



NEW BERN AVENUE

STATION AREA PLAN

COMMUNITY CHECK-IN

APRIL 2022





INTRODUCTION



PROJECT GOALS



1 IMPLEMENT ETOD PROCESS

Implement the Equitable Transit Oriented Development (ETOD) Process



2 PUBLIC OUTREACH

Public Outreach that builds trust



3 ZONING/POLICY CHANGES

Regulatory Changes (City Initiated Zoning Amendments)



4 AFFORDABLE HOUSING

Affordable Housing Investments



5 PEDESTRIAN/BIKE SAFETY

Capital Projects for Station Area Safety

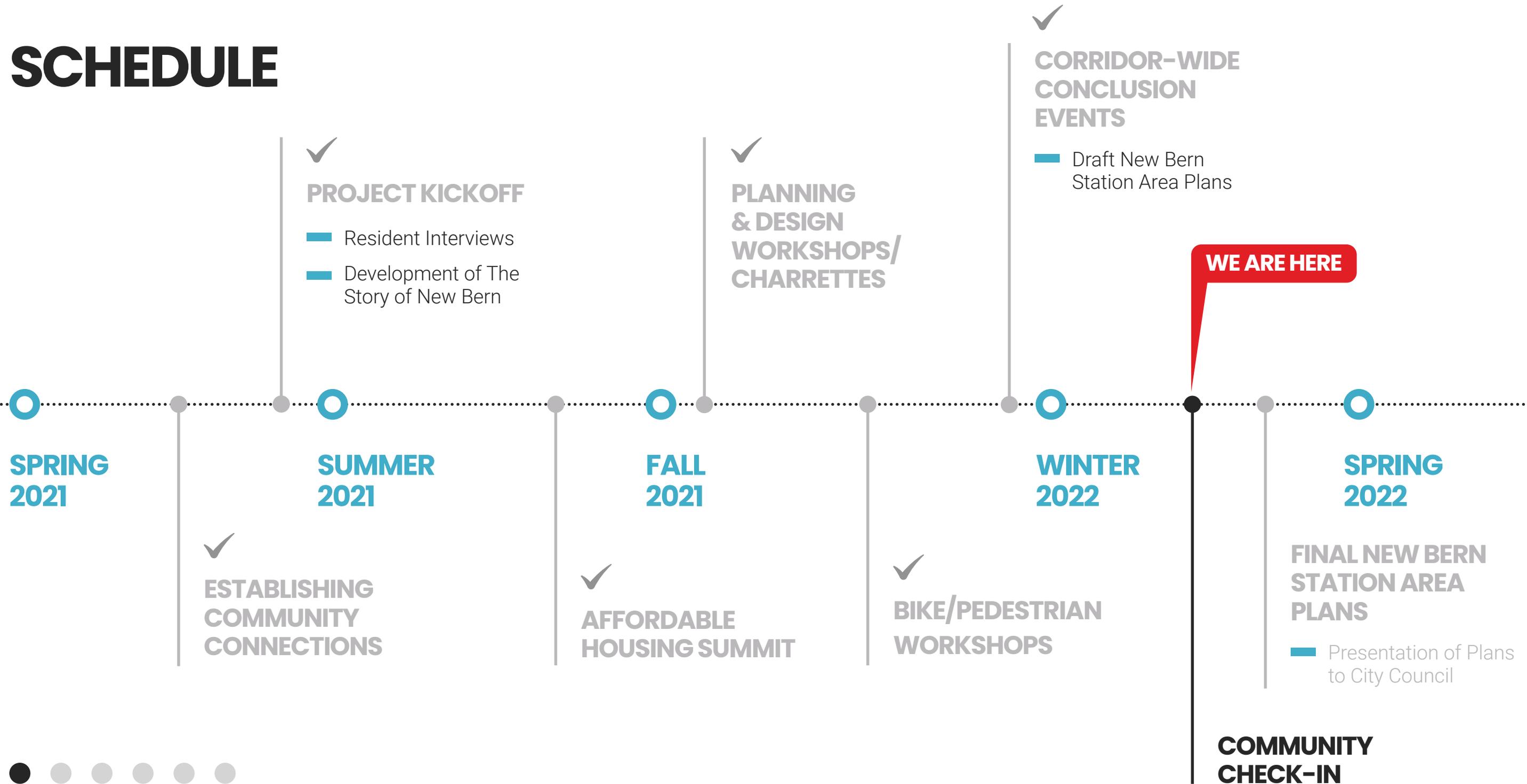


6 URBAN DESIGN/ STREETScape

Urban Design Interventions



SCHEDULE



ENGAGEMENT PROCESS



CITY CHARRETTE



ENLOE HIGH SCHOOL



FOCUS GROUP WITH DEVELOPERS

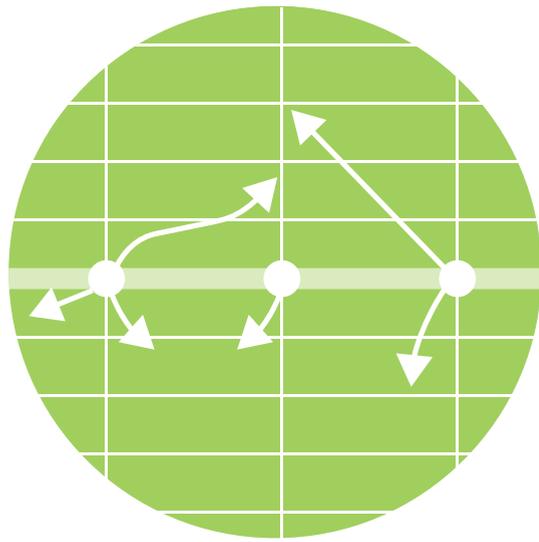


2

GUIDING PRINCIPLES



GUIDING PRINCIPLES



**NEW BERN IS A
CONNECTOR**



**GROW,
TOGETHER**



**EMBRACE
NEW BERN'S
PERSONALITIES**



**PREPARE FOR
CHANGE**



3

COMMUNITY & ECONOMIC DEVELOPMENT RECOMMENDATIONS



MANDATE, POLICY & ACTIONS

MANDATE

1

**RECOMMEND
ALLOCATION OF
EQUITY FUND**

2

**PRIORITIZE
AFFORDABILITY
& MITIGATE
DISPLACEMENT**



MANDATE, POLICY & ACTIONS

MANDATE

1

RECOMMEND
ALLOCATION OF
EQUITY FUND

2

PRIORITIZE
AFFORDABILITY
& MITIGATE
DISPLACEMENT

POLICY

HOUSING FOR ALL

DEEPEST AFFORDABILITY

CELEBRATE BLACK RALEIGH

**OPPORTUNITY FOR ALL:
SUPPORT LOCAL BUSINESSES
AND ENTREPRENEURS**



MANDATE, POLICY & ACTIONS

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**PRIORITIZE
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DEEPEST AFFORDABILITY

CELEBRATE BLACK RALEIGH

OPPORTUNITY FOR ALL: SUPPORT
LOCAL BUSINESSES AND
ENTREPRENEURS

ACTIONS

INCREASE THE SUPPLY OF SUBSIDIZED RENTAL UNITS
AFFORDABLE TO RENTERS WITH INCOMES BETWEEN
30% AND 60% AMI

\$4.8 TO \$9.6 MILLION

SHORT-TERM (1-2 YEARS)

ACQUIRE LAND TO SUPPORT DEVELOPING RENTAL
UNITS AFFORDABLE TO RENTERS WITH INCOMES
BETWEEN 30% AND 60% AMI

\$3.2 TO \$6.4 MILLION

SHORT-TERM (1-2 YEARS)

PRESERVE EXISTING AFFORDABLE RENTAL UNITS

\$5.6 TO \$11.2 MILLION

MEDIUM-TERM (2-5 YEARS)



MANDATE, POLICY & ACTIONS

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& MITIGATE
DISPLACEMENT

POLICY

HOUSING FOR ALL

DEEPEST AFFORDABILITY

CELEBRATE BLACK RALEIGH

OPPORTUNITY FOR ALL: SUPPORT
LOCAL BUSINESSES AND
ENTREPRENEURS

ACTIONS

SUPPORT CURRENT HOMEOWNERS WITH FUNDING FOR REPAIRS

\$300,000-\$600,000 ANNUALLY FOR 4 YEARS

MEDIUM-TERM (2-5 YEARS)

INCREASE THE ACCESSIBILITY OF HOMEOWNERSHIP FOR LOW- AND MODERATE-INCOME RESIDENTS

\$300,000-\$600,000 ANNUALLY FOR 4 YEARS

MEDIUM-TERM (2-5 YEARS)

ACQUIRE THE FORMER DMV SITE AND DEVELOP IT TO SUPPORT AFFORDABLE HOUSING AND ECONOMIC AND COMMUNITY DEVELOPMENT

\$20-\$25 MILLION (HIGH COST)

SHORT-TERM (1-2 YEARS)



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DISPLACEMENT**

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HOUSING FOR ALL

DEEPEST AFFORDABILITY

CELEBRATE BLACK RALEIGH

OPPORTUNITY FOR ALL: SUPPORT
LOCAL BUSINESSES AND
ENTREPRENEURS

ACTIONS

SUPPORT CURRENT HOMEOWNERS WITH OWNERSHIP
COSTS (PROPERTY TAX RELIEF)

\$150,000-\$500,000 ANNUALLY

MEDIUM-TERM (2-5 YEARS)

REMOVE CODE BARRIERS TO AFFORDABILITY

LOW COST

SHORT-TERM (1-2 YEARS)



