



**Public Introductory Meetings
April 2011**

**PARTICIPANT DISCUSSION
DOCUMENTED DURING MEETINGS**

Where: Joel D. Valdez Main Library, 101 North Stone Ave.

When: Tuesday, April 5, 2011

When: 12:30 – 1:30 p.m.

- Include constraints
- Focus on bicycling as alternative transportation. How do we move people? (Not how do we move cars.)
- Need strong implementation component / mechanisms.
- How will the public process work? Stakeholders?
- Regulatory concerns re signs. Will General Plan address regulations? Merchant's association.
- The big picture is humanity – being humane.
- How will Plan Tucson contribute toward education?
- How is the city involved in TUSD's decision-process for closing down school?
- Disappointment during the IGT unveiling: poverty – How can we talk about shared values with addressing poverty?
- Trying to frame this aspiration to deal with poverty. Everyone should be able to earn a living wage.
- Neighborhood stress index could be used to measure poverty.
- If you focus only on IGT's value of high-paid jobs, you're leapfrogging over a large section of the community.
- People should have easy access to healthy foods. Easy to measure and follow up on.
- Huge amount of vacant lots that could be used for healthy food access (i.e., community gardens).
- Affordable, good-quality housing. Is there Section 8 designation in the neighborhood south of "A" Mountain? Section 8 designations could represent a challenge to neighborhoods.
- How much is it going to cost to prepare Plan Tucson together?



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Where: Morris K. Udall Regional Center, 7200 E. Tanque Verde Rd.

When: Thursday, April 7, 2011

When: 6:00 – 7:30 p.m.

- Have to figure out what Tucson is:
 - a tourist city?
 - a military base?
 - educational hub
- What will attract people?
 - Desert Museum
 - Biosphere
 - Aerospace
 - Sabino Canyon
 - Mt. Lemmon
- City should reach out more to UA to help with downtown – let's shake hands
 - leveraging UA research \$ to create jobs
- Better architecture will help make density more appealing
- Juniper Point (7 p/acre)
- Challenge development community to do better
- Average median income (AMI) doesn't allow people to buy expensive downtown residences
- Are we going to be "any town USA" or "the Old Pueblo"?
- Should be able to move within one's neighborhood/barrio to down size or up size
- Since 2001 Plan how many people have reference/referred to Plan?
- Measurement tool would be helpful - every 6 months or so
 - benchmarks
 - can use Internet
- Project where you want to go to meet needs and create opportunities – and then figure out how to get there
- What about Pima County? How does that population get involved?
- Link General Plan development to data availability



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Morris K. Udall Regional Center continued

- Put circle around three circles in diagram showing “socioeconomic prosperity,” “environmental integrity,” and “smart growth.” Call the surrounding circle “community.”
 - We should just be one Tucson.
- Look at Tucson’s DNA
- Make public meetings on Thursdays.
- Like to see Council members and Mayor in other areas of Tucson than their own listening to discussions. That is, policy makers should listen to people throughout the community.
- Tell people, “We need your help.”
- Who looks at all the plans that have been created? How are they used? Why create another plan? Are all the plans really used?
- Where does the funding for implementation come from?
- The Sonoran Institute has indicated that zoning in Tucson is a suburban model. Are zoning rules going to change as a result of Plan Tucson?
- The City has played it safe. What makes us great?
- (Participant talked about how in Tucson people go to know each other. Told story – Fiancée moved to Tucson from Phoenix. Noted that she had met more people in 6 weeks than she had met in Phoenix in 6 years.
- Dad moved to Tucson in 1962 because of its people.
- Planners and politicians should make a stand for Tucson. We need leaders.
- Let’s make a road map for the next 10 years.
- Public needs to be educated about entitlements.
- Higher density can destroy historic neighborhoods.
- We can’t force change. We can invite change.
- A good goal would be to indicate in proposed actions going to the M&C how they meet policy included in General Plan.
- Ward II had a meeting about solar. Utilities are really committed to solar. Since we can’t count on the Governor, we need to be doing something regionally to become a solar power.
- Solar energy is a way to address a variety of issues.
- How can we attract investment if we are doing so poorly in education?
- When a place is right, people get educated.



