

2. NEIGHBORHOOD MEETINGS

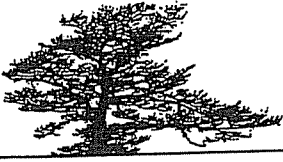
As part of WENA's goals for this planning effort, the residents of the Westcott Neighborhood were invited to two public meetings to both be aware and informed of this effort and to participate in the goals setting and "hands-on" planning of this "Westcott Renaissance" project.

A. 1st Public Neighborhood Meeting

April 24, 1996; 7 - 9:30 p.m. Levy Middle School.
"Goals and Objectives" setting session.

B. 2nd Public Neighborhood Meeting

May 22, 1996; 7 - 9:30 p.m. Levy Middle School.
"Preliminary Survey Findings:
"Preliminary Plan Presentation"
Neighborhood Evaluation
Neighborhood Planning/Design "Charette"



CARL JAHN & ASSOCIATES

LANDSCAPE ARCHITECTS * PLANNERS * ENVIRONMENTAL DESIGNERS

WENA/WESTCOTT ST. BUSINESS DISTRICT PLAN QPK #3-96069.00

MINUTES OF PUBLIC MEETING

Location: Levy Middle School

Date: April 29, 1996 - 7:00 - 9:30 p.m.

Present: Ollie Clubb - WENA Coordinator
Carl Jahn/Bob Haley - Carl Jahn Associates
45-50 Neighborhood Residents and WENA Members

Purpose of this meeting is to inform and involve the neighborhood Community and gather goals and objectives with regard to the revitalization of the Westcott Business District.

- I. Ollie Clubb presented an overview of the origin, objectives and current status of the project.
- II. -Ollie Clubb indicated this Comprehensive Plan will be complete on-or about June 30, 1996.
- III. The meeting was advertised and open to the general public.
- IV. Michelle Thomas facilitated the discussion to obtain input, field questions and gather information on how the Westcott Business District (WBD) is perceived and what visions participants would like to see for the area. Response was requested on 3 topics:
 - what you "LIKE" about the WBD
 - what you "DON'T LIKE" about the WBD
 - what are your "VISIONS AND HOPES" for the WBD

V. RESPONSES / COMMENTS

A. "LIKES"

1. I like: Seven Rays Book Store, Agora, Chatterbox Cafe, Boom Babies.
2. A major plus is not having a national chain store in the area.
3. I like the people (sense of community). "Good interaction."
4. I like the cultural and ecological diversity and mix of people.
5. human scale, small scale aspect of neighborhood.
6. easy to walk to many businesses.
7. like having a theater that shows art films.
8. like having annual celebration (block parties). "Great" (could it happen more often?)
9. like take-out food variety.
10. like the artistic murals of the area.
11. like having the swimming pool, Thornden Park and Library close by.
12. like having a police storefront.
13. like the window display at Boom Babies.
14. like the unique shops. "7-Rays", "Boom Baby's"
15. like having a hardware store in the area.

16. like having the bus route that goes through the Business District.
17. like having a lot of children in the area.
18. like having a chiropractor in the area.
19. like having a belly dance teacher in the area.
20. like the size of the Big "M" Supermarket -- not too big, easy to get around.
21. like the history that is associated with Beech Street.
22. like the affect that the buildings are low (one-story) and all different.
23. like having a cafe at which you can sit and talk (neighborhood environment).
24. like having bars in the area.
25. like the trees lining the walkways.
26. like knowing business owners.
27. Big "M" lets you stretch your dollar.
28. allows for good interaction with the people.

