



COMMUNITY BENEFITS

Community Benefits – Est. Value in Excess of \$10 Million

- A Project requiring no variances from the Regulating Plan for Plaza Saltillo TOD SAP
- 25% affordable housing, half of which will be in a dedicated senior residential building and half of which will be mixed in with the market rate multifamily residences
- Increased ridership, pedestrian and bicycle connectivity through LAB extension, new pedestrian paseos, improved streetscapes, and north-south connections
- 1.7 acres of activated Parkland to be dedicated to the city (plus an additional fee) with a connection from the parkland to the Plaza Saltillo station and will include pedestrian amenities
- 1.8 acres of elevated, private open space including amenities on top of the podium parking decks for residents





Community Benefits – Est. Value In Excess of \$10M

- Provided for a 60,000 sf full service grocery store to serve the surrounding community, located in the block facing I-35 to create a strong connection and draw from the west side of I-35
- 50,000 sf of service retail located along 5th Street and north south connections – this will vary from restaurant, to service, to soft goods. By providing a range of affordable housing and creating jobs the Project will enable neighbors to live where they work and to work where they live
- Human scaled buildings with design emphasis on the activation of the public realm
- Re-purposed historic buildings
- Inclusion of disadvantaged, minority and women-owned / local businesses

