



Community Meeting #2

Tuesday October 11, 2016

6:30 - 8:00 PM

@ Bowen-Thompson Student Union

AGENDA

- Overview of Process and Goals
- Assets, Issues and Opportunities
- Your Vision for the East Side
- Potential Early Action Projects
Prioritization
- Community Focus Areas Activity
- Next Steps

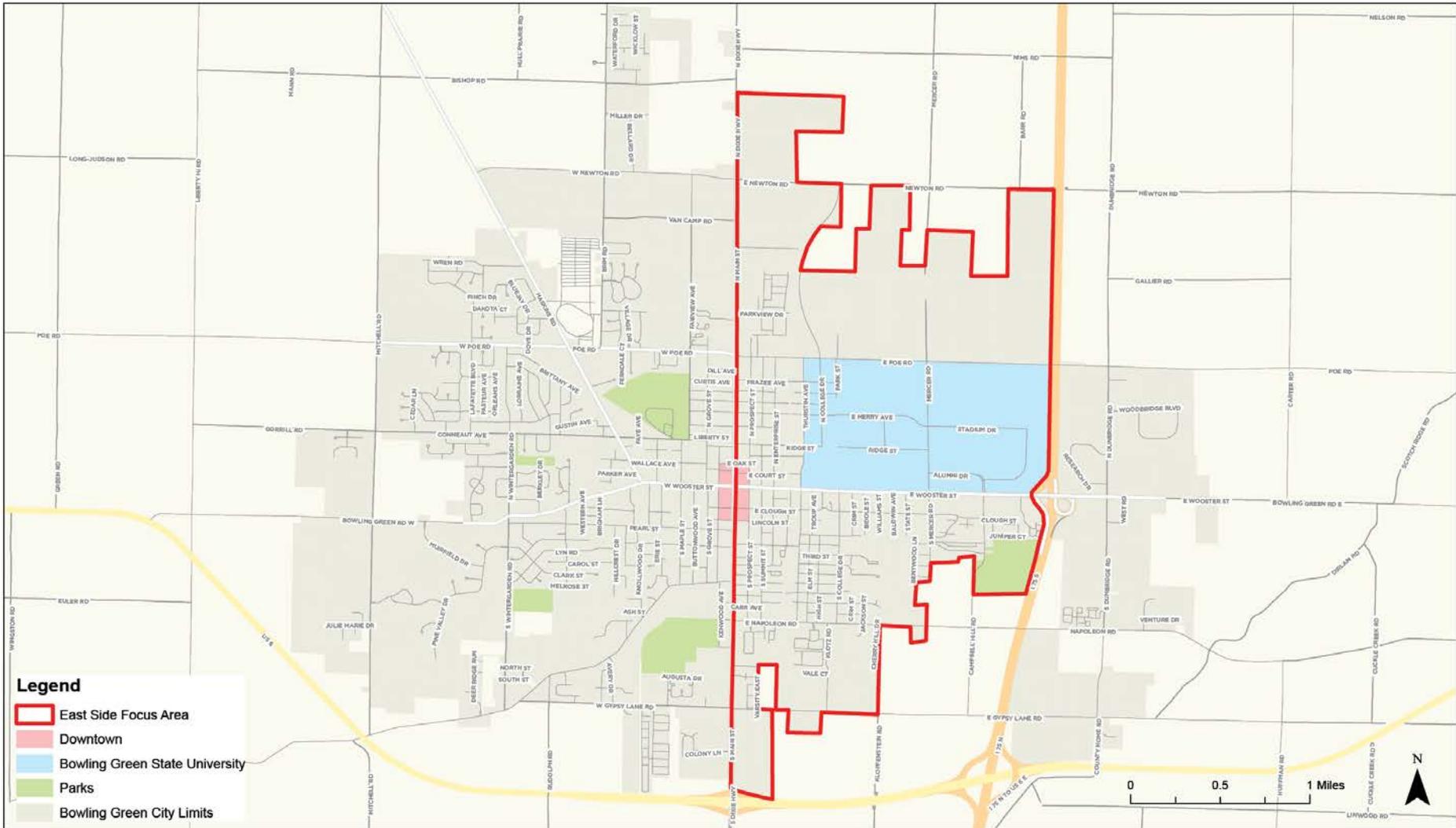


OVERVIEW

- **Reactive** and **proactive** City-wide neighborhood improvements
- A focus on the **East Side** neighborhood



