

**Winchester Orchard Neighborhood Association (WONA)
General Meeting**

**Monday, January 24, 2022 at 7:00
Virtual on Zoom**

Meeting Facilitator - Daphna Woolfe

Chat Monitor - Joan Johnsen

Meeting - Monitor - Bill Cope

Meeting start 7PM

- **WONA Board** present – Daphna Woolfe, Bill Cope, Chris Giangreco, Barbara Emerson, Katie Meitzler, Dave Johnsen, Joan Johnsen

- **Agenda**
 - Introductions of WONA board members and city officials and guest speakers.
 - District 1 Update - Vice Mayor Chappie Jones
 - Federal Realty - Seth Bland
 - Pulte Construction – Bill Sadler
 - Neighborhood Stewardship - Block by Block
 - Constance Drive - Case Study
 - Crime in our neighborhood, what you can do about it
 - Other Business
 - Q&A

- **District 1 Update – Vice Mayor Chappie Jones**
 - District 1 is now fully staffed
 - Chappie's 2022 primary focus -- Public Safety – next 11 months – address crime.
 - Redistricting – District 1 is slightly larger – South of Stevens Creek, North of 280, added Winchester Santana Row to 880
 - Santana West
 - Traffic signal and Fence on Olin – Referred to Seth
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 - Miscellaneous
 - Repaving – 1052 miles of streets to be repaved by 2028
 - Measure A – finally seeing some benefit of Measure A now. Tiny homes, other development finally coming to fruition
 - Homeless Response Team and Beautify SJ team are often visiting Moorpark Winchester.
 - Federal Realty has approached the city about taking ownership of that property.
 - SJ Legal is open to the idea
 - Stevens Creek Corridor Vision has made progress for high-speed high-capacity transit from Diridon to Cupertino with the City of Santa Clara, Cupertino, and the County. Also looking for multi-modal transit on Stevens Creek. Then can get to Diridon to Bart etc.
 - A FUSE Fellow is assigned to work on the Innovation Zone. This includes Smart technology on Traffic and Congestion

- **Captain Brian Shab San Jose Western District**
 - All neighborhoods have similar complaints
 - He pulled 3 months of car break-ins and there were only 6. It is thought to be low because people are not reporting it. One woman at Cadillac, her car has been broken into 5 times.
 - WONA - # of Calls = 216 for Service Oct-Jan 1 for WONA; most are disturbance calls – loitering, vagrancy; One call was a robbery at Barnes & Noble – a Homeless person came in and took a book.

- Most days they start 4-5 calls in the hole and end the day 9-10 calls in the hole. But they try to do what they can
 - Moorpark and Winchester – there was a New Year’s Assault issue pickax.
- Burglary Prevention Unit was created 2½ years ago by Eddie Garcia. We have a great Crime Prevention team – they can do classes on “How to harden yourself, so you are not a victim”. Park under lights, garage your car, etc.
 - Neighbors need to watch out for Neighbors
 - Homelessness – Frequent request – Please move the encampment away from my house. There used to be a ruling of can’t sleep in your car. The Court said that is illegal. They CAN DO enforcement on private property.
- QUESTIONS
 - Question – Neighborhood Watch – Who do we contact. Some streets want to do this. Daphna to be introduced to Kareta Domingez – Neighborhoods should first establish a Neighborhood Watch, then do Crime Prevention
 - Question – 311 Application for City of San Jose. Use 311 APP and then tell Chappie’s office.
 - Question – Reporting car break-ins etc. Some have tried to call and got no response. Per Brian – you got broken into and there is no video or obvious tool that did it. Then do the report online www.sjc.org – button upper right corner for the form. Other scenarios – you see evidentiary value – then call it in and wait for an officer – but could be waiting a few hours. They could send evidence for DNA testing
 - Question – Bill Cope – Staffing of police force is rock bottom – What is being done to improve it. Brian – We know the recipe. We need a few more. We are lean but mean
 - Question – William Full – He was broken in 12/28. Community Officer came in < an hour. They had a video. Send Case # to Brian 7:50AM
- **Developer Update**
 - **Federal Realty (Santana West) - Seth Bland**
 - They have approval to do 258 units Residential on Santana Row (Lot 12?)
 - They are aligning the Santana Row PD permit with the Urban Village plan. In the next 30 days, there will be a new PD permit for Santana Row to align with the adopted Urban Village plan. It should not have anything new in it.
 - Santana West – 1Million Sq Ft Total. The one building is 375,000 sq ft. and is mostly done – trying to tenant the building. They do have building permit for the second building but will not start till Building 1 is more certain.
 - The sidewalk on Olin and on Winchester – improvements are mostly done. It is still fenced because there is a signal pole in the public right of way. Working with the City. When the new pole goes live, then will take out old pole. Hope it can happen in next month but don’t really know.
 - This has been held up for maybe 5 months. This is a huge safety issue with the neighbors walking there. Is it that we can’t get the inspectors? AI – CHAPPIE will work on this
 - They have the Building 2 Santana West permits.
 - Another permit is the Century 21 Landmark Status – there is no current use proposed. Maybe it could be part of the Innovation Hub? There is a PD permit – coming in ~30 days for Exterior Renovations. Plan to bring the building back to life with historic use. Maybe more windows? This is a 18,000-20,000 sq ft building.
 - Maplewood, Spar, Hansen to get together with Seth to re: Traffic Calming
 - They relocated a large old pepper tree from Winchester Mystery House side to near parking lot; Hoping it survives
 - ACTION ITEM – Seth, Lauren – lighting on parking lot top. When will it tone down? Lauren Holiday – the lights should go off at night – they don’t go off. The lighting is not going down
 - We feel WONA is a test case of how to bring an Urban Village and an existing neighborhood together.

