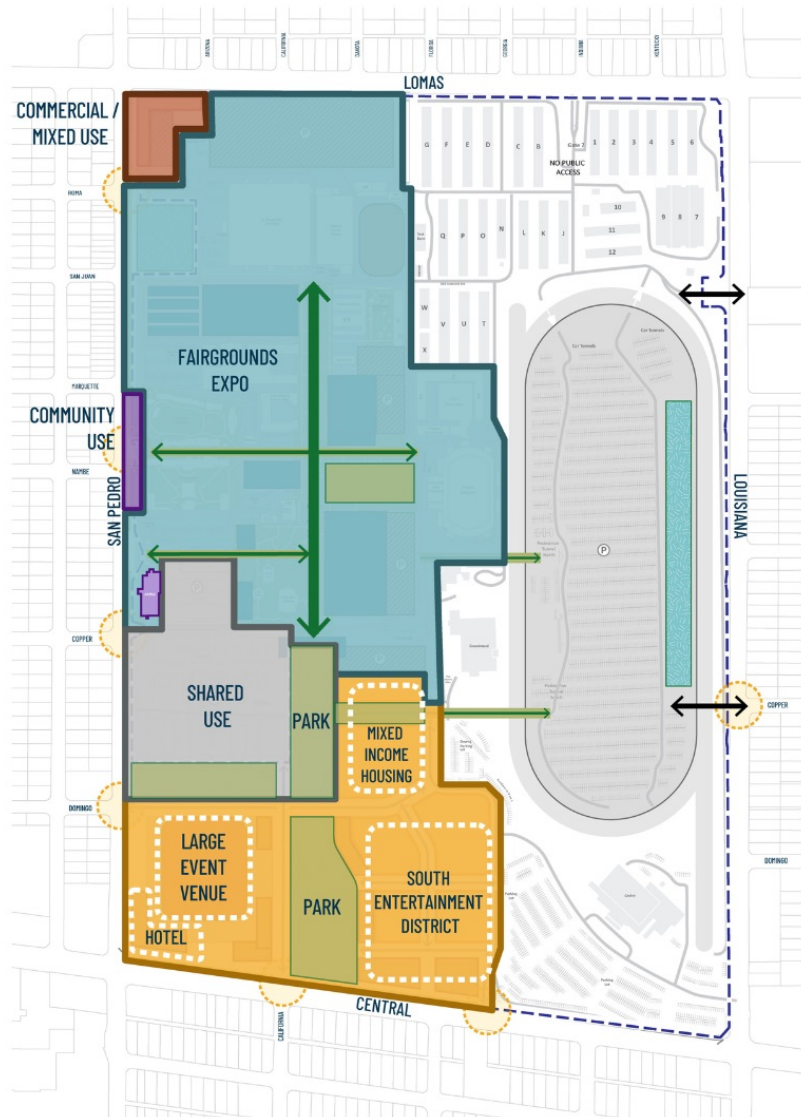


## Preliminary Concept 1 - Concept Plan Diagram

### Modernization of Fair & Limited Redevelopment



## Preliminary Concept 1 - Partial Rendering

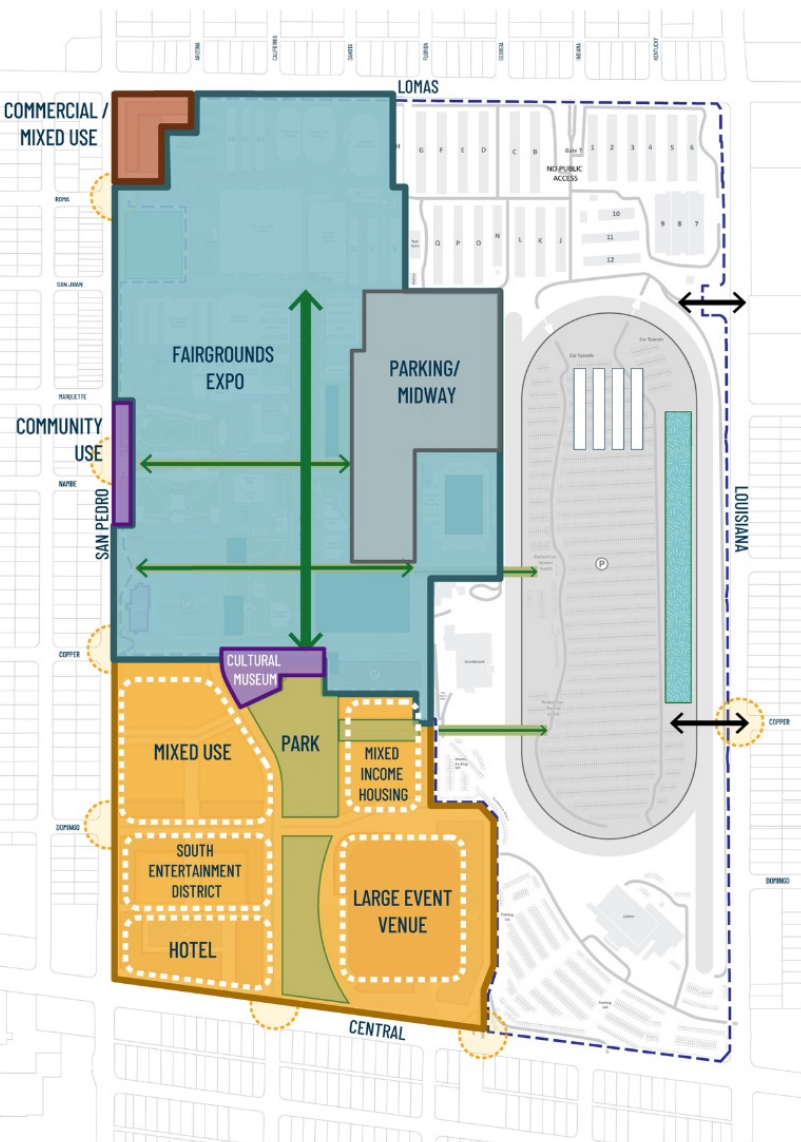
### Modernization of Fair & Limited Redevelopment