OVERVIEW



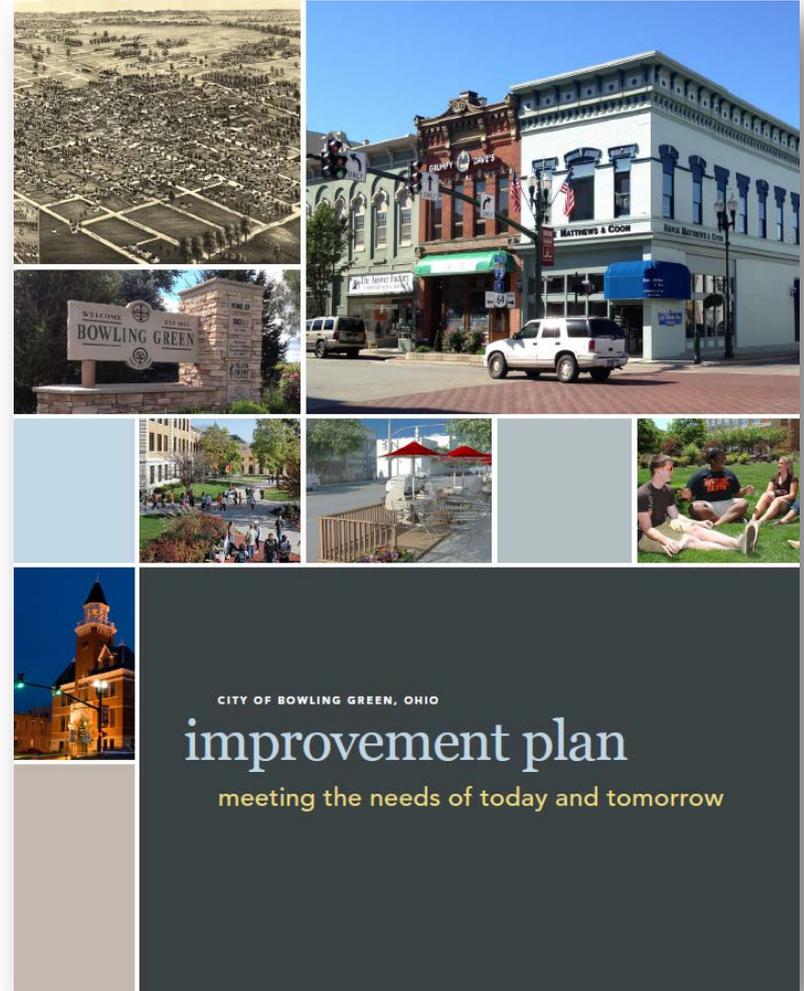
PROJECT AREA OVERVIEW

BOWLING GREEN COMMUNITY ACTION PLAN | AUGUST 2016

camiros

BG IMPROVEMENT PLAN

- Highly livable urban form that creates / preserves a community
- Positive, appealing first impressions
- Local flavor / character
- A strong business base
- A broad housing spectrum
- “Good neighbor” neighborhoods
- Easy access to health and fitness



