

# CENTRAL DISTRICT

## SPECIFIC PLAN AREA

*June 26, 2018*



**OUR PASADENA**

PUTTING THE PLAN IN MOTION

**WELCOME**



# Workshop Agenda



## Introduction

Provide information about the program and introduce the team



## Background Information

Share information about the Central District Specific Plan area



## Small Group Discussion

Engage in a conversation with the community about the future

# BACKGROUND

*The 2015 General Plan*



# Pasadena's General Plan

Sets forth a long-term vision and plan for how the City should grow and develop



## Elements

Land Use

Mobility

Housing

Noise

Open Space and Conservation

Safety

Green Space, Recreation and Parks

## Guiding Principles



Target growth to enhance quality of life



Preserve historic resources



Promote economic vitality



Balance all areas of sustainability



Make car-free circulation possible



Be a leader in the region

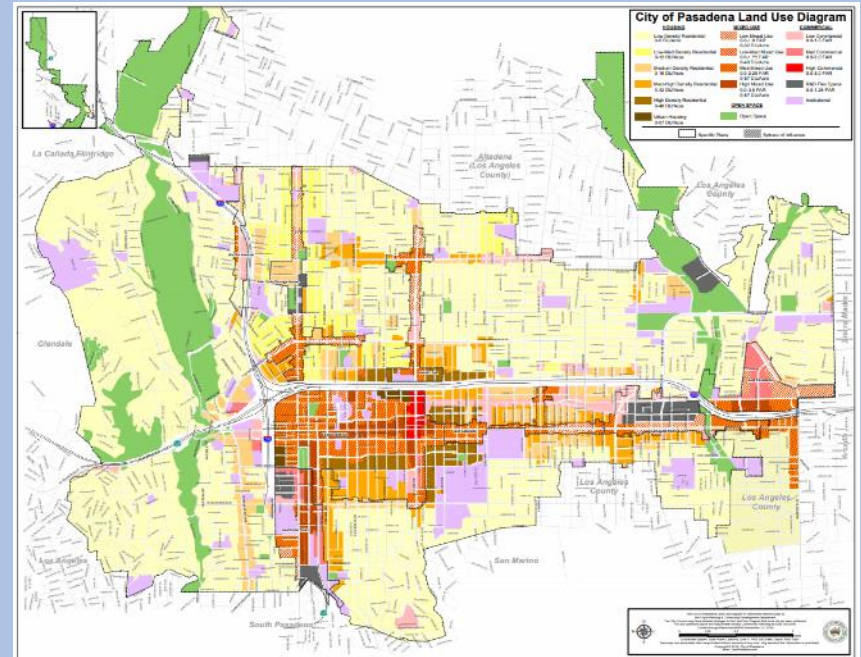


Welcome community participation



Commit to diverse education

## Land Use Diagram



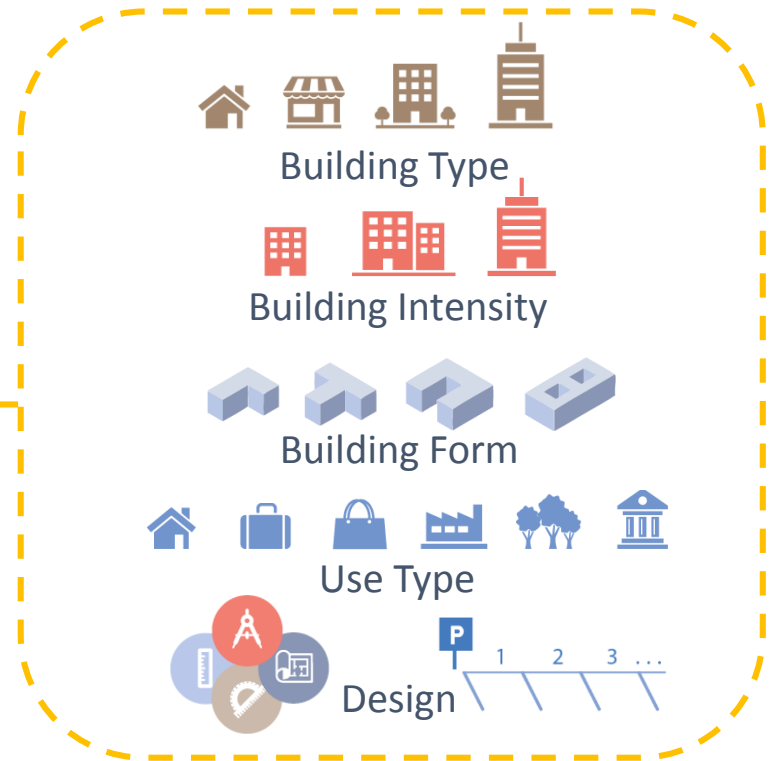
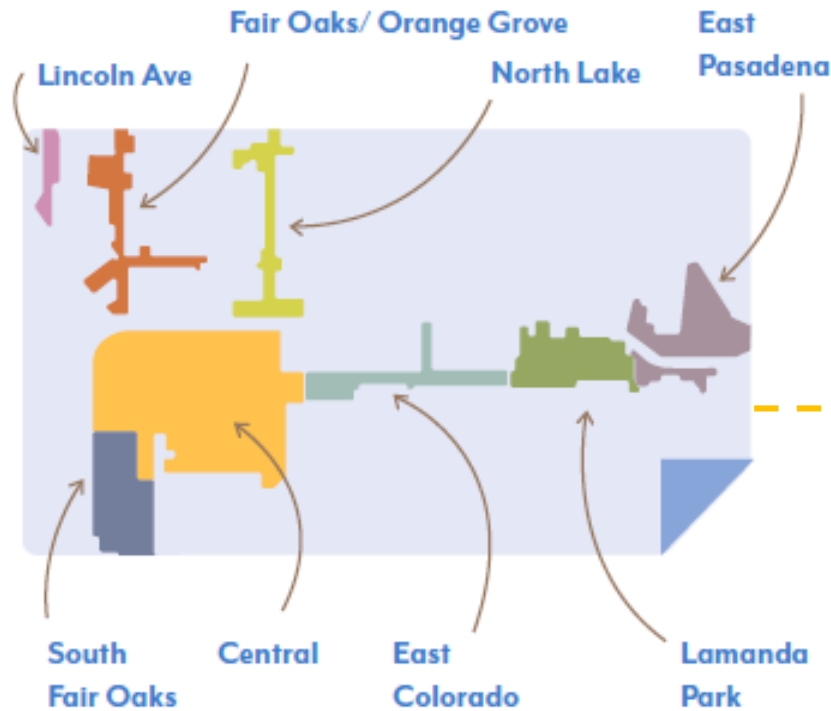
## Development Capacities

*“Policy 1.3 Development Capacities. Regulate building intensity and population density consistently with the designations established by the Land Use Diagram.”*

# Regulating Development

## Specific Plans and the Zoning Code

Implementation



# PUTTING THE PLAN IN MOTION

*What is 'Our Pasadena'?*



# Updating Existing Rules



Central  
District



East  
