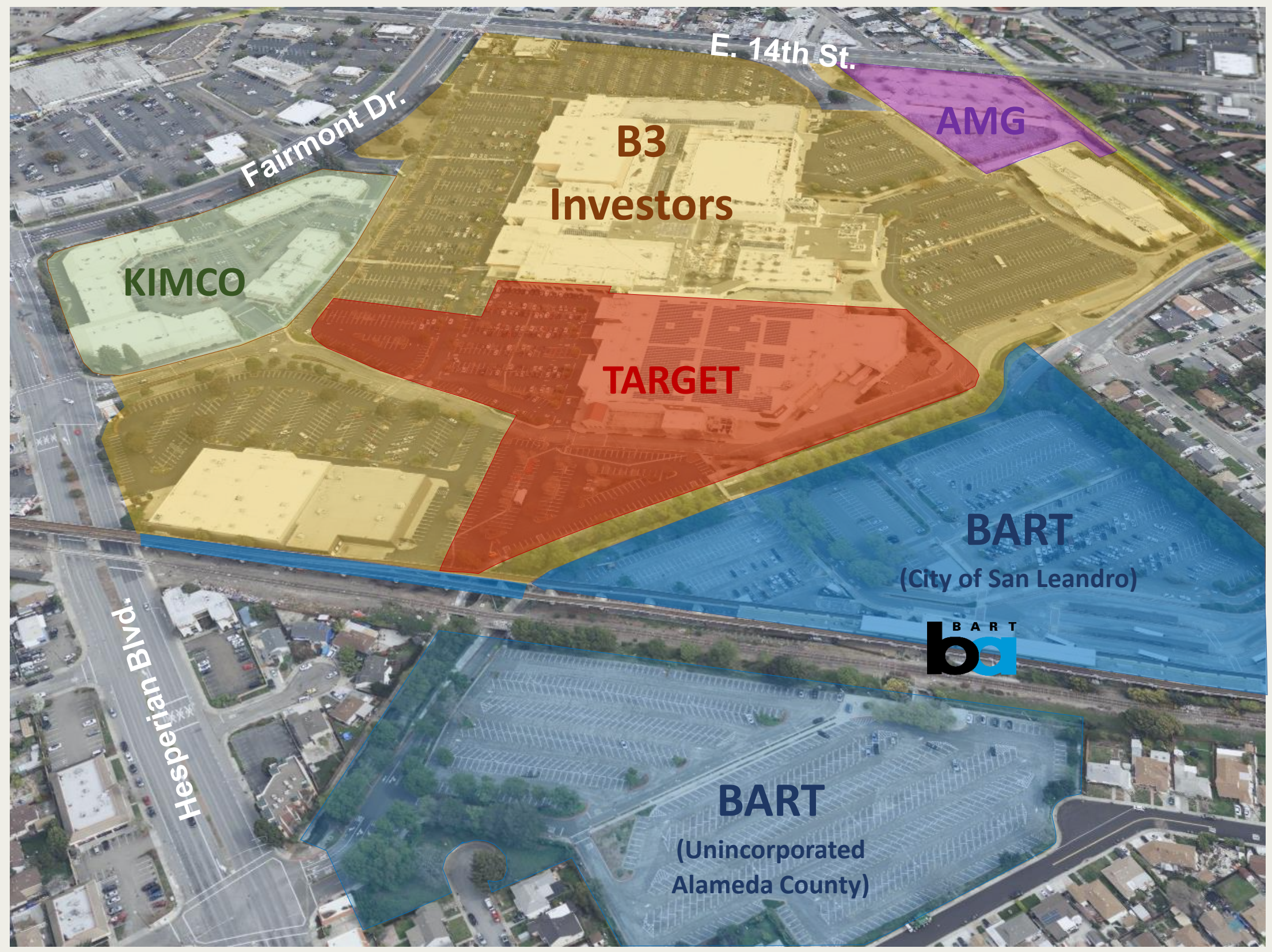
