Minutes of Regular Meeting

Board of Directors
San Jose Downtown Property Owners' Association

January 29, 2024

A regular meeting of the Board of Directors of the San Jose Downtown Property Owners' Association (POA), a non-profit California corporation, was held in person at 16 N 3rd St.

Board members present: Egge, Freise, Garcia, Herrera, Phan, Schneider, Zelalich

Members absent: de la Riva, Ristow, Southwell, McMahan

Also present were SJDA and Block by Block staff: Chief Executive Officer Alex Stettinksi, Deputy Director Chloe Shipp, Business Development Manager Nate LeBlanc, Community Engagement Manager Juan Carlos Aguirrue, PBID Project Coordinator Dennis Yu, Block by Block Program Director Chris Kendrix.

Freise called the meeting to order at 8:35 a.m.

Wolfram motioned to approve the minutes, Herrera seconded. All were in favor.

No public comments were made.

President's Report:

- 2024 Meeting Calendar: Board meetings for the rest of 2024 were shared.
    - March 19, 8:30 a.m.
    - May 21, 8:30 a.m.
    - August 20, 8:30 a.m.
    - October 11, 8:30 a.m. - Annual SJDA & PBID Meeting
    - November 19, 8:30 a.m.

- Santa Clara Corridor Project: The joint board retreat with PBID and SJDA boards was constructive. Board members decided on addressing the Santa Clara St Corridor Project. They agreed on a ninety day goal to paint two buildings. There is a possibility of creating an ad hoc committee with some board members from both SJDA and PBID boards.

  Freise requested an accountable ad hoc committee, and Wolfram motioned to form the committee.

  Painting Hank Coca's building: The second story of the building has not been painted, the board can talk to the property owner to see what needs to be done to complete the building paint. The design must use historic color, and Egge can provide paint renderings.

  Popup Retail: The board discussed picking one or two shell places on Santa Clara St to do interior improvements.

Vacant Spaces: PBID staff will create an inventory of vacant spaces on Santa Clara Street corner properties.

Old Business:

- Staffing Update: A list of top candidates has been generated for both the Operations Manager and Street Life Manager roles.
- Post Street Closure: PBID staff is engaging with the Post Street neighborhood after the San Pedro Street closure became official to discuss next steps.

Staff Reports:

- Operations Report: The City's Homelessness Response team is moving into 50 E St John St. This location, called the Collab, will be a space for SIT, PATH, County Behavioral Health and other partners to work collaboratively on individualized support for unhoused individuals.

- Business Development Report: LeBlanc updated the board on San Pedro Street garage construction and art installation. This work will close MOMENT temporarily, but does not have a confirmed timeline yet. City staff is currently putting the project out to bid. Urban Putt on Paseo 2 is opening February 15th.

- Street life Report: The lighting project, Dream Club Lab, is nearly finished. Shipp shared details about the grand opening on February 1. Stettinski is looking into tree lighting on Santa Clara Street and has spoken with the City and PG&E.

- Community Engagement Report: Agurrie is assigned as the Placer.ai staff lead.

Other Matters:

- The Board discussed a possible street mural on San Pedro Street to make the newly formed pedestrian mall feel more like a pedestrian only space. This work could be a volunteer event. City staff is working on the long-term plans for redesigning San Pedro Street now that it is a pedestrian mall, but interim design is neeced - FINISH WITH BZ.

The meeting was adjourned at 10:04 a.m.