

From: [Hill, Shannon](#)
To: [Downtown West Project](#)
Subject: FW: HLC Early Referral - Google
Date: Sunday, October 18, 2020 6:54:18 PM
Attachments: [Draft HLC Memo, Google Project, Early Referral, 01-15-20.docx](#)

From: Han, James <James.Han@sanjoseca.gov>
Sent: Friday, December 13, 2019 10:09 AM
To: Arroyo, Juliet <Juliet.Arroyo@sanjoseca.gov>
Cc: Tu, John <john.tu@sanjoseca.gov>
Subject: RE: HLC Early Referral - Google

Juliet,

See attached Draft HLC Memo for the early referral for Downtown West. John has reviewed and commented for your information.

Thanks,
James Han
Planner | Planning Division | PBCE
City of San José | 200 East Santa Clara Street
Email: james.han@sanjoseca.gov | Phone: (408)-535-7843
For More Information Please Visit: <http://www.sanjoseca.gov/planning>

From: Arroyo, Juliet
Sent: Wednesday, December 11, 2019 6:08 PM
To: Han, James <James.Han@sanjoseca.gov>
Cc: Tu, John <john.tu@sanjoseca.gov>
Subject: RE: HLC Early Referral - Google

Hello James

Thanks so much for updating this old memo. My bad, sorry I forgot to get you Rosa's comments on that old memo. (I forgot that I did that memo so I also forgot that Rosa provided comments)

Can you update the memo to include all of her changes. See attached.

Also, can you add a very brief statement about where the project is in the CEQA process and the community outreach process.

If you can do this by tomorrow or Friday at the latest I can get it out to all of the reviewers in time.

Can you ask Shannon or David for a brief statement about CEQA.

Thanks Juliet

Juliet M. Arroyo
Historic Preservation Officer
City of San Jose
408-535-7847

From: Han, James
Sent: Wednesday, December 11, 2019 11:01 AM
To: Arroyo, Juliet <Juliet.Arroyo@sanjoseca.gov>
Cc: Tu, John <john.tu@sanjoseca.gov>
Subject: HLC Early Referral - Google

Hi Juliet,

See attached for Downtown West (Google) early referral memorandum and transmittal for your review and comment. My supervisor, John Tu has reviewed the memorandum for your information. I have also left a hard copy in your inbox.

Thank you,
James Han
Planner | Planning Division | PBCE
City of San José | 200 East Santa Clara Street
Email: james.han@sanjoseca.gov | Phone: (408)-535-7843
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Memorandum

TO: HISTORIC LANDMARKS
COMMISSION

FROM: Rosalynn Hughey

SUBJECT: EARLY REFERRAL
FOR THE DOWNTOWN WEST
(GOOGLE PROJECT)

DATE: January 15, 2020

COUNCIL DISTRICT: 3 & 6

RECOMMENDATION

Staff recommends that the Historic Landmarks Commission (HLC) review the plans for the Downtown West Mixed-Use Project (Google Project) under the “Early Referral” City Council Policy on the Preservation of Landmarks, 2006 (Attachment 1) to provide comments on the scope of the historic resources analysis to be included in the CEQA (California Environmental Quality Act) review, and the historic resources survey. See Attachment 2 for the Notice of Preparation for the Environmental Impact Report (EIR) on the Project.

BACKGROUND

The Project was filed with the City on October 10, 2019 and is a proposed mixed-use master development on approximately 80 acres within the Diridon Station Area Plan. Information about the Project can be found at <https://www.sanjoseca.gov/googleproject>. See Attachment 3 for a copy of the draft project plan set. The draft plan is focused on the project wide areas such as land use, open space, and transportation and as the project evolves additional details and exhibits would be incorporated.

The purpose of Early Referral is to give the HLC the opportunity to provide input and comments to staff and applicants on a proposed project’s relationship with historic resources, to better inform project planning, facilitate the environmental review process, and help make findings pursuant to the General Plan policies for historic preservation.

The Commission’s review covers historic resources and their treatment and includes designated City Landmarks and City Landmark Districts, resources listed on or eligible for the Historic Resources Inventory (HRI), and potential historic properties within and surrounding the Project Area.

A historic resources survey is underway covering all properties and features over 45 years old within the study area including the 80-acre project area and the surrounding properties within 200 feet. The survey work will help establish historic significance and eligibility. At this time, the survey is in the initial stages, but some information about the historic context and property types remaining is known. Attachment 4 is a summary memorandum on the initial survey phase done by the consulting firm Architectural Resources Group (ARG), documenting which properties in are project area are over 45 years old and which have been surveyed in the past.

The area was the industrial heart of the City with a good network of road and rail transportation for manufacturing and distribution. The historic mix of industrial, commercial, and residential uses remain in part for which some property types remain from those periods.

There are two designated City Landmarks within the Survey Area. They include the San Jose Water Works (HL91-57) which is located in the project boundary, and the Southern Pacific Depot/Diridon Station (HL94-100) within the 200-feet of the project boundary and is also on the National Register of Historic Places.

There are no designated City Landmark Districts or Conservation Areas within the project area, but a portion of the Lakehouse City Landmarks District (HD07-158) is within the 200-feet of the project boundary. There are also several properties listed on the HRI, added at various times under various surveys from the past. Updates for all HRI properties is currently being done as well as surveys for properties not on the HRI, but over 45 years old.

EVALUATION AND FOLLOW-UP

The completed historic resource assessment identifying and classifying the significance and eligibility of historic resources at the local, State, and National levels will be included in the Project CEQA document. The document will also discuss any impacts to resources identified. The HLC will have the opportunity to review the CEQA draft EIR document during the public review and comment period.

Any work to the exterior of the Water Works (HL91-57) and Southern Pacific Depot/Diridon Station (HL94-100) may require an HP permit, and depending on the scope of the work, may require a formal review and recommendation of the HLC before approval by the Planning Director.

ROSALYNN HUGHEY,
DIRECTOR
Historic Landmarks Commission

For questions please contact Juliet Arroyo, Historic Preservation Officer, at (408) 535-7847.

Attachments:

1. "Early Referral" Council Policy on the Preservation of Historic Landmarks, 2006
2. Notice of Preparation, **October 22, 2019**
3. Project Plan Set, October 10, 2019
4. Architectural Resources Group Memorandum, **October 15, 2019 (To Be Updated)**