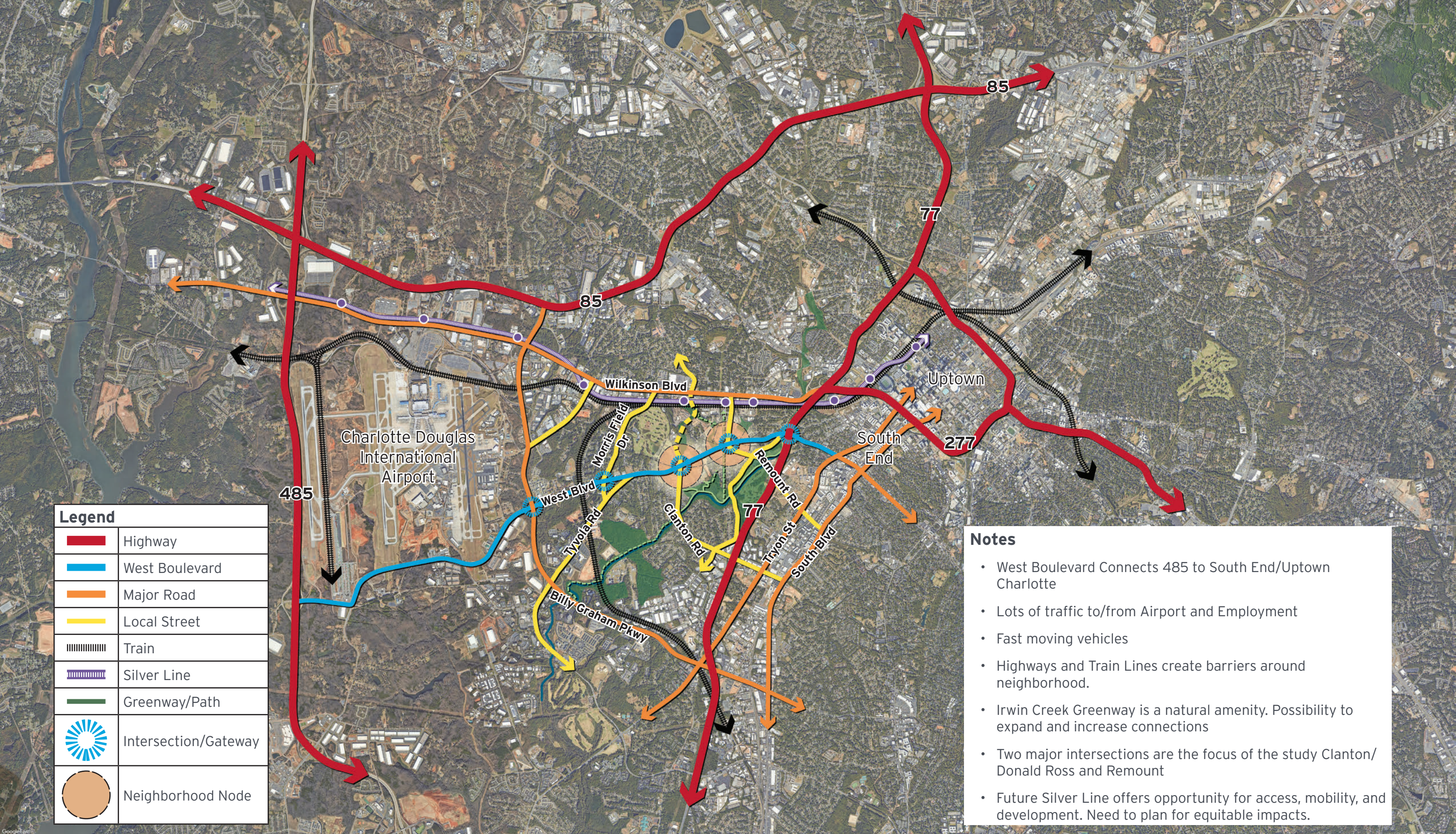




Designing Neighborhoods, Making Communities

**The West Boulevard
CNU Legacy Charrette**



Legend	
	Highway
	West Boulevard
	Major Road
	Local Street
	Train
	Silver Line
	Greenway/Path
	Intersection/Gateway
	Neighborhood Node

- Notes**
- West Boulevard Connects 485 to South End/Uptown Charlotte
 - Lots of traffic to/from Airport and Employment
 - Fast moving vehicles
 - Highways and Train Lines create barriers around neighborhood.
 - Irwin Creek Greenway is a natural amenity. Possibility to expand and increase connections
 - Two major intersections are the focus of the study Clanton/Donald Ross and Remount
 - Future Silver Line offers opportunity for access, mobility, and development. Need to plan for equitable impacts.