CITY OF BOWLING GREEN, OHIO

improvement plan

meeting the needs of today and tomorrow

PLANNING TEAM

**City of
Bowling Green**

**Community
Residents**

**Apartment
Owners and
Managers**

**Business
Representatives**

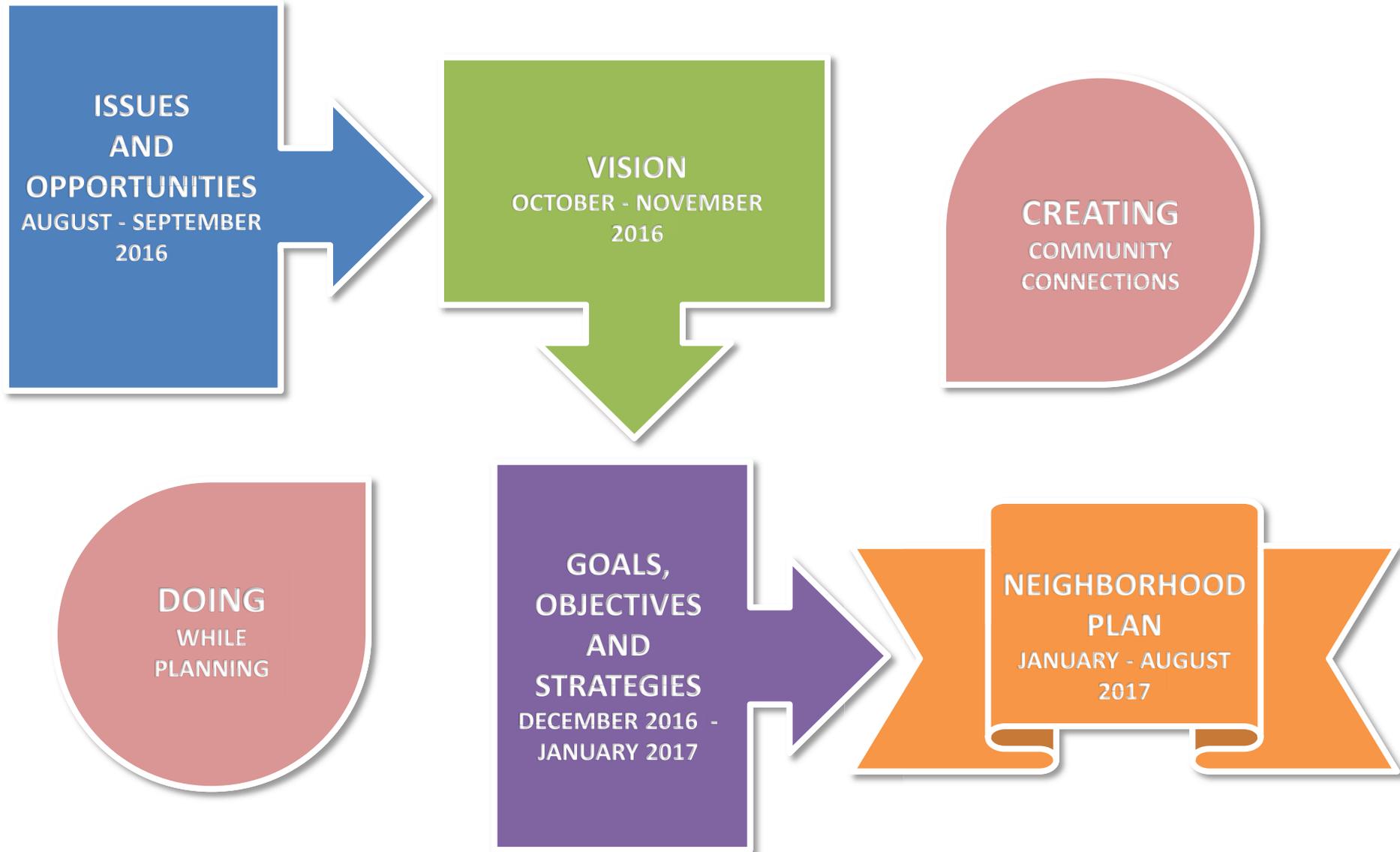
Camiros

**Services
Providers**

**Education
Leaders**

Public Officials

PROCESS FOR SUCCESS



LOGO



LOGO

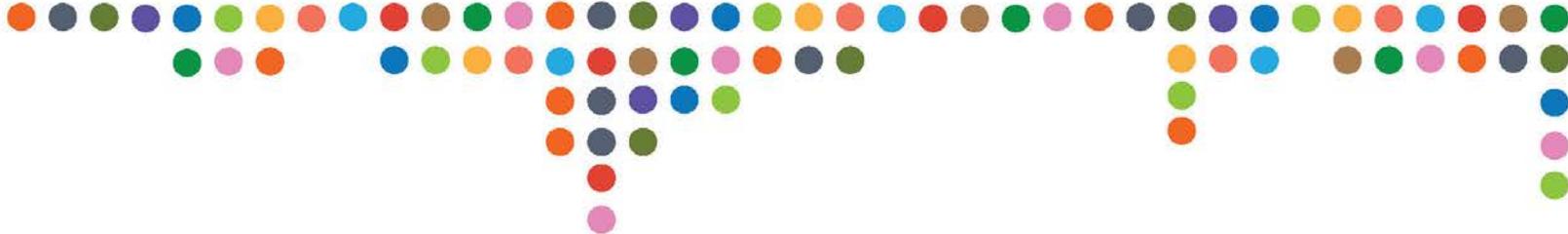


ASSETS

ISSUES

OPPORTUNITIES

EARLY ACTION PROJECTS



ASSETS

- **History and Culture**

Local flavor and character, including historic building stock with a variety of architectural styles, as well as entertainment and cultural events, focused primarily in downtown and at BGSU. An appreciation for the arts, as well as festivals and events including the Black Swamp Arts Festival and Farmers Market.
- **Open Space Amenities**

