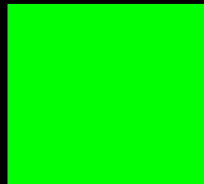


ESTABLISHING A LAND USE VISION FOR YOUR COMMUNITY:

*Where Would You Like
to See Change Happen?*

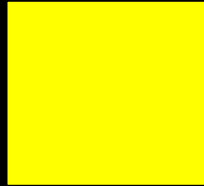
WHERE IS CHANGE LIKELY TO HAPPEN?



NOT LIKELY TO CHANGE

Color the areas or lots that you don't expect to change for the foreseeable future (20-30 years). No investment expected except maintenance.

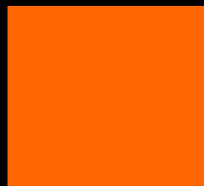
WHERE IS CHANGE LIKELY TO HAPPEN?



SOME CHANGE LIKELY

Color the areas or lots that you would like to undergo minor changes but will substantively remain the same with minor improvements made on an as needed basis.

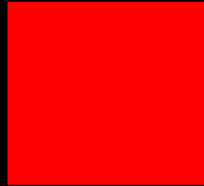
WHERE IS CHANGE LIKELY TO HAPPEN?



MODERATE CHANGE

Color the areas or lots that you would like to go through major changes such as demolitions, major remodeling, and identify sites for redevelopment.

WHERE IS CHANGE LIKELY TO HAPPEN?

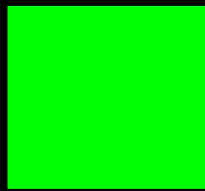


SIGNIFICANT CHANGE

Color the areas or lots that are inappropriate for their location, underutilized, deteriorated, or vacant and that you consider appropriate for new significant redevelopment.

MAPPING THE LIKELIHOOD OF CHANGE:

