

Meadow Homes Neighborhood



NEIGHBORHOOD ACTION PLAN

City of

VANCOUVER

WASHINGTON

Approved September 2006

Meadow Homes Neighborhood Action Planning Committee

**Sue Kautz
Norm Heroux
Judi Osburn**

**David Brace
Freddy Gerow
Faye Needy**

City Council

Royce E. Pollard, Mayor

Larry Smith
Jeanne Harris
Pat Jollota

Tim Leavitt
Dan Tonkovich
Jeanne Stewart

City of Vancouver

Pat McDonnell, City Manager
Jan Bader, Program & Policy Development Manager

Contributing Staff

Charles Ray, Urban Forestry Program
Terry McClure, Operation Services
Dave Perlick, Transportation Department
Matt Ransom, Transportation Department
Eric Schadler, Construction Services
Terry Snyder, Parks and Recreation Department
Colleen Kawahara, City Manager's Office
Judi Bailey, Office of Neighborhoods
Peggy Sheehan, CDBG Program
Jeroen Kok, Parks and Recreation Department

Table of Contents

| | |
|--|-----------|
| Introduction..... | 1 |
| The neighborhood action planning process..... | 2 |
| Neighborhood profile..... | 3 |
| Neighborhood zoning/comp map..... | 4 |
| Vision statement..... | 5 |
| Objectives and action steps..... | 6 |
| OBJECTIVE TOPIC 1..... | 7 |
| OBJECTIVE TOPIC 2..... | 8 |
| OBJECTIVE TOPIC 3..... | 9 |
| OBJECTIVE TOPIC 4..... | 10 |
| OBJECTIVE TOPIC 5..... | 11 |

Introduction

The purpose of a neighborhood action plan is to identify issues that are of concern to the residents of the neighborhood, and to devise strategies for addressing these concerns. In conjunction with broader policies and implementation measures contained within the City's comprehensive plan, the neighborhood action planning process is intended to protect and enhance the livability within specific neighborhoods, as well as to help fulfill the overall community vision and to create a more livable city. More specifically, neighborhood action plans are intended to:

- Educate both city government and neighborhood residents about each other's concerns and visions for the future.
- Promote collaboration between the city and the neighborhood in order to achieve mutual goals and a shared sense of responsibility.
- Create a "sense of place" within the community by identifying and developing the assets within each neighborhood.
- Initiate change, rather than simply reacting to it, by addressing specific issues and opportunities.
- Achieve sensible and coordinated project and program planning within each neighborhood and between all the city's neighborhoods.
- Strengthen neighborhoods.

Relationship to the Comprehensive Plan

In general, a comprehensive plan is intended to provide broad policy direction, which is implemented through more specific development regulations and capital expenditure programs. Comprehensive plans do not, however, typically address the more immediate needs and concerns of individual neighborhoods. This is the purpose of a sub-area or neighborhood plan.

The City's comprehensive plan was originally adopted in December of 1994. It was replaced by the *Vancouver Comprehensive Plan 2003-2023* in 2004. The Plan specifically states that "...most neighborhoods have developed Neighborhood Action Plans which contain recommendations for issues of local concern such as public safety, traffic, housing, and land use. NAPs...are consistent with the plan's direction..."

The purpose of the Meadow Homes Neighborhood Action Plan is to integrate neighborhood needs into the City's budget process, Six-Year Street Improvement Program, Neighborhood Traffic Control Program, Parks, Recreation, and Open Space Plan, and other planning and funding programs. The general policy statements included in the Action Plan may also be used by the City Council to guide future decisions involving development proposals and plan amendments affecting the neighborhood.

The Neighborhood Action Planning Process

The Meadow Homes Neighborhood Association with assistance from the City of Vancouver Neighborhood Services has developed this plan. The actual preparation of this plan is being coordinated by the Neighborhood Action Planning Committee, whose members were appointed by the Neighborhood Association to represent the interests of the neighborhood as a whole.

A survey was taken and a draft version of this Action Plan has made available to each household in Meadow Homes for review and comment by all residents of the neighborhood. After considering and reconciling comments from the residents, the plan has been endorsed by the Neighborhood Association according to their specific by-laws. After neighborhood approval the Plan will be forwarded to City Council for consideration and acceptance by resolution.

It is intended that city agencies will utilize the action plans as input in developing more specific work programs and helping to establish citywide funding priorities. It is recognized that many of the recommendations contained in the action plans are conceptual only and may need to be analyzed in greater detail, both individually and in relationship to other recommendations. It should also be emphasized that financial resources may not exist for implementing all of the recommendations identified in the plan.