A community center and parks, including Carter Park, City Park, Simpson Garden Park, and Ridge Park, as well as a swimming pool, walking paths, and the Slippery Elm multi-purpose recreational trail. Acknowledging mature trees and landscape as an important part of the community.
- **Educational Amenities**

Bowling Green City schools are located throughout the community. Crim Elementary strategic location in the City's Eastside neighborhood. School district programs and facilities provide opportunities for partnerships within the community. BGSU is an asset.
- **Commercial Amenities**

Walkable shopping within a functioning downtown that includes good restaurants, small shops, and other businesses to provide services and employment.
- **Neighborhood Appearance**

An appealing appearance, with unique and historic neighborhood character (i.e. not cookie-cutter). Generally well-maintained homes and yards with a strong pride of ownership.

ISSUES

- 1**  **Code Enforcement Issues**
Issues relating to perceived enforcement of existing City and County codes in regard to building and property standards. Education and consistency about current codes, who is responsible for what, and how they are applied. Non-conforming properties, over-occupancy, and a current lack of rental inspections. Lack of staff to implement enforcement policies and standards.
- 2**  **Poor Transportation**
Awareness about public transit options is lacking. And there is little bicycle infrastructure. Congestion issues at peak times involving cars, pedestrians and bikes, illustrating a need for "complete streets." Planning for car-sharing services as well as future driverless cars. Lack of adequate sidewalks in many places as well as parking issues in areas around campus. Traffic calming measures may be necessary in some areas.
- 3**  **Renter / Homeowner Conflict**
Perceived division between landlords and homeowners, including a growing number of absentee landlords. Lack of landlord accountability. Adversarial relations between students and homeowners. Need for better apartment management and a perceived imbalance of owner-occupied vs. rental housing.
- 4**  **Property Maintenance**
Lack of "curb appeal" in some areas, causing property values to be lowered. Vandalism in some areas as well as a high percentage of poorly maintained rental properties. Deteriorating housing and landscape upkeep. Inappropriate "welcome signs" at some college houses.
- 5**  **Trash and Noise**
Partying, noise, unruly behavior, and other disruptions. Traffic noise, including early morning trash collection vehicles in some areas. Trash and the need for landscape upkeep. Poor enforcement of littering laws.

OPPORTUNITIES

1



High Quality Multi-Family Housing Development

Development of well-located, high-quality multi-family and mixed-use development to serve a variety of household types, from students to seniors. Townhouses and other housing types to serve graduate students and professors. City concierge liaison for housing/relocations. Housing geared towards international students. Incentives to encourage owner-occupied homes.

2



Open Space Improvements

Develop green spaces at North Enterprise/Ridge (University-owned), downtown (City-owned), and South Main Street (privately-owned). Artistic use of green spaces. Community gardens on a larger scale and Exit 181 beautification. Public recognition of property improvements. Dog park near downtown.

3



Transportation Improvements

Complete implementation of 2007 Transportation Plan. Potentially redesigning Court Street for one-way traffic from BGSU to Downtown, with pedestrian and bicycle lanes. Completion of I-75 leading to potential business growth. Investigating rail transit options and additional charging stations for electric cars.

4



Bicycle and Pedestrian Improvement

Safe and frequent pedestrian crossings on Wooster Street. Repaving streets and sidewalks, and supporting cycling through appealing walk/bike corridors between downtown and BGSU as an alternative to Wooster. Bicycle and running paths for active lifestyles. Bicycle rental or bike share stations. Consider converting Court Street to a pedestrian zone.

5



Commercial Redevelopment

Focus commercial redevelopment on Wooster from BGSU to Downtown. Attract businesses to make BG a destination to outsiders, develop creative zones utilizing vacant properties. Tear down and redevelop vacant buildings on Wooster.

EARLY ACTION PROJECTS



Walk Bowling Green

Organize residents to assess time to walk to community amenities from key locations. Create and display wayfinding signs advertising those amenities and times to reach them.



EARLY ACTION PROJECTS



Neighborhood Clean Up Day

Pick up trash, clean up spaces within a portion of the neighborhood, students and longer-term residents.