MANDATE, POLICY & ACTIONS

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DEEPEST AFFORDABILITY

CELEBRATE BLACK RALEIGH

OPPORTUNITY FOR ALL: SUPPORT
LOCAL BUSINESSES AND
ENTREPRENEURS

ACTIONS

DEVELOP A CORRIDOR ALLIANCE WITH ST. AUGUSTINE'S
UNIVERSITY

\$200,000 ANNUALLY

MEDIUM-TERM (2-5 YEARS)

PARTNER WITH ST. AUGUSTINE'S TO JOINTLY SUPPORT
MIXED-USE DEVELOPMENT

\$250,000 TO \$500,000 TBD

MEDIUM-TERM (2-5 YEARS)

PLAN AND IMPLEMENT PUBLIC ART/GATEWAY FEATURES
THAT CELEBRATE BLACK HISTORY

\$500,000-\$1,000,000 TBD

MEDIUM-TERM (2-5 YEARS)



MANDATE, POLICY & ACTIONS

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POLICY

HOUSING FOR ALL

DEEPEST AFFORDABILITY

CELEBRATE BLACK RALEIGH

OPPORTUNITY FOR ALL: SUPPORT
LOCAL BUSINESSES AND
ENTREPRENEURS

ACTIONS

CREATE A COMMUNITY MUSEUM

COST TBD

LONG-TERM (+6 YEARS)

CREATE A COMMUNITY-BASED CENTER WHERE
VARIOUS CITY AGENCIES, CONTRACTORS AND
PARTNERS CAN WORK DIRECTLY WITH RESIDENTS

COST TBD

LONG-TERM (+6 YEARS)



MANDATE, POLICY & ACTIONS

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POLICY

HOUSING FOR ALL

DEEPEST AFFORDABILITY

CELEBRATE BLACK RALEIGH

**OPPORTUNITY FOR ALL: SUPPORT
LOCAL BUSINESSES AND
ENTREPRENEURS**

ACTIONS

SMALL BUSINESS ALLIANCE ECOSYSTEM/WORKFORCE DEVELOPMENT

CITY OF RALEIGH STAFF TIME

LONG-TERM (+6 YEARS)

PAIR FINANCIAL ASSISTANCE WITH TECHNICAL ASSISTANCE IN BUSINESS PLANNING

\$5 TO \$10 MILLION + \$150,000 ANNUALLY

SHORT-TERM (1-2 YEARS)

INCREASE FUNDING FOR FAÇADE GRANT AND CONDUCT OUTREACH TO BUSINESS OWNERS WITHIN THE CORRIDOR

\$250,000 ANNUALLY

MEDIUM-TERM (2-5 YEARS)



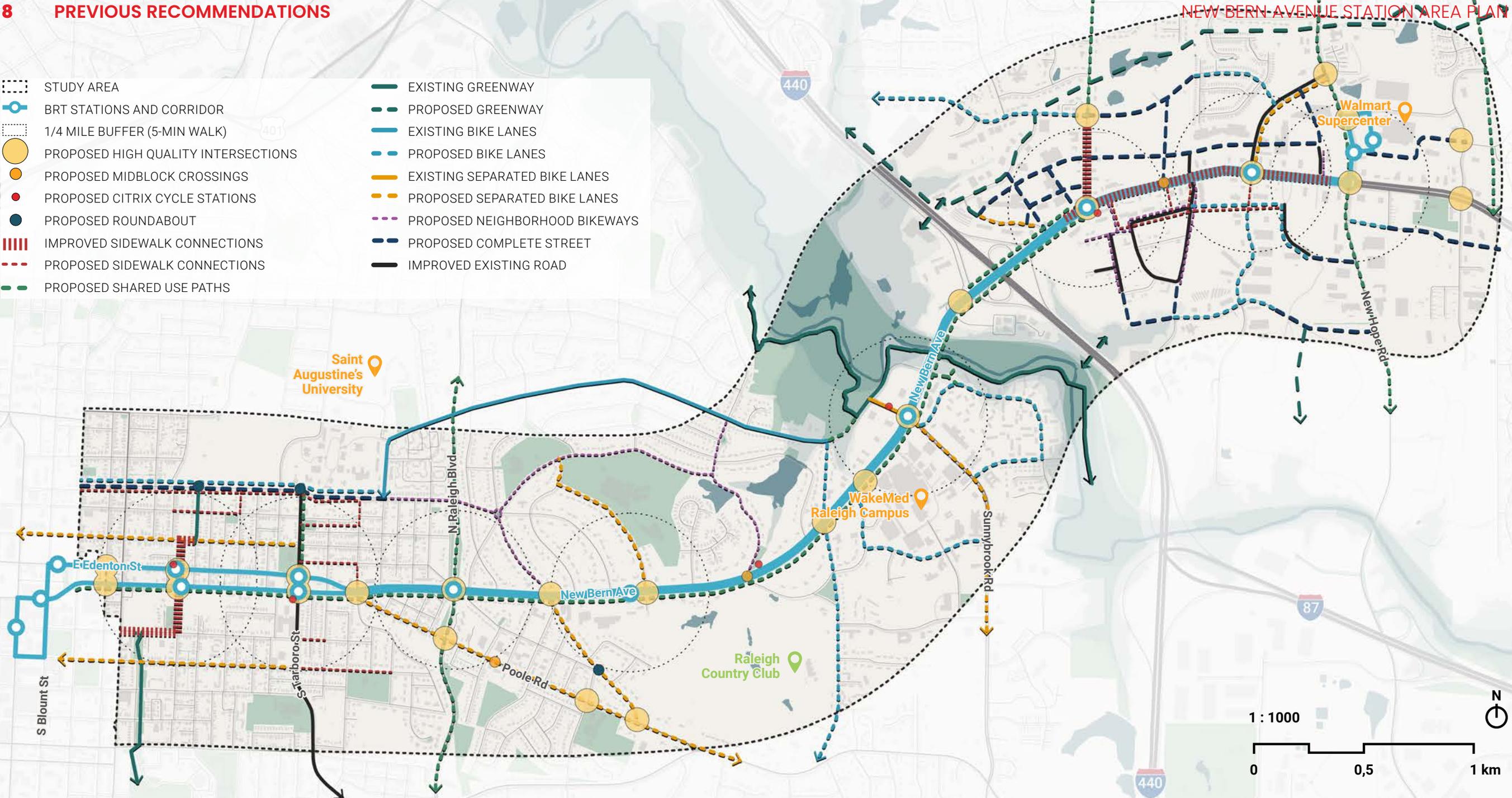
4

MOBILITY



8 PREVIOUS RECOMMENDATIONS

-  STUDY AREA
-  BRT STATIONS AND CORRIDOR
-  1/4 MILE BUFFER (5-MIN WALK)
-  PROPOSED HIGH QUALITY INTERSECTIONS
-  PROPOSED MIDBLOCK CROSSINGS
-  PROPOSED CITRIX CYCLE STATIONS
-  PROPOSED ROUNDABOUT
-  IMPROVED SIDEWALK CONNECTIONS
-  PROPOSED SIDEWALK CONNECTIONS
-  PROPOSED SHARED USE PATHS
-  EXISTING GREENWAY
-  PROPOSED GREENWAY
-  EXISTING BIKE LANES
-  PROPOSED BIKE LANES
-  EXISTING SEPARATED BIKE LANES
-  PROPOSED SEPARATED BIKE LANES
-  PROPOSED NEIGHBORHOOD BIKEWAYS
-  PROPOSED COMPLETE STREET
-  IMPROVED EXISTING ROAD



