

## Shape Ypsilanti – Implementation Focus Groups, May-June 2013

### Actions and Consensus Time Frames

Participants were asked to select time period (Ongoing, 1-5 years, 5-10 years, 10-20 years, or “Don’t do it”) for over 50 actions to implement the Master Plan. The table below shows were consensus, or the lack of, was across the groups for each action.

Action	Time Period	Notes
Expand car sharing program	Ongoing	Hertz coming downtown
Continue to list information on City website about tax credit and grant programs	Ongoing	Support to continue
Create pedestrian crossing over I-94 at Huron	1-5 Years	Support for bike lanes
Reconfigure Perlin Street to two-way street (TW-5 on poster)	1-5 Years	
Secure inter-city and commuter rail service at Depot Town	1-5 Years	
Reconfigure Emmet Street to two-way street (TW-4 on poster)	1-5 Years	
Reconfigure Lowell Street to two-way street (TW-6 on poster)	1-5 Years	
Flush intersection at Hamilton and Michigan Avenue to calm traffic and create entry feature into downtown (I-7 on poster)	1-5 Years	
Create and publish maps with bicycle and walking routes	1-5 Years	
Separate Cross & Washtenaw, restoring 2-way traffic on Cross Street (TW-3 on poster)	1-5 Years	Some concern for adjacent neighborhoods
Allow renewable energy facilities, such as solar panels, on industrial land even though the tax base and number of jobs created is lower.	1-5 Years	
In zoning, allow for temporary uses in vacant storefronts	1-5 Years	
Sponsor pop up market for retail start ups	1-5 Years	
Find permanent homes for farmers' markets	1-5 Years	Unanimous
Draft business attraction plan for Downtown, Depot Town and Cross Street	1-5 Years	Work with DDA and SPARK East. Support to develop a gap analysis identifying missing businesses. Consensus that a grocery store is crucial.
Make it a policy to use a variety of outreach methods (flyers, letters, website, social media) to communicate between the City & residents	1-5 Years	
Foster communication between neighborhoods	1-5 Years	Unanimous
Establish partnership with merged school district	1-5 Years	Unanimous
Create spaces, in addition to the riverfront trail, for the community to gather in Water Street	1-5 Years	Some support to focus on existing community spaces instead of creating new ones

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Create public space at new train station	1-5 Years	Some believe public restrooms and people/dog water fountains would be sufficient
Continue and expand project-based learning with EMU, U of M, WCC and Ypsilanti Community Schools	1-5 Years	
Encourage business & event activity in downtown, Depot Town & Cross Street during the day and evening	1-5 Years	Unanimous
Establish programs to help seniors with yard and home repairs and transportation so they can remain in their homes as they age	1-5 Years	Should be one of multiple options – “Aging in Community” allows older adults to stay in their community but in smaller homes that will be easier to maintain.
Help continue to expand EMU Live Ypsi program	1-5 Years	Unanimous
Allow food producing plants as part of landscaping	1-5 Years	
Monitor affordability of housing to assure affordable options for all residents	1-5 Years	
Create marketing campaign	1-5 Years	Unanimous amongst focus groups. Support to work with Ypsi Visitors and Conventions Bureau
Support more festivals and events (number, types, locations)	1-5 Years	
Adopt urban design standards for Water Street - approve if meet the standards	1-5 Years	
Allow hoop houses in parks with community gardens	1-5 Years	Unanimous
Map steep slopes along Huron River and create no building zone for safety and environmental preservation.	1-5 Years	
Allow solar panels on rooftops of any building, if easements allow.	1-5 Years	
Align & streamline City processes for planning, renovation & construction	1-5 Years	
Target housing between Cross and Michigan for revitalization	1-5 Years	
Reconfigure intersection of Leforge Road at Huron River Drive to facilitate pedestrian connections to the University (I-11 on poster)	1-5 Years	
Create "Welcome to Ypsilanti" packages for new EMU students, including web version	1-5 Years	Unanimous

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Action	Time Period	Notes
Require sidewalks, street lighting and street trees for all streets	1-5 Years	Some concern for lighting energy cost. Support to include visual improvement and sidewalk repairs
Working with the owners, brand the former Ford factory a green industrial district & seek out new businesses	1-5 Years	A lot of support to explore food innovation district for industrial properties but more long-term (1-20 years). Consensus that they are both good ideas and support for somehow incorporating them together. Also lots of support to make former Ford factory a pink zone – with very little red tape as long as the use brings jobs (1-10 years). “Job District” as opposed to “Industrial District”. Idea of “Music District” mentioned.
Huron & Hamilton become two-way roads with redesign of I-94 interchange (I-1, I-2, I-3, TW-1, & TW-2 on poster)	1-10 Years	Evenly split between 1-5 Years and 5-10 Years
Create way-finding sign system	1-10 Years	Lots of support - should be done after traffic changes. Cohesive with EMU signage.
Change regulations on Huron River Drive, Leforge & Railroad corridors to allow retail, office and residential uses for both students and residents	1-10 Years	Evenly split between 1-5 Years and 5-10 Years
Create curbsless "festival" street on Washtenaw between Michigan Avenue and Pearl Street (I-8 on poster)	1-10 Years	Evenly split between 1-5 Years and 5-10 Years. Should be developed with next needed road repair
Make sure historic preservation regulation allow re-use in 21st century economy	1-10 Years	Evenly split between 1-5 Years and 5-10 Years
Create Eco-districts in parks with educational, demonstration projects about sustainability (e.g. community gardens, geo-thermal, solar panels, etc.)	1-10 Years	Evenly split between 1-5 Years and 5-10 Years
Allow townhouses and multiple-family on Washtenaw Avenue, except for retail nodes at Mansfield, Hewitt and Cross	1-10 Years	Evenly split between 1-5 Years and 5-10 Years
Invest in recreation & job programs for youth	5-10 Years	
Create permitting process for food trucks	5-10 Years	Support to only allow food trucks in zones – possibly around EMU

