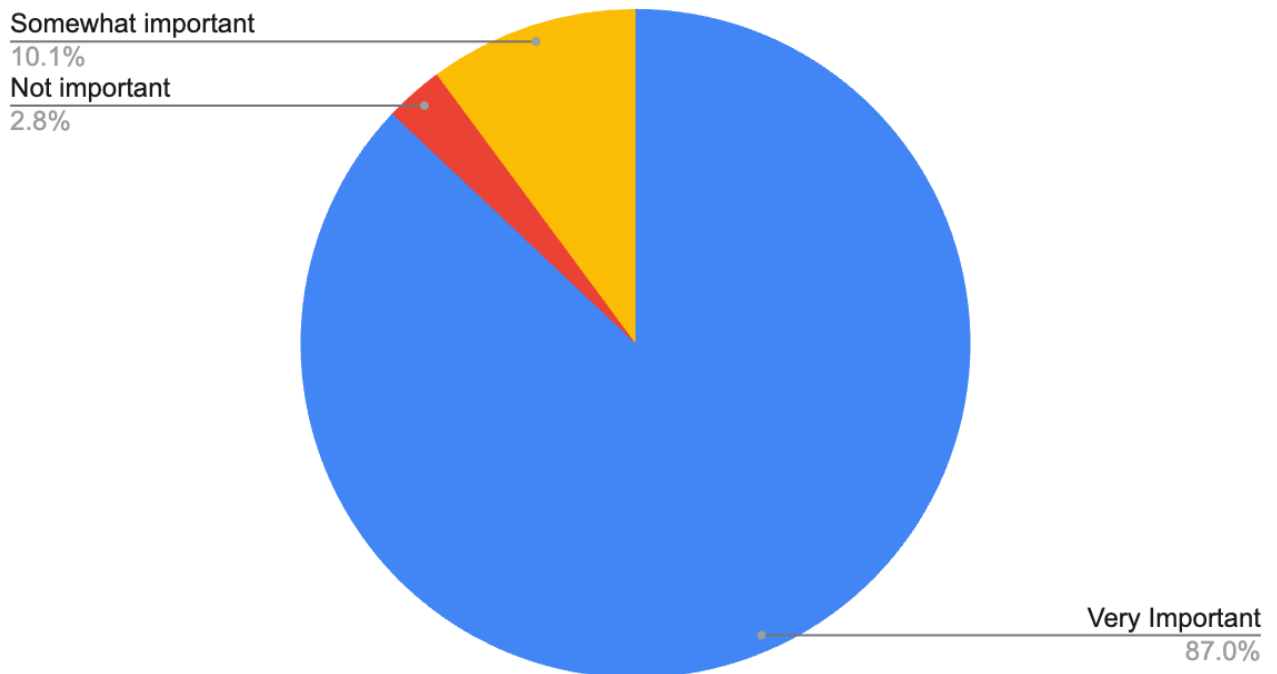


# LVAA Survey on Linda Vista School Site Results

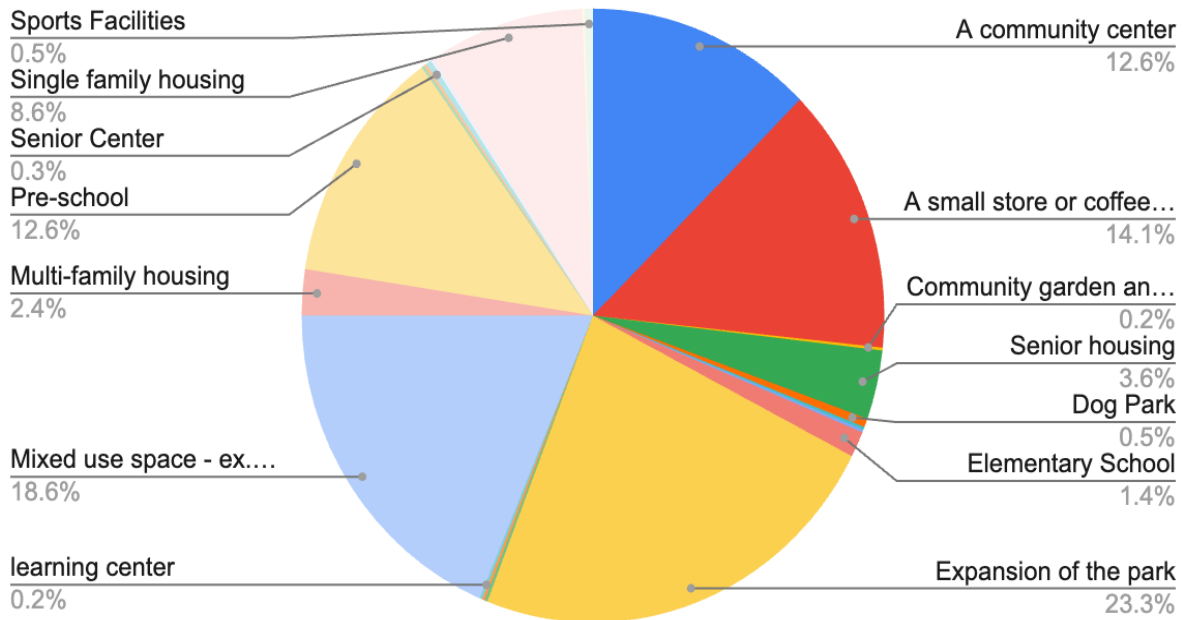
*August 2025*

- Number of people who filled out the survey: 250
- Percentage of those who responded who have children (infant to high school) living with them: 54%

