

Automated Transit Network Demonstration Project for the City of San Jose

RFI Response

Attachment (Part 1):

1. BSB Letter
2. BSB Qualifications
3. Encitra Presentation
4. IST PodCar I Brochure
5. NY Times PodCar II Article
6. Vectus Brochure
7. Beamways Brochure
8. SkyTran Brochure

Automated Transit Network Demonstration Project for the City of San Jose

RFI Response

Attachment 1:

BSB Letter

November 17, 2008

Christer Lindström, President
General Transportation Fund
147 S. River St., Suite 207
Santa Cruz, CA 95060

Dear Mr. Lindström:

We thank the General Transportation Fund (GTF) for bringing details regarding San José's Automated Transit Network Demonstration Project to our attention. As a committed sustainable developer and builder for the past three decades, we were delighted to see the City of San José pursuing the beginning stages of such a groundbreaking transit project. We see the Automated Transit Network Demonstration Project as the first step in an expansion of sustainable transit to meet the transportation needs of a growing and diverse valley.

Barry Swenson Builder has always been fully committed to transit oriented policies, to the City of San José, and to Silicon Valley. We have been pioneers in transit-oriented urban development in the City of San José with multiple residential projects underway or completed near rail and light rail hubs. Similarly, our projects (see included packet) span a diverse range from industrial buildings, medical buildings, hospitals, commercial office buildings, retail centers, and hotels to university facilities and historic restorations. We are one of the largest commercial contractors and developers in Silicon Valley and the Bay Area. We feel our background would make our firm an ideal choice as a general contracting partner should the City of San José move forward with GTF's proposal.

We are excited to hear about the transit opportunities coming to the City of San José through this and other programs. Please keep us informed of your progress in this endeavor and we look forward to a participatory role with your team in making this proposal a reality.

Regards,



Barry Swenson

www.barryswensonbuilder.com

A DIVISION OF GREEN VALLEY CORPORATION

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RFI Response

Attachment 2:

BSB Qualifications

As a third generation builder, Barry Swenson Builder uses a "can-do" approach which is based on a heritage of quality, diversity, and functional creativity. Barry Swenson Builder is dedicated to providing the highest quality service while maintaining a cost-effective approach for a variety of project types including:

- Multi-Family Residential
- Office
- Hospitality
- Medical
- Senior Living
- Institutional Work
- Industrial
- R&D
- Retail
- Mixed-Use
- Historical Rehabilitation
- School/Campus Facilities

In this age of technology, construction has evolved from hammer and nails, brick and mortar, to computer-aided design and scheduling, scientific seismic advances, and innovative materials. Barry Swenson Builder combines 75 years of experience with today's technology to provide a broad range of services. These services include historical rehabilitation, advanced medical facility construction, investments and ownership, property management, and community development.

Barry Swenson Builder's projects are based upon quality, economy, and teamwork. Our team of professionals successfully incorporate a broad spectrum of services into our projects including:

- Contracting
- Estimating
- Design-Build
- Engineering
- Leasing
- Scheduling
- Partnering
- Space Planning
- Financing
- Government Relations
- Turn-Key Development
- Project Management
- Investment Opportunities
- Property Management
- Community Development
- Partnership Organization
- Financial Management
- Contractor Coordination
- Construction Management
- Permitting and Entitlement

As a full-service developer/builder, Barry Swenson Builder has an important responsibility to its clients. Not only must we provide the services necessary to complete the project, but also we must ensure that the services we provide meet the specific needs of each venture. We work diligently with our clients to determine the scope of services needed. Some projects require a turnkey approach, which includes financing, design, leasing, construction, ownership, and management. Other projects may require only components of these services, such as pre-development activities or construction management. For every project scope, Barry Swenson Builder provides the services to successfully complete the job.

Long Term Property Management Services

The continued success of a project depends on the project's management after construction is finished. The property manager's extended dedication to the building, the tenants, the grounds, and the owners is the key to maintaining a project's value and financial stability. Long term service, tenant satisfaction, and financial soundness are Barry Swenson Builder's goals for every property it manages. Barry Swenson Builder is currently involved in managing in excess of 100 properties in several states. Our success depends on the effective involvement in properties we manage.

Financial Capability

Green Valley Corporation, d.b.a. Barry Swenson Builder, has been a successful part of Silicon Valley since its beginning in 1961.

Long-term relationships with numerous lenders including Wells Fargo Bank, Union Bank, Bank of the West and Tokai Bank of California, give Barry Swenson Builder the capability to finance projects of nearly any size. From construction loans, lines of credit, and substantial bonding capacity, we have numerous resources to meet a project's financial requirement.

