

Community Planning 2018 Choice Neighborhoods

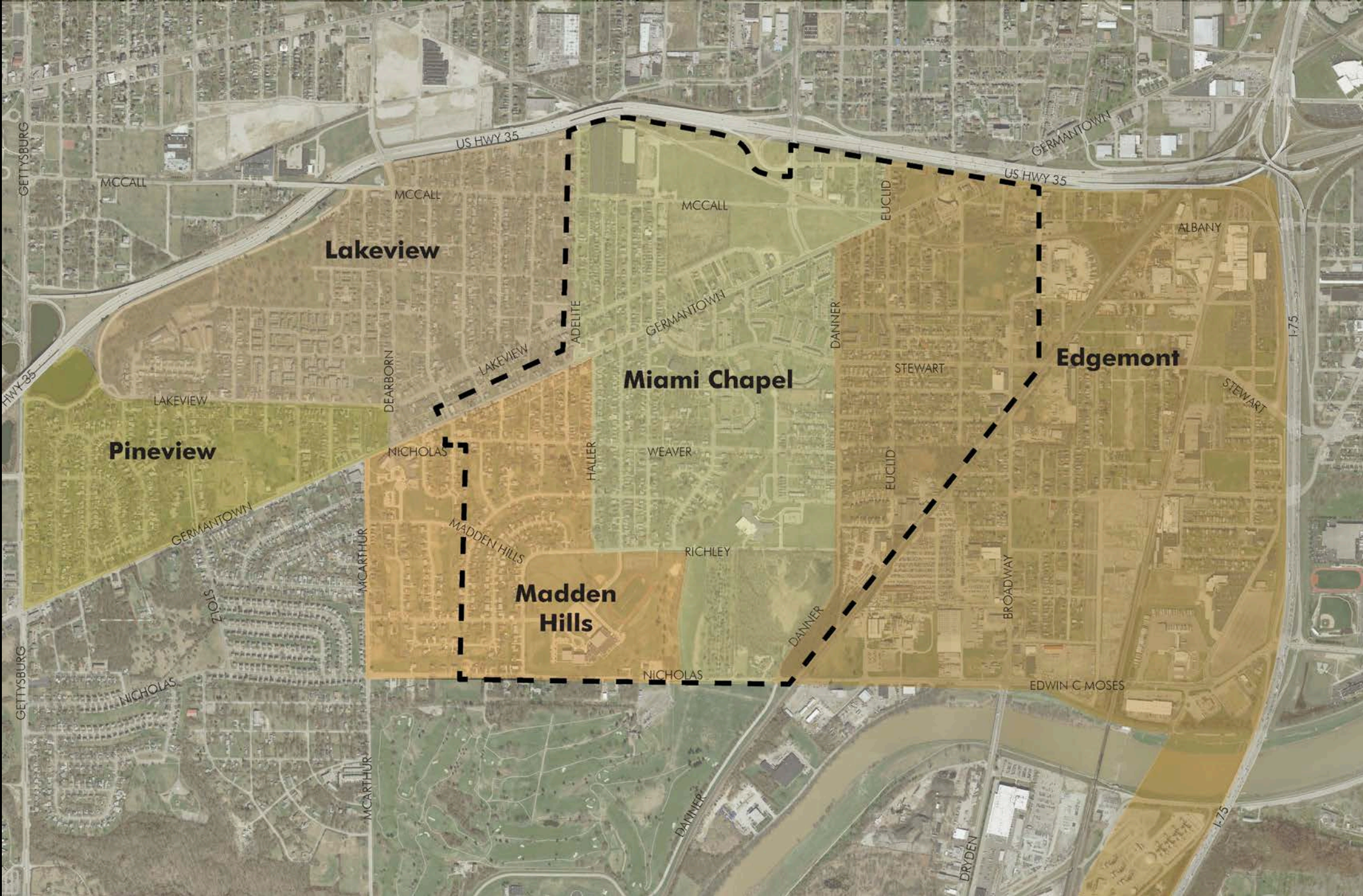
Break out stations

Input Stations

1. Vision new housing and neighborhood
2. Service amenity preferences
3. Vision Statement
4. Plan priorities and goals
5. Neighborhood Identity

Information Stations

1. Street Network
2. Action Plan Activities
3. Health Partners
4. Youth Services (free books, library information, summer camps)



GETTYSBURG

MCCALL

MCCALL

MCCALL

EUCLID

GERMANTOWN

US HWY 35

Lakeview

ALBANY

Miami Chapel

Edgemont

Pineview

DEARBORN

LAKEVIEW

ADELITE

GERMANTOWN

DANNER

STEWART

STEWART

LAKEVIEW

NICHOLAS

HALLER

WEAVER

EUCLID

GERMANTOWN

MADDEN HILLS

Madden Hills

RICHLEY

DANNYER

BROADWAY

GETTYSBURG

NICHOLAS

ZIONS

MCCARTHUR

MCCARTHUR

NICHOLAS

EDWIN C MOSES

DANNYER

DRYDEN

I-75

Top Six Priorities

Better Housing.

