

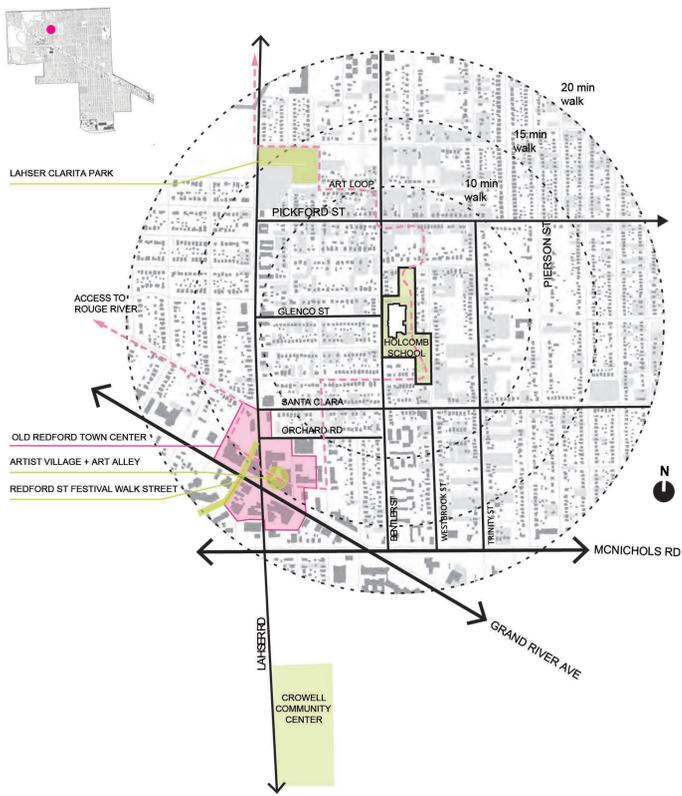
# HOLCOMB SCHOOL

ADAPTIVE RE-USE



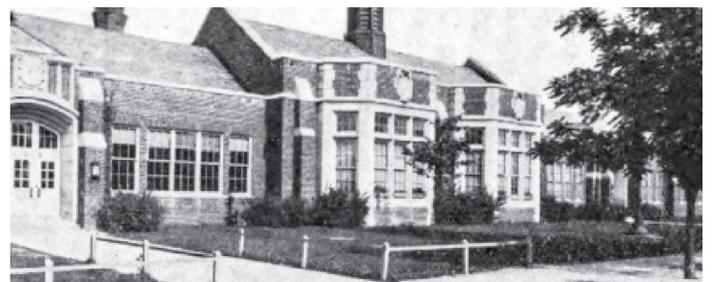
# HOUSING

SUPPORT NEIGHBORHOOD STABILIZATION AND CREATE NEW HOUSING OPPORTUNITIES



## HOLCOMB ELEMENTARY

Residential rehabilitation of this 1925 school building will maintain a public anchor for the community.



## CAMPUS STRATEGY

Activate underutilized adjacent parcels/structures for re-use.  
Encourage use of permeable surfaces and productive re-use of buildings.



