Agenda

• Study: What, Why, & Where...
• What we heard...
• 5 Urban Design Principles
• 3 Different Concepts
• Next Steps
• Comments
Development Types
Community Assets

Streets + Connections
why Comprehensive Plan

Light Rail Station

New Transit Center
where
well-designed mid-sized urban spaces

community businesses

active + attractive building edges

walkable + livable attractive places

mid-rise, low-rise and some high-rise

green natural features

what we heard…
Five urban design principles

1. Create human scale ‘places’
2. Fill-in the gaps
3. Establish a neighborhood Main Street
4. Reinforce neighborhood connections
5. Buffer the freeway
1. Create human scale places

- Streets & Connections
- Parks & Plazas
2. Fill-in the Gaps
Establish neighborhood Main Street North
4. Reinforce neighborhood connections

1. Making 5th Avenue safer and more attractive

2. Adding a bicycle lane on 1st Avenue and Sharrows on 100th and 103rd.

3. Adding sidewalks and curb cuts at key locations in residential streets.

4. Introducing mid-block connections in a few key places.

5. Building a new pedestrian & Bicycle bridge across I-5
5. Buffer the Freeway
Three different concepts

A  ‘Creek Street’
   (residential streets)

B  ‘Station Place’
   (transit plaza)

C  ‘Park Place’
   (community parks)
'Creek Street'

1. Active green street corridor connecting East-West
2. "Woonerf" style street responding to Thornton Creek
3. Infill residential along 3rd Ave.
4. New infill commercial development on existing parking lots.
5. New mid-block connections break up super-blocks.
6. Opportunity for mid-scale podium retail w/ residential on top at the SE Mall Edge
7. Commercial development acts as buffer from the freeway to Northgate Mall, Northgate Library, NE 103rd St, Thornton Place, NE 100th St, 1st Ave NE, 5th Ave NE, RT Station (Above), Transit Center, LRT Station (Above), North.
Creek Street
View looking north along 3rd Ave NE
1. Establish East-West green street
2. Central plaza works as the transition between transit and development
3. Opportunity for office development in the south

'B' Station Place'

Northgate Mall
Northgate Library
NE 103rd St
NE 100th St
Thornton Place
NE 100th St
NE 103rd St
1st Ave NE
5th Ave NE

North
‘Station Place’

View looking north along 3rd Ave NE
Opportunities for High-Rise development linked to additional open space and amenities.
‘Park Place’
'Park Place'

View looking north along 3rd Ave NE
Next steps...

• King County, Sound Transit continue with system design and planning for station and bus service
• Health assessment study continues, 2012
• City assesses need for Urban Design Framework
Comments

NORTHGATE SOUTH
Transit Oriented Development & Urban Design