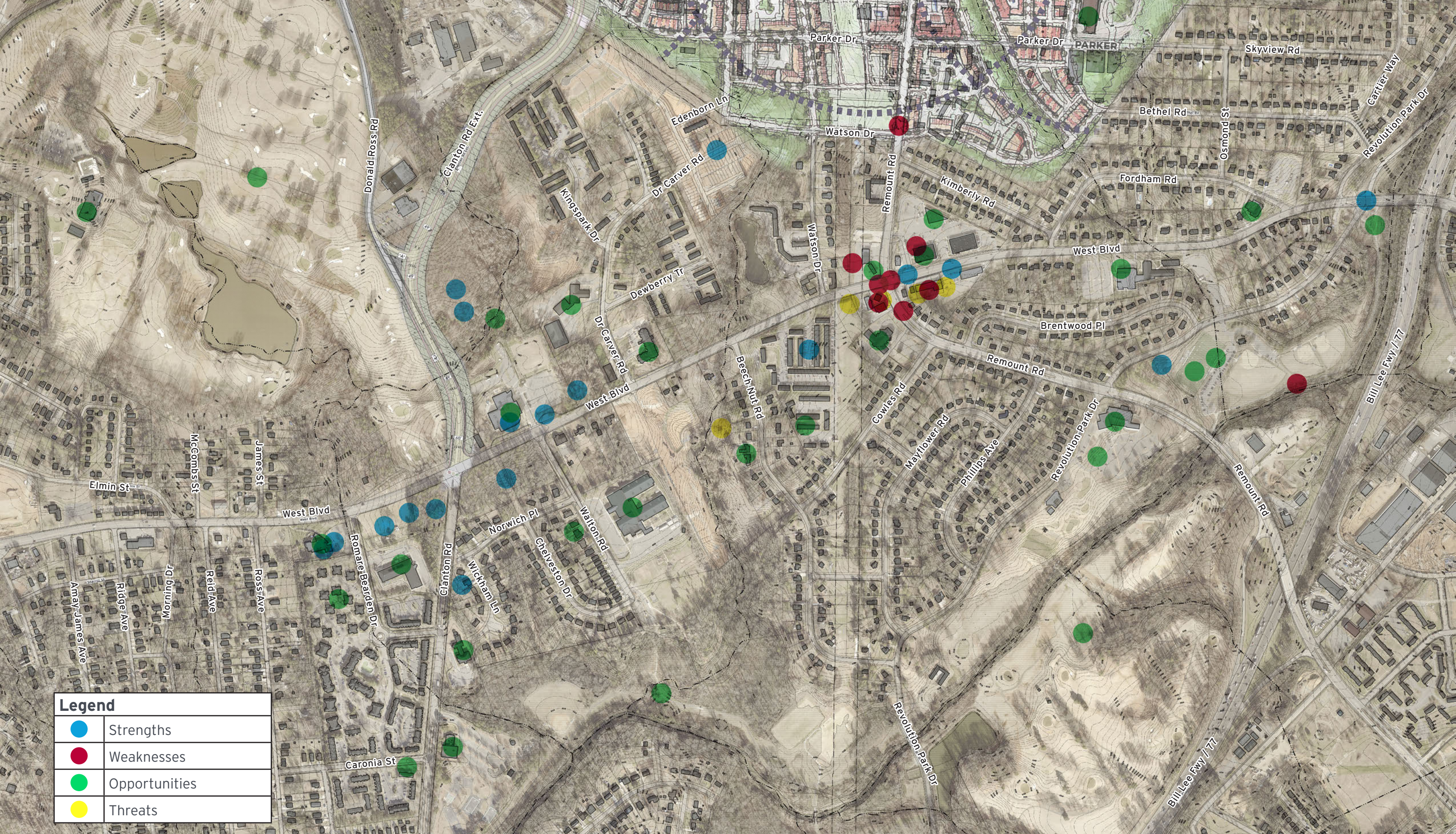
Regional Context



Charrette and Process



Charrette and Process



What We Heard: Neighborhood Opportunities and Challenges



West Boulevard Legacy Charrette



What We've Heard

- Opportunity Needs to Be Shared and Prioritized for Long Term Residents
- West Boulevard is Unsafe
- Safety and Security
- Shared Development Opportunities
 - Cultural and Institutional
 - Service Related
 - Affordable Housing
 - Health and Food Related
 - Market Driven - But Shared
- Policy Changes:
 - Equity
 - Taxation
- The Time is Now