Colorado



East  
Pasadena



Fair Oaks/  
Orange Grove



Lamanda  
Park



Lincoln  
Avenue



North  
Lake



South  
Fair Oaks

## Program objectives

- Create **tailored development regulations** to address building form, uses, and density that reflect community values
- Create **new Zoning Districts** to correspond with the new Land Use Designations (e.g., Mixed-Use and R&D Flex)
- Create concise and **understandable rules and regulations**



# Program Timeline



## PROGRAM LAUNCH

Kicked off Our Pasadena- Putting the Plan in Motion by hosting three citywide open houses to introduce the program and solicit broad input about community values and concerns.

### Purpose

Educate the public about the program and opportunities for participation. Initial feedback provided a "temperature check" of the community.



## WORKSHOP #1

The first workshop's objectives are to refine the General Plan vision, goals, and policies as they apply to each unique Specific Plan Area. Discuss desired land uses, density ranges, and general urban form.

### Purpose

Feedback will help in developing potential alternatives for each Specific Plan area.



2018



2019

## WORKSHOP #2

The objectives for the second workshop are to present land use and urban form alternatives in response to input received, as well as existing conditions analysis, and economic analysis.

### Purpose

Feedback will inform the development of a draft Specific Plan document and crafting of Zoning Code changes for implementation.