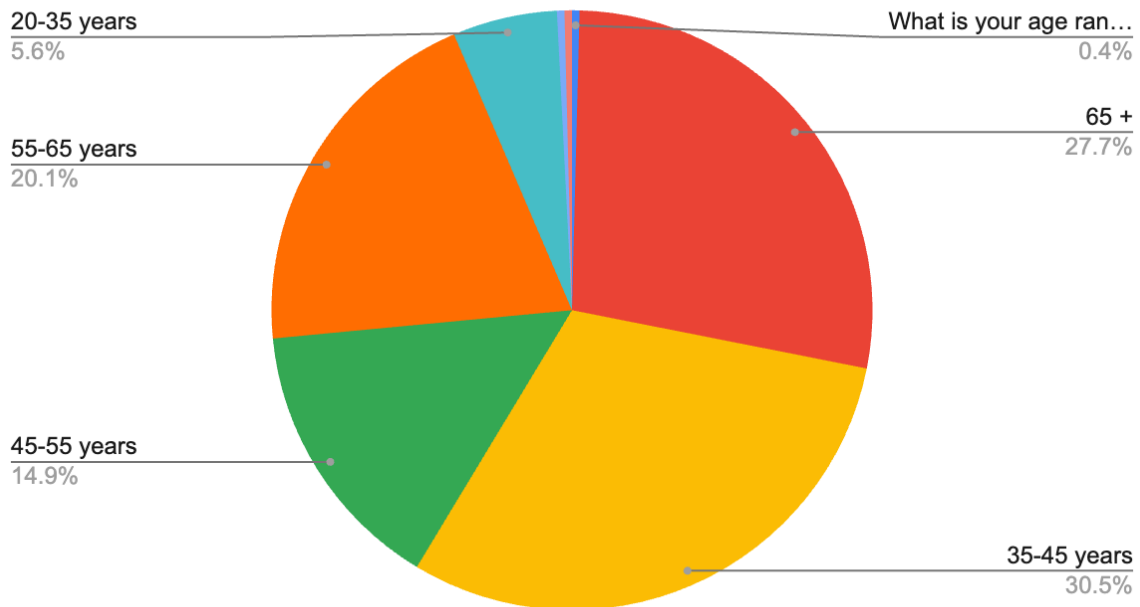
How important is it that the park space remains accessible?



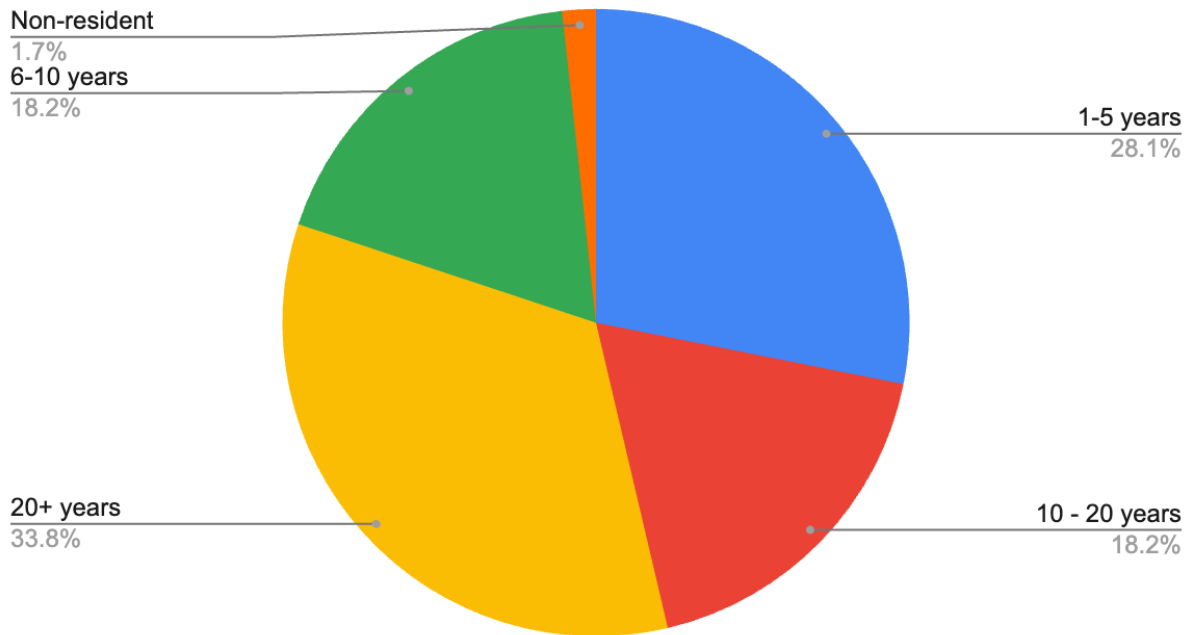
## What are your top 2–3 preferences for how the vacant school property could be used?