WHAT HAS CHANGED / MODIFIED

1

**REFINED
RECOMMENDATIONS
BASED ON INTERNAL
STAKEHOLDER
REVIEW**

2

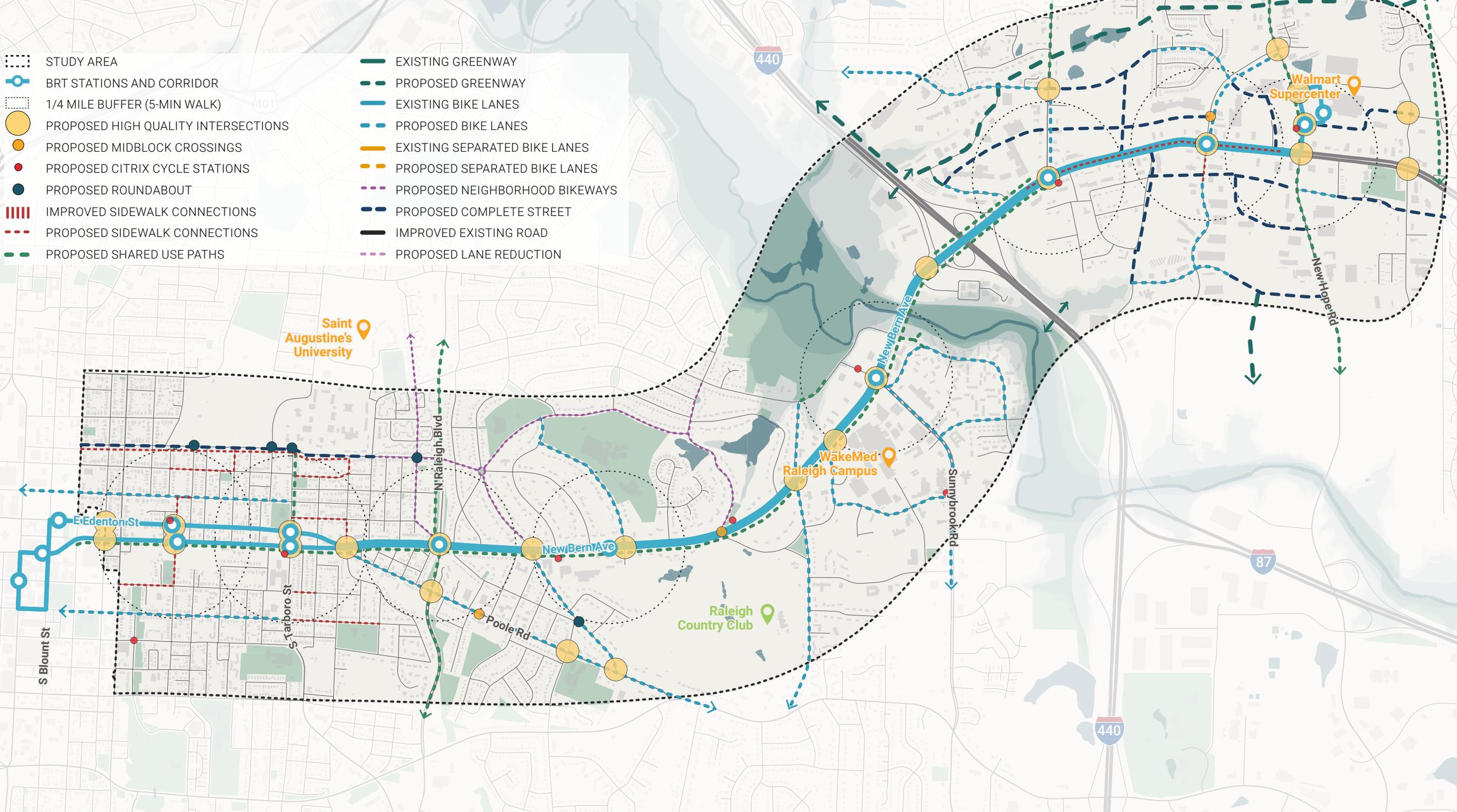
**IDENTIFIED IMMEDIATE
IMPROVEMENTS TO
BE IMPLEMENTED
UNDER CURRENT
TRANSPORTATION
BOND**



9 PROPOSED RECOMMENDATIONS

- STUDY AREA
- BRT STATIONS AND CORRIDOR
- 1/4 MILE BUFFER (5-MIN WALK)
- PROPOSED HIGH QUALITY INTERSECTIONS
- PROPOSED MIDBLOCK CROSSINGS
- PROPOSED CITRIX CYCLE STATIONS
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- IMPROVED SIDEWALK CONNECTIONS
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- PROPOSED SEPARATED BIKE LANES
- PROPOSED NEIGHBORHOOD BIKEWAYS
- PROPOSED COMPLETE STREET
- IMPROVED EXISTING ROAD
- PROPOSED LANE REDUCTION

NEW BERN AVENUE STATION AREA PLAN



10 FIRST / LAST MILE UPGRADE (IMMEDIATE)

NEW BERN AVENUE STATION AREA PLAN



TRAWICK RD

PROJECT 1A
TRAWICK RD - PED IMPROVEMENTS
\$1.6M

- 2,100' FROM NEW BERN AVE TO BOND ST
- ADD SIDEWALKS
- ADD HIGH VISIBILITY CROSSWALKS
- ADD ADA CURB RAMPS
- ADD POCKET MEDIANS / PED REFUGES / RRFBS
- ADD PEDESTRIAN LIGHTINGQ

- | | | | |
|--|-------------------------------------|--|--------------------------------|
| | STUDY AREA | | EXISTING GREENWAY |
| | BRT STATIONS AND CORRIDOR | | PROPOSED GREENWAY |
| | 1/4 MILE BUFFER (5-MIN WALK) | | EXISTING BIKE LANES |
| | PROPOSED HIGH QUALITY INTERSECTIONS | | PROPOSED BIKE LANES |
| | PROPOSED MIDBLOCK CROSSINGS | | EXISTING SEPARATED BIKE LANES |
| | PROPOSED CITRIX CYCLE STATIONS | | PROPOSED SEPARATED BIKE LANES |
| | PROPOSED ROUNDABOUT | | PROPOSED NEIGHBORHOOD BIKEWAYS |
| | IMPROVED SIDEWALK CONNECTIONS | | PROPOSED COMPLETE STREET |
| | PROPOSED SIDEWALK CONNECTIONS | | IMPROVED EXISTING ROAD |
| | PROPOSED SHARED USE PATHS | | PROPOSED LANE REDUCTION |

10 FIRST / LAST MILE UPGRADE (IMMEDIATE)

NEW BERN AVENUE STATION AREA PLAN



CORPORATION PKWY

PROJECT 1B
CORPORATION PKWY - ROAD DIET / PED IMPROVEMENTS
\$810K

- 1,200' FROM NEW BERN AVE TO LAKE WOODARD DR
- ADD SIDEWALKS
- ADD PEDESTRIAN LIGHTING
- ADD HIGH VISIBILITY CROSSWALKS
- ADD MEDIANS / PED REFUGES / RRFBS
- ADD ADA CURB RAMPS
- ROAD DIET FOR SEPARATED BIKE LANES
- BIKEWAY SIGNAGE

- | | | | |
|--|-------------------------------------|--|--------------------------------|
| | STUDY AREA | | EXISTING GREENWAY |
| | BRT STATIONS AND CORRIDOR | | PROPOSED GREENWAY |
| | 1/4 MILE BUFFER (5-MIN WALK) | | EXISTING BIKE LANES |
| | PROPOSED HIGH QUALITY INTERSECTIONS | | PROPOSED BIKE LANES |
| | PROPOSED MIDBLOCK CROSSINGS | | EXISTING SEPARATED BIKE LANES |
| | PROPOSED CITRIX CYCLE STATIONS | | PROPOSED SEPARATED BIKE LANES |
| | PROPOSED ROUNDABOUT | | PROPOSED NEIGHBORHOOD BIKEWAYS |
| | IMPROVED SIDEWALK CONNECTIONS | | PROPOSED COMPLETE STREET |
| | PROPOSED SIDEWALK CONNECTIONS | | IMPROVED EXISTING ROAD |
| | PROPOSED SHARED USE PATHS | | PROPOSED LANE REDUCTION |

10 FIRST / LAST MILE UPGRADE (IMMEDIATE)

NEW BERN AVENUE STATION AREA PLAN



NEW HOPE RD

PROJECT 1C
NEW HOPE RD - BIKE/PED IMPROVEMENTS
\$1.0M

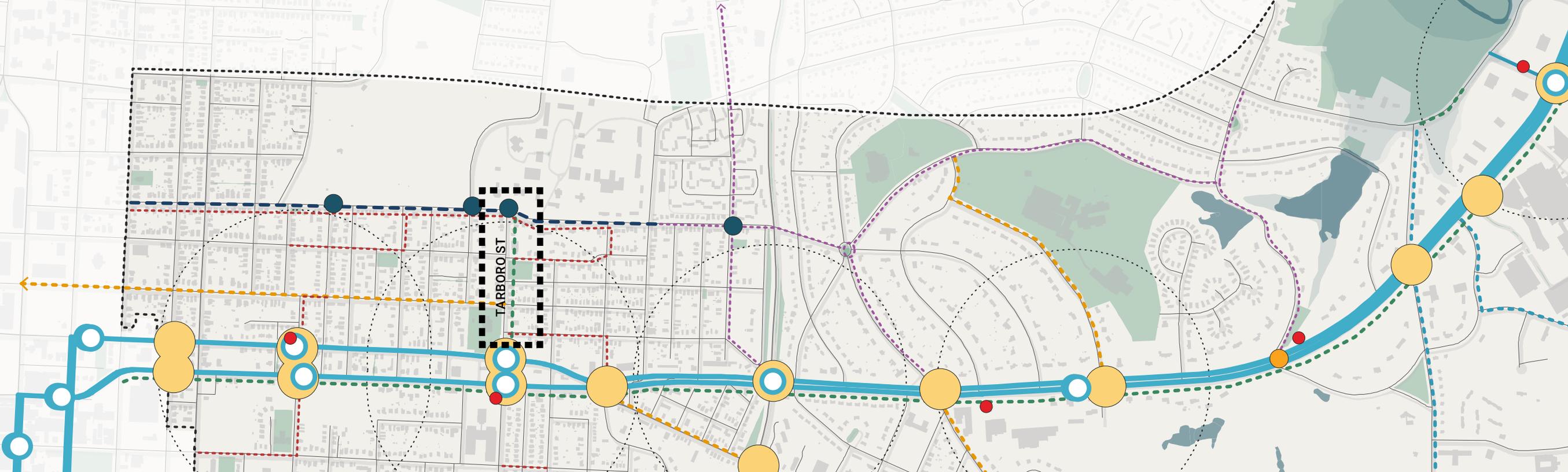
- 1,800' FROM CORPORATION PKWY TO NEW BERN
- SIDEWALK REMOVAL
- REPURPOSE WEST SIDE SIDEWALK INTO 10' SIDEPATH
- ADD HIGH VISIBILITY CROSSWALKS
- ADD ADA CURB RAMPS
- ADD PEDESTRIAN LIGHTING
- BIKEWAY SIGNAGE
- PED REFUGES / RRFBS

