

YOUR Neighborhood VISION

PLACEMAKING FEEDBACK

Define future success	Obstacles to success	What could be done?
<ul style="list-style-type: none"> . Artwork/Memorial to Time Check in the Time Check Park . Market Ellis Park and amenities . Maintain residential character of neighborhood . Mom & Pop grocery stores within walking distance, barbershop . Neighborhood scale stores/commercial uses . Queen Anne Boathouse . Paddle boats at the park and other activities . Flood control - immediate areas of concern/risk . Bridge from Ellis to Cedar Lake area . More picnic/seating options . Walking trail . Dog parks . Display neighborhood history . Expand what already exists (river activities...) 	<ul style="list-style-type: none"> . Necessary flood control . Age of neighborhood . School demographics (lower-middle class living here) . Trash concerns related to foot traffic near Rec Center . Lack of sidewalk flow/coherence along riverfront . Funding . Security of public works/art . Money 	<ul style="list-style-type: none"> . Gateway to Ellis Park . Focus on Ellis Park & public uses . Place where people live and work . Promote . Maintenance . Streets/sidewalks prior to putting new things in . Recognizable name for area other than Time Check or Greenway Park . Use local artists/schools to create/display art . Funding for developers - tax incentives granted - ask that part of that amount is saved and invested into NW Area projects . River needs to be dredged

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PLACEMAKING

These are the elements that give the Northwest Neighborhood its unique identity. Examples include Gateways, Parks and Open Space, Public Art, and the future Flood Control System.

Proposed Goal: Improve visibility of the Northwest Neighborhood through signage and gateways.

#	<i>Suggestions</i>	<i>What's most important to you?</i>
1	Design and install wayfinding signage and gateways at strategic locations throughout the neighborhood.	
2	Identify possible locations for public art. Encourage artwork from local artists and schools.	
3	Install a memorial to recognize the impact of the 2008 flood on the Time Check neighborhood.	
4	Display neighborhood history.	
5	Retain residential character of the neighborhood.	
6	Encourage neighborhood scale stores and commercial uses.	

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CONNECTIVITY FEEDBACK

Define future success	Obstacles to success	What could be done?
<ul style="list-style-type: none"> . Walkable neighborhood . Ability to bike safely . Pedestrian traffic improving on Ellis . Connect with water which is an asset . Fishing spots . Boat docks . Eventually will through to 6th Street . Bus system again probably with the Rec Center opening . Line markings on pavement . Street & sidewalk repairs . Signage direction to NW rec areas . Open air market . Lightscaping on Ellis Blvd . Park fountain with sidewalks leading to it 	<ul style="list-style-type: none"> . Fast traffic - lots of parking cars, street parking . No wayfinding - need signs . MidAmerican . Conflicts between cars and bicycles . 11th Street & J Avenue - flooding when it rains . How does floodwall impact connectivity . 11th Street & Harrison School to N Ave <ul style="list-style-type: none"> • Grass growing on sidewalk • Need to be trimmed • Aesthetics of neighborhood . Lack of easy access from I-380 to Ellis area (requires U-turn on 1st St) . Need better access to I-380 from park area (L Ave lights not synchronized) . Citizen involvement in decision making . Government support in financing 	<ul style="list-style-type: none"> . Add property tax base . Add signage to get bikes to ski show types of things . Market the unique features (boat houses, boats, ski shows, Rec Center, golf course, horseshoes) . Possibly host a senior center . Clean up abandoned buildings . Better definition of what is a major road/arterial road for traffic flow (i.e. F Ave, O Ave, Ellis) . Attract small businesses to the area (tax incentives) . Suspension bridge from park to Cedar Lake . Cooperative spirit . Positive attitude . Equal support

YOUR Neighborhood VISION

CONNECTIVITY

Connectivity refers to the directness of links in a transportation network. Consider streets, pedestrian and bicycle paths, transit, safety, and access management.

Proposed Goal: Preserve and enhance the existing street network.

#	<i>Suggestions</i>	<i>What's most important to you?</i>
7	Provide safe bicycle connectivity throughout the neighborhood.	
8	Provide bus services to the newly constructed Recreation Center.	
9	Improve access from downtown I-380 to the neighborhood.	
10	Complete the Ellis Blvd NW connection to 6th Street NW.	
11	Ensure neighborhood access to the Greenway.	
12	Maintain existing infrastructure.	

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LAND USE FEEDBACK

Define future success	Obstacles to success	What could be done?
<ul style="list-style-type: none"> . Outdoor activities . Current land policies in place . Establishment of a food store . Having a library in the area . Single-family . Attract small businesses to the area (tax incentives) . Mix of single family homes and condos/ townhomes with businesses integrated into construction (west of Ellis - single family, east of Ellis - mix residences) . Affordable housing . Parks and rec . Animal sanctuary . Trails . Businesses 	<ul style="list-style-type: none"> . Overhead power lines unattractive . Parking on both sides of the street - one side or the other . Services are hampered by on street parking . Money, people agreeing . Find places to develop pocket parks (where, how, cost) . Crossing gates on railroads get stuck . Multi-family/condos could cause issues . Train delaying traffic on 1st & F Avenue . Existing commercial/industrial businesses in residential area . Local government funding investment 	<ul style="list-style-type: none"> . Meetings to set procedures to solve the problem . Empty properties to be sold to individuals . Contact grocery chains . Book mobile . HUD Zones . Incentives to move industrial operations . Good planning and pay in it