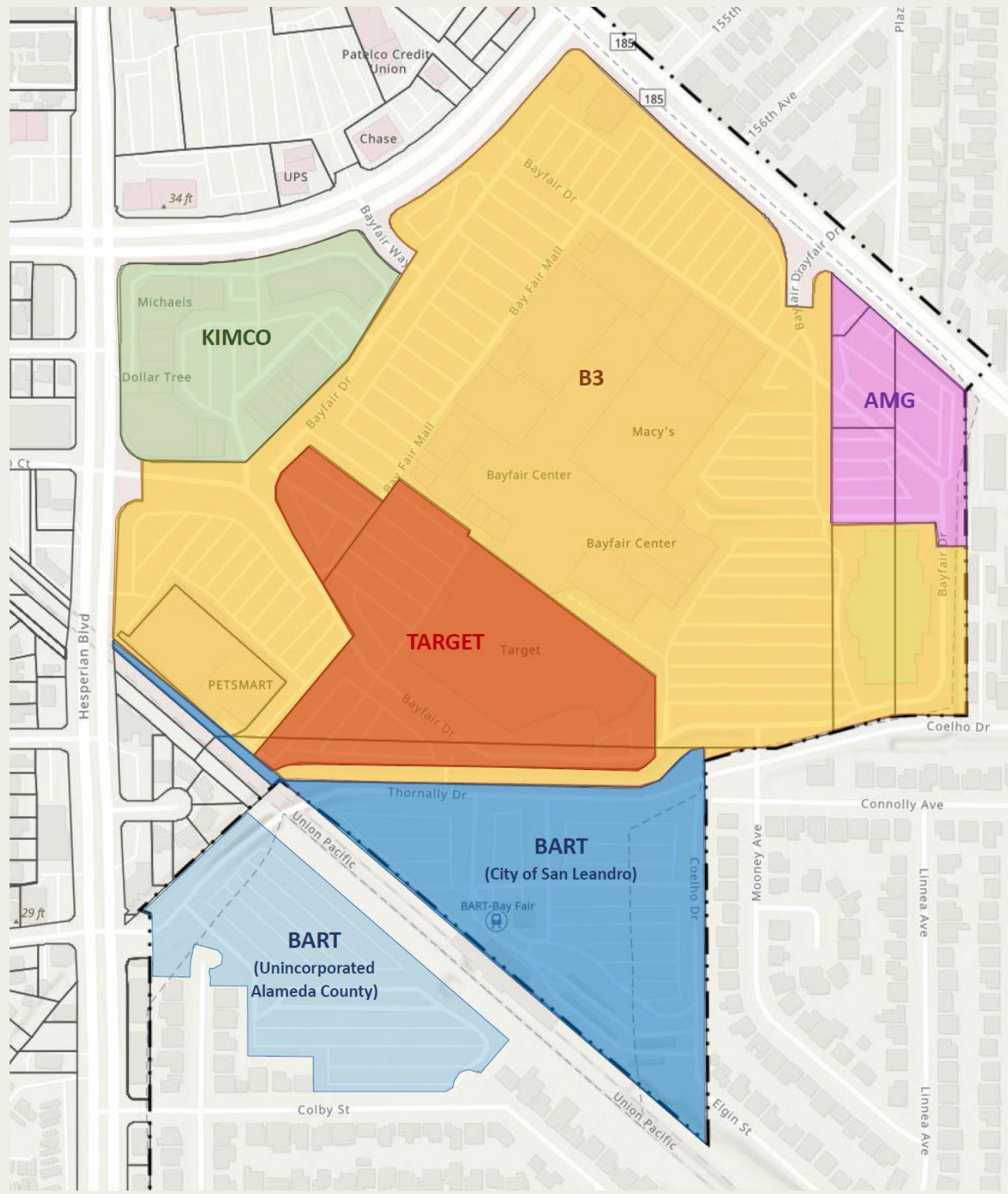
PLANNING AREA