2020

## WORKSHOP #3

The objective for the third workshop is to present the draft Specific Plans, including draft goals/policies, densities, urban design guidelines, land uses, regulatory schemes, and potential implementation strategies.

### Purpose

Comments received will assist in refining the draft document that will be presented to Design and Planning Commissions and City Council.



2021

## ADOPTION PROCESS

City will present the Specific Plan document and proposed Zoning Code changes to the Design and Planning Commissions for their recommendations, and ultimately the City Council for final approval. Public hearings will be held at each step.

### Purpose

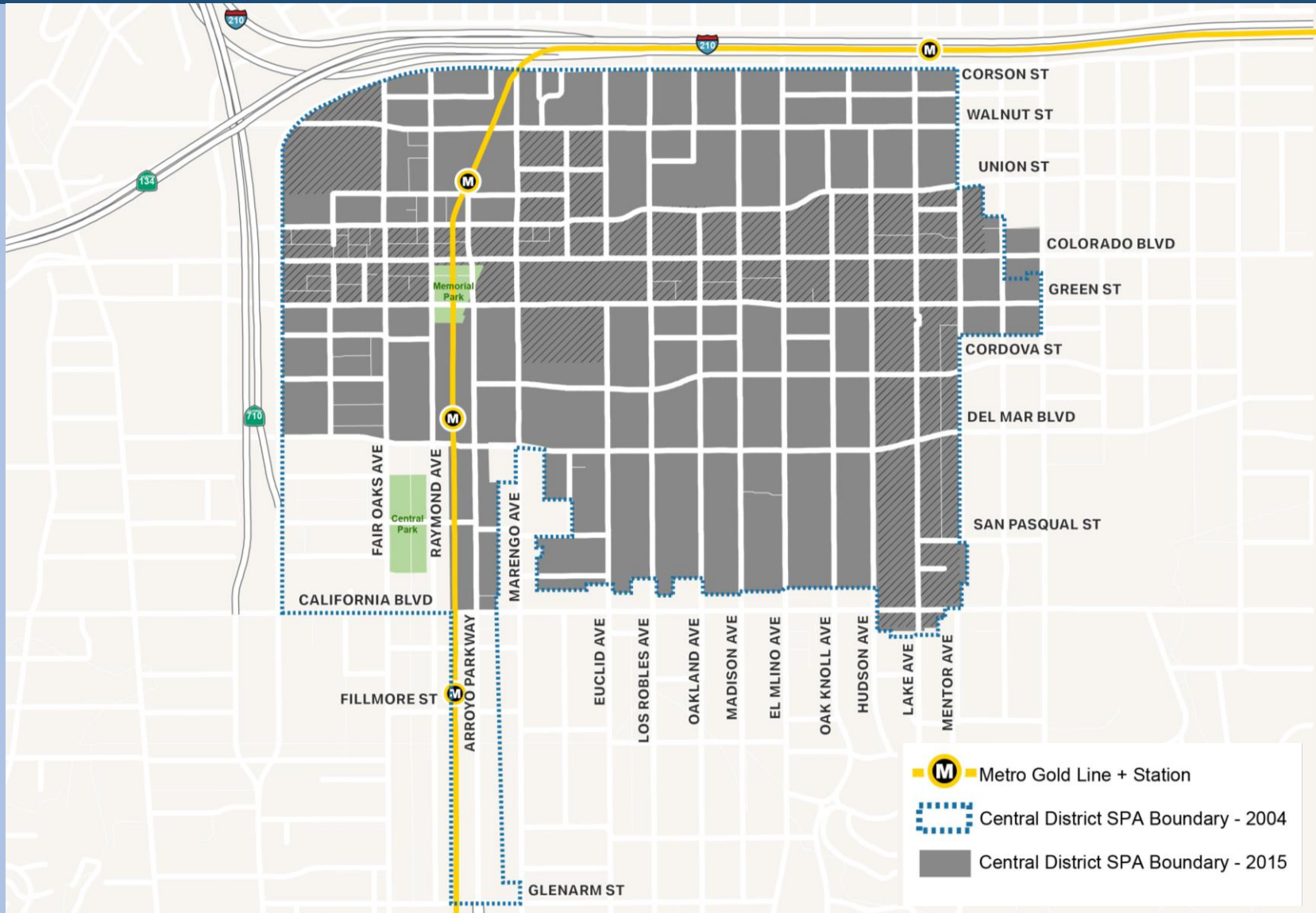
Adopt the Specific Plans and corresponding changes to the Zoning Code so that future development in the City reflects the community's values and is consistent with the General Plan.

