



Summary of Feedback/Comments from
Open House held on April 24, 2019



Development Visioning



Development Visioning

- Preserve City Hall
- Redevelop Police Station site
 - Take advantage of riverfront for recreation or business uses
 - Ideas offered: Restaurant, hotel, mixed use (w/residential)
- Salerno's – Opportunity for redevelopment
 - Potential for boat docks/recreation connection
- Provide greenspace along the river
- Parking on west riverfront is important
 - Based on current access and uses nearby
- Trail/sidewalk/riverwalk connections missing on west side
 - Remove railroad trestle?
- Parking/parking decks on interior blocks away from river
- Preserve historic residential buildings on fringes of study area
- Don't "overdevelop", preserve character of downtown

Visual Preference Survey



Visual Preference Survey

- Residential
 - Adds valuable foot traffic to downtown
 - Mid-scale buildings preferred most (3 story)
 - Keep multi-level buildings set back from riverfront
- Commercial/Mixed Use
 - Accessible riverfront, active storefronts, pedestrian friendly
 - Mixed use brings economic activity
 - Mid-scale buildings preferred most (3 story)
 - Concern with buildings too close to riverfront

Visual Preference Survey

- Open Space
 - Open/accessible waterfront
 - Greenscape rather than hardscape, walking paths
- Streetscape
 - Visually active, plants/colors, textures, seating
- Parking
 - Decks are needed to limit parking footprint, but design/appearance is important
 - Locate parking and decks away from riverfront

Land Use Mapping



Land Use Mapping

- Some maps only partially completed
- Similar themes to other activities
- Most typical land use pattern:
 - Open space along the riverfront
 - Transition to mixed use/commercial adjacent to open space
 - Parking garages located on interior lots/blocks
 - Transition to residential neighborhoods
- Extend street grid on west side north of State St.

Overall Themes

- Study area transitions from core of downtown to park/recreational areas to the north
 - Riverfront should be open, green, accessible
 - Mixed use/commercial fronting on riverfront open space, with connections to recreation activities/ trails/boating
 - Building height in the 3 story range preferred, set back from riverfront
 - Residential transition to neighborhoods
 - Parking/parking decks on interior blocks
- Important considerations
 - Contrast with First Street area (may be less “urban” environment)
 - Active River project may change scope of riverfront improvements
 - Existing parking supply/usage needs