

Tempe Aviation Commission  
Tuesday, June 8, 2021  
6:30 p.m. – Call to Order

**Virtual**

Microsoft Teams meeting, [Click here to join the meeting](#)  
Or call in (audio only), +1 480-498-8745 United States, Phoenix  
Phone Conference ID: 152 203 199#

**In Person**

Tempe City Hall, 3rd Floor Conference Room  
31 East Fifth Street  
Tempe, AZ 85281

## AGENDA

1. **Call to Order**
2. **Public Appearances**; the Tempe Aviation Commission welcomes public comments at this time. The Commission may not respond to public comments unless the topic has been placed on the agenda. There is a *three-minute time limit* per citizen.
3. **Consideration of Meeting Minutes (May 11, 2021)**; for discussion and approval.
4. **Character Area 1 – Papago/North Tempe Outreach and Planning Process Presentation**; memo and PowerPoint provided
5. **Meeting type**; for discussion.
6. **Commissioners' Business**; suggestions for future agenda items.
7. **Schedule Next TAVCO Meeting**.
8. **Adjournment**.

According to the Arizona Open Meeting Law, the Commission may only discuss matters listed on the Commission agenda. The City of Tempe endeavors to make all public meetings accessible to persons with disabilities. With 48 hours advance notice, special assistance is available at public meetings for sight and/or hearing-impaired persons. Please call 350-2905 (voice) or 350-8400 (TDD) to request an accommodation to participate in a public meeting. Parking information is available at <http://www.millavenue.com/go/tempe-community-council>. For public transportation route and schedule information, please visit [www.valleymetro.org](http://www.valleymetro.org) or call 602-253-5000.



# MEMORANDUM



**TO:** Aviation Commission  
**FROM:** Ambika Adhikari, Principal Planner; and Robbie Aaron, Planner  
**DATE:** June 08, 2021  
**SUBJECT:** Character Area 1 – Papago/North Tempe Outreach and Planning Process

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## **PURPOSE:**

This memo provides an intro and progress report on the planning process for Character Area-1: Papago/North Tempe.

## **BACKGROUND INFORMATION:**

Tempe's General Plan 2040 provides a vision of what Tempe will look like, and how it will function as a community. Compared to the population and employment in 2020, Tempe is expected to grow by more than 57,000 new residents and to add nearly 57,200 new jobs by 2040. Although this growth can be accommodated in the City, more important than numeric change is Tempe's ability to maintain sustainable and livable communities.

Character Area Planning is one of the central ways to accomplish the goals of General Plan 2040. Themes woven throughout the Plan include developing Tempe as a leader in urban living; expanding pockets of urban activity centers or "hubs"; and enhancing pedestrian, bike, and transit connections to produce a "20-minute City". A Character Area Plan is a policy-level plan to help guide the new development, redevelopment and public investment in the area that would be consistent with the character of the area and reflects the aspirations of the residents.

## **Character Area 1 – Papago/North Tempe**

Character Area 1 consists of approximately 3.35 square miles that is roughly bounded by the Loop 202 on the south, McClintock Dr on the east, the City Boundary to the north and Priest drive on the west. Outreach for the planning process during this vital process includes input from area residents, students, stakeholders, and the business community to create principles that will be taken through the Tempe City Council adoption process. The plan will provide an enhanced policy framework to guide area planning processes and land use decisions throughout the area.

## **Scope of Work**

The people who live, work, learn, and play in each area are the daily experts of the community. Through the several public meetings, we are looking to the community to help define issues related to the following Plan elements:

- *Scope:* A high-level vision and policy-level plan for CA-1 area. (Non-regulatory).
- *Vision:* Diverse housing options, increased transit options, ease traffic congestion, maintain and expand open spaces, increased residential land use, shaded trails, bike paths, low to medium building heights
- *Character Defining Elements:* History, Design aesthetics, Landscape, Open spaces, Papago park, Cross-cut canal, Landmarks e.g., Eisendrath House, Sandra Day O'Conner House
- *Design Guidelines/Principles:* Walkability, bikeability, multi-use trails, connectivity, durable materials, energy efficiency, historic preservation

The scope of work for the Character Area Plan also included elements not specifically addressed in GP 2040 or Tempe's Zoning and Development Code, including answers to the following questions:

- What sets this area apart and makes it unique from other parts of Tempe or the Valley?
- Does this area include the types of places, businesses, and infrastructure people look for when deciding where to live or invest?
- What elements should be preserved, enhanced, changed, added, or connected in a meaningful way?
- Is this an area where one can be young and old; can one age-in-place here?