- | | | | |
|--|-------------------------------------|--|--------------------------------|
| | STUDY AREA | | EXISTING GREENWAY |
| | BRT STATIONS AND CORRIDOR | | PROPOSED GREENWAY |
| | 1/4 MILE BUFFER (5-MIN WALK) | | EXISTING BIKE LANES |
| | PROPOSED HIGH QUALITY INTERSECTIONS | | PROPOSED BIKE LANES |
| | PROPOSED MIDBLOCK CROSSINGS | | EXISTING SEPARATED BIKE LANES |
| | PROPOSED CITRIX CYCLE STATIONS | | PROPOSED SEPARATED BIKE LANES |
| | PROPOSED ROUNDABOUT | | PROPOSED NEIGHBORHOOD BIKEWAYS |
| | IMPROVED SIDEWALK CONNECTIONS | | PROPOSED COMPLETE STREET |
| | PROPOSED SIDEWALK CONNECTIONS | | IMPROVED EXISTING ROAD |
| | PROPOSED SHARED USE PATHS | | PROPOSED LANE REDUCTION |

10 FIRST / LAST MILE UPGRADE (IMMEDIATE)

NEW BERN AVENUE STATION AREA PLAN

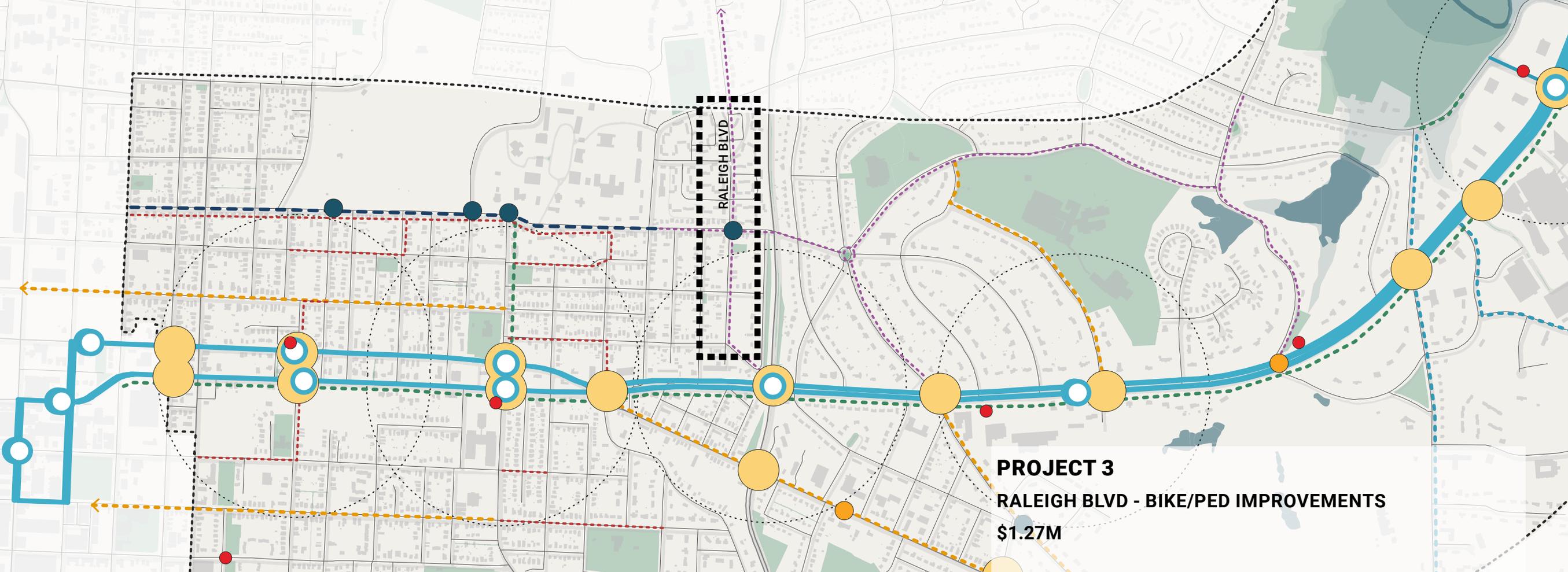
-  STUDY AREA
-  BRT STATIONS AND CORRIDOR
-  1/4 MILE BUFFER (5-MIN WALK)
-  PROPOSED HIGH QUALITY INTERSECTIONS
-  PROPOSED MIDBLOCK CROSSINGS
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-  IMPROVED SIDEWALK CONNECTIONS
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-  IMPROVED EXISTING ROAD
-  PROPOSED LANE REDUCTION



PROJECT 2
TARBORO ST IMPROVEMENTS
\$500K
 1,400' FROM EDENTON ST TO OAKWOOD AVE
 TRAFFIC CALMING
 FORMALIZE ON-STREET PARKING AREAS
 ADD HIGH VISIBILITY CROSSWALKS
 ADD ADA CURB RAMPS
 ADD PEDESTRIAN LIGHTING

10 FIRST / LAST MILE UPGRADE (IMMEDIATE)

NEW BERN AVENUE STATION AREA PLAN



PROJECT 3
RALEIGH BLVD - BIKE/PED IMPROVEMENTS
\$1.27M

- 2,300' FROM POOLE RD TO OAKWOOD AVE
- SIDEWALK REMOVAL
- 10' SIDEPATH
- ADD HIGH VISIBILITY CROSSWALKS
- ADD ADA CURB RAMPS
- ADD PEDESTRIAN LIGHTING
- BIKEWAY SIGNAGE

- | | | | |
|--|-------------------------------------|--|--------------------------------|
| | STUDY AREA | | EXISTING GREENWAY |
| | BRT STATIONS AND CORRIDOR | | PROPOSED GREENWAY |
| | 1/4 MILE BUFFER (5-MIN WALK) | | EXISTING BIKE LANES |
| | PROPOSED HIGH QUALITY INTERSECTIONS | | PROPOSED BIKE LANES |
| | PROPOSED MIDBLOCK CROSSINGS | | EXISTING SEPARATED BIKE LANES |
| | PROPOSED CITRIX CYCLE STATIONS | | PROPOSED SEPARATED BIKE LANES |
| | PROPOSED ROUNDABOUT | | PROPOSED NEIGHBORHOOD BIKEWAYS |
| | IMPROVED SIDEWALK CONNECTIONS | | PROPOSED COMPLETE STREET |
| | PROPOSED SIDEWALK CONNECTIONS | | IMPROVED EXISTING ROAD |
| | PROPOSED SHARED USE PATHS | | PROPOSED LANE REDUCTION |

10 FIRST / LAST MILE UPGRADE (IMMEDIATE)

NEW BERN AVENUE STATION AREA PLAN

SUNNYBROKE RD

**PROJECT 4
SUNNYBROOK RD - BIKE IMPROVEMENTS
\$1.27M**

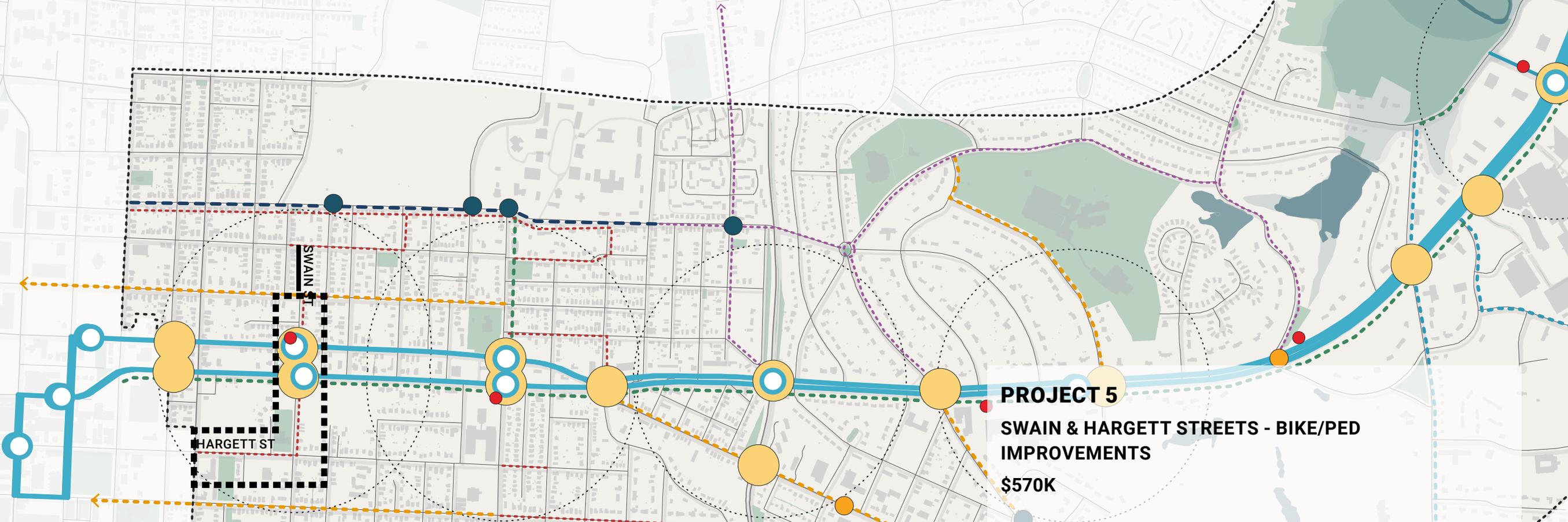
- SIDEWALK REMOVAL
- REPURPOSE EAST SIDE SIDEWALK INTO 10' SIDEPATH
- ADD HIGH VISIBILITY CROSSWALKS
- ADD ADA CURB RAMPS
- ADD PEDESTRIAN LIGHTING
- BIKEWAY SIGNAGE

Note: Project not funded, however identified as priority for funding in future rounds of capital planning

