



**Housing and Third Ward Revitalization Task Force**

6801 Delmar Boulevard · University City, Missouri 63130 · 314-505-8500 · Fax: 314-862-3168

MEETING OF THE HOUSING AND THIRD WARD REVITALIZATION TASK FORCE  
**VIA VIDEOCONFERENCE**  
**Monday, July 1, 2024**  
**6:30 p.m.**

**IMPORTANT NOTICE REGARDING  
PUBLIC ACCESS TO THE TASK FORCE MEETING & PARTICIPATION**

**Housing and Third Ward Revitalization Task Force will Meet Electronically on July 1, 2024**

**Webinar** via the link below:

<https://us02web.zoom.us/j/85108941842?pwd=PnmncFvh23wOgRnWYJulpwPWCViB8b.1>

**Passcode: 240756**

**Or One tap mobile :**

**+16469313860,,85108941842#,,,,\*240756# US +19292056099,,85108941842#,,,,\*240756# US  
(New York)**

**Or Telephone:**

**Dial(for higher quality, dial a number based on your current location):**

**+1 646 931 3860 US +1 929 205 6099 US (New York) +1 301 715 8592 US (Washington DC)  
+1 305 224 1968 US +1 309 205 3325 US +1 312 626 6799 US (Chicago) +1 719 359 4580 US  
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+1 669 444 9171 US +1 669 900 6833 US (San Jose)+1 689 278 1000 US**

**Webinar ID: 851 0894 1842**

**Passcode: 240756**

**International numbers available: <https://us02web.zoom.us/j/85108941842?pwd=PnmncFvh23wOgRnWYJulpwPWCViB8b.1>**

**Citizen Participation:**

Those who wish to provide a comment during the "Citizen Participation" portion as indicated on the agenda; may provide written comments to Deputy City Manager Brooke A. Smith ahead of the meeting.

ALL written comments must be received **no later than 12:00 p.m. the day of the meeting.** Comments may be sent via email to: [bsmith@ucitymo.org](mailto:bsmith@ucitymo.org) or mailed to the City Hall – 6801 Delmar Blvd. – Attention Brooke A. Smith. Such comments will be provided to Task Force Members prior to the meeting. Comments will be made a part of the official record and made accessible to the public online following the meeting.

Please note, when submitting your comments, a **name and address must be provided.** Please also note if your comment is on an agenda or non-agenda item. If a name and address are not provided, the provided comment will not be recorded in the official record.

## AGENDA

### HOUSING AND THIRD WARD REVITALIZATION TASK FORCE

1. Call to Order
2. Roll Call
3. Minutes – December 4, 2023
4. Public Comments - (Limited to 3 minutes for individual's comments, 5 minutes for representatives of groups or organizations.)

*ALL written comments must be received **no later than 12:00 p.m. the day of the meeting.** Comments may be sent via email to: [bsmith@ucitymo.org](mailto:bsmith@ucitymo.org) or mailed to the City Hall – 6801 Delmar Blvd. – Attention Brooke A. Smith, Deputy City Manager. Such comments will be provided to the Task Force Members prior to the meeting. Comments will be made a part of the official record and made accessible to the public online following the meeting.*

*Please note, when submitting your comments, a **name and address must be provided.** Please also note if your comment is on an agenda or non-agenda item, and a name and address are not provided, the provided comment will not be recorded in the official record.*

5. Yard & Co.
  - i. Review of DRAFT Plan
  - ii. Community Outreach Event
6. Task Force Member Comments
7. Next Meeting – July 15, 2024 at 6:30 p.m.
8. Adjourn

**Housing and Third Ward Revitalization Task Force  
Minutes  
December 4, 2023  
6:30 p.m.**

The Housing and Third Ward Revitalization Task Force held virtually on Monday, December 4, 2023 via Zoom. The meeting commenced at 6:32 p.m. and adjourned at 8:31 p.m.

**Voting Members Present:**

Byron Price – Chair  
Ariel Gardner  
Mayela Zambrano  
Christina Dancy  
Christopher Flood (*joined virtually*)  
Susan Murray

**Voting Members Absent:**

Craig Hughes  
Patricia McQueen  
Linda Peoples-Jones

**Staff Present:**

Brooke A. Smith, Deputy City Manager/Dir. of Economic Development  
Ed Sharrer, Yard & Co. attended virtually.

**Minutes**

Motioned by Ariel Gardner, seconded by Christina Dancy and carried by voice vote to approve the minutes from July 25, 2023 Brand Sub-Committee and July 31, 2023 Brand Sub-Committee.

**Public Comments**

There were no public comments.

**Yard & Co.**

Ed Sharrer of Yard & Co. presented on Phase 1 survey/participation results. He said he wanted to give a breakdown of the work the ambassadors had been doing of getting the word out and promoting the website. He said for the Comprehensive Plan, roughly 500 total surveys were completed with 130 being from third ward residents compared to 256 participants in the For the 3<sup>rd</sup> Ward Phase 1 survey. Further discussion was had on this topic. Ed noted that overall engagement with the Comprehensive Plan was 169 city-wide compared to For the 3<sup>rd</sup> Ward's initiative being at 314. Ed said he hoped this would give the task force confidence that the engagement was successful. Ed asked if the task force would be willing to vote to officially close Phase 1 and move forward to Phase 2.

Deputy City Manager Smith noted that Susan Murray joined the virtual meeting.

Christina Dancy asked if they wanted to close it now since it was already announced to the community that Phase 1 would continue until the end of the year. Ed stated that the task force could entertain a particular date to close Phase 1, noting that he would like to go into the new year with some clarity on the date the Phase 1 will close. Deputy City Manager Smith added that she did not think there would be any more new participants, noting that the Meet & Greet on December 2<sup>nd</sup> only yielded 2 new surveys. She said they've reached a

point where the same people that are involved are showing up and she doesn't think there are going to be many new participants. She stated that they are not likely to get the full population of the 3<sup>rd</sup> Ward. Smith provided info on the Meet and Greet held on December 2<sup>nd</sup>. Additional discussion was had.

Motioned by Chair Price, seconded by Ariel Garder to close the survey on December 31<sup>st</sup>. A roll call vote was taken:

Christopher Flood:	Y
Susan Murray:	Y
Ariel Gardner:	Y
Craig Hughes:	Absent
Christina Dancy:	Y
Patricia McQueen:	Absent
Maylea Zambrano:	Y
Linda Peoples-Jones:	Absent
Chair Byron Price:	Y

The next agenda item was "Discussion and adoption of new project timeline."

Mayela Zambrano asked if there had been any response to the Spanish Surveys. Ed Sharrer answered that none had been received to date, noting that the Spanish survey had been out about 2 – 3 weeks.

Christina Dancy asked if there were statistics to go with that, noting that one of ambassadors noted there was a large Spanish-speaking population in the third ward. Ed stated that this data was not on hand at this time, but he could work to get it. Christina stated that it would not be necessary. Deputy City Manager Smith noted that it was the ambassadors that requested the survey in Spanish on one of the bi-weekly calls.

Ed Sharrer discussed the new project timeline. He said that as the time for surveys is extended to make sure everyone can respond, it has necessitated slowing the process down. He shared an updated timeline with the task force and asked that they vote on the new timeline which will be adopted in the Scope of Understanding. He explained that the Explore phase was extended through December. Phase 2, which would be the test phase, would begin in December and run through February. Phase 3, the Build phase, would begin in March and run through April. He offered explanations of what each phase would entail. Ed also discussed a community event to be held in February. Further discussion was had.

Task force members and representatives from Yard 7 Co. discussed the process and how to proceed moving forward. Discussions were held on data requests, the role of the task force, and how the consultant is working to obtain information requested by the task force members.

Ed agreed to share a link to the appendix folder with Deputy City Manager Smith so that she could forward it to the task force.



Susan Murray asked if it would interfere with the consultants work if the task force members continue to request information. Ed said that it would be a push pull as they balance requests for information with actually working on the plan. Discussion was had.

Chris Flood asked if the task force would consider a specific request for an interpretation of the Missouri TIF statute to understand if TIF funds can be used in flood plains and what the definition of a flood plain is. He said most of the money being discussed are TIF funds and that per the statute 99.847, as he reads it, seems to say TIF money cannot be used in a flood plain. He said it was written in a very complicated way to offer exceptions for certain communities but noted that University City was not listed. He noted that a large chunk of the third ward is in the flood plain and that if the money cannot be used in a flood plain, there will be parts of the geography that is off limits. Chair Price said he was familiar with the third ward and asked what "big chunks" Chris was referring to. Discussion was had on this topic.

Chair Price asked if the City Attorney could review this and Deputy City Manager Smith said he could. She noted that she was looking at the statute which states "no new TIF projects" and noted that this task force is not discussing a new TIF project, stating that the TIF process has already occurred. She said that would have needed to be considered when the TIF was created. She said she did not think it applied to what the task force is doing, but that she would still refer it to the City Attorney for review.

Motioned by Chris Flood, second by Ariel Gardner and carried by voice vote to ask for the City Attorney's interpretation of Missouri Statute 99.847.