B. "DISLIKES"

1. too much traffic on Westcott Street.
2. no place to park (near Harvard & Westcott).
3. need to create a loading zone for store deliveries.
4. need a place to "hang out" (outside gathering space).
5. not much seating on street.
6. do not like "Domino's drivers." They speed, rush through intersections & sidewalks.
7. area feels unsafe - no longer safe at night. Children have had their bikes stolen from them after school. This has been going on for 4-5 years.
8. college students make noise and cause disturbance late at night - bar related.
9. drugs and prostitution are now a serious problem. (never before)
10. need places to eat "outdoors."
11. moving traffic is a problem -- "unsafe."
12. do not want any outside eating areas. (potential loitering spaces for unwanted activities.)
13. need more code enforcement officers (to require building maintenance).
14. absentee landlords not maintaining their property (again, need for code enforcement by City).
15. at night, cars park on both sides of Harvard Street making it difficult to pass and get through due to the narrow street (bar customer related).
16. the area is generally deteriorating.
17. litter is everywhere; garbage and trash left on sidewalks.
18. too many bars.
19. not enough night lighting on the side streets (Harvard & Dell St.)
20. not enough greenery (trees) along streets.
21. Westcott Street should look like daylight at night (increased lighting).
22. should provide 90° or angle parking to increase number of cars.
23. dangerous pedestrian environment.
24. sidewalks not wide enough.
25. need softer lighting, not "daylight."
26. having police present does not attract customers to the area.
27. outdoor sitting deters crime -- extend cafe time -- "take back the night."

28. not enough public space.
29. not all merchants keep sidewalks clear of snow in winter.
30. need a buffer zone of trees (etc.) between the street and sidewalk.
31. too much bar traffic late at night.
32. merchants are not working together:
33. ex: parking should be concentrated and shared by all businesses, in lots, creating more open public space
34. do not like parking meters.
35. Dell St. and Harvard St. should act as pedestrian access avenues to Westcott Street.
36. side streets (Dell & Harvard) have broken sidewalks and trash cans making it difficult to pass and walk (not visually enticing).

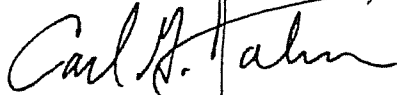
C. "VISION & HOPES"

1. Better pedestrian approaches to business center.
2. "Visual Enticing," a better visual business presence.
3. Need handicap ramps at crosswalks and intersections.
4. Want an animal-free area.
5. Create a historic neighborhood of businesses and residences.
6. Create a place for chaperoned children activities.
7. Like a "Village" setting:
 - diagonal parking
 - one way on Dell & Harvard Streets
 - create artistic flavor/character - theater, restaurants, galleries, jazz, etc.
8. Create Village Square:
 - concentrated parking - will cut the parking problem in half.
 - combine parking with Park setting, trees, walks.
 - seating areas adjacent to parking lots, with view of cars.
9. Control (slow down) traffic by adding traffic lights at each end of Westcott Business District.
10. Close end of Dell, Harvard and Victoria Streets, forcing cars through "the grid."
11. Vision:
 - make people feel welcome, relaxed
 - up-to-date
 - a clean place
 - everybody is accepted
12. European cuisine: - outdoor sitting areas; - French restaurants; - outdoor cafe.
13. Stores should show their wares on sidewalk -- "sidewalk sales"
14. Have a weekly open market.
15. Good bakery with toy store. (creative people-places for adults and children)
16. Take little kids to the area. A good place to bring kids.
17. More trees and greenery.
18. Keep Westcott St. character and scale. Do not bring in something new.
19. Angle parking.
20. Focus should be on 'Saving the Community.'
21. Control the Westcott Street speed limit -- traffic moves too fast.
22. Provide more light on side streets.
23. Provide a mini post office for stamps and mailing packages.
24. Would like to have a pharmacy in the Business District.
25. Would like to have bank in the Business District (to pay NIMO/cable/phone, etc.).

