



PRIORITY PLANNING PROJECT

The Market Octavia Plan Amendment

The Market Octavia Plan Amendment seeks to examine potential opportunities to better ensure the area's growth supports the City's goals for housing, transportation, and the public realm through zoning and policy refinements.

Major infrastructure improvements, such as Van Ness Avenue Bus Rapid Transit, were identified in the Market & Octavia Area Plan and have since moved through conceptual design. The sudden convergence of both infrastructure improvements and private development activity requires careful coordination and lends an opportunity to achieve Plan objectives in a more holistic and effective fashion. Considering these recent changes, Planning is proposing to study this portion of the Market and Octavia Plan and consider plan amendments. The proposed Market Octavia Plan Amendment seeks to benefit from current opportunities and analyze the potential for zoning and policy refinements that will better ensure that the area's growth supports the City's goals for housing, transportation, and the public realm.

WHY WE DO THIS WORK

- » To create more housing – including more affordable housing – in one of the most transit-rich neighborhoods in the City
- » To design and coordinate improvements to the neighborhood's streets and alleys that will make it easier and safer for people to walk, bike, and take transit
- » To plan for and shape the area holistically, and to develop a public benefits package that meets the neighborhood's needs

PROJECT GOALS

Increase housing and affordable housing near transit

Develop and coordinate designs for the public realm

Create a robust public benefits package and prioritize projects for implementation



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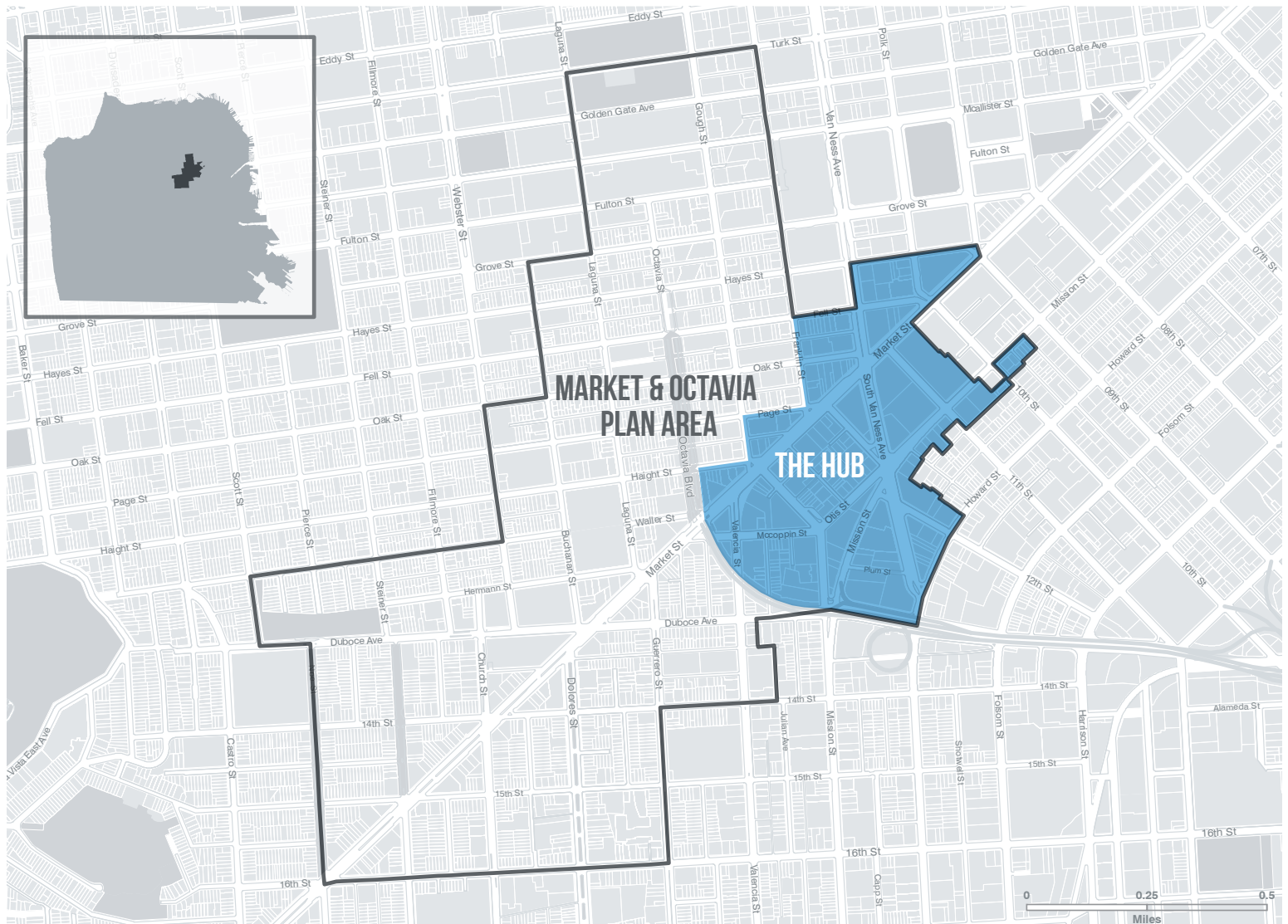
PROJECT SCHEDULE

January - March 2016	Project Start-up, Existing Conditions Analysis
April - June 2016	Develop land use, urban form and public realm design options
July 2016 - July 2019	Refine land use, urban form and public realm design options; develop public benefits package
Oct 2017 - March 2020	Environmental Review
Winter 2020	Plan Adoption and Approvals

Public outreach and engagement will be on-going throughout all phases of the plan's development.

DELIVERABLES

- 1 Update the Market & Octavia Area Plan.
- 2 Update the Market & Octavia Implementation Plan.
- 3 Amend the Planning Code to reflect the land use and policy recommendations identified through the planning process.



THE MARKET OCTAVIA PLAN AMENDMENT (THE HUB) PROJECT BOUNDARY

For more info on this project:

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