

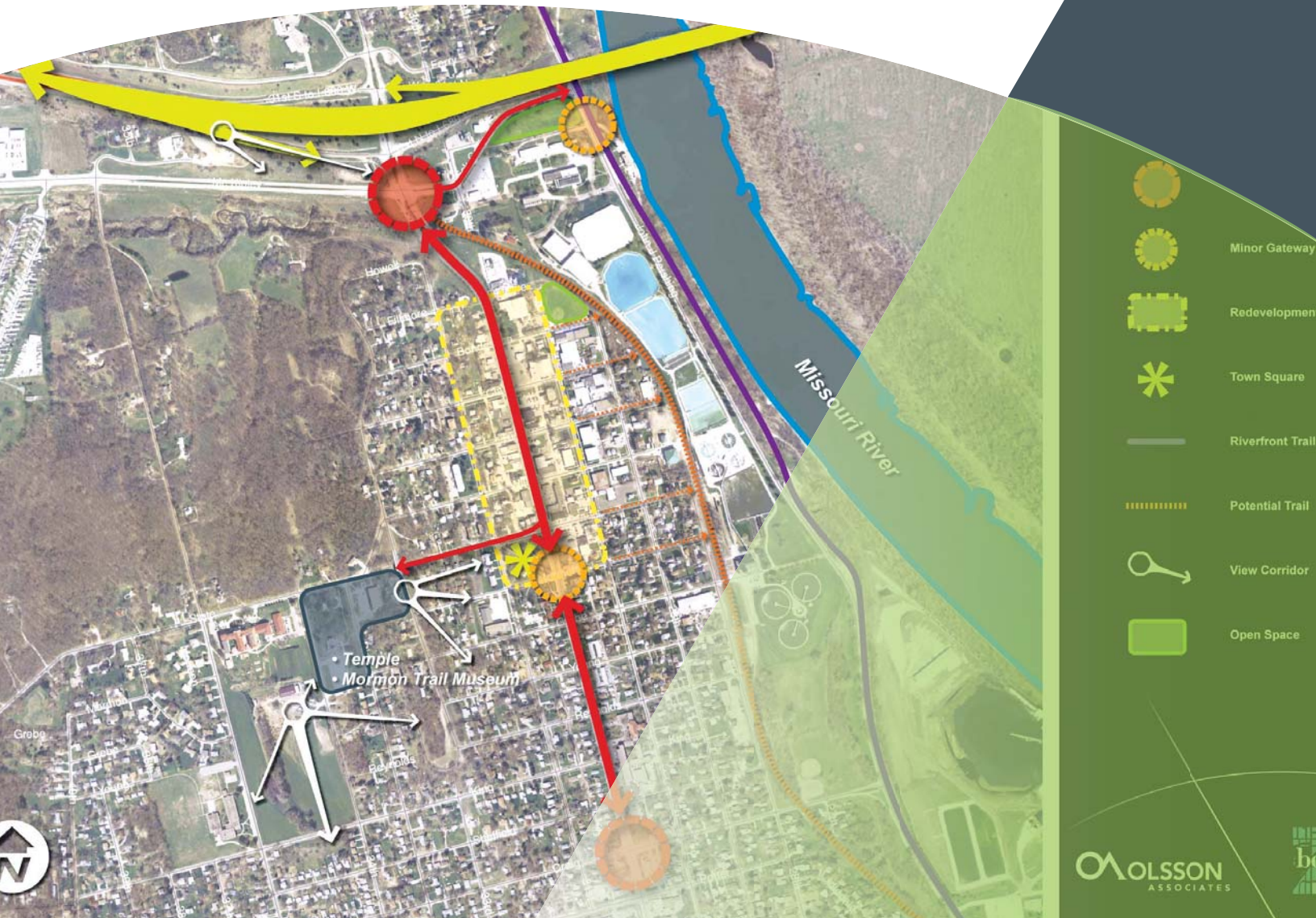
URBAN PLANNING AND DESIGN

Our Urban Planning and Design team helps communities create a desirable sense of place by defining a vision and creating a plan to achieve that vision.

Well-thought-out plans start with carefully assessing existing community assets and conditions and what may be needed in the future. Communities can then proactively prepare for infrastructure, public facilities, parks, housing, and future land-use needs.

Effective planning has many benefits for communities. It can attract new businesses and residents, spark capital improvement expenditures, and renew community pride.

Olsson Associates' national team of urban planners and designers is supported by our transportation, land development, and civil engineering experts, and our environmental scientists. They work together to create lasting, quality places for people to live.