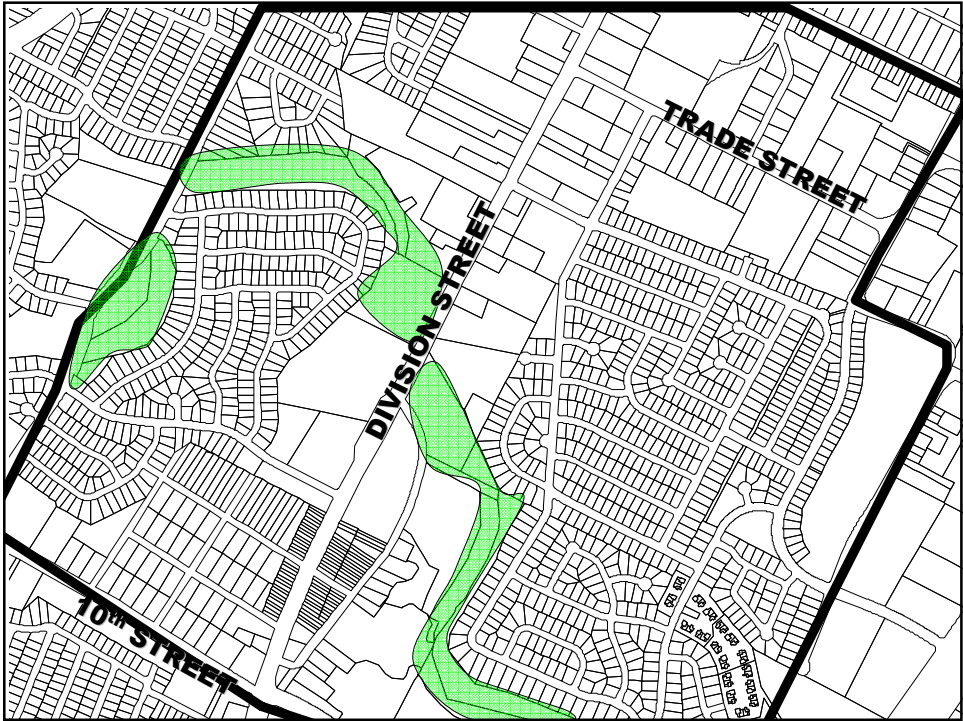
The Division Street Neighborhood



**AREAS NOT
LIKELY TO
CHANGE**



GREEN CREEK



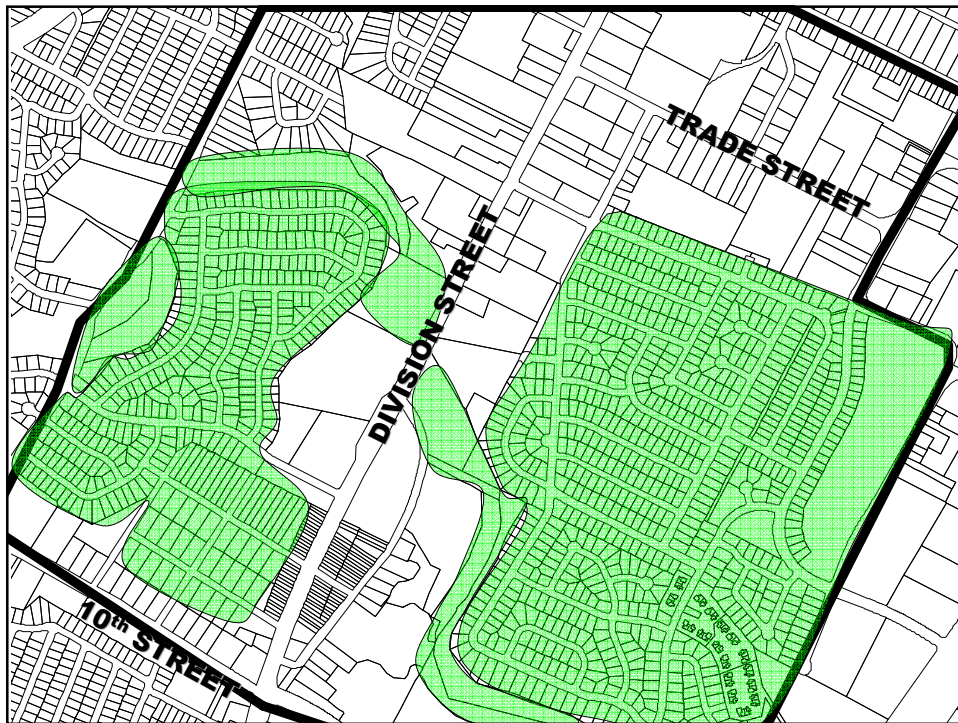


Fairfax Neighborhood





Washington Neighborhood



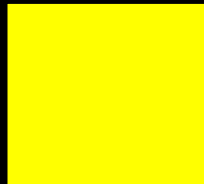
**WHAT ARE THE THINGS YOU LIKE
AND WANT TO PRESERVE?**

CREEK?

Wildlife
Natural feel
Clean water

NEIGHBORHOODS?

