

NORTH HEIGHTS REZONING INITIATIVE

Final Community Update

NHAA UPDATE

1. Residents requested further education, leading to three NHAA workshops.
2. Detailed print information, including maps and proposed zoning changes, was distributed via USPS and during the workshops.
3. Visuals were requested, renderings were created to help envision the potential behind the rezoning plan.
4. An additional Neighborhood Services district is recommended near NW 2nd and N Adams St.
5. Allowing some automotive repair uses in General Retail as approved through the Specific Use Permit process is recommended.

The **North Heights Advisory Association** was guided by the following principles while they created the rezoning plan for the neighborhood. Suggestions from the community were collected and compared to the same principles when the association considered adapting their recommendations. If a comment or concern was not consistent, it was not incorporated into the final proposal.

1. Eliminate industrial zoning on undeveloped land as much as possible.
2. Downzone industrial zoning where possible on developed land.
3. Increase the amount of single-family zoning and reduce the amount of multi-family zoning.
4. Provide appropriate commercial areas within proximity to residences for access to jobs and services.
5. Consider amenities such as parks and trails as part of future development patterns.
6. All land use decisions should be done to encourage the preservation of the existing culture and character of North Heights.
7. No decisions should increase the chances of gentrification.
8. The results of this effort should make it easier for people who want to be invested in North Heights purchase homes and become part of a movement to rebuild the neighborhood.
9. This project should help bring North Heights back to the neighborhood people remember – a self-sustaining community full of residents who took pride in their homes and their places of worship; full of locally owned businesses that served their friends and neighbors.

The **North Heights Neighborhood Plan** calls for:

- Planning for an adequate and diverse supply of housing for all income levels
- Minimizing negative effects between incompatible land uses and ensure adequate transitions
- Discouraging intense uses within or adjacent to residential areas
- Diversifying the types of commercial activity, and
- Protecting and promoting areas of historical and cultural significance.