- STUDY AREA
- BRT STATIONS AND CORRIDOR
- 1/4 MILE BUFFER (5-MIN WALK)
- PROPOSED HIGH QUALITY INTERSECTIONS
- PROPOSED MIDBLOCK CROSSINGS
- PROPOSED CITRIX CYCLE STATIONS
- PROPOSED ROUNDABOUT
- IMPROVED SIDEWALK CONNECTIONS
- PROPOSED SIDEWALK CONNECTIONS
- PROPOSED SHARED USE PATHS
- EXISTING GREENWAY
- PROPOSED GREENWAY
- EXISTING BIKE LANES
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- PROPOSED SEPARATED BIKE LANES
- PROPOSED NEIGHBORHOOD BIKEWAYS
- PROPOSED COMPLETE STREET
- IMPROVED EXISTING ROAD
- PROPOSED LANE REDUCTION

10 FIRST / LAST MILE UPGRADE (IMMEDIATE)

NEW BERN AVENUE STATION AREA PLAN



PROJECT 5
SWAIN & HARGETT STREETS - BIKE/PED IMPROVEMENTS
\$570K

- REPAIR/ REPLACE SIDEWALKS
- ADD HIGH VISIBILITY CROSSWALKS
- ADD ADA CURB RAMPS
- ADD PEDESTRIAN LIGHTING
- CONNECT EXISTING SHARED USE PATHS

Note: Project not funded, however identified as priority for funding in future rounds of capital planning

- | | |
|---|---|
| <ul style="list-style-type: none"> STUDY AREA BRT STATIONS AND CORRIDOR 1/4 MILE BUFFER (5-MIN WALK) PROPOSED HIGH QUALITY INTERSECTIONS PROPOSED MIDBLOCK CROSSINGS PROPOSED CITRIX CYCLE STATIONS PROPOSED ROUNDABOUT IMPROVED SIDEWALK CONNECTIONS PROPOSED SIDEWALK CONNECTIONS PROPOSED SHARED USE PATHS | <ul style="list-style-type: none"> EXISTING GREENWAY PROPOSED GREENWAY EXISTING BIKE LANES PROPOSED BIKE LANES EXISTING SEPARATED BIKE LANES PROPOSED SEPARATED BIKE LANES PROPOSED NEIGHBORHOOD BIKEWAYS PROPOSED COMPLETE STREET IMPROVED EXISTING ROAD PROPOSED LANE REDUCTION |
|---|---|

BUDGET

SHORT TERM FIRST-MILE / LAST-MILE IMPROVEMENTS

\$5.65M

PROJECT
1A

TRAWICK RD PEDESTRIAN IMPROVEMENTS
\$1.6M

PROJECT
1B

CORPORATION PKWY ROAD DIET / PED IMPROVEMENTS
\$1.0M

PROJECT
1C

NEW HOPE RD BIKE/PED IMPROVEMENTS
\$1.0M

PROJECT
2

TARBORO ST – PEDESTRIAN IMPROVEMENTS
\$532K

PROJECT
3

RALEIGH BOULEVARD – PEDESTRIAN/BIKE IMPROVEMENTS
\$1.27M

PROJECT
4

SUNNYBROOK ROAD – PEDESTRIAN/BIKE IMPROVEMENTS
\$1.05M

PROJECT
5

SWAIN & HARGETT STREETS – PEDESTRIAN IMPROVEMENTS
\$570K

Projects 4 & 5 not funded,
however identified as
priority for funding in
future rounds of capital
planning



5

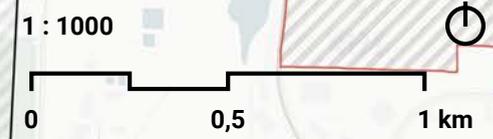
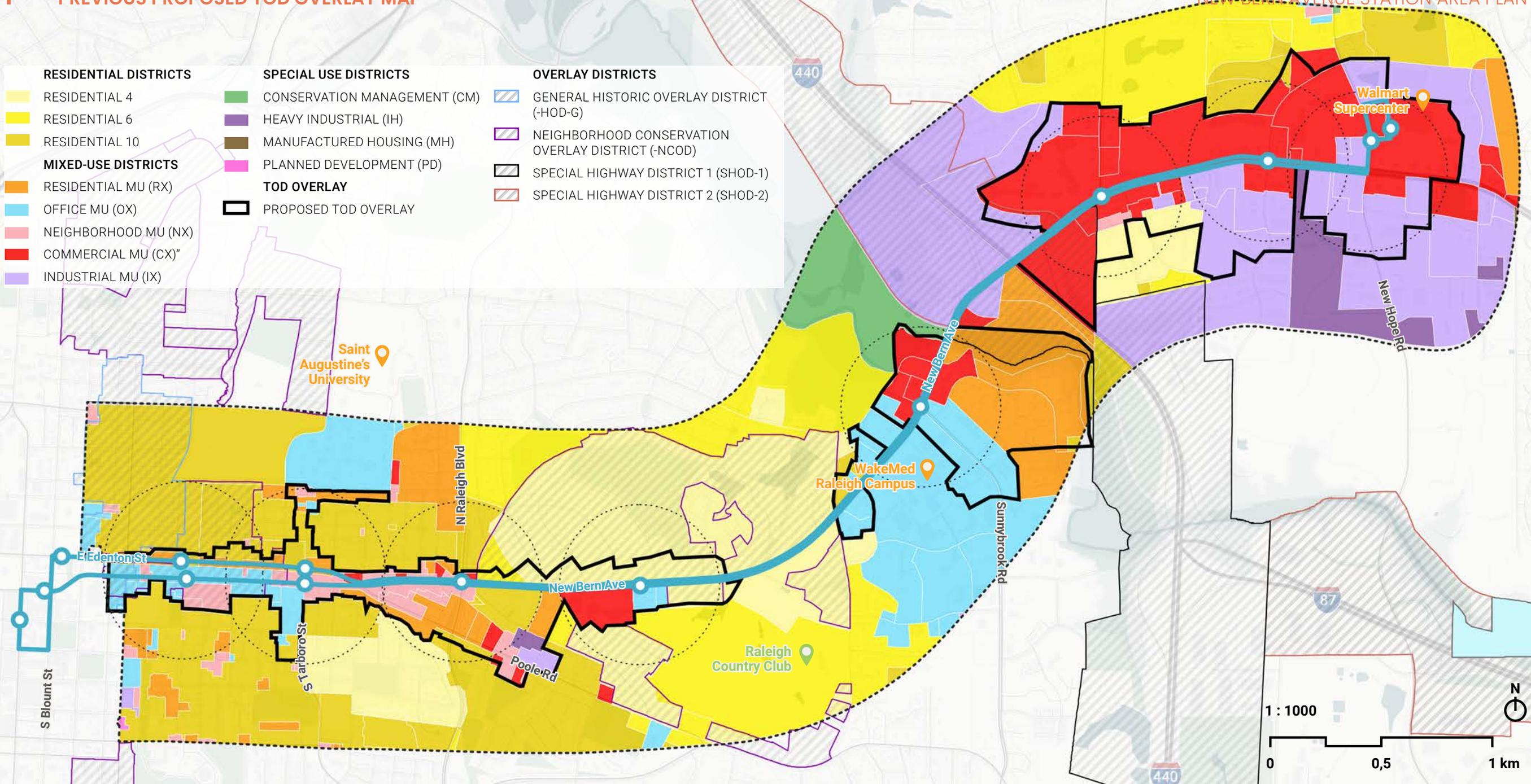
UPDATED ZONING RECOMMENDATIONS



1 PREVIOUS PROPOSED TOD OVERLAY MAP

NEW BERN AVENUE STATION AREA PLAN

- | | | |
|------------------------------|------------------------------|--|
| RESIDENTIAL DISTRICTS | SPECIAL USE DISTRICTS | OVERLAY DISTRICTS |
| RESIDENTIAL 4 | CONSERVATION MANAGEMENT (CM) | GENERAL HISTORIC OVERLAY DISTRICT (-HOD-G) |
| RESIDENTIAL 6 | HEAVY INDUSTRIAL (IH) | NEIGHBORHOOD CONSERVATION OVERLAY DISTRICT (-NCOD) |
| RESIDENTIAL 10 | MANUFACTURED HOUSING (MH) | SPECIAL HIGHWAY DISTRICT 1 (SHOD-1) |
| MIXED-USE DISTRICTS | PLANNED DEVELOPMENT (PD) | SPECIAL HIGHWAY DISTRICT 2 (SHOD-2) |
| RESIDENTIAL MU (RX) | TOD OVERLAY | |
| OFFICE MU (OX) | PROPOSED TOD OVERLAY | |
| NEIGHBORHOOD MU (NX) | | |
| COMMERCIAL MU (CX) | | |
| INDUSTRIAL MU (IX) | | |



