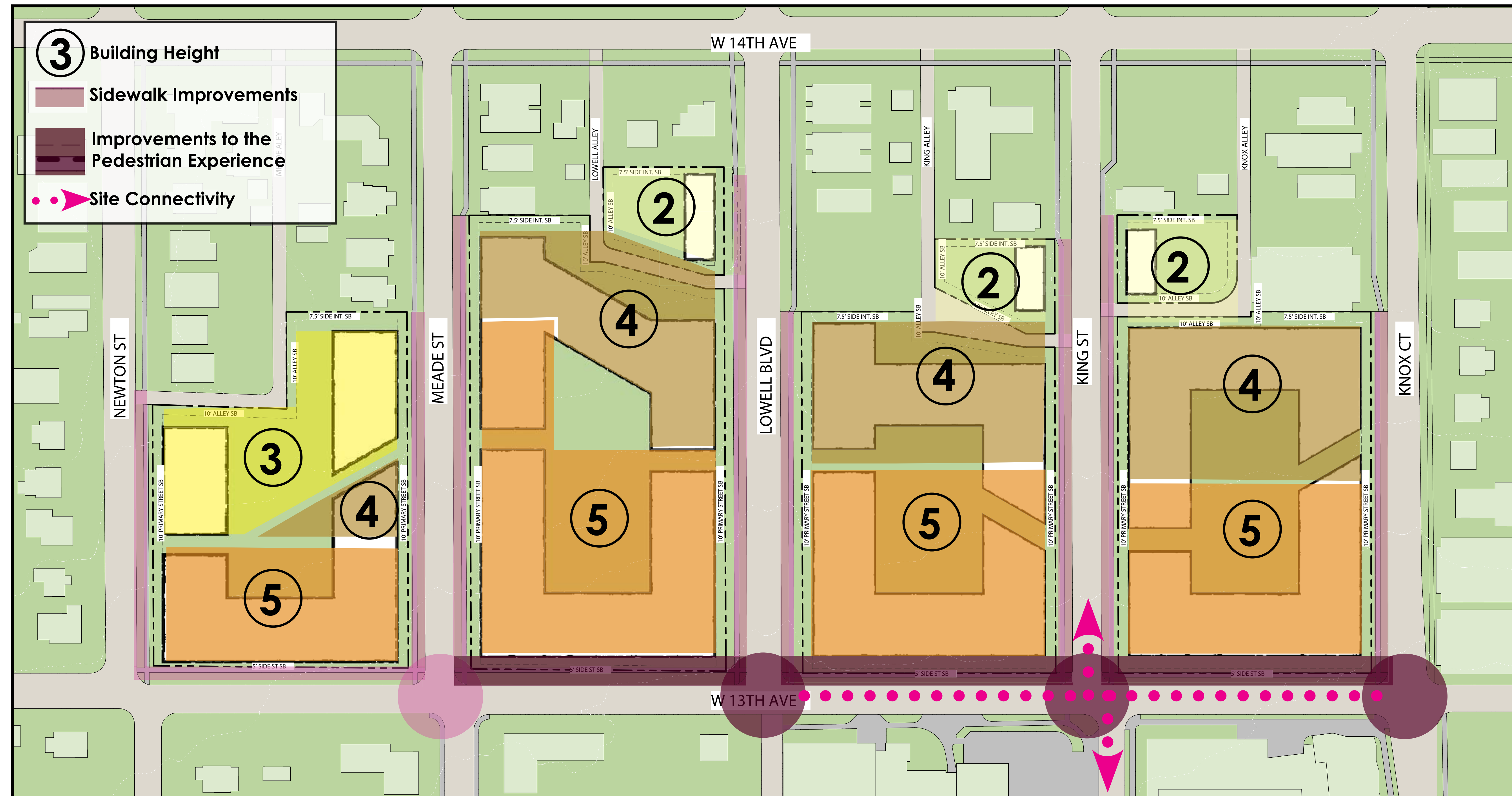


Concept A: 13th Avenue Residential Promenade

Westridge Homes Master Plan



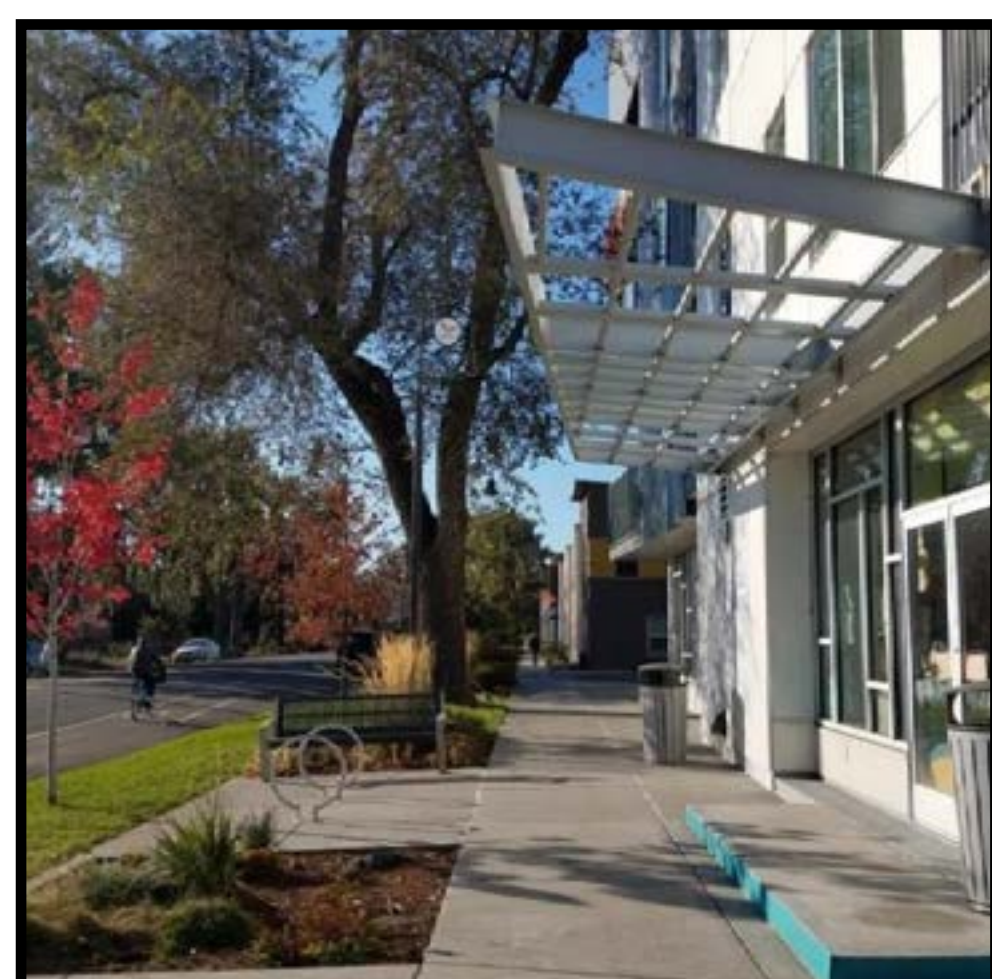
Concept A Description:

- ▶ **13th Avenue** is the main neighborhood connector, with a **wider pedestrian-friendly sidewalk** and the redevelopment's taller buildings. 13th Ave has a **residential feel** and some **limited community services** (commercial uses are NOT consistent with current zoning).

Features Common to Concepts A & B:

- Off-street parking for residents (beneath buildings with 1-2 secured access points)
- ▶ Safer intersections

Ideas Included in Concept A:



Wider sidewalks along 13th Avenue to create a pedestrian-focused connection through the site to the transit station



