Answering the Following

Where have we been?
- 2002 East Topeka Revitalization Plan

Where are we now?
- Current Conditions Analysis

Where are we going?
- 2020 East Topeka North Neighborhood Plan
City program to provide intentionally targeted infrastructure and housing investment.

- Infrastructure: $1.7M
- Housing: $330,000

Process:
- Year 1 - update neighborhood plan, determine priorities and projects
- Year 2 - Project design
- Year 3 - Implementation
Planning Process

- February: Kickoff Meeting
- Spring/Summer: Committee Meetings
- August: Final Meeting
- September/October: Planning Commission/Governing Body
ELEMENTS OF A NEIGHBORHOOD PLAN

- Neighborhood Profile
  - History, Existing Conditions, Demographics, and Trends
- Vision and Goals
- Future Land Use Plan
- Revitalization Strategy
  - Target Area Strategies
  - Neighborhood-Wide Strategies
  - Parks and Open Space
  - Community Building/Organizing
- Implementation
If interested please sign up for the Planning Committee
2002 East Topeka Revitalization Plan

- Target Areas
- Plan Highlights
- Accomplishments
2002 Target Areas
Plan Highlights

- Increase demand and density of East Topeka
- Create a gateway from 6th Street to Scott Magnet
- Fortify mixed-use development along 6th Street and improve its image
Accomplishments of the 2002 East Topeka Neighborhood Plan

- East/West sidewalk linkage to Scott Magnet
- Eastborough Park Improvements
- Installation of bike lanes on 6th Street
- Shunga Creek and Deer Creek Trail expansions
- Revitalization along 6th Street
Intro to Existing Conditions

- Neighborhood Health
- Zoning
  - What is the current zoning?
- Land Use
  - What is the property being used for?
- Housing Conditions
- Crime
- Owner Occupancy
- Infrastructure
<table>
<thead>
<tr>
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</thead>
<tbody>
<tr>
<td>1) % Persons Below Poverty</td>
<td>11:1 (1,085)</td>
<td>26%</td>
<td>19%</td>
<td>19%</td>
<td>39%</td>
<td>34%</td>
<td>23%</td>
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<tr>
<td></td>
<td>11:2 (1,028)</td>
<td>18%</td>
<td>30%</td>
<td>30%</td>
<td>55%</td>
<td>45%</td>
<td>55%</td>
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<tr>
<td></td>
<td>11:3 (1,277)</td>
<td>29%</td>
<td>27%</td>
<td>27%</td>
<td>60%</td>
<td>40%</td>
<td>23%</td>
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<tr>
<td>2) Public Safety (Part 1 Crimes per 100 People)</td>
<td>11:1 (Intensive Care)</td>
<td>14</td>
<td>14</td>
<td>16</td>
<td>14</td>
<td>13</td>
<td>13</td>
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<tr>
<td></td>
<td>11:2 (At Risk)</td>
<td>13</td>
<td>13</td>
<td>18</td>
<td>13</td>
<td>11</td>
<td>11</td>
</tr>
<tr>
<td></td>
<td>11:3 (Intensive Care)</td>
<td>26</td>
<td>22</td>
<td>15</td>
<td>11</td>
<td>9</td>
<td>9</td>
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<td>3) Average Residential Property Values</td>
<td>11:1</td>
<td>$23,260</td>
<td>$22,940</td>
<td>$28,180</td>
<td>$39,030</td>
<td>$38,786</td>
<td>$35,427</td>
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<td></td>
<td>11:2</td>
<td>$15,300</td>
<td>$17,100</td>
<td>$28,690</td>
<td>$34,590</td>
<td>$35,677</td>
<td>$35,233</td>
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<tr>
<td></td>
<td>11:3</td>
<td>$11,950</td>
<td>$15,250</td>
<td>$14,030</td>
<td>$19,175</td>
<td>$20,216</td>
<td>$19,498</td>
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<td>4) Single Family Home Ownership</td>
<td>11:1</td>
<td>48%</td>
<td>49%</td>
<td>41%</td>
<td>47%</td>
<td>45%</td>
<td>47%</td>
</tr>
<tr>
<td></td>
<td>11:2</td>
<td>34%</td>
<td>45%</td>
<td>36%</td>
<td>46%</td>
<td>44%</td>
<td>44%</td>
</tr>
<tr>
<td></td>
<td>11:3</td>
<td>32%</td>
<td>40%</td>
<td>36%</td>
<td>48%</td>
<td>51%</td>
<td>52%</td>
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<tr>
<td>5) Boarded Houses/Unsafe Structures</td>
<td>11:1</td>
<td>2</td>
<td>1</td>
<td>2</td>
<td>1</td>
<td>0</td>
<td>0.30</td>
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<tr>
<td></td>
<td>11:2</td>
<td>2</td>
<td>1</td>
<td>1</td>
<td>4</td>
<td>3</td>
<td>0.24</td>
</tr>
<tr>
<td></td>
<td>11:3</td>
<td>6</td>
<td>11</td>
<td>6</td>
<td>4</td>
<td>4</td>
<td>1.82</td>
</tr>
<tr>
<td>6) Neighborhood Health Composite (Rating)</td>
<td>11:1</td>
<td>1.6</td>
<td>2.2</td>
<td>2.2</td>
<td>2.0</td>
<td>2.2</td>
<td>2.2</td>
</tr>
<tr>
<td></td>
<td>11:2</td>
<td>2.0</td>
<td>2.0</td>
<td>2.0</td>
<td>1.8</td>
<td>1.8</td>
<td>2.2</td>
</tr>
<tr>
<td></td>
<td>11:3</td>
<td>1.0</td>
<td>1.4</td>
<td>1.4</td>
<td>1.8</td>
<td>2.2</td>
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</table>
Zoning

