

Auke Bay Area Plan - Topics for Proposed Regulations

Topic	Yes	No	Question
Preserve Nature	Purpose: Retains a SE Alaskan aesthetic, protects streams, provides buffers between trails and development, and enhances property values.		
			Currently, there is a minimum vegetative cover requirement between 10%-30% for every lot, depending on the zone. Do you prefer more cover or less within that range?
			Would you like to protect nature trails by requiring a vegetative buffer along them?
			Should property owners receive a density bonus for increasing vegetative coverage above the minimum?
Mixed Use	Purpose: Increases value of buildings, allows housing to be built above small commercial uses, creates a Town Center environment.		
			Along Arterials, should ground-floor street facing uses be limited to commercial?
			Do you want all 2+ Story buildings to consist of a ground-floor commercial tenant with residential above? (This would include retail, restaurants, offices, and other services.)
Interesting Building Facades	(Mixed Use & Commercial Buildings Only)		
	Purpose: Adds aesthetic value to buildings and community.		
			Are creating interesting building facades important to you?
			Do you want a list of architectural elements for developers to choose from? Example: List of 10 elements; must incorporate 5.
		Do you want this to be a development incentive only?	

Auke Bay Area Plan - Topics for Development Incentives

Topic	Yes	No	Question
Connected Street Grids Auke Bay Center			Purpose: Creates more buildable lands for housing, increases development potential in Auke Bay, etc.
			Should property owners receive a density bonuse for allocating and building new streets, as consistent with the Auke Bay Area Plan?
Gateways			Purpose: Creates a sense of place through art, signage, etc. May act as traffic calming.
			Should property owners receive a density bonus for creating or funding gateways which represent themes of Auke Bay, such as Native Alaskan, Maritime, University, Nature, etc.?
Park & Ride and Transit			Purpose: Creates great Transit stops, allows areas to park for carpooling opportunities, provides more transportation options.
			Should property owners receive a density bonus for enhancing or creating Transit stops or Park & Ride facilities?
Park Facilities			Purpose: With the removal of the waterside park, the Auke Bay community desires a small waterfront park and central park.
			Should property owners receive a density bonus for creating or funding small parks in Auke Bay?
Seawalk			Purpose: Provide for waterfront view, fishing, recreation opportunies, etc.
			Should property owners receive a density bonus for creating or funding a portion of a Seawalk/ Pier?
Promote Auke Bay's Culture & History			Purpose: Ensures local culture and history is preserved with future development; creates an educational opportunity about Auke Bay.
			Should property owners receive a density bonus for creating art on their site or contributing to an art fund for the Auke Bay area?