LAND USE

- ACCOMMODATE MULT. USES; BIKE, KIDS, SENIORS... WALK, ETC.
- SECURITY: PROVIDE PERSONAL COMFORT
  - SIGHT LINES IMPORT.
  - VISIBLE POLICE PRESENCE
  - LIGHTING PATHWAYS
- CREATIVE USES OF PARKING DECK (- RECREATION)
- "MAKER" SPACE? AS OPPOSED TO LARGE TENANTS (VACANCIES MAY BE LARGE
- FOOD HAL CONCEPT
- CO-LOCATING RETAIL: GOOD, BUT VISIBILITY MAY NOT BE OPTIMAL
- EARLY CHILDHOOD CTR

Table 10

BLDG HEIGHT ?

- HIGHER BLDG IN REAR (CLOSER TO 395)
- SHADOW + SHADE IMPACTS?
  - ICE/THAW?
- IMPACTS ON AIR TRAFFIC?
  - POSITIVE OR NEGATIVE
- RELATIVE TO "BRAC" BLDG, IS THAT A TYPICAL HT?

PLACEMAKING

- SECURITY
  - SIGHT LINES + ORIENTATION,
  - OPEN SPACES
- VISIBILITY OF "FEATURES" TO DRAW INTEREST
- "SIGNATURE" STRUCTURES... (MGM!)

LAND USE

Table 10

- ROOF TOP USES: GOOD OPPORTUNITY TO INTRODUCE
- MULT. RECREATION USES
  - ~~AL~~ ENCOURAGE RESTAURANT USES.
- SAFETY: EGRESS, SAFE GATHERING SPACES
- CIVIC USES GOOD:
  - POLICE, FIRE. EMS.
  - REC. CTR
  - LIBRARY

Table 10

MOBILITY

PARKING LOT ISSUE

- TRAFFIC VOLUME IMPACTS...
  SCOPE OF STUDY? CONFIDENCE IN?
- STUDIES THAT SHOW THIS?..
- SPECIFICALLY: = VAN DORN VOLUME,
  - -- PERFORMANCE OF DUKE-BEAUREGARD INTERSECTION?..
  - -- ~~HA~~ LIKELY ROUTE CHOICES BY NEW RESIDENTS, IMPACTS? DUKE, VAN DORN, 395?
- INTEGRATE HOLISTICALLY INTO:
  - IMMEDIATE/ADJACENT 'HOODS
  - REGION: INTERSECTIONS OUTSIDE IMMEDIATE DEVMT ZONE

Table 10

AFFORDABILITY

- INCENTIVIZE DEVELOPER TO ADD UNITS IN EXCHANGE FOR INCR. DENSITY BUT NOT CAUSE DELAYS, RISK THAT PROJECT WONT GO... ✓
  - USE CONVENTIAL TOOLS, QUID PRO QUO. ✓
- SAME, NOT LOWER THAN CURRENT CITY AVG. 11%??
- CO LOCATE W/ COMMERCIAL + CIVIC ✓ USES.
  - ~~CLOSE TO~~ LOCAL
  - INTRODUCE TRANSPORT OPPORTUNITIES (UNTIL BRT IS ON LINE) SO LOW INCOME RESIDENTS CAN ~~MOVE~~ ~~OF~~ SHOP, MOVE OFFSITE HEALTH CARE

METRO?

- DAY CARE!

MOB

Table 10

CONNECTIVITY

(ISSUE: NEW VOLUME OF TRAFFIC GENERATED BY NEW USES, ACCEPTABLE? NEARBY INTERSECTIONS?)

- ACCOMODATE ELECTRIC + SELF DRIVING CARS

- GRID: PARKING, ACCESSIBILITY:

EFFICIENT DESIGN TO MOVE PEOPLE + VEHIC... TO DESTINATIONS

- SIGHT LINES TO DESTINATION, "NAVIGABILITY"
- ACCOMMODATE PROJECTED TRAFFIC TO ACHIEVE OBJECTIVES OF EFFICIENCY, SAFETY, COMFORT

"SMART" INTERSECTIONS

- FUTURE VIEW? SEEMS TO LACK VISION OF IMPACTS OF TECHN. ADVANCES...

LIKE

OUR VISION: OPPORTUNITY EXISTS TO IMPLEMENT HIGH TECHN., BECOME A LEADER/ MODEL COMMUNITY... OF FUTURE

- STREET LEVEL - CONNECTIONS - IMPROVE "POROSITY" BUT BALANCE W/ SAFETY (BIKE, PED'S)
- ADDRESS "ISLAND" EFFECT.

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