For additional information, please contact Lee Ann Woodard, Controller, at (408) 287-0246. We are pleased to share any financial information you may need, but please keep in mind that this information is confidential.

VENDOME PLACE

High-Rise Residential Living



LOCATION

San Jose, CA

PROJECT TYPE

High-Rise Residential Living

DEVELOPER/OWNER

Green Valley Corporation
Vendome Place, LLC

GENERAL CONTRACTOR

Barry Swenson Builder

ARCHITECTS

Berger, Detmer, Ennis
Barry Swenson Builder Architecture

LOT SIZE

2.8 acres All Phases

UNITS

Ground Floor Office and Retail
62 Residential Units
6 Bi-Level Penthouse Units

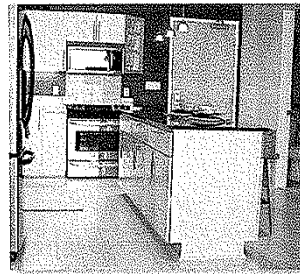
FUTURE PHASES

400+ Additional Units

Phase One of **Vendome Place** was completed in early 2005 and is located just south of the Santa Clara County Civic center in San Jose. This ten story residential high rise is within a short walk of the Civic Center light rail station, the shops and restaurants of Japantown and the recently completed Guadalupe River Parkway. Future Phases, up to eighteen stories in height, will be built on the site above structured parking along North First Street

Some additional amenities to the Vendome Place high-rise are listed below:

- Two-Story Residential Lobby
- Secured Entry
- 10 Story Residential
- Within 100 yards of Light Rail
- Internet Access
- Views and Vistas of Silicon Valley
- Bi-level Penthouse Units
- Fitness Center
- Onsite Parking
- Cable with Comcast
- Cost Efficient Utilities



CITY HEIGHTS

High-Rise Residential Living



LOCATION

Corner of San Pedro &
W. St. James, San Jose, CA

PROJECT TYPE

16 Stories High-Rise
Residential Condominiums

DEVELOPER/OWNER

Green Valley Corporation
City Heights LLC

GENERAL CONTRACTOR

Barry Swenson Builder

ARCHITECTS

The Steinberg Group
Berger, Detmer, Ennis

LOT SIZE

0.77 acres

UNITS

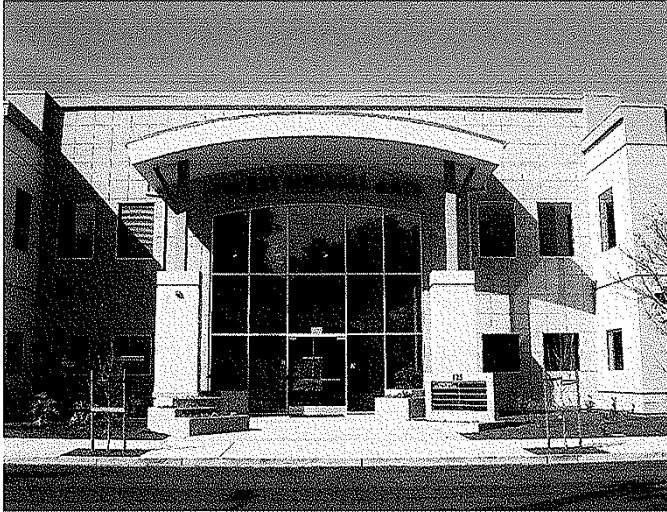
124 Units - 647 sq.ft. - 1,813 sq.ft.

161 Units per acre

City Heights is located at the corner of San Pedro and West St. James Streets in San Jose, with easy access to many major freeways. The project will consist of one and two bedroom units along with three live/work lofts and two commercial/office units. City Heights will provide the first for sale high-rise residential tower in San Jose creating luxury urban living facing a historic city park.



FOREST MEDICAL ARTS



LOCATION
San Jose, CA.

ADDRESS
Corner of Forest Ave. and Ciro Ave.
Directly across from O'Connor Hospital

PROJECT TYPE
Medical Office Building

DEVELOPER
Green Valley Corporation

GENERAL CONTRACTOR
Barry Swenson Builder

DATA
Building: 30,000 s.f.

Forest Medical Arts is a newly constructed 30,000 s.f. medical office building located directly across from O'Connor Hospital. With local ownership and management, this Class A medical office building reflects unyielding dedication to quality.

This building has high quality interior finishes along with beautifully landscaped exterior. It was designed to allow for 10 foot finished ceiling heights.

The project includes covered parking with direct access to a beautifully appointed lobby with oversized elevator. Privately metered utilities to individual suites.



Good Samaritan Medical Plaza

**LOCATION**

San Jose, CA.

