

CITIZEN INVOLVEMENT

This chapter on Citizen Involvement is dedicated to the memory of John Witteveen (1909-1992) for his untiring efforts to reach out to people in many ways, but especially for his work in support of the Oregon State Senate Bill 100. This landmark legislation put the people of Oregon into the land use planning process. We remember one of Jacksonville's most forward-looking and active citizens.



GOAL

TO PROVIDE OPPORTUNITY FOR THE CITIZENS OF JACKSONVILLE TO BE INVOLVED IN THE ONGOING CITY PLANNING PROCESS.

Background

During the month of February, 1990, a group of dedicated community leaders in the city of Jacksonville decided to reactivate the Citizens Advisory Committee which had been dormant for a decade.

A meeting of interested citizens was called on April 30, 1990, at the Jacksonville Elementary School. Approximately 40 people of diverse interests and backgrounds were in attendance for that initial meeting, and many continued to attend regular meetings. Those who regularly attended the meetings constituted a newly revived "Citizens Advisory Committee" (CAC), and, together with other dedicated citizens, they took an active part in community planning.

This CAC was asked to examine the concerns expressed by over 400 citizens who took part in a community survey, which had been undertaken at the request of the City Council of Jacksonville during the month of October 1989. This survey highlighted citizen concerns about parks, transportation, historic preservation, and population growth.

With these concerns as a basis, the CAC worked to weave together a collective vision for Jacksonville's future. Hours of citizens' comments were gathered over the period of a year and a half, and this input was drafted by the Citizens Advisory Committee into a "vision statement" entitled JACKSONVILLE'S FUTURE 2011: A VISION STATEMENT ABOUT JACKSONVILLE, OREGON.

Why create a Vision Statement? This visioning technique is an innovative tool to identify possibilities, anticipate future trends, and make choices by having the local citizenry develop future scenarios which envision how they would like to see the future.

This vision ultimately can serve as the basis approach for updating the Comprehensive Plan. By using the information gathered from local citizenry, the Comprehensive Plan can be evaluated and updated to ensure that it is still contemporary and relevant to the citizens' changing needs and desires.

The Vision Statement that resulted from that Citizen Involvement process will be used as the starting point on which the current revision of the Jacksonville Comprehensive Plan will be based.

Each Chapter of the Comprehensive Plan will begin with the relevant section of the Vision Statement. The following "Values Statement" that the CAC developed regarding Citizen Participation will serve as a foundation for this chapter:

"We value a governmental process which encourages full citizen participation in deciding community direction, values, and policies. By this process we are able to direct our own future."

In that spirit, the City of Jacksonville establishes the following policy:

Policy

The City of Jacksonville will support and maintain an effective Citizen Involvement Program in order to ensure that all citizens are afforded the opportunity to participate in the City's land use decision-making processes.

Implementation

A CITIZEN INVOLVEMENT PROGRAM for the City of Jacksonville shall be established as follows:

SECTION 1

The Components of the Citizens Involvement Program

1. **Citizen Involvement:** A Committee for Citizen Involvement (CCI) is established. The CCI will seek to support Citizen Advisory Committees (CACs), based on geographic neighborhoods, as well as on consideration of public issues of general interest. These Committees shall also be fully supported by the City.

2. **Communication:** The CCI shall establish procedures for ongoing two-way communication between citizens and the City government.

3. **Citizen Influence:** The CCI shall insure that citizens are provided the opportunity to be involved in all phases of the planning process. This will require continuing education on the phases of the planning process, and defining how citizens can be involved.

4. **Non-technical Understandable Information:** The CCI shall ensure that all information necessary to reach policy decisions shall be in a simplified understandable form and provide the means for making this information readily available to the citizens.

5. **Feedback Mechanisms:** The CCI shall make clear the City government's commitment to providing feedback on all substantive issues raised by participating citizens, including written records that specify its rationale in each of its land use policies and decisions. This shall be an integral component of the communication process.

6. **Financial and Other Resource Commitments:** The CCI shall determine the scope of financial, human, and informational resources required to ensure the success of the Citizen Involvement Program. The City shall provide the necessary resources to meet the goals of the Program, to the maximum extent possible within the constraints of available funding resources. These allocations shall be an integral part of the City's annual budget appropriations.

SECTION 2

The Committee for Citizen Involvement (CCI)

1. **Membership:** The Committee for Citizen Involvement shall consist, at a minimum, of one (1) member from the City Council, serving as the Council Liaison, a nonvoting member; one (1) member of the City Planning Commission, selected by majority vote of the Commission; and four (4) citizens of Jacksonville representing a diverse cross-section of the community at large. Members shall serve for a term not to exceed two (2) years, on an overlapping basis.

The four citizen members shall be appointed from the Citizens Advisory Committees (CACs) and other recognized neighborhood or community-based organizations, as defined by ORS 197.763 (2) (a), through an open and well publicized public process. Membership shall be ratified by the Planning Commission. Members of the Committee shall select officers consisting of Chair, Vice-chair, and Recording Secretary, serving an annual term.

2. **Responsibilities:** The Committee for Citizen Involvement, hereinafter referred to as the CCI, shall be the City Council's planning and supervisory element for carrying out the purposes and requirements of the Citizen Involvement Program. It is the advocate for public participation in all

aspects of land use planning. In carrying out these responsibilities, the CCI shall have direct access to the City Council and the Planning Commission, and shall be expected to exercise the City's open-door communication between its citizens and all elected and appointed officials.

(a) The CCI shall develop the annual Citizens Involvement Plan for the City, and insure that the six elements of the Citizens Involvement Program (CIP) are effectively accomplished. The Annual Plan shall be developed and presented to the City Council in sufficient time in advance of the City's annual budget processes, in order that the financial needs of the Plan may be communicated to the City Budget Officer and the City Budget Committee for inclusion in the Fiscal Year City Budget.

