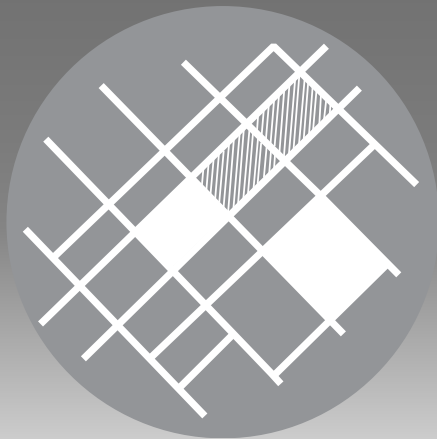




# Triangle Monona Bay

## Neighborhood Plan

June 6, 2018 – Bayview Community Center



Land Use



Housing



Transportation

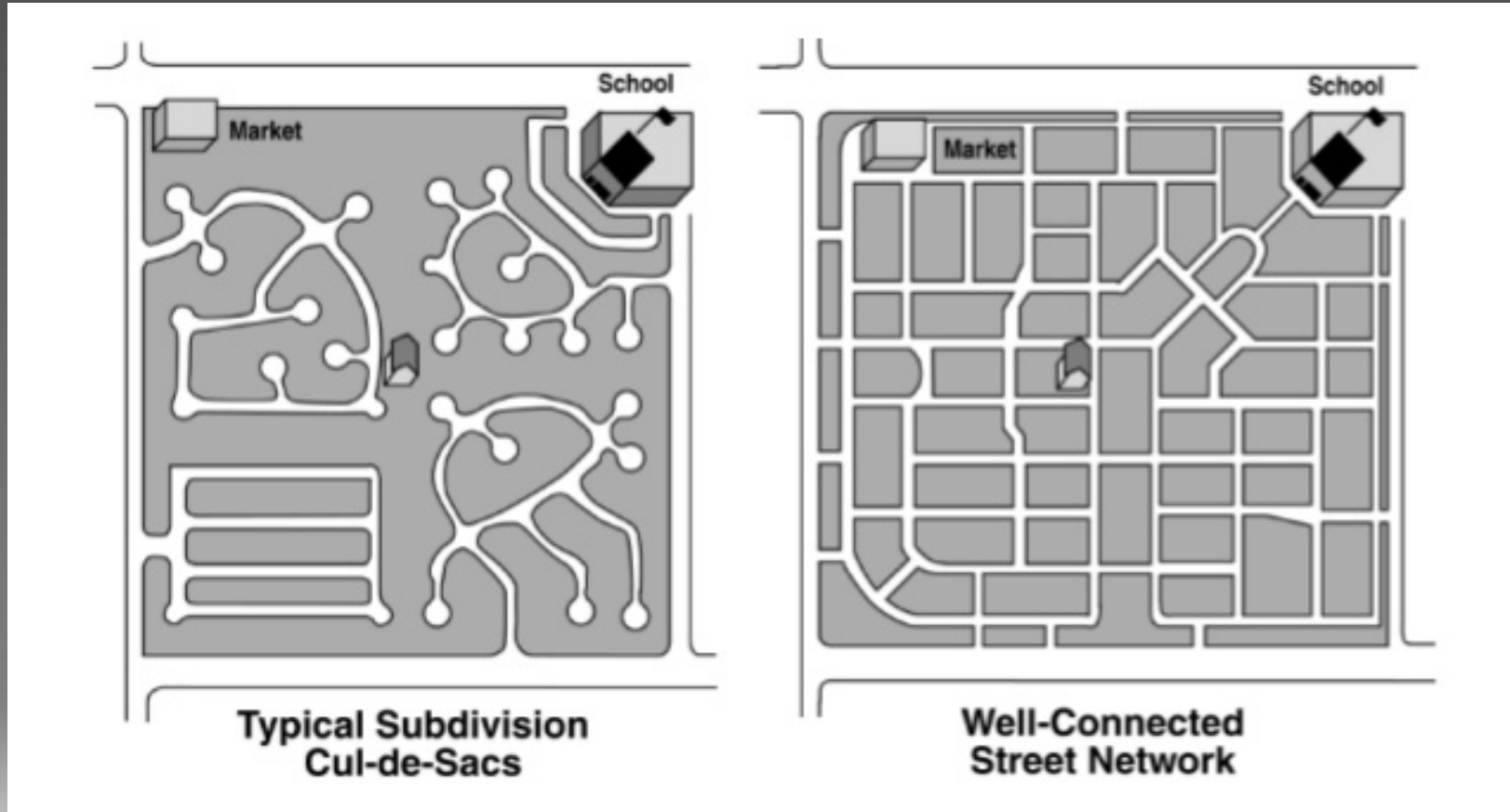
What are the elements of a Strong  
and Complete Neighborhood?