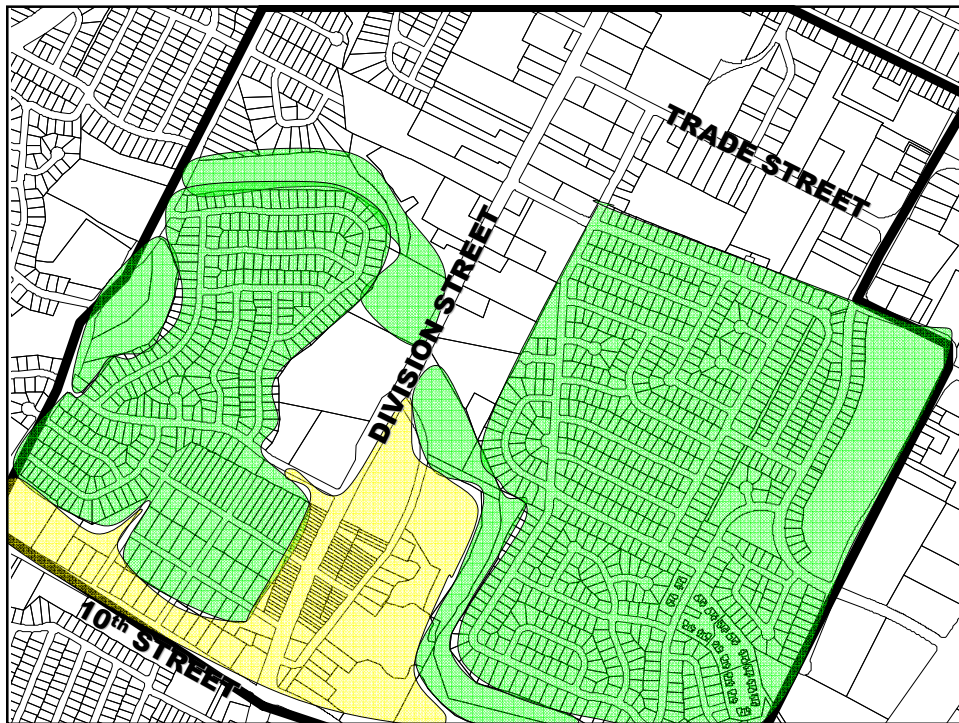
Character
Funky feel
Stable areas
Trees



**SOME CHANGE
LIKELY**

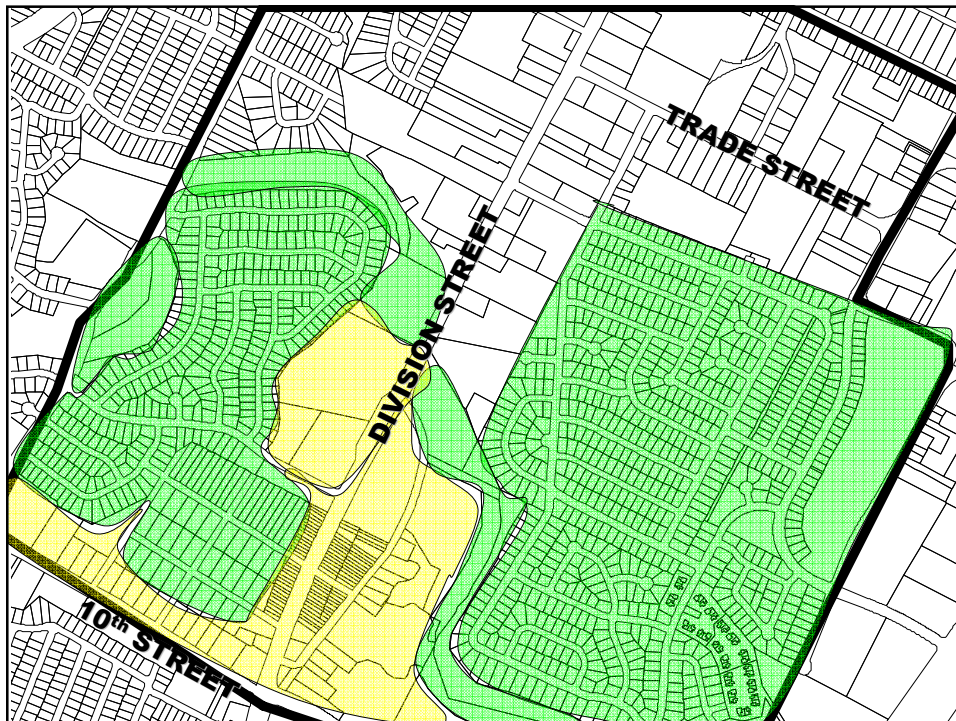


SOUTH DIVISION STREET & 10th STREET



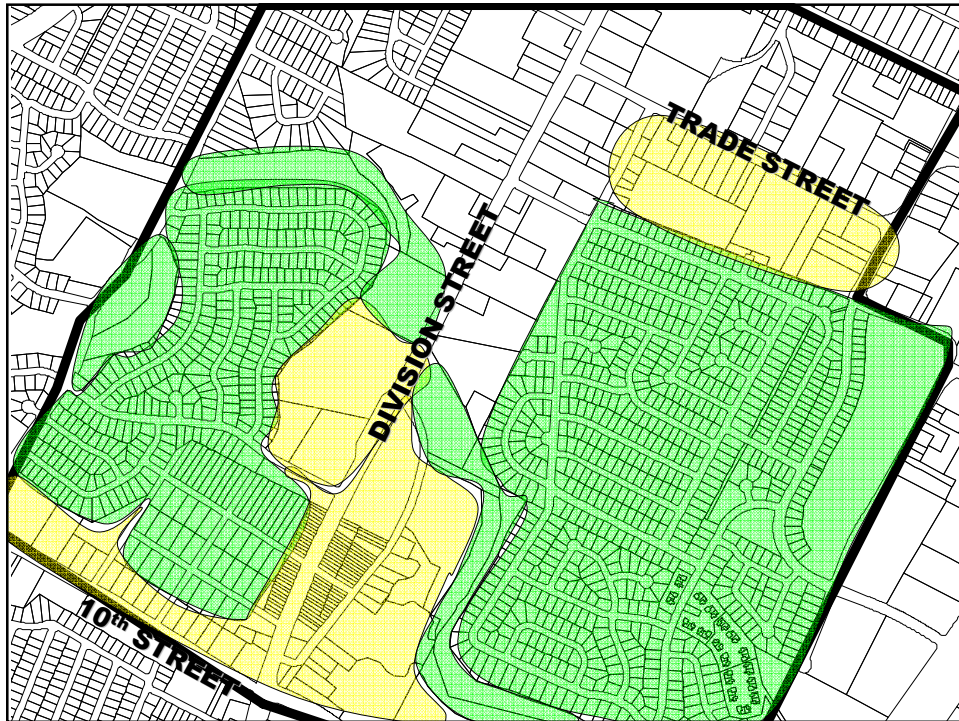


SOUTH DIVISION STREET





SOUTH SIDE OF
TRADE STREET



**WHAT ARE THE THINGS YOU LIKE
AND WANT TO PRESERVE AND
WHAT COULD CHANGE?**

PRESERVE?

Mix of stores

Affordable

Easy to walk to

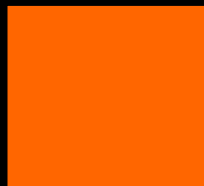
CHANGED HOW?