(b) The CCI shall make an Annual Evaluation and Recommendation Report to the City, with copies to the Jackson County Planning Coordinator and the State of Oregon Citizen Involvement Committee, not later than June 15 of each year. The development of this report shall include input from the Citizens Advisory Committees and other civic groups. The problems and recommendations cited in such input shall be considered and responded to in the Report.

(c) The CCI shall encourage and support the continuation and formation of Citizen Advisory Committees.

SECTION 3

Guidelines for Citizen Advisory Committees (CACs)

- Purpose:** The primary responsibility of a Citizen Advisory Committee shall be to provide a channel of communication between citizens of the City and the City Government in all phases of the land use planning and decision-making process.
- Membership:** Membership in Citizens Advisory Committees shall be open to all citizens of Jacksonville, and to people living within one mile of the City. There shall be no limit on the number of members.
- Meetings:** The dates and frequency of meetings of a CAC shall be determined by its members, and the CCI advised thereof. Meetings shall be well advertised, including time and place and the agenda or purpose of the meeting. Minutes of the meetings shall be kept, and a copy forwarded to the Committee for Citizen Involvement.

EXHIBIT "B"

FINDINGS OF FACT

The City Council of Jacksonville makes the following findings of fact regarding the amendment of the Jacksonville Comprehensive Plan that would replace Chapters One and Two with the proposed Citizen Involvement Chapter attached in "Exhibit A" and repeal Ordinance 414 relating to Citizen Involvement:

1. The City of Jacksonville was notified by the Department of Land Conservation and Development in an August 10, 1992 memo that the City is due to be noticed to commence Periodic Review in July of 1993. That same memo recommended updating the Citizen Involvement provisions in the Comprehensive Plan. The following amendment is in response to that recommendation.
2. After Planning Commission review and recommendation, a public hearing on this amendment was held before the City Council on July 6, 1993. The record of that hearing is incorporated by reference herein.
3. A staff report was available more than seven days prior to the hearing and is incorporated by reference herein.
4. In compliance with the Plan Goals, Policies, Implementation Strategies, Forecasts and Distribution and Allocation Formulas Review and Amendment section (page 238) of Comprehensive Plan Chapter XIII, General Implementation, the amendment conforms to the Statewide Planning Goals 1 and 2. The amendment's goal and implementing language correlate directly with the recommendations and guidelines of Statewide Goal 1. The proposal will establish the basis for the Plan revisions that will occur under Periodic Review.
5. The amendment does not conflict with any other Statewide Goals.
6. In compliance with the Plan Goals, Policies, Implementation Strategies, Forecasts and Distribution and Allocation Formulas Review and Amendment section (page 238) of Comprehensive Plan Chapter XIII, General Implementation, the amendment conforms to the other unamended portions of the Jacksonville Comprehensive Plan. The other unamended portions of the Comprehensive Plan (Goals and Policies), frequently refer to "a liveable community", a "unique sense of place", the "needs of the residents", "sufficient areas for the citizens of Jacksonville", and other such intangible and abstract language. Citizen involvement is necessary in order to refine this language into objective implementation
7. There are no Comprehensive Plan goals or policies with which this proposal conflicts.

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CHAPTER TWO

JACKSONVILLE'S HISTORIC ELEMENT

In Jacksonville's 1991 Vision Statement, the citizens stated

"It is our hope that Jacksonville will continue for many years to retain its importance as an attractive historic and cultural center, be a vital and thriving community, and a safe, comfortable home town for those of us who live here".



Nunan House - 635 North Oregon

GOAL

To preserve the integrity of the past, while guiding the evolution of the future.

I. BACKGROUND

A. Jacksonville's Significance:

1. Importance of History to Jacksonville

Jacksonville's physical form was well-defined by the beginning of the 20th century. The basic structure of the community remaining today was formed between the 1860's and the 1890's, following the gold mining heydays. It was a thriving regional center with a broad diversity of businesses and residences. After the County seat was moved to Medford, the City entered a period of economic stagnation; shops were locked up one last time with all of their furnishing left intact inside and there was no economic incentive to tear them down in favor of modern stores. This economic stagnation was the primary reason the City's charm and historic character are virtually intact today.

Beginning in the 1940's, community leaders began realizing that the City's historic resources were worthy of widespread attention and could bring tourist dollars to local businesses. The City's notoriety increased through the mid-20th century, and in 1966 a significant portion of Jacksonville was listed as a National Historic District.

A complete documentation of this unique development is contained in the Historic Context Statement prepared for the City of Jacksonville by George Kramer in August 1993, hereby referenced and incorporated herein.

2. Importance of Jacksonville to State and Nation

According to the Historic Context Statement, "The City of Jacksonville, Oregon has long been hailed as one of the most historically significant communities in the western United States". Landmarks have been recognized by the United States Secretary of the Interior as possessing national significance. Properties listed on the National Register are primarily of State and local significance with impacts restricted to a smaller geographic area; however, Landmarks are nationally significant and are of exceptional value in representing an important theme in the history of the Nation. As such, the community's leaders seek to establish a process for incorporating future development in a manner compatible with existing. They believe they must exhibit the stewardship so necessary to assure the City's successful future.

3. Threatened Landmark Status

With the recognition of its historic significance, development pressures, absent for more than half a century, once again began to affect the further evolution of the City. Such pressures have resulted in mixed success. There is a deep concern among the community's residents, business and community leaders, along with the National Park Service, regarding the nature of future development. The City has twice been placed upon the Park Service's Threatened Landmark List based upon the potential harmful effects that uncontrolled growth could have upon this fragile resource.

While the community needs to grow to continue to enjoy the fruits of the economic vitality inherent in its well-kept heritage; the key to growth as a positive experience lies in controlling the nature of such growth. Unless it manages growth in a manner compatible with its nationally significant historic and physical qualities, Jacksonville is poised to lose, systematically, the very qualities making it a treasured landmark.

