

Tanner Street District Economic Development Plan

Community Meeting

November 29, 2012

Tonight's Agenda

Presentation:

- Vision & Goals
- Existing Conditions Summary
- Conceptual Development Plans
- Conceptual Infrastructure & Open Space Changes
- Implementation

Public Discussion

Next Steps

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Tanner Street District Economic Development Plan: Vision & Goals

The Vision

The Tanner Street District should be an active, economically vital, attractive, environmentally and economically sustainable commercial/industrial District that:

- Supports and enhances existing businesses
- Attracts new development/businesses that create jobs and support the City's tax base
- Provides attractive multi-modal links/connections to and between adjacent residential and commercial districts
- Enhances appreciation of, and connection to, natural resources

Goals

1. Develop a comprehensive and accurate picture of existing conditions, opportunities and constraints
2. Identify future land uses that will both create jobs and increase the City's tax base to enhance the economic sustainability of The District.
3. Define a vision for an active, economically vital, attractive District that is realistic from three points of view:
 - A market and financial perspective
 - A political perspective
 - A technical perspective
4. Identify infrastructure and other public improvements that support and enhance the desired future land uses and District Identity
5. Create new open space to serve area residents and employees, and to connect those users to both local and regional natural resources.
6. Create a framework for furthering a series of discreet fundable infrastructure improvement projects.
7. Designate (and document eligibility of) the Tanner Street District as an Urban Renewal District to enable the City to use Urban Renewal tools for implementation.
8. Identify and conceptualize the redevelopment of area Brownfields sites and environmentally sensitive 'hot spots' consistent with the vision for The District.
9. Enhance and promote the sustainability of the Tanner Street District through brownfields redevelopment, building and property reuse, and incorporation of sustainable infrastructure elements.
10. Identify and plan for transportation improvements that improve circulation and increase multi-modal opportunities and to and through The District.

Tanner Street District Economic Development Plan: Project Area