How can design help?



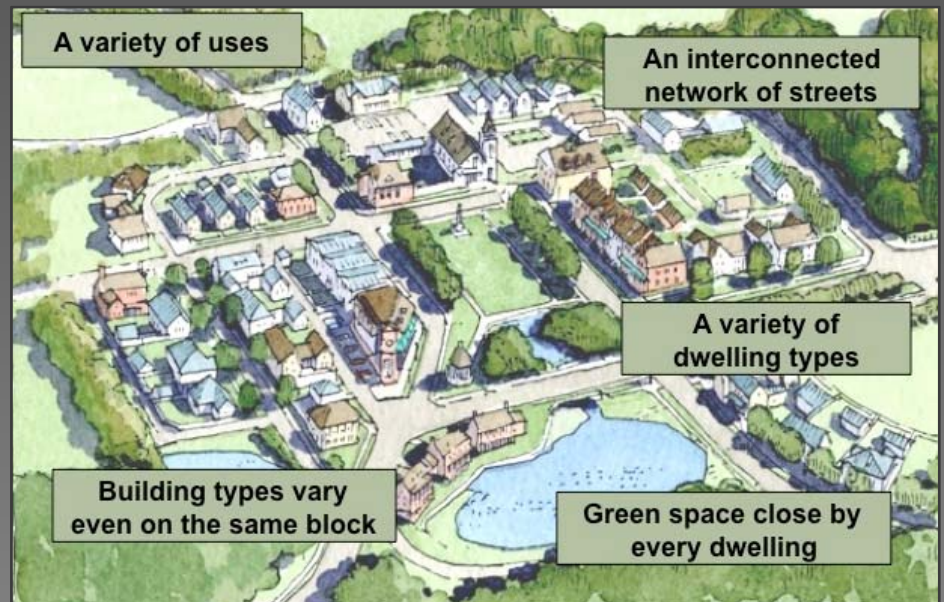
Stronger, More Complete Neighborhood

# Reorganize neighborhood pattern



Stronger, More Complete Neighborhood

# Reorganize neighborhood pattern



*Graphics: PlaceMakers, Nebraska*



## Stronger, More Complete Neighborhood

# Why?

- Smaller, human scale blocks and narrow pedestrian friendly streets
- Planning framework for reimagining housing, greenspace and other amenities
- Improves sense of place and increases peoples' interactions
- Increases street and ped/bike connections
- Encourages people to walk, bike, ride in wheelchair improving health and happiness
- Increases street frontage for parking
- Increase access and circulation for emergency vehicles, school busses, public transit, city services like garbage and recycling, etc.



Stronger, More Complete Neighborhood

How do you want the Triangle  
Monona Bay Neighborhood to  
look and feel?



Stronger, More Complete Neighborhood

## Think about ...

- Who lives there and who might in the future
- A variety of land uses and building types
- Visibility and access of community space
- Neighborhood serving and destination businesses
- Offices, hospitals and clinics, and other employers



Stronger, More Complete Neighborhood

## Street experience

Design elements you like? Don't like?  
Why or why not? Get specific!