Overview of the Plan

This Plan contains four components. The NEIGHBORHOOD PROFILE contains a general description of the current conditions within the neighborhood. The VISION STATEMENT describes the neighborhood's sense of identity and vision for its future. The NEIGHBORHOOD OBJECTIVES identifies issues that are of concern to the residents of the neighborhood. The NEIGHBORHOOD ACTION STEPS includes specific potential strategies for accomplishing the identified objectives. Each Action Step is prioritized and identifies the responsible parties for implementing those strategies.

Funding and Financial Resources

Having the Neighborhood Action Plan does not guarantee the funding. The Vancouver City Council does appropriate grant funding annually to help implement action steps. In addition, your neighborhood may be eligible for many private, federal and state funding programs

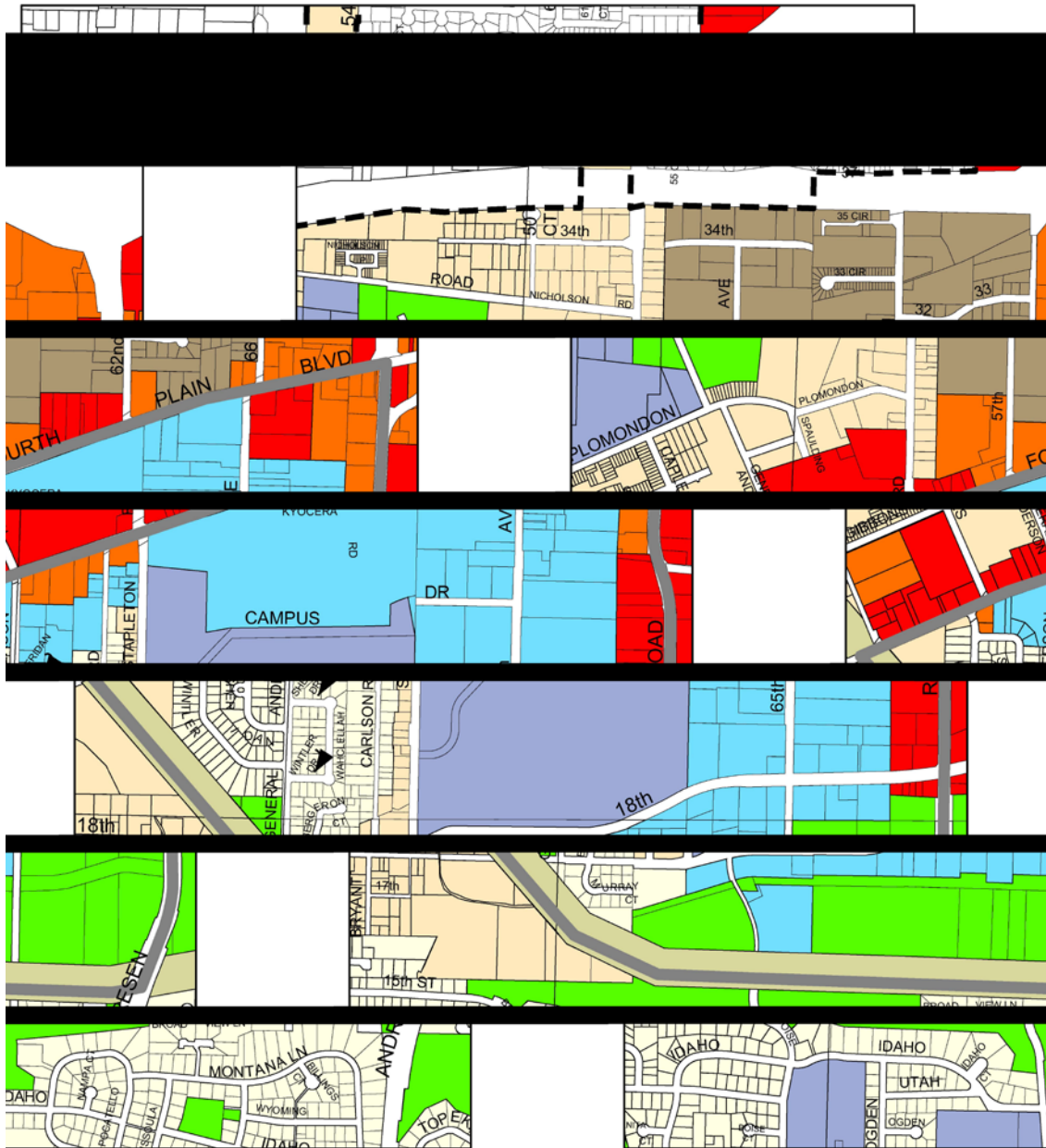
Neighborhood Profile

Meadow Homes Neighborhood Association is bordered on the North by Fourth Plain Boulevard, on the east by Andresen Road, on the south by 18th St. and south to the base of the bluff, and on the west just past Wintler and the neighborhood park and soccer fields.