4. Need to Preserve Sites and Context: Treatment of the City and Its Context

The City of Jacksonville's wonderful historic and physical qualities combine to form a place which is unique within Oregon and the nation. The historic character of Jacksonville permeates almost every corner of the City and shapes the sense of place for both visitor and resident. It is pervasive and powerful. As Jacksonville's historic character affects every aspect of the City, so does every aspect affect the character of the City as a whole.

While greater than the sum of its parts, maintaining the integrity of those parts (and thus the greater whole) is essential. The documentation provided by Kramer, in his 1993 Context Statement is an excellent step toward identifying the magnificent historical resources of Jacksonville. The design guidelines established in 1987 by the Architectural Resources Group of San Francisco provide a very good set of design guidelines for the City's architectural resources. What has been lacking to date is a strong statement tying together the City's historic, physical and aesthetic characteristics.

B. Purpose of Historic Element

The purpose of this Comprehensive Plan Historic Element is to retain the existing charming and valuable aspects of the City while facilitating compatible growth. The beauty that is Jacksonville has evolved over time through a unique assemblage of individual hopes and dreams. While preserving that integrity is this element's highest goal; it is recognized that it is difficult to regulate uniqueness. The City's beauty came into being through diversity.

Therefore, this Historic Element attempts to define the essential ingredients of the City's historic character, and to allow for their use as building blocks according to individual hopes and dreams. Defined herein are Neighborhood Character, Vegetation, Visual/Scenic Viewsheds, Architecture, Development Patterns/Land Use and Streetscape Character. Then, in order to implement methods of effectively managing the City's future growth, the development and adoption of policies and measures designed to apply these policies are established.

C. Character of National Historic District

1. Physical Sub-Areas: Neighborhoods

In order to define the physical character of the Jacksonville National Historic District, it was first necessary to identify the City in terms of sub-areas which are each definable by a specific set of physical features. Through a citizen involvement process, the City has been broken down into individual neighborhoods. The neighborhoods were selected as the preferred sub-areas to be used in defining the City's physical characteristics. (See *Neighborhood Boundaries*, page 4.)

For purposes of implementing this historic element, these neighborhood subareas will be referred to as "Historic Character Units" (HCUs). The Westmont/Paradise Ranch Road area is recognized as a distinct neighborhood, but is not included a HCU.

2. Neighborhood Character Charts

Each neighborhood had been characterized by a distinct set of features which were identified and charted: (a) Architecture; (b) Landscape; (c) Land-Use; (d) Transportation; (e) Topography; and (f) Streetscape.

The statements about each of these features found on the Neighborhood Character charts were the basis for the initial character descriptions. From this information the historic preservation consultants created a narrative and photographic description of each neighborhood's character.

(See Appendix A: Neighborhood Character Charts and Appendix B: Architectural Character of Jacksonville Historic Neighborhoods.)

3. Criteria for Defining Neighborhood Character

The following components have the greatest impact on the physical character of each neighborhood. Through the course of the study leading up to creation of this historic element, it was determined that these will have the greatest effect on assuring that Jacksonville evolves in a manner compatible with its historic content.

NORTH OREGON STREET

- BOUNDARY FORMED BY HISTORIC CORE EDGE, JACKSON CREEK, AND ADJACENT NBHDS.
- INCL. RES. AREAS IN BOTH THE CITY AND COUNTY.
- HAS LARGEST VACANT AREA.
- CUL-DE-SAC AT MINERS WAY FRONTS THE CEMETERY WHERE THERE IS PEDESTRIAN ACCESS

HISTORIC CORE

- 6TH ST. IS EDGE OF HISTORIC CORE AND OLD SCHOOL DIST.
- RUNS ALONG THE REAR MUSEUM EDGE.
- LOOSE DEFINITION; EDGE IS NOT DISTINCT.
- NORTH EDGE OF HISTORIC CORE RUNS BEHIND THE CEMETERY ALONG ITS UPPER BOUNDARY AND ALONG "E" ST..
- CEMETERY RELATES IN LAND FORM TO N. OREGON ST.
- TOUVELLE HOUSE BELONGS TO N. OREGON ST. YET FEELS MORE LIKE THE HISTORIC CORE.
- HISTORIC CORE INCL. OVERFLOW BRITT FEST. PKG.
- ALSO INCL. VETERANS PARK (TRIANGLE PARK).

NORTH 5TH STREET

- DEFINED ON THE N.W. EDGE BY JACKSON CREEK, & BY THE REAR OF PARCELS ON THE S.E. EDGE.
- ENDS AT HISTORIC DIST. BOUNDARY AT N.E. END.
- ENDS AT "E" ST. ALONG HISTORIC CORE BOUNDARY AT S.W. END.
- ZONED COMM'L., YET HAS MUCH RES. USE.
- DOWELL HOUSE HAS HISTORIC CHAR. UNIQUE TO 5TH ST., RELATES MORE WITH STYLES OF OLD SCHOOL DIST.

SOUTH OREGON STREET

- BACK PROPERTY LINE OF LOTS ALONG APPLIGATE RD. FORMS EASTERN BOUNDARY.
- BOUNDARY JOGS TO THE EAST AT ELM ST., AND DAISY CREEK BECOMES EDGE BEHIND PARCELS THAT FRONT S. 3RD ST.
- BOUNDARY CUTS THROUGH LARGE PRIVATE PARCEL (ARTISAN'S PROPERTY) AND BECOMES LESS DISTINCT ALONG PINE ST.
- TRANSITION TO HISTORIC CORE IS MID-BLOCK BETW. PINE AND MAIN ST. BOUNDARY IS BACK LOT LINES ON S. SIDE OF MAIN ST.
- INCLUDES "CHINESE DIGGINGS," AND BRITT FESTIVAL GROUNDS.