Stronger, More Complete Neighborhood





Older residential block in Washington, D.C  
*Photo: The GreaterMarin*



Stronger, More Complete Neighborhood



Crawford Square  
*Development & Photo: Pittsburgh Housing Authority*



Stronger, More Complete Neighborhood



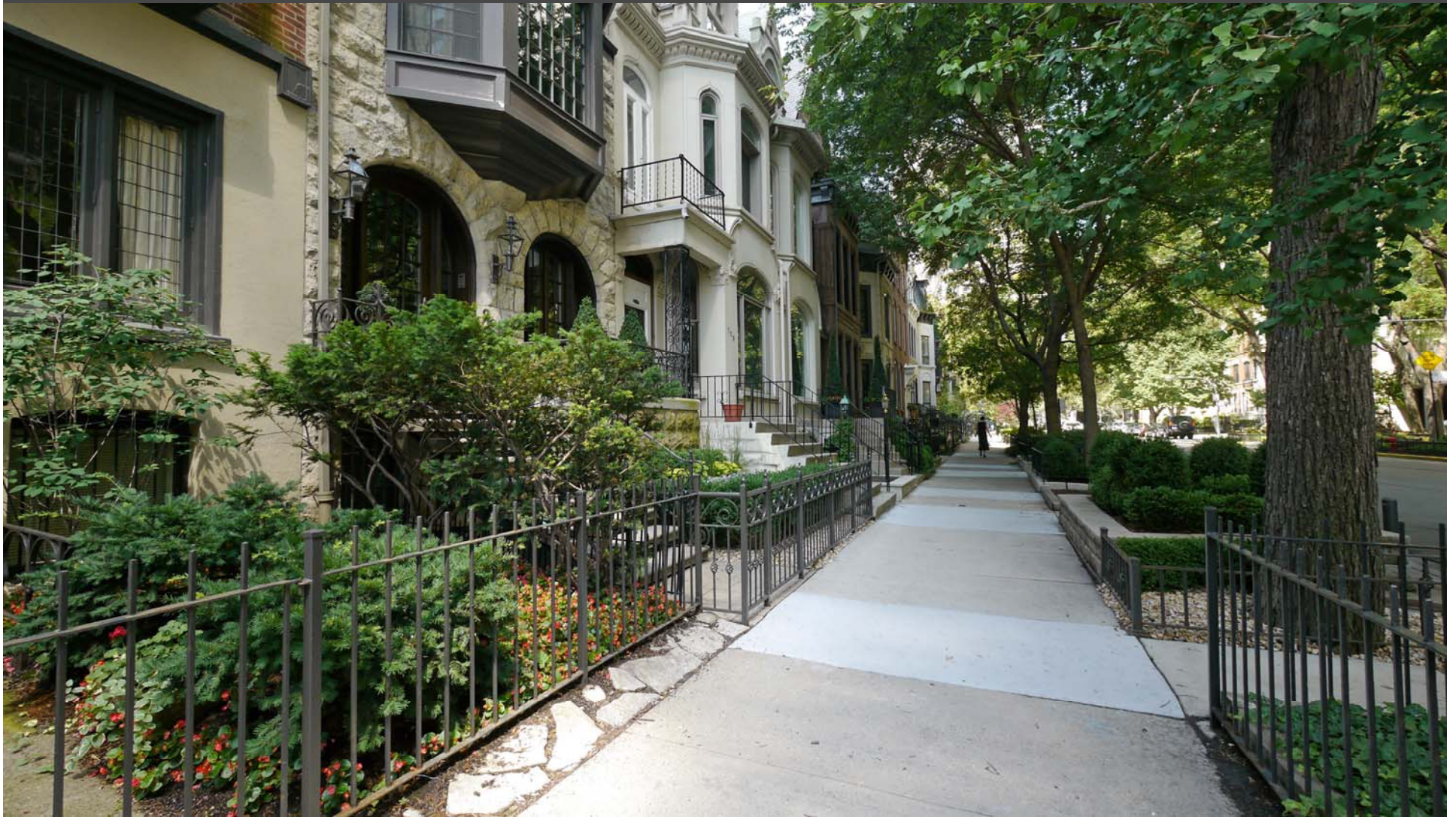


Madison, WI Photo: Planning Division



Stronger, More Complete Neighborhood





Stronger, More Complete Neighborhood





Stronger, More Complete Neighborhood





Stronger, More Complete Neighborhood

# Building types

Specific design elements you like? Don't like?  
Why?