The neighborhood is renewed with high-quality, sustainable, mixed income housing options.

Improve Perception.

The community is proud of the neighborhood and others recognize it as a positive place.

Education is valued.

The community is improving educational outcomes for children and proud of its schools.

Healthy Safe Residents.

The community feels safe and is secure in their mental and physical well-being.

Asset Building.

The neighborhood has assets that improve its overall economic status.

Improve Transportation.

The neighborhood is vibrant and well-connected for all modes of transportation.

OVERVIEW OF HOUSING PLAN

Overview of Housing Plan

Density Reduction

- Currently 500 units (350- DeSoto, 150 Hilltop)
- Demolish 150 Hilltop units, expand McCabe Park
- Reduce units at DeSoto, 250- mix of single family and multi-family

Develop 100 replacement DeSoto units offsite

1. West Dayton areas with stable amenities
2. City areas outside of West Dayton
3. Balance of county

Homeownership component with partners- 40 units

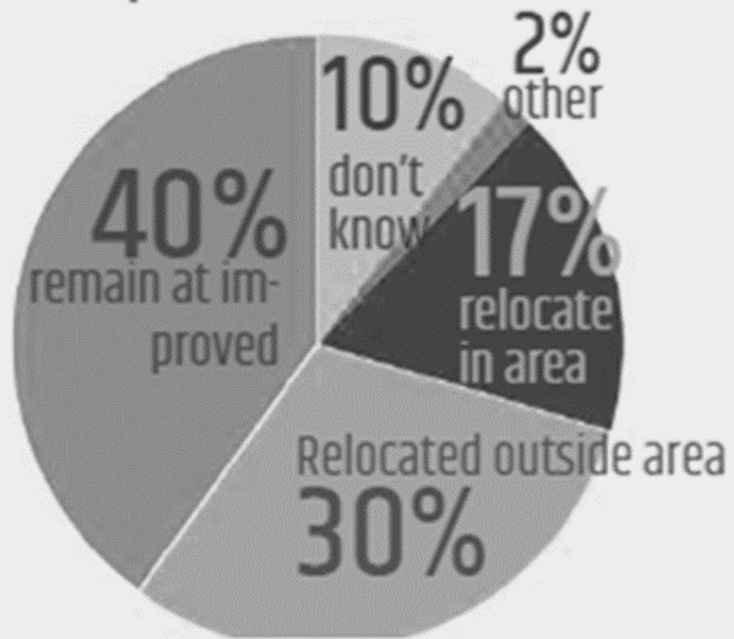
5-6 housing development phases over a 10 Year period

Estimated total cost: \$64,000,000

Housing- Design Principles

1. Remove obsolete housing units and replace with modern and functional design
2. Reduce density of subsidized housing
3. Increase safety and security through design
4. Enhance Germantown Corridor
5. Create a sense of community with enhanced open space
6. Energy efficient and environmental friendly design
7. Improve walkability

What is your housing preference?



Per resident survey



Housing- Hilltop

- Submit Section 18 demolition application- 2018
- 12-18 Month approval – 2019/2020
- Relocation activities and resident case management- 2020/2021
- Demolition 2021
- Initial resident meeting May 10, 2018