- **Bill Sadler – Pulte Homes (Winchester Ranch)**
 - Gateway Flats – Expected to complete late May/Early June; Jun/Jul/Aug people will be moving.
 - Then the back part of the park will be vacated, and Phase 2 will start Aug-Nov. Will finish most development at end of 2024
 - When will Park build start? Hope to start in February. Finalizing plans now.
 - WONA will officially adopt the park.
 - There seems to be new fencing between Maplewood and the construction. It was installed by Santana West.
 - There is no circle at the end of Maplewood. People are driving on a residence lawn - 3-4 feet into there. Per Bill – the Cul-de-sac is changing to a hammerhead. Until then, people need to do 3-point turn. Will ask District 1 Annale to look into this, and Larry/Jason/DoT
 - Rosewood – the speed signs help, but there are still problem vehicles. People and Delivery trucks drive too fast
 - When will the neighborhood park be done? It will start in February. And finish end of 2024/early 2025.
 - Chris Giangreco – Park design – is there any more chance for public input? Bill S - Final plan check is in progress – hope to pull permit by mid-Feb

- **Neighborhood Stewardship - Block by Block**
 - Every Street needs a STEWARD. And it would be good to do a Neighborhood Watch.
 - We just had a Dumpster Day on Constance.

- **Constance Drive - Case Study – Katie Meitzler**
 - 13 homes; 280 and a 'green space' is across the street. – Owned by CalTrans
 - Now dead trees, shrubs, graffiti on the sound wall. It is a popular spot for homeless and illegal activity, especially under the overpass
 - They did a survey with the neighbors on priorities –
 1. Restore safety to the street
 2. Support conservation and green efforts by beautifying the nature area
 3. Make the overpass a safe and welcome connector to other neighborhoods
 4. Send a clear message to non-residents that Constance Drive is not a street to loiter, camp, do drugs, or commit crimes
 5. Drive action with our community; engage our police and community
 - Adopting the street – five-year permit to go into the area and improve the street
 - What can people do?
 - Report homeless activity
 - Participate in Constance clean-up activities
 - Attend Constance and WONA meetings

- **Crime in our neighborhood, what can you do about it**
 - Behind Arby's on Stevens Creek – A lot of trash and drug paraphernalia
 - Chris Giangreco got the owner's addresses for all the problem properties.
 - Daphna is snail mail writing to the commercial and residential owners and some improvements
 - Arby's still has water – people have broken into the building and are using the facilities
 - Community Involvement makes a big difference

- **Other Business**
 - Thank you to Chappie and Raul Peralez for staying for the whole meeting
 - Mayoral and District One Candidate meetings will be held.

- **Q&A**