

BIG IDEAS WORKSHOP

Workbook



Name:

Email:

PURPOSE

The Big Ideas Workbook (Meeting-in-a Box) will help provide feedback on big ideas for how the General Plan can meet and accomplish the community vision for Millcreek. Your input will be used to inform the first draft of Millcreek Together, to be released for public review and comment in Summer 2018.

Millcreek Together began with listening to the community. The community shared their values through an online visioning survey, public open houses, stakeholder interviews, the Envision Committee, and numerous other community events, including Venture Out, Millfreaks in the Park, and more to inform the community vision. Using the community's vision and supporting data as a basis, this series of opportunities will provide the chance for the community to think big.

Throughout Phase 3: Opportunities and Choices of the planning process, we invite the community to provide feedback to refine these big ideas, share your priorities, and begin to discuss ways to implement your recommendations.

Return your workbook by:

Email to Krissy Gilmore at kgilmore@logansimpson.com

Mail or Deliver to:
Francis Lilly, AICP, Planning Director
Millcreek
3330 South 1300 East
Millcreek, UT 84106

You can also complete the workbook online at millcreekgeneralplan.com

DIRECTIONS

Read through the workbook and think about each big idea. Rate them on the provided scale. What big ideas resonated with you? Of the big ideas that resonated with you, please help expand on those big ideas in the comment section by letting us know your ideas to make it happen, what you like, and what you don't like about that idea. Also consider the corresponding key questions with each section. (Note: some questions may encourage you to draw you ideas on the corresponding maps provided in the map package).

You do not have to fill out every section or answer every question of the workbook and may focus on subjects and sections that interest you. Any input you provide us will be greatly valued and used to inform the plan.

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Thank you for participating!

Our Community Vision

Review the full Vision Document at millcreekgeneralplan.com.

Unique Neighborhoods

“Millcreek is a City of proud, stable, and emerging unique neighborhoods grounded in a variety of home types, vibrant gathering areas, and access to quality community amenities.”

Thriving Economy

“Millcreek’s economic diversity thrives by being inviting, supporting local businesses, attracting an innovative and adaptive workforce, investing in amenities that promote a better quality of life, and encouraging a range of business sizes and types.”

Vibrant Gathering Places

“Millcreek’s centers are the heart of community activity characterized by walkability, unique spaces, commercial areas, and a community character anchored in its neighborhoods.”

Enhanced Connectivity

“Millcreek strives to offer a range of pedestrian, bicycling, transit, and vehicle transportation choices through a cohesive network of safe and reliable streets and trails that connect all residents to their destination.”

Thriving through Health and Sustainability

“Millcreek supports environmental and human health by providing access to local food, active transportation options, improved local water and air quality, and other sustainable practices for future generations.”

Outdoor Lifestyle

“Millcreek is the gateway to recreation with opportunities from the Wasatch Mountains to the Jordan River, including majestic views of the mountains, expansive parks, and accessible trails, creeks, and open spaces.”

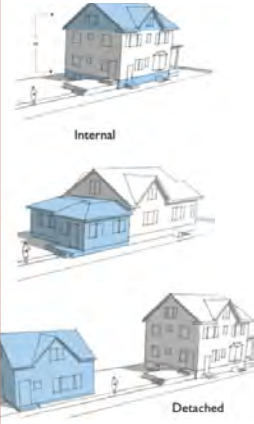
Enriched Culture

“Millcreek promotes the arts, culture, and education as essential parts of an engaged community and life-long learning.”



Key Information to Consider

The following information was provided at the workshops to inform the discussion.



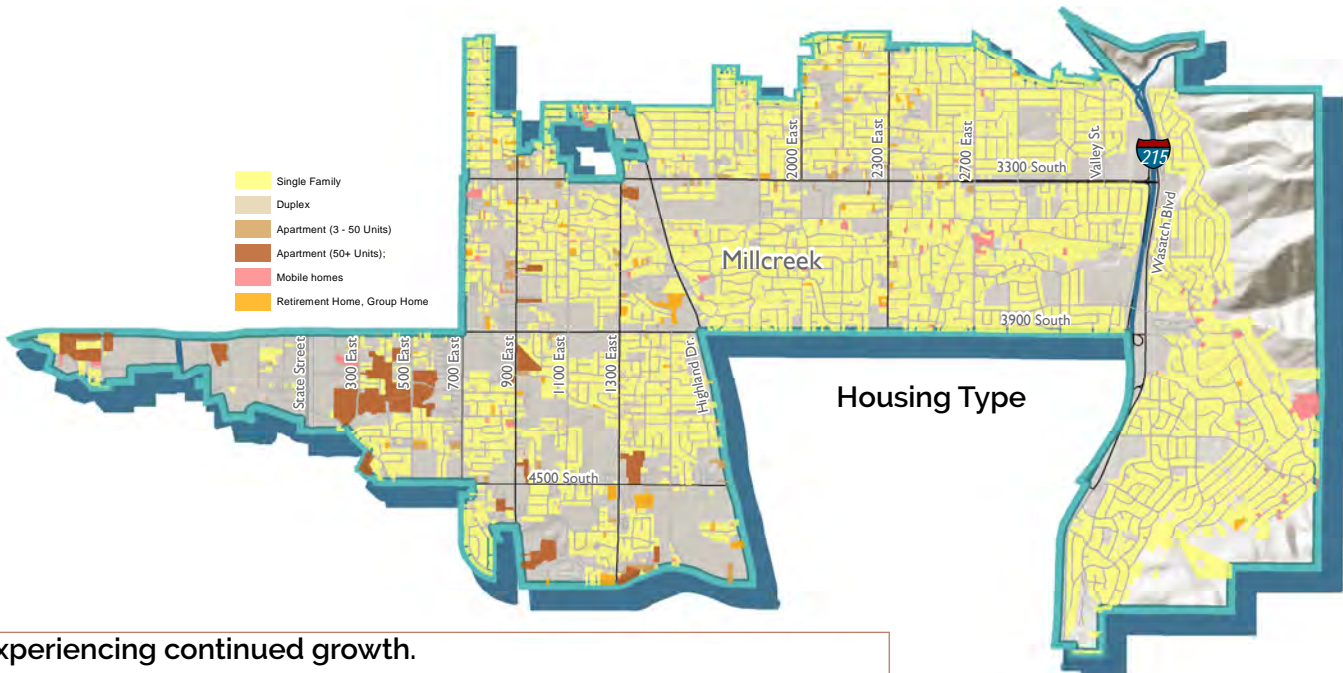
What are Accessory Dwelling Units (ADUs)?
An accessory dwelling unit is having a second small dwelling right on the same grounds, or attached to or inside, your regular single-family house, such as:

- an apartment over the garage
- a tiny house (on a foundation) in the backyard
- a basement apartment

ADUs can provide affordable housing choices for singles and seniors, and increase residential density without dramatically altering neighborhood fabric. Regulations would need to consider parking impacts, infrastructure requirements, and overall neighborhood compatibility.

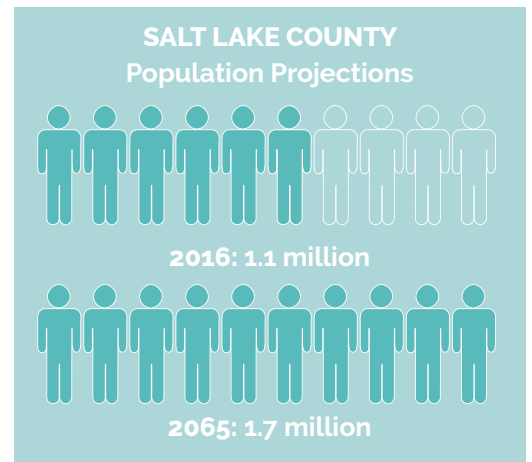
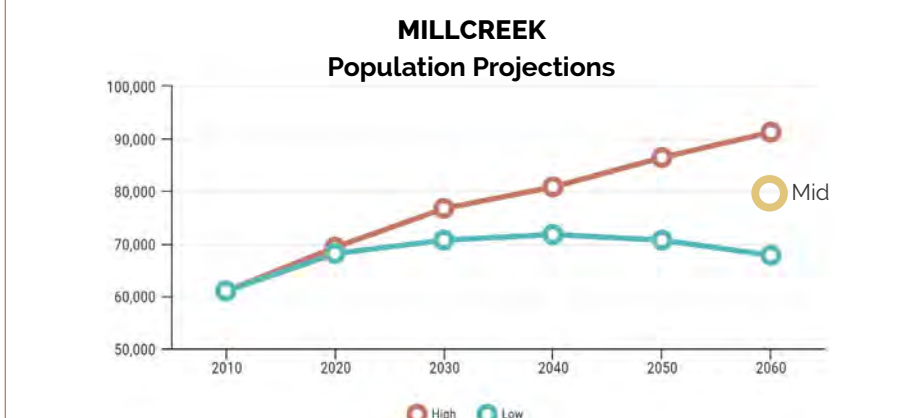
Affordability

Although Millcreek has a fairly diverse inventory of housing types, there is a significant lack of units affordable to households below 50 percent of the Area Median Income of \$73,800 (AMI) and an excess of units affordable to households above 80 percent of the AMI, indicating that many low- to moderate-income households are living in units that are not affordable.