# A NEIGHBORHOOD FRAMEWORK

## STRENGTHENING OLD REDFORD

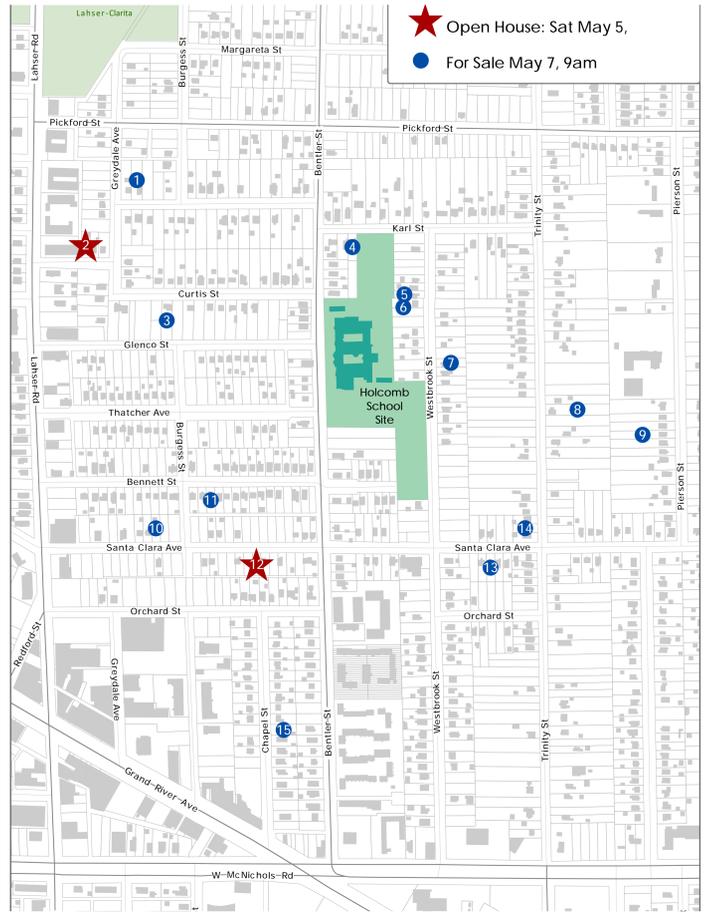


**"MORE THAN JUST STRUCTURES, HISTORIC BUILDINGS HELP TO DEFINE A PLACE AND ITS NEIGHBORHOOD CHARACTER."**



### SINGLE-FAMILY HOME REHAB

Residential rehab projects will fill in the existing fabric of the blocks with highest occupancy, reinforcing the values of the neighborhood.



### ACTIVATE VACANT LOTS

Vacant lots can be used as a tool for neighborhood stabilization. Each lot has characteristics that can be used to determine the best way to activate the space.

- Residential rehabilitation
- Homestead rehabilitation
- Re-forestation habitat corridor
- Hold for future development
- Side lot acquisition option
- Flexible landscape
- Stormwater facility/park
- ~ Art Loop



# ROGELL GOLF COURSE SITE

## GREEN STORMWATER INFRASTRUCTURE & PUBLIC OPEN SPACE VISION



# PARKS & GREENWAYS

BEAUTIFY & ACTIVATE VACANT LAND TO PROVIDE ACCESS TO NATURE & OPEN SPACE

### OPPORTUNITY AT ROGELL

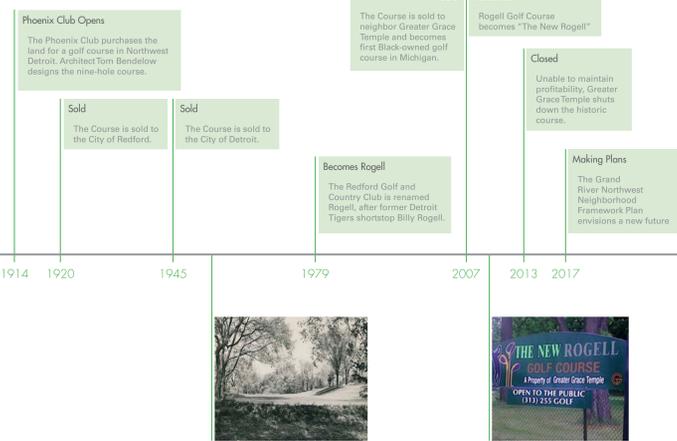
Within the former Rogell Golf Course site potential exists for Green Stormwater Infrastructure, wetland and habitat restoration, and areas for future development.



WETLANDS



### Site History



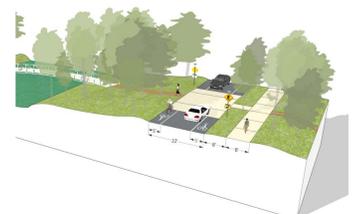
GRASSLANDS



WOODLAND

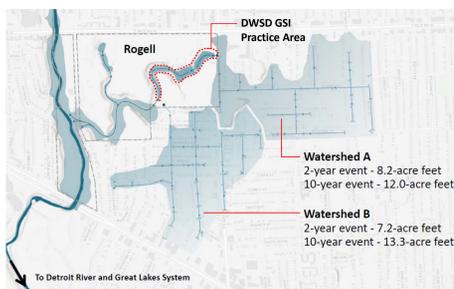
### BERG ROAD

Berg Road is an important connection to nearby schools and community centers, as well as the main access point for the future use on Rogell site. Creating a safe pedestrian environment and slowing traffic is a neighborhood priority.

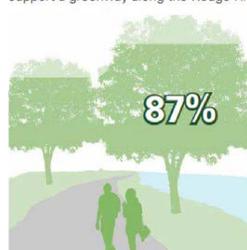


### GSI FRAMEWORK

Green stormwater infrastructure can be integrated into commercial & residential streetscapes to slow water from entering the sewer system, while large open spaces & vacant lots store and clean runoff.



