

## 2016 DTMP Update Land Use and Circulation

Implementation					
Catalyst Projects					
Project	Project Details	SF	Investment	Status	Additional Notes
Macy's Improvement	Retail renovation; new addition	60,000 sf; 20,000 sf	\$12m; \$5m	Modified; In Progress	
Front Street Parking Structure	Above grade parking	535 spaces	\$11m	Completed	331 Total Spaces
139 E Main Street	Retail/restaurant; hotel; below grade parking	50,000 sf; 107 room; 106 spaces	\$12.5m; \$16m \$3m	Future	
Orange and Main Retail Anchor	Retail, housing; below grade parking	50,000 sf; 70 units; 81 spaces	\$12.5m; \$13m; \$2.5m	Future	Caras Property
Front Street Realignment	Utilities and street improvements	N/A	\$0.5m	Queued	Part of Front and Main Two-Way Conversion
Orange and Main Parking Structure	Retail/commercial; above grade parking	38,000 sf; 610 spaces	\$9.2m; \$13.8m	Future	
Riverfront Triangle Development Phase I (Fox Site)	Hotel; housing; retail; below grade parking; street improvements	150-175 rooms; 93 units; 20,500 sf; 131 spaces; 540 LF	\$3m; \$23m; \$26m; \$5m; \$4m; \$3m	In Progress	
Government Center	Office/services; parking	82,000 sf; 250 spaces	N/A	Completed; In Progress	Parking North of Broadway
Retail					
Retail Hot Spot					
Project	Project Details	Status	Additional Notes		

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Retail Hot Spot	Preserves and strengthens Macy's or any other future anchor use on this site	Modified	Redefine Geographic Boundaries for Retail Hot Spot; North and South		
	Includes a new anchor use that will complement existing Macy's anchor site	In Progress			
	Builds upon existing successful retail along N Higgins and supports future retail expansion	Completed; In Progress			
	Encourages multiple uses of retail	In Progress			
	Accommodate small boutique shops to larger format retailers	In Progress			
	Supports existing and new locally-owned and operated retail establishments	In Progress			
	Encourages uses that will support existing and new housing, employment, arts and culture development	In Progress			
	Pedestrian/bicycle oriented	Queued			
	Directly linked to shopper-friendly retail parking structures	Completed			
	Street improvements that will foster an attractive and welcoming shopping environment	Queued			

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<b>Commercial</b>					
<b>Project</b>	<b>Project Details</b>	<b>Status</b>	<b>Additional Notes</b>		
<b>Commercial Element</b>	ID locations for uses	In Progress			
	Opportunities for business to profit from adjacent uses	In Progress			
	More affordable locations for start-ups	Based on Market	Co-Working, MonTEC, Incubator		
<b>Employment</b>					
<b>Project</b>	<b>Project Details</b>	<b>Status</b>	<b>Additional Notes</b>		
<b>Focus areas for increased office development</b>	Madison Employment District, St Pats and Riverfront Triangle District, City/County Government District	In Progress	Re-Evaluate Madison Employment District		
<b>Housing</b>					
<b>Project</b>	<b>Project Details</b>	<b>Status</b>	<b>Additional Notes</b>		
<b>Old Sawmill District</b>	Mix of residential and commercial uses	In Progress			
<b>Riverfront Triangle Housing</b>	Signature market-rate, high-density residential neighborhood	In Progress	Less Housing Will Be Built Than Originally Proposed		
<b>Railyard Housing</b>	Mixed-income neighborhood	Future	Re-Evaluate Development Potential		
<b>W Broadway Housing</b>	Affordable, market-rate, high-density, multi-family housing	In Progress			

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<b>Hip Strip Housing</b>	High density infill housing	In Progress	High Density Residential Project in Planning Stages		
<b>Neighborhood Protection</b>	Low-density neighborhoods shielded from incremental multi-family housing development; historic preservation	In Progress	Form-Based Code		
<b>Arts and Culture</b>					
<b>Project</b>	<b>Project Details</b>	<b>Status</b>	<b>Additional Notes</b>		
<b>The District</b>	Serve as the hub of arts and culture activities for all of Western Montana	In Progress	Redefine District Boundaries		
<b>District Anchor</b>					
<b>Project</b>	<b>Project Details</b>	<b>Status</b>	<b>Additional Notes</b>		
<b>Performing Arts Center</b>	Former FIB site reserved to accommodate 60,000 sf for performing arts	Modified; In Progress	503 E Front St Student Housing; Mixed-Use Development		
<b>University of Montana Art Museum</b>	Shared facility with the Performing Arts Center with the need for 30,000 sf	Future			
<b>Conference Center</b>	South of the Performing Arts Center, site should be reserved for 88,000 sf of development	Modified; In Progress	Riverfront Triangle		
<b>Artists-in-Residence</b>	Adaptive reuse of existing, historically significant residential structures is encouraged	Future			

