Presentation to Broadway Boulevard Project Task Force
Thursday, February 7, 2013
Ah, the Plan Tucson View

CITYWIDE POLICY GUIDANCE FOR THE LONGER TERM
Plan Tucson / Broadway Common Themes

Broadway Notes 🎵

Distinct character
Special features
Neighborhoods
Links across Broadway
Aesthetics
Public gathering places
Noise, light, air quality, traffic
Parking
Historic preservation
Small businesses

Housing diversity
Affordable housing
Mix of uses
Scale & intensity
Safety
Vehicular, transit, bicycle, & pedestrian mobility
Landscaping & streetscape design
Public participation
Agency coordination
Chapter 1: INTRODUCTION

Chapter 2: TUCSON PLANNING CONTEXT

Chapter 3: FOCUS AREA & POLICIES
- The Social & Economic Environment
- The Natural Environment
- The Built Environment

Chapter 4: IMPLEMENTATION FRAMEWORK

Chapter 5: PLAN ADOPTION, AMENDMENT, & ADMINISTRATION

GLOSSARY

APPENDICES
## Prior Planning Efforts

### Examples from 2-Page List:

- Regional Transportation Authority (RTA) Plan
- Regional Transportation Plan
- Specific Plans (e.g., Area and Neighborhood Plans)
- Urban Landscape Framework
- Water and Wastewater Infrastructure, Supply and Planning Study

<table>
<thead>
<tr>
<th>Plan, Study or Report</th>
<th>Year</th>
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<tr>
<td>Plan for Annexation</td>
<td>2004</td>
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<td>Planned Land Use Data Conversion Project</td>
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<td>Regional Transportation Authority Plan</td>
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<td>Regional Transportation Plan</td>
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<td>Rio Nuevo Master Plan, 10-Year Development and Long-Range Vision</td>
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<td>Ronstadt Transit Center Transportation and Feasibility Study</td>
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<td>Silverbell Road Design Concept Study</td>
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<td>Solar Integration Plan</td>
<td>2009</td>
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<td>Sonoran Desert Conservation Plan</td>
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<td>Specific Plans (Subregional, Redevelopment, Area and Neighborhood Plans) - years vary, from 1970's to 2009</td>
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<td>Stone Avenue Corridor Project</td>
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<td>Sustainable Land Use Code Integration Project</td>
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<td>Transit-Oriented Development Handbook</td>
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<td>Transportation Access Management Guidelines for the City of Tucson</td>
<td>2003</td>
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<td>Tucson Economic Blueprint, Strategic Analysis Report</td>
<td>2006</td>
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<td>Tucson Fire Strategic Plan: 2009-2011</td>
<td>2009</td>
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<td>Tucson Historic Warehouse Arts District Master Plan</td>
<td>2004</td>
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<td>Tucson Modern Streetcar Project</td>
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<td>Tucson Regional Plan for Bicycling</td>
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<td>Tucson Solar Initiative</td>
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<td>University of Arizona Comprehensive Campus Plan Update</td>
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<td>Update to the Water Plan: 2000-2050</td>
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<td>Urban Environmental Accords</td>
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<td>Urban Landscape Framework</td>
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<td>U.S. Mayor’s Climate Protection Agreement</td>
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<td>Water and Wastewater Infrastructure, Supply and Planning Study</td>
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<tr>
<td>• Phase 1 (2009) &amp; Phase 2 (2009) Final Reports</td>
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<td>• 2011-2015 Action Plan for Water Sustainability (February 2010)</td>
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<tr>
<td>Water Efficiency: Water Conservation Program Recommendations for Tucson Water’s Future</td>
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Shared Values & Visions

- Good jobs
- A strong economy
- Quality education
- A clean and safe built environment
- A protected natural environment
- A healthy population
- Cohesive and attractive neighborhoods
- Access to multiple forms of transportation
- A vibrant and diverse cultural life
- A sustainable development pattern
- A distinctive character for both Tucson & for the region
- An efficient, effective, and transparent government

Examples of Other Efforts
Town Halls
Community Conversations
Imagine Greater Tucson
20 GOALS - The City strives for…

1. A mix of well-maintained, energy-efficient housing options with multi-modal access to basic goods and services.
2. A stabilized local economy with opportunities for diversified economic growth supported by high-level, high-quality public infrastructure, facilities, and services.
3. A safe community and secure neighborhoods.
4. A community whose economic stability and sense of place reflects its commitment to arts and culture and its care for the natural environment.
5. A healthy community physically, mentally, and environmentally.
6. A sustainable urban food system.
7. An educated citizenry.
8. Timely, accessible, and inclusive processes to actively engage a diverse community in City policy, program, and project planning.
9. A reputation as a national leader in the development and use of locally renewable energy technologies, water conservation, waste diversion and recovery, and other emerging environmentally-sensitive industries.
10. Less dependence on carbon-based energy and greater energy independence.
11. A community that is resilient and adaptive to climate change.
12. Abundant and appropriate use of native plants and trees.
15. A comfortable, attractive, and pollution-free environment.
16. Sound, efficient, ecological policies and practices in government and in the private sector.
17. Well-maintained public facilities and infrastructure that support coordinated cost-effective service delivery for current and future residents.
18. A community that respects and integrates historic resources into the built environment and uses them for the advancement of multiple community goals.
19. Strategic public and private investments for long-term economic, social, and environmental sustainability.
20. An urban form that conserves natural resources, improves and builds on existing public infrastructure and facilities, and provides an interconnected multi-modal transportation system to enhance the mobility of people and goods.