NEW SCHOOL DISTRICT

- DEFINED BY OTHER NBHD'S & HIST. DIST. BOUNDARY

OLD SCHOOL DISTRICT

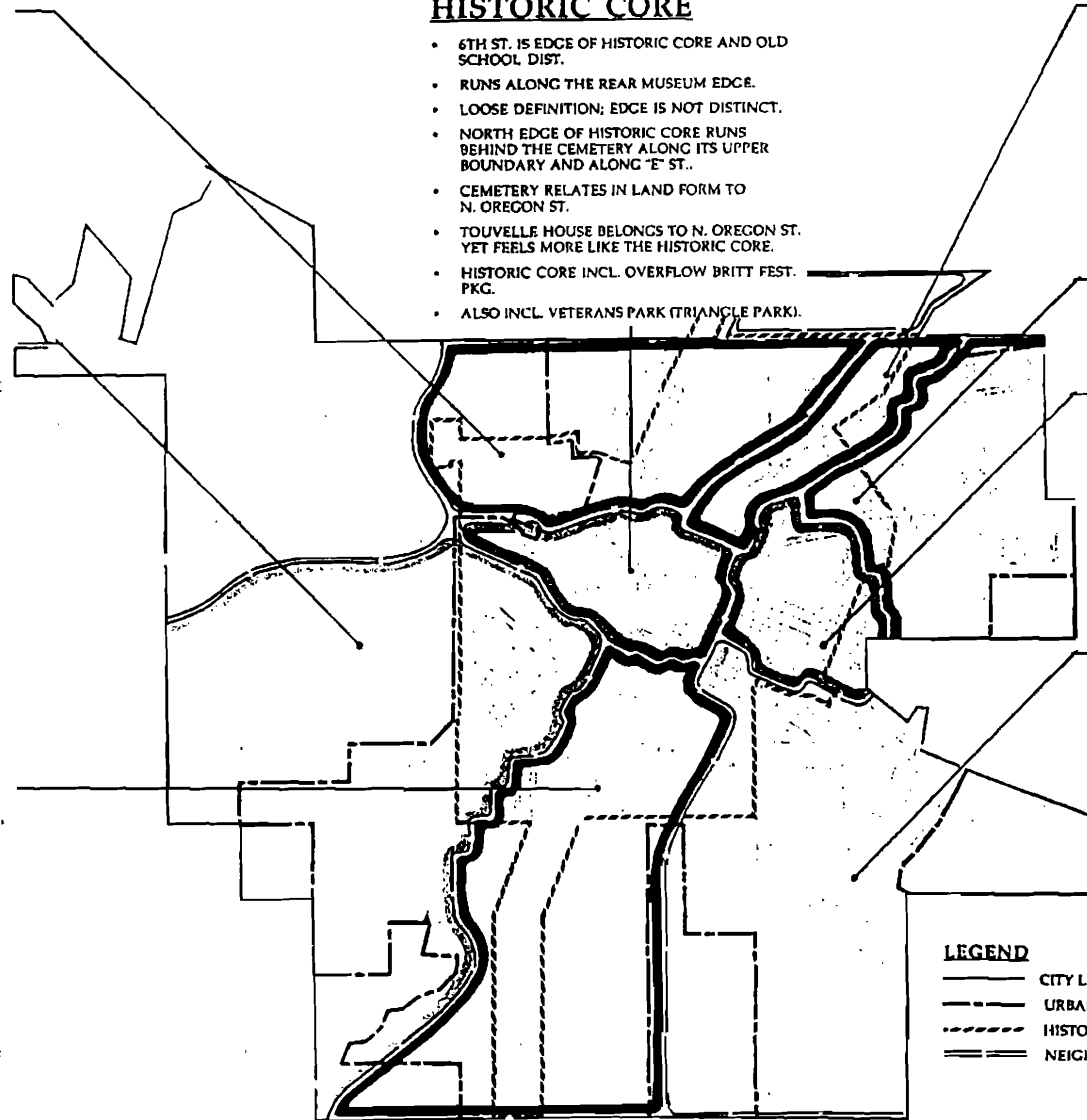
- FORMED BY REAR LOTS AT N. 5TH ST. NBHD. BOUNDARY. AT 6TH ST. ALONG HIST. CORE BOUNDARY, & AT E. CALIFORNIA ST. ALONG SOUTHERN BOUNDARY.
- DIST. BOUNDARY EXPANDS TO PARTICULAR HISTORIC PROPERTIES.
- BLACKSTONE ALLEY HIST. HOME OF INTEREST.
- INCL. HISTORIC AND CONTEMPORARY HOMES.
- INCL. WHIPPLE DEVL'PT. (HISTORICIZED ARCH.)

3RD STREET CORRIDOR

- ARBITRARY EDGE BEHIND PARCELS HALF WAY UP WOODED HILLS.
- PARCELS OFF S. 3RD ST. EXTEND UP HILL TO CREATES "SPINE" PATTERN.
- EASTERN BOUNDARY IS RIDGE TOP (AT STAGE COACH HILLS).
- WESTERN BOUNDARY IS JUST BELOW RIDGE TOP ALONG APPLIGATE RD.
- SOUTHERN BOUNDARY IS CITY / COUNTY LINE.
- NORTHERN BOUNDARY IS HISTORIC CORE.
- THIS NBHD, SOUTH OF CLEVELAND ST., IS LANDSCAPE DOMINANT V.S. ARCH. DOMINANT, DUE TO TOPO. AND VEG. CHAR. IT HAS THE MOST NATIVE VEGETATION.

STAGECOACH HILLS

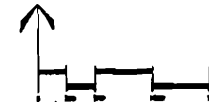
- DEF. BY E. CALIFORNIA ST. @ BORDER OF OLD SCHOOL DIST.
- HISTORIC HOMES ON SOUTH SIDE OF OLD STAGE RD. COULD BE PART OF OLD SCHOOL DIST.; HAS OLD SCHOOL DIST. "FEEL".
- TOPOGRAPHICALLY, THE HOMES DO RELATE TO STAGECOACH HILLS.
- CONSIDER INCLUDING THESE HISTORIC HOMES IN THE OLD SCHOOL DIST.
- LAND FORM CREATES BOUNDARY BETW. STAGECOACH HILLS AND ADJACENT 3RD ST. CORRIDOR TO THE WEST.