# PLANNING FOR TOMORROW

*What is envisioned for this area?*



# Central District Specific Plan Area



# General Vision for Central District

## Neighborhood Identity

Enhance the uniqueness of different sub-districts

## Contextual Development

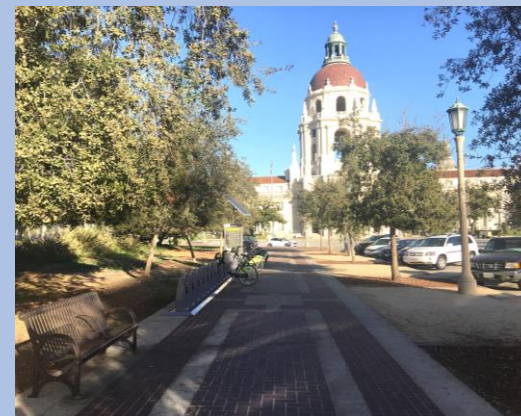
New development compatible with scale, density, and urban design features of historic buildings and districts

## Building Orientation

Primary business orientation to streets and open spaces, secondarily to parking lots

## Public Art

Preserve and enhance existing art in Civic Center area





# General Vision for Central District

## Focus Growth

Pasadena Playhouse, Civic Center/Midtown, Northeast Gateway, Walnut District, and transit station areas

## Gold Line Transit Villages

Concentrate higher density development with mix of retail, office, and multi-family uses

## Housing Choice

Variety of housing options in terms of type, location, size, and price

## Economic Opportunities

Strengthen economic vitality by supporting existing businesses and commercial development



# General Vision for Central District

## Circulate Without Cars

Improve network of transit, walking, and bicycling opportunities

## Network of Public Space

Establish and maintain pedestrian walkways with a unified network of public areas