BAY FAIR TOD PLANNING PROCESS





**BAY FAIR TOD
SPECIFIC PLAN –
DESIRED OUTCOMES
“Mall to Village”**



- AMG
- BART (City of San Leandro)
- KIMCO
- B3
- BART (Unincorporated Alameda County)
- TARGET

SUB-AREA 1 OWNERSHIP MAP & UPDATES

BAYFAIR CENTER UPDATE



BAYFAIR CENTER UPDATE



BAYFAIR CENTER UPDATE



BAYFAIR CENTER UPDATE



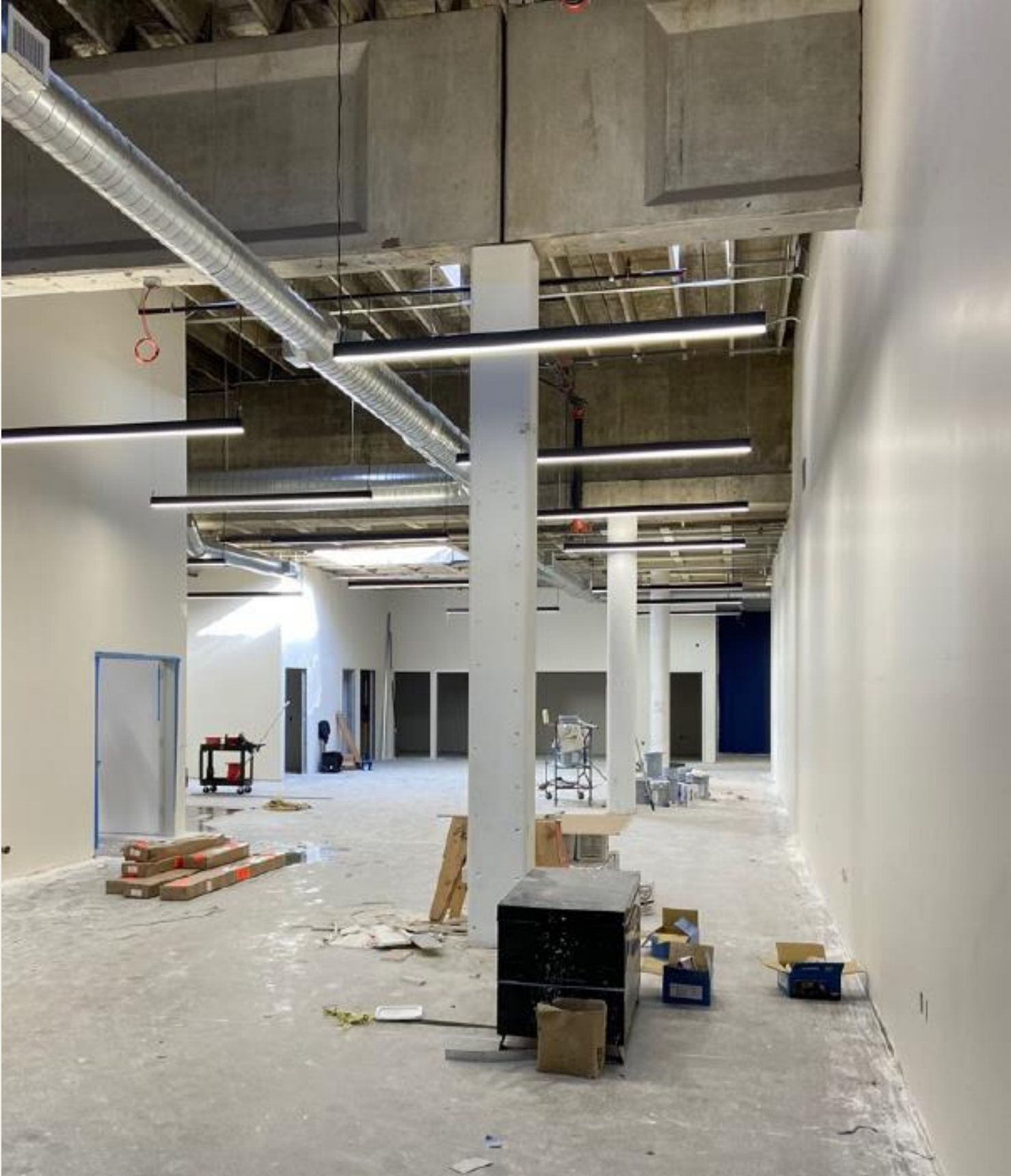
BAYFAIR CENTER UPDATE



BAYFAIR CENTER UPDATE



BAYFAIR CENTER UPDATE

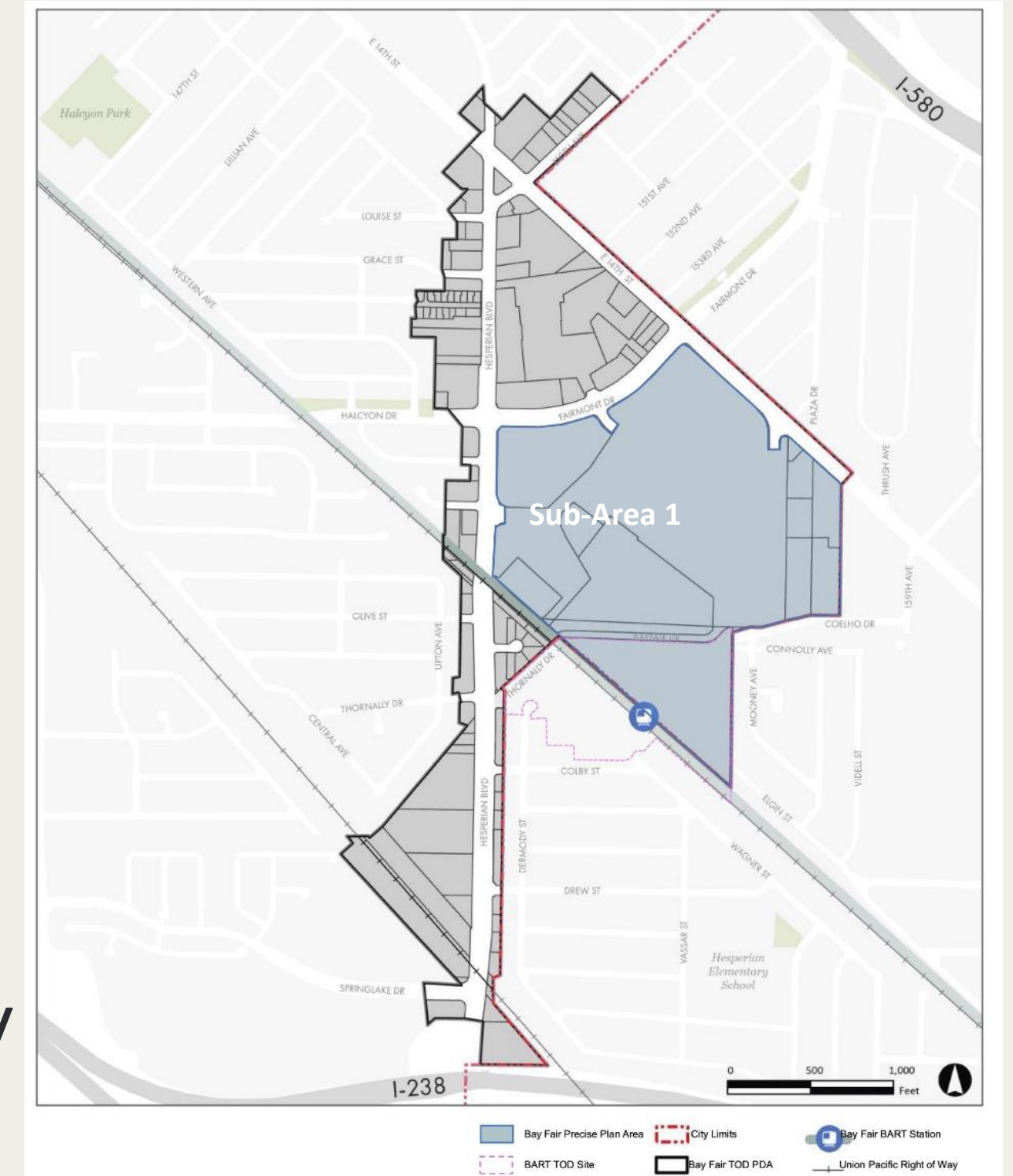


NEXT STEPS – DEVELOPMENT PLAN

City received \$1.8M in competitive MTC PDA Grants to:

- ✓ Implement Specific Plan vision
- ✓ Establish key development details for Sub-Area 1:
 - Parcel, block structure, and development program
 - Circulation, open space, green infrastructure
 - Parking and Transportation Demand Management
 - Implementation, phasing, and financing
- ✓ Advance solutions for key infrastructure challenges / access barriers – *including designs and prelim engineering*
- ✓ Address operational needs for existing uses

Bay Fair TOD Specific Plan and zoning will be updated accordingly





SUPPORT
EXISTING
RETAIL
OPERATIONS

DIRECT
CONNECTION
TO E. 14th
STREET &
FUTURE EAST
BAY
GREENWAY

CONNECTIONS
ACROSS
ESTUDILLO CANAL

BART
REPLACEMENT
PARKING

TRANSIT
CONNECTIONS

UPRR
TRACKS

ADA STATION
ACCESS

VISIBILITY /
THORNALLY
ENTRANCE

CATALYTIC INFRASTRUCTURE & CAPITAL NEEDS

SELECTION PROCESS



RECOMMENDATION

- Adopt a Resolution Approving and Authorizing the City Manager to Execute a CSA with Good City Company in an Amount Not to Exceed \$1,800,000 for Preparation of the Bay Fair TOD Development Plan, Specific Plan Update, and Related Environmental Documents; and to Appropriate Funding for Said Agreement (MTC Priority Development Area Grant Funded)

