

Memo

Normal Neighborhood Plan Working Group

05/07/2015

TO: Normal Neighborhood Plan Working Group

FROM: Brandon Goldman, Senior Planner
Brandon.Goldman@ashland.or.us

RE: Normal Neighborhood Final Plan

Summary

The Normal Neighborhood Plan working group held a meeting to discuss the proposed plan on April 15, 2015. Due to insufficient time to address all the materials presented before formulating a recommendation on how to proceed, the working group scheduled a continuation of the meeting to May 7, 2015.

Background

During the April 15, 2015 meeting the working group was presented with the Normal Neighborhood plan. The presentation highlighted changes that had been made to the plan to reflect the Council and Working Group's prior recommendations. The elements of the plan discussed included land use, open space, and transportation. Michael Black, Parks Director, explained that the Parks Department was in agreement with the location of the active and passive open space presented in the proposed plan. Mike Faught, Public Works Director, discussed the improvements needed to East Main Street and the Railroad crossing at Normal Avenue outlining the improvement costs that were attributable to either private developers or as contributions from the City's System Development Charges.

During this meeting Mayor Stromberg presented a conceptual plan based on the Council's strategic planning and the State of the City address including:

- Family friendly housing with dwelling sizes large enough to accommodate families with children.
- Housing designed and built to ensure residents can "age in place", including a diversity of housing types integrated into neighborhoods to accommodate different life stages.
- Clustered housing developments, designed as "neighborhood modules", with amenities such as shared open space, playgrounds, common shade structures, as well as individual and community gardens spaces.
- Building design and construction technology meeting energy and water conservation objectives to address climate change.
- Promoting the neighborhood as a fire-adapted community to improve fire safety.



The Transportation Commission reviewed the revisions to the Street and Trail network presented in the revised plan at a public meeting on April 23, 2015. The commission unanimously recommended approval of the plan as presented as an amendment to the City's Transportation System Plan. They further recommended that at a minimum a sidewalk or multiuse path be completed along the south side of East Main Street from Walker Ave. to Clay Street in the event development occurs on East Main Street, and that if development occurs adjacent to the railroad tracks then the railroad crossing shall be installed.

As the working group was unable to discuss the Mayor's conceptual plan, and had not yet heard the Transportation Commission's recommendations, the working group's discussion and deliberation was continued to May 7, 2015.

ATTACHMENTS:

- Working Group 4/15/2015 meeting minutes

The attachments listed below were distributed to the working group for the April 15, 2015 meeting:

- [Staff Memo \(dated 4/15/2015\)](#)
- [Normal Neighborhood Plan Framework \(dated March 2015\)](#)
- [Normal Neighborhood District Land Use Code \(dated March 2015\)](#)
- [Hardy Engineering summary of infrastructure costs \(East Main St, Railroad crossing\)](#)
- [Normal Working Group Memo \(dated 12/2/2014\)](#)
- [Family Friendly Development Template \(Mayor's proposed Template\)](#)
 - [Illustration](#)
- Letters
 - [Vidmar \(dated 3/31/2015\)](#)
 - [Miller \(dated 3/23/2015\)](#)