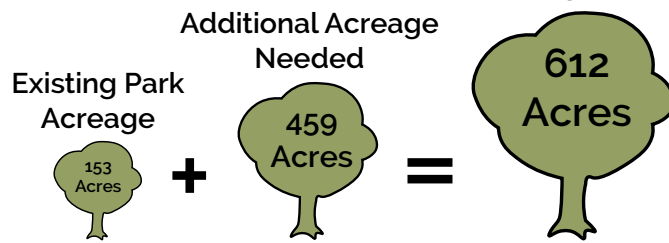


Experiencing continued growth.

Millcreek is already largely built-out, thus the population in the area has remained fairly constant in past years. However, growth pressures within Salt Lake County are expected to be intense in the coming years requiring cities to accept additional residents in order to accommodate growth.



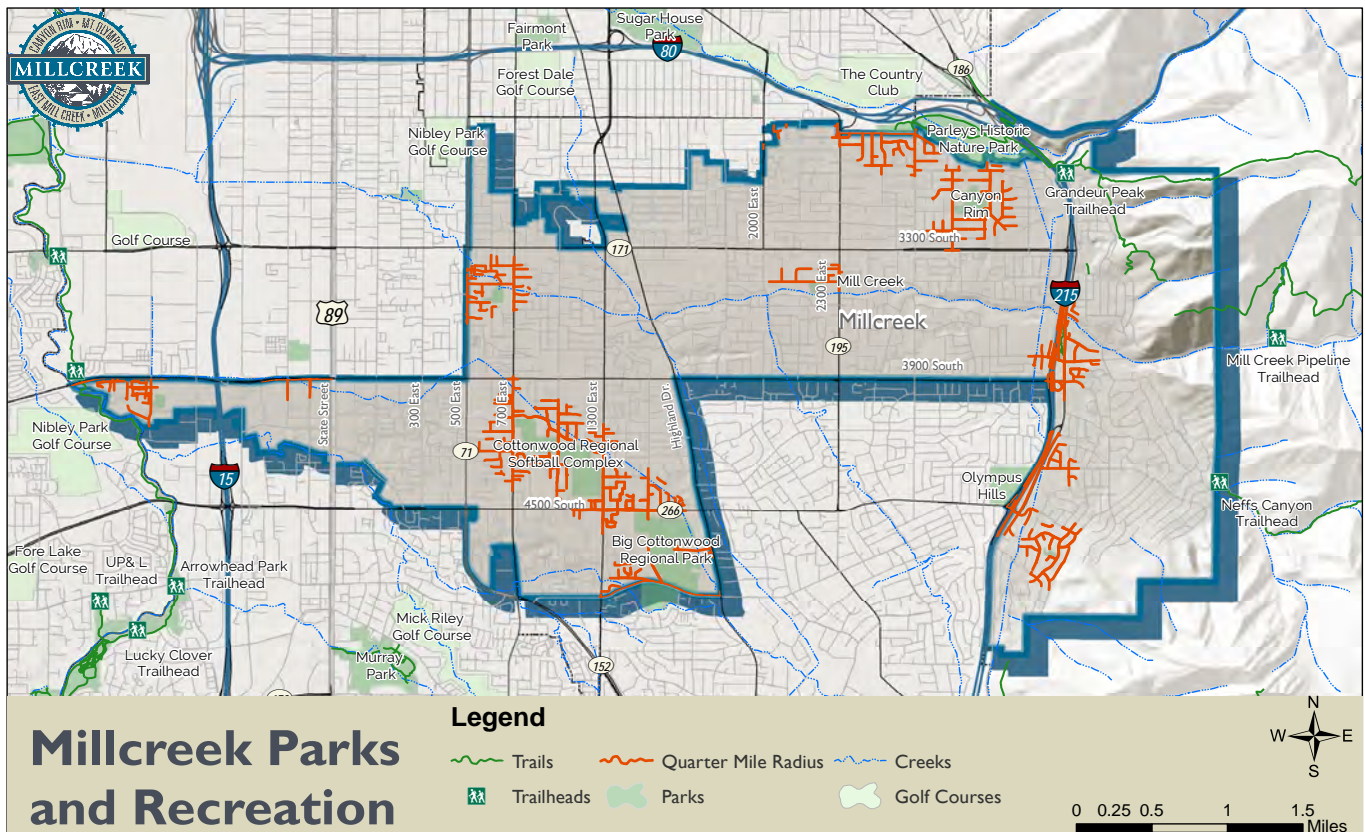
Park Acreage Level of Service



Millcreek currently has 153 acres of park open space within City limits. This acreage mostly comes from Big Cottonwood Regional Park and Softball Complex (138 acres total) and other smaller parks and grass fields from local schools. This total acreage equates to about 2.5 park acres per 1,000 people with the national standard being 10 acres per 1,000, translating to a deficit of 612 acres. Somewhat more important than the number of acres of parkland is the access residents have to open space within a 1/4 mile of their home. As shown below in red, very little of the City has walkable park access.

Is there adequate demand for a swimming pool?

According to the Salt Lake County 2015 Parks and Recreation Master Plan, development standards for outdoor swimming pools or water playgrounds are 1 per 75,000 population with a 3-mile service radius. When considering the nearby swimming pools and projected population growth, there is currently adequate supply based on SLCo standards until 2030. SLCo does identify a need for a water playground/splash pad based on increased public popularity and demand.



How do we fund additional parks?

If the City would like to boost its parks and recreation inventory to ensure it can meet current and future demand, it needs to make significant investments. The City does not have to be the only one providing these services and facilities—they can be county or school-district projects, or joint ventures. A number of sources to fund parks including the general fund, Community Development Block Grants (CDBG), land donations, volunteer contributions, grants, and land dedications from developers should be explored. The City should also consider instituting a parks impact fee for new development, and pursuing funding from partners, such as the County's ZAP taxes. Impact fees can only be used in the areas or projects where new development occurs.

What are Complete Streets?



Complete Streets are streets for everyone. They are designed and operated to enable safe access for all users including pedestrians, bicyclists, motorists, and transit riders of all ages and abilities. There is no singular design prescription for Complete Streets; each one is unique and responds to its community context. A Complete Street may include: sidewalks, bike lanes (or wide paved shoulders), special bus lanes, comfortable and accessible public transportation stops, frequent and safe crossing opportunities, median islands, accessible pedestrian signals, curb extensions, narrower travel lanes, roundabouts, and more.