Ed noted that if the TIF funds could not be spent in designated flood plain areas, there would then be recommendations to use the funds in non-flood plain areas in the third ward.

Deputy City Manager asked the task force to circle back and vote on whether or not to accept the timeline.

Motioned by Christina Dancy, seconded by Byron Price to accept the updated timeline. A roll call vote was taken:

Christopher Flood:	Y
Susan Murray:	Y
Ariel Gardner:	Y
Craig Hughes:	Absent
Christina Dancy:	Y
Patricia McQueen:	Absent
Maylea Zambrano:	Y
Linda Peoples-Jones:	Absent
Chair Byron Price:	Y

Deputy City Manager Smith said the next topic was discussion and adoption of the Summary of Understanding. Ed discussed the Summary of Understanding document, noting that the document contained links and he wanted to make sure the links were working. Discussion was had on the Summary of Understanding document. Ed noted that the SOU was kind of the opening bid and that the group could expand from there. Vice Chair Dancy noted that the SOU is a working document that will continue to evolve as the

group continues its work. Ed confirmed and said it was a snapshot of where the group is now. Discussion was had about the purpose as noted in the SOU.

Before accepting the SOU, Ed Sharrer noted that the data about surveys and the timeline would both be updated automatically. Deputy City Manager Smith noted that other task force members were not required to make a motion accepting the SOU with the proposed changes as stated by Chris Flood, nothing that Chris could choose to make a motion with his requested changes.

Motioned by Chris Flood, seconded by Mayela Zambrano to accept the Summary of Understand with changes to the timeline, survey date, change to the purpose on page 12 by adding a qualifier that it is the purpose as interpreted by Yard and Company.

Chair Price asked if the changes would affect anything. Ed said it would not slow the process down.

Vice Chair Christina Dancy said that she felt that adding a qualifier to the purpose would insinuate that Yard & Co. is on a different page than the task force and that would forever be documented. Chris and Christina discussed their respective positions further.

Chair Price said he is clear on the purpose of the task force; it is to hear from the public, discuss the information, and make recommendations to the City Council. Deputy City Manager Smith noted that the City Council established the purpose of the task force, which was to set the goals and priorities and noted that the task force does not get to decide what its purpose is. She elaborated on the City Council's purpose for the task force, referencing the resolution that created the task force.

Chair Price suggested that maybe the confusion comes in because this has never been done before. He also stated that his understanding was that once the assigned task was completed, the task force would be done. Deputy City Manager Smith confirmed that this was true, the work would be complete once the recommendations were adopted by Council, noting that the task force was not a permanent board or commission.

Christina Dancy noted that her only issue is with the qualifier that Chris added to the motion.

Chair Price asked if Chris would amend his motion. Chris said no.

Ariel Gardner asked if the task force voted to accept all of Chris's changes, could they discuss later to have the line removed from the SOU. Deputy City Manager Smith said no. Once the vote passes, the SOU is finalized.

Chair Price asked how this would affect Yard and Co.'s work. Ed said it does not affect what they need to do, he just needs to know if he needs to add the qualifier to page 12.

A roll call vote was taken:

Christopher Flood:	Y
Susan Murray:	Y
Ariel Gardner:	N
Craig Hughes:	Absent

Christina Dancy: N  
Patricia McQueen: Absent  
Maylea Zambrano: N  
Linda Peoples-Jones: Absent  
Chair Byron Price: N

Motion failed.

Chair Price called for a motion to accept the Summary of Understanding as drafted.

Motioned by Christina Dancy, seconded by Ariel Gardner to accept the Summary of Understanding with updates to the timeline and survey numbers.

A roll call vote was taken:

Christopher Flood: N  
Susan Murray: Abstain  
Ariel Gardner: Y  
Craig Hughes: Absent  
Christina Dancy: Y  
Patricia McQueen: Absent  
Maylea Zambrano: Y  
Linda Peoples-Jones: Absent  
Chair Byron Price: Y

Motioned carried.

### **2024 Meeting Calendar**

Deputy City Manager Smith reviewed the proposed 2024 meeting calendar with the task force. Motioned by Chris Flood, seconded by Mayela Zambrano and carried by voice vote to accept the 2024 meeting calendar as proposed.

Mayela Zambrano inquired about working groups in Phase II. Deputy City Manager Smith stated that she was looking to have an open forum 30 minutes to an hour before the start of the regular meeting, noting that she was looking for rules of engagement to govern those sessions.

### **Task Force Member Comments**

**Next Meeting – January 16, 2024 at 6:30 p.m.**

### **Adjourn**

Motioned by Chair Byron Price, seconded by Christina Dancy and carried by voice vote to adjourn the meeting.

Meeting adjourned at 8:31 p.m.



**OFFICE OF THE CITY MANAGER**

6801 Delmar Boulevard, University City, Missouri 63130, Phone: (314) 505-8531

**M E M O R A N D U M**

TO: Members of the Housing and Third Ward Revitalization Task Force

FROM: Brooke A. Smith, Deputy City Manager/Dir. of Economic Development

DATE: June 27, 2024

SUBJECT: Agenda Item 5 – Yard & Co. Updates

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This agenda item asks the task force to receive the DRAFT Final Plan from Yard and Co. and to discuss the next community outreach event.

Representatives from Yard & Co. will be present to review the DRAFT Final Plan with the Task Force. We will also discuss if we are moving forward with the summer community outreach event.

Yard & Co. has asked for comments to be submitted ahead of Monday's meeting, if possible.

Please do not hesitate to contact me with any questions ahead of the meeting.

**Recommendation: NO VOTE REQUIRED**

Attachments: DRAFT Final Plan

# **FOR** the **3rd WARD**

The logo for U City, featuring a large yellow circle containing the letter 'U' in white, with the word 'CITY' in white below it.

# **HOUSING & REVITALIZATION PLAN**

**TASK FORCE UPDATE - 1 JULY 2024**

# RECOMMENDATIONS

FOR THE 3RD WARD | UNIVERSITY CITY, MO



**RECOMMENDATIONS**

# Community-Driven Vision



## RECOMMENDATIONS

# 1 Develop a Housing Toolkit

Combined results of both in person engagement and online survey tabulations.



### Tool Lending Library

Allows people to borrow hardware, tools, and equipment



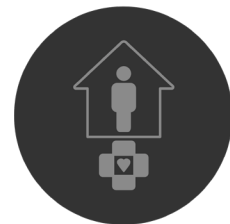
### Yard & Garden Contest

Offers fun opportunities to landscape their yards with native plants.



### Porch Lighting Program

Provides free, energy-efficient light bulbs when they pledge to keep them on at night to qualifying households



### Healthy Homes Program

Provides funding to prevent injuries and prevent hazards



### Path to Home Ownership Tools

Provide forgivable loans to qualifying homebuyers.



### Home Improvement Classes

Educational classes for new and existing homeowners.



### Weatherization Assistance Program

Provides eligible households with energy-efficient home improvements



### HISA Grants

Home Improvements and Structural Alterations grants are aimed towards assisting disabled Veterans.



### Home Repair Grants

Provides essential home repair assistance to qualifying households





## RECOMMENDATIONS

# 1 Develop a Housing Toolkit

## Home Repair Grants

Purpose: provide affordable residential rehabilitation assistance to low- and moderate-income homeowners to maintain and improve their homes.

### What should the program look like?

- » The program should support long-time residents of the 3rd Ward, and not outside investors or real estate developers.
- » The City matches investment on eligible improvement made by a homeowner up to \$15,000.
- » In order to be eligible, an owner should have lived at the property for at least 5 years and not make more than 80% of the area median income (AMI).
- » The 5-year loan could be forgiven by 1/5 every year as long as the homeowner(s) resides in the home.

### How much would it cost?\*

The program could support 25 homes every year and cost \$412,500 annually.

### Potential partners

- » University City
- » Safe Homes for the Elderly and Disabled (SHED)
- » Habitat for Humanity – St. Louis

## RECOMMENDATIONS

# 1 Develop a Housing Toolkit

## HISA Grant and Aging in Place Grants

The Veterans Affairs Home Improvements and Structural Alterations (HISA) grant provides financial assistance for medically necessary improvements or modifications to a disabled veteran's home. The maximum benefit is up to \$6,800 over the lifetime of a veteran and does not need to be repaid.

### What should the program look like?

- » The City replicates the program and offers it to all individuals over the age of 60 in the 3rd Ward (veterans and non-veterans)
  - Seniors are 15.9% of neighborhood residents and are projected to grow
- » The City would provide up to \$6,800, along with connections to local organizations and volunteers for the eligible repairs and home improvements
- » In addition, the City should promote the HISA grants to veterans, because it is an underutilized resource

### How much would it cost?\*

The program could support 50 homes every year and cost \$374,000 annually.

### Potential partners

- » City of University City
- » Safe Homes for the Elderly and Disabled (SHED)
- » Missouri Department of Health and Human Services

## RECOMMENDATIONS

# 1 Develop a Housing Toolkit

## Path to Home Ownership Program

Purpose: simplify the homebuying process while providing needed resources to help ease the financial burden. Tools often include down payment and closing cost assistance, low interest loans, free credit checks, and educational tools.