“Strip mall” feel

Remove or reduce
impact of Big Box

Add sidewalks

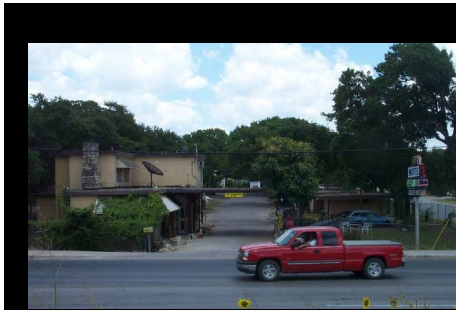
Increase variety
of stores



**MODERATE
CHANGE**

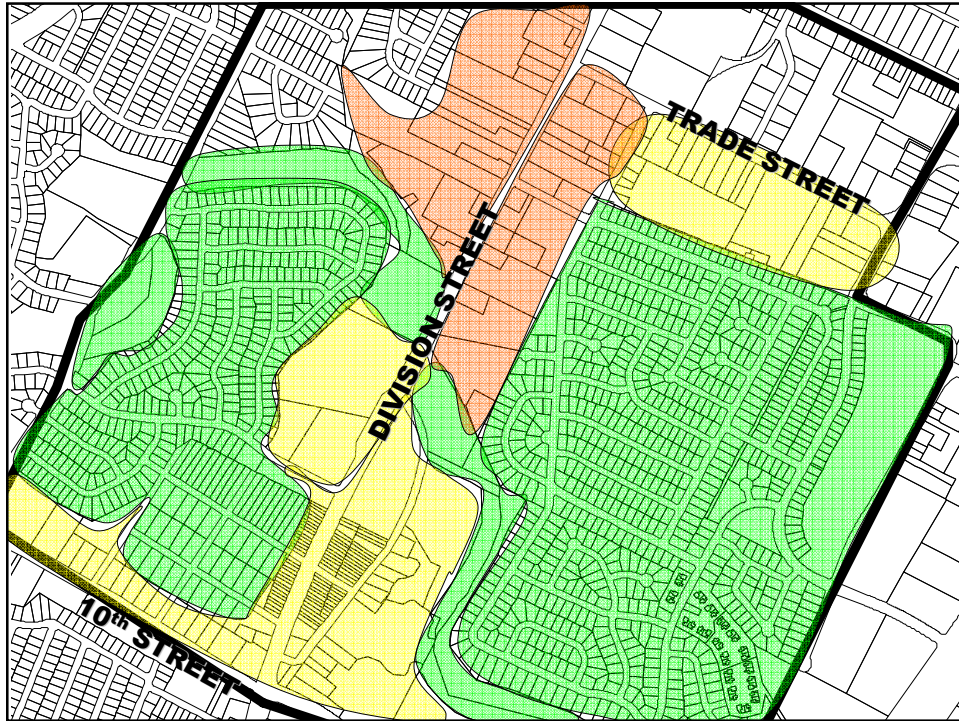


North Division Street



North Division Street





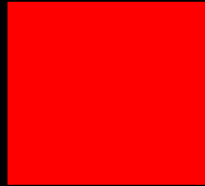
WHAT ARE THE THINGS YOU DON'T LIKE AND HOW WOULD YOU LIKE TO SEE IT CHANGED?

DISLIKE?

- Car lots/repair
- Poorly maintained commercial
- Poorly located houses
- No diversity of businesses

CHANGED HOW?

- Redevelopment
- Better design
- Mixed-Use
- Remove pawn shops & discount motels