Meadow Homes Neighborhood is a combination of single family and multi-family residential areas and industrial manufacturing- The majority of the residential area in the neighborhood is made up of single family homes.

From the western border of the neighborhood to Stapleton Road, it is zoned residential for single family homes, either one unit per 10,000 square feet (RI_10), or one unit per 5,000 square feet (RI-5). Immediately west of Stapleton, the area is zoned a higher density multi-family, 18 units per acre (RI-18). To the east of Stapleton, the neighborhood is zoned either Industrial Commercial (MC) or Light Manufacturing (ML). There is a small area to the very south of the neighborhood zoned for single family homes as well.

Neighborhood Zoning/Comp Map



Legend

| | |
|---|--|
| <p>Residential</p> <p>um Residential</p> <p>Residential</p> <p>Commercial</p> | <p style="text-align: center;">Meadow Homes</p> <p>Urban Low I</p> <p>Urban Medi</p> <p>Urban High</p> <p>Community</p> |
|---|--|

Vision Statement

We envision a safe neighborhood where families take pride in their homes, streets, parks and public areas. We see a well-lit park, trail and streets to discourage crime and to make the neighborhood safer and more enjoyable for walkers and children at play. Our sidewalks are safe and handicap friendly and extend through the entire neighborhood. The restored Burnt Bridge Creek and Greenway offer open space that is beautiful and environmentally sound. All neighborhood residents actively work to increase neighborhood tree canopy to maximize the environmental, social, and economic benefits of trees by planting new trees wherever possible and by preserving mature trees through proper maintenance. Multi-family housing is well maintained and landlords work with us to help create a clean, crime free environment that benefits all of us with increased livability and property value.

We live together in harmony and we respect and care for each other, are considerate of our neighbors and celebrate our diversity. Our partnerships with the schools that serve our neighborhood further promote understanding and unity. We co-create with the businesses in our neighborhood to enhance the livability of our community.

Meadow Homes Neighborhood is "a darn good place to live."

Objectives and Action Steps

The following recommended action items identified as having a "high" priority are considered by the Neighborhood Association to be most important. "Medium" priority action steps are somewhat less important. "Low" priority action steps are considered least important.

Priority has been assigned by the Neighborhood Association for each action step without regard for the time frame within which the recommendation can realistically be accomplished (short-range, long-range) and without concern for whether funding sources can be practically identified. Accordingly, it is possible that a "High" priority item may not be realized for many years. In contrast, some "Low" priority items could be potentially accomplished in a relatively short amount of time without significant capital expense.

Listed below are abbreviations for the various responsible parties used throughout the document:

ABBREVIATIONS:

| | |
|---------------|--|
| BC | Business Community |
| CITY | All Responsible City Departments |
| CS | Community Services |
| CMS | Community Mediation Services |
| CPU | Clark Public Utilities |
| CTRAN | CTRAN |
| DRS | Development Review Services |
| DVP | Developers |
| FOT | Friends of Trees |
| LRPD | Long Range Planning Department |
| OTH | Other organizations |
| OWN | Neighborhood Property Owners |
| PMG | Property Management Groups |
| PS | Postal Services |
| VCE | Vancouver Code Enforcement |
| V-CPRD | Vancouver-Clark Parks and Recreation Department |
| VFD | Vancouver Fire Department |
| VON | Vancouver Office of Neighborhoods |
| VPD | Vancouver Police Department |
| VPW | Vancouver Public Works |
| VSWS | Vancouver Solid Waster Services |
| VTD | Vancouver Transportation Department |
| VUF | Vancouver Urban Forestry |
| WST | Westfield Shopping Town Vancouver |
| TNA | Template Neighborhood Association |

