



CITY OF DALLAS

CITY PLAN COMMISSION
URBAN DESIGN ADVISORY COMMITTEE
Thursday, January 18, 2018
Meeting Minutes

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| Meeting | Dallas City Hall, 1FN | 8:30 a.m. |
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Members Present:

Jaynie Schultz (Chair), Noel Aveton, Allison Baker, Carlyn Ray, Sean Tate, Erich Dohrer

Others Present:

Tony Shidid (City Plan Commissioner), Luis Tamayo (Planning and Urban Design), Don Raines (Planning and Urban Design), Asma Shaikh (Planning and Urban Design), Amy Albright (Planning and Urban Design)

The meeting was called to order at 8:30am. Chair Schultz opened a discussion on previously adopted area plans including the Greater Casa View Area Plan, UNT-Dallas Area Plan, and MLK Station Area Plan. Members discussed the possibility of local firms such as CallisonRTKL and others assisting in reviewing and updating older area plans on an ongoing basis.

Members discussed recent successes in Greater Casa View such as the new owner of the Casa View Shopping Center embracing and following the Plan's recommendations. Members felt the Plan document could have been strengthened by addressing neighborhood housing. The UNT-Dallas Plan, members felt, is a candidate for review after the recent construction of the Camp Wisdom and UNT-Dallas DART stations. The MLK Station Area Plan, members felt, effectively addressed access to housing and transportation, and current TREC work in the area is contributing additional resources.

Members felt that organizations that champion a plan's implementation (e.g. the Southwestern Medical District organization) seem to be effective in sparking development, and areas such as UNT-Dallas that do not have a similar organization have faced more difficulty in attracting investment immediately following a plan's adoption. The group felt the City's Market Value Analysis may help determine which older plans to revisit.

Committee discussion yielded the following items members wish to see in future plans:

- A strategy for ongoing engagement, with key groups to champion implementation.
- Key communication tools for neighborhoods (i.e. some neighborhoods embrace Facebook, others use Next Door, etc.).
- Threats and challenges to implementation to proactively explore solutions.
- If relevant, metrics on crime important to each neighborhood. (For example, a neighborhood could rate their level of crime on a 1-5 scale, and then attempt to move from a 4 to a 2 during a specified time horizon.)
- Quick win strategies such as school campus beautification.
- A prioritized list of short-, mid-, and long-term recommendations.
- A trigger to revisit and update the plan at a future date.

Members felt that a neighborhood objecting to a decision their community previously supported (as evidenced in a plan), the area Councilperson should be engaged with the plan to foster discourse about why desires have shifted. Additionally, some felt UDAC should recommend to CPC plans for updating and should attempt to review several plans each year to systematically revisit plans.

Regarding future meetings, members wished to revisit the Cedars plan in mid-February and invite the local group currently working in the Cedars community. Additionally, the Dallas Arts District will present an updated plan draft, potentially toward the end of February.

The minutes from the November 16 meeting were approved unanimously with a motion by Member Ray and second by Member Aveton. The meeting was closed to order at 9:40am.