Streetscape improvements with trees, lighting, and pedestrian amenities



Residential units with front doors along 13th Avenue

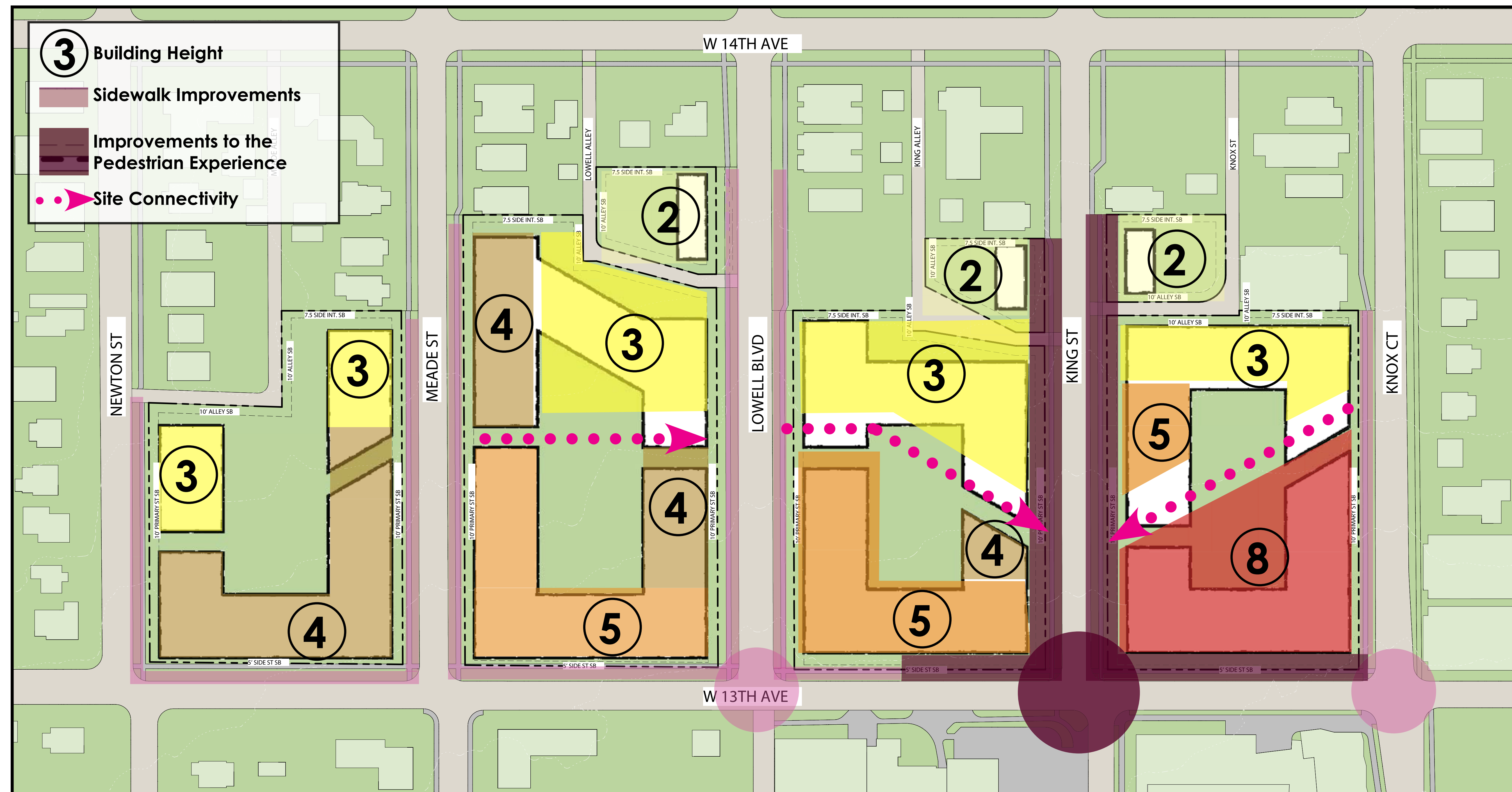


Buildings and open spaces more private within blocks



Taller buildings (5 stories) along 13th Avenue, lower buildings (4 - 2 stories) to the north

Concept B: TOD/Knox St. Station Activation Westridge Homes Master Plan



Concept B Description:

- Emphasize **transit oriented development** and create a **clear neighborhood entry point** to the transit station, with higher density that allows for **more housing** and brings **commercial uses** to Knox/13th St (rezoning required).

