

## **WITCH HAZEL VILLAGE SOUTH / SOUTH URBAN RESERVE AREA GUIDING PRINCIPLES**

November 2017

*Guiding principles establish the desired characteristics/outcomes of the concept plan effort.*

- A vibrant community that reflects the values, aspirations, and priorities gathered from the project's public engagement process
- Provide opportunities for a diversity of housing choices that meet the needs and preferences of all ages, abilities, cultures, and incomes.
- Compact, mixed-use areas with effective transitions to lower-intensity residential neighborhoods with limited, locally-serving commercial services, particularly in the South Urban Reserve Area.
- Innovative architectural and site design to enrich the lives and health of the community.
- A safe, interconnected, and efficient multi-modal transportation system.
- Development that adequately contributes to funding necessary transportation infrastructure and public utility improvements.
- A high-quality public realm of parks, open space, trails, streetscapes, schools, and community gathering spaces integrated with neighborhoods.
- Preservation and improvement of existing natural resources and wildlife corridors to effectively integrate the built and natural environment.
- Development that considers energy and water resource efficiency and accommodates renewable energy production.
- Public facility and community connections with South Hillsboro and Witch Hazel Village North.