Stronger, More Complete Neighborhood



# Small Scale Housing – Building type

A



*High Point in Seattle, WA – Development, Mithun & Photo, Juan Hernandez*



Stronger, More Complete Neighborhood



# Small-Medium Scale – Building type **B**



City Row in Madison WI -studios  
1, 2 & 3 bedrooms  
*Development & Photo: Stone House  
Development*



Stronger, More Complete Neighborhood

## Medium Scale Housing – Building Type

C



Stronger, More Complete Neighborhood



## Mixed-use Medium Scale – Building Type D



Stronger, More Complete Neighborhood

# Mixed-use Medium-High Scale – Building Type E



Stronger, More Complete Neighborhood



# Step down to face smaller scale



Stronger, More Complete Neighborhood

# Step up to face larger scale



Stronger, More Complete Neighborhood



# High Scale – Building Type

F



Stronger, More Complete Neighborhood

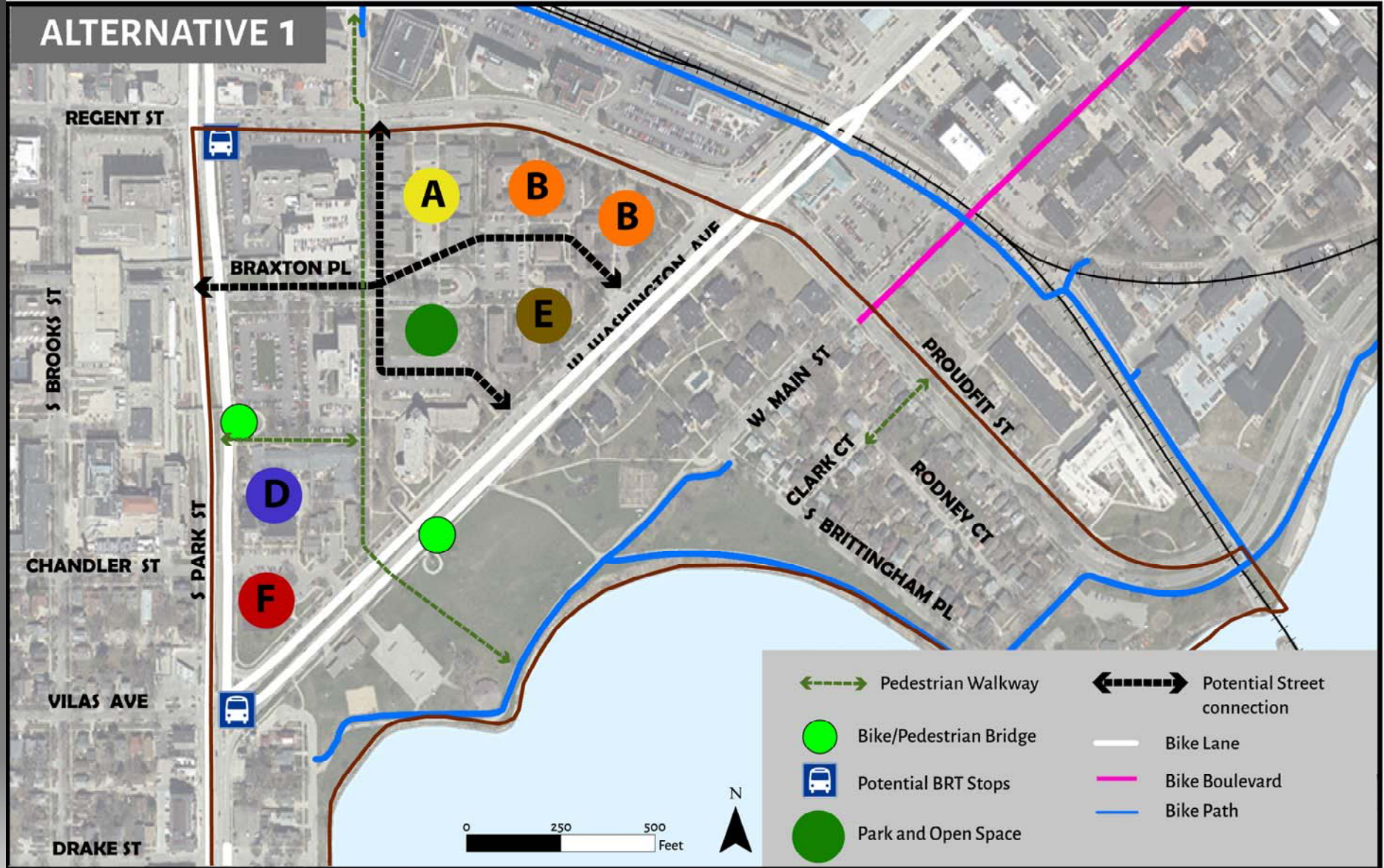
# Triangle Monona Bay Neighborhood Pattern