Features Common to Concepts A & B:

- Off-street parking for residents (beneath buildings with 1-2 secured access points)
- Safer intersections

Ideas Included in Concept B



Tallest buildings along 13th Ave between Knox Ct and King St



Lower building heights on 13th Ave between Lowell Blvd and Newton St to create a more residential feel



Rezone to allow ground floor commercial uses at 13th between Knox and King



Create a neighborhood plaza or public space at 13th Ave and King St



Mid-block connections create more front doors and connect through the site to transit

Westridge Homes Master Plan - What Works? What Can Be?

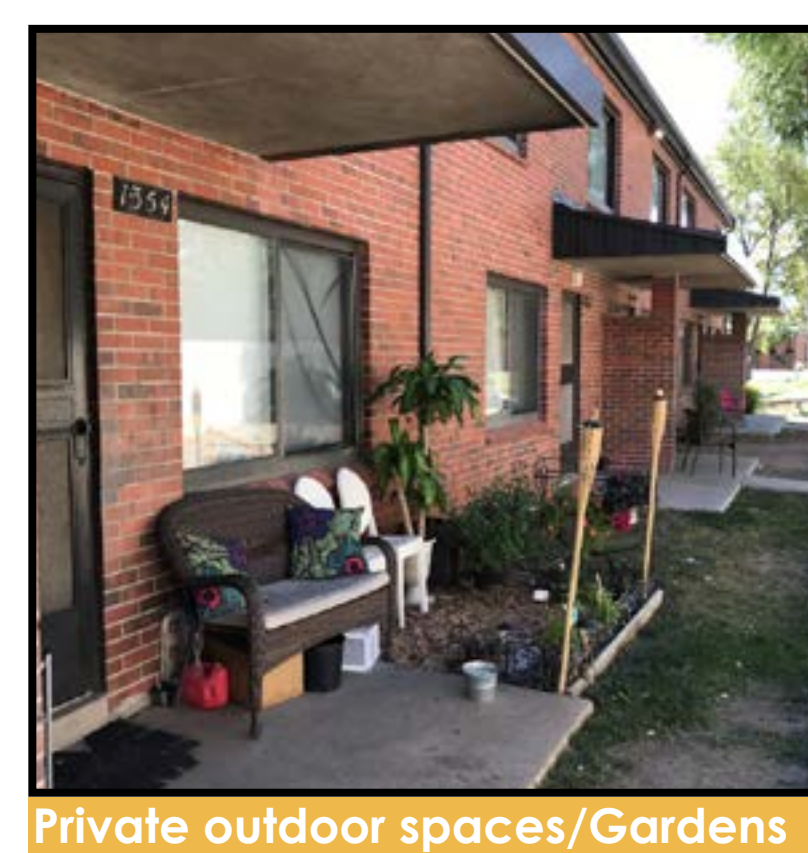


What Works...

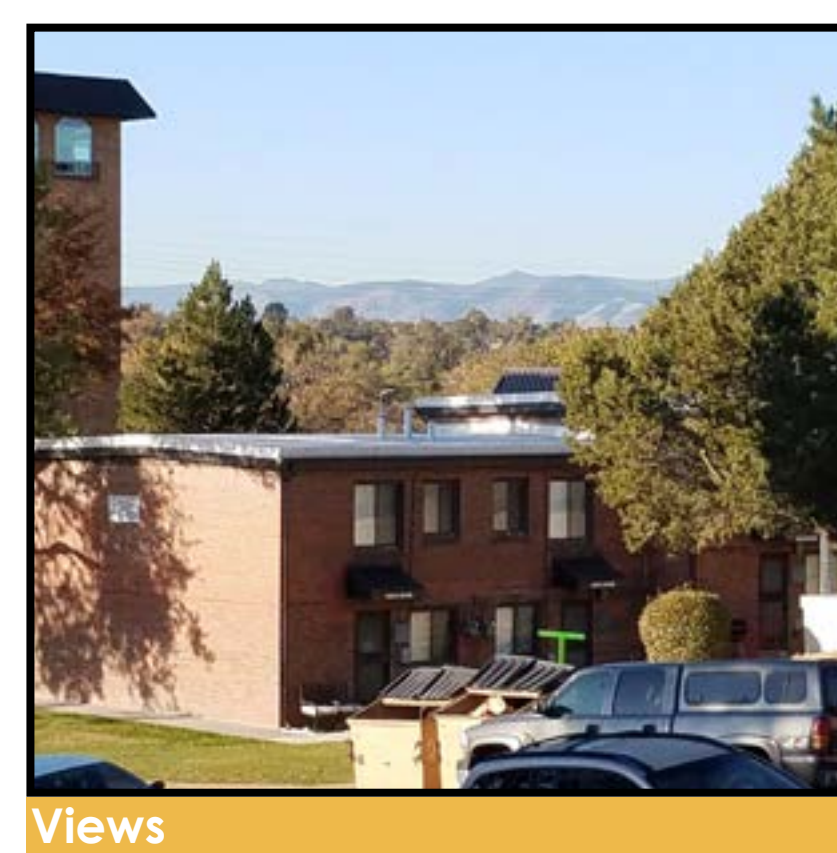
What currently works in the Westridge Community?