- How can we provide a vision which enhances human health, options, prosperity, and our environment?
- What design criteria can we put in place to improve the quality of projects, sustainability and community living?
- How will this plan carry out the vision of a “20-minute City” approved by voters in GP 2040?

### **Outside the Scope of Work**

There are several factors which fall outside of the scope of work for the Character Area Plan, many which already have legal systems in place to regulate, protect, and/or control their purview. The Character Area plan cannot supersede any existing legal processes. These include, but are not limited to:

- Changes to a parcel’s legal Land Use / Density. General Plan 2040 ratified by voters (May 2014)
- Changes to a parcel’s legal Zoning. Zoning & Development Code
- Changes to Private Property Rights. Property Right Laws including AZ Proposition 207 “Private Property Rights Protection Act”
- Rental vs. Owner for parcels zoned Multi-Family / Mixed-Use. No legal control process
- Prohibiting specific brand-name businesses / retailers. Against the law
- Residential / Commercial Code Compliance. 311 – Call to City Hall; Online complaint form

### **More Information**

This exciting community-driven process is a great opportunity to help shape the future of Tempe. Questions or comments on Character Area Planning can be directed to [characterareas@tempe.gov](mailto:characterareas@tempe.gov). Additional information including examples of previous Character Area Plans, as well the 2021 Public Meeting Series, is available at [www.tempe.gov/characterareas](http://www.tempe.gov/characterareas).

--End--



# Character Area 1

# Papago / North Tempe

Aviation Commission

June 8, 2021



# Agenda

1. Intro to CA Planning; CA-1 Contents
2. Review of the outcomes of the meetings; and surveys
3. Dotocracy
4. Next Steps & Timeline
5. Q and A





AGENDA  
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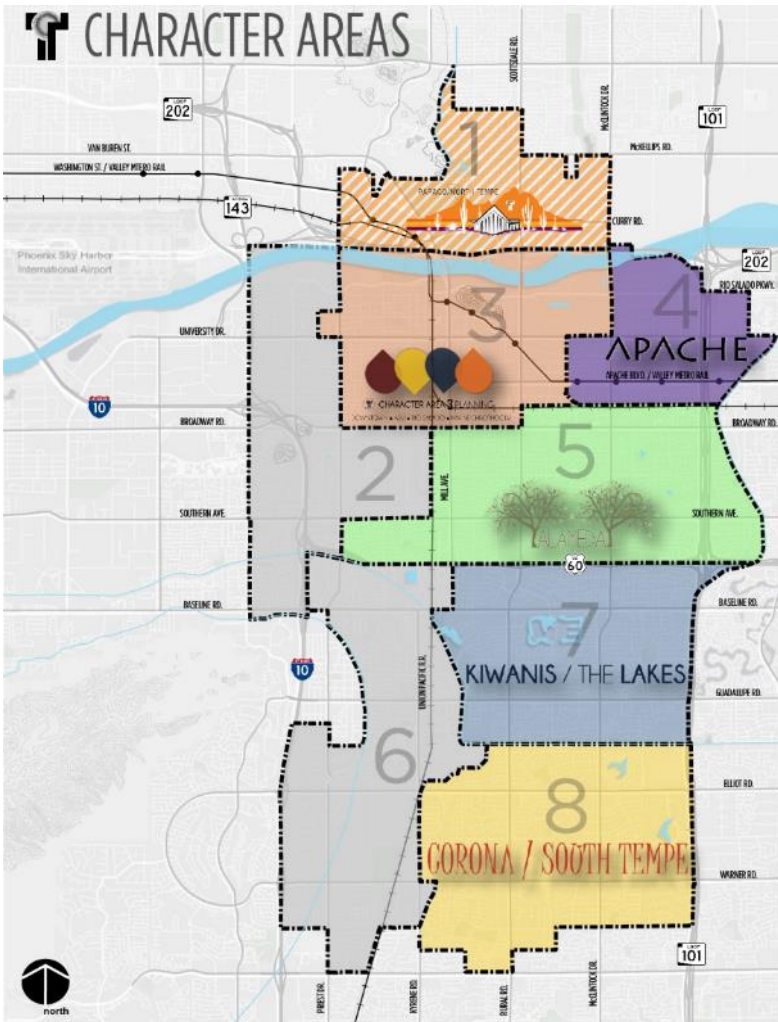
CHARACTER AREA-1 PAPAGO/NORTH TEMPE