I. Neighborhood Safety

Objective #1 To create a safer neighborhood with well-lit streets, parks and trails to discourage crime:

| <u>Action Steps</u> | <u>Priority</u> | <u>Responsible Parties</u> |
|---|------------------------|---|
| <ul style="list-style-type: none"> ▪ Obtain increased street lighting ▪ Have lighting installed in park ▪ Have lighting installed on trail ▪ Limb up trees in park Get doggie-do bags ▪ Start Neighborhood Watch | High-medium | City Parks and Recreation Parks and Recreation Parks and neighbors Neighbors and Police dept |

2. Neighborhood Safety

Objective #2 To have sidewalks that are ADA compliant and extend to the entire neighborhood

| <u>Action Steps:</u> | <u>Priority</u> | <u>Responsible Parties</u> |
|--|------------------------|--|
| Apply for grants for sidewalk repair and ADA ramps on General Anderson, Sheridan and Wintler. Identify other areas that need sidewalks or sidewalk improvements and apply for grants Place a priority on safety of children walking to school bus. | High-medium | Neighborhood Association, City and CDBG City, Department of Transportation and Neighborhood Association |

II. Parks

Objective #1 The restored creek and trail offer open space that is beautiful and environmentally sound.

| <u>Action Steps:</u> | <u>Priority</u> | <u>Responsible Parties</u> |
|---|------------------------|--|
| Participate in activities to improve creek and trail. | Medium | Residents and Meadow Homes Neighborhood Association. |
| Contact and work with environmental groups | | MHNA |

III. Community

Objective #1

Multi-family housing is well-maintained and landlords work with us to help create a clean, crime free environment that benefits all of us with increased livability and property values.

| <u>Action Steps:</u> | <u>Priority</u> | <u>Responsible Parties</u> |
|------------------------------------|------------------------|-----------------------------------|
| Contact landlords | Medium | MHNA |
| Work with Mediation | Medium | MHNA |
| Contact Code Enforcement as needed | Medium | MHNA |
| Work with Police Department | Medium | MHNA |

Objective #2 We live together in harmony and we respect and care for each other, are considerate of our neighbors and celebrate our diversity.

| <u>Action Steps:</u> | <u>Priority</u> | <u>Responsible Parties</u> |
|--|------------------------|-----------------------------------|
| Continue welcoming new neighbors. Contact neighborhood businesses for gifts for newcomers. | High | MHNA |
| Encourage growth of Neighborhood Association. | High | MHNA |
| Set up a committee to reach out to ethnic groups. | Medium | MHNA |
| Check about language translation for newsletters and interpreters for meetings. | Low | MHNA & OoN |
| Utilize community tree planting projects as opportunities for neighborhood volunteers to cooperatively improve the | Low | MHNA/Residents/FOT/VUF |

| | | |
|---------------|--|--|
| neighborhood. | | |
|---------------|--|--|

Objective #4
Our partnerships with the schools that serve our neighborhood further promote understanding and unity.

| <u>Action Steps:</u> | <u>Priority</u> | <u>Responsible Parties</u> |
|--|------------------------|-----------------------------------|
| Appoint or elect a school liaison. | High | MHNA |
| Involve kids in neighborhood activities. | Medium | MHNA |

Objective #5 **We co-create with the businesses in our neighborhood to enhance the livability of our community.**

| <u>Action Steps:</u> | <u>Priority</u> | <u>Responsible Parties</u> |
|--|------------------------|-----------------------------------|
| Appoint or elect a business liaison. Do a questionnaire for businesses and try to get them involved in the association. | Low-medium | MHNA |

Objective #6 We envision a neighborhood where families take pride in their homes and yards.

| <u>Action Steps</u> | <u>Priority</u> | <u>Responsible Parties</u> |
|--|------------------------|-----------------------------------|
| Neighbors helping neighbors--offer help to those who can't maintain the upkeep of their yards. | Low | Residents |
| Have a neighborhood plant exchange. | Medium | Residents/MHNA |
| Politely ask neighbors to clean up unsightly junk. | High | Residents |
| Work with Community Mediation to resolve eyesores. | High | Residents/MHNA/CMS |
| Prize for most improved property. | Medium | MHNA |
| Organize community tree planting projects. | Low | MHNA/Residents/FOT/VUF |
| Seek grants or business donations to subsidize cost of tree planting for low-income residents | Low | MHNA |
| Have an annual neighborhood Chipper Day to encourage proper tree pruning. | Low | MHNA |
| Encourage at least one resident to participate in NeighborWoods program annually. | Low | MHNA |
| Educate residents on proper tree care, City tree ordinances, required tree permits, and the benefits of trees. | Low | MHNA/VUF |