Percentage of the public attendees that support a greenway along the Rouge River.



If the former Rogell Golf Course were to be changed, what type of activities would you like to see?



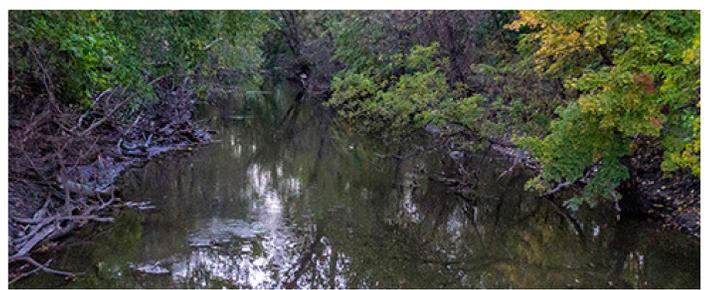
# ROGELL GOLF COURSE SITE

## ROUGE RIVER GREENWAY VISION



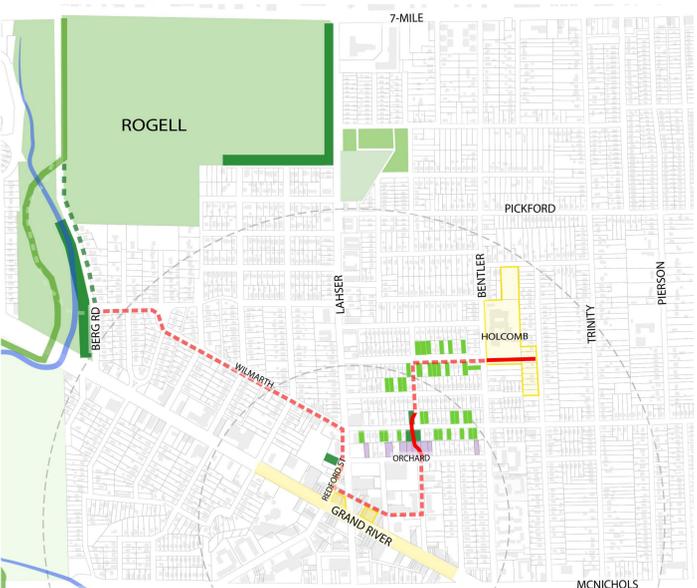
### ROUGE RIVER GREENWAY

The Rouge River traverses some of the City's largest and most unique parks. A multi-use path is imagined to connect these parks and adjacent neighborhoods.



### ACTIVATE VACANT LOTS

Vacant lots can be used as a tool for neighborhood stabilization, via neighborhood pathways, artist installations or simply an intentional planting strategy.



### ART LOOP

The path concept reflects the growing artist and artisan community; connecting this important asset to other neighborhoods and the Rouge River greenway.



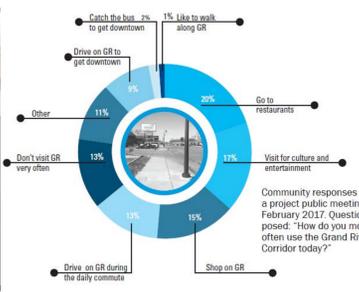
# GRAND RIVER AVENUE

## STREETSCAPE VISION



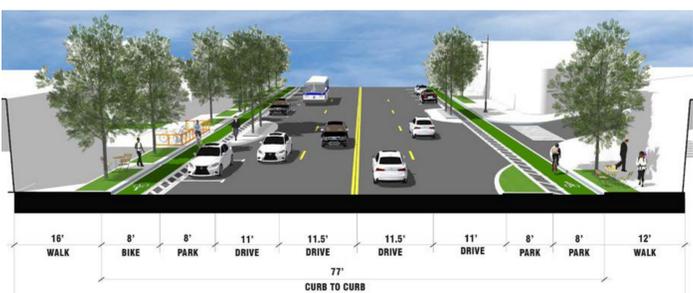
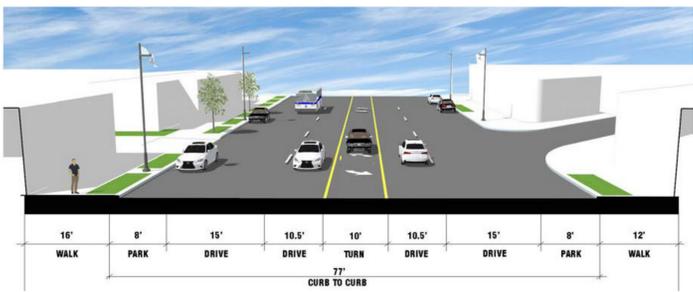
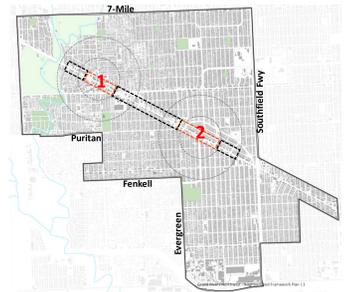
# STREETSCAPE & PUBLIC SPACES

