

OWNER'S LANDSCAPE & AG PROGRAM

Santa Clara Agrihood An Urban Sustainable Community

Revised: November 19, 2015
February 17, 2016

URBAN AGRICULTURAL OPEN SPACE IMPROVEMENTS:

1.5 Acres, (61,890sf)

- 1. Market Plaza: 6,000sf**
 - a. Seating area
 - b. Entry Portal Structure/Art Icon
 - c. Meeting and gathering area
 - d. Farmstand (Alternatively located in Community Building Courtyard)
 - e. Bike Parking (25 spaces)
 - f. Possible:
 - i. Entertainment / Gazebo area (trellis or raised step area)

- 2. Community Yard & Building: 10,000sf**
 - a. Community Building (3,000sf)
 - i. Construction Type;
 1. Barn style (possible loft or 2nd floor),
 2. Occupancy type?
 - ii. Main area a flexible workspace, (+/- 700sf)
 - iii. Tool shed (+/- 800sf)
 - iv. Machine/wood workshop
 - v. Demonstration Kitchen Island
 1. Review feasibility of off-the-grid fuel source: propane, and biogas
 2. Review feasibility of sink to greywater / landscape treatment
 - vi. Classroom for 20-25 (+/- 800sf)
 - vii. Bathrooms-
 1. Review feasibility of greywater use
 - viii. Cold storage room

 - b. Plaza Courtyard (3,500sf)
 - i. Connection / transition point from the Market Plaza
 - ii. Seating area
 - iii. Possible:
 1. Pizza Oven
 2. Small Stage
 3. Coffee Juice bar

 - c. Working Barnyard (3,500sf)
 - i. Connection of the Community Building and the gardens

- ii. Working area with outdoor sink and garden work stations
- iii. Greenhouse
- iv. Composting
- v. Propagation
- d. Drinking water fountain
 - i. Drain to landscape treatment planter

3. Community Gardens: 6,000sf

- a. Senior, veteran and handicap therapy raised beds
- b. Children's teaching garden
 - i. Raised and creative (mound/vertical) planting beds

4. Agricultural Garden: 30,000sf

- a. Row beds
- b. Surrounded by a row of hedges
- c. Possible:
 - i. Small aquaponics : 12'x25'

Civil Engineering Innovations to determine feasibility of:

1. Reclaimed water (purple pipe) – Not available in this part of Santa Clara
 - a. Irrigation
 - b. Toilets
 - c. Designated hose bibs
2. Stormwater
 - a. Retention and re-use: 8' diameter x 15' tank?
 - b. 100% infiltration / dispersion goal possible?
3. Well water use possible, and costs?
4. Windmill?
5. Potable Freshwater is needed for:
 - a. Vegetable wash
 - b. Washing hands
 - c. Drinking water

Surrounding Area Improvements:

- a. Parking Spaces: 8 spaces (in addition to land area)
- b. School Bus parking: Confirm allowed along curb at Winchester, or provide onsite.
- c. Orchard trees along perimeter
- d. Senior Plaza: 7,000sf of planting/garden
 1. Senior Therapy
- e. Market Rate Apartment Plaza: 7,000sf of planting/garden
- f. Public Common Areas: planting/garden adjacent to walkways, buildings, and roads.
- g. Senior Roof Deck Planting
- h. Luxury Apartment Roof Deck Planting

ON-SITE SERVICES:

- a. **Market Plaza:**
 - i. Confirmed: Market Plaza with listed hours

- ii. Possible: Farmers Market
 - 1. Seasonal Displays
 - 2. Entertainment / Events

b. Community Garden:

Programs for:

- i. Educational
- ii. Gardening
- iii. Therapy

Audience:

- i. Veterans
- ii. Seniors
- iii. Children
- iv. Neighborhood

d. Agricultural Garden:

- i. Farmstand
- ii. Farm Boxes (CSA's)
- iii. Consideration restaurant program

e. Community Yard and Building:

- i. Classes: Gardening, sustainability, horticulture
- ii. Demonstration: Food preparation
- iii. Consideration research institute

Considering Including:

Small Dog Park

Painting / crafts / Pottery area (maybe in apartment building?)

Animal husbandry (+/- 60'x20')

- 1. Chickens, Rabbits
- 2. Possible: Goats

RESIDENTIAL LANDSCAPE IMPROVEMENTS:

4.3 Acres, (187,308sf)

1. Mixed-Income Residential:

- a. Building perimeter landscaping
- b. Podium deck courtyard landscaping
 - i. Seating areas
 - ii. Possible water feature / fountain
- c. Roof deck space (3,500sf)
 - i. Seating / conversation areas
 - ii. Possible fire pit / fireplace
 - iii. Greenery
 - iv. Shade structure

5. Senior & Veteran Residential:

- a. Building perimeter landscaping
- b. Podium deck courtyard landscaping
 - Seating areas
 - Possible water feature / fountain
- c. Roof deck space (4,500sf)
 - Seating / conversation areas
 - Greenery
 - Shade Structure

2. Townhomes:

- a. Common area landscaping

3. Paseo (between the senior / veteran & mixed-income residential):

- a. This is a pedestrian corridor to the AG area as well as a fire dept access.

General Notes:

- 1. Plant palate should be “Sustainable” and native or edible.
- 2. The landscape should “flow and connect” the residential pieces and the Ag space.