PROJECT TYPE

Medical Office Building

ARCHITECT

Barry Swenson Builder Architectural

DEVELOPER / GENERAL CONTRACTOR

Barry Swenson Builder

DATA

Building: 44,385 s.f.

Lot Size: 2.02 Acres

Parking: 237 stalls

The Good Samaritan Medical Plaza is an outpatient healthcare facility designed to serve the needs of a major suburban area of San Jose. This prototype satellite medical office building was designed to function within an integrated health-care delivery system. The planned second phase will add a 34,000 square foot medical office building with additional outpatient facilities and ancillary services.

The design of each suite is tailored to the needs of each doctor, incorporating examination rooms, offices, reception desk, records area, private lobby space, storage area, and other rooms that are necessary and conducive to an efficient medical practice.



High Tech Center

San Jose City College



The High Tech Center is San Jose / Evergreen Community College District's newest addition to their San Jose Campus. The project is a turn-key product by Barry Swenson Builder through Development Services to Construction.

This project is compliant with the Department of General Services, Division of the State Architect – Bay Area Office.

LOCATION
San Jose, CA

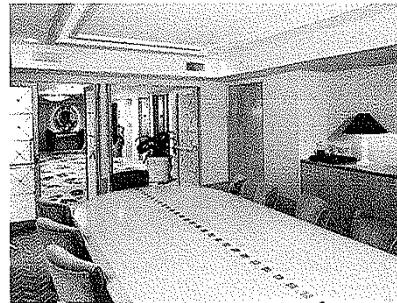
PROJECT TYPE
Institution-Classrooms
High Tech Center

ARCHITECT
Bfgc Architecture

DEVELOPER / GENERAL CONTRACTOR
Barry Swenson Builder

DATA
Building: 80,000 s.f.
Steel Frame/ Concrete Pandeck Construction
5 Floors on a Matt Foundation

Hotel DeAnza



BEFORE

Marking the entrance to the heart of downtown San Jose, the Hotel DeAnza is a historic gem. Originally built by Barry Swenson's grandfather, Carl N. Swenson, the same attention to detail was applied with present technology and building codes. After complete seismic upgrades, interior and exterior renovations of hotel and restaurant, the Hotel DeAnza was an Honor Award winner in the category of Historic Preservation & Adaptive Re-use.

LOCATION

San Jose, CA

PROJECT TYPE

Hotel & Restaurants
Historical Rehabilitation

ARCHITECT

Kenneth Rodriguez & Assoc.

DEVELOPER

Saratoga Capitol, Inc.

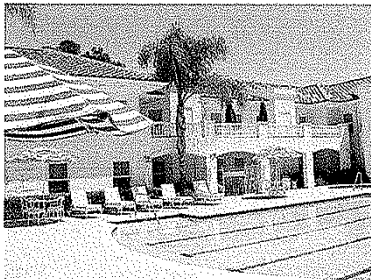
GENERAL CONTRACTOR

Barry Swenson Builder

DATA

10 Story
101 Rooms

The Hayes Renaissance Conference Center



Located in the heart of South San Jose, The Hayes Mansion is a certified historical building that was originally built in 1905. The entire Mansion was seismically upgraded and renovated to become a premier showplace for Conferences, Meetings, and Weddings. The second phase of the construction included 130 guest suites, new bar/lounge, athletic room, spa, pool, tennis courts, and extensive improvements to the Edenvale Garden Park.

LOCATION
San Jose, CA

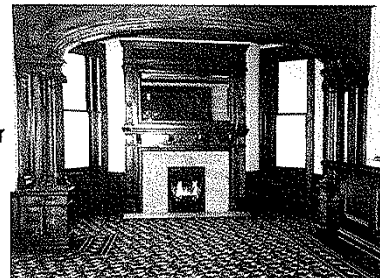
PROJECT TYPE
Hotel & Conference Center
Historical Rehabilitation

ARCHITECT
Architopia Architecture

DEVELOPER
Hayes Renaissance, L.P.

GENERAL CONTRACTOR
Barry Swenson Builder

DATA
3 Story
130,000 s.f.
130 guest suite addition



MIDTOWN CENTER



This 16 acre former Sears Store property was purchased in 1994 and redeveloped into a mixed-use project. The site is now occupied by Safeway, McDonalds, 90 Family Apartments, 140 Senior Citizen Units, 62 Townhomes and a City park. It has been hailed as one of the most successful redevelopment projects in San Jose.