West Boulevard Legacy Charrette



What We've Heard

- Preserve the history and legacy of the community.
- Support for residents that want to stay in the area. Help build generational wealth - maintain ownership for future generations.
- Tax break for long term residents.
- Prevent existing local businesses from being pushed out of the community
- Incubator businesses to help support local entrepreneurs
- Mix of uses at the intersections of West Boulevard and Clanton Road and West Boulevard and Remount Road - Provide easy access to education, job training and job opportunities
- Easy access to health care and healthy foods

SPECTRUM:

REGION		DWELLING
NATURAL SYSTEMS	Ecology	Geography • Flora & Fauna • Climate
	Water	Hydrology • Consumption • Infrastructure
	Food	Growth • Distribution • Consumption
BUILT ENVIRONMENT	Shelter & Form	Urban Fabric • Architectural Character • Massing • Tectonics & Structure
	Energy & Resources	Waste Management • Materials • Energy Use • Energy Generation
	Mobility	Destinations • Networks • Hubs & Modes • Parking & Storage
PEOPLE	Economy	Retail • Manufacturing • Service Economy
	Education & Awareness	Demographics • Development Process • Policies & Initiatives • Sources of Information
	Traditions	Religious Customs • Recreational Customs
	Health & Happiness	Values • Standard of Living • Well-Being



Spectrum creates a framework for sustainable communities through three distinct platforms:

Natural Systems | **The Built Environment** | **People**

This tool encourages comprehensive discussions on what the community's current needs and assets are and how these can be addressed and enhanced in the new vision.






TRANSFORMATION THEMES FROM THE SPECTRUM

Principles

1. Greenway Connections
2. Healthy Food Options
3. Streets as Places, not as Thoroughfares
4. Safety and Security
5. Development that Meets the Needs of the Community
6. Opportunity without Displacement
7. Health and Wellness
8. Multigenerational Housing and Neighborhood
9. Honor the History of the Less Told Stories

West Boulevard

NATURAL SYSTEMS		Ecology
		Water
		Food



BUILT ENVIRONMENT		Shelter & Form
		Energy & Resources
		Mobility



PEOPLE		Economy
		Education & Awareness
		Traditions
		Health & Happiness



ADDification

ALTERNATIVE: ADDification™

**So Long-Term Residents Can Also
Benefit From Transformation**

Participate in Wealth-Building **Community Benefits**
Value Culture/Health/Education Expand Incomes VALUE
Positive Human Development **Build First** **Cultural Preservation**
NO Displacement **Mixed Income Housing** **Homeownership**
Phased Redevelopment Permanently Affordable Housing
Participate in Economic Expansion

WIN - WIN of ADDification™

So Long-Term Residents Can Also Benefit From Transformation

- Revitalization at a Slower Pace
- Partnerships: The Community with Private and Public Resources