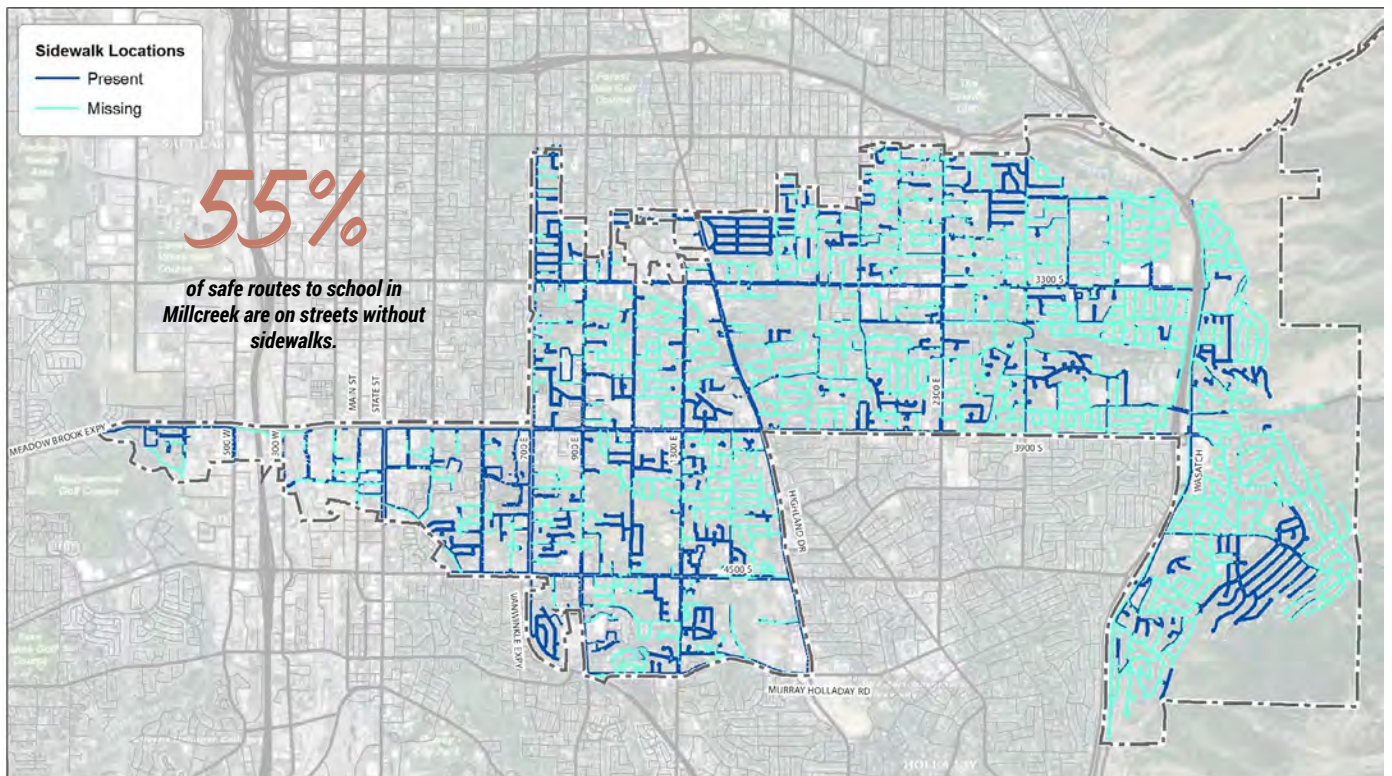
What is a sidepath?

A sidepath is a two-way shared-use path that is physically separated from motor vehicle traffic and used by bicyclists, pedestrians, and other non-motorized users. Sidepaths are a type of shared-use path constructed parallel to existing streets within the right-of-way.



What is a protected bikeway?

Separated bike lanes are an exclusive bikeway facility type that combines the user experience of a shared-use path with the on-street infrastructure of a conventional bike lane. They are physically separated from motor vehicle traffic and distinct from the sidewalk.



Source: Salt Lake County Office of Township Services

Present and Missing Sidewalks

SOURCE: 2015 Walk Millcreek Manual

What are Impact Fees?

An impact fee is a one-time charge imposed on development to build facilities that are designed to offset the burdens created by that development. Growth in the form of new homes and businesses requires expansion or enlargement of public facilities to maintain the same level and quality of public services for all residents of a community. Impact fees help fund expansion of public facilities necessary to accommodate new growth.

What are Community Reinvestment Areas (CRAs)?

CRAs are the newest public tax increment financing tool that aims to assist with financing redevelopment activities from real and personal property taxable value increases. They are a flexible tool which can be used to achieve a number of redevelopment criteria. Typically, they are used to remove urban property blight, add new jobs, or develop vacant land.

Redevelopment Tools 101

Financing Tool	Brief Description
Tax Abatements	Reduction or deferment of tax obligations
Community Development Block Grant (CDBG) Funding	Federal program administered by local governments for community development activities to benefit low-to moderate-income people
Tax Increment Financing (TIF)	Financing tool that leverages projected tax revenue to pay upfront development costs (e.g. infrastructure)
New Market Tax Credits	Federal program that awards federal tax credits to development entities for projects located in under-served communities

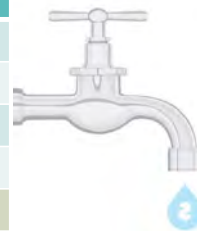
Town Center: Envisioned to be the largest "center" with City Hall and supporting amenities, entertainment and cultural opportunities, residential, and retail.

Urban Center: Higher density residential with supporting commercial and offices uses. Provides amenities for residents and visitors.

Village Center: Provides small scale commercial and amenities for residents and nearby neighborhoods.

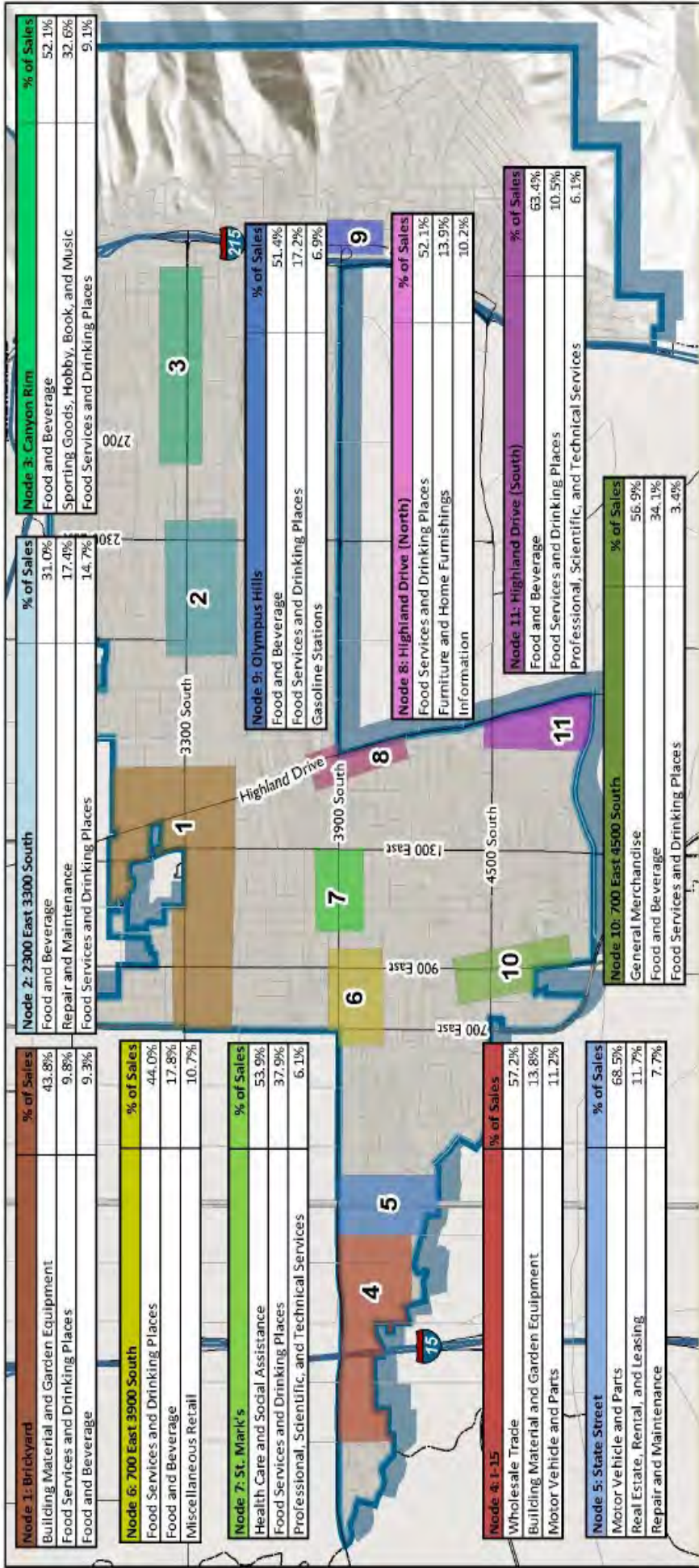
Sales Leakage

	2016 Leakage	2016 Capture
Motor Vehicles and Parts Dealers	-\$110,100,478	37.6%
Furniture and Home Furnishings	-\$17,200,644	37.4%
Electronics and Appliance Stores	-\$17,200,644	32.2%
Building Material/Gardening Equipment	-\$19,968,729	75.7%
Food and Beverage Stores	\$48,002,928	138.8%
Health and Personal Care	-\$10,134,804	33.9%
Gasoline Stores	-\$22,713,499	27.8%
Clothing and Accessories	-\$45,848,559	9.3%
Sporting Goods, Hobby, Book, Music	\$14,502,521	148.1%
General Merchandise	-\$114,907,081	36.3%
Misc.	-\$19,435,387	57%
Performing Arts, Spectator Sports	-\$16,562,102	0.9%
Museums	-\$10,427,981	0%
Accommodation	-\$47,596,316	0.3%
Food and Drinking Places	-\$66,528,157	48.0%
Repair and Maintenance	-\$15,363,051	54%
Personal and Laundry	-\$4,702,522	52.6%



Retail leakage occurs when local people are spending more for goods than local businesses sell, usually due to people traveling to a neighboring town to buy goods.