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<b>Parking</b>	Front Street parking structure provides a reserve of public parking in close proximity	Completed			
<b>Potential Conference Center Site</b>	Site would offer a location with great visibility to the Clark Fork River corridor, adjacent to the Holiday Inn, available land for phased development	Modified; In Progress	Riverfront Triangle		
<b>Parks and Green Space</b>					
<b>Project</b>	<b>Status</b>	<b>Additional Notes</b>			
<b>Expand Caras Park</b>	Future				
<b>Kiwanis Park</b>	Modified; Completed	Proposed Sculpture Garden is Now Art Park			
<b>Clark Fork River Greenway Trail</b>	In Progress; Future				
<b>Art Park</b>	Completed				
<b>Depot Square</b>	Modified; Completed	Relocated			
<b>Roundhouse Park</b>	Future				
<b>Silver Park</b>	Completed				
<b>Parking</b>					
<b>Project</b>	<b>Project Details</b>	<b>Status</b>	<b>Additional Notes</b>		
<b>Parking Structures</b>	Construct two public parking structures at E Front and Pattee, and Orange and Main	Completed; Modified; In Progress	Front and Pattee is Completed; Orange and Main has been Modified and is in Progress		

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<b>On-Street Metered Parking</b>	Encourage short-term use and high turn-over	Completed			
<b>Main Street Parking Garage</b>	Accommodate ground floor retail	Future			
<b>New Construction</b>	Encourage new developments to provide on-site parking	In Progress			
<b>Financing</b>	ID financing strategies, such as in-lieu-of-parking fees for developments where parking cannot be provided	In Progress			
<b>MPC Boundary Expansion</b>	Investigate expansion opportunities to better serve Downtown planning districts	In Progress			
<b>Retail Hot Spot Parking</b>	Parking structures that are highly visible, promote efficient circulation, foster shared use	Completed; In Progress			
<b>E Front Street Parking Structure</b>	200 spaces reserved at all times for retail shoppers, ground floor retail	Completed	Approximately 40 Spaces Reserved		
<b>Orange and Main Parking Structure</b>	Ground floor retail and commercial spaces	Modified; In Progress	Riverfront Tirangle		
<b>Circulation</b>					
<b>Pedestrians</b>	<b>Project Details</b>	<b>Status</b>	<b>Additional Notes</b>		
<b>Clark Fork Riverfront Loop</b>	Continuous multi-use path on both sides of the river	In Progress			
<b>Retail/Commercial Loop</b>	Streetscape improvements that support high quality pedestrian environment within the Retail Hot Spot	Future	Two-Way Conversion		

## 2016 DTMP Update Land Use and Circulation

<b>Arts/Culture Loop</b>	Streetscape improvements that link existing arts and culture	In Progress	Re-Evaluate and Expand		
<b>Key Neighborhood Connections</b>	Ensure safe, direct and comfortable pedestrian routes from neighborhoods to key destinations Downtown	In Progress			
<b>Bicycles</b>	<b>Project Details</b>	<b>Status</b>	<b>Additional Notes</b>		
<b>Project</b>					
<b>Protected Bikeways</b>	Higgins Ave	Completed; Queued	Bicyclce Master Plan		
<b>Off-Street Trail System</b>	Milwaukee Trail	In Progress			
<b>Bicycle Boulevards</b>	N/A	Queued			
<b>New Bike Lanes</b>	Higgins Ave	In Progress			
<b>Bicycle Parking/Storage</b>	Relocated	In Progress	Re-Evaluate, Add More Facilites, Incorporate Ben Weiss' Report		
<b>Transit</b>					
<b>Project</b>	<b>Project Details</b>	<b>Status</b>	<b>Additional Notes</b>		
<b>Bus</b>	Mountain Line Zero Fare, Udash	In Progress			
<b>Streetcar</b>	N/A	Future	Feasibility Study Completed		
<b>Regional Rail</b>	N/A	Future			
<b>Major Automobiles and Truck Streets</b>					
<b>Project</b>	<b>Project Details</b>	<b>Status</b>	<b>Additional Notes</b>		

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<b>Higgins Ave</b>	Initiate a public process for design and review of alternatives for Higgins Ave as a four-lane or a three-lane street between Brooks and Railroad streets; coordinate design and signalization with two-way conversion of Front and Main streets	Queued			
<b>Broadway</b>	Conditions require and funding available, design Broadway as a four-lane street between Russell and Van Buren streets with context sensitive best practices and public involvement to ensure that the pedestrian, bike, auto, and business constituents are included in the planning, design and construction of the improvements; create a roundabout at Broadway, California and Toole streets and/or at Broadway and Burton Street	Future			
<b>Orange Street</b>	Improve the intersection of Broadway and Orange streets by adjusting channelization and providing turn-lane improvements	In Progress			
<b>Madison Street</b>	Improve the intersection of Madison and Front streets by adjusting channelization and providing turn-lane improvements	In Progress	Re-Evaluate; MDT		
<b>One-Way to Two-Way Street Conversions</b>					
<b>Project</b>	<b>Project Details</b>	<b>Status</b>	<b>Additional Notes</b>		



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<b>Main and Front Streets Conversion</b>	Two-way traffic on Main and Front streets between Madison Street and Orange Street	Queued			
	Realignment of the intersection of Front Street and Main Street	Queued	Realignment Occurs During Two-Way Conversion		
<b>New Streets</b>					
<b>Project</b>	<b>Project Details</b>	<b>Status</b>	<b>Additional Notes</b>		
<b>Riverfront Triangle</b>	Series of local access streets that expand the grid south of Front Street	In Progress			
<b>Old Sawmill District</b>	Extension of Wyoming Street collector	Completed			
<b>Railyard District</b>	Local access streets that expand existing grid pattern north of the MRL tracks	Future			
<b>W Broadway</b>	Local access streets that expand the existing grid pattern south of Broadway	Future			
<b>Arts and Culture District</b>	Local access streets that expand existing grid pattern south of Front Street	In Progress	Re-Evaluate		