### What should the program look like?

- » Support first time home buyers to advance equity in the 3rd Ward
- » Potential owners could receive up to \$10,000 for costs such as down payment, closing costs, interest rate buydown, and property inspection
- » The program could limit applicant income to 80% of the area median income
- » Owners would need to stay in the home a minimum of 5 years in order to discourage potential property flips
- » Additionally, free or low cost educational programs and classes should not only be wrapped into this process, but potentially a requirement of the program.

### How much would it cost?\*

The program could support 25 homes every year and cost \$275,000 annually.

### Potential partners

- » City of University City
- » Washington University
- » Missouri Housing Development Commission
- » Beyond Housing

## RECOMMENDATIONS

# 1 Develop a Housing Toolkit



## Weatherization Assistance Program

Purpose: provide families with energy-efficient home improvements, such as insulation, lighting, and roofing to help reduce utility costs.

### What should the program look like?

- » An existing program through the Missouri Department of Natural Resources
- » The City provides a match to whatever a home owner is willing to put towards repairs, up to \$10,000.
- » In order to be eligible, an owner must have resided at the property for at least 5 years and should not make more than 80% of the area median income.
- » The assisted homeowner must remain in the home after assistance or repay the loan upon sale.

### How much would it cost?\*

The program could support 25 homes every year and cost \$275,000 annually.

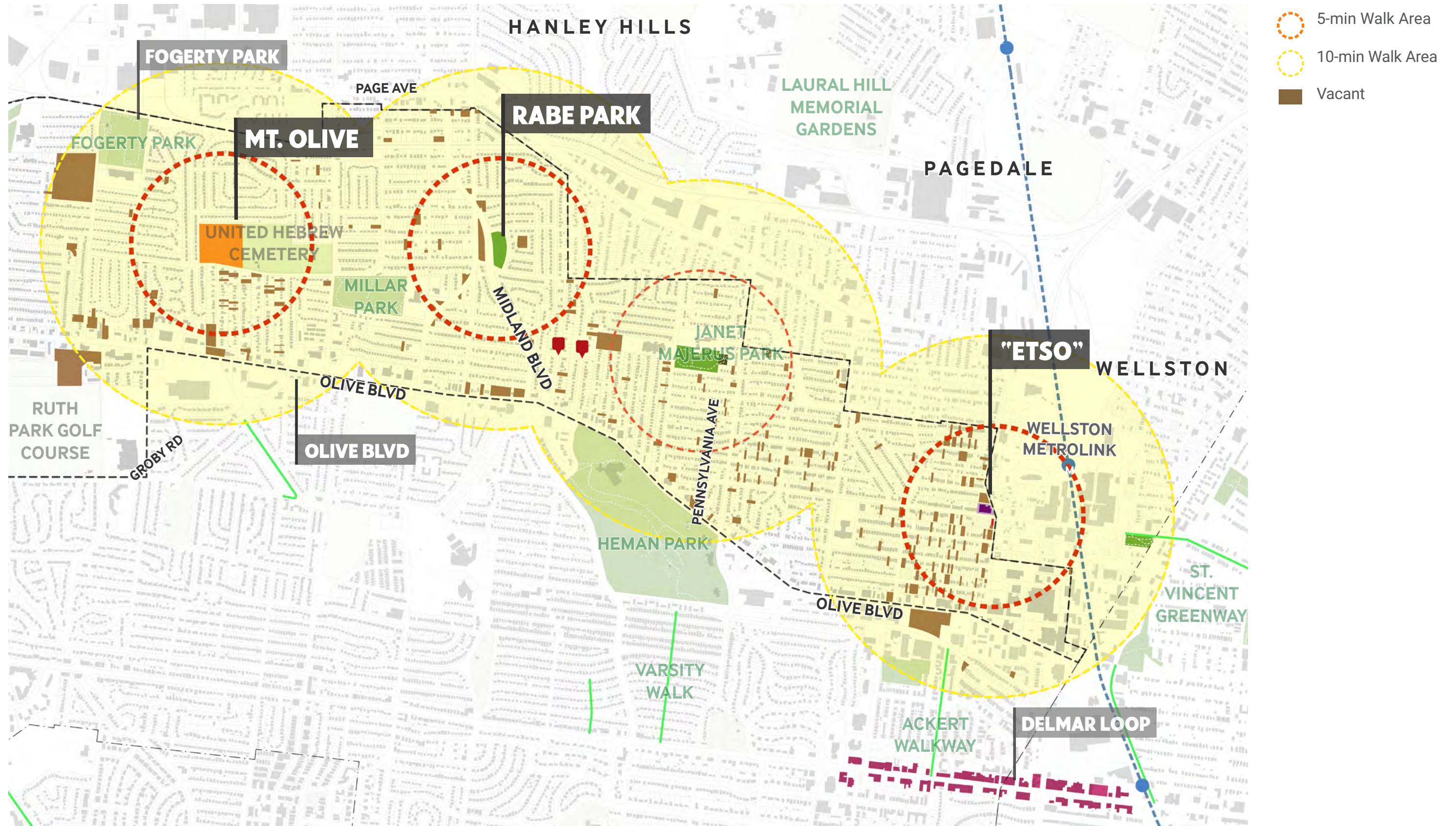
### Potential partners

- » University City
- » Washington University
- » Missouri Housing Development Commission
- » Beyond Housing



## RECOMMENDATIONS

# 2 Focus Investment for Maximum Impact





## RECOMMENDATIONS

# 2a ETSO ETZEL, SUTTER, & OLIVE

- » Roughly 3-4 block radius from the intersection of Etzel Avenue and Sutter Avenue
- » Etzel Avenue is an important east-west residential street in the eastern portion of the 3rd Ward
- » Near the west end of Etzel is Pershing Elementary School. A few blocks east on Etzel is the St. Vincent Greenway trailhead at Trojan Park, which connects users to Forest Park and the regional trail network
- » The Wellston Metrolink rail line station is one block north of Etzel
- » At Sutter & Olive, there is a collection of underutilized, small-scale commercial buildings that has the potential to become a node of retail and commercial activity