Node 1: Brickyard

	% of Sales
Building Material and Garden Equipment	43.8%
Food Services and Drinking Places	9.8%
Food and Beverage	9.3%

Node 6: 700 East 3900 South

	% of Sales
Food Services and Drinking Places	44.0%
Food and Beverage	17.8%
Miscellaneous Retail	10.7%

Node 7: St. Mark's

	% of Sales
Health Care and Social Assistance	53.9%
Food Services and Drinking Places	37.9%
Professional, Scientific, and Technical Services	6.1%

Node 4: I-15

	% of Sales
Wholesale Trade	57.2%
Building Material and Garden Equipment	13.8%
Motor Vehicle and Parts	11.2%

Node 5: State Street

	% of Sales
Motor Vehicle and Parts	68.5%
Real Estate, Rental, and Leasing	11.7%
Repair and Maintenance	7.7%

Node 2: 2300 East 3300 South

	% of Sales
Food and Beverage	31.0%
Repair and Maintenance	17.4%
Food Services and Drinking Places	14.7%

Node 9: Olympus Hills

	% of Sales
Food and Beverage	51.4%
Food Services and Drinking Places	17.2%
Gasoline Stations	6.9%

Node 8: Highland Drive (North)

	% of Sales
Food Services and Drinking Places	52.1%
Furniture and Home Furnishings	13.9%
Information	10.2%

Node 11: Highland Drive (South)

	% of Sales
Food and Beverage	63.4%
Food Services and Drinking Places	10.5%
Professional, Scientific, and Technical Services	6.1%

Node 10: 700 East 4500 South

	% of Sales
General Merchandise	56.9%
Food and Beverage	34.1%
Food Services and Drinking Places	3.4%

Node 3: Canyon Rim

	% of Sales
Food and Beverage	52.1%
Sporting Goods, Hobby, Book, and Music	32.6%
Food Services and Drinking Places	9.1%



Node Identities

Unique Neighborhoods

WHAT WE'VE HEARD...

- That not everyone has access to the type of housing that meets their needs.
- Concerns about the rising cost of housing.
- Concerns about loss of neighborhood character.



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Needs Work
On Track*

What can we do?

How?

<p>1. Identify the elements of each neighborhood's unique character and develop strategies to protect them.</p>	<ul style="list-style-type: none"> • Maintain and improve residential building compatibility standards. • Make sure the subdivision code (flag lots) matches the regulation's intent. 			
<p>2. Balance property owner and community desires to create a sense of place for neighborhoods.</p>	<ul style="list-style-type: none"> • Create design guidelines that address distinguishing characteristics such as scale, setbacks, and streetscapes. • Create neighborhood identity through signage and distinctive street furniture standards, street lighting, sidewalks, and landscaping. 			
<p>3. Consider adding new units to existing neighborhoods through accessory dwelling units (ADUs) and/or tiny homes. (see page 3 for ADU definition)</p>	<ul style="list-style-type: none"> • Revise the City code to address the number, locations, configurations, and development standards for ADUs. • Conduct a pilot program for ADUs in select locations to determine compatibility. 			
<p>4. Create mixed-use residential and neighborhood- commercial districts in appropriate areas of the City that complement well established neighborhoods located nearby.</p>	<ul style="list-style-type: none"> • Revise the City code to allow for neighborhood-scale mixed use districts. • Implement a 'retrofit strategy' to improve and better utilize existing buildings. • Pursue Community Development Block Grants or Tax Increment Financing for facade improvements. (see page 6 for definitions) • Revise the City code and public works standards to make it easier to build compact, mixed-use developments with complete streets (streets that provide for vehicular, pedestrian, and bicycle transportation). 			
<p>5. Identify barriers and incentives to encourage a variety of living options (condos, row homes) for all income levels.</p>	<ul style="list-style-type: none"> • Encourage mid-scale, mid-priced housing types in transition areas between single-family neighborhoods and higher-density target development areas. • Design and development incentives for the inclusion of affordable housing. 			



Key Questions

1. **Where are the unique neighborhood areas? What makes them unique?** Outline them on the attached map and describe them here.

2. **Would you support the inclusion of Accessory Dwelling Units and/or tiny homes in Millcreek?**

3. **Where would mixed-uses (residential mixed with retail or office) be beneficial and appropriate?** Outline them on the attached map and describe them here.

4. **Comments:**

Enhanced Culture

WHAT WE'VE HEARD...

- That Millcreek's diverse culture is an asset that should be celebrated.
- That community events are a contributing factor to Millcreek's quality-of-life.
- That arts and education are essential components of a complete community.



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What can we do?

How?

1. Attract cultural amenities such as museums, performance venues, galleries, interpretive trails, etc.	<ul style="list-style-type: none"> • Understand the variables and decision-making of galleries and arts venues with regard to locations. • Explore potential incentives to locate in Millcreek. • Use existing venues to obtain traveling shows from SLC arts and music organizations. 			
2. Support culture and heritage festivals, including Venture Out.	<ul style="list-style-type: none"> • Identify venues for cultural and heritage festivals and events. • Incorporate event planning functions into City administration. 			
3. Encourage an entertainment district within the City.	<ul style="list-style-type: none"> • Identify potential locations for an entertainment district. • Develop regulations that allow for a variety of uses in a district, with emphasis on building scale and pedestrian connections to encourage street life. 			
4. Enhance community pride through celebration of Millcreek's social events.	<ul style="list-style-type: none"> • Investigate new ways to provide consistent messaging including apps, kiosks, and interactive art. • Equally distribute events throughout the City. 			
5. Encourage a more equal distribution of schools, or additional charter schools in Millcreek.	<ul style="list-style-type: none"> • Partner with Granite School District and current and proposed private schools and preschools. 			
6. Support after school programs, nutrition programs, and other initiatives.	<ul style="list-style-type: none"> • Support the Millcreek Promise Program. 			



Enhanced Connectivity: Walkability, Transit, & Roadway

WHAT WE'VE HEARD...

- That residents want the City to be more bikeable and mass transit friendly.
- Residents would like greater walking accessibility throughout the City.
- That key corridors should be visually and functionally enhanced.



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What can we do?

How?

1. Actively plan for bus rapid transit, light rail, and/or a streetcar on key corridors.	<ul style="list-style-type: none"> • Accommodate future transit expansion through adoption of street standards that can accommodate transit. 			
2. Begin to implement complete streets (where appropriate), designed to equally prioritize walking, biking, and driving when updating the street network. (see page 5 for Complete Streets definition)	<ul style="list-style-type: none"> • Revise street cross sections to achieve desired results. Consider regulating traffic flow with roundabouts at key intersections, and construct protected bus shelters to shield transit riders from the wind, rain, and snow. • Improve pedestrian and bicycle access to parts of the City that are separated by I-15 and I-215. 			
3. Improve the visual image of the community by enhancing the look and feel of major corridors and protecting scenic viewsheds.	<ul style="list-style-type: none"> • Identify important corridors and viewsheds. • Explore the use of special taxing districts or CRAs to generate funding for corridor enhancements.(CRA definition on page 6) • Evaluate current codes for opportunities to improve corridors and viewsheds. 			
4. Connect currently segmented sidewalks in priority locations (to schools and activity centers) to create a seamless system of pedestrian paths.	<ul style="list-style-type: none"> • Utilize the 2015 Walk Millcreek Manual as a source for priority sidewalk connections. • Investigate Safe Routes to School as a potential funding source. 			
5. Improve streetscape aesthetics on major roadways by incorporating decorative paving, street trees, landscaped medians, under-grounding utilities, pedestrian and vehicular lighting, and street furnishings infrastructure.	<ul style="list-style-type: none"> • Create Street Lighting Plan. • Streetscape Improvement Plan. • Street Tree Plan. 			



Enhanced Connectivity: Bikability

WHAT WE'VE HEARD...

- Millcreek needs more bike lanes.
- Biking along major streets isn't safe.
- People would bike more if it were more accessible to do so.



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What can we do?

How?