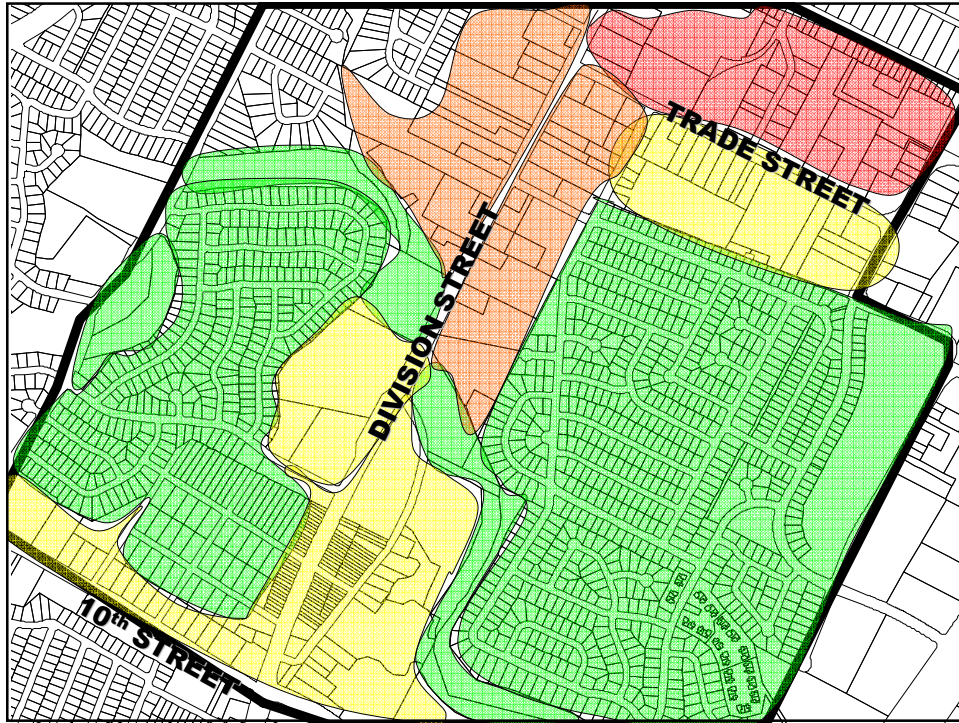


SIGNIFICANT CHANGE



NORTH SIDE OF TRADE STREET





WHAT ARE THE THINGS YOU DON'T LIKE AND HOW WOULD YOU LIKE TO SEE IT CHANGED?

DISLIKE

Remove scrap yard

“Fly-by-night”

Abandoned buildings

CHANGED HOW?

Redevelopment

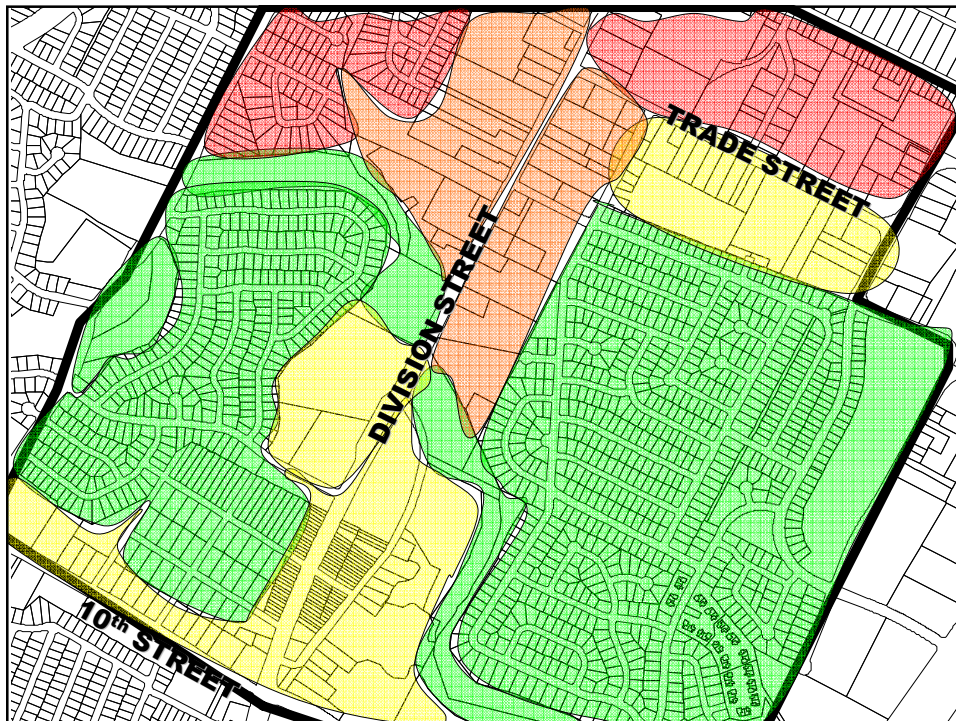
Code enforcement

Sidewalks

Variety of stores



Bechtel Heights Neighborhood



**WHAT ARE THE THINGS YOU DON'T
LIKE AND HOW WOULD YOU LIKE
TO SEE IT CHANGED?**

DISLIKE

Vacant lots/
dumping
Trashed
properties
Beer and
cigarette store

CHANGED HOW?