LEGEND

- CITY LIMIT
- - - URBAN GROWTH BOUNDARY
- HISTORIC DISTRICT
- == NEIGHBORHOOD BOUNDARY

FINAL CITIZENS MEETING
5/3/95



HISTORIC INFILL PROJECT CITY OF JACKSONVILLE

DEMUTH GLICK CONSULTANTS, LTD.
PORTLAND, OREGON
COMMUNITY DESIGN • LANDSCAPE ARCHITECTURE • HISTORIC PRESERVATION

NEIGHBORHOOD BOUNDARIES

a. Vegetation/Landscape Character

A significant component of the character of each neighborhood is the series of species of vegetation found. Each neighborhood was assessed through identification of dominant vegetative species. A windshield survey was undertaken to accomplish this. It was found that the majority of vegetation existing in Jacksonville today was planted by the early settlers, when sites were developed for habitation following the original platting.

Infill or redevelopment sites should be characterized by the dominant species found on adjacent sites at a similar density of trees.

(See Appendix A: Neighborhood Character Charts and Vegetation Character Map, page 6.)

b. Visual/Scenic Character

What people see in and around Jacksonville is a significant component of its physical character. In addition to the viewsheds described in Kramer's 1993 work, locations from which people most frequently view the City have been evaluated herein for features and scenery which help people form an impression of the place. In this regard, two means of defining visual character were established. These include identification of (a) visual character: primary transportation corridors, and (b) external viewsheds (See *Visual Character: Primary Transportation Corridors*, page 7, and *External Viewsheds*, page 8).

(1) Internal Travel Corridors

Five travel corridors were identified *within* the District--those with historical and visual significance having an impact on the viewer's perception of the City. These include: North Oregon Street, North Fifth Street, East California Street, West California Street and South Third Street.

(2) External Scenic Viewsheds

Five locations along primary travel corridors at or near the perimeter of the City or District were selected for their visual linkage to the surrounding landscape. These are also frequently traveled corridors with locations from which the public forms an opinion and impression of the quality and character of Jacksonville as a distinctly unique place. The external viewsheds are identified from viewpoints where it is possible to see short-range, mid-range and distant views. At these locations, it is possible to see both Jacksonville's surrounding countryside/landscape as well as views of the City.

NORTH OREGON STREET

- BIG LEAF MAPLE
- BLACK LOCUST
- WHITE OAK
- MANZANITA
- CEANOTHUS

HISTORIC CORE

- BIG LEAF MAPLE
- MAPLE
- PIN OAK
- CINKGO
- ENGLISH WALNUT
- ALDER
- SMOKE TREE
- CHERRY
- PLUM
- CRAB APPLE
- DOUGLAS FIR
- WESTERN RED CEDAR

NORTH 5TH STREET

- BIG LEAF MAPLE
- PIN OAKS
- BLACK LOCUST
- MONTEREY CYPRESS
- SWEET GUM
- RED & WHITE OAK
- DOUGLAS FIR

SOUTH OREGON STREET

- BIG LEAF MAPLE
- BLACK LOCUST
- RED OAK
- WHITE OAK
- MADRONE
- CHERRY
- PLUM
- PEAR
- MANZANITA
- CEANOTHUS
- SCRUB OAK
- DOUGLAS FIR
- PONDEROSA PINE
- WESTERN RED CEDAR
- BLUE SPRUCE

STREAM CORRIDOR

- BIG LEAF MAPLE
- WESTERN RED CEDAR
- ALDER
- COTTONWOOD

NEW SCHOOL DISTRICT

- BIG LEAF MAPLE
- RED & WHITE OAK
- ENGLISH WALNUT
- DOUGLAS FIR
- DEODAR CEDAR
- PONDEROSA PINE

OLD SCHOOL DISTRICT

- BIG LEAF MAPLE
- WHITE OAK
- RED OAK
- SYCAMORE
- SILVER MAPLE
- ENGLISH WALNUT
- WESTERN RED CEDAR
- DEODAR CEDAR
- PONDEROSA PINE
- DOUGLAS FIR
- CHERRY

3RD STREET CORRIDOR

STREET CORRIDOR

- BIG LEAF MAPLE
- CATALPA
- WHITE OAK
- LOCUST
- ELM
- ENGLISH WALNUT
- APPLE
- BLUE SPRUCE
- REDWOOD
- DEODAR CEDAR
- WESTERN RED CEDAR

ISLANDS

- PONDEROSA PINE
- MADRONE
- ALDER

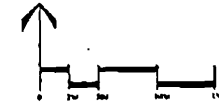
STAGECOACH HILLS

- MADRONE
- PONDEROSA PINE
- CATALPA
- BLACK LOCUST
- ALDER
- DOUGLAS FIR
- WESTERN RED CEDAR

LEGEND

- CITY LIMIT
- - - URBAN GROWTH BOUNDARY
- - - - HISTORIC DISTRICT
- == NEIGHBORHOOD BOUNDARY

FINAL CITIZENS MEETING
5/3/95



**HISTORIC INFILL PROJECT
CITY OF JACKSONVILLE**

DEMUTH GUCK CONSULTANTS, LTD.
PORTLAND, OREGON
CLARENCE BROWN & ASSOCIATES ARCHITECTS, PORTLAND, OREGON

NEIGHBORHOOD VEGETATION

WEST CALIFORNIA STREET

- WEST FROM OREGON ST., PHONE CO. BLDG. & "OLD BUTCHER SHOP" ANNOUNCE CORRIDOR.
- THIS IS EDGE OF TOWN. COMM'L. EXTENDS ONLY 1/2 BLOCK. VERY RURAL BEYOND.
- SOUTH: WOOD PLANK SIDEWALK EXTENDS 25' GRAVEL & ASPHALT SHOULDER BEYOND. UTILITY POLES VISUALLY PROMINENT; NO TREES.
- NORTH: CONCRETE WALK EXTENDS 1/2 BLOCK; 3 NEW GINKGOS & SEVERAL LOW STREET LAMPS.
- VIEW IS CLUTTERED WITH TRAFFIC SIGNS.
- VETERANS PARK: MEMORIAL TREES, PICNIC AREA.
- MIXED CANOPY: DECID. & CONIFER BOTH SIDES.
- STREET RISES STEADILY WEST OF OREGON ST.
- CORRIDOR TERMINATES VISUALLY WITHIN 1000' CALIF. ST. DIPS OVER HILL & WINDS OUT OF TOWN. BACKDROP IS WOODED MOUNTAIN.