ETN Zoning
- Residential - R1
- Residential - R2
- Two Family - M1
- Multiple Family - M2
- Planned Unit Development
- Commercial - C2
- Commercial - C4
- Mixed Use - X1
- Mixed Use - X2
- Light Industrial - I1
- Heavy Industrial - I2
- Open Space - OS1

Zoning Map:
- Ripley Park
- Shunga Creek
- Eastborough Park
- Deer Creek Ranch

[Map showing various zoning areas with different uses marked on the map]
Housing Conditions - 2002

Housing Conditions
- N/A
- Major Deterioration
- Intermediate Deterioration
- Minor Deterioration
- Sound
Housing Conditions - 2020
Owner Occupancy - 2002

- **0%-30%**
- **30%-49%**
- **50%-69%**
- **70%-100%**
- **N/A**
Owner Occupancy - 2020

Owner Occupancy
- 0%-30%
- 30%-49%
- 50%-69%
- 70%-100%
- N/A
Infrastructure - 2020

Infrastructure

- Major Repairs
- Intermediate
- Minor Maintenance
- No Defects
Flood Zone

Flood Zones And Stream Buffers
Inundation Area
- 1% Annual Chance Flood Zone
- Floodway
- 0.2% Annual Chance Flood Zone
- Reduced Flood Risk due to Levee
- ETN Boundary 2
Brainstorming Session

- 3 idea sessions
- 5 minutes each
- Call out one sentence
- Everyone provide their ideas

- There is a page attached to your agenda packet to answer these questions if you do not want to answer in the group setting.
<table>
<thead>
<tr>
<th>Weakness</th>
<th>Improvement</th>
</tr>
</thead>
<tbody>
<tr>
<td>Get rid of grocery store mess - Shopping Center</td>
<td>Lack of a local grocery store/pharmacy - food desert</td>
</tr>
<tr>
<td>Sidewalks in poor condition</td>
<td>Weatherization program to help lower utility bills</td>
</tr>
<tr>
<td>Street lighting - Alkire - 5th to 6th - mid-block, 6th &amp; Locust,</td>
<td>Beautify businesses on 6th Street</td>
</tr>
<tr>
<td>Trash in wooded area - illegal dumping on vacant lots</td>
<td>Lack of funding/organization for training, education,</td>
</tr>
<tr>
<td>Teft Street - 4th - 2nd - street needs to be fixed (gutter, pavement)</td>
<td>Vacant, run down houses</td>
</tr>
<tr>
<td>Arter Street drainage issues</td>
<td>Infrastructure needs around the school, streets, sidewalks, curb, gutter - 5th Street</td>
</tr>
<tr>
<td>Code compliance issues</td>
<td>More bus shelters</td>
</tr>
<tr>
<td>Missing stop signs at intersections</td>
<td>No pool for kids in neighborhood</td>
</tr>
</tbody>
</table>
What is one thing you want to preserve about ETN? (Strengths)

<table>
<thead>
<tr>
<th>Great neighbors</th>
<th>School</th>
</tr>
</thead>
<tbody>
<tr>
<td>6th Street businesses</td>
<td>Fire Department</td>
</tr>
<tr>
<td>Ripley Park and Eastborough Park</td>
<td>Close to downtown</td>
</tr>
<tr>
<td>Law enforcement</td>
<td>Ma and Pa shops - locally owned -</td>
</tr>
<tr>
<td>Code Compliance</td>
<td>Good place to raise children</td>
</tr>
<tr>
<td>Diversity</td>
<td></td>
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<tr>
<td>Gateway corridor - into city</td>
<td></td>
</tr>
</tbody>
</table>
How do you see ETN in 15 Years? (Opportunity)

<table>
<thead>
<tr>
<th>More parks and community gardens</th>
<th>New housing on vacant lots</th>
</tr>
</thead>
<tbody>
<tr>
<td>Grocery store</td>
<td>More restaurants</td>
</tr>
<tr>
<td>Improved Timberlee or go</td>
<td>Nice new sidewalks</td>
</tr>
<tr>
<td>Operational Car wash</td>
<td>Good streets</td>
</tr>
<tr>
<td>Swimming pool at Ripley Park</td>
<td>New lighting</td>
</tr>
<tr>
<td>More amenities in Ripley Park</td>
<td>Movie theater</td>
</tr>
<tr>
<td>Coffee shop</td>
<td>Day care center</td>
</tr>
<tr>
<td>Community home financing</td>
<td>Harley Park – tiny houses, community center</td>
</tr>
<tr>
<td></td>
<td>East Topeka has everything we need</td>
</tr>
</tbody>
</table>
Be part of the discussion – sign up to be a part of the steering committee to help write the plan

- You can either attend the steering committee meetings in person or submit comments via email on the different topics

See what we will be reviewing at: https://www.topeka.org/planning/cpa20-01-east-topeka-north-neighborhood-plan/