

**Amendments to the Growth Policies Plan**  
Submitted by the Council of Neighborhood Associations (CONA)

February 20, 2002

**Reference:** 2002 Growth Policies Plan, February 2002 version.

**Amendments:**

*Amendment 1.* Page 14; amend MT-5 last line to read 'Increase local funding yearly to ensure rapid plan execution.'

*Amendment 2.* Page 16; amend the last line of 2<sup>nd</sup> paragraph under Policy 2 to read 'These design standards should be coupled with financial and zoning incentives, as well as design assistance, to allow for innovative development.'

*Amendment 3.* Page 16; amend CCC-7 to read 'Provide incentives to encourage downtown development projects that are consistent with adopted design guidelines.'

*Amendment 4.* Page 21; under Policy 3 modify the second sentence to read 'The planning process serves the entire community and must be fair to all—neighborhoods, citizens, and developers.'

*Amendment 5.* Page 21; under Policy 3 add an implementation measure (CCC-13?) to read 'Provide a mediation process for resolving conflicts between neighborhoods and developers when disagreement upon plans or strategies cannot be resolved by discussion.'

*Amendment 6.* Page 27; amend paragraph five to read 'In order for higher densities to be developed downtown, increased building heights should be encouraged beyond the Courthouse Square. These building heights shall not exceed the height of the decorative fish on the Courthouse, --- feet above sea level.'

*Amendment 7.* Page 27; under Site Design add 'Design standards must be developed and implemented for all development and rehabilitation in the Downtown.'

*Amendment 8.* Page 27; under Site Design add 'Graffiti shall be removed promptly.'

*Amendment 9.* Page 32; under Land Use add 'Design guidelines should be developed and implemented.'

*Amendment 10.* Page 58; under Site Design modify the last paragraph to read 'The floodway of the West branch of Clear Creek should be rehabilitated and returned to a more natural state. This should be accompanied by pedestrian connection options. Neighborhood flooding problems near the intersection of Allen and Patterson Streets should be addressed and corrected.'

*Amendment 11.* Page 64; under Urban Services delete the last paragraph reading 'A connection of hillside Drive between Walnut and Rogers Street should be constructed to allow for better east-west connectivity through the sub-area.'