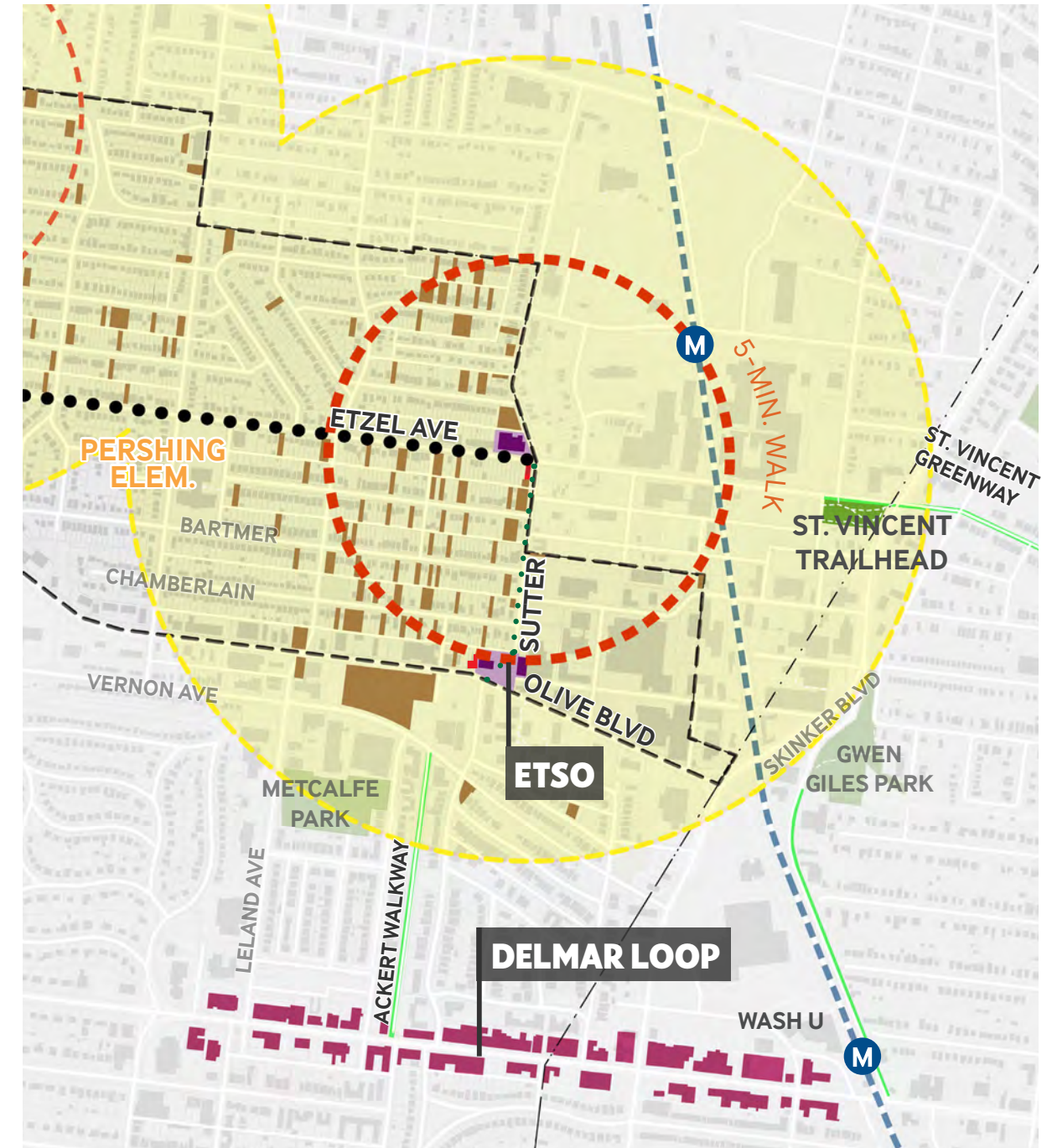
CURRENT/FUTURE VIEW OF WELL U CAFE



WELLSTON METROLINK STATION



ST. VINCENT TRAILHEAD



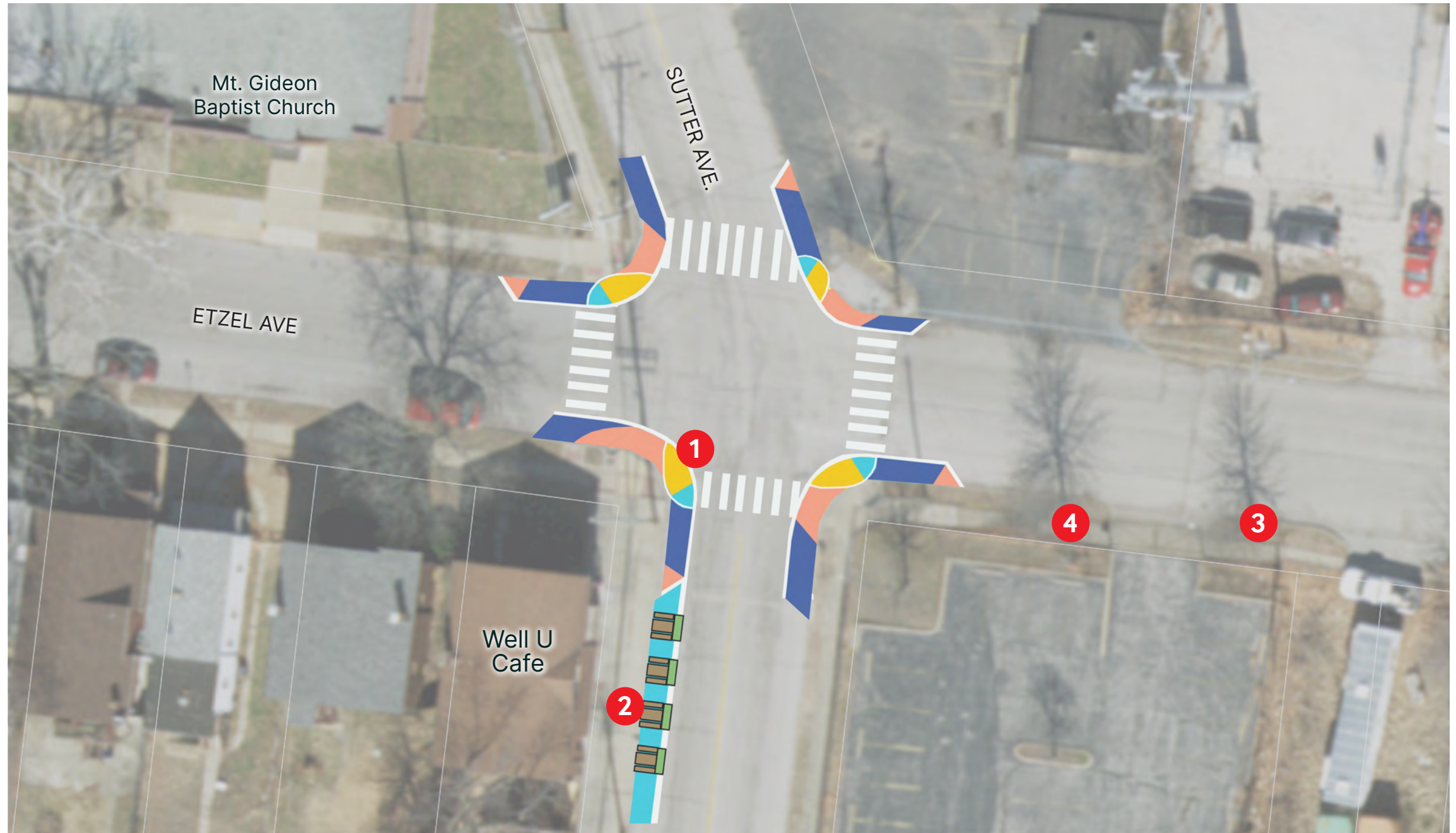
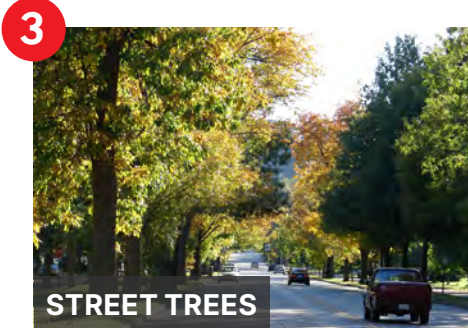
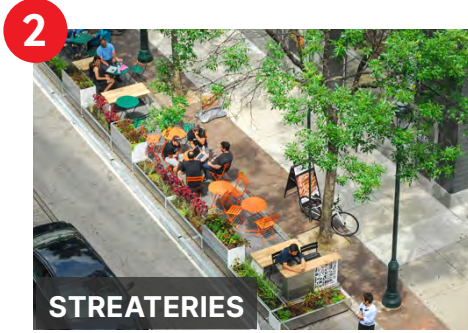
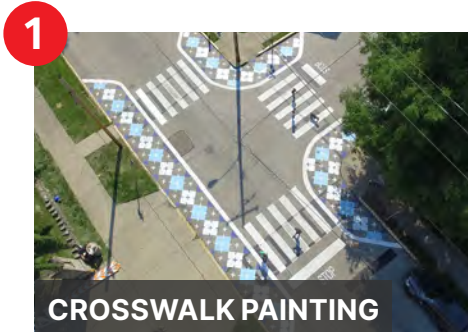
- Primary Route
- Additional Segments
- 5-min Walk Area
- 10-min Walk Area
- Vacant