<p>1. Begin to implement complete streets (where appropriate), designed to equally prioritize walking, biking, and driving when updating the street network.</p>	<ul style="list-style-type: none"> • Revise street cross sections to achieve desired results. Consider regulating traffic flow with roundabouts at key intersections, and construct protected bus shelters to shield transit riders from the wind, rain, and snow. • Improve pedestrian and bicycle access to parts of the City that are separated by I-15 and I-215. 			
<p>2. Increase bicycle and pedestrian access between parks and key destinations (town center, library, schools...).</p>	<ul style="list-style-type: none"> • Build east-west bike routes connecting Wasatch Boulevard to the Jordan River Trail and north-south to the PRATT trail. • Create a bike route plan and map. Consider north-south bike routes that tie into the Salt Lake City, Holladay, Murray, and South Salt Lake bike routes. 			
<p>3. Consider alternative modes of transportation such as electric bikes, Uber, carpool lots, dedicated bike infrastructure, bike shares, or taxis.</p>	<ul style="list-style-type: none"> • Research the feasibility of a GREENbike system connecting activity centers to other destinations. • Ensure bike infrastructure is included and considered in new building. 			



Key Questions

1. Are we willing to trade parking or travel lanes for designated bicycle lanes? If so, where?

2. Are there specific high-need bicycle connections that we are missing?

3. Which of the identified bike routes on the attached map would you most like to see be built in Millcreek?

4. Where would you place future GREENbike rental stations within Millcreek? Outline locations on the map and describe them here.

5. Comments:

Outdoor Lifestyle

WHAT WE'VE HEARD...

- Access to parks and recreation features is not equitably distributed throughout the City.
- Active and healthy lifestyles are important to Millcreek residents.



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What can we do?

How?

1. Continue to encourage a culture of both active and passive recreation by increasing open space acreage.	<ul style="list-style-type: none"> • Identify and map locations of potential access and impediments. • Look for available properties in fault study areas and along fault lines. 			
2. Create a new park along the Jordan River Parkway.	<ul style="list-style-type: none"> • Work with Jordan River Commission, Seven Canyons Trust, South Salt Lake City, and other partners. 			
3. Optimize access to the foothill trails, Grandeur Peak, Mill Creek Canyon, and Neff's Canyon.	<ul style="list-style-type: none"> • Trailhead parking improvements. • Active transportation access improvements. • Increase trail connections within and to the canyons. • Coordinate with Salt Lake County and the Forest Service to explore opportunities for expanding the foothill trail system. 			
4. Encourage pocket parks (parks under 3 acres) in under-served areas.	<ul style="list-style-type: none"> • Review standards for proximity and service areas for pocket parks. 			
5. Develop urban trails throughout the City.	<ul style="list-style-type: none"> • Identify existing and potential future urban trails. 			
6. Build a public swimming pool and/or splash pad.	<ul style="list-style-type: none"> • Tie to Town Center, Urban Center, or Villages Centers (as outlined in Vibrant Gathering Places section). 			
7. Expand access to open spaces and recreation facilities.	<ul style="list-style-type: none"> • Partner with Granite School District to facilitate public access to school open space and recreation amenities. Purchase the Millcreek Activity Center property from Granite School District to ensure that the land remains in recreational use. 			
8. Expand access to Mill Creek and Big Cottonwood Creek.	<ul style="list-style-type: none"> • Explore opportunities to expand access to Mill Creek and Big Cottonwood Creek through discussions with canal companies, landowners, and other stakeholders. 			



Key Questions

1. Are Millcreek residents willing to allocate more general funds to the City's parks and recreational amenities?

2. Where are new parks needed? Mark on the attached map and describe here.

3. Would you support a new park along the Jordan River? What amenities should be included at the park?

4. Where are good locations for urban trails?

5. Comments:

Health & Sustainability

WHAT WE'VE HEARD...

- Several parts of the City do not have adequate access to healthy food.
- Conservation and health initiatives are important to the identity of Millcreek.



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On Track

What can we do?

How?

1. Promote community gardens and local food production to ensure access to nutritious, affordable, safe, and culturally-diverse food for an active, healthy life.	<ul style="list-style-type: none"> • Partner with New Roots and other organizations to promote local food production. • Identify potential locations for community gardens. • Update zoning regulations. • Update amenities requirements for multifamily to include community gardens. 			
2. Connect currently segmented sidewalks within close proximities to grocery stores to allow pedestrians easier food access.	<ul style="list-style-type: none"> • Identify walkability impediments. • Evaluate tools for funding such as Community Reinvestment Areas or special taxing districts to make sidewalk improvements. (see page 6 for CRA definition) 			
3. Protect local air quality by promoting EV car charging stations throughout the City.	<ul style="list-style-type: none"> • Identify potential locations for car charging stations. Seek funding support from public agencies, vehicle vendors, non-profits, etc. or as a potential development incentive. 			
4. Increase green space throughout the City to give more residents opportunities to enjoy nature.	<ul style="list-style-type: none"> • Acquire open spaces through bonding, conservation easements, tax districts, impact fees, etc. 			
5. Create a dark sky lighting policy.	<ul style="list-style-type: none"> • Ordinance amendment. 			
6. Encourage new developments to include "green" building standards, such as green roofs and/or solar panels.	<ul style="list-style-type: none"> • Ordinance amendment. 			
7. Promote and implement community emergency preparedness and safety plans and programs.	<ul style="list-style-type: none"> • Ordinance amendment. 			
8. Study areas for an additional fire station.	<ul style="list-style-type: none"> • Work with the Unified Fire Department to determine potential sites. 			



Vibrant Gathering Places

WHAT WE'VE HEARD...

- Focus on new public gathering areas and entertainment options.
- Create amenities in each area of the City.
- Focus on city-wide placemaking and branding.



Missing the Mark
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What can we do?

How?

<p>1. Invest in a Town Center at The Wedge (Brickyard/City Hall area). See Vibrant Gathering Places map on page 30 for general boundary.</p>	<ul style="list-style-type: none"> • Create zoning and incentives to assist developers in fulfilling the vision for town and neighborhood centers. Evaluate tools such as Community Reinvestment Areas, Redevelopment Areas, special districts, and others to support development. (see page 6 for definitions) 			
<p>2. Invest in the Main Street/Meadowbrook area as an urban center.</p>	<ul style="list-style-type: none"> • Create zoning and incentives to assist developers in fulfilling the vision for a town center. Evaluate tools such as Community Reinvestment Areas, Redevelopment Areas, special districts, and others to support development. 			
<p>3. Invest in the 3300 South/2300 East, Olympus Hills, and 4500 South/Murray-Holladay Road areas as village centers that provide amenities for residents and nearby neighborhoods.</p>	<ul style="list-style-type: none"> • Create zoning and incentives to assist developers in fulfilling the vision for each center. Evaluate tools such as Community Reinvestment Areas, Redevelopment Areas, special districts, and others to support development. • Implement a strip mall redevelopment strategy. 			
<p>4. Realign Wasatch Boulevard west of the former UDOT property and adjacent to I-215 to build upon and enhance the Olympus Hills Shopping Center and future village center.</p>	<ul style="list-style-type: none"> • Create a Olympus Hills Village Center Plan and coordinate with UDOT, UTA, property owners, and stakeholders on feasibility of road realignment. 			
<p>5. Establish a place for food trucks to provide additional food options and entertainment for residents.</p>	<ul style="list-style-type: none"> • Look at adding food trucks to activity centers as part of a town/neighborhood center. 			
<p>6. Create design guidelines for development in gateways into Millcreek to encourage the preservation of local landmarks and scenic views; create higher quality gateway signage; and beautify key corridors.</p>	<ul style="list-style-type: none"> • Evaluate existing sign code and design standards/guidelines. • Develop appropriate design guidelines for commercial development and each potential center. 			
<p>7. Encourage a commitment to the adaptive reuse of vacant buildings from a prior form of use to a new form (i.e. school to commercial area).</p>	<ul style="list-style-type: none"> • Evaluate current historic preservation standards. 			



Thriving Economy

WHAT WE'VE HEARD...

- Support local and new businesses.
- Redevelop strip mall properties.
- Encourage employment types that foster creativity and encourage retention of talent.



Missing the Mark
Needs Work
On Track

What can we do?

How?