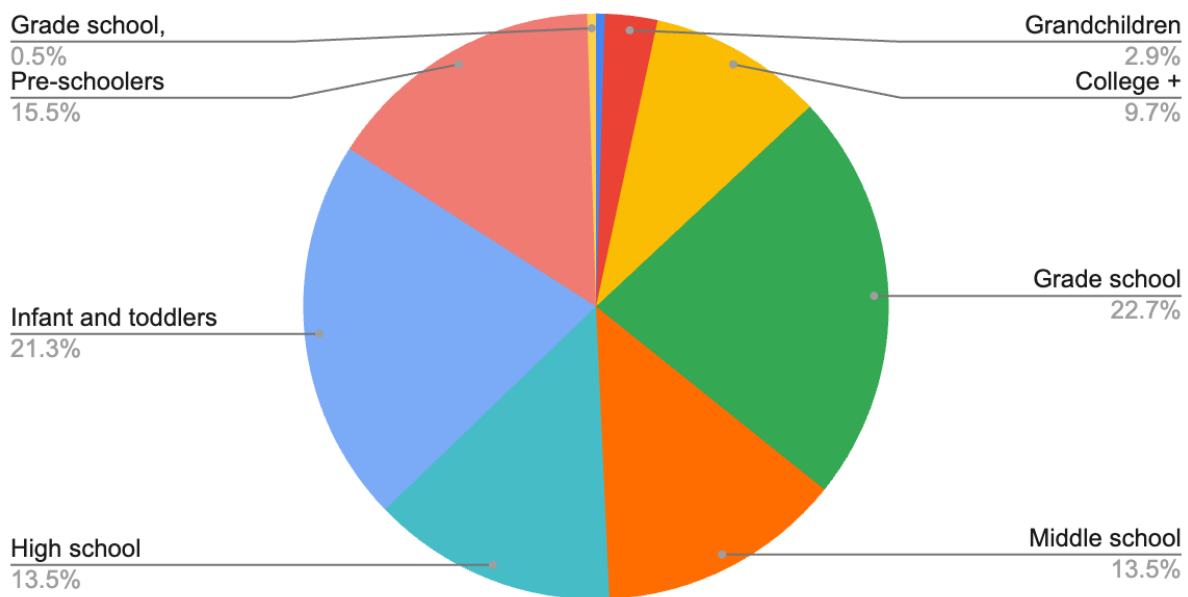
## Age Range of Respondents



## How long have you lived in the Linda Vista/Annandale Area?



## Children's ages in the households of survey respondents who have children



Additional comments, concerns, and ideas about the future of the site

A neighborhood store and park space with restrooms would be such a great addition to our neighborhood
A park for the neighborhood. Maybe a pickleball court. Dog park
Abandoning this valuable property is a huge waste of taxpayer money, stop the bureaucracy and get something done.
Cafe/small store as a destination for walkers, community space for the neighborhood to come together, synergy with the library, 2 story multifamily housing (townhouse style or garden bungalow perhaps). Tired of the school site just sitting there mostly vacant!
Community garden. Basketball or tennis courts.
Converting the playground to a park was a great idea for the neighborhood. The former school area should be converted to something that would benefit the community.
Could be housing for teachers too?
Development/change should reflect & maintain the integrity of the neighborhood. If it is housing it should be only single family. Park Space should be retained as it is important & used by many residents as well as visitors. A Also consider continuing children's center as it contributes to neighborhood as well as the Linda Vista Library.
Dog park
Dog park
Don't let Pasadena Unified determine the future this property.
Encourage the city to let the people who live in Linda Vista decide the fate of the property. That space is an important part of my family's enjoyment of the area. We put up with a lot of inconvenience from the Rose Bowl and destroying that area would be an insult.
Expansion of the park with a coffee shop and/or community center.
For Linda vista residents and family members. Something that does not create traffic chaos
Glad something is being considered to make this property into a productive use of space.
Our family uses the park multiple times per week, and appreciate that it is a fenced, quiet and safe place for young kids that is tucked away and much less crowded than other Pasadena parks. Please keep the park!
A senior center or mixed use community center/coffee shop/general store would bring resources to the neighborhood and a gathering place for cyclists and neighbors. Rentable space for gatherings would be a plus. If not a mixed use community center, senior living would enable elderly people with strong ties to the community to stay near friends and family while opening up larger properties to new growing families. I'd anticipate less traffic disruptions with these options, provided the scale remains small, compared to multifamily housing, which may also drive down the property values in the area and make the park less of a haven. The daycare center, while serving an important function, could use a facility update as it and the parking lot are an eyesore and inefficient use of space.
Historic space going unused. Should serve community.
Honestly, anything other than Multi Family housing would be fine with me. The School District should benefit from the sale of the land to help improve our very low-ranking public schools. Of course everyone wants a park but this neighborhood already benefits from huge city parks, kidspace, and golf course within a one mile radius.
Hopefully a store similar to what we used to have in our neighborhood, like Jorgensen's

I am opposed to multi-family housing or any structure that would exceed a single story
I am strongly opposed to multiunit or commercial use, as this will qualitatively change the neighborhood and the area. Generally speaking, parks and schools are great for any community, and I encourage this use.
