



NEXT STEPS FOR ALAMEDA POINT

FREQUENTLY ASKED QUESTIONS

What is the City doing now to redevelop Alameda Point?

In June 2013, the United States Navy transferred 1,379 acres of the former Naval Air Station to the City of Alameda. This was the most important event in the development of Alameda Point since the base closed in 1997. Now that the City owns significant portions of land, the City is leading a planning effort that will pave the way for new development at Alameda Point. As part of this process, the City is preparing the following documents, which are slated for completion by January 2014:

- Environmental Impact Report
- Master Infrastructure Plan
- Zoning Ordinance and General Pion Amendments
- Town Center and Waterfront Precise Plan
- Transportation Demand Management Plan

Why are these documents important?

These are the last major planning documents needed to attract private investment and put a shovel in the ground at Alameda Point, possibly as soon 2014. These documents will provide the plans for shaping the future development and will implement the community vision for Alameda Point.

Why does your input matter?

Public participation, reflecting a diversity of community perspectives, will improve the quality of these important documents. Your point of view will add to and expand the public discussion. Your participation will also help build the broad consensus for the City's plans for Alameda Point and for implementing those plans.

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What is the vision for Alameda Point?

The City's plans call for a new mixed-use, transit oriented community, including 1,425 housing units, 5.5 million square feet of commercial space, and over 200 acres of parks and open space. It will maximize waterfront access and views, generate thousands of jobs, provide a mix of housing types for all incomes, preserve historic buildings, protect sensitive habitat for an endangered species, and create unparalleled shoreline park and open space opportunities.

The City has prepared an Alameda Point Planning Guide that summarizes the vision, planning approach and concepts, and detailed descriptions of the sub-districts outlined for Alameda Point. The Planning Guide can be found on the City's website at alamedaca.gov/alameda-point/current-draft-documents.

What are the traffic impacts of the proposed development at Alameda Point? How will these impacts be mitigated?

A draft Environmental Impact Report (DEIR) has been prepared for Alameda Point. The DEIR includes a detailed analysis of the potential transportation impacts and feasible measures to mitigate impacts for automobile, transit, bicycle, and pedestrian travel. Based on previous environmental documents, it is anticipated that future development of Alameda Point will result in significant transportation impacts.

Because of these potential traffic impacts, a plan is also being developed by the City to encourage people to use alternative modes of transportation as opposed to single occupancy vehicles to and from Alameda Point. The plan, called the Transportation Demand Management Plan (TDM), will include enforcement, incentives and monitoring mechanisms to help ensure the plan's effectiveness.

Both the DEIR and the TDM plan will be made available for public review and comment this fall. They will be posted on the City's website alamedaca.gov/alameda-point. The Transportation Commission and the Planning Board will also hold public hearings to provide an opportunity for residents and businesses to comment on these transportation-related documents.

How much housing is currently planned for Alameda Point and how does this compare to previous plans?

The current plans for Alameda Point include 1,425 housing units, incorporating a mix of multi-family and single family homes for a broad range of incomes. With the current focus on creating employment opportunities at Alameda Point consistent with the no-cost transfer of the property from the Navy, the proposed number of units is less than those planned in the previous two proposals put forward by master developers. (The Alameda Point Community Partners envisioned approximately 2,000 units and Suncal proposed 4,800 units.)

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What is the VA proposing at Alameda Point and when will they break ground? How many jobs will it bring?

The U.S. Department of Veterans Affairs (VA) is planning a \$200 million project at the north-west end of Alameda Point. The project will include a 160,000 square foot outpatient clinic, generating thousands of new construction jobs and approximately 250 new permanent jobs. There is no official commencement date, though construction is anticipated to start within the next three to five years. The VA is currently performing its environmental review jointly with the Navy.

Is big box retail being considered at Alameda Point?

All types of development that generate sales tax to help pay for police and fire services and parks are being considered for Alameda Point.

Current planning efforts are preparing development standards for Alameda Point, including allowable uses. Drafts of these standards are currently available for public review. The draft zoning ordinance amendment for the entire Alameda Point and conceptual ideas for development within the Town Center and Waterfront area are currently posted on the City's website alamedaca.gov/alameda-point.

How do these plans differ from the previous developer proposals?

Compared to the past proposals prepared by the previous master developers, the current development focuses on job generation and turning Alameda Point into an economic engine to replace the 14,000 military and civilian jobs lost with the closing of the base in 1997, consistent with the no-cost transfer agreement with the Navy.

How do you stay informed and participate in shaping the future of Alameda Point?

You may participate in the planning process and the review of the latest draft planning documents in a variety of ways, including:

- **Website** – Visiting the City's Alameda Point website alamedaca.gov/alameda-point to stay current with important announcements and news and to access the latest draft documents, a calendar of upcoming public hearings, FAQs, and fact sheets.
- **E-mail updates and comments** – Registering for the City's e-mail blasts of Alameda Point news and submitting comments by e-mailing AlamedaPoint@alamedaca.gov.
- **Twitter and Facebook** – Following the latest Alameda Point news on Twitter [@AlamedaNAS](https://twitter.com/AlamedaNAS) and on Facebook at facebook.com/AlamedaNAS.
- **Surveys** – Participating in the on-line surveys that will be periodically posted on the Alameda Point website alamedaca.gov/alameda-point/surveys throughout the fall asking for the community's opinion on key planning issues concerning future Alameda Point development.
- **Public Hearings** – Attending the City's public hearings and sharing your perspective, either verbally or in writing.

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