TRANSFORMING
DESOTO/MIAMI CHAPEL



Housing Preferences and Options: Single Family

1st Rank Multi-Family

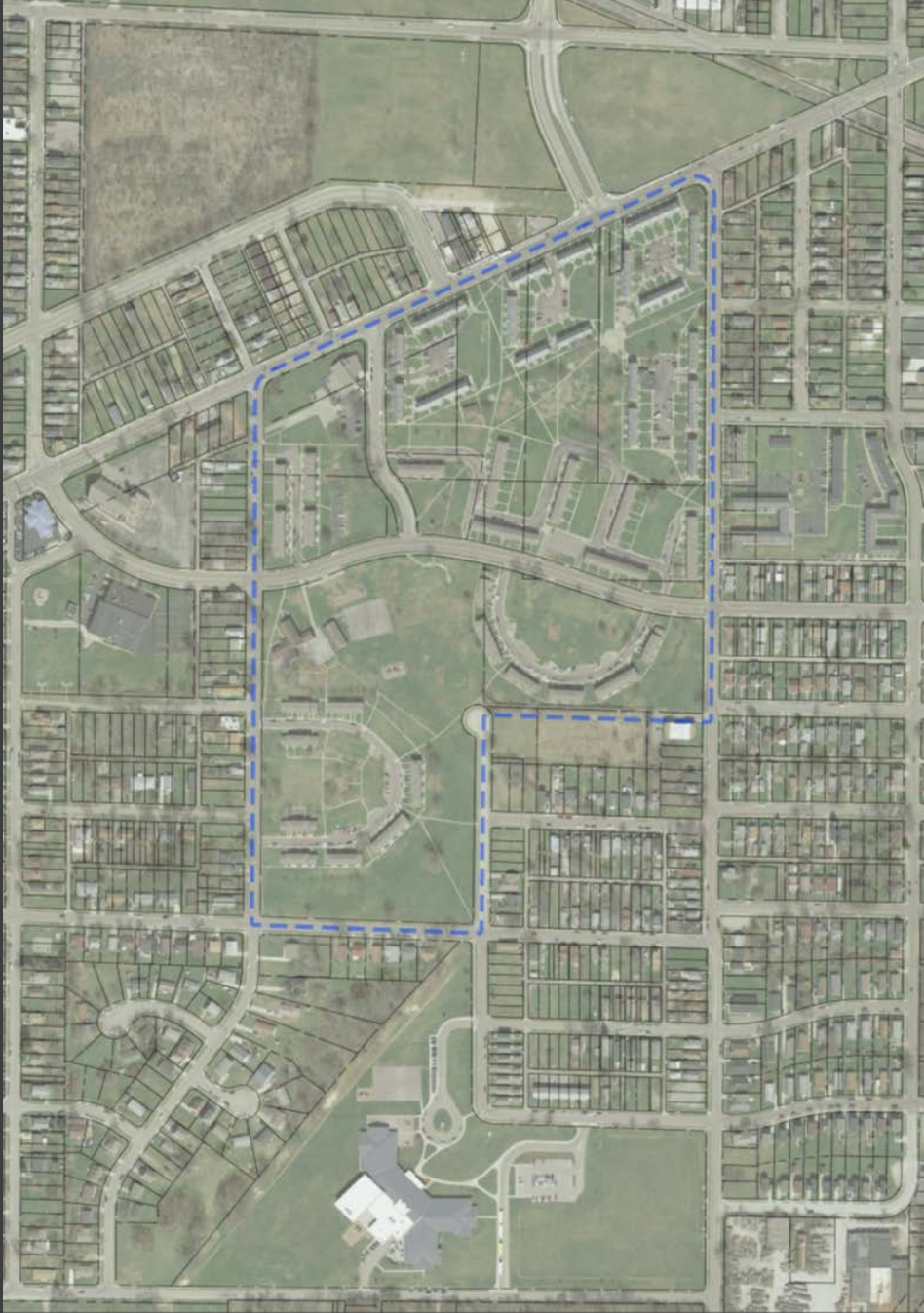


2nd Rank Townhome





Design Principles: #3 & 7 Increase safety & security through design; Improve walkability