I believe redevelopment into a mixed-use facility that compliments the adjacencies of the park and library should be the priority. Ideally that would be a community center, neighborhood store and/or pre-school. The economic realities of attracting a developer to finance and build that type of facility may be difficult without including housing, so I would be open to multi-family/senior housing assuming the community continued to benefit from the park, community space and a neighborhood store.
I care most about continuing to be able to use the existing public park for our children.
I definitely DO NOT want any type of multi family housing
I DO NOT want to see multi family or senior housing. They would not fit into the character of the neighborhood. If housing I would like to see single family. I am fine with the preschool.
I don't think the site needs to be just one single thing. As a mixed use community center, it can serve several purposes. The current daycare is a highlight, having a constant presence of small children gives joy and levity to the site and should be maintained. The children's center, the Library across the street and the park are all positive aspects to the neighborhood feeling of the Linda Vista area. I sincerely hope that whatever improvements to the site will work to strengthen that aspect of the community. It is the only public gathering place for play, for parties and for connection in the area and that should remain that way.
I don't want to see a multi-story apartment/condo building erected on this site. It would increase traffic, above what we already deal with during the increasing number of events at the Rose Bowl. It would also be completely out of character for the neighborhood.
I envision a community center that encompasses the park, a space for a pre-school child care business and the library. I also appreciate the idea of senior living which could encourage multi-generational community interaction. I'm mindful that the space is limited and I'm not sure if all of this would fit, but the consistent theme is creating a space for community gathering. I'm also mindful that PUSD might be reluctant to sell the land and would be looking for something that would generate rental income and I think the preschool and senior living would help on that front.
I support teacher housing, but new buildings should match neighbors' heights, like Mission-Meridian in South Pasadena
I think a community center/Jurgensen style cafe would greatly contribute to the neighborhood! I am so sad we are not in town - this property is a passion of ours!
I think a small store/coffee shop and an expansion of the park (or prettier entry to the park) will elevate our neighborhood. A place to meet neighbors, but also a place to walk to grab a snack or coffee. Little Flower is too far for most of us to walk to but we would genuinely love a reason to get out and walk or a place to sit while our kids play on the playground.
I think if Loma Alta as a good reference - expansive grassy open space, tennis courts/fields, community garden, a community hall, playground, hosted farmers market (pre fire).
I think it is important to keep the space as a park and available for children and families.
I think it is very important to continue to offer space for the existing Preschool. Several young families have moved into the area and having an early childhood education facility to offer families is extremely valuable.
I think Lacy Park in San Marino is a good model
I think Pasadena desperately needs to build more housing of all kinds so that the supply of housing makes it more affordable for families and seniors to live here, and this is a good location to build more housing.