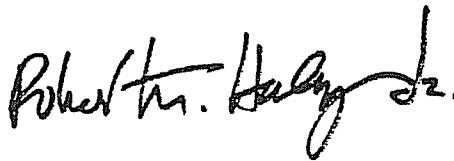
26. Would like a 'Village' atmosphere with:
 - small scale
 - post office
 - pharmacy
 - history related to the Beech Street.
 - ornamental lighting
 - public transportation
 - more non-alcoholic night entertainment
 27. Better support and activities for area youth.
 28. Provide a Teen Center and Sherman Park support groups.
 29. Would like lights in Thornden and Berry Parks for night basketball.
 30. Like to see shrubs in planters.
 31. Sidewalks should have more brick, and less concrete.
 32. Would like to see a small fountain at intersection of Beech and Westcott Street that would create a focal point.
 33. Would like a Community bulletin board centrally located (kiosk).
 34. Many building walls are blank -- would like to see more mural projects to decorate these buildings (unique to Westcott St. area).
 35. More public space for pedestrians, not cars.
 36. Reduce parking (outside Dorians).
 37. Promote civic life: - carry-out food; - more restaurants.
 38. More plants - must connect with nature, not be separate from nature.
 39. Need a marketing effort to promote the Business District.
 40. Get rid of the trash.
 41. Eliminate the visual vertical intrusion: - parking meters; - power poles; - simplify the pedestrian vision.
 42. Enforce the non-sale of "take-out/package" alcoholic beverages after 11:00 p.m.
 43. No police station.
 44. provide more news letters of activities and upcoming events.
- VI. Bob Haley indicated the Schematic Design Charette is tentatively scheduled for May 22 at 7:00 p.m. at Levy School. (Final date will be verified and advertised.)
- VII. The Residential Market Survey should be returned by May 15, 1996.

Respectfully submitted,

CARL JAHN & ASSOCIATES



Carl G. Jahn, ASLA
Robert M. Haley, AIA
CGJ/RMH:rim



- cc: Tony Gigliotti - Pres. of WENA
*Samuel Gruber - WENA/Steering Committee (for distribution)
Ollie Clubb - WENA/Steering Committee Coordinator
Chris Tzetzis - WENA/Steering Committee
Richard Hawks - WENA/Steering Committee
Jim Sharples - Orange Consulting Group
Scott Mueller - Orange Consulting Group
Carl Jahn / Robert Haley - CJA

*Extra copies for distribution to WENA/Steering Committee

Please notify this office of discrepancies within 10 days.

Second Neighborhood Meeting WENA/Westcott Street Business District Plan

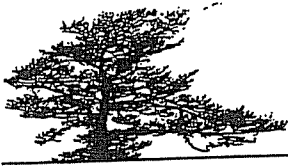
WHEN: Wednesday, May 22, 1996, 6 p.m. to 9 p.m.
WHERE: Levy Middle School, at Fellows Avenue and Harvard Place

AGENDA (Start at 6 p.m.)

1. INTRODUCTION/GOALS AND PROCESS (Ollie Clubb & CAJ) 10 min.
 - a. Review of Project Goals and Progress to date.
 - b. Purpose of this "Second Neighborhood Meeting."
2. PRELIMINARY SURVEY RESULTS (Orange Consulting Group) 10 min.
 - a. Residents' Survey (Perceptions of the Business District).
 - b. Merchants' Interviews (Individual Merchant Views and Needs).
3. SITE ANALYSIS/PRELIMINARY PROPOSALS (CAJ) 30 min.
 - a. Physical Assets and Liabilities of the Area.
 - b. Preliminary Proposals (Improvements and Alternatives).
4. PLAN EVALUATION (7 p.m. to 7:30 p.m.±)
(Following the facilitation format of first meeting with Michelle Thomas, obtain neighborhood responses to the proposals:)
 - What Ideas Don't You Like? (10 minutes)
 - What Ideas Do You Like? (15 minutes)
5. SPLIT INTO 4 EQUAL GROUPS / 5-MINUTE BREAK
6. REGROUP FOR DESIGN WORK SESSION: "CHARETTE" (7:30 p.m. to 8:30 p.m.)
(From the conclusions identified above and working with Landscape Architects and Architects:)
 - Each Group will work out their own plan.
 - Brainstorming, sketching and group critiques will be used to generate and refine ideas for their plan.
 - Each Group will elect a person to give a 5-minute summary of their Group's priorities and plan objectives.
7. 5-MINUTE GROUP SUMMARIES (8:30 p.m. to 9 p.m.)
(Sharing individual findings with all present.)
 - Each Group Spokesperson will summarize the plan objectives and priorities of their Group's Design "Charette" session.

