

# San Jose Redevelopment Agency neighborhood project fact sheet



Construction:  
March 2005

Completion:  
February 2007

**Project:** Art Ark

**Description:** The Art Ark, a 148-unit affordable housing complex, is divided in two sections: The Factory, spacious studio apartments designed to reflect the industrial history of the area, and The Cottages, 14 single-family bungalows. The Art Ark was built as part of the City's efforts to retain its artists and build an environment conducive to their work. The apartments feature an outdoor performance amphitheatre, ground level art gallery, rooms with moveable walls for performance, and common rooms for cooperative work.

Located in the Spartan Keyes Strong Neighborhoods Project Area, the Art Ark is within walking distance to San Jose State University and its foundry. It is also near Downtown and the South of First Street Area (SoFA) arts and cultural district which features art galleries, museums, theaters, and several dining and shopping destinations. Residents can also conveniently access highways, the light rail, and CalTrain.

**Location:** 1058 South 5<sup>th</sup> Street (The Factory)  
1035-55 South 6<sup>th</sup> Street (The Cottages)  
Spartan Keyes Strong Neighborhoods Project Area

**Benefit:** The Art Ark provides affordable housing with artist oriented amenities to help foster and further the growth of the San Jose arts community. Its close proximity to the South of First Street Area (SoFA) arts and culture district helps artists to forge bridges with residents and businesses. Art Ark neighbors may also use common rooms for neighborhood meetings, browse the art gallery, and enjoy performances at the amphitheatre.

**Features:**

- 148 units affordable housing units – 134 apartment units and 14 single-family cottages
- Performance plaza/amphitheatre linking The Factory and The Cottages
- Indoor performance space with moveable walls
- Fitness and computer rooms
- Double-door ground floor access for moving large sculptures/artwork
- Free high-speed internet access

**Total Costs:** \$37 million  
\$19.1 million Capital Contributions tax credit  
\$9 million from various investors  
\$5.7 million from the Department of Housing  
\$2.3 million from the San Jose Redevelopment Agency  
\$500,000 Housing Trust Funds  
\$440,000 from Santa Clara County

**Project Team:**

Council District:	3
Developer:	The Core Companies
Architect:	David Baker + Partners, Architects
Contractor:	Core Development
Owner:	The Core Companies