EARLY ACTION PROJECTS



Mural / Public Art Project

Identify one or more locations for a mural or installation of public art which incorporates BG history / authenticity, and work with Art department to generate.



EARLY ACTION PROJECTS



Recycling/Reuse Day

Designate one day in Spring for donations and recycling. Make it a festive, fun event with information booths from local organizations focused on reuse, recycling, and sustainable living.



EARLY ACTION PROJECTS



Community Garden

Establish a community garden. Work with various community partners to establish and plant.



EARLY ACTION PROJECTS



House Painting and Landscape Day

Have neighbors apply to have their property selected for a one-day exterior makeover, including painting and yard landscaping. Maybe select one owner-occupied property and one rental.



EARLY ACTION PROJECTS



Better Block Party on Court Street

Test redesign of Court by temporarily establishing one-way traffic with expanded bicycle and pedestrian infrastructure for a weekend. Promote redesign as part of a block party.



EARLY ACTION PROJECTS

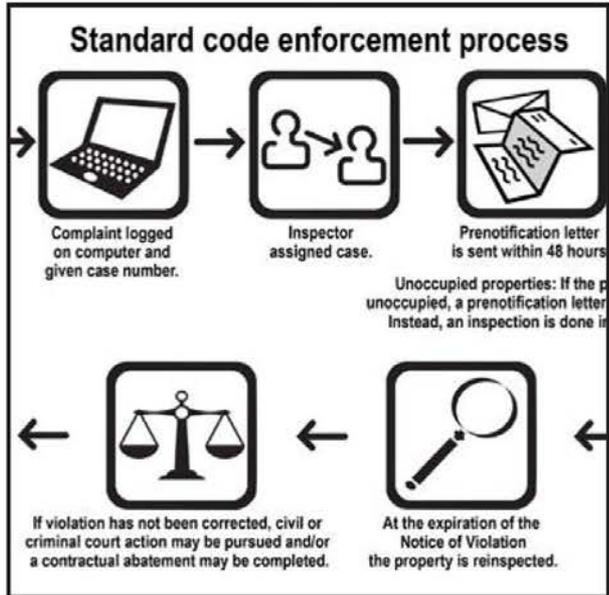


Establish Dog Park

Work with pet stores and dog community to locate property for establishment of a dog park. Potentially membership-based to help pay for maintenance.



EARLY ACTION PROJECTS



Code Enforcement Handout and Distribution

Create a simple “cheat sheet” for who to call for what type of issue, with a flow of how decisions get made and the timing of enforcement. This could also be an app or website. Distribute to residents.



EARLY ACTION PROJECTS



Bowling Green T-shirt Design Contest

Contest that could be held in tandem with other early action projects to link to the CAP and to recognize unity of community members. Work with art students to create t-shirt designs for competition.



Possible Early Action Projects

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Please check the project that you feel **should be pursued** in the next few months.

If you are interested in volunteering to help carry out an early action project, please sign the **contact form** on the flip side of this sheet.

If you have an idea for an additional early action project, please **write it in** on the flip side of this sheet.



WALK BOWLING GREEN



NEIGHBORHOOD CLEANUP DAY



MURAL / PUBLIC ART PROJECT



RECYCLING/REUSE DAY



COMMUNITY GARDEN



HOUSE PAINTING AND LANDSCAPE DAY



BETTER BLOCK PARTY ON COURT STREET



ESTABLISH DOG PARK



CODE ENFORCEMENT HANDOUT AND DISTRIBUTION



BOWLING GREEN T-SHIRT DESIGN CONTEST

* Funding and resources for early action projects are not available as part of this Community Action Plan. If necessary, volunteers will assist the team in identifying possible local funding and resources.



Possible Early Action Projects

CITY OF BOWLING GREEN, OHIO | BOWLING GREEN COMMUNITY ACTION PLAN | CAMIROS, LTD.

Name

Email

Phone

Would you like to **Volunteer to help** with an Early Action Project? **Sign Up Here**



Future Early Action Projects

Do you have an idea for a **Future Early Action Project?**
List it Here!