# RECOMMENDATIONS

## 2a ETSO ETZEL, SUTTER, & OLIVE CONTINUED

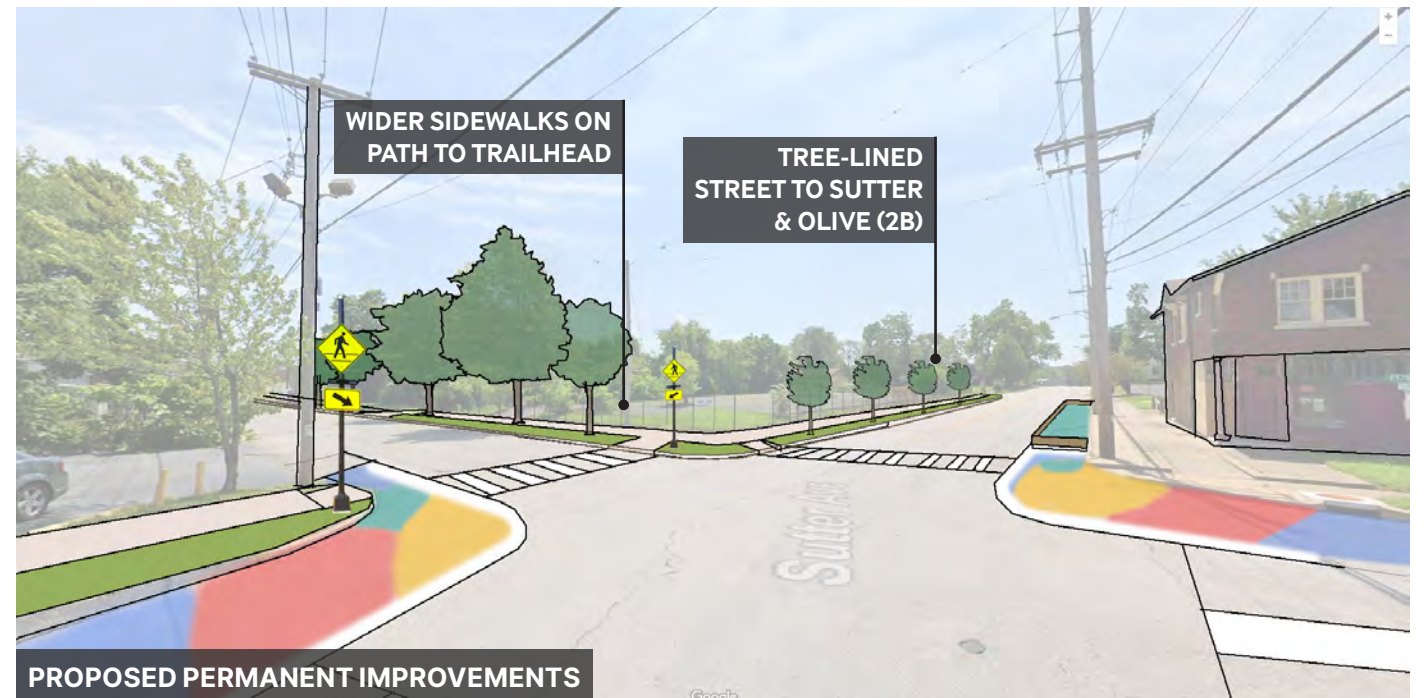
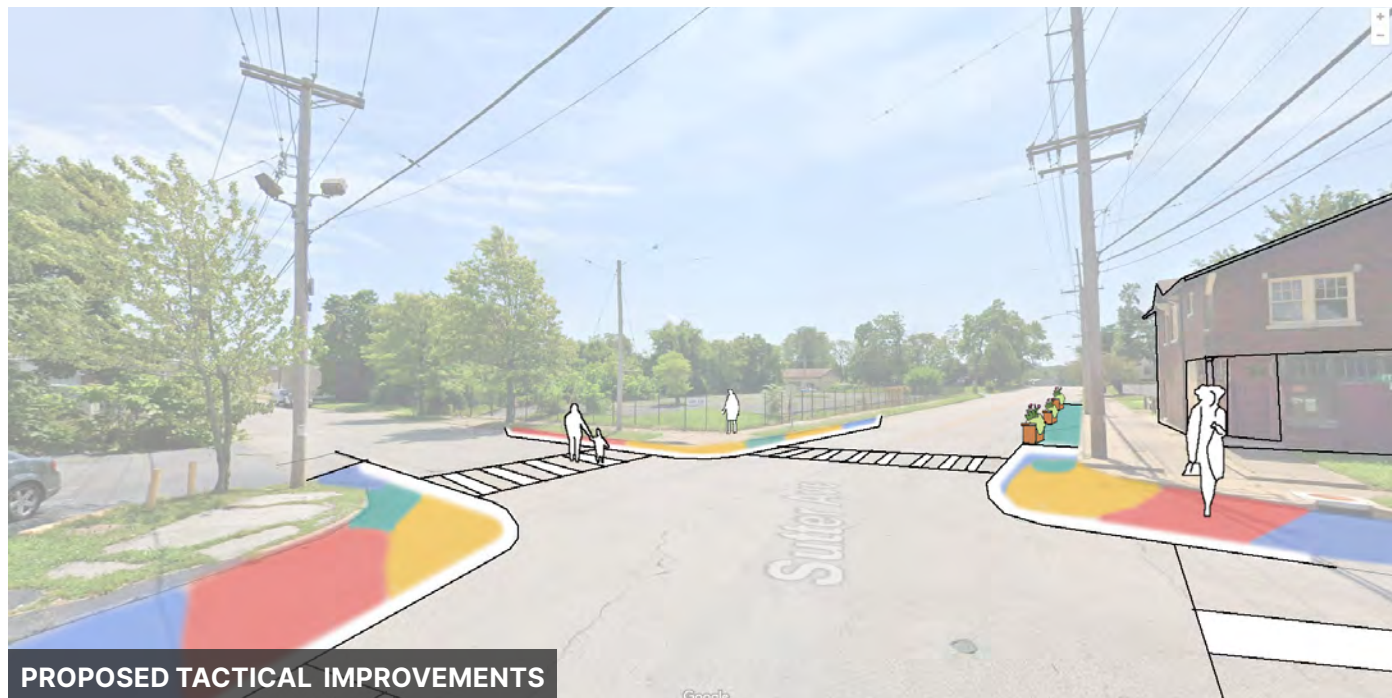
### Intersection Tactics





# RECOMMENDATIONS

## 2a ETSO ETZEL, SUTTER, & OLIVE CONTINUED





## RECOMMENDATIONS

# 2a ETSO ETZEL, SUTTER, & OLIVE CONTINUED

### The First 16 Feet

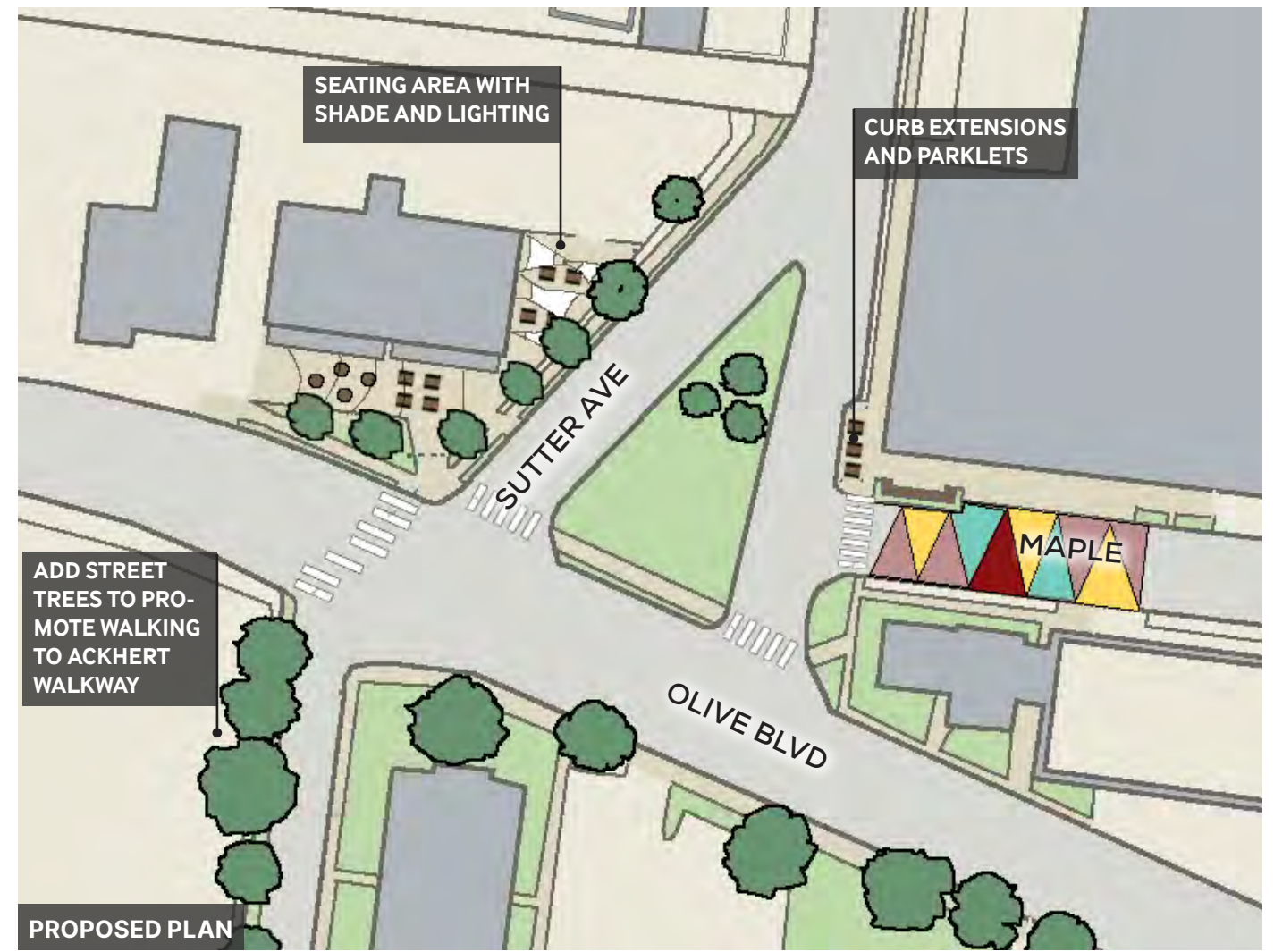
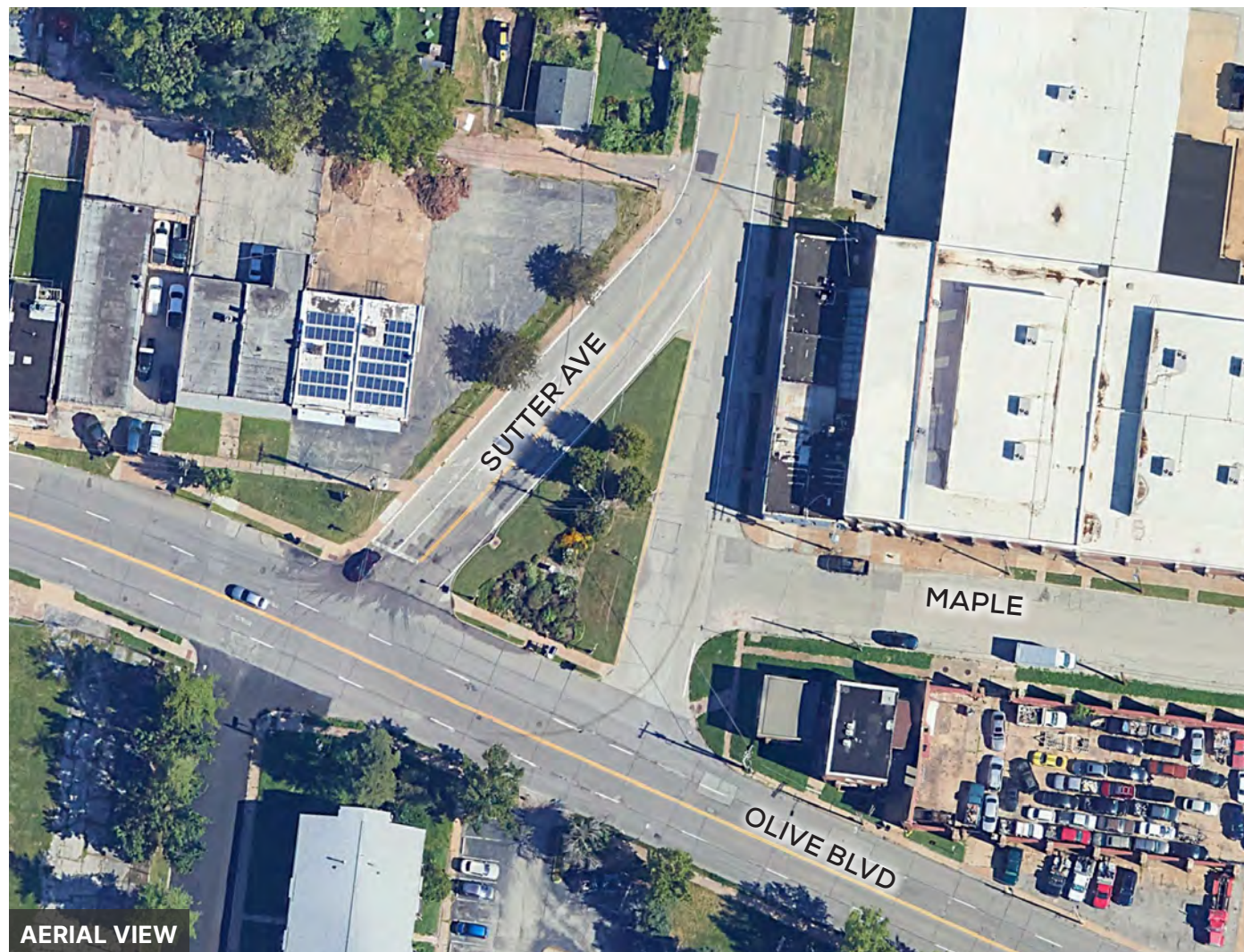
The First 16 Feet is a three-dimensional volume of space that should be human-scaled for optimal use. This imaginary “tunnel” of space extends 16 feet up and out from the front facade of building along a street.





