

Broadview/Bitter Lake/Haller Lake

Neighborhood Plan

Public involvement

BL-G1 A community where residents, businesses, community organizations, and property owners are involved throughout the implementation of the neighborhood plan.

Utilities

BL-G2 Environmentally sound sanitary sewer, storm water, and drinking water systems throughout the Broadview, Bitter Lake and Haller Lake neighborhoods that are well-maintained and adequate to serve the current and future population.

BL-P1 ~~((Seek to i))~~ Integrate the area's formal and informal drainage and storm water systems with the appropriate basin or citywide system.

BL-P2 ~~((Explore new tools, including land use tools, to))~~ Use ~~((provide))~~ environmentally sensitive solutions to resolve drainage and wastewater challenges, such as by encouraging groundwater infiltration ~~((including those created by additional))~~ where ~~((paving))~~ paved surfaces predominate.

BL-P3 Create system-wide drainage infrastructure that enables the construction of "complete streets" along arterials, while also linking individual green stormwater infrastructure improvements.

BL-P4 Design sustainable drainage solutions that provide for adequate sidewalks on both sides of streets and planned bicycle facilities.

BL-P5 Plan, provide and maintain adequate utility services in collaboration with the community.

Transportation

BL-G3 A community where neighbors are able to comfortably walk and bicycle from residential areas to Aurora Ave. N., other area business districts, schools, parks, churches, community facilities, and other neighborhood focal points via a connected network of sidewalks, pathways, and bicycle facilities~~((trails))~~.

BL-G4 An attractive and functional streetscape on Aurora Ave. that includes safe sidewalks and crossings, facilities encouraging reliable transit, safe auto access, landscaping and drainage.

~~BL-G5((4 Adequate))~~ Develop a comprehensive and safe network of “complete streets” (multi-modal) ((transportation networks)) that supports access and mobility for((the residential)) residents and business customers and employees.

~~((BL-G5 Facilities for pedestrians and bicyclists and opportunities for accessible and safe walking and bicycling in the Broadview, Bitter Lake and Haller Lake neighborhoods.))~~

BL-G6 Efficient vehicular movement through north/south and east/west transportation corridors.

BL-G7 A neighborhood in which regional traffic does not have a serious impact on local streets.

BL-G8 Transit systems that provide convenient and fast local and regional transportation, connecting the urban village and surrounding residential areas to the rest of the city and region.

BL-G9 Aurora Ave. is designed to serve the communities and development along it as well as local and regional transportation needs.

BL-G10 Aurora Ave. will be a high capacity transit (e.g. bus rapid transit) corridor.

~~BL-P6((3 Work))~~ Involve ((with local)) community organizations, schools, property and business owners, residents, and other interested parties ((toward)) in the design of ((providing)) safe and efficient auto, bus, freight, bike and pedestrian access in neighborhoods and to local businesses, schools and other public facilities ((by auto, bus, bike and foot)).

~~BL-P7((4)) ((Seek to develop))~~ Develop funding sources to design, construct, and maintain a network of “complete streets” that provide accessible pedestrian walkways, including sidewalks along arterial streets. ((and))

BL-P8 Develop funding sources to design, construct and maintain pedestrian pathways that will link residents to the ((arterial)) “complete streets” network and other community focal points, including schools and transit stops.

~~BL-P9((5))~~ Work with the State, King County Metro, and the community to fund the design and construction of Aurora Ave. improvements to provide ((consider safe)) sidewalks and pedestrian crossings, frequent and fast transit, and adequate drainage((of Aurora Avenue North and other arterials that are accessible to all neighborhood residents)).

BL-P10((6)) Develop funding sources for the design and construction of ((Designate a))the network of bicycle ((bike paths and trails))facilities recommended in the Bicycle Master Plan that will connect((ing residential neighborhoods in the)) Broadview, Bitter Lake and Haller Lake residential neighborhoods with community destinations as well as regional trails and other nearby urban villages.

BL-P11((7 Seek)) Use design and traffic circulation strategies that((to)) keep residential streets ((quiet and safe))free from excessive traffic volumes and speed.

BL-P12((8 Work with the State to identify opportunities for improvements to vehicular circulation on)) Improve the capacity of Aurora Avenue ((N))to support access by transit, pedestrians, bicycles and automobiles.

BL-P913 Seek opportunities to make Design future circulation improvements for vehicular circulation along other arterials in the area to balance vehicular, pedestrian, and bicycle circulation.

BL-P14 Encourage future vehicular circulation improvements along other arterials in the area that balance pedestrian and bicycle circulation.

BL-P15((9)) Work with transit providers to provide safe, accessible and convenient transit stops.

Land Use and Housing

BL-G11((9)) A community where new development is environmentally friendly, ((and))supports pedestrians, ((containing))contains a wide range of housing types and income levels, and ((accommodating))accommodates ((a diverse set of))businesses ((providing))offering a diverse selection((range)) of products and services.

BL-P16 Plan for Broadview-Bitter Lake-Haller Lake's growing age, household, and ethnic diversity so that a range of affordable housing types are made available to a variety of residents including individuals, couples, and families of varying ages within the urban village.

BL-P17 Plan and design commercial developments, parks and schools to be walkable places using such methods as interior sidewalks linking building entrances to each other and to adjacent sidewalks, pedestrian-scale lighting, limiting the size of buildings to create block-sized pattern of development, and orienting development toward public streets.