Public outdoor gathering spaces



Private outdoor spaces/Gardens



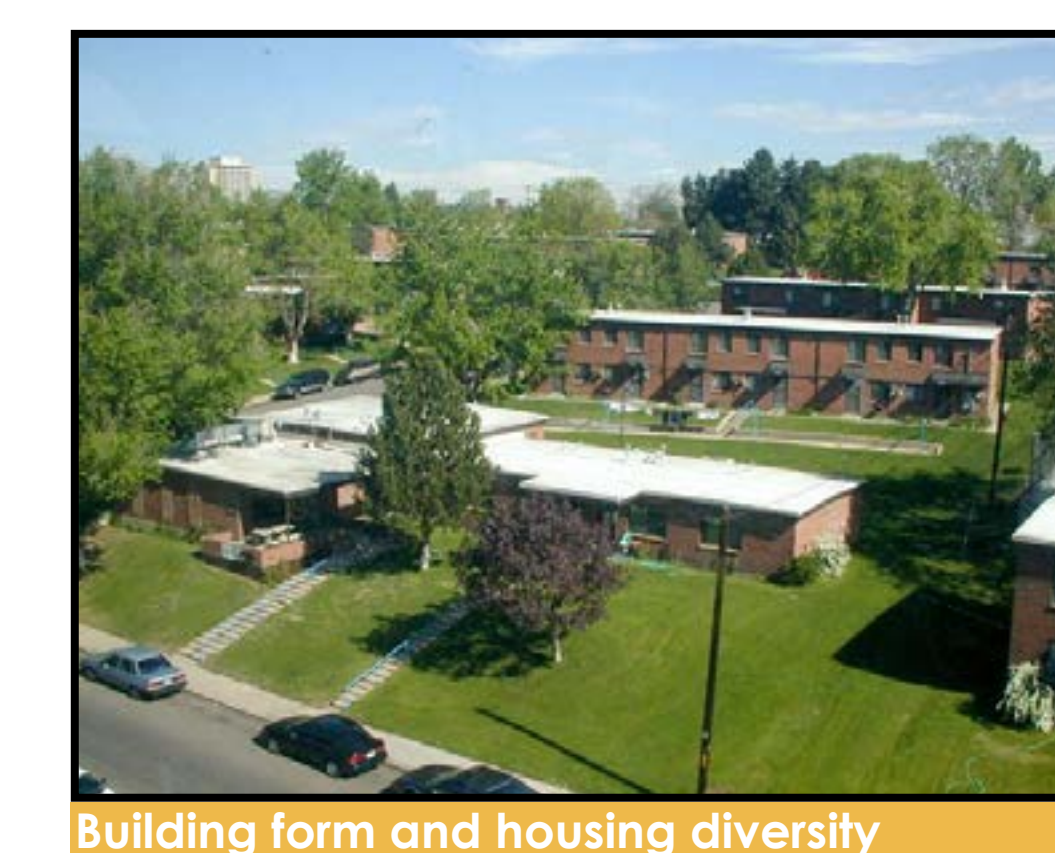
Views



Neighborhood Amenities/Services

What Can Be...

What can be improved about the Westridge Community?



Building form and housing diversity



Parking and Pedestrian walkability

Want to provide input? Tell us "What Can Be"!

Fill out a survey or visit us online at www.westridgeredevelopment.com