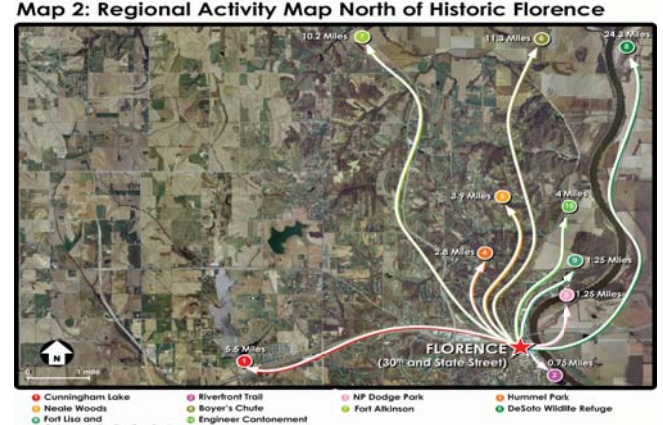
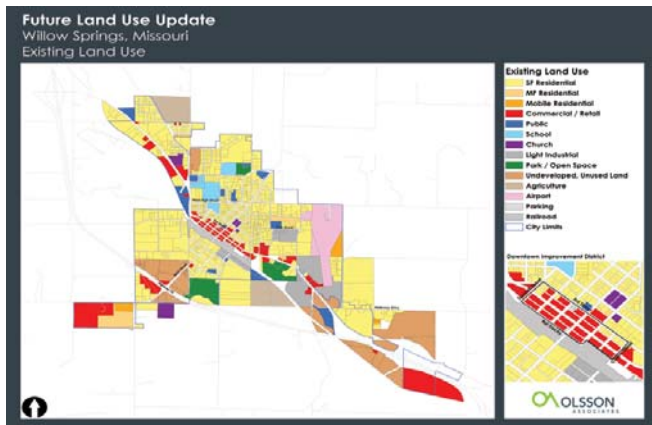
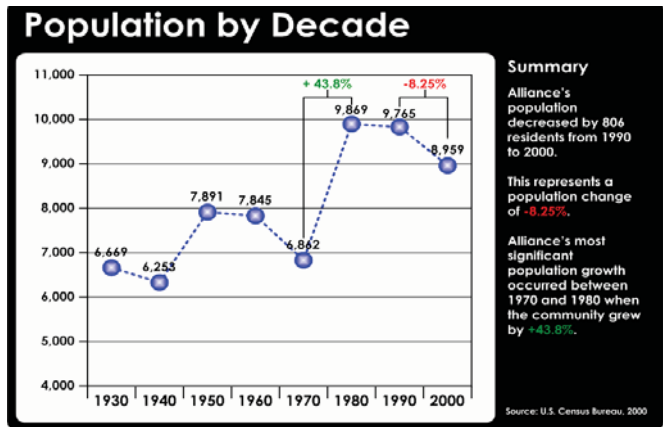
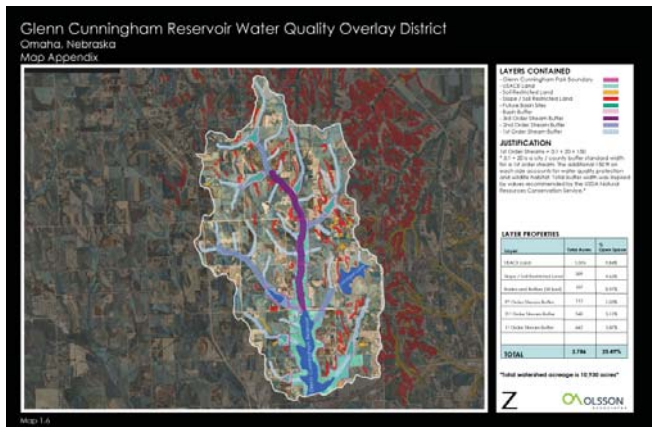


Planning Services

- Comprehensive Planning
- Community and Regional Area Plans
- Zoning and Subdivision Regulations
- Municipal Code Review
- Community Imaging and Branding
- Design Guidelines

Urban Design Services

- Streetscape
- Plaza
- Waterfront
- Design Guidelines
- Open Space
- Urban Redevelopment Plans



LEAVENWORTH COMPREHENSIVE PLAN

N eighborhoods

Neighborhoods Introduced

Communities are essentially a collection of neighborhoods. A neighborhood can be defined as a network of individuals, families, and households that share several characteristics. These include geographic location, cultural dynamics, activity patterns, organizational relationships (HOA), jurisdictional boundaries (voting wards), social interests, public facilities and services, schools and parks. Neighborhoods are the social foundations of every community. The social fabric of all communities is directly intertwined and dependent upon neighborhood strength and vitality. Neighborhoods provide residents with a sense

of place, pride of community, opportunity for social interaction, and recognizable community character. Existing and functional neighborhoods create stronger communities with distinct character. Successful neighborhoods can be defined by the diversity of housing types, styles, and price ranges. Many communities have established neighborhoods located near the original downtown. As a result, these neighborhoods are built upon the existing grid street pattern. These classic neighborhoods are successful because they offer a variety of housing choices that appeal to people of all

ages and socioeconomic levels. These neighborhoods are also successful because they contain ample open space and are located on interconnected and pedestrian-friendly streets. However, successful neighborhoods of any era commonly include a variety of consistent themes. Rich and diverse neighborhoods result from the preservation, restoration, and use of historic and classic structures. Neighborhoods that embrace the conservation

and restoration of environmental resources also provide more value for residents. Public spaces or civic buildings like libraries, schools, community activity centers, or post offices can give the neighborhood definition and character. Interconnected streets with attractive landscapes provide pedestrians with an inviting and pleasant streetscape. Successful neighborhoods also include ample green spaces. Green spaces include block parks, school playgrounds, biking trails, and linear trails. Ideally, these green spaces connect and link neighborhoods together.

