

Name: 12th Street Core Implementation and Action Plan

Location: I-630 to 14th Street, Lewis to Maple

Request: Resolution of support for the implementation strategies

Source: Staff

Staff Report:

In 2012, Metroplan received a \$1.4 Million grant from the U.S. Department of Housing and Urban Development (HUD) to develop a comprehensive regional plan for sustainable development. Implementation is a key feature of this program and Metroplan is fostering this through the Jump Start Initiative. The purpose is to demonstrate how the Livability Principles can be integrated into community design and implemented in existing communities to impact the larger region.

These plans integrate housing design options, development, economics, environmental concerns, community development, municipal codes and regulations and supportive infrastructure investments. Each plan developed through this initiative is intended to be replicable and feasible and as such will be developed to educate, illustrate, regulate and set a path for implementation – helping to Jump Start regional implementation.

The 12th Street Core area was one of the projects selected in 2013 to receive a \$200,000 Jump Start Grant to enhance and continue the next phase of the 12th Street Corridor Plan which was adopted by the Planning Commission and City Board in 2010. Boundaries of 12th Street Core Area: Northern Boundary – Interstate 630; Southern Boundary – 14th Street; Western Boundary – Lewis Street; Eastern Boundary – Maple Street

A consultant team hired by Metroplan began working with City Staff, stakeholders, community partners/leaders and residents to hold workshops and public meetings assessing the current conditions. These meetings and presentation continued throughout 2014 with almost eighty residents and others attending one meeting. The consultants then put together a report and recommendations that would help facilitate implementation which is where we are now. The final meeting on the Plan was March 16, 2015 where over 200 property owners were invited to attend and comment. (Most of that comment was about non-plan issues – uses in the 12th Street Station, etc).

This plan will provide an avenue or roadmap to help generate economic growth and opportunity in the area, create a safer and more pedestrian friendly environment, and also allow for sustainable development.

The goals for the 12th Street Core Plan are to: Develop an implementation/business plan to move the 12th Street Corridor vision Plan forward, utilizing techniques to bring various groups together; Identify and implement best practices for public improvements (streets infrastructure, stormwater, etc.); Catalyze vacant lot development neat the new

12th Street Core Implementation and Action Plan (Cont.)

12th Street Mixed-use Station to take advantage of the City investment and supporting additional housing types, population diversity and historic preservation, and to support prior community development efforts. To accomplish this, The Implementation and Action Plan lays out a path with various recommendations.

An important recommendation is the development of a point-person to guide the redevelopment efforts of the area. This person is to work with key individuals in the area as well as regionally to help identify key activities and co-ordinate the implementation of the redevelopment of the area. The formation of a merchants association to help brand the area, co-ordinate advertising and marketing, and work to attract more businesses to the area.

A new zoning code to direct the redevelopment and infill has been proposed to not only allow for more density of development but to encourage a pedestrian orientation for the non-residential uses and a more 'traditional' site design. It has a strong emphasis on the 'public realm' – streetscape, building facades toward the street, etc. The concepts have been presented to the community, but Staff will begin working with property owners and residents on the adoption of these standards in the months to come.

NEIGHBORHOOD COMMENTS:

Notices were sent to the following neighborhood associations were notified: Forest Hills, Pine to Woodrow, and Stephens Area Faith.

STAFF RECOMMENDATION:

Staff recommends support of the resolution.

PLANNING COMMISSION ACTION:

(MAY 21, 2015)

This item was placed on the consent agenda for approval. Rohn Muse, President of the Forest Heights Neighborhood Association was there in support of the item. The motion passed with a vote of 9 ayes, 0 noes, and 2 absent.