1. Adopt a clear and strategic economic development program that supports small businesses and connects jobs and training opportunities to where they are needed.	<ul style="list-style-type: none"> • Prepare an Economic Development Plan for Millcreek. 			
2. Promote infill development and the redevelopment of underutilized buildings and strip commercial that incorporates public spaces.	<ul style="list-style-type: none"> • Utilize public funding tools, such as special districts, to fund and maintain redevelopment areas. • Check the zoning code for adequate buffers between land use intensities. 			
3. Consider impact fees to increase new public investments in streets, infrastructure, and public spaces in order to keep pace with new development and foster redevelopment.	<ul style="list-style-type: none"> • Evaluate areas within the City where development impact fees could support needed infrastructure. (see page 6 for definitions) 			
4. Foster a culture of creativity and entrepreneurship with a variety of incubator space, live-work units, and shared workspaces.	<ul style="list-style-type: none"> • Evaluate City codes for impediments to expansion and ongoing viability of existing businesses. 			
5. Promote new and retain existing local businesses.	<ul style="list-style-type: none"> • Evaluate City codes for impediments to expansion and ongoing viability of existing businesses. • Support curb appeal grants, creating a function with economic development to cater to small development, etc. 			
6. Consider city-provided fiber optic infrastructure to support economic development.	<ul style="list-style-type: none"> • Create a Telecommunications Master Plan to address funding and implementation. Typical methods to finance capital infrastructure projects, such as a fiber optic network, are: general obligation bonds, revenue bonds and property tax funded utilities. 			



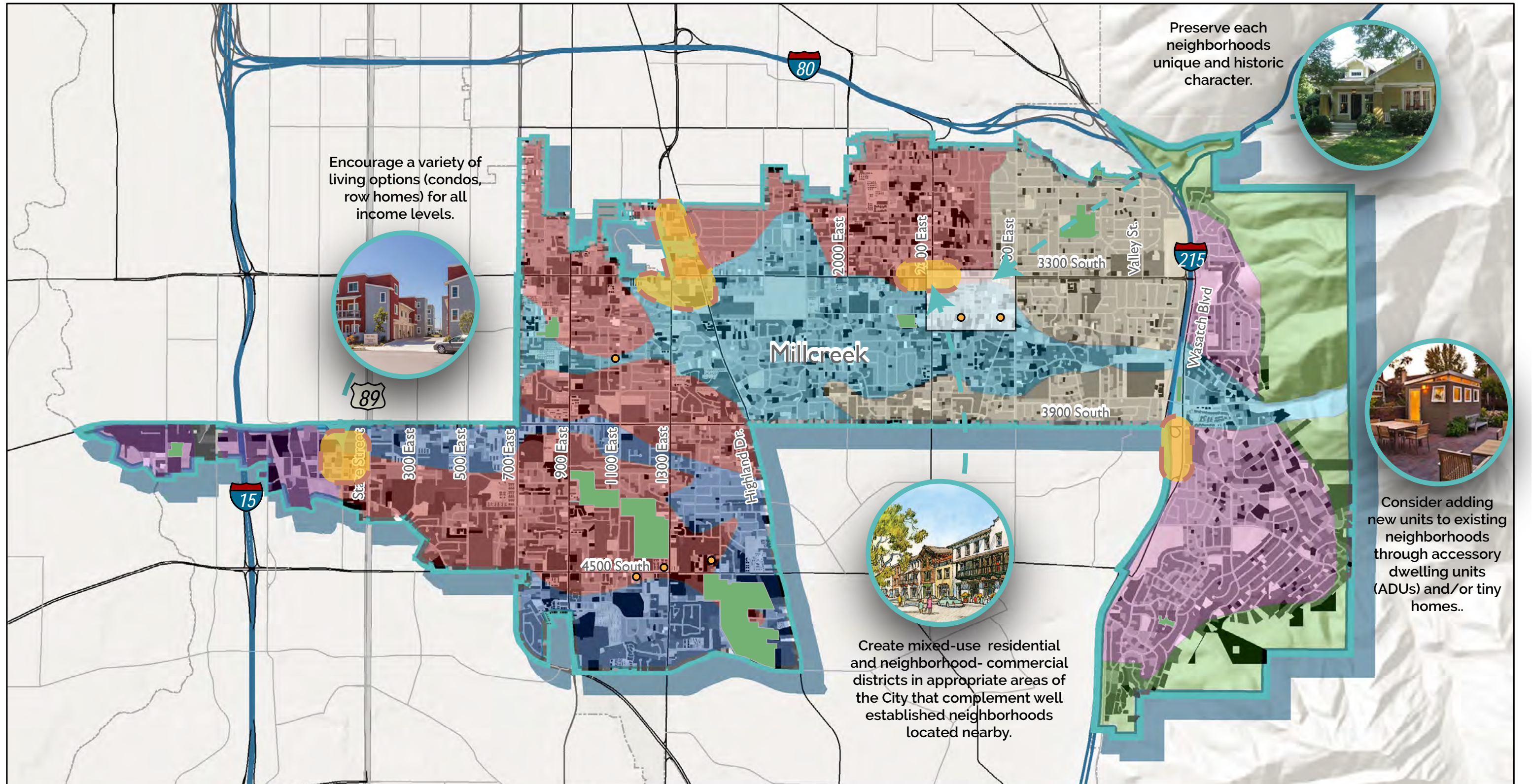
Key Questions

1. Should the City consider providing fiber optic infrastructure? Would you be willing to support a revenue bond or general obligation bond repaid through citywide taxes and revenues) to finance the network?

2. What types of businesses should we focus on recruiting and retaining?

3. What types of tools should be used to encourage small businesses (industry organization, startup network, small business loans, etc.)?

4. Comments:



Unique Neighborhoods

Neighborhood Heritage

- Agriculture
- Big Cottonwood Creek
- Foothill Mountain
- Mid-Century
- Millcreek Canyon
- Orchard
- Post WWII Industrial

Year Built

- 1800's
- 1900-19'
- 1920-39'
- 1940-59'
- 1960-79'
- 1980-99'
- 2000-Present



Potential Mixed Use



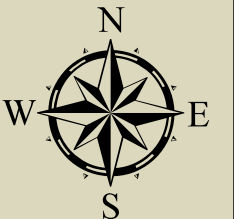
Park



Evergreen Ave. Historic District



Historic Site





Encourage an entertainment district within the city.



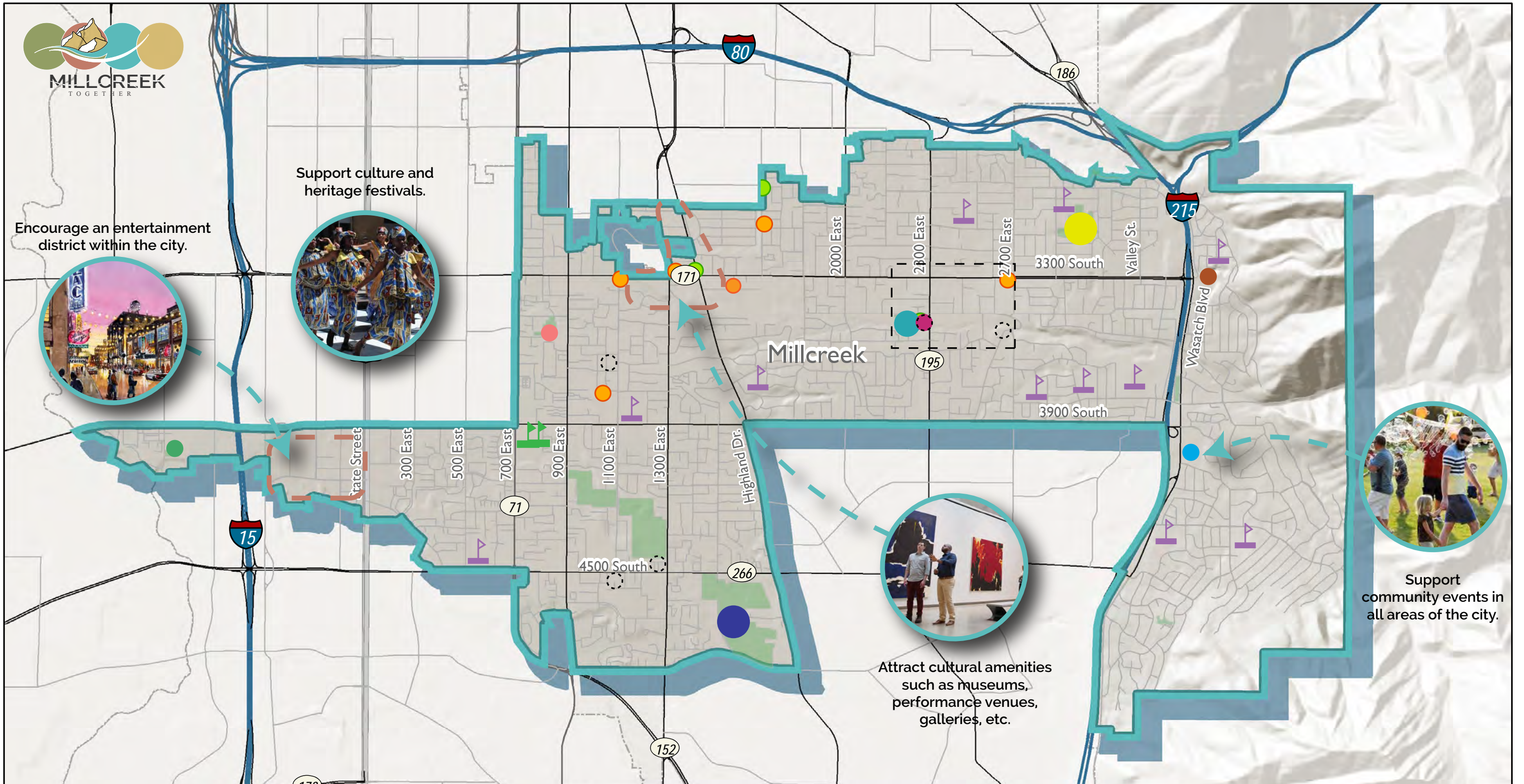
Support culture and heritage festivals.