PAPAGO/NORTH TEMPE



<https://characterareas.tempe.gov/pages/area1>



# Character Areas in Tempe



Map Showing the planning status of Character Areas:

- Plans completed (colored areas)
- Under planning process (orange hatching)
- To be completed in future (grey areas)

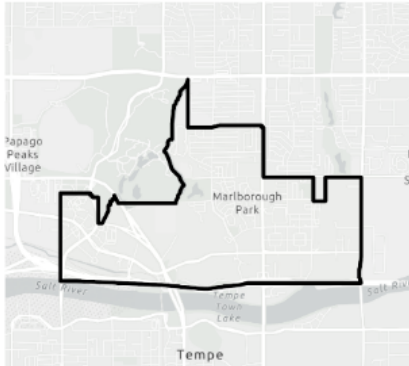


# CITY-WIDE STATS FOR COMPARISON (2019)



	CA-1 (2019)	Tempe (2019)
Geographical Area	3.35 Sq. Miles (8.4%)	40.1 Sq. Miles
Population	10,134 (5.2%)	195,805
No. of Households	4,722	73,032
Median Age	29.2 years	29.5 years
Median Household Income	\$52,371	\$57,994
Unemployment rate	4%	3.4%
Total No. of Jobs	7,677	195,250 (est.)
Total No. of Businesses	486	17,037

# AREA BACKGROUND RESEARCH 2020

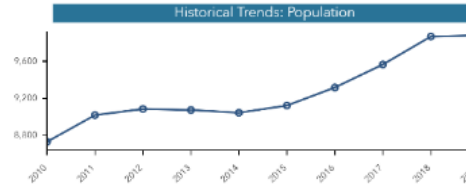


## POPULATION TRENDS AND KEY INDICATORS

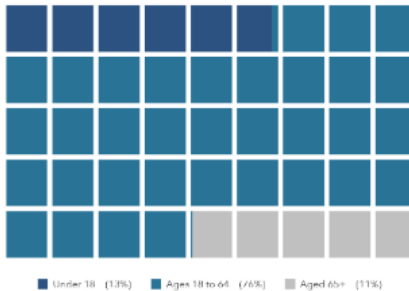
Papago/North Tempe

<b>9,879</b>	<b>4,617</b>	<b>2.14</b>	<b>29.4</b>	<b>\$54,149</b>	<b>\$249,052</b>	<b>50</b>	<b>127</b>	<b>67</b>
Population	Households	Avg Size Household	Median Age	Median Household Income	Median Home Value	Wealth Index	Housing Affordability	Diversity Index

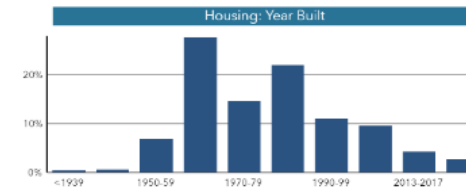
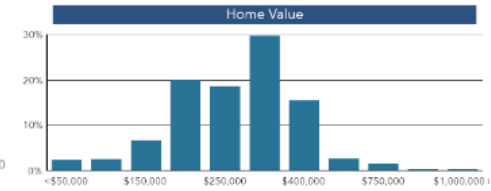
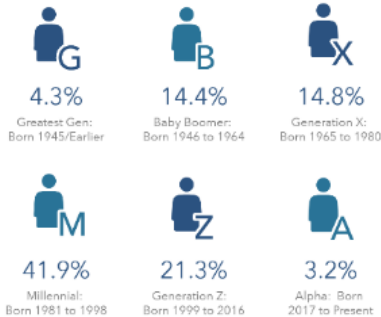
### MORTGAGE INDICATORS