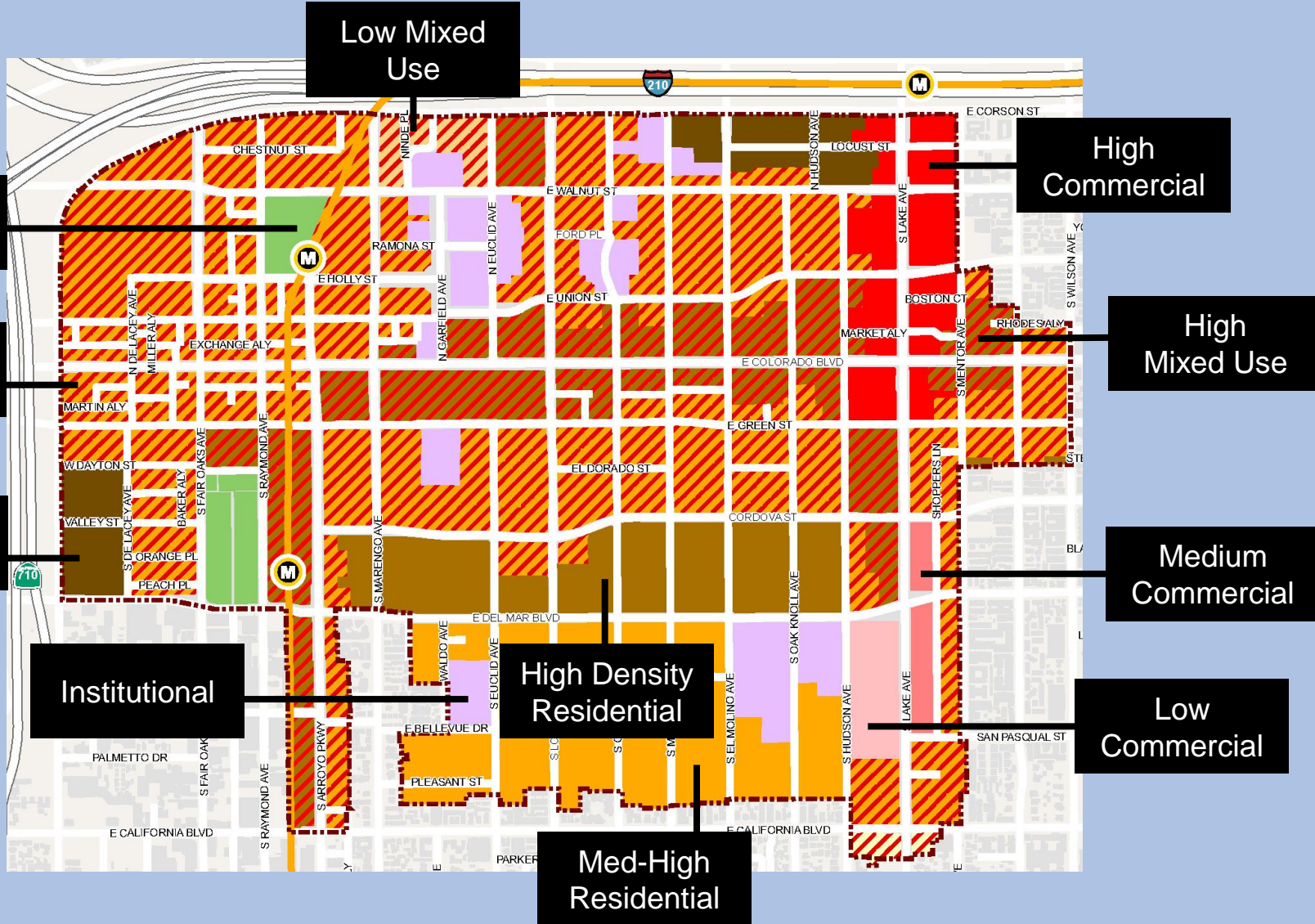
## Street Vitality

Sustain a vibrant pedestrian atmosphere in areas dominated by civic and office uses by encouraging residential development