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PARTICIPANT DISCUSSION DOCUMENTED DURING MEETINGS

Where: William Clements Regional Center, 8155 E. Poinciana Dr.

When: Tuesday, April 12, 2011

When: 5:00 – 6:30 p.m.

- Manufactured Homes:
 - Are well built; less expensive; affordable. A manufactured home costs 55% less than a site-built home
 - Foreclosure rates have been lower for manufactured homes than for site-built homes.
 - Manufactured homes and parks should be part of affordable housing.
- Public meetings in the SE should be held later – e.g., 6:00-6:30 p.m.
- State Law re updating General Plans should reflect census information availability.
- How are we going to gauge stakeholder representation/participation?
- How will we know when we are done?
- Does General Plan get integrated into the Land Use Code?
- If something changes in community of relevance to General Plan policy, what do you do? For example, what if Davis Monthan leaves?
- Neighborhood association policy should be readdressed to be able to reach out to the population for projects like Plan Tucson. It would be a low cost method.
- Manufactured home facilities have club houses that could be used to hold meetings.
- Educational facilities could also be used.
- Problem: Tucson sees the development community as the business community that generates revenues. Development community as a specific agenda (even at the expense of the community). Businesses care more for the community as a whole.
- The problem with the arts groups is their dependency on public money.
- Business community needs to be more involved vs. the art community.
- We need a broad based net of businesses, not just TREO and the big employers.
- For small businesses to attend meetings, they need to see the benefit, the focus.
- Create “neighborhood associations” for businesses.
- This city is not thriving. Could be changed with the next General Plan.
- How many years has the City tried to revitalize downtown? Idea: No property taxes in downtown.
- Annexed land and people have not been taken care of. Perhaps too much focus on downtown.
- Doing the same old things over and over again won’t help us move forward.



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William Clements Regional Center continued

- People on the northwest side of the city have no options for going downtown.
- Unless you can bring people downtown easily, downtown won't work.
- Parking is an issue in downtown, including parking garage hours of operation.
- Is your housing approach looking at lower levels of crime. What kind of facilities is being considered for public housing?
- Mesa buys abandoned homes and fixes them up. Does Tucson have the same program?
- What do you need from the Legislature to help Plan Tucson?
- There are people in Tucson who don't want it to grow and change. Unfortunately it doesn't work that way.
- How do we want to change in 10 years? Perhaps moratorium on all regulations for 3 years to give the Council a chance to revisit them.
- How are we going to grow economically in 10 years? How big should we become?
- You need to concentrate on all aspects of the economy, not just a few aspects. That would be the best defense against a turn down.
- What percentage of UA graduates are leaving Tucson?
- Robust economy leads to better education, charities, etc.
- Take a look at the good things we have – e.g., airport, rail, logistics
- Look at zoning. Limited areas for opening businesses.



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Where: Randolph Golf Clubhouse, 200 S. Alvernon Way

When: Thursday, April 14, 2011

When: 5:30 – 7:00 p.m.

- Do we know whether we have realized 10% affordable housing policy/goal over the last decade?
- Have any of the planning initiatives been implemented in a way that has made a difference? [*Note:* This was a reference to past planning initiatives cited during the presentation.]
- Is there going to be something about impacts on Tucson. Specifically, noise and safety impacts from Davis Monthan Air Force Base?
- Will you address land uses / neighborhoods affected by Davis Monthan Air Force Base flight paths in the future?
- Conversations should take place with Davis Monthan Air Force Base.
- How does the General Plan direct Mayor and Council once it is adopted?
- There is no connection between General Plan and Mayor and Council decisions.
- “Nobody” is here at this meeting. That shows how people relate to the General Plan. [*Note:* This was a comment regarding low turn out of participants at this meeting.]
- The scope of the General Plan includes issues that are not the responsibility of the City. For instance, the City isn’t planning for TUSD.
- Including benchmarks in the process would make sense.
- Can you explain the pecking order of the various plans? [*Note:* This was a reference to past planning initiatives cited during the presentation.]
- There are problems with big plans. Difficult to say how well we’re doing at a neighborhood level or at a community-wide level.
- Will high density designations along major corridors be clear in the General Plan?
- How about housing as it relates to the University of Arizona?
- Major issues need to be discussed openly - not behind closed doors.
- Tucson is at that point where decisions taken now will affect the community deeply in the next 20 years.
- We need to establish urban trails.
- The public will need to see the changes (additions, deletions) between the existing and the new General Plan.