Redevelopment
Rehabilitation
Sidewalks
Code enforcement

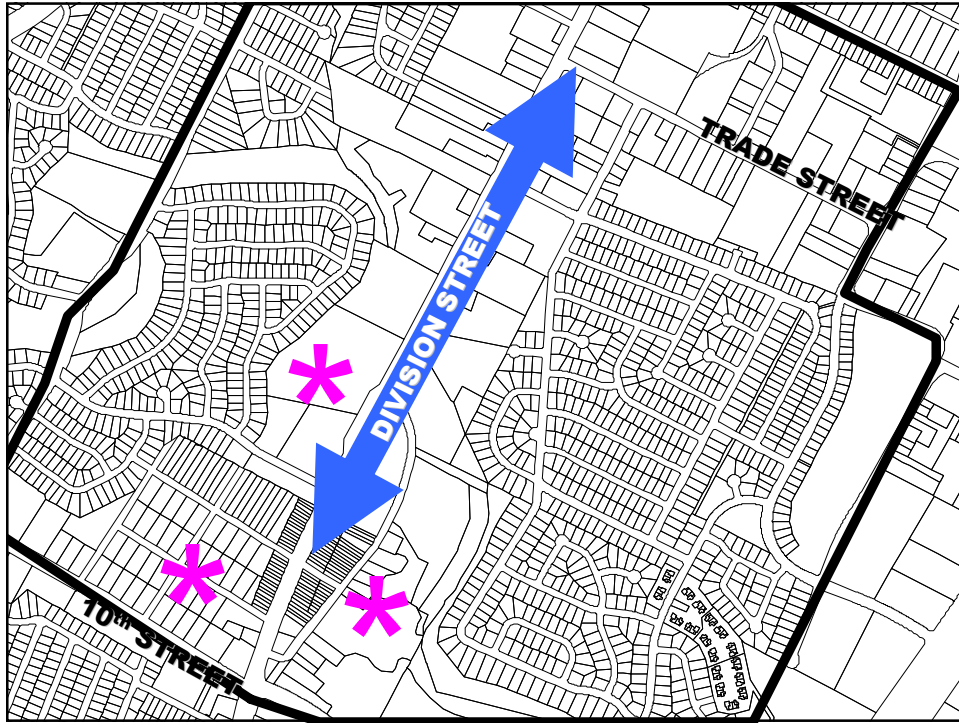
**VIEWS AND EXISTING
NEIGHBORHOOD CENTERS**



VIEWS TO PRESERVE

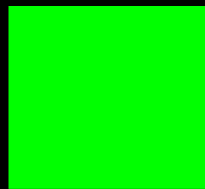


**EXISTING NEIGHBORHOOD
CENTERS**



QUESTIONS?

Areas of Change Exercise



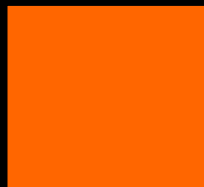
**AREAS NOT
LIKELY TO
CHANGE**

**WHAT ARE THE THINGS YOU LIKE
AND WANT TO PRESERVE?**



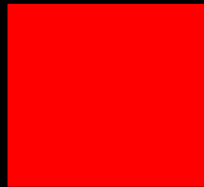
SOME CHANGE LIKELY

**WHAT ARE THE THINGS YOU LIKE
AND WANT TO PRESERVE AND
WHAT COULD CHANGE?**



MODERATE CHANGE

**WHAT ARE THE THINGS YOU DON'T
LIKE AND HOW WOULD YOU LIKE
TO SEE IT CHANGED?**



SIGNIFICANT CHANGE

**WHAT ARE THE THINGS YOU DON'T
LIKE AND HOW WOULD YOU LIKE
TO SEE IT CHANGED?**

VIEWS AND EXISTING NEIGHBORHOOD CENTERS



VIEWS TO PRESERVE



**EXISTING NEIGHBORHOOD
CENTERS**

**THANKS FOR
COMING AND WE
HOPE TO SEE YOU
ON MARCH 3RD!**



**FOR THOSE AREAS DESIGNATED
AS IN NEED OF *SOME, MODERATE,*
OR *SIGNIFICANT* CHANGE, WHAT
TYPES OF LAND USE WOULD YOU
LIKE TO SEE?**