LOCATION

Meridian and San Carlos Street
San Jose, CA

PROJECT TYPE

Mixed-Use/Residential

ARCHITECTS

Barry Swenson Builder-Architectural
Sandy & Babcock

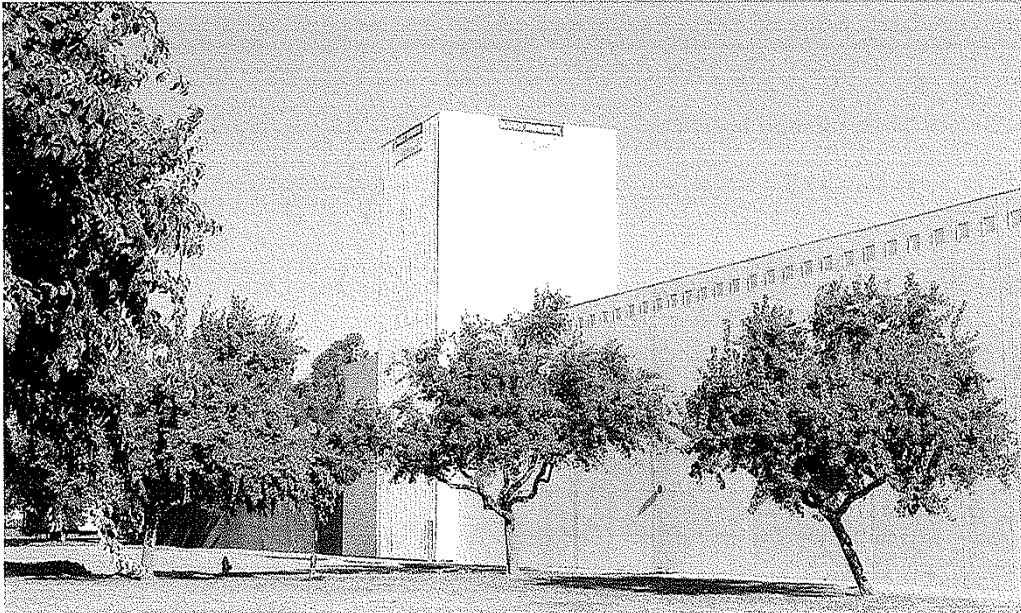
DEVELOPER(S) / GENERAL CONTRACTOR

Barry Swenson Builder
Safeway

DATA

16 Acre Site

696 EAST TRIMBLE ROAD



The 200,000 square foot warehouse distribution center is located on East Trimble Road in San Jose, CA. The facility is conveniently located to Hwy. 880 & 101 and is designed as a ground, trucking and transportation center with docking space for trucks and additional yard space.

100,000 square feet of the facility is occupied by Federal Express and there is 100,000 square feet available for lease.

LOCATION

696 East Trimble Road
San Jose, CA

PROJECT TYPE

Warehouse Distribution Center

ARCHITECT

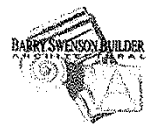
Arc-tec and Barry Swenson Builder
Architectural