Improves the Chances for Long-Term Residents to Stay + Benefit

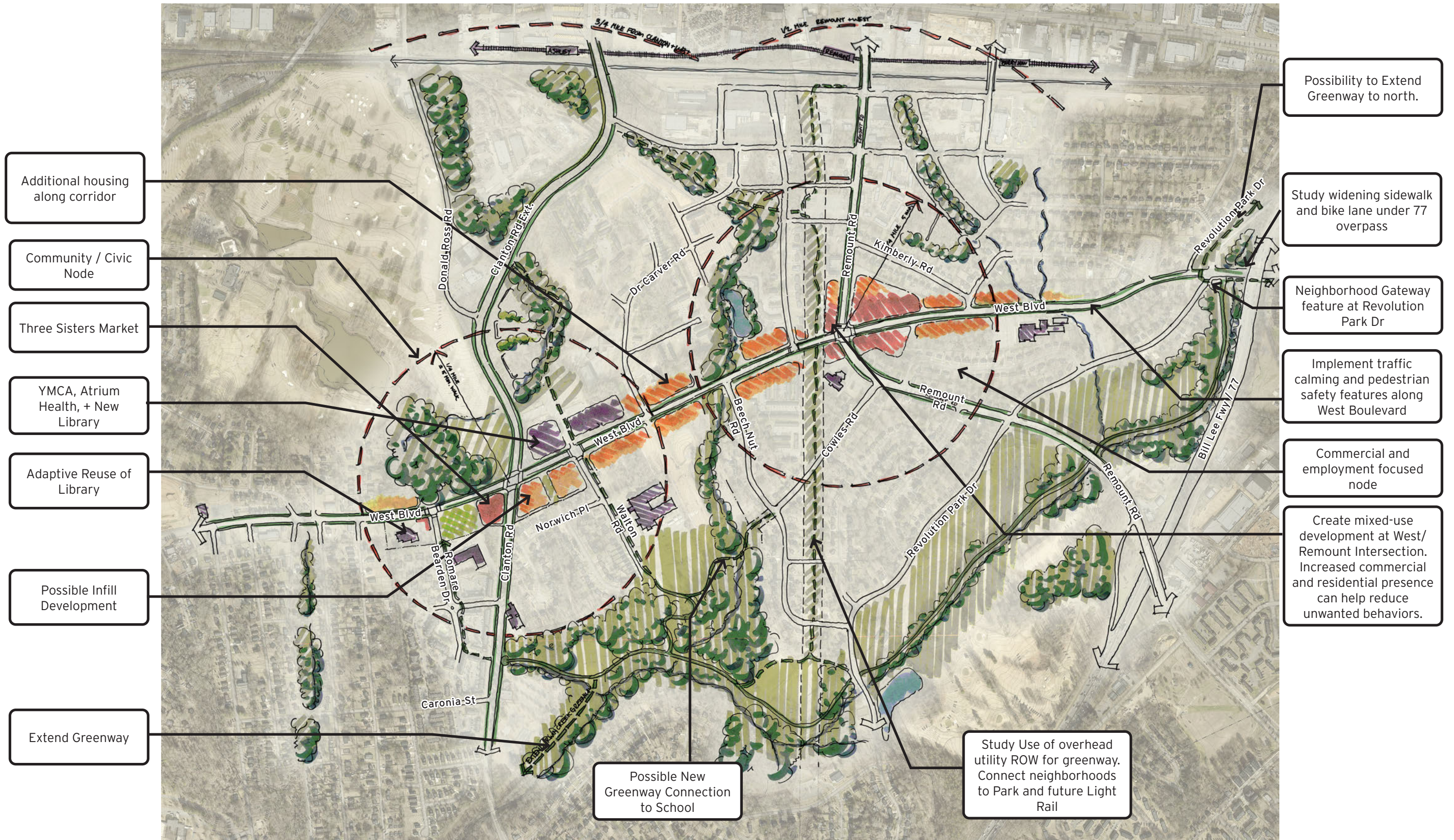


West Boulevard Legacy Charrette

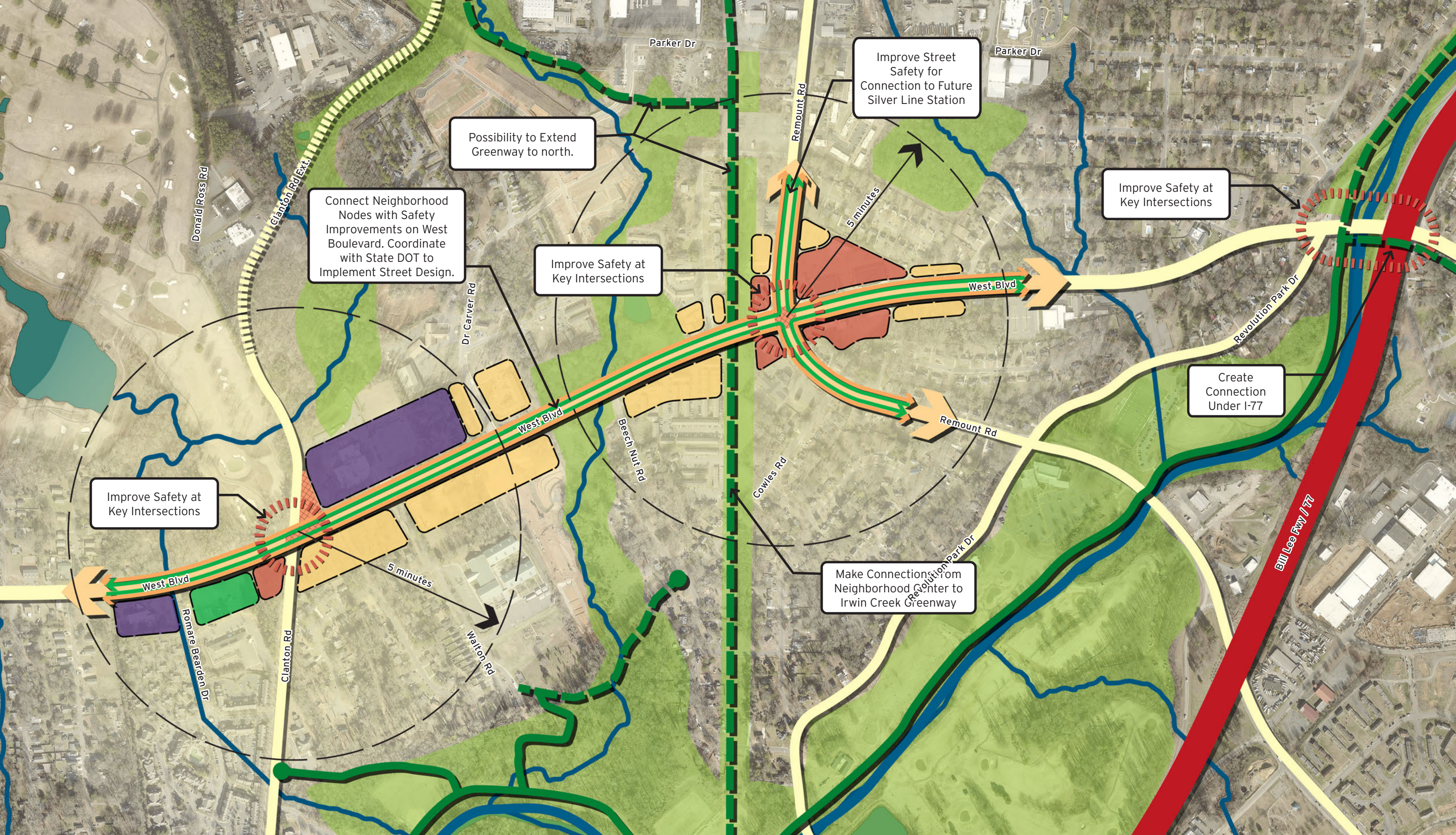


What We Recommend

- **Connectivity**
 - Traffic Calming - Cars, Pedestrians, Nature and Bikes
 - Greenway Connections
 - Streetscape Changes Now and Over Time
- **Policy Suggestions**
 - Traffic Partnerships
 - Development Partnerships
 - Property Taxation
 - Safety and Security
- **Measured Development**
 - Public - Private - Non-Profit
 - Community Based
- **Cultural: Reflect the Traditions and Histories that Have Been Ignored or Overlooked**