YOUR Neighborhood VISION

Intensity of Development



Single Family Residential



Single Family Residential



Single Family Residential
(with optional accessory unit above garage)



Two-Family Residential



Three-Unit Attached Homes



Four-Unit Attached Homes



Six-Unit Attached Homes



Mixed-Use Building, 2-3 floors
(Retail, Apartments, Live-Work Units)



Eighteen-Unit Apartments or Condos



Mixed-Use Building, 4 floors
(Retail, Office, Apartments)



Mixed-Use Building, 5 floors
(Retail, Office, Apartments)

Land-Use Typology Areas Explained

U-LI **Urban-Low Intensity.** Primarily residential neighborhoods comprised mostly of single-family homes on lots no larger than 0.5 acres. Smaller-scale multifamily (primarily duplexes and row homes) allowed. Limited, neighborhood-scale commercial may be considered.

U-MI **Urban-Medium Intensity.** Single-family homes are on smaller lots. Multi-family buildings such as row-homes are permitted but should compliment existing homes. Mixed-use buildings, multi-story apartments, and commercial are allowed at appropriate intersections, creating a neighborhood with many options.

U-HI **Urban-High Intensity.** Limited number of single-family homes on smaller lots. Duplexes, row homes and apartment buildings are permitted. Multi-story mixed use development is encouraged around busier intersections.

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LAND USE

Land use refers to how land is developed within a community.

Consider city services and utilities, schools and non-city government, density and intensity, appropriate mix and integration of types of uses.

Proposed Goal: Encourage focused commercial development that serves the neighborhood and creates a gateway to the river.

# <i>Suggestions</i>	<i>What's most important to you?</i>
13 Encourage a mix of single-family homes and condos with businesses integrated into construction (single-family homes west of Ellis, mixed uses east of Ellis).	
14 Provide financial assistance to projects that meet the requirements for the City's Standard Economic Development Programs.	
15 Encourage development of a neighborhood grocery store.	
16 Identify barriers to development along the Ellis Boulevard commercial corridor.	
17 Maintain the primarily single-family residential character of the neighborhood west of Ellis Blvd.	
18 Allow mixed use commercial development at the intersection of Ellis Boulevard and E, F, K, O & Q Avenues.	

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CHARACTER FEEDBACK

Define future success	Obstacles to success	What could be done?
<ul style="list-style-type: none"> . Houses are up to the requirements of area and fit in . Establishment of setback for new construction . Building into the neighborhood . Homes . Commercial . Public facilities . Beautify Ellis Blvd (trees, flowers, etc.) . Draw in talented craftsmen to our area . Emphasize the beauty of the river and natural assets 	<ul style="list-style-type: none"> . \$ landowners . investment . People . Security . Money . City Cooperation 	<ul style="list-style-type: none"> . Housing incentives . Watch variances to new code (air conditions) . Adequate parking on streets . Commitment to making it work . Attend/participate in Council Meetings . City Cooperation

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CHARACTER

Character refers to the built environment and identity of the neighborhood.
Elements include building placement, location, height, quality, style, and historical nature.

Proposed Goal: Promote infill development that compliments the neighborhood with a mix of moderate scale building types.

# <i>Suggestions</i>	<i>What's most important to you?</i>
19 Ensure that homes are up to the requirements of the area and fit in with the neighborhood character	
20 Reduce variances by ensuring the zoning code update reflects the unique character of neighborhood	
21 Emphasize the beauty of the river and natural assets	
22 Beautify Ellis Boulevard (trees, flowers, etc.)	

YOUR Neighborhood VISION

STREETSCAPES FEEDBACK

Define future success	Obstacles to success	What could be done?
<ul style="list-style-type: none"> . Nice age of trees . Ellis has the potential to be a beautiful street . Keep Ellis as a "signature street" . Figure out what to attract . Proper lighting for Ellis & O and then more for neighborhoods . Add commercial pockets at O, K, E & F and Q (no strip malls). Add mixed use . Have adequate parking and setbacks (new) . Adequate drainage . Curb construction . Street lighting Leds (cost) . Preserve and add trees . Trees on Ellis Blvd . Widened sidewalks . Streetlights . Additional parking 	<ul style="list-style-type: none"> . No curbs - curb appeal . Sidewalks not appealing . Not maintained due to no curbs . City services are hampered . Lighting awful in vacant areas . Storm sewer construction costs . Cost but cheap in end . Funding 	<ul style="list-style-type: none"> . Parking issues . Lamps . Widen sidewalks . Benches . Maintain character (no pole buildings) . City more responsive with bad properties . Lighting is poor . Change in way people travel . Change bulbs . Promote to businesses to get involved

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STREETSCAPES

Streetscape refers to the design quality of the street.
Elements include landscaping, lighting, benches, and other amenities.

Proposed Goal: Minimize disruption to the look and feel of existing streets.

# <i>Suggestions</i>	<i>What's most important to you?</i>
23 Keep Ellis Boulevard as a signature street.	
24 Provide trash receptacles near the Recreation Center.	
25 Provide adequate lighting throughout the neighborhood.	
26 Preserve existing trees and add additional street trees and other landscaping along major corridors.	
27 Consider widening sidewalks along key corridors to encourage pedestrian activity.	
28 Explore options to provide adequate parking as neighborhood redevelops.	
29 Repair existing curbs and sidewalks.	