NORTH OREGON STREET

- NORTH FROM CALIF. CORRIDOR ANNOUNCED BY BRICK BLDGS BOTH SIDES OF STREET.
- WEST: FIRST BLOCK INSTITUTIONAL. SIDEWALK EXTENDS TO "C" ST. RES. BEGINS AT "C" ST.
- EAST: RES. BEGINS MID-BLOCK BETW. CALIF. & "C" ST. SIDEWALK EXTENDS 1/2 BLOCK N. OF "C" ST.
- PED. ACCESS OTHERWISE LIMITED TO EARTH & ASPHALT SHOULDER.
- PARKING AREAS UNDEFINED.
- UTILITY POLES BOTH SIDES. WEST: VISUALLY INTRUSIVE. EAST: OBSCURED BY VEGETATION.
- PARTIAL MIXED CANOPY NORTH OF "C" ST.
- CORRIDOR EDGE VISUALLY DEFINED BY TREES & UNDERSTORY.
- BLDG. SETBACKS ALLOW VEGETATION TO SCREEN STRUCTURES.
- VISIBLE POWERLINES BETW. CALIF. & "C" ST. CONTRAST TREE-LINED CORRIDOR N. OF "C".
- CORRIDOR TERMINATES VISUALLY WITHIN 1/2 MI. AS ROAD DIPS & CANOPY CLOSES VIEW.

NORTH 5TH STREET

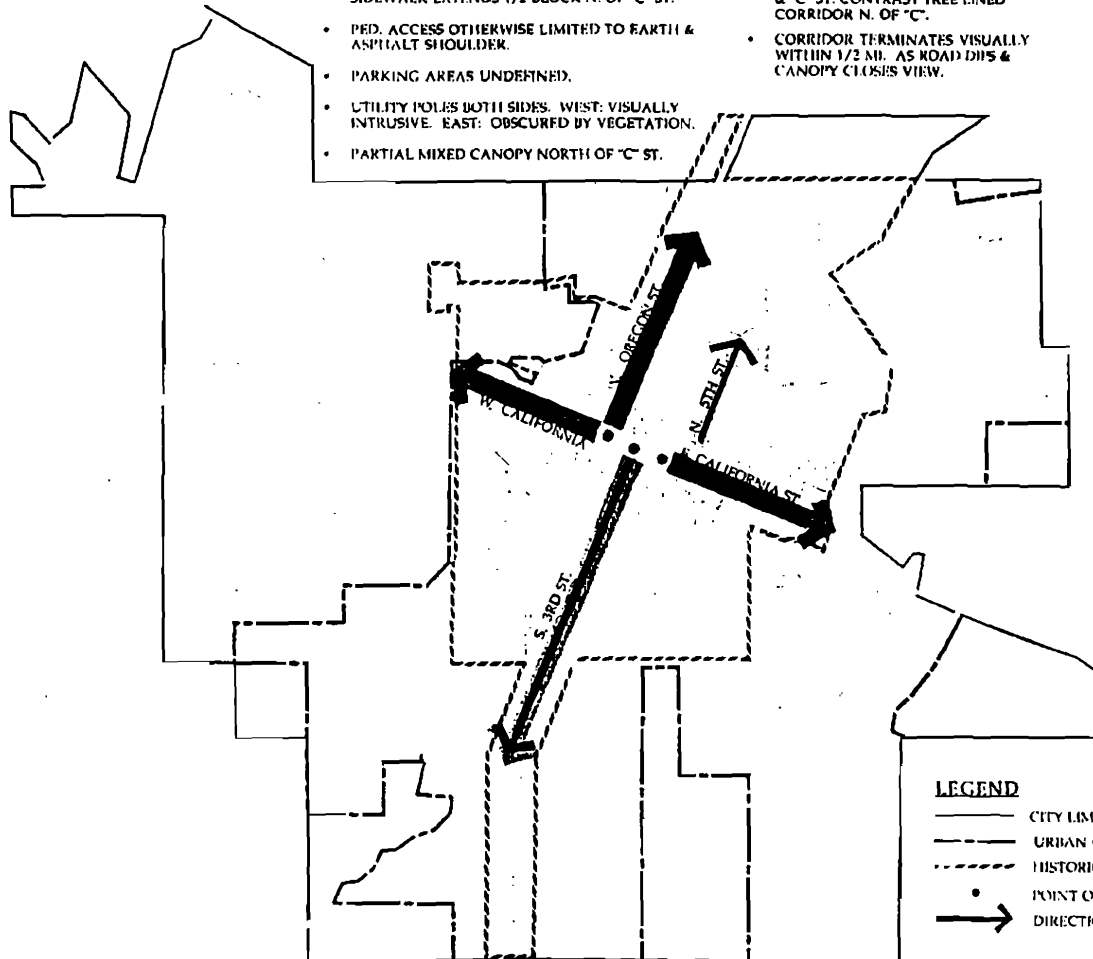
- STREET TREES & VEG. FORM URBAN FORESTED CORRIDOR.
- MUSEUM SITE OFFERS NICE INSTIT PRESENCE
- HIST. BLDGS. & SETBACKS (BOTH SIDES) STRENGTHEN HIST. CORP CHARACTER
- APPROPRIATE STREET WIDTH & PARKWAYS PROVIDE WONDERFUL PED. ENVIRONMENT
- MUSEUM TOWER EMPHASIZES ARCHITECTURAL LANDMARK QUALITY.
- THIS VIEW EMBODIES THE GREAT QUALITY OF JVILLE HISTORIC CHARACTER