OWNER/GENERAL CONTRACTOR

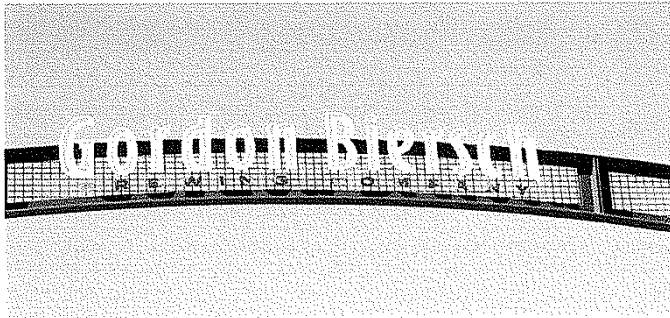
Barry Swenson Builder

DATA

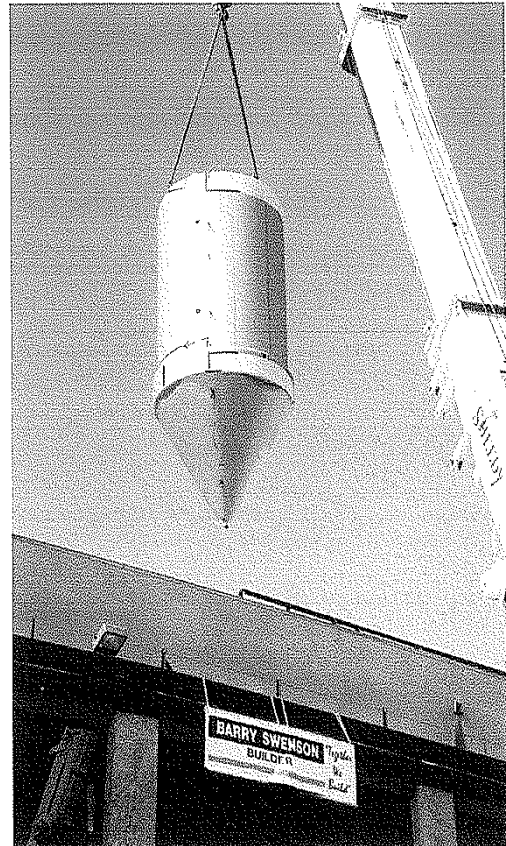
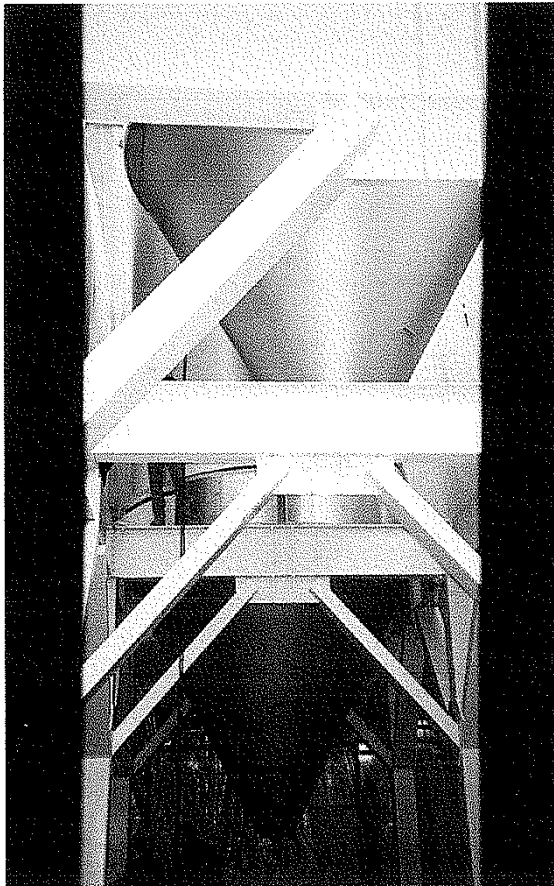
70,000 s.f. to 205,000 s.f.



Gordon Biersch Brewery



Completed in 2000, Gordon Biersch Brewery expanded their operation by adding four (4) additional 17,500-gallon fermentation tanks to their current system. Under stringent requirements for maintaining a sanitary workplace, a massive structural steel support frame was engineered, fabricated and set into place to support the large tanks. In addition, a network of stainless steel piping was installed to route the brew to the bottling plant located within the facility.



LOCATION

357 E. Taylor Street, San Jose

PROJECT TYPE

R&D / Brewery

STRUCTURAL ENGINEER

Peoples Associates

DEVELOPER

Gordon Biersch Brewing Company, Inc.

GENERAL CONTRACTOR

Barry Swenson Builder

DATA

4 - 17,500-Gallon Fermentation Tank Project

Echelon Corporate Headquarters San Jose, California



This 10-acre site was assembled between 1989 and 1993. The warehouses were initially improved to office and manufacturing space. Several of these buildings still occupy the site, which now is mostly improved with Echelon's state of the art corporate campus.

The campus site contains two 75,000 square foot 3-story office buildings and a 488 space above ground parking structure. The improvements were built-to-suit for the highly technical needs of Lon Works, the R&D division of Echelon by incorporating sophisticated inter-connected lighting, electrical, and HVAC systems, the goal was achieved. The exterior polished facade of brushed satin metals and glass compliment well the high-end interior furnishings, athletic room, creating a noticeably professional atmosphere throughout.



LOCATION

San Jose, CA

PROJECT TYPE

Office / R&D

ARCHITECT

Ai / Barry Swenson Builder-Architectural

DEVELOPER / GENERAL CONTRACTOR

Barry Swenson Builder

DATA

Buildings - 150,000 sf

Parking Structure - 488 Spaces

Lot Size - 10 Acres



**Automated Transit Network
Demonstration Project for the City of
San Jose**

RFI Response

Attachment 3:

Encitra Presentation



Crista Lopes
University of California, Irvine

THE ENCITRA VIRTUAL CITY

VISUALIZE CHANGE

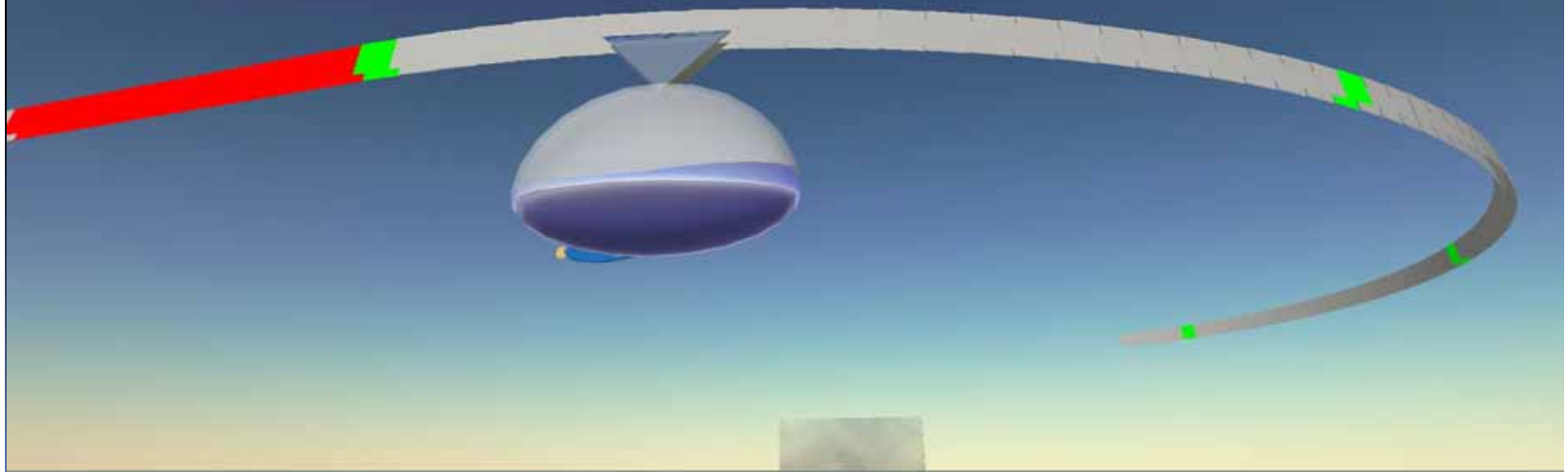
Encitra:

- On-Line Virtual Worlds for Real World Conceptualization
- 3D models derived from real data
- Highly interactive, on-line, visual communication process & tool promoting
 - community education and engagement
 - transparent processes
 - responsible planning