### POPULATION BY AGE



### POPULATION BY GENERATION



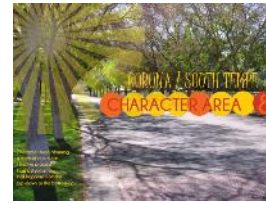
This infographic contains data provided by American Community Survey (ACS), Esri, Esri and Bureau of Labor Statistics. The vintage of the data is 2014-2016, 2020, 2025. © 2020 Esri

Source: This Infographic contains data provided by Esri, Esri and Bureau of Labor Statistics, American Community Survey (ACS). The vintage of the data is 2020, 2025, 2014-2018.

# CHARACTER AREA-1 PLANNING STATUS



- Two kick-off meetings for were held on March 15, 2021
- Second two public meetings held on May 11, 2021
- Two pop-up meetings are planned for June
- “Dot.ocracry” survey open May 11 - June 30, 2021



# TENTATIVE CONTENT OF CHARACTER AREA-1 PLAN

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## ✓ SCOPE

A high-level vision and policy-level plan for CA-1 area. Advancing General Plan Goals, and Council Priorities. (Non-regulatory).

## ✓ VISION

Preliminary: Diverse housing options, increased transit options, ease traffic congestion, maintain and expand open spaces, increased residential land use, shaded trails, bike paths, low to medium building heights

## ✓ CHARACTER DEFINING ELEMENTS

History, Design aesthetics, Desert Landscape, Open spaces, Papago park, Cross-cut canal, Landmarks e.g., Eisendrath House, Sandra Day O'Conner House

## ✓ DESIGN GUIDELINES/PRINCIPLES

Walkability, bikeability, multi-use trails, landscaping palette, open space, shade, public art, connectivity patterns, durable materials, sustainability, energy efficiency, historic preservation



# REVIEW: OUTCOMES OF THE MEETINGS



# April 2021 Online Survey: **Respondent data**



- Ownership
  - 56% - home owners
  - 25% - renters
- For mobility
  - 94% use personal vehicle
  - 62% walk
  - 56% bike





## • Preferences for the enhancement of amenities

- Canal-side trails, multi-use paths
- Enhanced streetscape (shade, bus shelters)
- Park enhancements (playground equipment, shade, water features)



## • What land uses should be increased?

- Open Space
- Single-family, and multi-family residential
- Drug stores, groceries





## • Top wish list items

- Deal with homelessness
- Drainage area improvement
- Parking
- Streetcar extension
- Parks



## • Is the area attractive for investment?

- Yes (by 2/3<sup>rd</sup> of the respondents)



# April 2021 Online Survey Summary



## • What design criteria would improve the area?

- Shaded walkways
- Low height buildings (but some are ok with tall)
- Environment-friendly design, durable materials
- More stringent sign ordinance
- Connected trails
- (Mitigate homelessness) (Note: This is out of the scope of the CA-1. Human Services staff are working on this)