I think the best use of the abandoned school land is single-family homes. That would generate revenues for the city and preserve the existing park in a way that maintains the single-family home composition of the neighborhood. Multi-family homes would be better in areas closer to Mass transit and commercial places.
I want the park to remain and no housing especially multifamily
I was saddened to not see an option for a grade school. The library across the street is a perfect location!
I would like a community center for seniors like the one in Pasadena.
I would like a solution that is consistent with the integrity of the neighborhood, is not subject to the current blight that we experience, and does not adversely affect traffic, safety, or property values.
I would like the historic Kindergarten building to be preserved.
I would like the usage for the community but not an increase of traffic.
I would like to see something that does not increase traffic or cause parking issues, and remains consistent with the area. Nothing commercial.
I would love for an expansion of the park as it's a great amenity to the neighborhood. Expanding the park for kids, parents, and even dogs would be so much nicer than anything else.
I would prefer not to change the character or safety of our neighborhood.
I would rather see something that encourages community building than something that gate keeps. Love the idea of a bungalow court to allow our seniors stay local, a cafe to provide a space for my teens to sulk, and a park for the littles to run around.
I would really love to have a cafe space (maybe with wine) fronting the park. I'm supportive of any use on the site. But the park is a community gem. It would be great to have a space that allows more use of it and maybe has bathrooms
I would strongly recommend selling the property for single family homes
I'd prefer green space or a small store/café then multi unit housing unless it's for senior living.
I'm deeply concerned about the possibility of losing the long-vacant school site in Linda Vista to additional housing. As we saw earlier this year, this neighborhood already faces serious wildfire risk, and further densifying it feels not only shortsighted but irresponsible. The school building, though underused, holds meaning for the community—and replacing it with more units would be a permanent loss.
There's also a missed opportunity: what if the old Jurgensen's Grocery Co. were revived as a neighborhood gathering spot? A small café, market, or shared meeting space could help strengthen community ties, support local businesses, and serve as a hub in emergencies. That feels far more valuable than more development in a high-risk zone.
I'm think the mixed use space of a community center and cafe is the perfect idea. The "small park" as my kids call it is such a special, safe, and relaxing space place for younger kids and their parents. The community center in LCF is a nice comparison of what this location could add to the LVA community and bring the residents closer together. While I wouldn't fight SFHs being developed, the idea of high density in a high fire zone neighborhood is a bad idea. I average a car crash every 3 years in my backyard off Lida by the Art Center. Them moving traffic to their south campus has helped safety on Linda Vista and Lida immensely. I would hate to see that improvement undone with apartments.
I've lived in this neighborhood for 40 years. It's a neighborhood of family, friends and community. We have an amazing library for everyone who lives here. The little school for the children is wonderful. We now have a park for everyone in Pasadena and TOM and enjoy. I want more families to move in in single-family homes. Not townhouses and apartment buildings that will ruin our little neighborhood. Single-family homes is the way

to go. A community center for the city of Pasadena is a great thing too. Apartments and condos have no place in our neighborhood. Linda Vista has been a community since the early 1900s. A community of single-family homes. Keep it the same. Don't change my city.
Ideally the site should be purchased by Pasadena city with a long mortgage or rented by the city. both of these provide a revenue stream for PUSD.
If pre-school remains, buildings and parking need remedial maintenance/upgrading. Otherwise, unique opportunity to expand existing park or. alternatively, detached single family residential development retaining existing park - no multi-family, senior or common wall residential development nor commercial - not consistent with existing L.V. neighborhood.
If the school district does not want to sell the property, they could lease it to the city long-term
Improving the outdoor opportunities are healthy for the community and a growing children's population of the area. We moved from Encinitas where parks and outdoor space to play bocci ball and other fun activities were in abundance.
In the interim, while "waiting" for PUSD to come to a decision, would it be possible for the residents to beautify the front of the school? Using California native plants and keeping the look and feel of the Arroyo would be low maintenance and require little water.
It has sat empty for over 23+ years and is not well maintained- An eye sore to our beautiful neighborhood--Time to plan for the future of the site is now!
It is CRITICAL - PARAMOUNT that this area be utilized for the better of the community, which is NOT more housing, number 1! This needs to be very carefully & fully researched. I would like to be involved in this process.
It is critical that any development of the property remains in scale and type with our single family neighborhood. We live one house from the school property and we don't want increased density, anything commercial like a store or coffee place, and anything built that is over 2 stories in height. Multi-family has not been built in this area and really has no business here. We like the little pre-school presence. That requires enough coming and going traffic already and it has its own parking issues.
It is essential that the park remains in tact and accessible to the Linda Vista neighborhood. It's a place of community.
It needs to be monitored and only available to Pasadena Residents whatever is built.
It should become a school. Pasadena increased taxes for this reason. Let's see it in action.
It would be a shame to lose this historic educational and recreational space converted to housing--Pasadena is already overrun with new housing developments--or commercial space, which would devalue the neighborhood and increase the traffic along Linda Vista.
It would be great if a cafe/coffee shop could be incorporated with the park
It would be great if it could be developed into a small shopping center, with basic necessities stores, like a grocery store and a cafe or small restaurant.
It would be totally unacceptable to convert the lot into multifamily housing. That sort of development would dramatically increase both foot and car traffic in the neighborhood as well as noise. The adverse impact on quality of life would be dramatic. This is especially true given the prevalence of multifamily housing becoming increasingly synonymous with mixed use development.