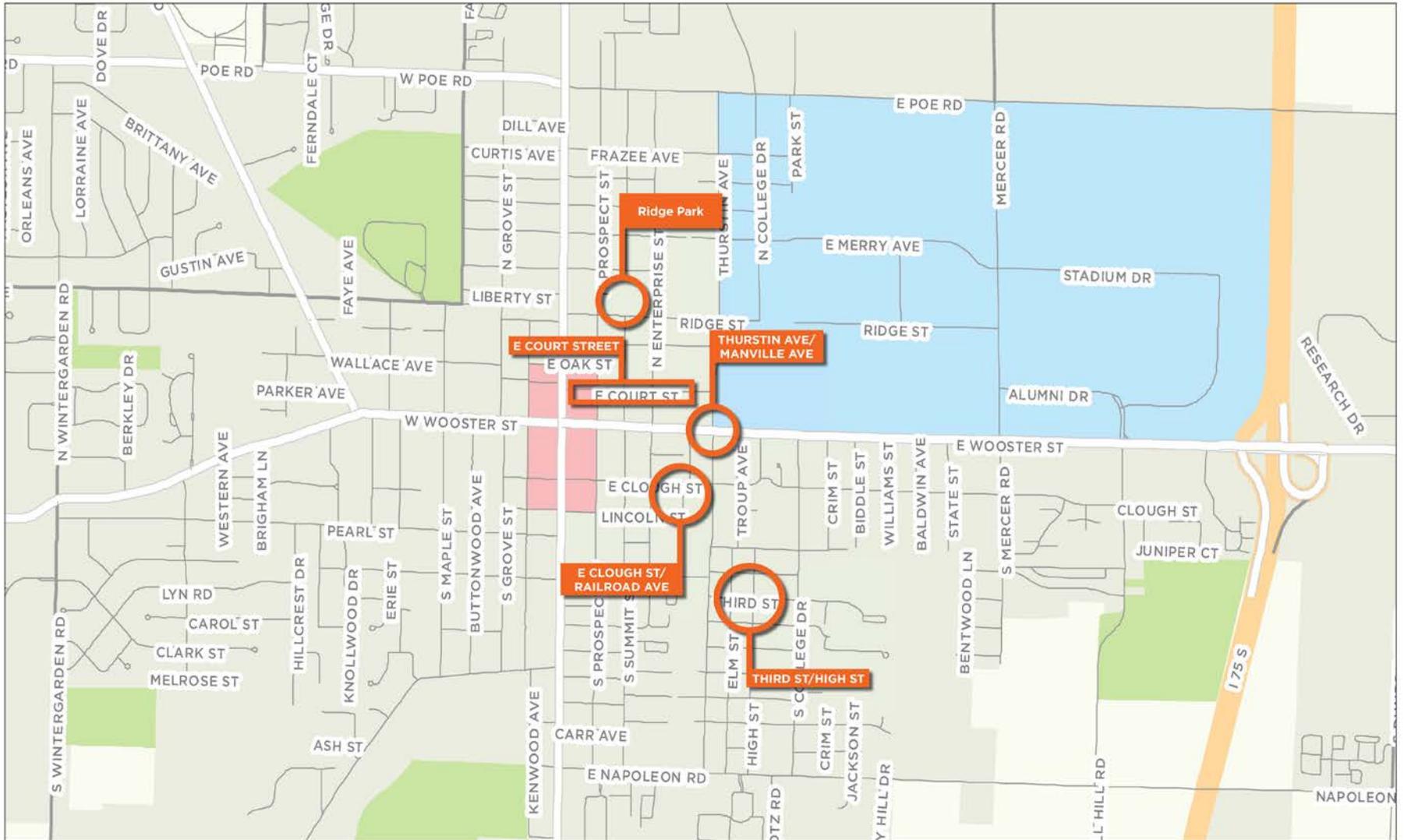


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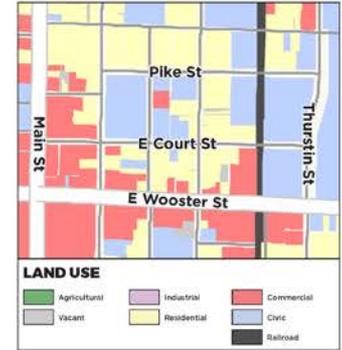
Focus Areas

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E. Court Street

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2014 Land Use Plan Goals

- ▶ Stop and then reverse "apartmentalization" of houses
- ▶ Improve livability and aesthetics
- ▶ Encourage health and fitness
- ▶ Allow transition uses and higher densities