## • Any other thoughts?

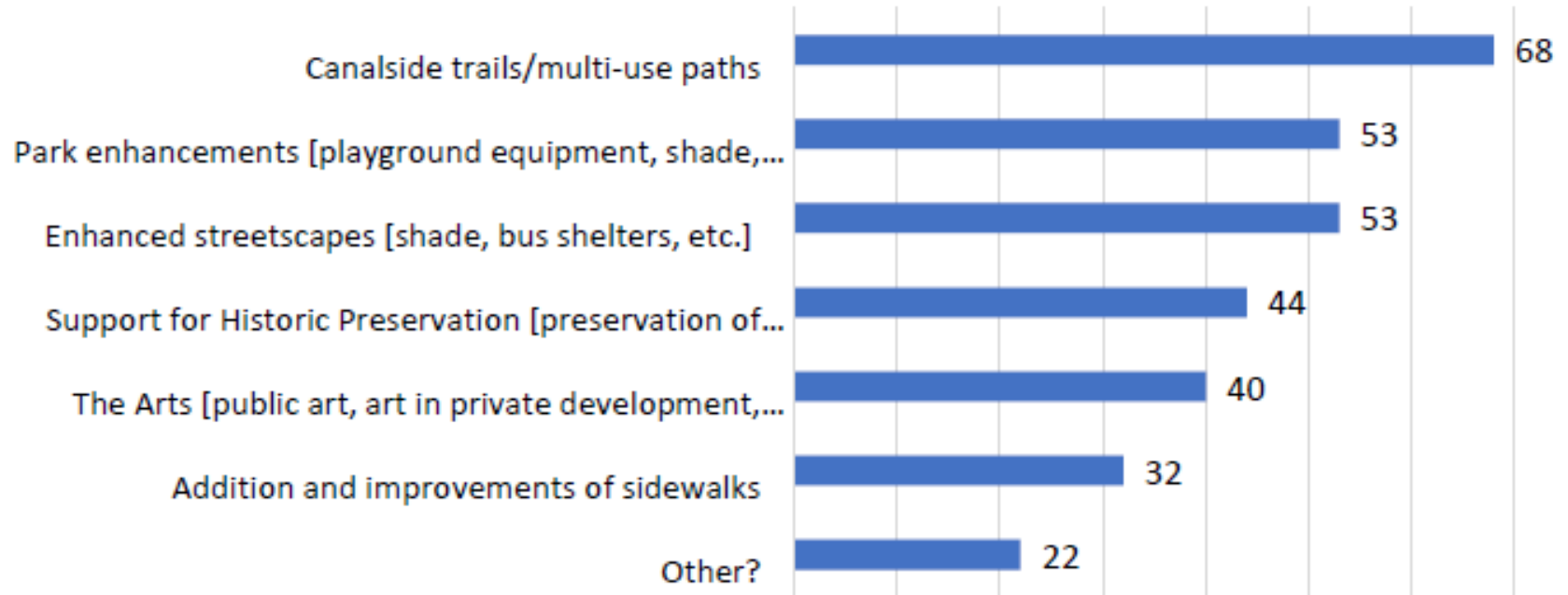
- Public art
- Affordable housing
- Increased outreach by Community Services



# April 2021 Online Survey Summary (Graphical Example)



**What amenities, and enhancements would you like to see within Papago/North Tempe?  
Choose all that apply.**

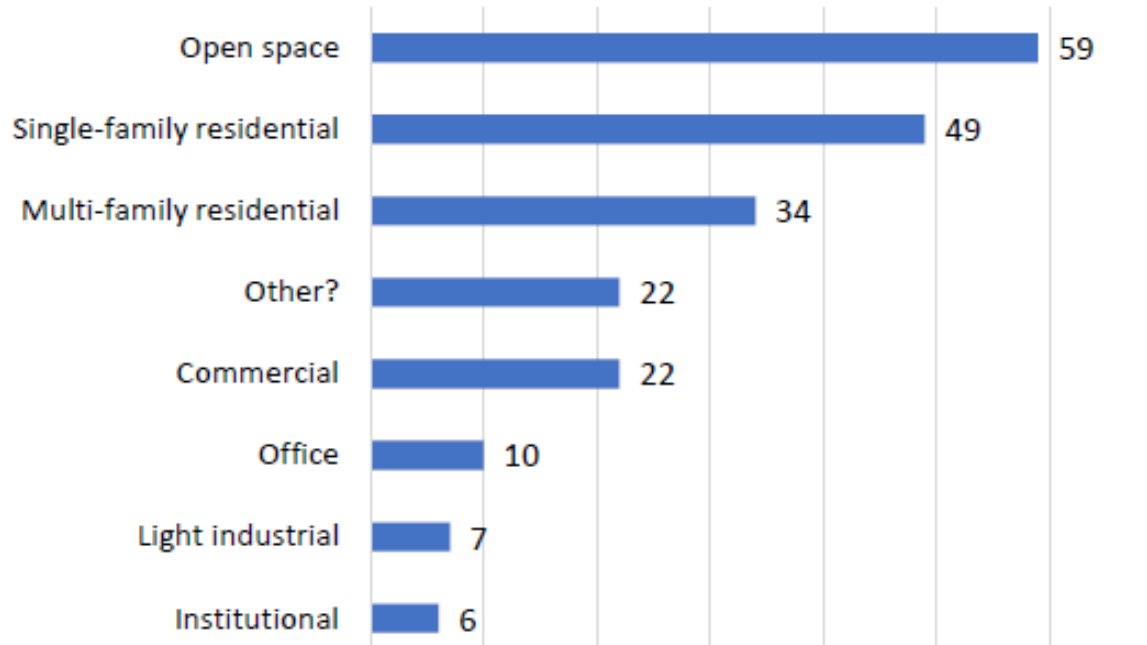




# April 2021 Online Survey Summary (Graphical Example)



What kind of land uses would you like to see increased in Papago/North Tempe? Choose all that apply.





