

Normal Neighborhood Plan

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Subject : Normal Neighborhood Plan**To :** pam@council.ashland.or.us, goldmanb@ashland.or.us,
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Dear Working Group Members,

As the approval for the Normal Plan is drawing near, I have a few thoughts to share.

As I drive around this area, I notice more signs for land sales. Not only is there an updated sign by Coldwell for the acreage backing up to East Main by Chautauqua Trace, but the Pierson's 200+ acres is now on the market. The working group has focused away from East Main and toward Normal Street, and I am now wondering if the plan should change. The discussions have favored keeping a more rural feeling to the edge of the Normal Plan but perhaps this no longer should be a compelling reason to avoid development along East Main. I think that the rural nature of the properties will be changing soon, and that East Main will be improved to accommodate that development on both sides of the road.

The Normal Street access is too small and narrow for the bulk of traffic, so it makes sense for the most development and major access to be on East Main. The Baptist Church property is the easiest developed, flattest, and will have the best road access. It will also have the least impact on the Cemetery Creek drainage, as the fields are dry and ready for development.

As the plan proposal stands now, the densest development is closest to the Normal Street access, instead of East Main. I think that the densest should now be shifted to directly on East Main, away from current neighborhoods. This would perhaps also satisfy affordable housing if away from the railroad tracks and onto East Main. It would also provide for future public transportation if the majority of housing units were on East Main.

Thank you for all you do,

Jan Vidmar
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