PROVIDE SAFE, WELL-LIT, WALKABLE STREETS TO SUPPORT LOCAL BUSINESS



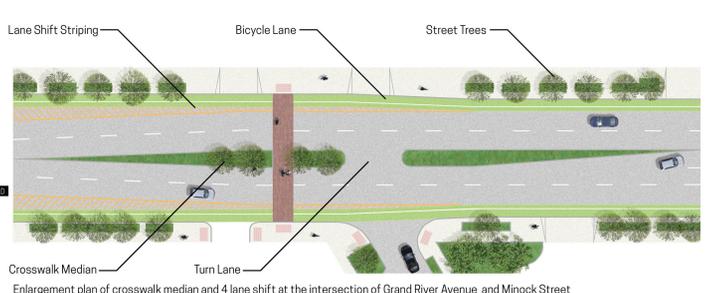
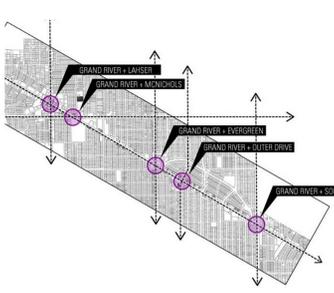
### GRAND RIVER TRAFFIC STUDY

The City of Detroit is coordinating with MDOT on recommendations for improvements to Grand River. MDOT began a traffic study in Spring of 2018.



### GRAND RIVER

Investment in complete streets will increase ease of comfort and safety for residents to bike and use transit as well as create more pedestrian-friendly, retail oriented walkable areas.



Enlargement plan of crosswalk median and 4 lane shift at the intersection of Grand River Avenue and Minock Street

# REDFORD STREET FESTIVAL STREET

PUBLIC SPACES FOR PEOPLE

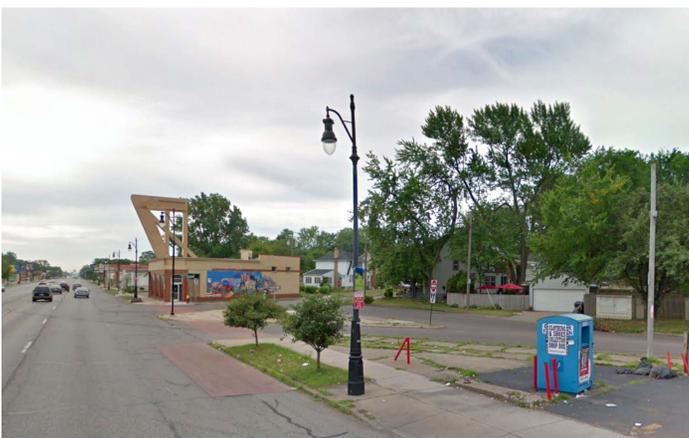


**"SHARED COMMUNITY SPACES SHOULD BE AT THE CENTER OF NEIGHBORHOOD LIFE."**



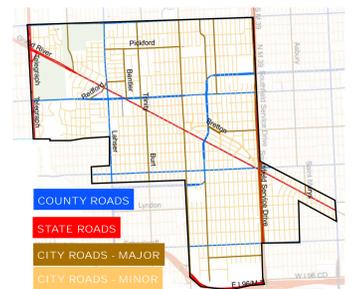
## SHARED STREET

Year round opportunity for programming in a pedestrian environment that supports Local Business



## GRANDPARKLET

The GRANDpark(let) Converts unused road space at a dangerous intersection into a public amenity with improved safety. One of many ways City investment can support change on Grand River.



## CITY ROAD BOND

\$6.8 Billion has been allocated to the Grand River Corridor for streetscape improvements from 2018-2021