Stronger, More Complete Neighborhood



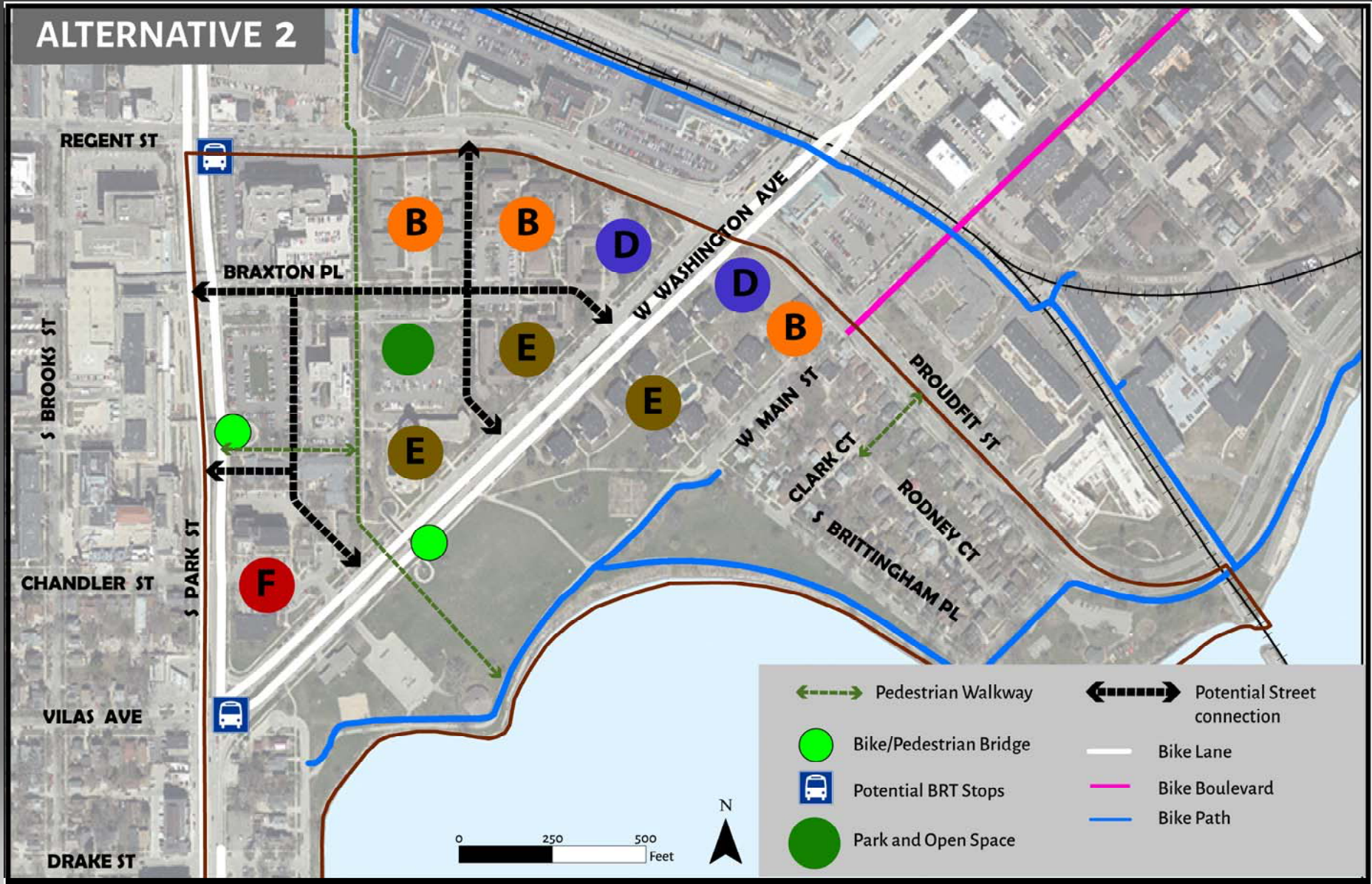
## ALTERNATIVE 1



Stronger, More Complete Neighborhood



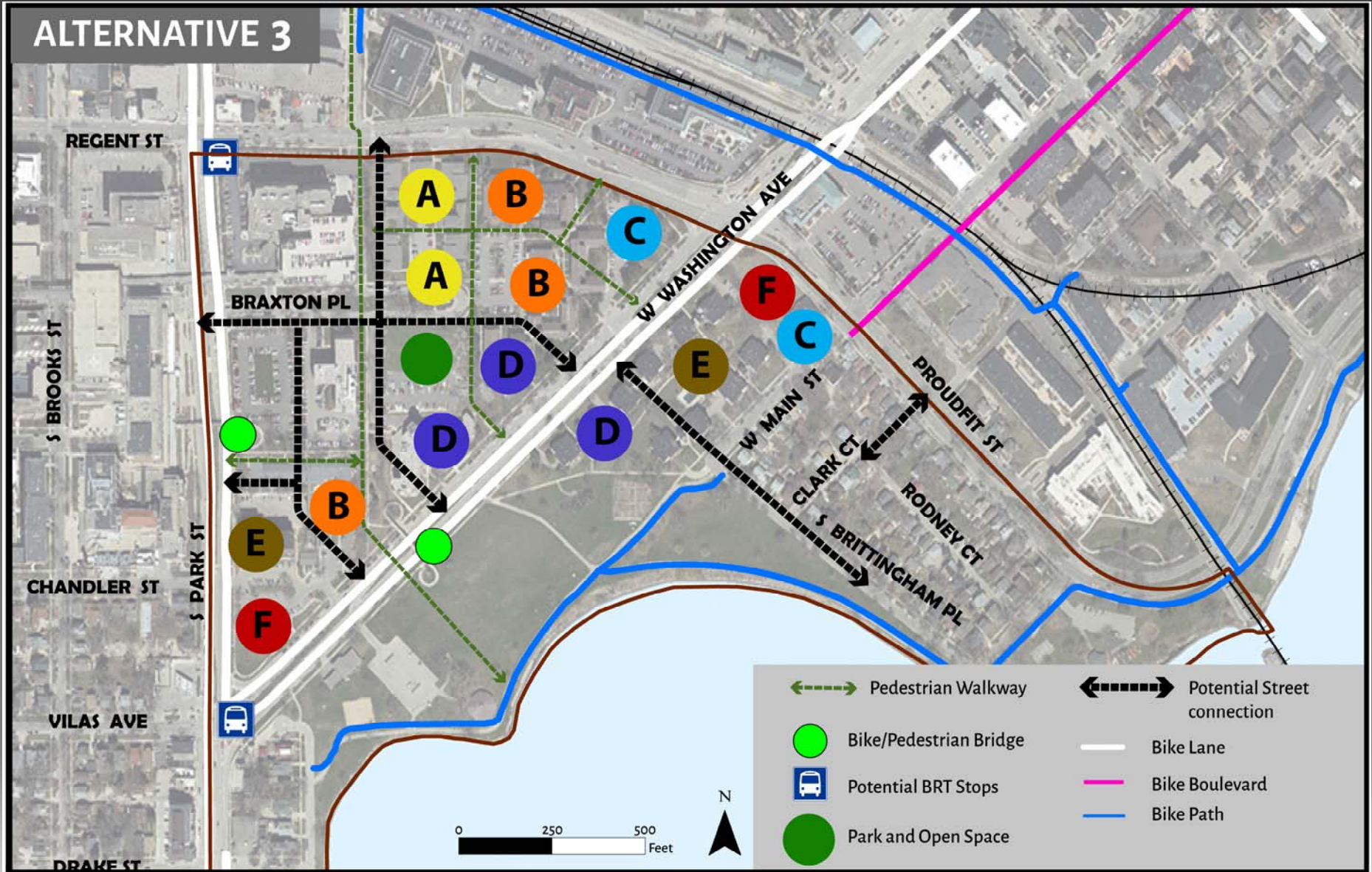
## ALTERNATIVE 2



Stronger, More Complete Neighborhood



## ALTERNATIVE 3



Stronger, More Complete Neighborhood

# Next Steps – SC Meeting July 11th



Stronger, More Complete Neighborhood