

Introduction

This version of Chapter 5 incorporates the suggestion to move Housing and Land Use and have Placemaking after. It also has the bones of the Waterfront District language. Land Use, Neighborhoods, and Housing is the chapter where most of the concepts discussed in other chapters are tied together because zoning and land use are primary tools for implementing many of the actions recommended in other chapters. Zoning controls density and scale of housing. Housing is discussed as economic development in Chapter 4. Housing is included in this chapter, recognizing that each sub district is distinct in its current development and the desired future development. In this chapter, housing recommendations may be specific to the sub district. Place making is discussed generally in Chapter 6. In this chapter, place-making recommendations may be specific to the sub district.

The overall vision and discussion on the Visioning Report is not included in this memorandum. The visions statements are included on a page with the map, and land use designations, as discussed at the previous meeting.

Attachments

1. Draft Chapter 5 (w/old plan info removed)
2. Draft Appendices (old plan info)
3. Map of Rock Dump, Waterfront and Harbors Subdistricts with Zoning and Land Use Designations
4. Map of Rock Dump, Waterfront and Harbors with Vision and Land Use Designations
5. Table of compiled goals, recommendations and actions from other plans

Steering Committee feedback requested:

- Are there specific place making projects that you would like to recommend for a subarea?
- Thoughts on housing in the Waterfront Subarea? Support/incentivize housing and/or mixed use?
- Do you think anything is not addressed that should be in the Waterfront Subdistrict in regard to land use and zoning?
- Design guidelines, and it seems general support for them if they are incentivized and do not create processes that slow/bog down permitting/development processes. Any other thoughts?
- Thoughts on the future of the Subport? Merchant's Wharf?
- Rock Dump – housing? Mixed use? Recreation corridor?
- Thoughts on housing at Harris Harbor uplands? Other thoughts about the Harbors Subdistrict?

Virtual “sticky note” exercise:

The table of compiled goals, recommendations and actions summarizes recommendations from other plans that relate to Chapter 5. Some of these have been included in review of other chapters. Please review the list and email me your “top ten” action items by Wednesday (September 16th) morning. Staff will group them by category and we will discuss them at the meeting on Thursday.