Background: SkyTran in Second Life®

secondlife://TechCoast

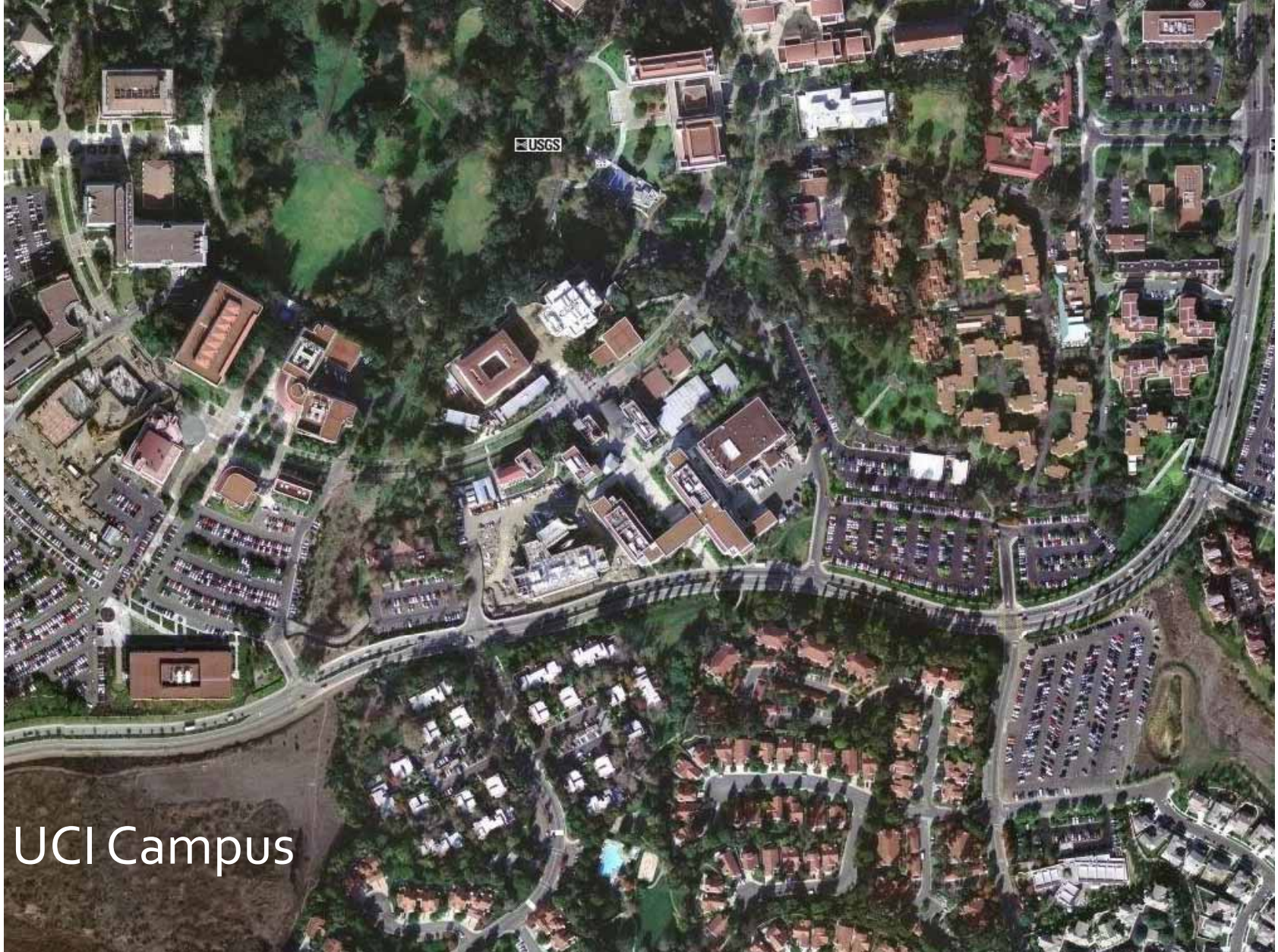
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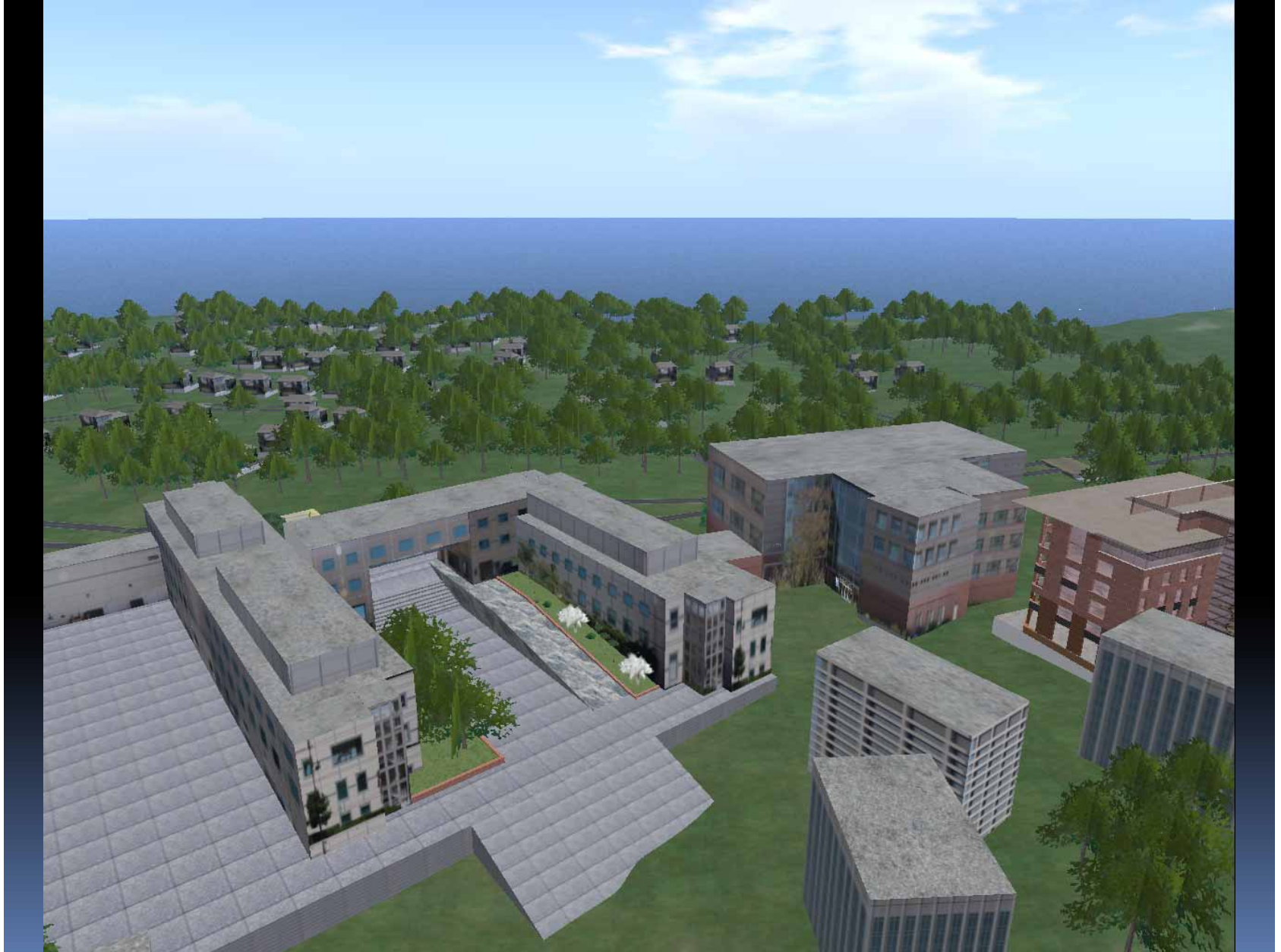




