

# Area 1 Assets and Needs

Residents and Neighbors	Visitors, Customers, and Travelers
<p><b>Assets:</b></p> <ul style="list-style-type: none"> <li>• Linear Park</li> <li>• Safeway Shopping Center</li> <li>• Education Center</li> <li>• Shopping center at St Mary's Rd and Grande Ave</li> <li>• El Rio Clinic</li> </ul> <p><b>Needs:</b></p> <ul style="list-style-type: none"> <li>• General Store/"Regular" grocery store</li> <li>• Change Grande Ave to Mission Rd</li> <li>• Buy Private Land at base of A Mountain</li> <li>• Streetlights and Sidewalks</li> <li>• Dog Park</li> <li>• Public art at corner of Mission and Starpass</li> <li>• Bike path with mile markers along river</li> <li>• Designated space for festivals/fiestas</li> <li>• Market space for sales of produce from Mission Garden</li> <li>• Buffelgrass removal</li> <li>• Mission Rd needs beautification</li> <li>• Restaurants/Bar/Coffee Shops</li> <li>• Recreation Center with swimming pool, therapy pool, playgrounds, ball fields, soccer fields, bike path, walking path</li> <li>• Mexican-American Cultural &amp; Civic Center</li> <li>• More work force, affordable housing</li> <li>• Future use of Menlo Park School (similar to Dunbar School)</li> </ul>	<p><b>Assets:</b></p> <ul style="list-style-type: none"> <li>• Linear Park</li> <li>• Gem Show Districts along frontage rd</li> <li>• Mercado</li> </ul> <p><b>Needs:</b></p> <ul style="list-style-type: none"> <li>• Plain Underpass (?) Congress St./ I-10</li> <li>• I-10 Signage and vegetation</li> <li>• Designated space for festivals/fiestas</li> <li>• Recreation Center with swimming pool, therapy pool, playgrounds, ball fields, soccer fields, bike path, walking path</li> <li>• Mexican-American Cultural &amp; Civic Center</li> <li>• Visitor's center with historic context</li> <li>• Market space for sales of produce from Mission Garden</li> <li>• Restaurants/Bar/Coffee Shops</li> </ul>
Employees, Workers and Students	Businesses, Developers, Investors
<p><b>Assets:</b></p> <ul style="list-style-type: none"> <li>• Shopping Center at St. Mary's/Grande Ave</li> <li>• Education area on Bonita</li> <li>• Jobs in Bonita office park</li> <li>• Mercado</li> <li>• El Rio Clinic</li> <li>• Linear Park</li> </ul> <p><b>Needs:</b></p> <ul style="list-style-type: none"> <li>• Deli/Food in Bonita office park</li> </ul>	<p><b>Assets:</b></p> <ul style="list-style-type: none"> <li>• Linear Park</li> <li>• Bike Path along river</li> <li>• Gem Show districts along frontage Rd</li> <li>• Mission Garden</li> <li>• Mercado</li> </ul> <p><b>Needs:</b></p> <ul style="list-style-type: none"> <li>• Rio Nuevo land south of Cushing St should be included in Area 1</li> </ul>

<ul style="list-style-type: none"> <li>• Library space/annex</li> <li>• Student transportation</li> <li>• Designated space for festivals/fiestas</li> <li>• More work force &amp; affordable housing</li> <li>• Future use of Menlo Park School (similar to Dunbar School)</li> </ul>	<ul style="list-style-type: none"> <li>• Convento</li> <li>• Recreate historic Carrillo House</li> <li>• Improve occupancy rates of existing office building</li> <li>• Improve occupancy rates of existing office buildings</li> </ul>
<p style="text-align: center;"><b>Additional Comments</b></p> <p><b>The group has concerns about the possible negative affects of the streetcar on existing residents. The belief is that the streetcar is more “student” oriented and will be geared more towards student travel needs.</b></p> <p><b>There is a need for balance in development – the neighborhood must gain amenities.</b></p> <p><b>El Rio Golf Course should be converted to a Regional Park or should include the same amenities as El Pueblo Center.</b></p> <p><b>Convert the club house to a public exercise facility.</b></p>	