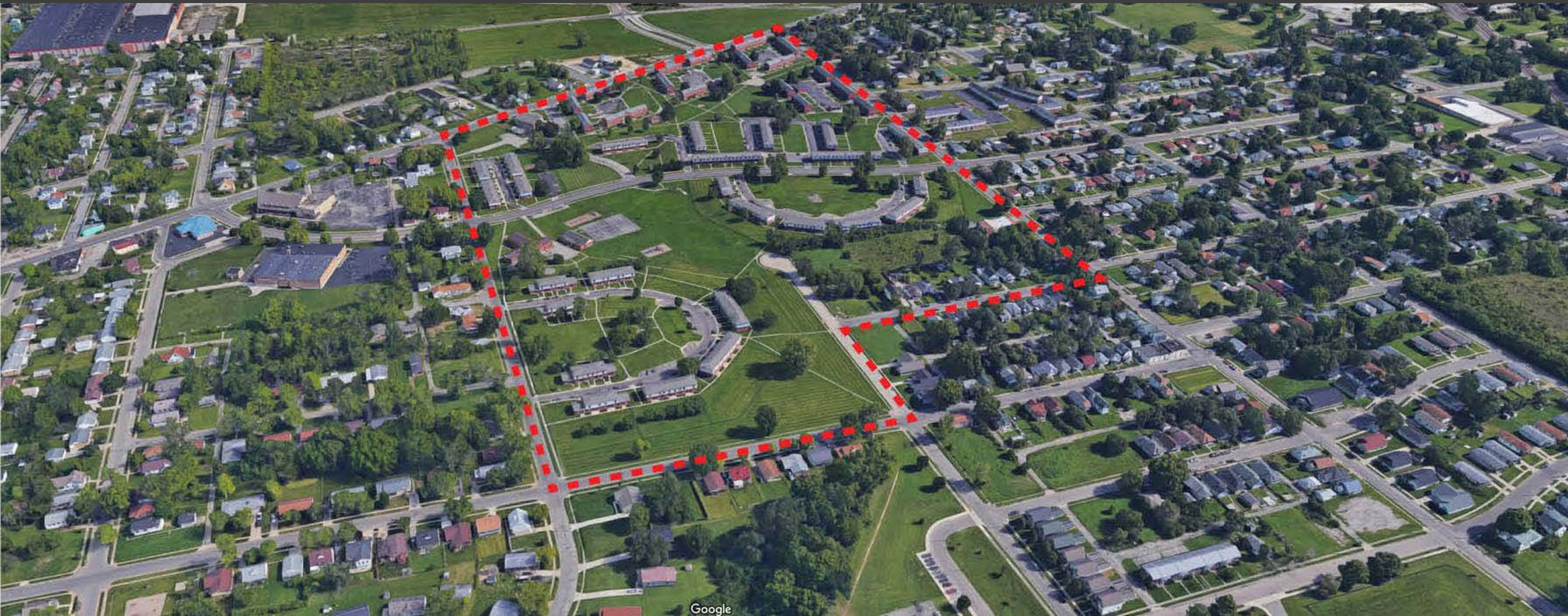
Design Principles: #5: Create a sense of community with enhanced open space

LEGEND

- MIXED USE BUILDINGS (GROUND LEVEL COMMERCIAL/RETAIL)
- FUTURE DEVELOPMENT (TO BE DETERMINED)



Design Principles: #4 Enhance Germantown Corridor



Google



VISION & ACTION

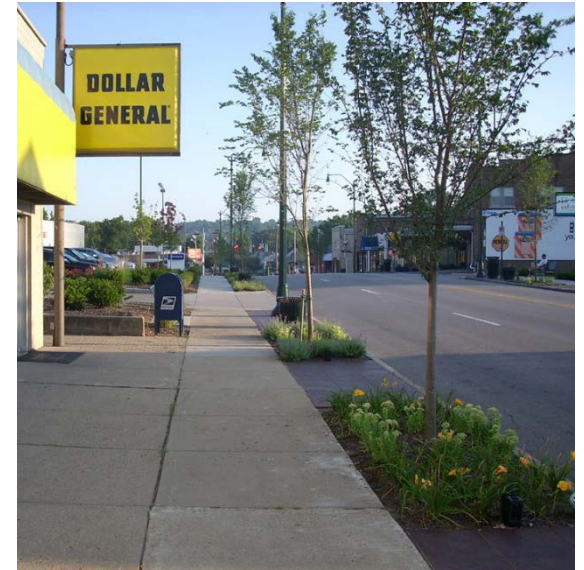
Choice Action Activities

- \$1M to improve Germantown Street
 - New Gateways
 - Broadway and Germantown
 - James H. McGee and Germantown
 - Business District
 - Stewart Street to Lola Avenue
 - Façade and streetscape
 - Community Murals
 - Blight
 - Acquire dilapidated property
 - Provide home improvement resources for residential properties





Before



After

Reimagining Germantown Business Area

Neighborhood Identity Work

- Engaged consultant to help create a neighborhood identity
- Resounding need to improve perception
- *I dream of a neighborhood:*
 - *Where my friends aren't scared to visit me*
 - *With jobs and male mentors*
 - *That has people working together to help the community*
 - *Where our history is celebrated*
- What's Our Name?

Upcoming

- Next meeting in June
- Input on mural submissions
- Results from today's session available
- Finalize and Submit Plan June/July 2018
- Fund Development- Summer 2018
- Choice Implementation Application

www.choiceneighborhooddayton.com

Facebook: Choice Neighborhood Dayton