EAST CALIFORNIA STREET

- EAST FROM 4TH ST., COMM'L. USE ON FIRST BLOCK INCOMPATIBLE.
- SOUTH: PED. ORIENTED RETAIL SHOPS. NORTH: AUTO ORIENTED STRIP COMM'L.
- STREET TREES & VEG. ON PRIVATE PROPERTIES FORM CORRIDOR'S VISUAL EDGE.
- BUILDINGS REcede FROM VIEW OUT OF ASPAL SETBACKS 1/2 BLOCK BEYOND N. 5TH ST.
- MIXED DECID. AND SOME CONIFER DOMINANT
- UTILIT. POLES ON SOUTH CROSS TO NORTH
- TRAFFIC SIGNS CREATE SOME VISUAL CLUTTER
- NARROW ASPHALT SHOULDER NORTH SIDE DRAINAGE SWALE SOUTH SIDE
- SIDEWALKS EXTEND EAST TO 5TH ST. WORN NARROW PATH BEYOND
- FOOT BRIDGE (WOOD) CROSSES DAISY CREEK JUST EAST OF 5TH STREET.
- CHURCH & STEEPLE VISUAL ARCH. LANDMARK
- VIEWSHED TERMINATES APPROX. 1/2 MI. EAST OF 5TH ST. AS ROAD TURNS SE OUT OF TOWN.

SOUTH 3RD STREET

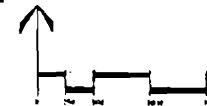
- SOUTH FROM CALIF. ST., TAVERN BLDG. VISUALLY STRONG; VACANT LOT: VISUALLY WEAK.
- ADVERTISEMENTS ON SIDES OF BLDGS. COULD BE REPAINTED (e.g. BULL DURHAM TOBACCO).
- CORRIDOR EDGE EARTHEN SHOULDER. MIXED DECID. & CONIFER TREES, & SHRUBS.
- UTILITY POLES ON EAST SIDE.
- WHITE PICKET FENCES DEFINE PRIVATE PROPS WEST SIDE OF STREET.
- ON STREET SHOULDER PARKING OCCURS WITHOUT CONTROLS.
- RES. SCALE BLDGS DEFINE CORRIDOR TO 1/2 BLOCK S. OF CALIF. BEYOND THAT POINT, VEG. & LARGE BLDG. SETBACKS CREATE RURAL FEEL.
- NO DEFINED PED. WAYS EITHER SIDE OF STREET
- FORESTED HILLSIDE VISUALLY ENDS CORRIDOR.



FINAL CITIZENS MEETING
5/3/95

LEGEND

- CITY LIMIT
- URBAN GROWTH BOUNDARY
- - - HISTORIC DISTRICT
- POINT OF VIEW
- DIRECTION OF VIEW



HISTORIC INFILL PROJECT CITY OF JACKSONVILLE

DEMUTH GLEICK CONSULTANTS, LTD.
PORTLAND, OREGON

VISUAL CHARACTER:
PRIMARY TRANSPORTATION CORRIDORS

WEST CALIFORNIA STREET

- APPROACHING FROM THE WEST, VIEW IS FORMED BY BEAUTIFUL CANYON-LIKE WOODED HILLS ALONG JACKSON CREEK WHICH WINDS INTO TOWN.
- MIXED NATIVE FOREST OF MADRONE, PONDEROSA PINE, DOUGLAS FIR, BIG LEAF MAPLE, ...ETC. GIVES THIS ENTRANCE TO TOWN THE MOST "NATURAL" FEELING.
- ENTERING TOWN, THE CANYON OPENS UP WITH VIEWS OF DISTANT CASCADE PEAKS, NEARBY FOOTHILLS, AND THE FIRST VIEW OF THE CITY CENTER. VERY DRAMATIC.

SOUTH 3RD STREET

- FROM SOUTH END OF 3RD ST. AT HISTORIC DISTRICT BOUNDARY, VIEW SHED IS NARROW WITH LOW WOODED HILLS BOTH SIDES.
- DENSELY WOODED WITH MIX OF DECID., CONIFER, & ORNAMENTAL TREES.
- RURAL RES. QUALITY.
- AT BEND IN ROAD SOUTH OF "N" ST., VIEW SHED OPENS UP TO DISTANT MOUNTAINS & NEARBY FOOTHILLS.

