



Joint Development Program

Metro's Joint Development Program encourages comprehensive planning and development around station sites and along transit corridors.

These efforts reduce auto use and increase transit ridership by directly linking Metro's transportation network with retail, commercial and housing opportunities, while enhancing the overall land use and economic development goals for the surrounding community.

Metro's joint development program also provides additional return on the public's investment in the transit system. The program's development projects provide Metro with revenue and sales proceeds based on the fair market value of Metro's property. These amounts, in turn, are reinvested in eligible transportation projects throughout Los Angeles County. In many cases, the developments also include new and upgraded transit facilities that further benefit Metro and its patrons.

In all, Metro's Joint Development Program benefits all of Los Angeles County by effectively reducing congestion and promoting "smart growth," while providing a more enjoyable experience for Metro patrons.



Metro

Metro Joint Development Program

Del Mar

COMPLETED

LINE

Metro Gold Line

SITE

3.56 acres on two separate parcels

DEVELOPMENT

- > 347 apartments/21 affordable
- > 11,000 square feet of ground floor retail
- > A public plaza and paseos directly connecting the Gold Line station to the development, bus service and the surrounding community
- > Refurbished historic train depot used as a restaurant
- > 600 transit parking spaces

COMPLETED

2007



Wilshire/Vermont

COMPLETED

LINE

Metro Red & Purple Lines

Apartments

SITE

3.24 acres

DEVELOPMENT

- > 449 apartments/ 90 affordable
- > 36,000 square feet of ground floor retail
- > Improved public plazas directly connecting a new subway portal to the development, bus service and the surrounding community
- > 11-bay bus layover facility on adjacent 1.02-acre parcel

COMPLETED

2007

School

SITE

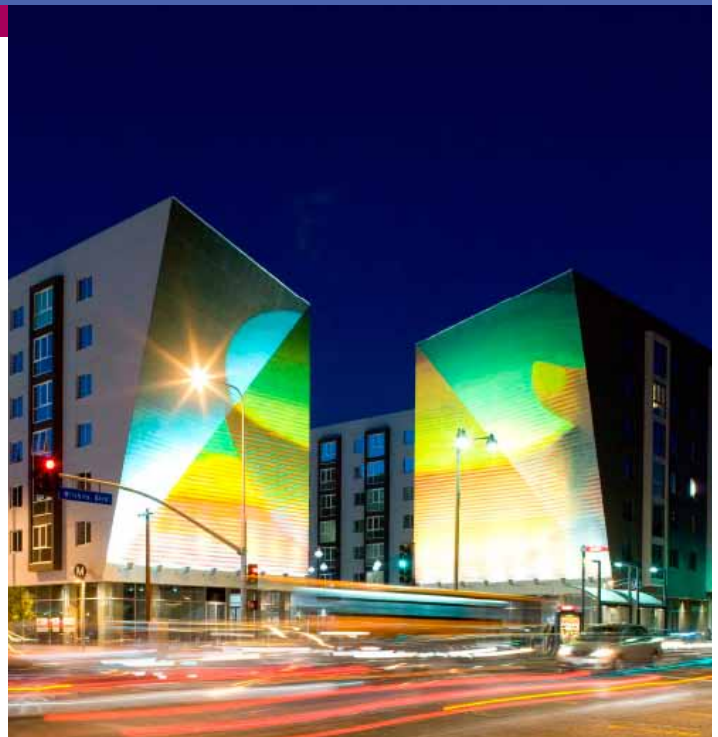
2.5 acres

DEVELOPMENT

- > 800-student LAUSD middle school

COMPLETED

2008



Hollywood/Vine

COMPLETED

LINE

Metro Red Line

Apartments

SITE

2.35 acres

DEVELOPMENT

- > 375 apartments/
78 affordable
- > 28,000 square feet of
ground floor retail
- > New bus layover facility

Hotel & Condos

SITE

2.30 acres

DEVELOPMENT

- > 300-room W Hotel
- > 143 W Condominiums
- > 30,000 square feet of
ground floor retail
- > Improved public plaza
and second subway elevator
- > New subway portal canopy,
bus layover facility and
bike room

COMPLETED

2009



Mariachi Plaza/1st & Boyle (Southwestern Corner)

IN NEGOTIATIONS

LINE

Metro Gold Line
(Eastside Extension)

Mariachi Plaza

SITE

3.5 acres on multiple parcels

ANTICIPATED DEVELOPMENT

- > ±125,000 square feet of
retail/community space
- > ±35,000 square feet of
medical office space
- > Direct connection to
Mariachi Plaza and
subway portal

1st & Boyle (Southwest Corner)

SITE

1.5 acres

ANTICIPATED DEVELOPMENT

- > 100 affordable apartments
- > 6,000 square feet of retail
- > Across the street from
Mariachi Plaza and
subway portal



Metro Joint Development Program

Completed

- 1 Hollywood/Highland
- 2 Hollywood/Vine Apts
- 2 Hollywood/Vine Hotel & Condos
- 3 Hollywood/Western
- 4 Wilshire/Vermont Apts
- 4 Wilshire/Vermont School
- 5 Wilshire/Western
- 6 Grand Central Market
- 7 Union Station (Metro HQ)
- 8 Willow
- 9 Fillmore
- 10 Del Mar
- 11 Sierra Madre Villa (Phase I)

Under Construction

- 1 Westlake/MacArthur Park Phase A

In Negotiations

- 1 Westlake/MacArthur Park (Phase B)
- 2 North Hollywood
- 3 Universal City
- 4 Vermont/Santa Monica
- 5 Mariachi Plaza
- 5 1st/Boyle (Southwest Corner)
- 6 1st/Soto
- 7 1st/Lorena
- 8 Chavez/Fickett
- 8 Chavez/Soto
- 9 Temple/Beaudry
- 10 One Santa Fe
- 11 Taylor Yard
- 12 El Monte
- 13 Balboa/Victory (West Property)
- 14 103rd St/Kenneth Hahn
- 15 Pico/Sepulveda
- 16 Washington/National

Under Consideration

- 1 West Hollywood (Division 7)
- 2 Vermont/Sunset
- 3 Vermont/Beverly
- 4 Wilshire/Shatto (Bus Layover)
- 5 1st/Alameda
- 6 Chatsworth Metrolink
- 7 Florence
- 8 Artesia Station
- 9 Artesia Transit Center
- 10 Aviation/LAX
- 11 Sierra Madre Villa (Phase II)
- 12 Canoga Park/Ride
- 13 Balboa Park/Ride
- 14 Sepulveda Park/Ride
- 15 Van Nuys

