

19801 E Mainstreet

MY MAINSTREET SITE PROFILE



THE MY MAINSTREET PROCESS



EXISTING PLANS & ZONING	PUBLIC INPUT	MARKET ANALYSIS								
<p><u>Greater Downtown Zoning District –</u></p> <p>This district seeks to create a destination where the community comes together to live, work, shop and play. Development must also provide usable space and allow for easy orientation and convenient access to all visiting the area, no matter their mode of transportation.</p>	<table border="0"> <tr> <td>7 Council Members</td> <td>17 Town Employees</td> </tr> <tr> <td>5 P3 Advisory Committee Members</td> <td>15 Downtown Business Alliance Leaders</td> </tr> <tr> <td>730+ Parker Residents</td> <td>20 Library Visitors</td> </tr> <tr> <td>5 Planning Commission Members</td> <td>4 Town Hall Visitors</td> </tr> </table>	7 Council Members	17 Town Employees	5 P3 Advisory Committee Members	15 Downtown Business Alliance Leaders	730+ Parker Residents	20 Library Visitors	5 Planning Commission Members	4 Town Hall Visitors	<p>A market analysis outlines what the economy will realistically support in the Town of Parker:</p> <ul style="list-style-type: none"> > Analyze market demands for specific community needs and identify the changing market demands and demographics > Inventory current business types, industries and commercial spaces and analyze what works well > Conduct a financial analysis to see what kind of businesses the community can support
7 Council Members	17 Town Employees									
5 P3 Advisory Committee Members	15 Downtown Business Alliance Leaders									
730+ Parker Residents	20 Library Visitors									
5 Planning Commission Members	4 Town Hall Visitors									

PUBLIC INPUT

In-person sessions, community events, and online engagement through Let's Talk Parker, shows that the majority of residents are aligned on what they want to see developed on this site.

WHAT ELSE? WE ASKED FOR YOUR BIG IDEAS, HERE'S WHAT YOU TOLD US:



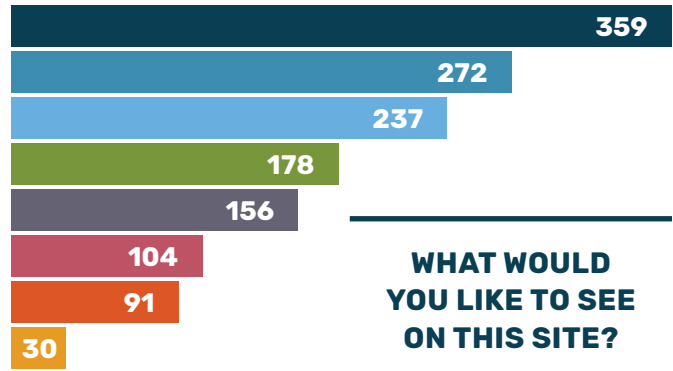
CRAFT BREWERY



LOCAL RESTAURANT



RETAIL - SMALL SCALE



WHAT WOULD YOU LIKE TO SEE ON THIS SITE?

- Restaurant
- Bar/Distillery/Brewery
- Retail - Small Scale
- Art (Gallery, Studio, Classes)
- Personal Services (Spa, Salon, Yoga, etc)
- Mixed Use with Office (Ground floor retail with office above)
- Mixed Use with Residential (Ground floor retail with residential above)
- Hotel

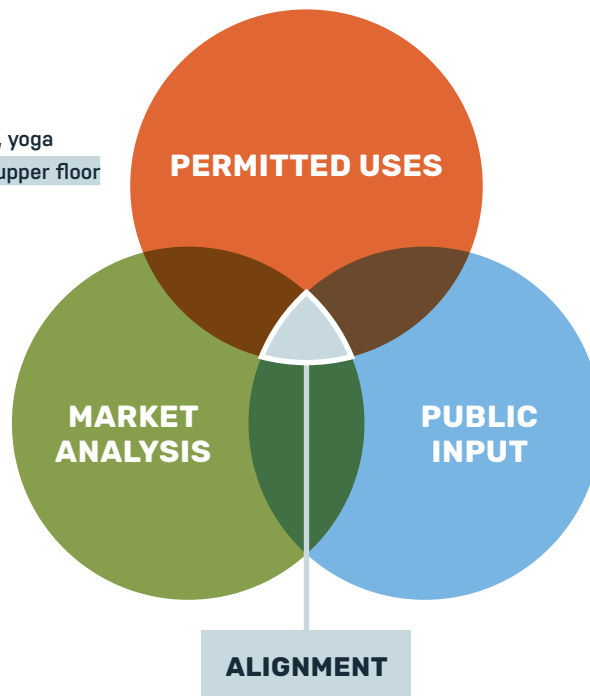
ALIGNMENT BETWEEN EXISTING ZONING, PUBLIC INPUT & MARKET ANALYSIS

PUBLIC INPUT - DESIRED USES

1. Restaurant
2. Bar/distillery/brewery
3. Retail – small scale
4. Art – gallery, studio, classes
5. Personal services – spa, salon, yoga
6. Mixed use with residential on upper floor
7. Office
8. Hotel
9. Parking
10. Open space or park

MARKET ANALYSIS

1. Professional office
2. Multi-family housing
3. Boutique hotel
4. Single-use restaurant or brew



EXISTING ZONING & PLANS - PERMITTED USES

1. Mixed use including residential
2. Multi-family residential
3. Hotel or other lodging
4. Professional offices
5. Financial services
6. Retail shopping
7. Commercial services
8. Research & development facilities
9. Specialty goods & service
10. Grocery store
11. Convenience store
12. Personal services – salon, spa, yoga
13. Small animal training and grooming
14. Art – studio, gallery, classes
15. Restaurant
16. Bar/distillery/brewery
17. Day care center, preschool, nursery
18. Library
19. Park, playground, open space
20. Night club