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Action	Time Period	Notes
Expand and connect bike paths and bicycle lanes	5-10 Years	Supported. Ypsi one ways are unfriendly to bike traffic - two way changes are a higher priority for bike safety
Reconfigure intersection of Cross and Washtenaw to convert street to two-way streets and re-establish the north-south grid (I-6, TW-3 & TW-7 on poster)	5-10 Years	
Flush intersection at Huron and Michigan Avenue to calm traffic and create entry feature into downtown (I-9 on poster)	5-10 Years	
New roundabout at Michigan Avenue & Congress Street (I-5 on poster)	5-10 Years	
Reconfigure intersection of Huron River Drive and Lowell Street to facilitate conversion of those streets to two-way (I-12 on poster)	5-10 Years	
Pedestrian bridge across the Huron at the Motor Wheel site	5-10 Years	Support for bike lane/access
Engage with joint projects with neighboring communities like road repairs and improvements	5-10 Years	Complete busy sidewalks
Allow townhouses and multiple-family on West Michigan	5-10 Years	
Target development of mid-scale housing (4-8 units) in business districts and retail corridors to create a spectrum of housing options	5-10 Years	Support as long as development complements neighborhood
Encourage housing for active adults 55 years and older, perhaps in redevelopment areas	5-10 Years	
Create curb-less "festival" street on River Street between Cross Street and Maple Street (I-10 on poster)	5-10 Years	Lots of support for festival street on Cross Street
Change regulations to require all buildings have 1st floor windows where people inside can see folks on the sidewalk & vice versa, i.e. natural surveillance. Depot Town & Downtown have good natural surveillance.	5-10 Years	
Pursue program for financing for sustainable energy and energy efficiency	5-10 Years	Continue for 10-20 years
With redesign of Cross & Washtenaw, create a "front door" for EMU with a park and housing.	5-10 Years	Some concern about noise. Questions concerning funding from EMU

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Action	Time Period	Notes
Decrease the number of lanes for vehicles (road diet) on Harriet to create two-lane street with on-street parking and pedestrian areas when Huron & Hamilton are converted to two-way (RD-1 on poster)	5-10 Years	This action was only included in one focus group
Change Harriet to a corridor, maintaining the mix of uses (retail, office, church, industrial)	5-10 Years	This action was only included in one focus group
New roundabout at Michigan Avenue & River Street when new development at Water Street occurs (I-4 on poster)	10-20 Years	Sync with extension of River Street
Require that new buildings that are suitable for multiple uses through requirements on size, floor height, etc.	10-20 Years	This action was only included in one focus group
Extend River Street through the Water Street area and down to Factory. Would require a bridge for vehicles over the Huron River	No consensus	Some support for long-term, Some support to facilitate development on Water Street
Allow accessory apartments for single-family homes in central neighborhoods.	No consensus	Concern for student vs. community dwelling
In central neighborhoods, zoning allows the mixture of housing types to continue, but allow for different types of living arrangements within as long as a responsible party is identified.	No consensus	Support for going block by block to identify proper zoning
Devote more resources (either staff time or consultants) to bringing development to Water Street, at the expense of other projects	No consensus	Split. Some feel “local community resources” should be used instead. More support when explained in further detail.
Create new ordinance to require party stores to carry fresh food (produce, milk, eggs, etc.)	No consensus	Some support. Concern produce will be over priced and expiration dates will not be regulated. Some uncomfortable with party stores being “required” to carry items. Consensus for the need of a full grocery store. Support to collaborate with community kitchens and Collaboration on Diabetes to address food needs.
Allow hoop houses on a lot with a house.	No consensus	Strongly supported by some. Others have aesthetic and maintenance concerns. Suggested to only be allowed in back yards.

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### **Actions and Consensus Time Frames**

#### **Additional Notes**

- Speed cameras suggested several times
- Railroad Street suggested as a distinct district
- Change description of general corridors – not just about moving traffic but about the adjacent neighborhoods
- Cross Street bridge repair
- More presentations to get word out for public hearing
- Desire for zones – sitting with shade, walking, and biking