HISTORIC RENOVATION



IMPROVED SIDEWALKS



BOULEVARD GARDENS



TRAFFIC CALMING



Highlight the **Three Images** that Best Represent Your Vision for the Area



MULTIFAMILY DEVELOPMENT



BICYCLE PATHS



TOWNHOME DEVELOPMENT



PUBLIC ART



GRANNY FLATS



— E. Court Street

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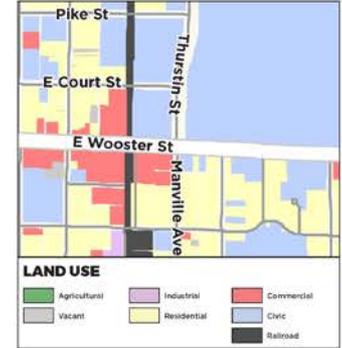
— E. Court Street

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— Thurstin Street / Manville Ave

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2014 Land Use Plan Goals

- ▶ Create positive first impressions
- ▶ Harness local flavor and character
- ▶ Encourage health and fitness
- ▶ Create seamless corridor to BGSU campus and other ways to attract students and employees downtown



FACADE IMPROVEMENT



IMPROVED PEDESTRIAN SAFETY



MULTIFAMILY DEVELOPMENT



MIXED-USE DEVELOPMENT



Highlight the **Three Images** that Best Represent Your Vision for the Area



COMMERCIAL DEVELOPMENT



OFFICE/COWORKING SPACE



BUSINESS INCUBATOR



PUBLIC ART



PARK/GREENSPACE



— Thurstin Street / Manville Ave

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— Thurstin Street / Manville Ave

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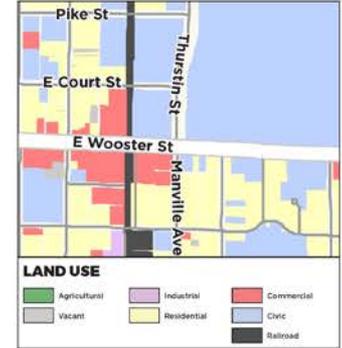
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MIXED-USE DEVELOPMENT



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OFFICE/COWORKING SPACE



BUSINESS INCUBATOR



PUBLIC ART

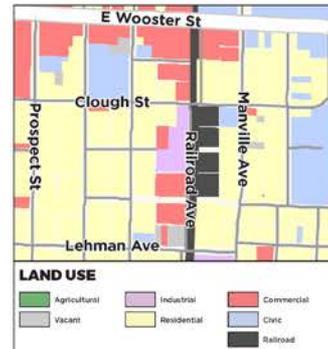
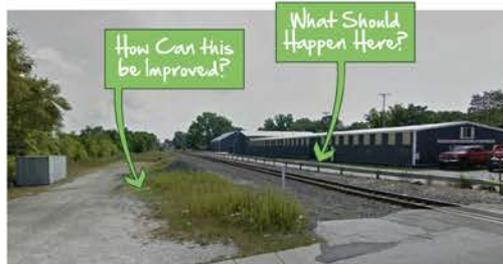


PARK/GREENSPACE



E. Clough Street / Railroad Ave

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2014 Land Use Plan Goals

- ▶ Enhance aesthetics of existing neighborhoods
- ▶ Establish new development that creates high livability
- ▶ Encourage health and fitness
- ▶ Create positive first impressions



RAILS-WITH-TRAILS



SMALL LOT SINGLE-FAMILY HOME



BUSINESS INCUBATOR



ARTIST STUDIOS



Highlight the **Three Images** that Best Represent Your Vision for the Area



MULTIFAMILY DEVELOPMENT



DOG PARK



LIGHT INDUSTRIAL



LIVE/WORK LOFT



BREWERY/TAPROOM



— E. Clough Street / Railroad Ave —

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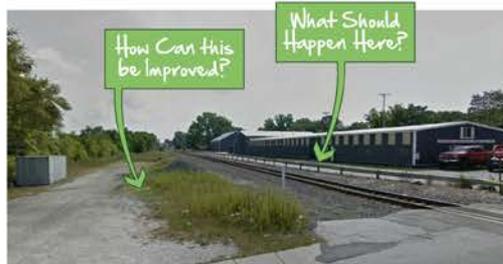
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MULTIFAMILY DEVELOPMENT



DOG PARK



LIGHT INDUSTRIAL



LIVE/WORK LOFT



BREWERY/TAPROOM



— Third Street / High Street

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2014 Land Use Plan Goals

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CORNER STORE



STREET TREES



VEGETATIVE SCREENING



SMALL LOT SINGLE FAMILY HOME



Highlight the **Three Images** that Best Represent Your Vision for the Area



POCKET PARK



MIXED-USE DEVELOPMENT



MULTIFAMILY DEVELOPMENT



TOWNHOME DEVELOPMENT



BIKE LANES/"SHARROWS"