NORTH OREGON STREET

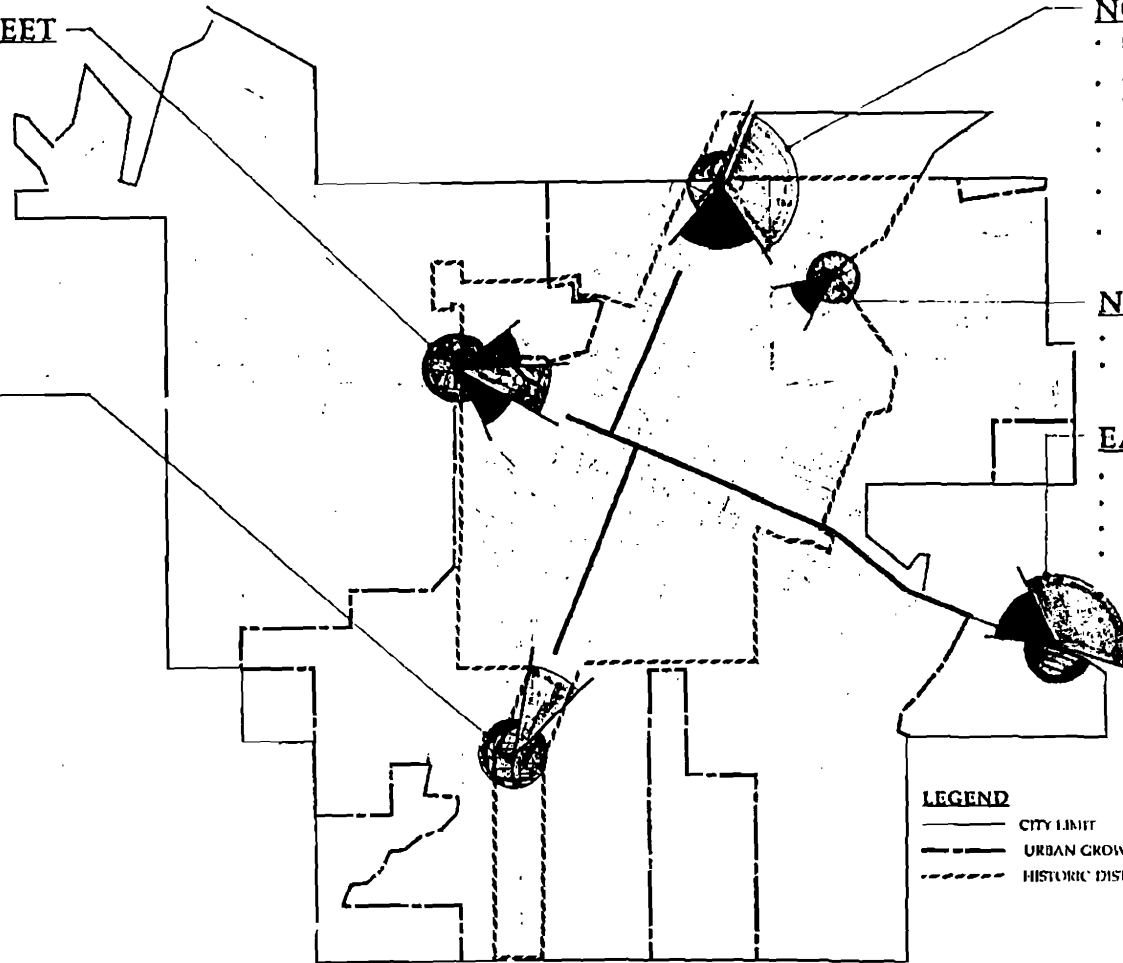
- SW FROM CITY ENTRANCE SIGN, VIEWSHED INCL'S CASCADE MTS. FROM NE TO SW
- VIEW OF MTS., FOOTHILLS, MEADOW, & FARMS CREATE 360 DEGREE RURAL QUALITY
- VEG. IS MIX OF DECID. AND CONIFER TREES
- TO THE EAST, ROYAL MOBILE ESTATES WILL EVENTUALLY BE SCREENED W/ MATURE TREES
- POWER LINES ARE PROMINENT ON WEST SIDE, OBSCURED BY VEGETATION ON EAST SIDE
- DRAMATIC VEG. ENTRANCE TO TOWN

NORTH 5TH STREET

- VIEWS OF STRIP COMMERCIAL DEVELOPMENT
- VEGETATION ON HILLS BEYOND

EAST CALIFORNIA STREET

- EDGE CONSISTS OF DECID. AND CONIFER TREES.
- LARGE RES. SETBACKS.
- 3' WHITE FENCES ON SOME PROP'S BOTH SIDES
- UTILITY POLES & LINES VISUALLY INTRUSIVE, CRISS-CROSS STREET.
- TOPOGRAPHY IS GENTLY ROLLING
- MTS. & NEARBY FOOTHILLS END VIEW TO WEST



LEGEND

- CITY LIMIT
- - - URBAN GROWTH BOUNDARY
- HISTORIC DISTRICT

- SHORT RANGE VIEW
- MEDIUM RANGE VIEW
- DISTANT VIEW

FINAL CITIZENS MEETING
5/3/95

HISTORIC INFILL PROJECT
CITY OF JACKSONVILLE

DEMUTH GLICK CONSULTANTS, LTD.
PORTLAND, OREGON

EXTERNAL VIEWSHEDS

c. Architectural Character

Architectural character has been defined for each of the neighborhoods within the District. A brief definition is highlighted for each neighborhood in *Appendix A: Neighborhood Character Charts*. A more thorough, narrative description is found in *Appendix B: Architectural Character for Jacksonville Historic District*.

(See Appendix A: Neighborhood Character Charts; and Appendix B: Architectural Character for Jacksonville Historic District.)

d. Development Patterns/Land Use

Development Patterns and Land Use are important descriptors of the Character of Jacksonville. In this case, development pattern is described as the physical expression of land use. Development patterns include street patterns (e.g., gridded streets), placement of building(s) on site(s), location of driveways (whether paved or unpaved), nature of development (whether exhibiting uniformity or diversity), scale of development and amount of developed floor area in relation to site area (floor area ratio). The combination of these features which most closely characterizes historic precedents shall become the development patterns/land use design criterion for development sites within a neighborhood.

(See Appendix A: Neighborhood Character Charts)

e. Streetscape Character

The character of the Jacksonville streetscape is defined as all features physically within or adjacent to the public right-of-way. This includes the street, pedestrian areas, utilities, trees, lighting, signs, pedestrian amenities and drainage features. Views of buildings *from* the right-of-way are considered an important aspect of the streetscapes character. This is the area from which the public experiences the City of Jacksonville when not on a private property. It is the area from which people see the City from their homes and from businesses. It is the area, always linear in nature, through which people pass, en-route to other locations within the City or other cities beyond. Streetscape Character has been described in the Neighborhood Character Charts.

(See Appendix A: Neighborhood Character Charts)

For implementation purposes, these five criteria shall be called "Character Criteria".