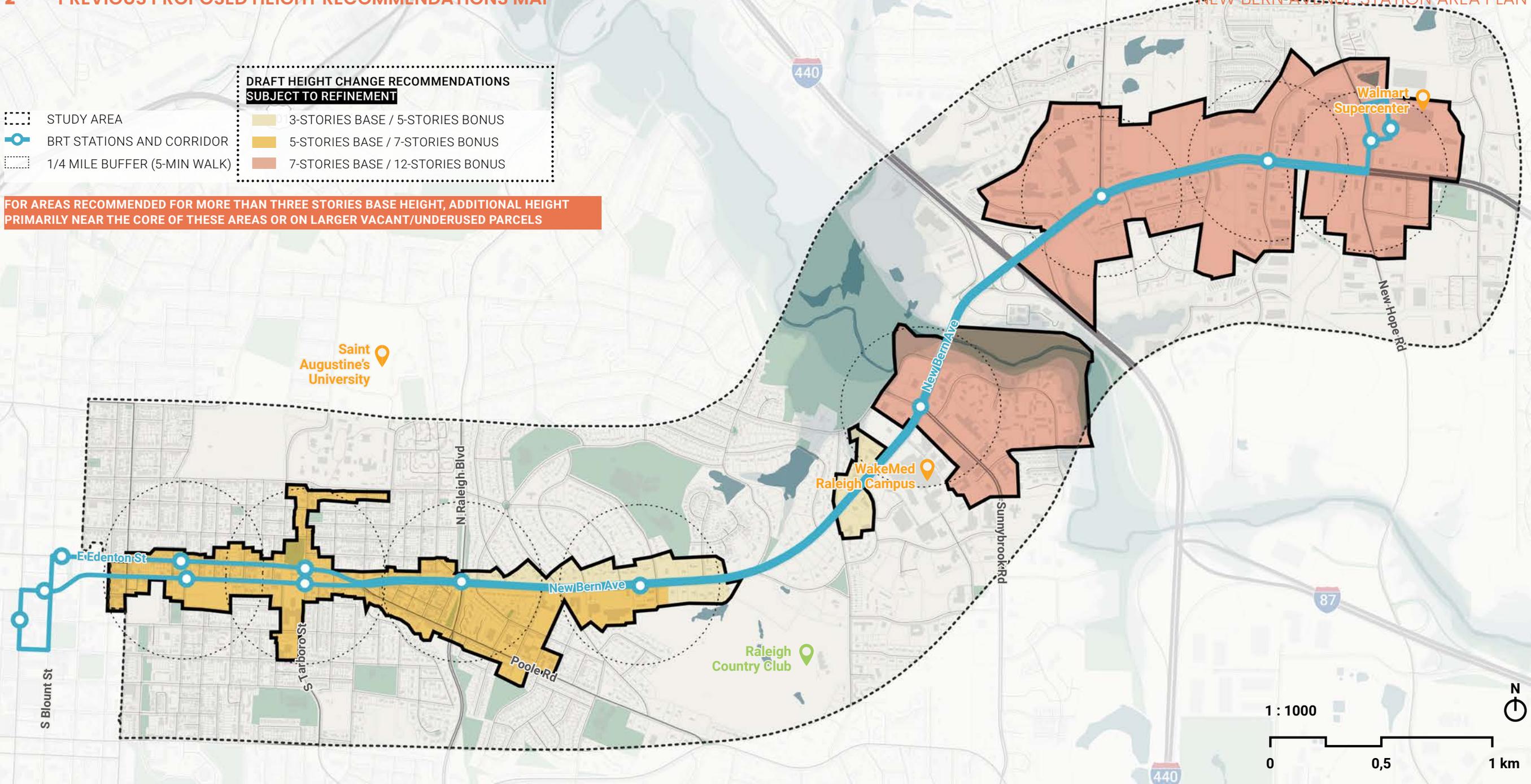
2 PREVIOUS PROPOSED HEIGHT RECOMMENDATIONS MAP

NEW-BERN AVENUE STATION AREA PLAN

**DRAFT HEIGHT CHANGE RECOMMENDATIONS
SUBJECT TO REFINEMENT**

 STUDY AREA	 3-STORIES BASE / 5-STORIES BONUS
 BRT STATIONS AND CORRIDOR	 5-STORIES BASE / 7-STORIES BONUS
 1/4 MILE BUFFER (5-MIN WALK)	 7-STORIES BASE / 12-STORIES BONUS

FOR AREAS RECOMMENDED FOR MORE THAN THREE STORIES BASE HEIGHT, ADDITIONAL HEIGHT PRIMARILY NEAR THE CORE OF THESE AREAS OR ON LARGER VACANT/UNDERUSED PARCELS



1 : 1000



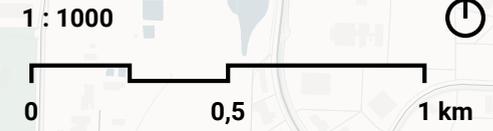
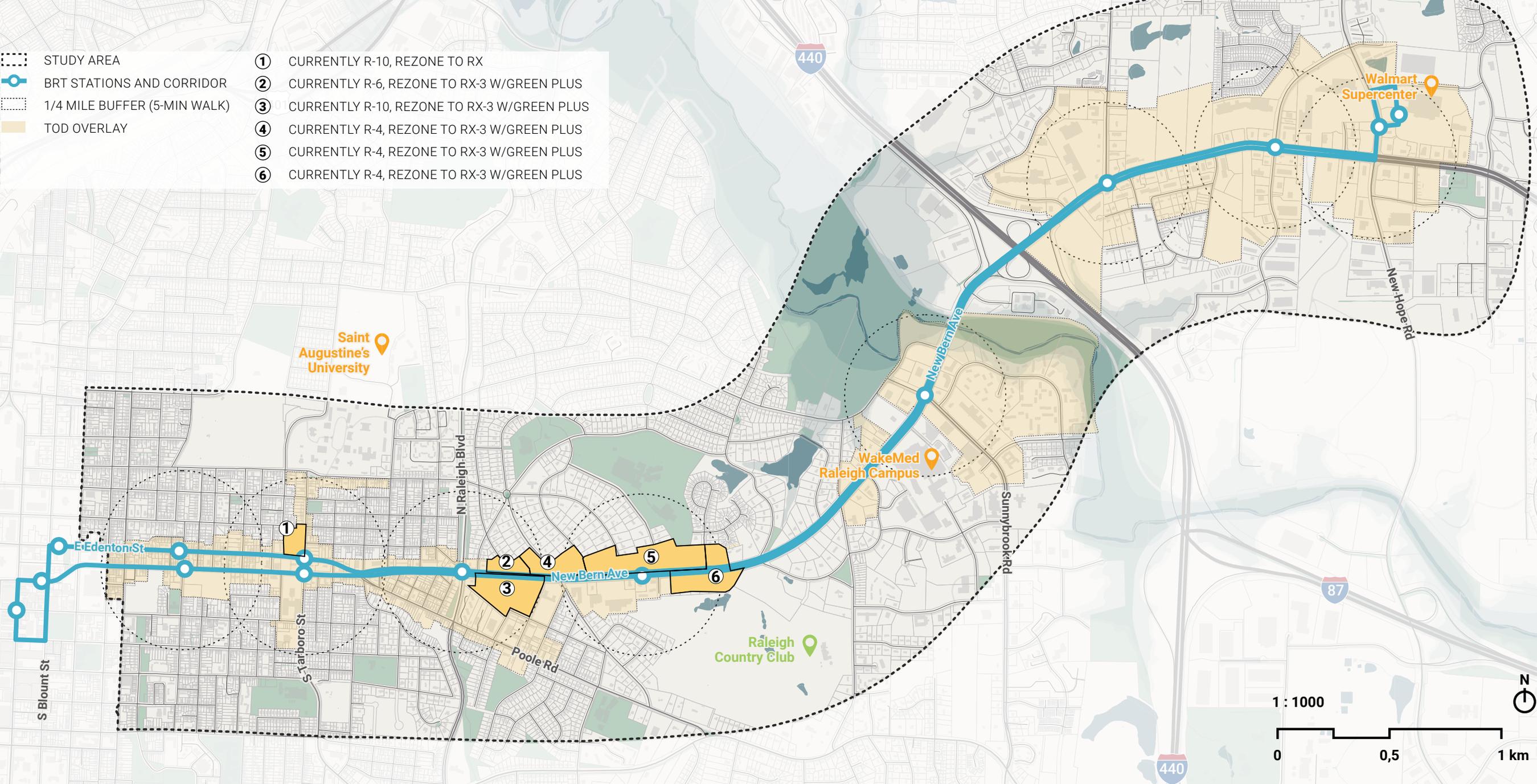
0 0,5 1 km



3 PREVIOUS PROPOSED ZONING RECOMMENDATIONS MAP

NEW BERN AVENUE STATION AREA PLAN

-  STUDY AREA
 -  BRT STATIONS AND CORRIDOR
 -  1/4 MILE BUFFER (5-MIN WALK)
 -  TOD OVERLAY
- ① CURRENTLY R-10, REZONE TO RX
 - ② CURRENTLY R-6, REZONE TO RX-3 W/GREEN PLUS
 - ③ CURRENTLY R-10, REZONE TO RX-3 W/GREEN PLUS
 - ④ CURRENTLY R-4, REZONE TO RX-3 W/GREEN PLUS
 - ⑤ CURRENTLY R-4, REZONE TO RX-3 W/GREEN PLUS
 - ⑥ CURRENTLY R-4, REZONE TO RX-3 W/GREEN PLUS