Support community events in all areas of the city.



Attract cultural amenities such as museums, performance venues, galleries, etc.



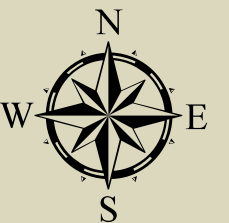
Enhanced Culture

Existing Conditions

- Dance Studio
- Art Gallery
- Parks
- ▲ School
- ▲ University
- Historic Site
- Historic District
- Potential entertainment/-cultural district

2017 Community Events

- 1 Event Per Year
- Historic Baldwin Radio Factory
- Olympus Hills Shopping Center
- Scott Avenue Park
- Sunnyvale Park
- Eastwood Elementary
- 2 Events Per Year
- Evergreen Park
- 3 Events Per Year
- Big Cottonwood Park
- Canyon Rim Park





Actively plan for bus rapid transit, light rail, and/or a street car on key corridors.

Begin to implement complete streets (where appropriate), designed to equally prioritize walking, biking, and driving when updating the street network.



Prioritize missing sidewalks to schools and activity centers.

Jordan River Parkway

PRATT Trail

Grandeur Peak Trailhead

Millcreek

Pipeline

89

15

State Street

300 East

500 East

700 East

900 East

1100 East

1300 East

Highland Dr.

4500 South

Mill Creek

3300 South

2700 East

2300 East

2000 East

Valley St.

Wasatch Blvd

4280 S

Oakview Dr.

Trailhead

Brockband

Fortuna

Enhanced Connectivity

Walkability and Transit

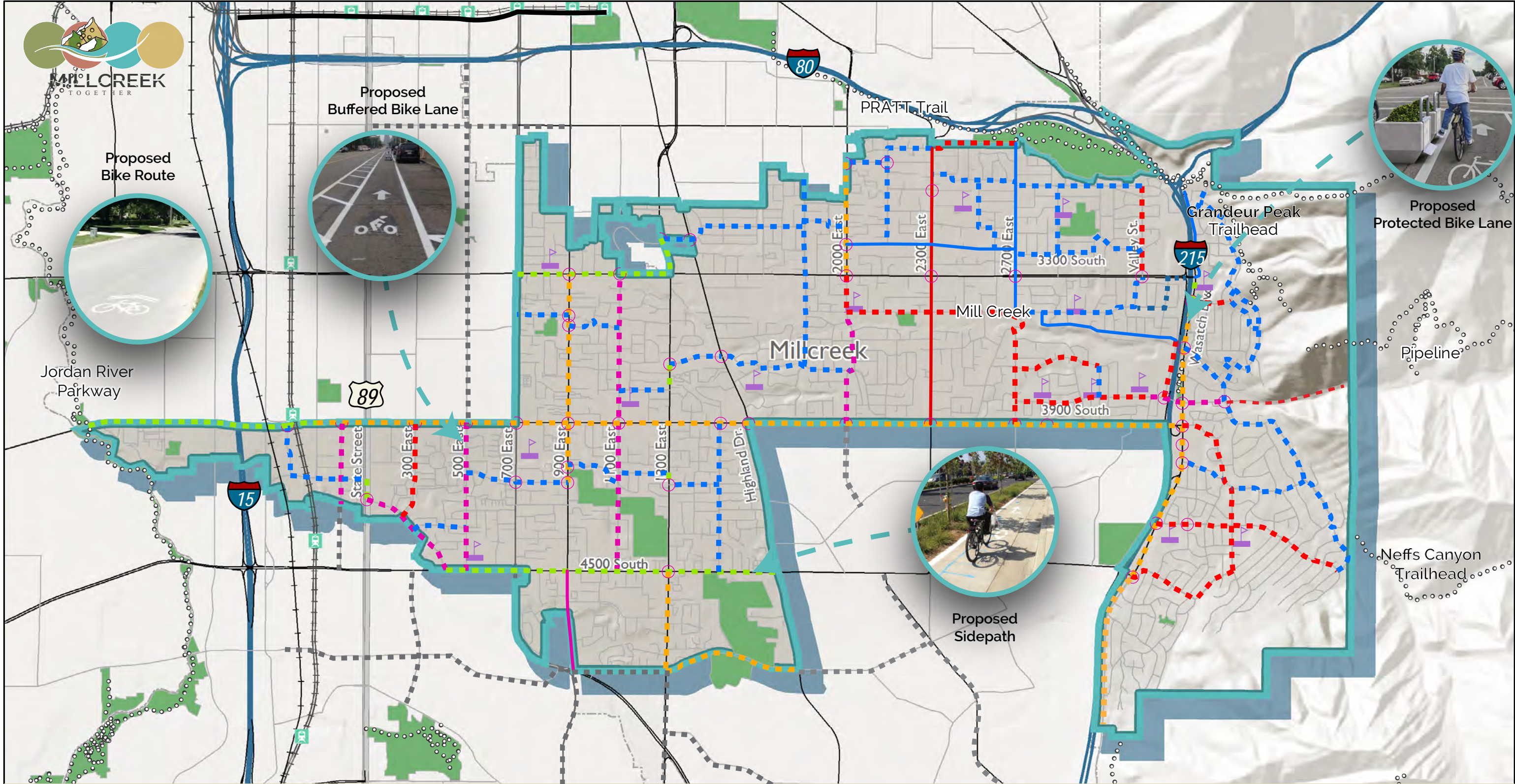
Existing

- School
- UTA Bus Stop
- Trail

Proposed

- Missing Sidewalk (High Priority)
- Missing Sidewalk (Moderate Priority)
- Crossing Improvement
- Desired TRAX or streetcar connections

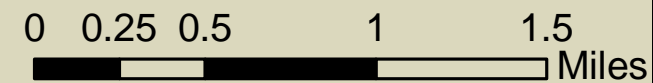




Enhanced Connectivity

Bikeability

Existing		Proposed	
	Buffered Bike Lane		Buffered Bike Lane
	Bike Lane		Bike Lane
	Bike Route		Bike Route
	Adjacent Bike Route		Protected Bike Lane
	Trail		Sidepath
			Crossing Improvement





Create a new park along the Jordan River Parkway within Millcreek



Expand access to Mill Creek and Big Cottonwood Creek.