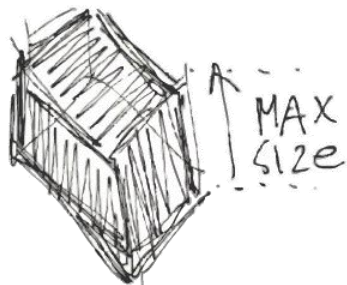


# General Plan Land Use

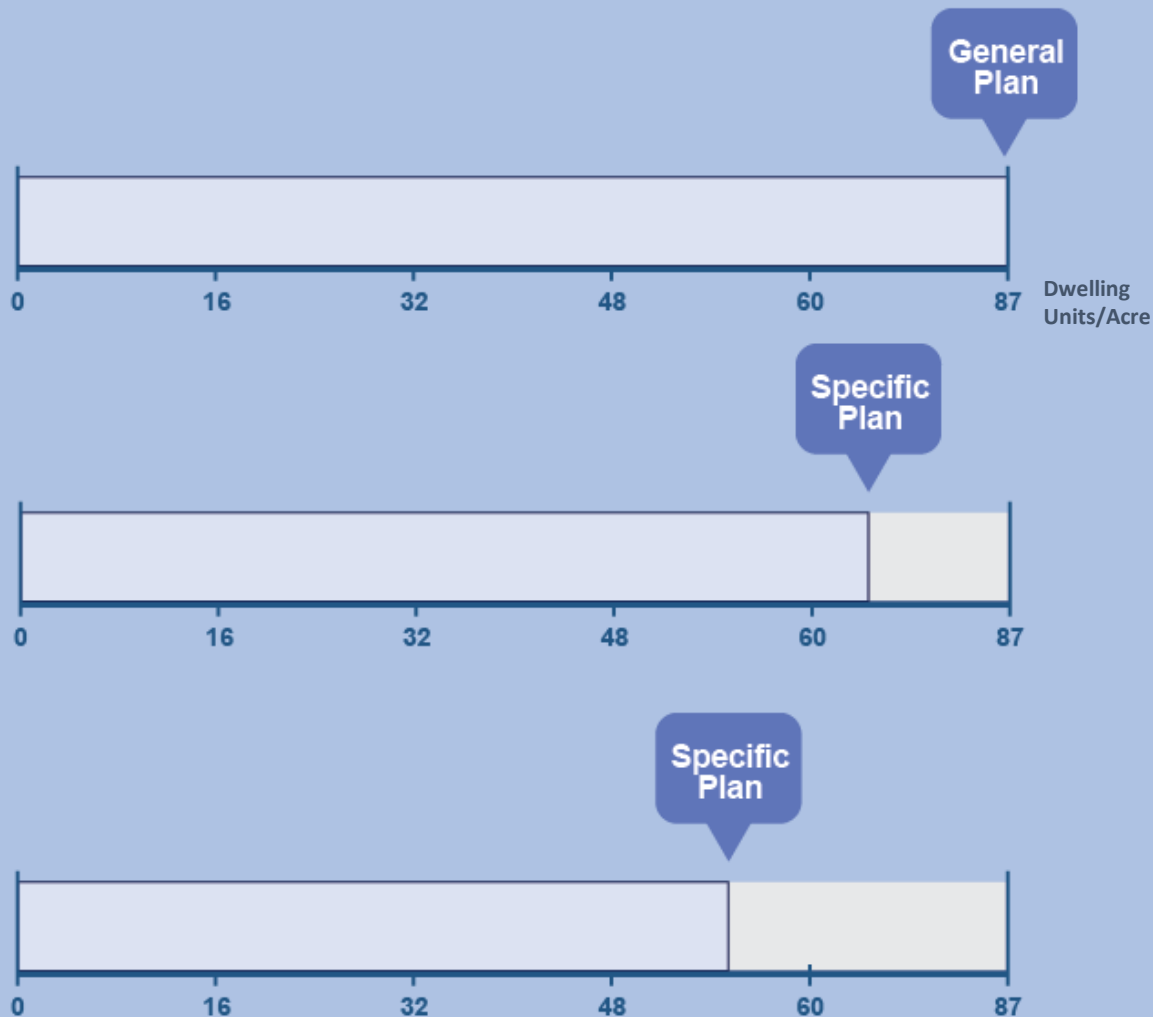


# Refining the Vision

## General Plan: *Housing*



## Specific Plan: *Mid-Rise*





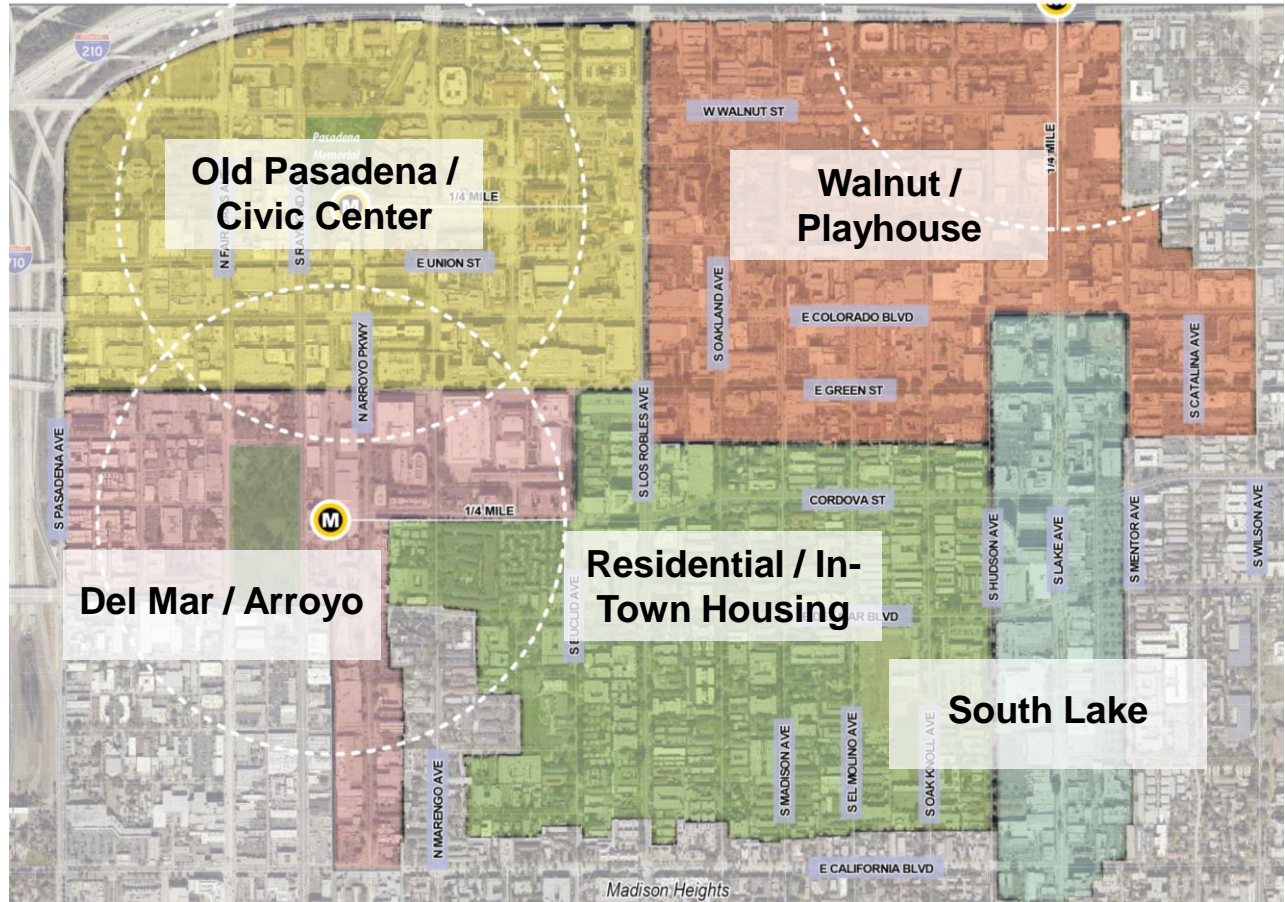
# SMALL GROUP DISCUSSION

*Let's talk about the details*



# Discussion Format

- One small group for each focus area
- Two rounds – pick your top two!
- 30 mins for each round
- Report back after the second round



# Discussion Objectives



- Share thoughts, opinions, aspirations for the area
- Gather feedback about land uses, development, public space, and mobility
- Explore ideas for the neighborhood's future
- Listen and learn

# CONCLUSION

*What's next?*



# Other Upcoming Workshops

## EAST PASADENA

May 17, 2018  
6:00 - 8:00 p.m.

Armenian General  
Benevolent Union  
2495 East Mountain Street  
Pasadena, CA 91104

## SOUTH FAIR OAKS

May 24, 2018  
6:00 - 8:00 p.m.

Los Angeles  
College of Music  
370 South Fair Oaks Avenue  
Pasadena, CA 91105