## Concept 1 - Land Use Summary

<b>Fairgrounds</b>	Significant Modernization and Investment
<b>Redevelopment Potential</b>	Limited to <b>43 acres</b> at Central and San Pedro; Some at corner of Lomas and San Pedro
<b>GRT Potential</b>	Medium
<b>Community Benefits</b> Community Uses and Capacity Building	Limited community capacity building
<b>Housing</b>	Limited housing
<b>Parks</b>	<b>10 acres</b> - Moderate
<b>Employment Opportunities</b>	Entrepreneurial and service workers

## Preliminary Concept 2 - Concept Plan Diagram



## Preliminary Concept 2 - Partial Rendering

### Southwest Redevelopment Focus



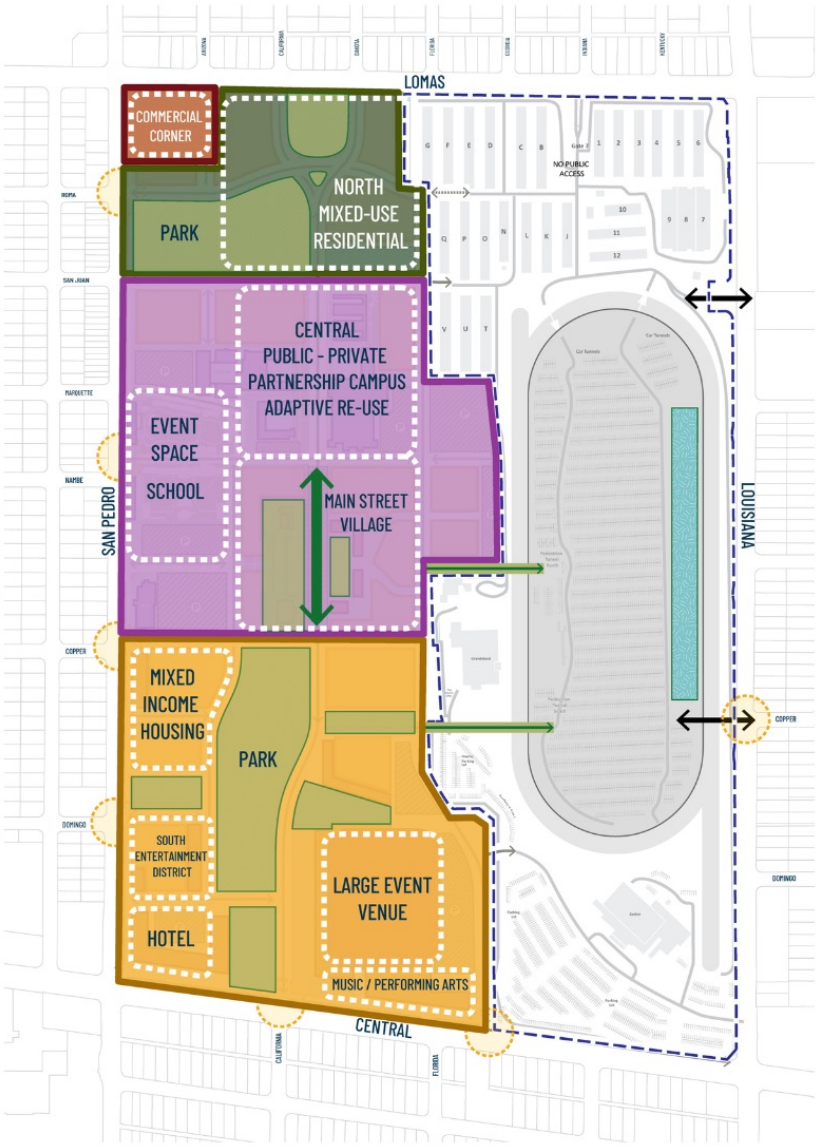
## Concept 2 - Land Use Summary

<b>Fairgrounds</b>	Moderate Investment in new facilities, relocated Midway
<b>Redevelopment Potential</b>	Limited to <b>51 acres</b> at Central and San Pedro; Some at corner of Lomas and San Pedro
<b>GRT Potential</b>	Medium
<b>Community Benefits</b> Community Uses and Capacity Building	Moderate community capacity building - include 10k more SF allocated
<b>Housing</b>	Limited housing
<b>Parks</b>	<b>9 acres</b> - Moderate
<b>Employment Opportunities</b>	Entrepreneurial and service workers, professional services



# Preliminary Concept 3 - Concept Plan Diagram

## Site Transformation



# Preliminary Concept 3 - Partial Rendering

## Site Transformation



# Concept 3 - Land Use Summary

Fairgrounds	Fairgrounds Re-located
Redevelopment Potential	Redevelopment area consists of <b>124 acres</b> with a balance of land uses
GRT Potential	High
Community Benefits Community Uses and Capacity Building	Significant community capacity building - includes public-private partnership campus
Housing	Creates walkable neighborhoods
Parks	<b>22 acres</b> - Significant
Employment Opportunities	Entrepreneurial and service workers, professional services, research, STEAM, tech