WHAT WE CHANGED / MODIFIED

1

CONDENSED TO
1 MAP

2

CLARIFIED
AREAS FOR TOD
OVERLAY

3

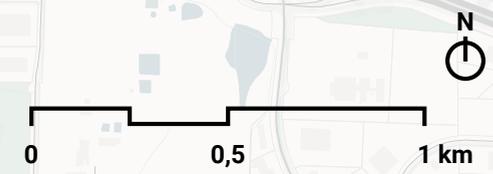
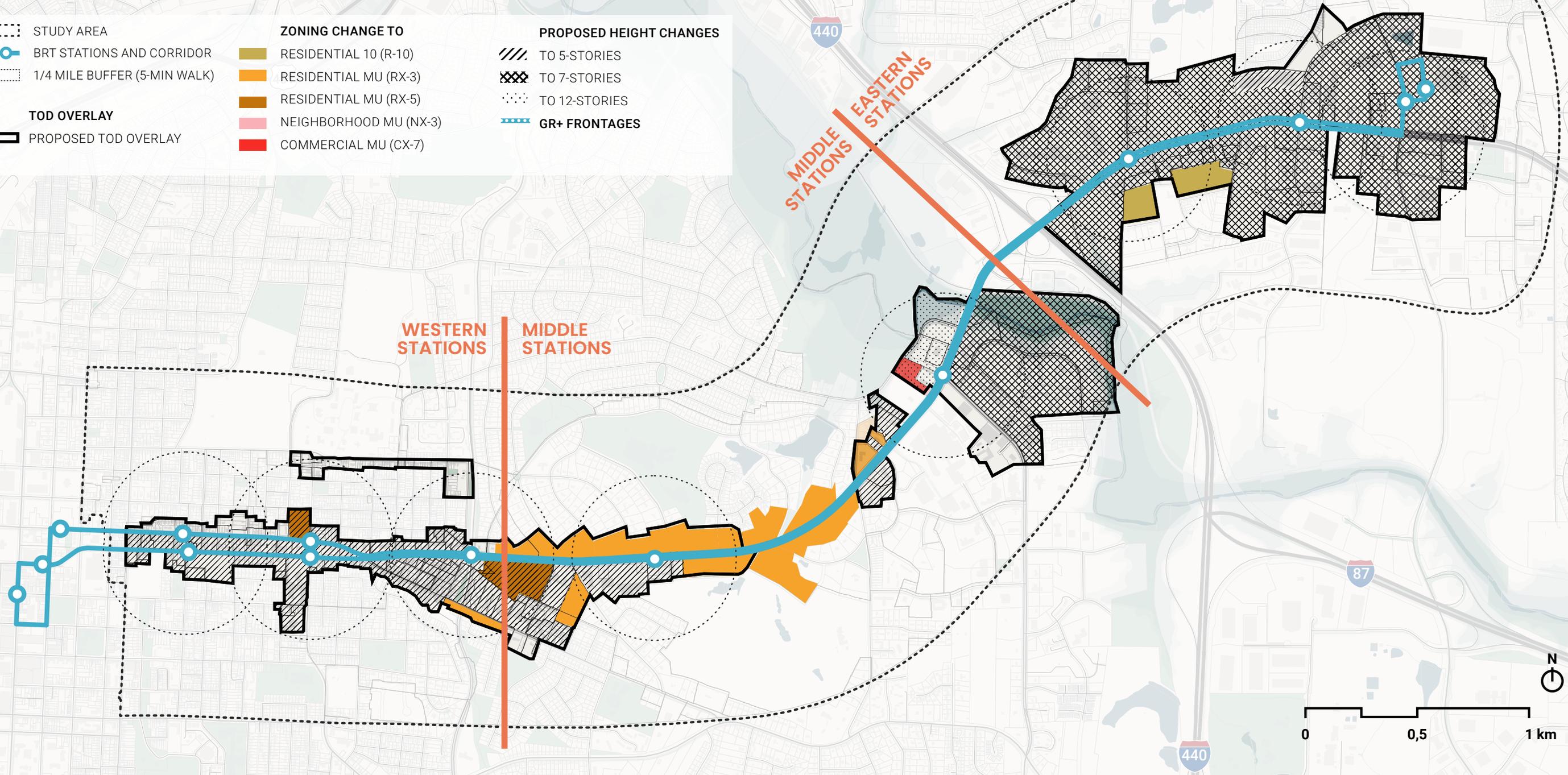
REFINED AREAS
OF HEIGHT
CHANGES



4 PROPOSED ZONING AND HEIGHT RECOMMENDATIONS MAP

NEW BERN AVENUE STATION AREA PLAN

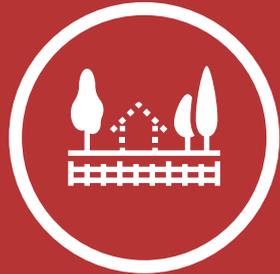
 STUDY AREA	ZONING CHANGE TO	PROPOSED HEIGHT CHANGES
 BRT STATIONS AND CORRIDOR	 RESIDENTIAL 10 (R-10)	 TO 5-STORIES
 1/4 MILE BUFFER (5-MIN WALK)	 RESIDENTIAL MU (RX-3)	 TO 7-STORIES
TOD OVERLAY	 RESIDENTIAL MU (RX-5)	 TO 12-STORIES
 PROPOSED TOD OVERLAY	 NEIGHBORHOOD MU (NX-3)	 GR+ FRONTAGES
	 COMMERCIAL MU (CX-7)	



SUMMARY OF RECOMMENDATIONS



GROW AROUND TRANSIT



INVEST

Support **investment in transit and improve housing choice** and environmental sustainability

HOUSING FOR ALL



AFFORDABLE

Create long-term **affordable housing units through zoning incentives** and direct subsidies

PUBLIC PLACES AROUND TRANSIT



\$1.5-\$2.5M

Create new **public spaces in key locations and tell the story of the area** through public art and memorials

AFFORDABLE HOUSING OPTIONS



\$30-\$36M

Add to affordable housing options, including for **low and very low income households**

DEEPEST AFFORDABILITY



\$50-\$57M

Dedicate funding to housing opportunities **for households below 30 percent of the area median**

CELEBRATE BLACK RALEIGH



\$800K-\$1M

Sustain New Bern Avenue as a center of **Black culture and economic opportunity**

OPPORTUNITY FOR ALL



\$400K-\$10M

Create **more job and entrepreneur opportunities** along New Bern and other BRT corridors

PUT PEDESTRIANS FIRST



\$1-\$3M

For the corridor to be a place that is **comfortable and safe for people walking and taking transit**, prioritizing pedestrian safety.

CONNECT PEOPLE TO STATIONS



\$6-\$8M

Filling in sidewalk gaps, **improving pedestrian facilities at intersections**, and designing and installing other first/last mile **connections to stations**

7

NEXT STEPS



NEXT STEPS



THANK YOU!

SIGN UP FOR PROJECT EMAILS ON THE WEBSITE!

<https://raleighnc.gov/station-area-plan-new-bern>

STAFF CONTACT:

JASON HARDIN, CITY OF RALEIGH

e-mail: Jason.Hardin@raleighnc.gov

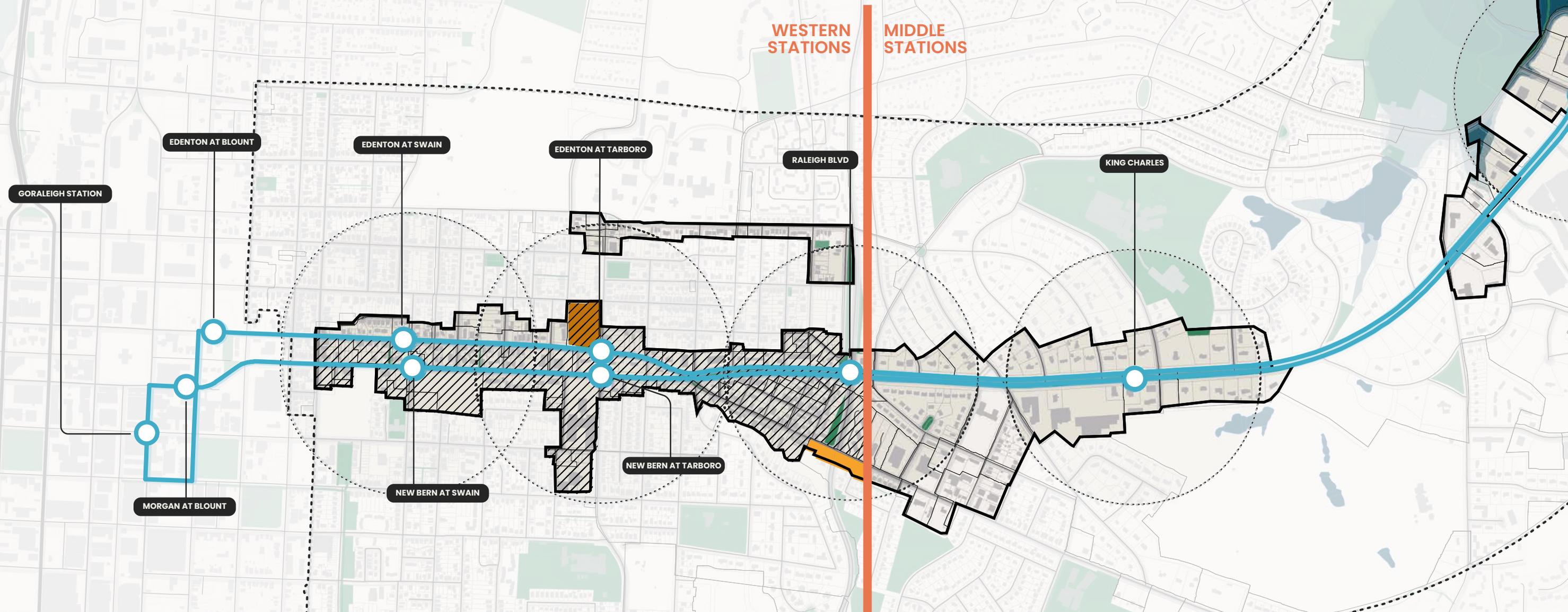
phone: 919-996-2657

QUESTIONS?