## LINCOLN AVENUE

June 14, 2018  
6:00 - 8:00 p.m.

Lincoln Avenue  
Baptist Church  
1180 Lincoln Avenue  
Pasadena, CA 91103

## NORTH LAKE

June 21, 2018  
6:00 - 8:00 p.m.

Lake Avenue Church  
393 North Lake Avenue  
Pasadena, CA 91101

## CENTRAL DISTRICT

June 26, 2018  
**Tonight's  
Meeting**

85 East Holly Street  
Pasadena, CA 91103

## FAIR OAKS/ ORANGE GROVE

July 12, 2018  
6:00 - 8:00 p.m.

Fair Oaks Renaissance  
Plaza, Community Room  
649 N. Fair Oaks Avenue, #203  
Pasadena, CA 91103

## EAST COLORADO

July 17, 2018  
6:00 - 8:00 p.m.

Pasadena Community  
College, Creveling Lounge  
1570 East Colorado Boulevard  
Pasadena, CA 91106

## LAMANDA PARK

July 26, 2018  
6:00 - 8:00 p.m.

Pasadena Christian Church  
789 North Altadena Drive  
Pasadena, CA 91107

Workshop dates and locations are subject to change, please visit us online or follow us on social media to get the most updated information.

  @ourpasadena

[ourpasadena.org](http://ourpasadena.org)

**THANK YOU**