BL-G12 A hierarchy of vibrant commercial centers: regional (Aurora Ave.); urban village (Linden Ave.); and neighborhood (Greenwood Ave. nodes).

BL-G13 Create a vibrant mixed-use “town center” along Linden Avenue that supports a greater range of neighborhood-serving shops and services, and high quality dense residential housing serving a wide range of income levels.

BL-P18 Strengthen Aurora Avenue as a regional commercial center and source of jobs, while enhancing its fit with surrounding communities.

BL-P19 Use economic development strategies to organize, attract and assist neighborhood servicing businesses to Broadview-Bitter Lake-Haller Lake.

BL-P20 Support business and residential growth in the Greenwood Avenue business nodes at N. 125th and between N 143rd and N 145th to enhance the vitality of these smaller neighborhood centers.

~~BL-P21((12 Explore developing))~~ Take steps toward developing Stone Avenue North into a green corridor, planted with trees and landscaping, to provide~~((ing))~~ a transition between commercial uses and the Haller Lake residential area.

~~BL-P22((3 Encourage the preservation))~~ Preserve~~((of))~~ existing open space and study the creation of new open space throughout the planning area. Seek additional opportunities to plant trees throughout the community.

~~BL-P23((14 Seek to))~~ Use the permitting and environmental review processes to minimize or mitigate the impacts of commercial and higher density residential uses on nearby single family residential areas.

~~BL-P24((15))~~ Encourage ~~((single-family and multi-family housing))~~ design and ~~((siting))~~ site planning~~((to))~~ of single-family and multi-family housing that fits ~~((in))~~ with the surrounding neighborhoods.

~~BL-P25((16 Encourage))~~ Develop and use~~((the use of))~~ neighborhood design guidelines to help establish an urban design vision for Linden Ave., to guide multi-family and commercial ~~((land uses))~~ development that enhances the pedestrian environment, and to ~~((provide))~~ ensure appropriate transitions between single family neighborhoods and denser commercial areas.

~~BL-P26((18 Explore mechanisms to prevent))~~ Develop regulations, incentives and educational materials to minimize lot clearing and ~~((provide for))~~ ensure creative site designs that ~~((encourage the retention of))~~ retain mature trees.

Recreation

BL-G13~~((0))~~ A community where a system of safe and well-maintained pocket parks, playgrounds, gardens, public plazas, and larger parks take advantage of natural amenities such as lakes, creeks, and the shores of Puget Sound.

BL-P27 Reinforce and expand parks and open spaces through partnerships and other strategic efforts.

BL-P28~~((19 Seek to turn))~~ Coordinate future capital improvements so that Linden Avenue N~~((into))~~ becomes a greener corridor ~~((which provides))~~ with a neighborhood “village center” focal point and opportunities for recreation.

BL-P29 Enhance the “neighborhood feel” of Linden Avenue North area by creating more gathering places for community members to meet.

BL-P30~~((20 Seek opportunities to provide))~~ Increase public access to public water bodies.

BL-P31~~((21 Work with))~~ Include the Seattle School District, community organizations, property owners, residents, and parents of school children in planning to provide attractive public facilities in the Broadview, Bitter Lake and Haller Lake neighborhoods.

BL-P32~~((22))~~ Continue to offer excellent public services at neighborhood City facilities.

Public Safety

BL-G14~~((4))~~ A community where residents feel safe and the community works with safety officers to reduce crime.

BL-P33~~((23 Explore opportunities to i))~~ Increase the visibility of law enforcement efforts and maintain an adequate presence of officers within the city and community.

BL-P34~~((24 Work with))~~ Include community organizations, property and business owners, residents, and other interested parties ~~((to))~~ in identifying high crime areas and targeting appropriate City and community resources.

BL-P35~~((25))~~ Provide community safety programs, such as block watch and emergency preparedness, ~~((and develop))~~ and implement additional crime prevention measures, such as increased lighting of public spaces.

Natural Environment

BL-G15~~((2))~~) A community where government agencies, community and environmental organizations, property and business owners, residents, and other interested parties work together to preserve, restore, and enhance our area's natural resources, including our lakes, creeks, and watersheds, and protect habitat for fish, birds, and other wildlife.

BL-P36~~((26))~~) Use the design process and environmental ((R))review ((and))to identify ways to mitigate environmental impacts resulting from activities at City facilities, as appropriate.

BL-P37~~((27 Seek to create))~~) Create a greener and healthier environment by protecting existing trees, as appropriate, and planting new trees.

BL-P38~~((28 Work with))~~) Include the community, property owners and other public agencies ~~((to))~~in identifying tools to improve air and water quality, reduce noise pollution and remediate environmental impacts of current and past activities, as appropriate.

Community Development

BL-G16 Support a resilient community rich in different ages, incomes and household types.

BL-P39 Create a unified name and identity for the Broadview-Bitter Lake-Haller Lake area, reflecting its history, to nurture neighborhood pride and motivate various groups to come together as one community.

BL-P40 Create more opportunities for people to come together where they can meet and get to know their immediate (within a block or so) neighbors.

Urban Agriculture

BL-G17 Stores, restaurant, and schools that provide healthy food choices.

BL-G18 An abundant local food economy that draws from urban agriculture activity in the neighborhood as well as regional food sources.

BL-P41 Expand access to locally grown food, by attracting farmers' markets and a wider range of grocery stores.

BL-P42 Create opportunities for the community to learn how to establish and maintain urban agriculture practices in the neighborhood through projects such as P-Patches and community gardens, as well as on private property.