5 PROPOSED ZONING AND HEIGHT RECOMMENDATIONS MAP

NEW BERN AVENUE STATION AREA PLAN



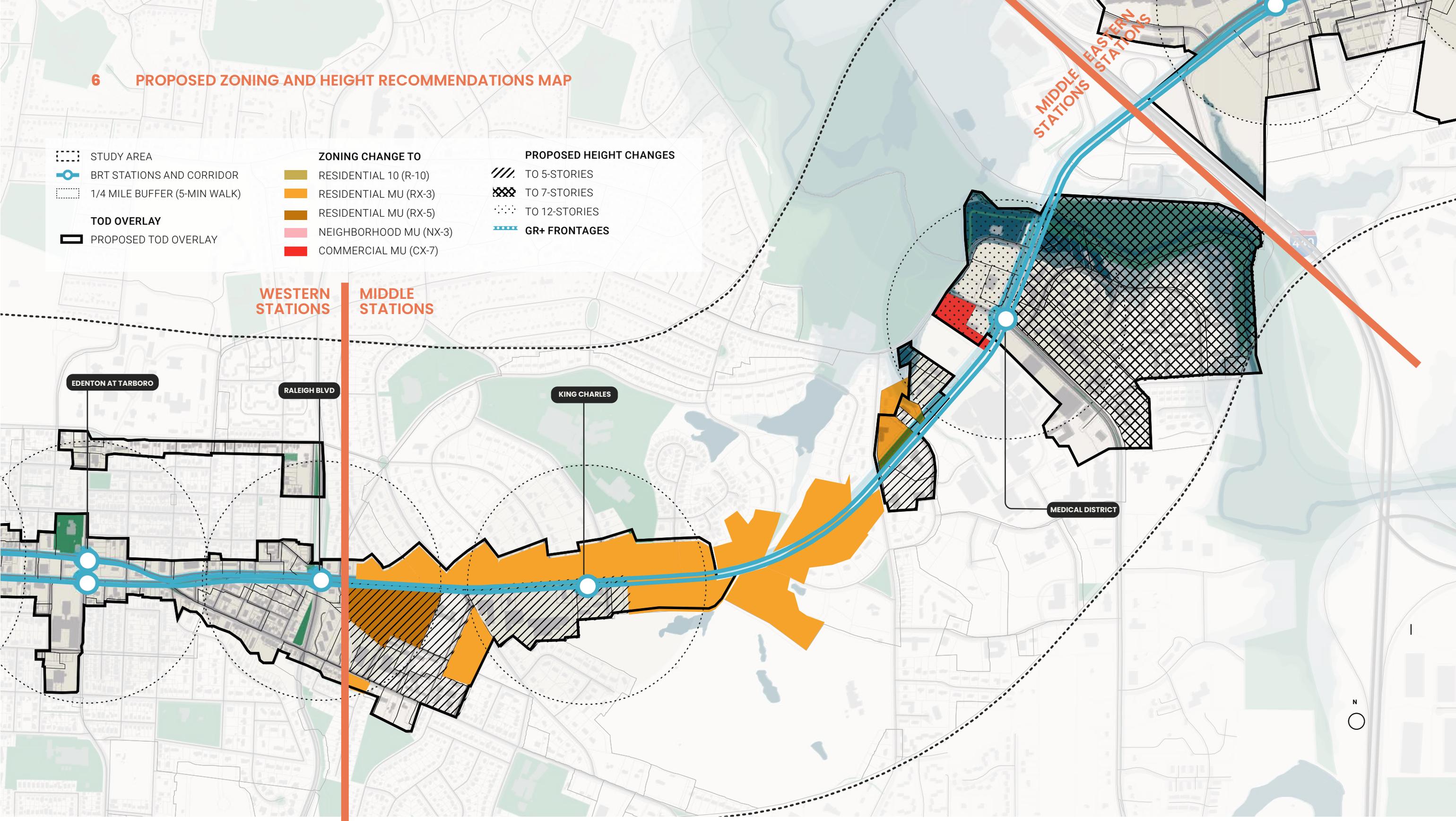
- STUDY AREA
- BRT STATIONS AND CORRIDOR
- 1/4 MILE BUFFER (5-MIN WALK)
- TOD OVERLAY**
- PROPOSED TOD OVERLAY

- ZONING CHANGE TO**
- RESIDENTIAL 10 (R-10)
- RESIDENTIAL MU (RX-3)
- RESIDENTIAL MU (RX-5)
- NEIGHBORHOOD MU (NX-3)
- COMMERCIAL MU (CX-7)

- PROPOSED HEIGHT CHANGES**
- TO 5-STORIES
- TO 7-STORIES
- TO 12-STORIES
- GR+ FRONTAGES

6 PROPOSED ZONING AND HEIGHT RECOMMENDATIONS MAP

- | | | |
|--|--|---|
|  STUDY AREA | ZONING CHANGE TO |  TO 5-STORIES |
|  BRT STATIONS AND CORRIDOR |  RESIDENTIAL 10 (R-10) |  TO 7-STORIES |
|  1/4 MILE BUFFER (5-MIN WALK) |  RESIDENTIAL MU (RX-3) |  TO 12-STORIES |
| TOD OVERLAY |  RESIDENTIAL MU (RX-5) |  GR+ FRONTAGES |
|  PROPOSED TOD OVERLAY |  NEIGHBORHOOD MU (NX-3) | |
| |  COMMERCIAL MU (CX-7) | |



WESTERN STATIONS

MIDDLE STATIONS

MIDDLE STATIONS
EASTERN STATIONS

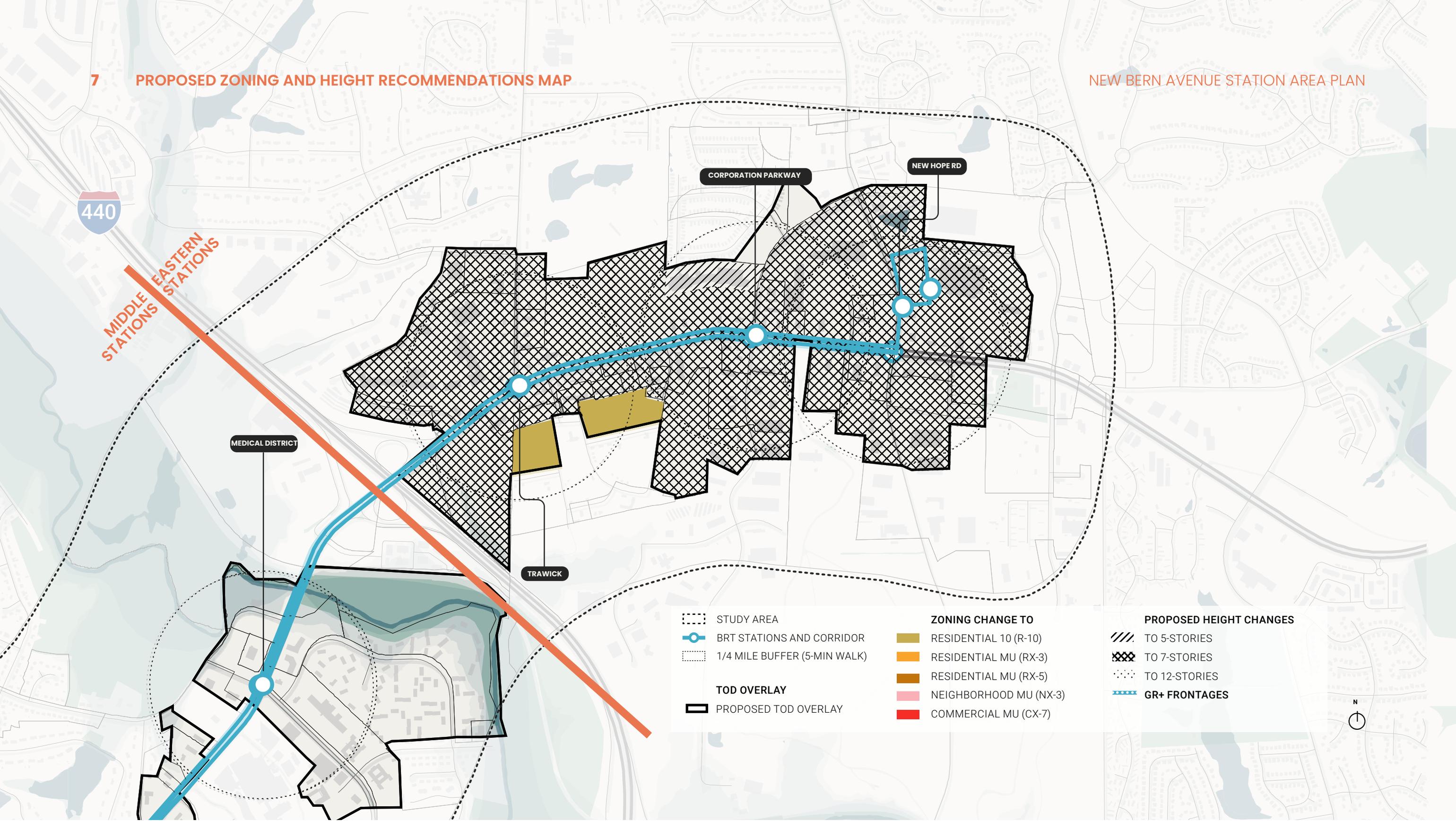
EDENTON AT TARBORO

RALEIGH BLVD

KING CHARLES

MEDICAL DISTRICT

N



- STUDY AREA
- BRT STATIONS AND CORRIDOR
- 1/4 MILE BUFFER (5-MIN WALK)
- TOD OVERLAY**
- PROPOSED TOD OVERLAY

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- RESIDENTIAL 10 (R-10)
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