## March 15 Kick-Off Meeting: (Example Comments)

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What elements set this area apart and makes it unique from other parts of Tempe or the Valley?

- “Mesquite Trees! Lopiano Park. Tempe Town Lake”
- “Papago Park”
- “Rolling Hills”
- “Opportunity- lots of different people and close to lots of neat things in the valley”
- “Natural desert environment and various types of homes from multifamily to single family homes.”
- “Red Rock Formations!”

## March 15 Kick-Off Meeting: (Example Comments)

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What elements should be preserved, enhanced, changed, added or taken out to improve the area?

- “County Island taken out!”
- “pedestrian walkway improvements.”
- “Remove the strip club in the county island. Less gas stations.”
- “Preserve the cactus and mesquite Trees!”
- “Keep the desert landscaping, the feeling of outdoors/ seclusion. walking, biking, etc.”
- “More adherence to code.”
- “More trees; More trees along the lake. Yes, more trees.”
- “More shade!!”
- “What I most want to do is preserve the beauty of the desert landscape and parks along with bringing in new business and housing.”



# **DOT•OCRACY EXPLAINED: BASIS FOR DEVISING DESIGN PRINCIPLES**

# PRIORITIES & DOT·OCRACY SURVEY



You've got 10 dots to 'spend'.  
How would you spend them on  
these services?



- +  - Art and recreation programs (Quality of Life)
- +  - Business services (Financial Stability & Vitality)
- +  - City and neighborhood park improvements (Quality of Life)
- +  - City development and redevelopment efforts (Sustainable Growth & Development)
- +  - City outreach efforts about programs, events, services, and issues (Strong Community Connections)
- +  - City's website (Strong Community Connections)
- +  - Counseling services for residents (Strong Community Connections)
- +  - Crime prevention programs (Safe & Secure Communities)

- Participants use allocated dots to determine priorities for area
- Individuals can choose how to use dots: where and how many
- Suggested priority categories are based off initial survey results
- Dot.ocracy survey open May 11 to June 30, 2021





# PRIORITIES AREAS & DOT-OCRACY SURVEY

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- Landscape
- Mobility
- Connectivity
- Streetscape
- Open Space
- Shade
- Public/Private Art



# PRIORITIES & DOT-OCRACY SURVEY



- Housing
- Aging in Place
- Sustainability
- Canal-Oriented Development
- Quality Design
- Balanced Land Use
- Historic Preservation

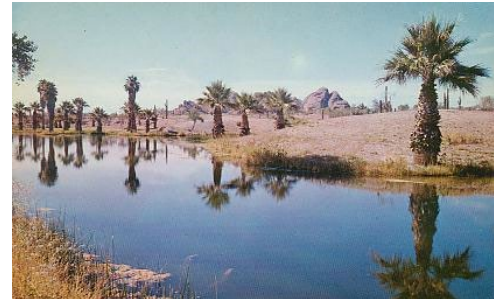


# PRIORITIES & DOT-OCRACY SURVEY- INITIAL RESPONSES



Respondent priorities as of 05/21/2021

1. Shade
2. Climate Change
3. Green Infrastructure
4. Housing
5. Streetscape
6. Balanced Land Use
7. Canal-oriented design