— Third Street / High Street —

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— Third Street / High Street

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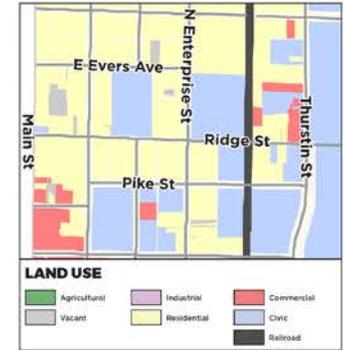


BIKE LANES/"SHARROWS"



Ridge Park

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2014 Land Use Plan Goals

- ▷ Stop and then reverse "apartmentalization" of houses
- ▷ Improve livability and aesthetics
- ▷ Encourage health and fitness
- ▷ Allow transition uses and higher densities
- ▷ Promote NE blocks to University staff, alumni, and other families



SENIOR HOUSING



MULTIFAMILY DEVELOPMENT



GRANNY FLATS



BIKE LANES/"SHARROWS"



Highlight the **Three Images** that Best Represent Your Vision for the Area



TOWNHOME DEVELOPMENT



COMMUNITY GARDEN



PARK ACTIVITIES



PUBLIC ART



HOME RENOVATION



Ridge Park

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Home Get Started Info Sign in

Welcome to Fund Your ParkSM, the only crowdfunding site dedicated to Parks and Recreation.

Ridge Park

by [Bowling Green Parks and Recreation Dept](#)

Impact Area: Health and Wellness

Region: Mid West

Ridge Park is the first public green space in one of the most economically challenged areas of the City of Bowling Green, OH.

\$56,385

RAISED OUT OF \$65,000

54

DONORS

0

DAYS REMAINING



Campaign

Team

Donors (54)

Updates (6)

About this project.

Ridge Park is a vital part of rejuvenating one of Bowling Green's most economically challenged neighborhoods. This 3.5-acre public park will be grown on the site of a former elementary school and provide much-needed play space within walking distance for families living in Ward One of the city. This is the first park in the area, generating crowds of residents at public meetings to share their vision of what their new park should include: shady trees near a playground with benches for parents and grandparents and a large play area for baseball, soccer or other grass sports.

Now it's time for the Bowling Green Parks and Recreation Department to find private funds to match their limited public dollars and make Ridge Park a reality. With no increase in public funding, this public/private partnership has worked before to add woodland to the nature preserve, create a public garden park, add playgrounds to other parks and even build the first skate park in Bowling Green, OH. Won't you help us make Ridge Park a reality?

Playground equipment will be geared for children 4-10 years of age. The city will install and maintain the playground, providing regular inspections and maintenance and add trees and benches to the southern portion of the site. A large green space covers over 2-acres at the north providing room for a baseball backstop, soccer goals and open areas for play and relaxation. Neighbors and people from across the city are excited to



Like Share 182 people like this. Be the first of your friends.

TIME REMAINING

days 00 hours 00 min 00 sec

\$56,385 raised

Funding for this Campaign ended on 2014-10-25.

Embed This

TEAM

— Ridge Park

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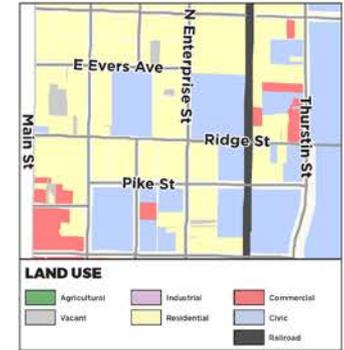
— Ridge Park

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Ridge Park

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MULTIFAMILY DEVELOPMENT



GRANNY FLATS



BIKE LANES/"SHARROWS"



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TOWNHOME DEVELOPMENT



COMMUNITY GARDEN



PARK ACTIVITIES



PUBLIC ART



HOME RENOVATION



YOUR VISION

Possible Early Action Projects

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MURAL / PUBLIC ART PROJECT



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BOWLING GREEN T-SHIRT DESIGN CONTEST

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NEXT STEPS

- Farmers Market
- Task Force Meeting 2
- Community Meeting 3
 - Draft Concepts and Strategies

www.bgohio.org/community-action-plan