It would be wonderful if some space could be carved out for a neighborhood-serving eatery/coffee shop (similar to ones near Grant Park or in Sierra Madre) as there is currently nothing within easy walking distance of Linda Vista.

We would also welcome space for a community garden, community room / flex space, and rehabilitation of the larger area with native trees and plants. If stormwater capture elements such as bioswales can be incorporated into the design, the project could apply for LAC Measure W funding.

Although we don't have a dog, I'm sure the local dog owners would also welcome a space for a dog park or dog run — present some like to let their dogs run off leash in the park area.

Thank you for considering!

It's not unreasonable to build townhomes on about 15-20% of the land, but building it out with apartments over the majority of the site would be catastrophic to the Linda Vista neighborhood.

Let me be absolutely clear: do not bring multi-family development into Linda Vista.

This community is already burdened by constant traffic and congestion from the Rose Bowl. Piling on additional residential density would be reckless, irresponsible, and completely out of touch with the needs and desires of the residents who actually live here.

The character of Linda Vista must be preserved. The infrastructure cannot support further development, and residents have had enough of decisions being made without regard for real, on-the-ground impact.

I reject any proposal that includes multi-family housing in this neighborhood.

Linda Vista Childrens Center is excellent and can serve more students with more space.

Linda Vista was the only Pasadena neighborhood without a park until we advocated and fought hard to get what we now have. It is a neighborhood treasure and we cannot lose it!! At the time we looked into being absorbed by LCF - maybe time to look into that again ... they have a great school district!

Low income housing would greatly devalue surrounding property prices and rebuilding schools would create an additional unwanted traffic. It would be wonderful if Linda Vista scenic route had continuous tree lined roads with single family home all along the Linda Vista route and no interruption with multi family home, low income housing or schools.

LVCC - our child attends the preschool  
Very important to us

Make it a space that will foster growth of community, such as community gardens, Chicken coups, event space to host wellness, science, technology etc events for the next generation to grow and connect.

Maybe pickle ball or tennis courts in upper area by Wellington .

Children's theater group  
In auditorium

Exercise area for yoga and similar without need of lots equipment

Cafe 7-3. With a few basic staples like eggs, bread in stock

Mixed use. upscale senior housing with park like setting and small children's play area with a community center for all neighbors in historic part of school.



Multi-family housing would not be in keeping with the character of the Linda Vista neighborhood. Expansion of the park, including restrooms, would bring greater use of the park. It's a great park, one can easily keep track of their children, it's very safe. The existing building could be repurposed as it's an open plan and could be divided quite easily. My sons went to elementary school at Linda Vista. It was a great school. Go Coyotes!
Needs to benefit the community as a whole, community center is perfect because we can have community events and rental space for private events (weddings, showers, retirement) and the art center is up the road and there could be art community collaborations and museum spaces.
Nice to have a space that welcomes the local community
No
No affordable housing
No apartments, please!
No Low-income housing! NO!
No multi-family or multi-unit housing
No multi-family or senior housing or business, keep single family residential neighborhood intact
No parking issues to jam up Linda vista traffic
One of the main reasons we chose our house was the accessibility to the park and library. My family and children would be very devastated if the park does not remain in place and accessible to area residents.
One other alternative could be an extension of Art & Design School up the hill from it. All alternatives must consider traffic impact, especially when there are Rose Bowl events as the school is located near one entrance
Our children's wonderful preschool, Rayuela, had two locations in Altadena--one destroyed in the fire and the other unusable due to smoke damage. They have had to relocate for now to Highland Park, but they are looking for a permanent location in the Altadena/Pasadena area. Hosting a preschool like Rayuela would be a perfect use of the campus for many reasons, one being that Rayuela feeds into PUSD's Spanish immersion programs. We hope this possibility will be given serious consideration! (I have forward this survey to Liliana Martinez, Rayuela's director.) Thank you!
Our extended family has developers and design-build firms. We have actually talked about how great it would be if someone was able to acquire the site and redevelop the area into a cafe, event space, and wine/beer garden with reasonable hours.
Parks are for people of all ages. Linda Vista neighborhood deserves a park too.
Please do NOT allow apartments or low income housing to be zoned for the property!
Please do not build apartments or condos at that lot. It should be public space.
please keep this space for the community and not multi family housing. we recently moved here from Altadena and have met so many young families who would benefit from keeping the space accessible to them. Expanding the park or adding a community center with gathering spaces for all would be so lovely in the neighborhood as more and more families move in. A mixed use space could offer a coffee shop, small boutique grocery store ( like minik market in altadena), and more. Keep it local! Creating a larger library would also be a great option. There are also new types of schools being built - like Alpha School or homeschool centers, who would greatly benefit from having spaces like this to rent from!
Please let quality private school use the site as school campus. These are families that prioritize education. For example, Pasadena Waldorf School was burned down in the Eaton Fire. They have been moving around