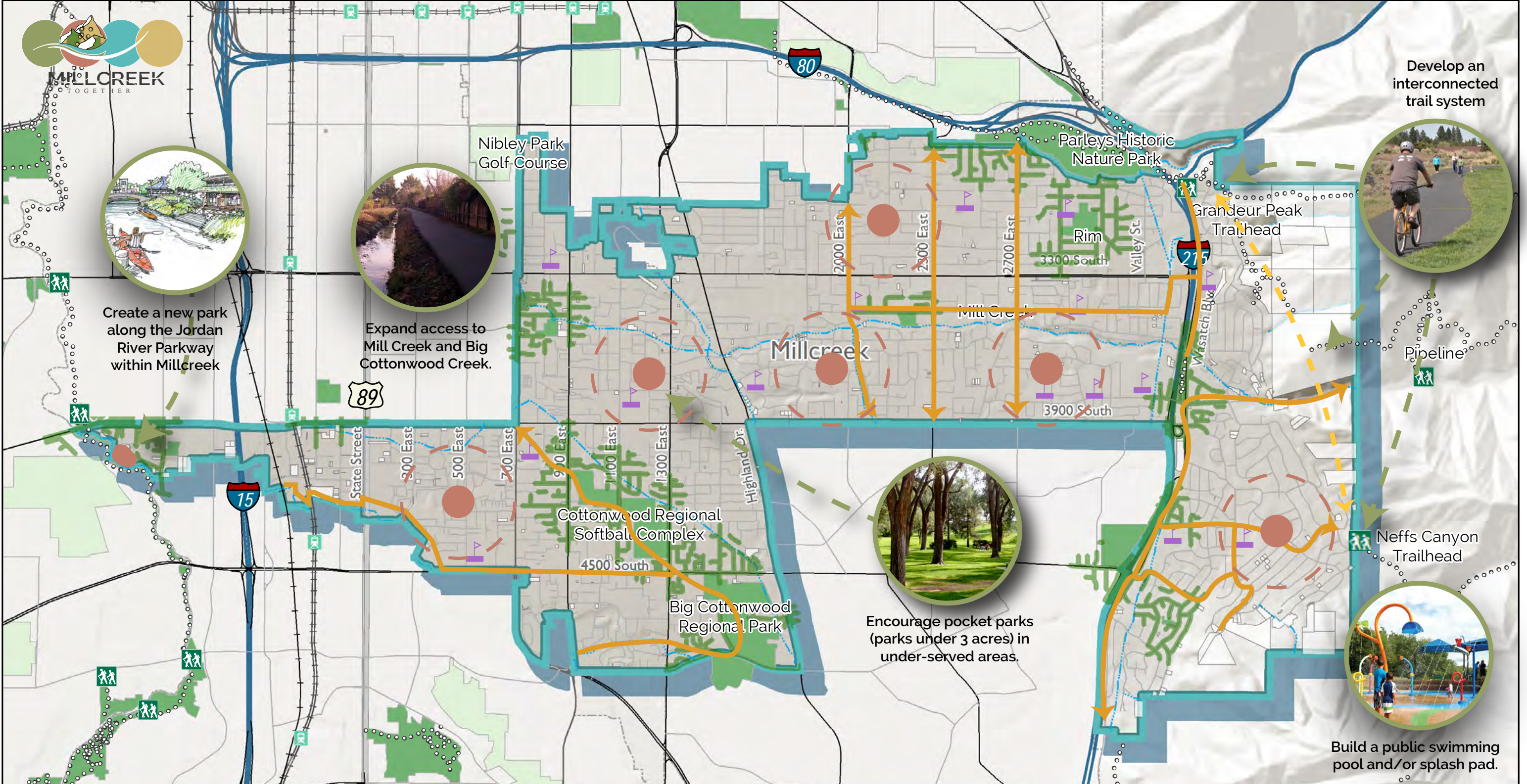
Develop an interconnected trail system



Encourage pocket parks (parks under 3 acres) in under-served areas.



Build a public swimming pool and/or splash pad.



Outdoor Lifestyle

Existing		Proposed		New Park in Access Gap (location TBD)		
School	Trailhead	Proposed Park	Desired Recreational Routes			
Park	Trail	Desired Trail Connections				
Creek	Vacant Parcel					
.25 mi. radius to nearest park						

0 0.25 0.5 1 1.5 Miles



Promote community gardens and local food production to ensure access to nutritious, affordable, safe, and culturally-diverse food.



Create a dark sky lighting policy..



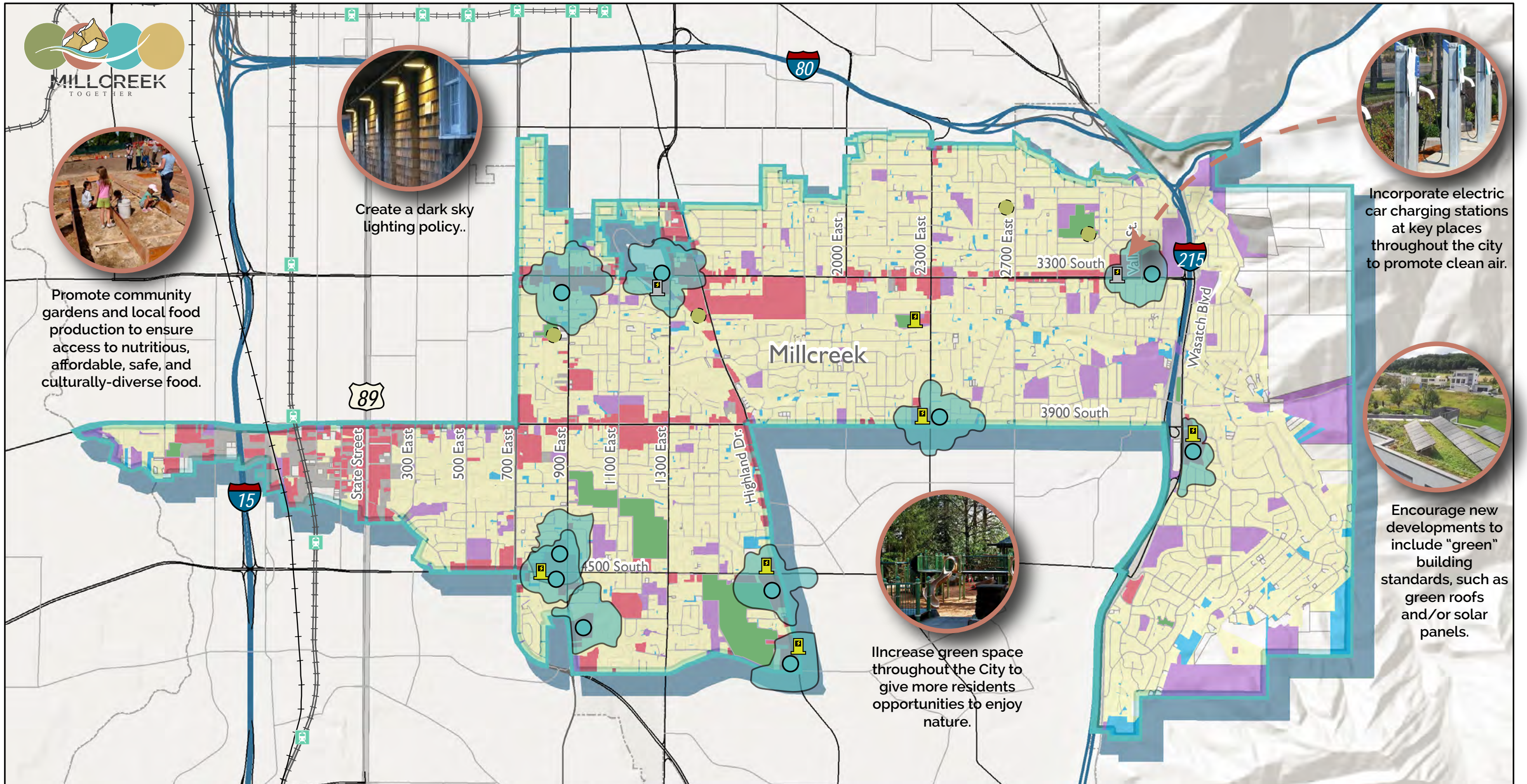
Incorporate electric car charging stations at key places throughout the city to promote clean air.



Encourage new developments to include "green" building standards, such as green roofs and/or solar panels.



Increase green space throughout the City to give more residents opportunities to enjoy nature.



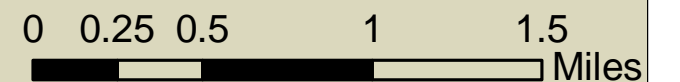
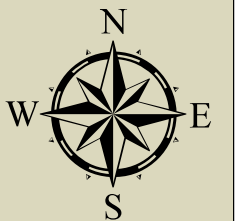
Health & Sustainability

Existing Land Use

- Commercial
- Residential
- Public
- Industrial
- Other
- Parks
- Vacant

Existing Conditions

- Major Grocery Store
- .25 mile radius (typical walkable distance)
- Electric Vehicle Charging Station
- Proposed Electric Vehicle Charging Station
- Community Garden





Invest in The Wedge (Brickyard/City Hall area) as a future town center.



Invest in village centers that provides amenities for residents and nearby neighborhoods.



Create gateway guidelines for gateways into Millcreek.



Establish a place for food trucks to provide additional food options and entertainment for residents and visitors.



Vibrant Gathering Places

Existing Land Use	Proposed Projects	
 Commercial	 Town Center	 Gateway
 Residential	 Urban Center	
 Public	 Village Center	
 Industrial		
 Other		
 Parks		
 Vacant		

0 0.25 0.5 1 1.5 Miles