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**PARTICIPANT DISCUSSION
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Where: Westside Police Service Center, 1310 W. Miracle Mile

When: Wednesday, April 27, 2011

When: 4:00 – 5:30 p.m.

- Primary concern: creating a future of great living, being, & environment
- Where will wildlife live? Issue not being addressed fast enough. Need to raise awareness about wildlife & companion animals.
- Emphasis on people. Need to consider animals as more than property. Not only talking about “dog parks,” but also about the whole animal-well being.
- The big picture is humanity - being humane.
- How will Plan Tucson contribute toward education?
- How is the city involved in the Tucson Unified School District’s decision-making process for closing down schools?
- Disappointment during the IGT unveiling - How can we talk about shared values without addressing poverty?
- Everyone should be able to earn a living wage. *[Note: This was an aspiration shared by one participant.]*
- Neighborhood stress index could be used to measure poverty.
- If you focus only on IGT’s value of high paid jobs, you’re leapfrogging a large section of the community.
- People should have easy access to healthy foods. Easy to measure and follow up on.
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Where: El Pueblo Regional Center, 101 W. Irvington Rd.

When: Saturday, April 30, 2011

When: 10:00 – 11:30 a.m.

- Regional emphasis
- How do neighborhoods and neighborhood associations fit in
- Have neighborhoods' role been defined. Smart Growth has neighborhood component.
- Is there a process to submit new ideas in between adoption of General Plans? Amendment? Supplemental document?
- City of Tucson approach? Jurisdiction and connection to region.
- Maintain quality of neighborhoods – issues in City vs. growth
- Kids stay in neighborhood, be safe, have jobs.
- Should not “punish” the inner City neighborhoods for needs – resources stay in City.
- City vs. County. No detriment to City. Need cooperation.
- Make meetings accessible, convenient as process goes forward.
- General Plan goes to Planning Commission per State Law – Hearings / Recommendation
- Stakeholder forums? Day long event – subjects/element
- Format? Use of technology?
- What's the relationship with Imagine Greater Tucson (IGT)?
- Some of neighbor's concerns: Prop. 402 – Topic of minidorms. There's an entity following up.
- IGT may minimize neighborhoods. More clarity would really help neighborhoods.
- Work done with Leticia Bermudez and the neighborhoods has not been given the attention it needs. There are a lot of commonalities between neighborhoods that could be looked at to make processes more effective. For instance, if public safety needs more resources, things can be started from the neighborhoods up.
- Neighborhoods newsletters need to be implemented again
- Losing newsletter has been disastrous. Even with the Internet, you lose connection with two thirds of the neighborhoods.
- Neighborhoods should be able to advocate for public schools, safety, etc.



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El Pueblo Regional Center continued

- Wondering how we can let neighbors know about efforts such as Plan Tucson.
- In our neighborhood the cohesive unit is the neighborhood school.
- How do you make a cohesive neighborhood?
- Neighborhood associations are the place where people of all kinds can openly discuss issues.
- Small-town model that happens in a neighborhood is very effective when addressing various issues.
- Tucson Neighborhood Association City-wide Congress. Used to be a program in the city where the city gave recognition to neighbors who had contributed to the community. Something like that could be re-implemented to give neighborhoods a chance to voice their opinion.