**2a** **RECOMMENDATIONS**  
**ETSO** ETZEL, SUTTER, & OLIVE CONTINUED

**Sutter and Olive**





# RECOMMENDATIONS

## 2a ETSO ETZEL, SUTTER, & OLIVE CONTINUED

### Sutter and Olive



EXISTING CORNER OF SUTTER & OLIVE



MINI DISTRICT AT CORNER OF SUTTER & OLIVE

### Maple & Sutter



EXISTING CORNER OF MAPLE & SUTTER



IMPROVEMENTS AT CORNER OF MAPLE & SUTTER



## RECOMMENDATIONS

# 2a ETSO ETZEL, SUTTER, & OLIVE CONTINUED

### Housing Recommendations

#### Etzel and Sutter

- » **Detached Single-Family Homes**
- » **Stacked Flats**  
With the exception of two exterior doors, these buildings appear as single-family homes from the street
- » **Townhomes**
- » **Walk-up Garden Apartments**  
Typically 4-8 units to a building

#### Sutter and Olive

- » **Townhomes**
- » **Walk-up Garden Apartments**  
Typically 4-8 units to a building
- » **2-4 Story Mixed-Use Buildings**





## RECOMMENDATIONS

# 2b Rabe Park

### Emerging Tactics

- » Install new playground equipment and ADA accessible pathways
- » Regularly program the park
- » Start incrementally with regular hours for food trucks to test demand
- » Install permanent improvements that allow for new retail, food and beverage amenities





## RECOMMENDATIONS

# 2b Rabe Park CONTINUED

Improvements to the park should be neighborhood-friendly while providing 3rd Ward residents a convenient, attractive place to enjoy a snack, play on the playground, and occasionally attend a festival with pop-up retail.



EXAMPLE OF FOOD TRUCK AT A PARK



EXAMPLE OF POP-UP RETAIL AT A PARK



CURRENT VIEW OF MIDLAND FROM NW CORNER OF PARK



EXAMPLE OF OUTDOOR PATIO/CAFE SEATING



EXAMPLE OF OUTDOOR PATIO/CAFE SEATING



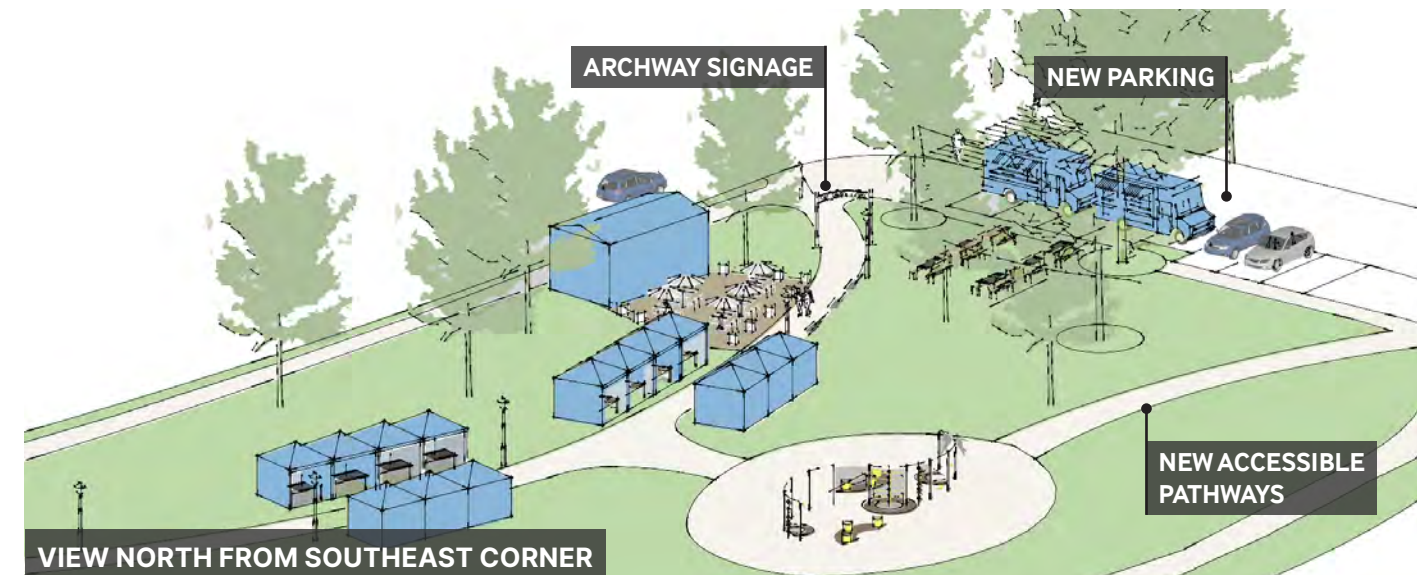
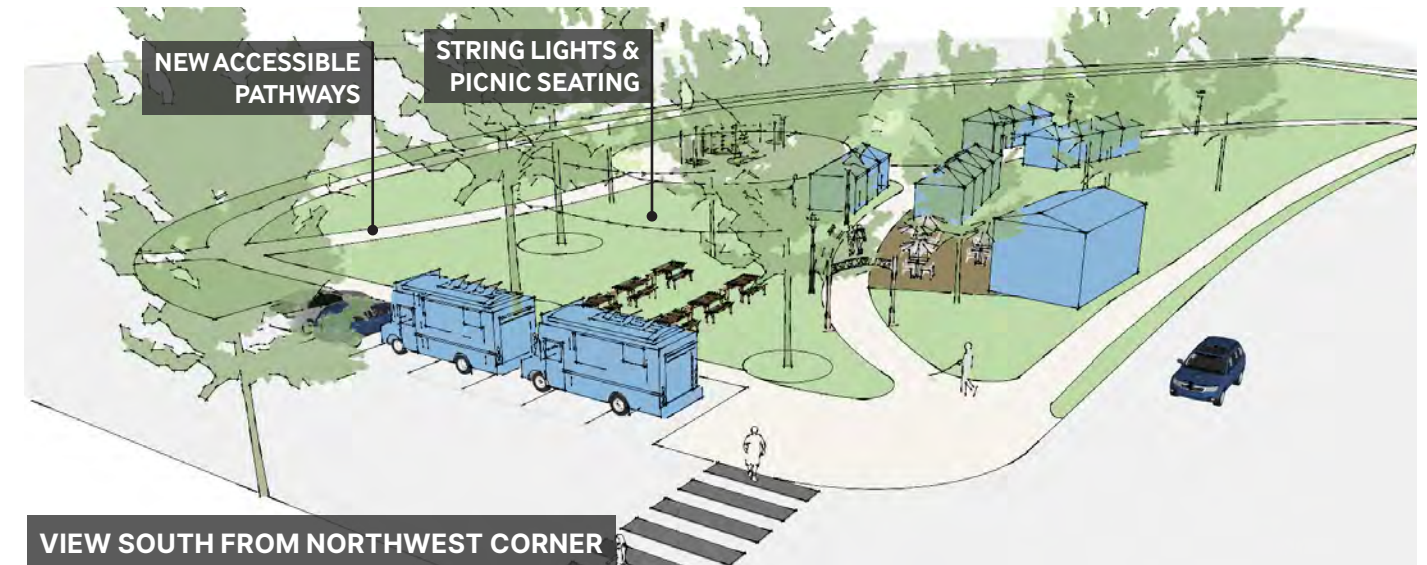
CURRENT VIEW OF NE CORNER OF PARK



