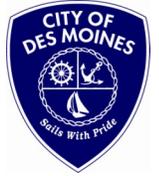


PACIFIC HIGHWAY SOUTH SUBAREA PLANNING

October 1, 2014 – Workshop



Vision:

Transform the Pacific Highway South/South 240th Street Node from a lower density, auto-oriented strip development to a mixed use employment and activity center that capitalizes on the opportunities provided by Highline College and the multi-million dollar public transportation investments that will be made in this corridor over the next decade in order to foster economic development, increase revenues and job opportunities, and provide more housing choices.

Guiding Principles

- Engage Neighborhood Residents, Property Owners, and Businesses
- Leverage Investment to Benefit and Simplify Our Process
- Prioritize Economic Development
- Respond to Development Opportunities
- Be Aggressive - Complete in Under 12 Months

How does the location of the future Link Light Rail station affect your opinion on how the planning area should develop in the future?

Project Goals:

- Land uses that increase revenues, job opportunities, and housing choices.
- Consistent development standards along the border between Des Moines and Kent.
- Land uses and regulations that capitalize on Highline College, Rapid Ride and Sound Transit's Link Extension investments.
- Leverage work being completed by others to inform our process.



Creating a Transit Oriented Community

Transit-oriented development, or TOD, is a type of community development that includes a mixture of housing, office, retail and/or other amenities integrated into a walkable neighborhood and located within a half-mile of quality public transportation.

It's not just your stop, it's your destination.



Summary of Comments from March Open House:

- Supportive of higher density and mixed use
- Good design is essential for buildings, landscaping and streetscape
- Parking and improving traffic flow important
- Common area for community gatherings
- Pedestrian safety: sidewalks
- Community green space
- Security: street lighting
- No big box, auto dependent uses



FOR MORE INFORMATION CONTACT:

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