Plan Tucson Draft, pg. 2-11 & 2.12
**GOAL #1**  A mix of well-maintained, energy-efficient housing options with multi-modal access to basic goods and services.

**GOAL #12**  Abundant and appropriate use of native plants and trees.

**GOAL #13**  A network of healthy, natural open space managed for multiple benefits.

**GOAL #18:**  A community that respects and integrates historic resources into the built environment and uses them for the advancement of multiple community goals.

**GOAL #20:**  An urban form that conserves natural resources, improves and builds on existing public infrastructure and facilities, and provides an interconnected multi-modal transportation system to enhance the mobility of goods and services.
FOCUS AREAS & POLICIES

The Social & Economic Environment
- Housing ▪ Economic Development ▪ Public Safety ▪ Arts & Culture
- Public Health ▪ Urban Agriculture ▪ Education ▪ Governance & Participation

The Natural Environment
- Energy & Climate Change ▪ Water Resources
- Green Infrastructure ▪ Environmental Quality

The Built Environment
- Historic Preservation ▪ Public Infrastructure & Facilities
- Redevelopment & Revitalization ▪
- Land Use, Transportation, & Urban Design
Examples

**HOUSING**

**Policy H5:** Take multiple approaches to reduce housing costs and increase affordability.

**Policy H6:** Increase access to housing choice

**ECONOMIC DEVELOPMENT**

**Policy ED4:** Foster the retention and growth of local businesses.

**Policy ED6:** Leverage investment by promoting Tucson’s assets that contribute to economic development, including the Modern Streetcar, bus system, historic resources, and neighborhood, cultural diversity and events that celebrate diversity, and institutions of higher learning.
Examples

GREEN INFRASTRUCTURE

**Policy GI1:** Establish and maintain a healthy, drought-tolerant tree canopy cover to provide ecosystem services, mitigate the urban heat island, and improve the attractiveness of neighborhoods and the City as a whole.

ENVIRONMENTAL QUALITY

**Policy GI1:** Reduce and mitigate noise in neighborhoods, along roadways, and near industrial and airport zones through enforcement of existing codes, use of noise reducing and mitigating materials and designs, and deliberative decisions regarding compatible land uses and related zoning.
Examples

**HISTORIC PRESERVATION**

**Policy HP8:** Integrate historic, archaeological, and cultural resources in project planning, and design when development occurs in historic districts.

**REDEVELOPMENT & REVITALIZATION**

**Policy HP7:** Build from existing assets of areas identified for redevelopment and revitalization.
Examples

LAND USE, TRANSPORTATION, & URBAN DESIGN

Policy LT1: Integrate land use, transportation, and urban design to achieve an urban form that supports more effective use of resources, mobility options, more aesthetically-pleasing and active public spaces, and increased sensitivity to historic and natural resources.

Policy LT5: Use the Plan Tucson Opportunity Areas Map As a general guide for determining: (a) development pattern, land use, and transportation concepts, while also considering area and site-specific issues; (b) the general location of development opportunities.
Opportunity Area Building Blocks

- Downtown
- Mixed-Use Centers
- Business Centers
- Industrial Areas
- Mixed-Use Corridors
- Neighborhood Centers
- Campus Areas
- Complete Neighborhoods
- Parks/Open Space
Opportunity Area Considerations

- PAG 2040 Population & Employment Projections
- Areas of stability
  - Public input
  - Plan Tucson draft goals & policies
  - Historic districts
  - Adopted specific plans
  - Single family residential zoning
  - Environmental constraints
- Underutilized & vacant parcels
- Availability of existing infrastructure
- Clusters of development with significant economic impact
- Public input
- Balanced Housing Model
Balanced Housing Model

Exhibit LT-7  Future Housing Need by Housing Type

<table>
<thead>
<tr>
<th>Housing Type</th>
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<tr>
<td>Large Lot SF</td>
<td>78,264</td>
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<td>10,310</td>
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<td>Small Lot SF</td>
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<td>33,542</td>
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<td>Townhome</td>
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<td>17,136</td>
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<td>Multifamily</td>
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<td>60,459</td>
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- Blue: Housing Supply Tucson City (2010)
- Light Blue: New Units (2010–2040)
Opportunity Areas Map

Opportunity Areas:
- Downtown
- Mixed-Use Centers
- Business Centers
- Industrial Areas
- Mixed-Use Corridors
- Neighborhood Centers
- Campus Areas
- Complete Neighborhoods

Areas of Stability
- Parks/Open Space
- City of Tucson Boundary
- Major Highways
- Major Roads

From 2040 Regional Transportation Plan:
- Planned Bus Routes (BRT, Express and Circulator)
- Planned Streetcar
- Planned Commuter/InterCity Rail
MIXED-USE CORRIDORS

Mixed-use corridors provide a higher-intensity mix of jobs, services, and housing along major streets. The businesses and residences within these corridors will be served by a mix of high-Frequency transit options as well as pedestrian and bicycle facilities.
Upcoming Opportunities to Comment

Planning Commission Public Hearings:

Wednesday, Feb. 13, 6:00 p.m.
Abrams Building Meeting Room
Pima County Health Department,
3950 South Country Club Road

Wednesday, Feb. 27, 6:00 p.m.
Mayor and Council Chambers
City Hall
225 West Alameda Road