striving to continue to provide quality education to the families. That would be a great school to support.
Please no housing of any kind
Please no multi family housing! Traffic is bad enough and on RB even days even worse!
Please retain the open space that is re-landscaped to a natural setting.
Primary goal is to maintain character of the neighborhood. The space already functions as a community center as residents meet at the park, attend the preschool, and visit the library. Would be wonderful to rehab the facilities and expand on the current uses with an event space or other community features like athletic facilities like tennis, pickle, racquetball courts. Something to tie the park and library together into a cohesive unit. Multifamily housing would be inconsistent with the neighborhood and single or senior housing proposals may end up with a multifamily component. Better to embrace and expand on the existing use rather than go in a new direction that may present unexpected challenges.
Recommend adding a basketball court or hoop
Senior living, if elegant like Monte Cedro, and LOW rise, hopefully with individual living units, would be excellent!
Similar to the Roosevelt elementary closure, this space can be used to build new affordable homes for Pasadena constituents. Not only will this increase available and affordable housing but it will also provide economic stability that can improve yearly revenue for Pasadena. People who spend less money on their rent will be able to invest in the Pasadena economy to help recirculate wealth within the city.
Some type of coffee shop/cafe would do so well with the foot traffic Linda Vista gets! We need a safe and welcoming space where community members can get together.
Structural design to be single story structure (not multiple stories), with generous setbacks
Tasteful development of individual or small ( duplex/triplex) residences
The space is too valuable to our neighbors to become any form of housing. I would prefer some sort of teaching or education.
The community at park is the heart of Linda Vista, I would love to see a way to expand on this beautiful community for the benefit of our residents, whether it be a cafe and community centre or a small store and coffee shop - somewhere for our locals to convene.
The highest priority is to save the park. Second highest should be saving the historic school building on the corner of Bryant and Linda Vista Ave. It's around 100 years old and should be renovated into a community center. Affordable housing such as the Desiderio Park bungalow court could be a positive project, and a great model to follow.
The historic buildings must be preserved and renovated to serve our community.
The legal precedent is SFR. Jurgenson's market on Linda vista Ave. closed and was turned into SFR in the 80's. If you plan on apartments, expect the lawsuits to come flying. Zoning in the area is SFR. It would be best to keep it that way.
The most important goal is to keep the vibe or, even better, enhance what is already there. I would love to see something like the La Canada Community Center where arts, sports, science, and so much more are catering to the residents through all the different ages and stages. It believe this is an opportunity to create a landmark space that can be as innovative as the High Line in Manhattan or Tongva Park in Santa Monica or at minimum Lacy Park in San Marino.
I think pickleball courts would be a wonderful addition. It's an easy way for all residents to mingle and get to

know each other.

Single family housing would be a missed opportunity benefiting only a select few who could afford to purchase those homes. Multifamily, low income, or senior housing would be inconsistent in look and use and again a missed opportunity to create more spaces for community gathering (which we need now more than ever imho).

Let's embrace, enhance, and expand with what's currently there while respecting the history that it was a space for the community rather than go in a new direction which could present unintended consequences and challenges.

The park and the school buildings need to be dealt as one property.

The park expansion with rec center (basketball courts, tennis courts) would be low cost and the most beneficial for the neighborhood

The park functions as a critical community space for our neighborhood, a place where people gather, children play, and neighbors get to know one another. Preserving that spirit should be of the utmost importance.

The park is a sacred special place for our family, we hope to still have access to that and be able to see the school space/ site utilized for the greater good of the community including the new generation moving in.

The pre-school should definitely stay! Ingress and egress is limited so significant housing is not possible.

the preschool that currently leases at this site is an important part of the neighborhood. both of my children attended and as Linda Vista continues to see young families moving in it will continue to be a vital and vibrant part of the community .

The property is in horrible disrepair and always over grown and a dangerous fire hazard. The school district does not [take any care to maintain it. In a time where housing is needed, let's develop it into housing that is affordable and attractive.

The property should remain part of the community and NOT be sold to private investors

The school is unsightly; what a dream to remove it. I felt this way since 1986.

The school property should be converted into an expansion of the park or converted into a proper preschool or both. The property should not be used for something that will change the complexion of the neighborhood. Nor should it be converted into a mixed use building that would increase traffic, change the demographics of people in the area, and possibly lead to increased crime in the neighborhood.

The site should benefit everyone, kids and residents young or old

The space is dirty, unkept, deteriorated and not useable as is. It is an embarrassment to our community.