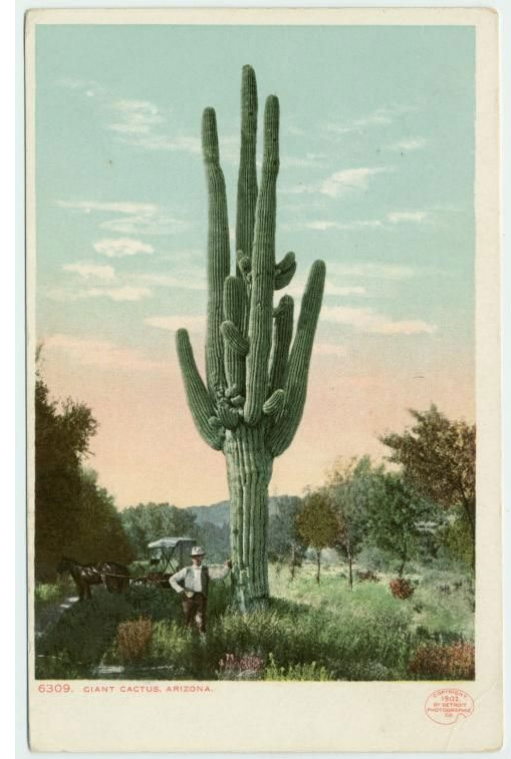


# PRIORITIES & DOT-OCRACY SURVEY- INITIAL RESPONSES



Respondent priorities as  
of May 21, 2021

8. Mobility
9. Extreme Heat
10. Aging in place
11. Landscape
12. Passive natural systems
13. Quality design





**What priority(ies) listed here would best help this Commission serve the interest of the community?**





**Are there any priorities not listed which would better help this Commission serve the community?**



**Are there specific Design Guidelines the Commission would recommend including in this plan that could potentially help mitigate noise from air traffic?**



# NEXT STEPS & TIMELINE

# PRIORITIES & DOT-OCRACY SURVEY



You've got 10 dots to 'spend'.  
How would you spend them on  
these services?



+  - Art and recreation  
programs (Quality of Life)

+  - Business services  
(Financial Stability & Vitality)

+  - City and neighborhood  
park improvements (Quality of Life)

+  - City development and  
redevelopment efforts (Sustainable  
Growth & Development)

+  - City outreach efforts about  
programs, events, services, and issues  
(Strong Community Connections)

+  - City's website (Strong  
Community Connections)

+  - Counseling services for  
residents (Strong Community  
Connections)

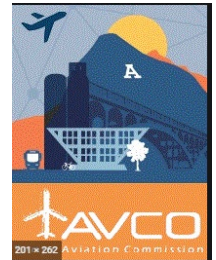
+  - Crime prevention programs  
(Safe & Secure Communities)

- Survey open from May 11 to June 30, 2021
- A total of 10 dots to be used however you want
- Participants can spend all dots on one priority or spread it to more than one.

# PRESENTATIONS TO BOARDS & COMMISSIONS



- Desert Conservation Commission (06-01-21)
- Neighborhood Advisory Commission (06-02-21)
- Aviation Commission (06-08-21)
- Transportation Commission (06-08-21)
- Historic Preservation Commission (06-09-21)
- Municipal Arts Commission (06-14-21)
- Development Review Commission (06-22-21) TBC
- Sustainability Commission (07-19-21)
- Parks, Recreation, and Golf Advisory Board (08-18-21)





## **Kick-Off Meetings: March 15, 2021**

Intro to the CA-1 planning process, initial inputs, initial; survey of preferences from the community



## **May 11, 2021: VIRTUAL PUBLIC MEETING**

Input into Design Principles: design elements, patterns, landscape, building materials, amenities. Dotocracy

## **June 7 (or 14) and 26, 2021**

### **Local Pop-ups, Stakeholder Meetings**

Priorities / Additional Dotocracy

## **SUMMER 2021**

Initial Board & Commission Presentations and Outreach

## **FALL / WINTER 2021**

Draft Plan / Public Review (Virtual and in-person), and revisions, Board & Commission Review

## **WINTER 2021 / EARLY 2022**

City Council decides on the final draft plan



- Ambika Adhikari  
[Ambika\\_Adhikari@tempe.gov](mailto:Ambika_Adhikari@tempe.gov)
- Robbie Aaron  
[Robbie\\_Aaron@tempe.gov](mailto:Robbie_Aaron@tempe.gov)
- Shauna Warner  
[Shauna\\_Warner@tempe.gov](mailto:Shauna_Warner@tempe.gov)



<https://characterareas.tempe.gov/pages/area1>