# RECOMMENDATIONS

## 2b Rabe Park CONTINUED

- 1 New pathways and accessible parking
- 2 Food truck seating area
- 3 Cafe with patio
- 4 New playground
- 5 Pop-up retail
- 6 Street mural at crossing





## RECOMMENDATIONS

# 2b Rabe Park CONTINUED

### Housing Recommendations

The residential character of the area should be preserved and enhanced. The housing types appropriate for this area include:

- » **Detached Single-Family Homes**
- » **Stacked Flats**

With the exception of two exterior doors, these buildings appear as single-family homes from the street





## RECOMMENDATIONS

### 2c Mt. Olive

The 11-acres of wooded land adjacent to United Hebrew/Mt. Olive Cemetery represents the largest potential housing development site in the 3rd Ward.

#### Emerging Tactics

Creation of a development scorecard to ensure that a proposed design is appropriate to the context of the site and the neighborhood.





### Housing Recommendations

- » **Detached Single-Family Homes**
- » **Stacked flats**  
With the exception of two exterior doors, these buildings appear as single-family homes from the street
- » **Townhomes**
- » **Walk-up Garden Apartments:**  
Typically 4-8 units to a building

### Development Scorecard Criteria

- » Interconnected street grid
- » Streets that are either shared or walkable:
- » Enhanced intersections that align with the surrounding street and pathway network
- » Off-street parking to the side or rear of buildings
- » Stoops, porches and front doors that are prominent on the street, especially along Canton
- » Minimal setbacks (10-15 feet) and use of lawn in front of buildings
- » Clear layers of residential unit private spaces from the street frontage, to the side yard, and the rear yard
- » Most active uses of the buildings facing the streets or public spaces at ground level
- » Color, material, and landscape palettes that reflect surrounding neighborhoods
- » Neighborhood amenities that are open to the public (public spaces, walkable streets, bus stops, retail)
- » Integrated and diffused storm water system design

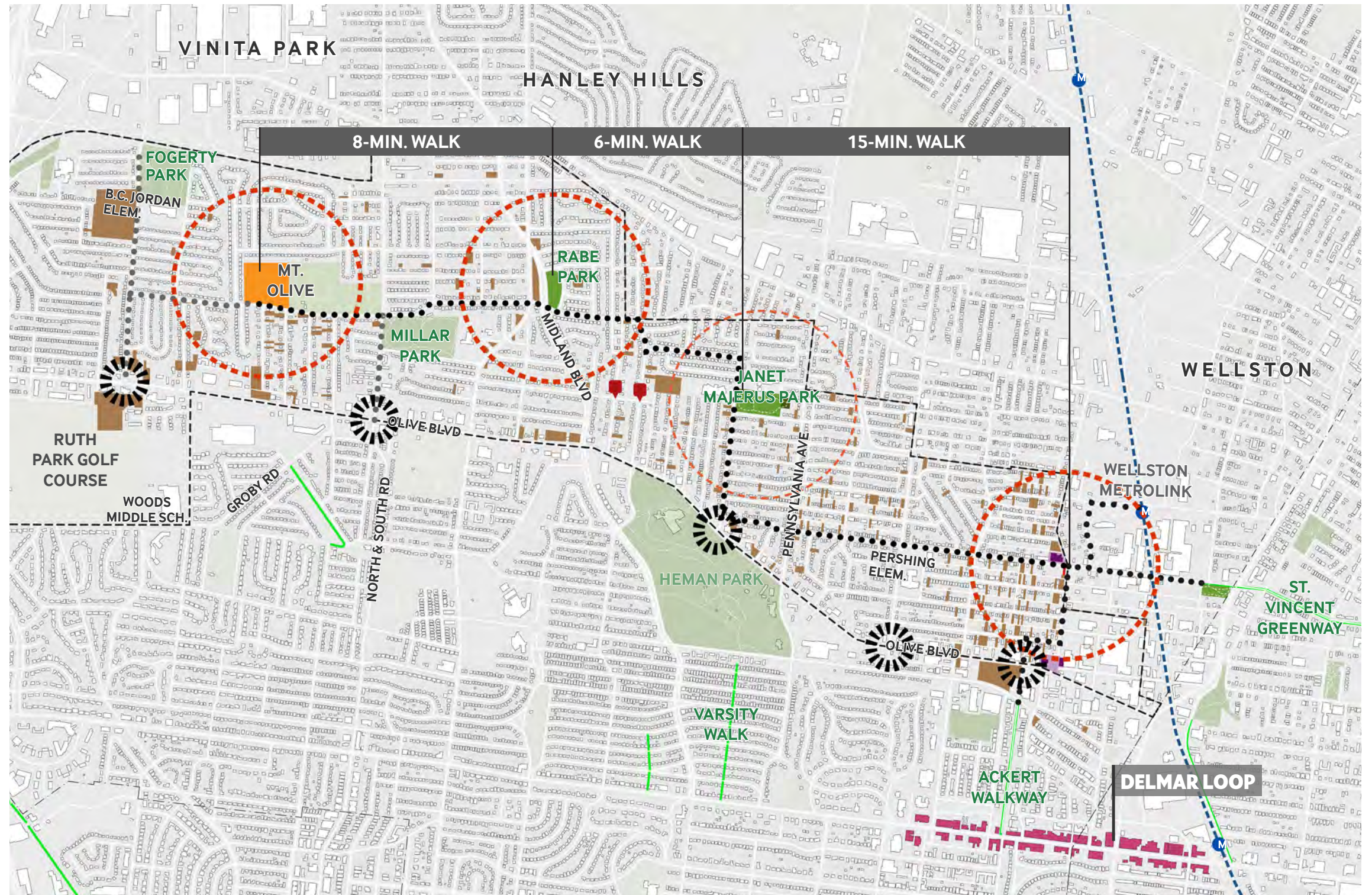


## RECOMMENDATIONS

# 3 Connect the Focus Areas

Accentuate 3rd Ward strengths by connecting the identified focus areas, parks, and Pershing and Barbara C. Jordan Elementary schools to one another with designated walking routes through the neighborhoods.

The goal should be to create clearly defined, attractive walking routes that every 5-10 minutes connects to another 3rd Ward asset.