The vacant property is a visceral sign of the decay that we are experiencing across this city. For god's sake, build. PUSD should be compelled to relinquish the property. We have a severe housing crisis, with homeless people living just a few blocks away in the Arroyo and along the Freeway. Turn it into decent, affordable townhomes so that members of the police, fire department, etc. can actually afford to live in the communities they serve.

The whole site is zoned public land.

this is a wonderful community resource. It should be open to the public and it should continue to be a place where learning and perhaps open space is available to all.

This is currently the only park in our community that is walkable to most of Linda vista. It's often busy with families. I'd love to see the space expand for families and other members of the community.

This neighborhood was promised that our Elementary School would be rehabed under Measure Y, now it has sat abandoned for over 20 years. This property should be developed for the enjoyment of our LV community.
This property needs to add value to the surrounding properties.
Though our neighborhood is very beautiful it can feel very isolated from the rest of the city due to the few roads in and out that are not very pedestrian friendly. It has always been a dream of mine to have a space where neighbors could gather without needing access to cars or other vehicles.
Traffic on Linda Vista is already heavy at commute times and it would be dangerous to add much more traffic from high density homes.
Transparency is essential!
Trees and green space should be preserved. I'd love to see a native garden or community garden in the park .
Very concerned about housing.
Want to keep it small and for the local community. We don't need extra traffic and parking issues. It would be nice to have a small coffee shop, store for necessities and a little indoor outdoor community center. No multifamily housing.
We are concerned about it being turned into multi family housing and would much rather see it as a park or store.
We are strongly opposed to an apartment complex in our neighborhood. The character of the neighborhood is at stake.
We are wasting valuable community property. A bungalow court or other medium-density site with a cafe would activate our neighborhood; increase diversity, and make it a more pleasant place to work.
We DON'T want more development or a senior center that will bring more traffic to the area. We don't want to lose one inch of the park the way it is. Would really like to add a safe area dedicated to people with dogs, such as the back area of the park that's a little too rugged right now. Would be a perfect area to dedicate to our dog population. That's important!!
We have lived in Linda Vista for 38 years and can remember when Jurgesons was our neighborhood store. When my dad visited he could walk there and get a sandwich for lunch while we were working. It was very handy, but more important is the park. We would take our boy and dog there frequently. As we have gotten older Grandchildren have also enjoyed it. I have good memories and I would like others to have it also. Thank you Jackie Henneberg
We have loved living in Linda Vista for more than 20 years now. We raised two children here and sell real estate in the neighborhood. In all the years we have lived here, this site is the one thing I have desperately wanted to do something about. People are always out walking, running, biking, walking dogs, etc. We are a community that is the envy of Pasadena. It would add to the sense of community to have a space where people could gather for a yoga class or meditation or laugh over a coffee drink without having to drive somewhere. I have long thought some kind of a mixed use space would be ideal. Maybe a small shop where people could grab necessities (milk, eggs, baby items) rather than having to drive to the market and then meet friends for coffee while the kids play. We have a lot of older folks in the neighborhood and it would help them socialize more, too!
We love that Linda Vista is a nice, quiet neighborhood where young families like us can feel safe and secure about rearing our children next other young families who share very similar morals, values, and traditions. And I think it's very important to maintain that for the city of Pasadena, both now and for its future.
We love the park and would love to see an expansion of some kind, perhaps including a cafe and multipurpose outdoor area, especially bathrooms.

We love the park and would love to see more facilities for kids to enjoy
We love the park; we go with our baby every day and we would love to keep going there! We loved the idea of a school or pre school for our son but if it can't be that, we really love the idea of a community space where the neighborhood could gather as the neighbors here are so friendly and wonderful and love to connect
We moved to LV the last year the school was opened, then closed for to be upgraded/restored under Measure Y that was passed by voters never to be reopened. This site needs to be given back to our neighborhood as a neighborhood space, Park, Community Center/Gathering Place
We would definitely not want it to be multi-family housing
We would not want a substantial increase in traffic as a result of the change to the site.
what we develop there should not add to congestion to the area, we have enough of that with the Rose Bowl unending activities. Wonder if they make money on the events, is it worth the expense of cleaning up , security and traffic people. Someone should ask for accounting of each event.
Why can't this campus be refurbished with financial help from FIREAID for Altadena students who lost their schools in the Eaton fire?
Would like to keep the area mostly for our own residents and not attract too much traffic
Would love to keep the small community vibe of the park to counterbalance all of the Rosebowl action.
Would love to see a coffee shop/Café/small gourmet market!
Would love to see it a school... if not, a small local grocer like Jurgens a long time ago.
Wouldn't it be wonderful to have Senior assisted housing and low cost housing for young families? With a little grocery store or coffee shop would be wonderful