(End Meeting at 9 p.m.)

(over)



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LANDSCAPE ARCHITECTS * PLANNERS * ENVIRONMENTAL DESIGNERS

WENA/WESTCOTT ST. BUSINESS DISTRICT PLAN CJA #3-96069.00

MINUTES OF SECOND PUBLIC MEETING

Location: Levy Middle School

Date: May 22, 1996 / 7:00 - 9:30 p.m.

Present: WENA Steering Committee and Members
65-70 Neighborhood Residents and WENA Members
(sign-in sheets available from Sam Gruber/WENA)
Representatives of the City and Syracuse University
Carl Jahn Associates (5 architects and landscape architects)

Purpose of these meetings is to inform and involve the neighborhood Community regarding the revitalization of the Westcott Business District.

I. INTRODUCTION

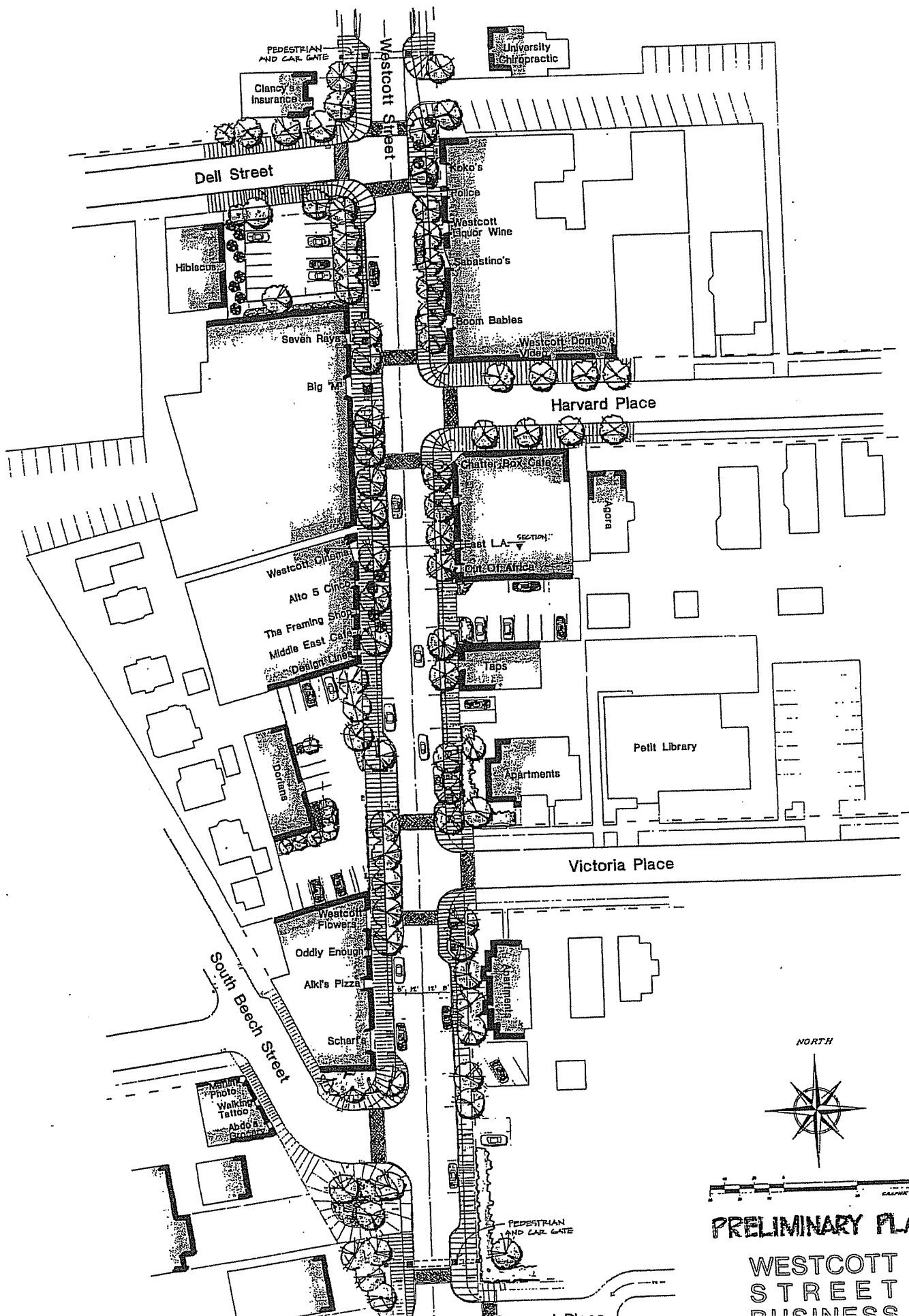
- A. Ollie Clubb (WENA) - Overview of "how we were, how we are now." This is the Second Neighborhood meeting. Build community. Build consensus.
- B. Michelle Thomas (WENA Facilitator) - Agenda review/establish ground rules for discussion.
- C. Robert Haley (CJA) - goals for this evening's meeting.