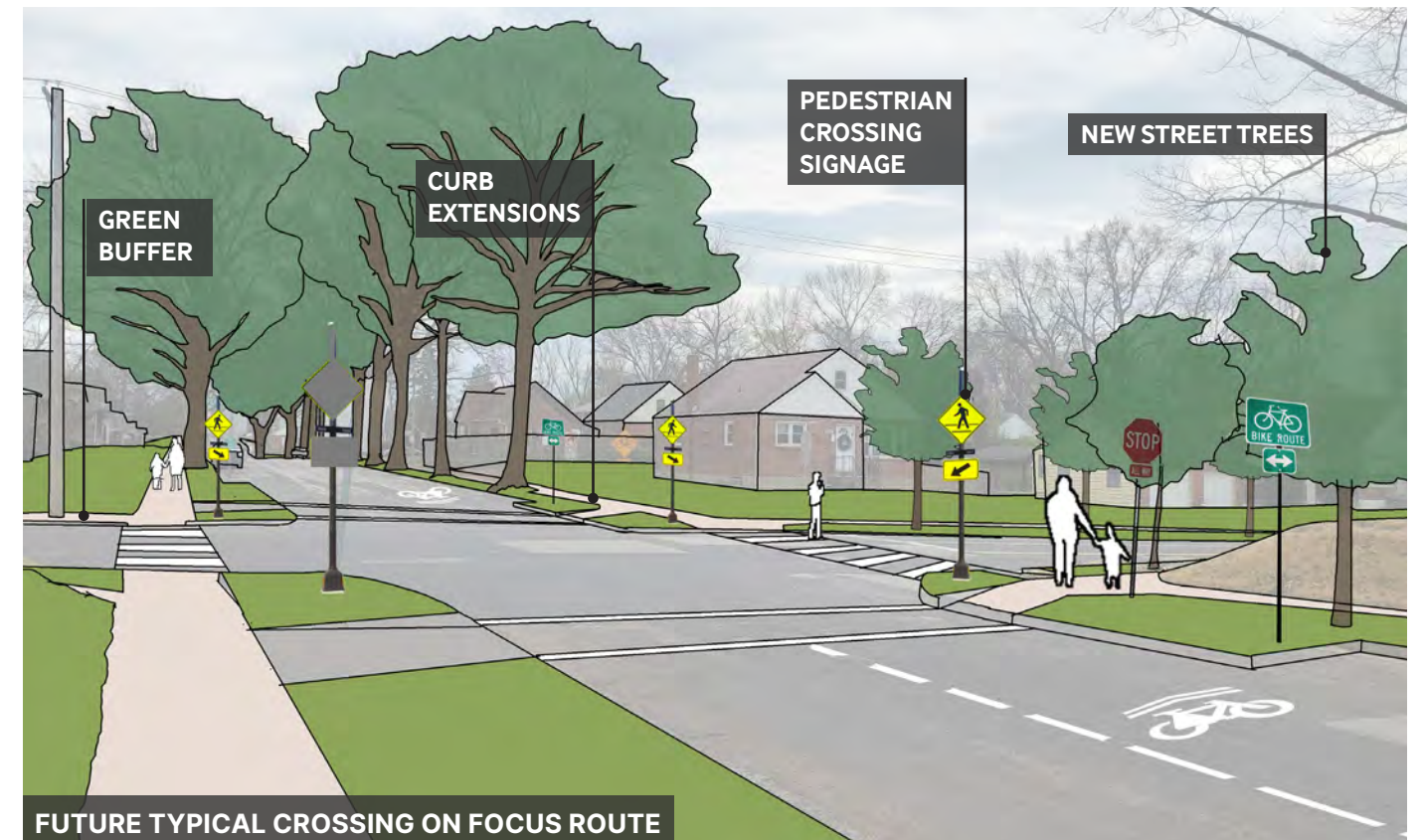
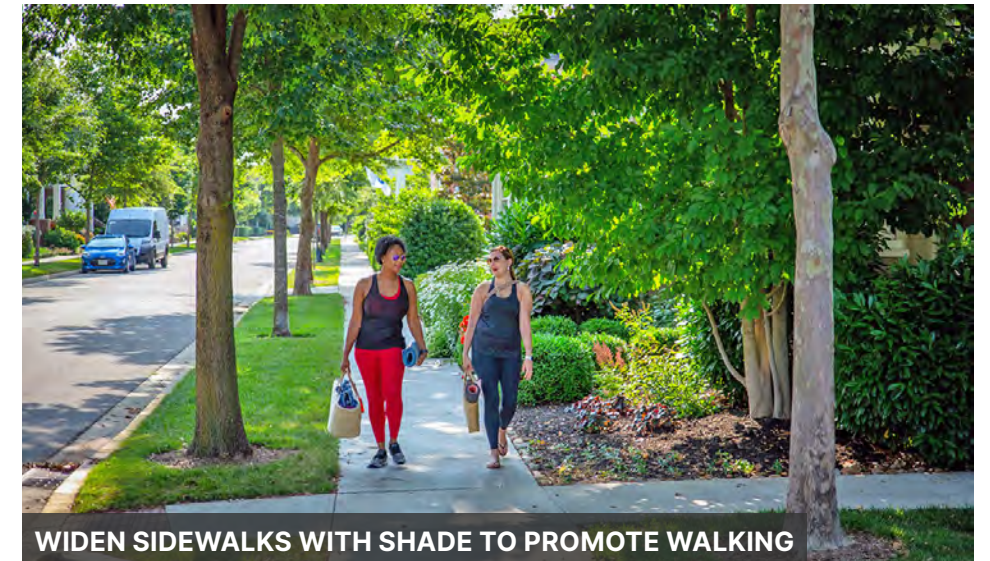


## RECOMMENDATIONS

# 3 Connect the Focus Areas CONTINUED

### Emerging Tactics

- » Widen sidewalks where feasible
- » Curb extensions on the focus route
- » New street trees
- » Green buffer between sidewalks and roads where missing
- » Pedestrian crossing and bike route signage





## RECOMMENDATIONS

# 4 Enhance Olive

Throughout the planning process, Olive Boulevard has been described as a physical and emotional divider between the 3rd Ward and the rest of University City.

While not a corridor plan, the For the 3rd Ward plan strives to set in motion the transformation of Olive Boulevard into a connector, rather than a divider.

Ultimately, the City should, in partnership with MODOT, embark on a full Corridor Plan for Olive Boulevard with robust community engagement.

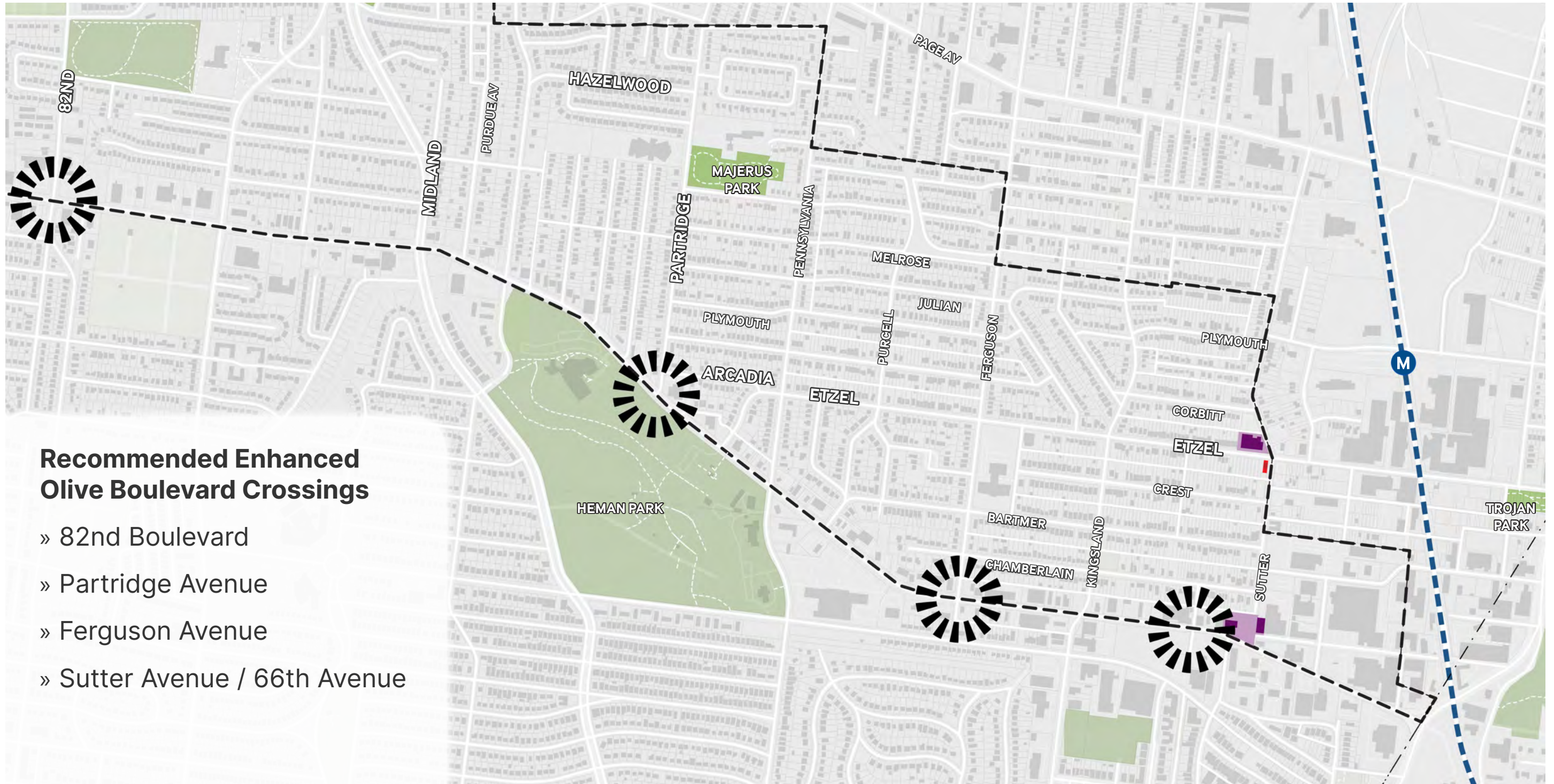
Greening and beautifying Olive, creating economic opportunity, and increasing pedestrian safety when crossing Olive on foot should be paramount considerations.





## RECOMMENDATIONS

# 4 Enhance Olive CONTINUED





## RECOMMENDATIONS

# 4 Enhance Olive CONTINUED

### New Crossing Example

- » Hybrid pedestrian signal and refuge median area
- » Synchronized signage and lighting
- » Landscaped median



# NEXT STEPS

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## NEXT STEPS

### Finalize Draft Plan

- » Incorporate tonight's feedback

### Community Engagement Trip

- » Rabe Park Open House & Activation
  - Schedule date - August?
  - Develop engagement boards/materials
  - Market the event to the 3rd Ward
- » National Night Out & Back-to-School Rally?
  - Tuesday, August 6

### Present Final Plan

- » August 19 Task Force Meeting





**FOR** the **U**  
**3rd WARD** CITY