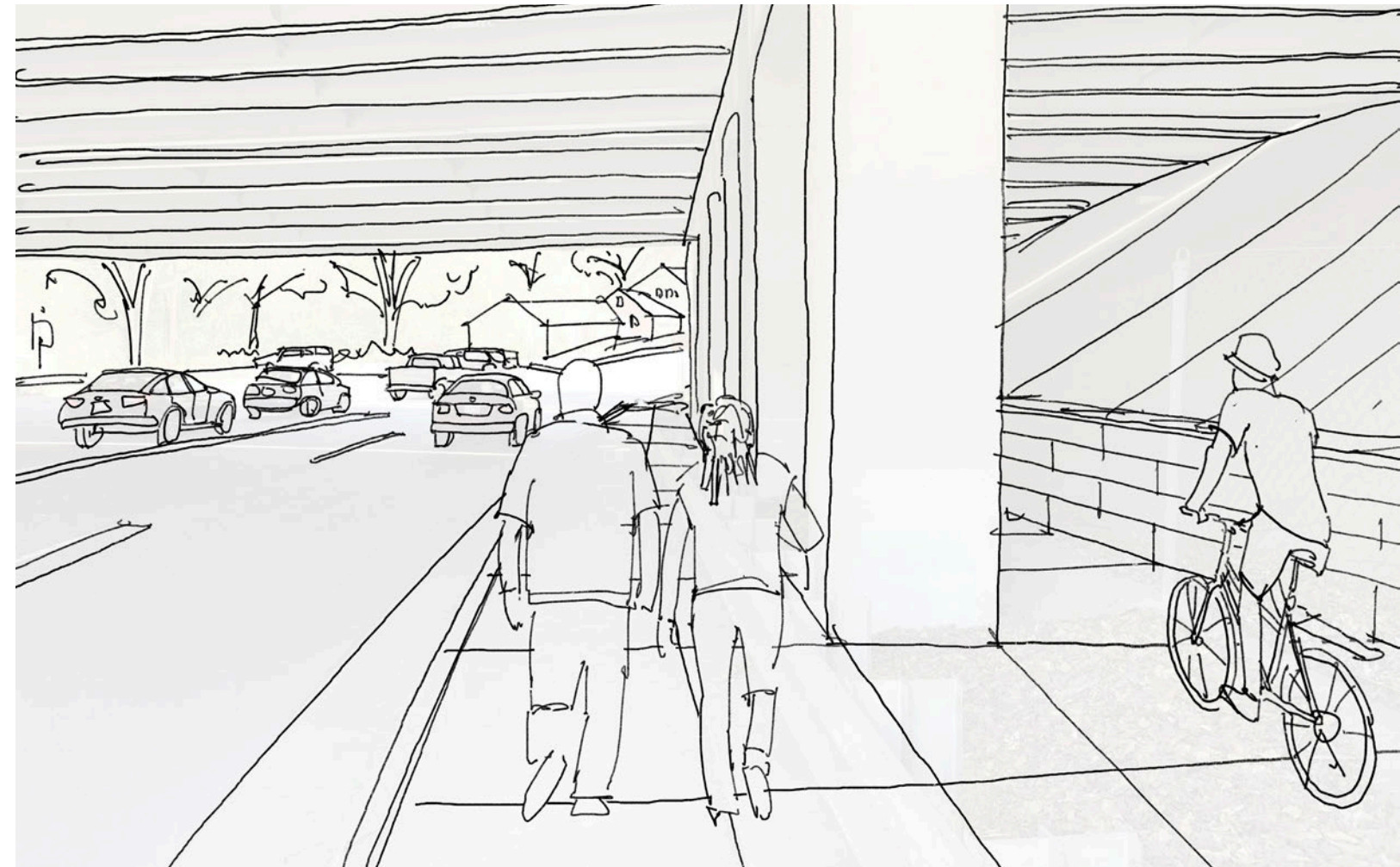
Overall Neighborhood Diagram



West Boulevard Centers and Connections



West Boulevard: Traffic Calming and Shared Mobility



Greenway Connectivity and I-77



Future YMCA Expansion should Shape new Public Spaces

Reconfigure Intersection to Promote safety and Community Focus

Three Sisters Market

Plant "Next Generation" of Three Sisters Trees

Formalize Green Space for community events

Study infill opportunities for additional Aquaculture/ Aquaponic Systems

Adaptive Reuse of Existing Library Building

Promote context-sensitive infill that respects existing neighbors.

Engage with City to study traffic impacts of School

Three Sister Market Area Plan



Three Sisters Market Area Perspective



Study Use of overhead utility ROW for greenway. Connect neighborhoods to Park and future Light Rail

Implement traffic calming and pedestrian safety features along Remount Road

Parking lots located behind buildings.

Implement traffic calming and pedestrian safety features along West Boulevard

Incorporate intersection design and creative placemaking to improve street safety and promote community identity.

Promote variety of housing types and opportunities within neighborhood. Including mix of affordable and home-ownership opportunities.

Redevelop and/or Improve properties at intersection of West Boulevard and Remount Road.

Parking lots located behind buildings.

Active, occupied, and lived-in buildings create informal surveillance and promote neighborhood safety.

West Boulevard and Remount Road Area Plan



West Boulevard Perspective

Timeline - What Can Be Done Within...

Examples

3 Months

- Plant next generation of three trees
- Promote policies regarding tax breaks, homeownership, prevent local businesses from being pushed out...

6 Months

- Policies that promote/support the history, legacy and culture of the neighborhood

1 Year

- Implement Placemaking Markers
- New Health Care Facility

3 Years

- Traffic calming at Key Nodes along West Blvd.
- Food Co-op / Grocery Store

5 Years

- Relocation of the Library
- YMCA Expansion

10 Years

- Additional traffic calming along West Blvd.
- Mixed Use development along West Blvd.

20 Years

- Completion of traffic calming along West Blvd.
- Sliver Line and station area development