

OLD SONOMA ROAD

LIVES

- FAMILY
 - GREENERY
 - ✓ ✓ HISTORIC NATURE OF NEIGHBORHOOD
 - ✓ CRESCENT (LESS ATTACHED TO BUILDINGS)
 - ✓ TREES
 - CHARACTER OF HOMES
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- INCLUDE SPANISH TRANSLATION IN THE FUTURE
 - HOLD A FIELDTRIP?

NEEDS

- INFRASTRUCTURE
- AFFORDABLE HOUSING
- LOW INCOME SENIOR HOUSING
- TRAFFIC & PARKING IMPROVEMENTS
- ADDITIONAL HOUSING
- GOOD DESIGN
- HIGHER DENSITY AFFORDABLE HOUSING
- COMMUNITY AMENITIES - COFFEE SHOP
- OUTDOOR SPACE
- SAFETY
- LIGHTING

DESIRE

- ✓ NOT TOO HIGH DENSITY
- ✓ HIGH QUALITY DEV.
- ✓ ✓ PARKING + TRAFFIC
- TRAFFIC - NEEDS ACCESS TO HWY 29
- ✓ RAMP/FRONTAGE RD
- DON'T REMOVE GATE @ PARKING
- ADEQUATE INFRASTRUCTURE
- ✓ SAFETY CONCERN W/ AFFORDABLE HOUSING (E.G. IN SB)
- ENSURE SAFETY ALONG SCHOOL EDGE

WANT

- DIVERSE HOUSING TYPES
- MATCH THE HISTORY NATURE OF THE NEIGHBORHOOD
- ✓ MAINTAIN HISTORIC RESOURCES TO THE EXTENT POSSIBLE
- ✓ ✓ CRESCENT PARK
- ✓ ✓ MAINTAIN NEIGHBORHOOD INTEGRITY
- HOUSING TO MATCH NEIGHBORHOOD DEMOGRAPHICS
- DIVERSE HOUSING (M.F./S.F./P.F./M.H.)
- HIGH DENSITY IN THE MIDDLE (LOW @ PERIMETER)
- CHILD CARE FACILITY*
- ✓ ✓ PRESERVE NEIGHBORHOOD
- COMMERCIAL (MAKE IT 'OCCASIONAL')
- BALANCE DENSITY & CHARACTER
- ✓ REUSE HIST. BLDGS.
- TWO STORY, 3-STORY LIMIT
- ADEQUATE PARKING
- LOW DENSITY

INNOVATIONS

- TOWN HOMES/LAND TRUST
- REPURPOSE HISTORIC BUILDINGS
- ✓ PRESERVE DRIVE @ NOT BUILDINGS
- BALANCE USES @ BLDG TYPES LIKE NEIGHBORHOOD
- ON-SITE MANAGEMENT
- ✓ ACCESS TO HIGHWAY
- STRONG OWNERSHIP/MANAGEMENT (E.G. HOA - ON-SITE MANAGER ETC)
- OUTDOOR PLACE TO PLAY