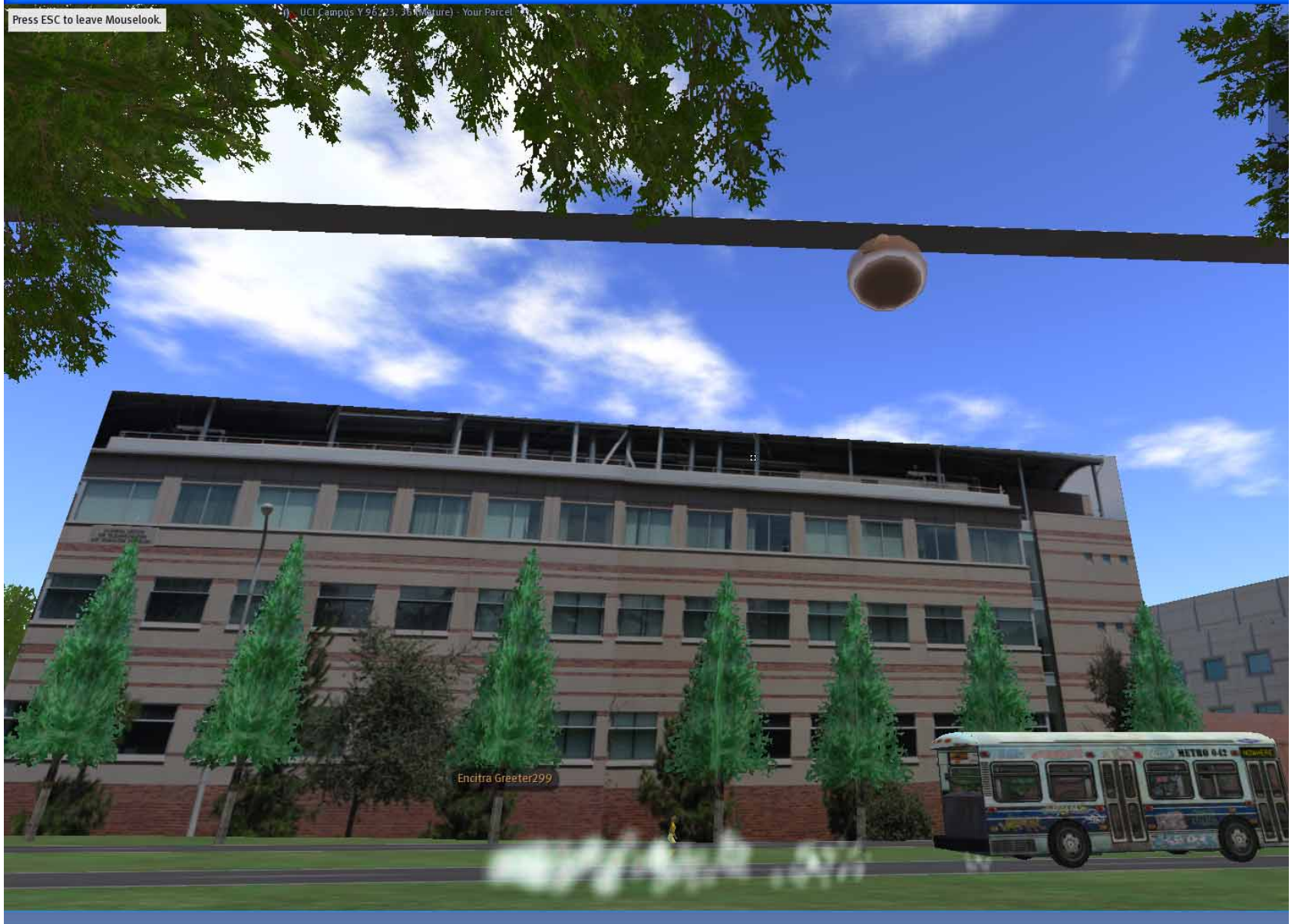














Encitra

- Wiki-planning? Not necessarily.
 - Conceptualization tool for all stakeholders and the general public
 - Contact: lopes@ics.uci.edu
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