II. PRELIMINARY SURVEY RESULTS (Scott Mueller; Orange Consulting Group)

1. Overview of survey results to date. 1,000+ surveys.
2. Resident surveys 157 responded, high percentage of return.
3. Merchant surveys 14 responded (more yet to be completed).
4. Questions and answers from group. Survey will be received and tabulated for another few weeks.
5. Even though targeted, student response to survey was very low.
6. Suggest surveys be sent to landlords for distribution (many handed out at this meeting).
7. Final survey results will be contained in final report to WENA.

III. SITE ANALYSIS/PRELIMINARY PROPOSALS (Carl Jahn/Bob Haley)

- A. Review of historic Westcott area
- B. Site analysis, traffic patterns, parking, current problems in configuration.
- C. Proposal recommendations and alternatives.



PRELIMINARY PLAN

WESTCOTT STREET BUSINESS

10. Addressing corner of S. Beach and Westcott.
11. Emphasizing vegetation: How to maintain it?
12. Treatment of Sharf's and Westcott Cinema.
13. Likes aesthetic amenities.
14. Would like inexpensive and changeable banners.

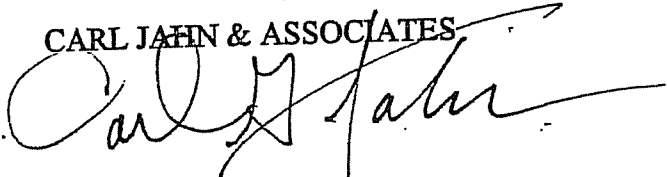
V+VI. SPLIT INTO FOUR GROUPS FOR DESIGN CHARRETTE

- A. Group 1 - Robert Haley
- B. Group 2 - Carl Jahn
- C. Group 3 - Thomas Anderson
- D. Group 4 - Thomas Stack and Mark McIntyre

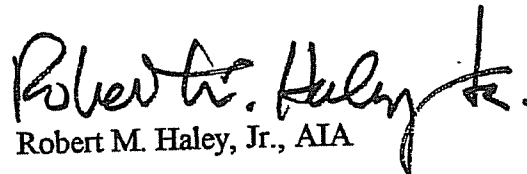
VII. GROUP SUMMARIES (See Attached)

Respectfully submitted,

CARL JAHN & ASSOCIATES



Carl G. Jahn, ASLA



Robert M. Haley, Jr., AIA

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Chris Tzetzis - WENA/Steering Committee
Richard Hawks - WENA/Steering Committee
Maria Fallace, Office of Community Services, City of Syracuse
-Ronnie Legette, Office of Development, City of Syracuse
Scott Mueller - Orange Consulting Group
Carl Jahn / Robert Haley - CJA

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