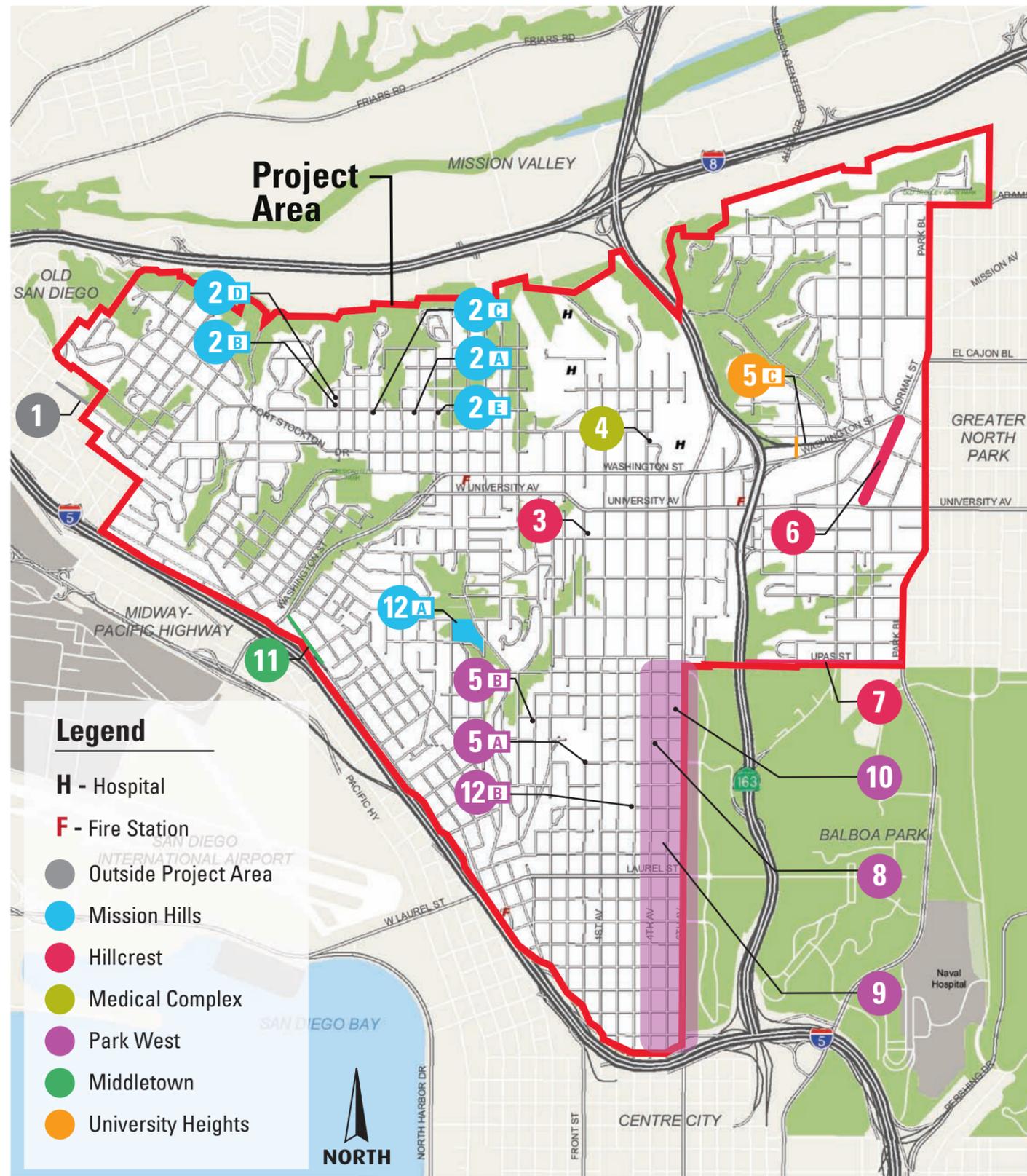


# Uptown Community Plan Update - Self Guided Tour Route

To be debriefed at CPUAC#3 on 1.27.10

## UPTOWN MAP



### LOCATION

- 1 **Juan Street Turnaround Concept**
- 2 **Compatible Density**
  - A 1209 W. Montecito Way
  - B 1708 W. Montecito Way
  - C 1415 Montecito Way
  - D 4154 Stephens Street
  - E 4109-4125 Ibis Street
- 3 **1st Avenue/Robinson Multi-family Development**
- 4 **Plaza/Water Feature at Scripps Hospital**
- 5 **The Bridges**
  - A 4th Avenue/Quince
  - B Front Street/Spruce Street
  - C South end of Vermont, north of Washington Street
- 6 **Normal Street**
- 7 **Balboa Park Interface**
- 8 **Alicante**
- 9 **4th, 5th & 6th Avenues**
- 10 **Colonel Irving Solomon/Henry Hester Apartments**
- 11 **India Street/Washington Street**
- 12 **Reynard Way Potential Park & Olive Street Park**
  - A Reynard Way/Brookes Avenue
  - B Olive Street/3rd Avenue
- 13 **Alternative Alley Uses**

### BACKGROUND/QUESTION

- 1 There is an opportunity to create a turnaround with signage that manages traffic between Old Town and Mission Hills along Juan Street.
- 2 There are good, existing examples of how multiple-unit housing have been accommodated in a single family neighborhood. Can you see the application of these types of examples in other neighborhoods within the community?
- 3 Craftsman features were used in this larger scale, multi-family development. What other techniques can be used to sensitively integrate density into existing neighborhoods?
- 4 What types of civic spaces can be incorporated with private development to provide for more open space? What are the characteristics and qualities that make for attractive, well-used urban open space?
- 5 Uptown is known for its many bridges that provide connections from residential neighborhoods to destinations of interest. They do appear to foster various modes of travel. Where could other bridges and pathways be placed to make better connections in the community? What would be the other physical barriers to these connections, if any?
- 6 A portion of Normal Street is being currently improved to provide more parking for the commercial corridor. How could the remaining portion serve the residential areas? How could linear park opportunities be incorporated in DMV's facility redevelopment to reinforce community events and passive recreational needs and opportunities?
- 7 Look at Upas Street along Balboa Park. How do other neighborhoods interface with Balboa Park? How can connections be made and/or improved given the challenges posed by existing facilities?
- 8 Are its scale, articulation, and upper story "step backs" compatible with the neighborhood, other mid/high-rise developments in the area, and community character?
- 9 What are the safety and mobility challenges experienced by pedestrians and bicyclists in the Park West/Bankers Hill neighborhood?
- 10 Architectural/historic significance can also be demonstrated by more contemporary structures. This one is an example of a historically designated Mid-Century Modern/Futurist architectural style.
- 11 A commercial neighborhood parking and circulation design study was recently completed to address issues concerning parking, traffic circulation, promoting bicycle and pedestrian access, and enhancing economic vitality and enhancing this area as a community gateway.
- 12 Given the developed areas in the community, these sites can provide opportunities for parks.
- 13 Where could green alleys enhance our neighborhoods?

**RESPONSES TO REVIEW AT MEETING:**

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