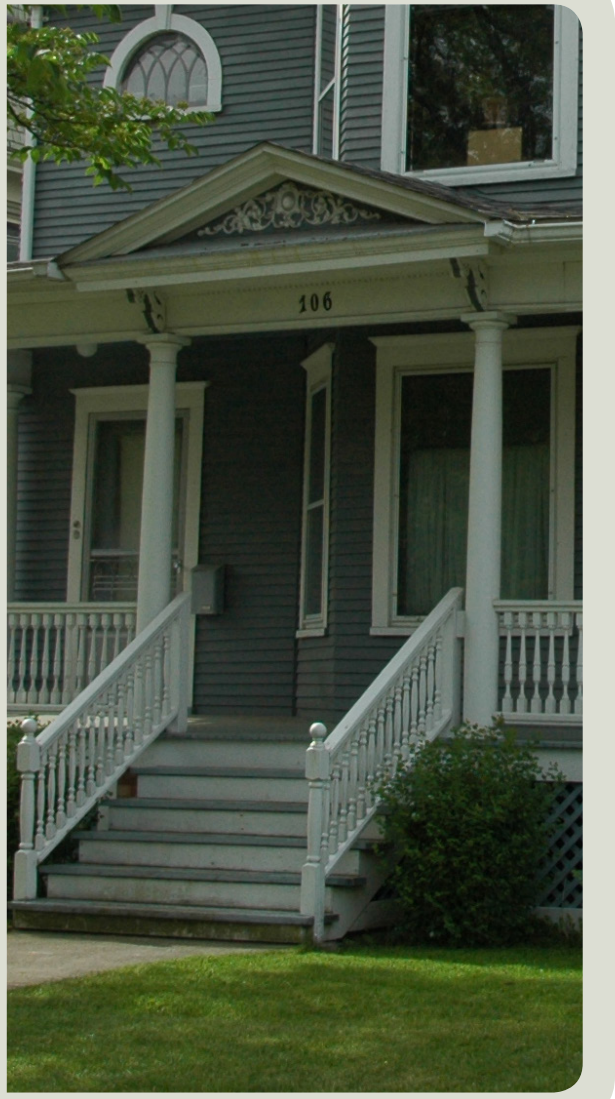


Assessing Essential Elements of Neighborhood Character: Union and Cherry

BUILDING FORM AND PUBLIC LIFE

What welcoming elements meet the street and sidewalk?

1. Walkable urban places can be achieved with one-story main street buildings that have visual texture—storefront frontage, pedestrian scale signage, tile details, etc.
2. Encourage active uses along the street and sidewalk with spaces scaled to users, typically 50'-75' wide
3. Preserve/encourage transitional areas in between pockets of main street fabric as an amenity
4. Encourage a safe, comfortable environment for pedestrians with components of complete streets—wide amenity zone, wide sidewalks, building setback to allow for usable proches, stoops, and outdoor seating



TRANSITIONS

How does development in nodes transition to the neighborhood fabric?

1. Enable range of building types offered within the neighborhood to add density where appropriate while being sensitive to the scale of the fabric (duplex, fourplex, multiplex, 50'-75' wide main street and apartment buildings)
2. Use elements other than height to transition to single-family fabric—setback, building footprint, building width, etc.



ARCHITECTURAL CHARACTER

How do building details contribute to the character and architectural heritage of the neighborhood?

1. Encourage the use of durable materials that stand the test of time
2. Break down the massing of buildings into a base, middle, and top utilizing good details that typically show up in the single-family fabric
3. Incorporate attached elements such as bay windows, columns, and deep awnings
4. Encourage a modular system for large buildings that keeps the building simple, inviting, and respectful of the finer-grain fabric (50'-75')



COMMUNITY GATHERING PLACES

How are the qualities of public open spaces and buildings defined? How is arts and culture displayed?

1. Encourage activation of the amenity zone to include community gardens as well as street trees and pedestrian furniture
2. Public buildings such as Garfield High School, Langston Hughes Performing Arts Institute, Cherry Hill Baptist Church, Islamic School, etc., are composed of brick and stone details signifying their civic importance within the community
3. Arts and culture is displayed through tile mosaics within brick buildings and stoops as well as murals along the side of main street building facades
4. Encourage pocket parks and other publicly accessible open spaces (e.g. P-Patches) to provide highly-sought-after amenities



PUBLIC AMENITIES AND CONNECTIVITY

How are community facilities being used? How are community facilities, historic landmarks, and public open spaces connected?

1. Encourage semi-public courtyard spaces that are publicly visible and accessible
2. Provide safe, comfortable routes for pedestrians that change based on the character of the building fabric

