

**METRO**



# planning NEWS



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## *Old Town – Designated a Great Neighborhood in America!*

By Christy Rodriguez and Lauragail Locke

Wichita, KS – The American Planning Association (APA) designated Old Town as one of 10 Great Neighborhoods for 2008 through APA's Great Places in America program! APA Great Places exemplify exceptional character and highlight the role planning plays in creating communities of lasting value.

"We are thrilled and honored to receive such a prestigious designation," Wichita Mayor Carl Brewer said. "It recognizes the tremendous partnership between the City and the private sector which made the transformation of Old Town possible."

APA has singled out Old Town because of Wichita's bold vision, astute and innovative planning and collaborative partnerships that transformed this derelict warehouse and light industrial district into a successful mixed-use quarter.

"Late Wichita City Manager Chris Cherches, former Mayor Bob Knight and Marketplace Properties, LLC developers David Burk, Richard Vliet and others had the vision and drive to revitalize Old Town," John Schlegel, Wichita-Sedgwick County Metropolitan Area Planning Director said. "This designation demonstrates how careful planning, collaboration and vision can come together to create great places like Old Town."

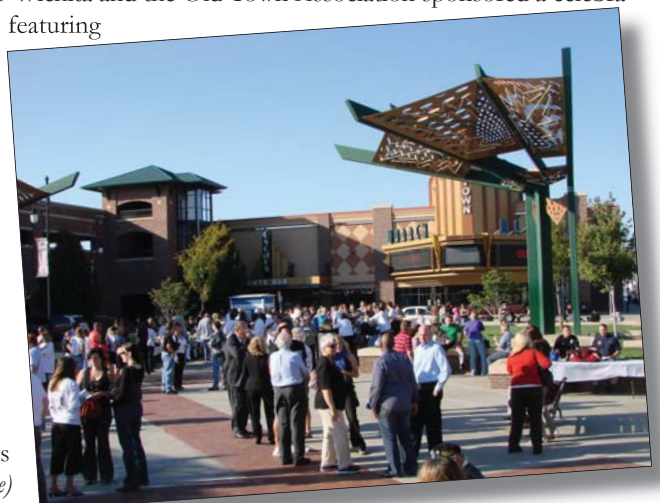
Great Places in America celebrates places of exemplary character, quality and planning. These are enjoyable, safe and desirable places where people want to be — not only to visit, but to live, work and play. America's truly great neighborhoods are defined by many unique criteria, including architectural features, accessibility, functionality and community involvement.

"We're excited to select Old Town Wichita as one of this year's Great Neighborhoods," said APA Executive Director Paul Farmer, FAICP. "The City faced many obstacles when revitalizing this area, including cleaning up years of industrial groundwater pollution," he said, also adding "the City's commitment to carry through with its plans provides an inspiring model for other communities."

On October 10, 2008, the City of Wichita and the Old Town Association sponsored a celebration event in the Old Town Square featuring live music by Something Xtra, guest speakers, a video about Old Town, and appetizers donated by:

- Uptown Bistro
- Baxter's Sweet Rolls
- Caffe Moderne
- Old Town Warren Theatre
- PumpHouse
- Whiskey Creek Steakhouse
- Fuzion
- Hero's Sports Bar & Grill
- Larkspur Restaurant & Grill

Thank you Old Town restaurants  
*(continued on next page)*



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Metropolitan Area Planning  
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Metropolitan  
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## Old Town *(from page 1)*

for your generous donation! For more information about Old Town's 2008 Great Neighborhoods in America Designation, please visit [www.wichita.gov](http://www.wichita.gov) to view the video. To view information about all 2008 Great Neighborhoods, as well as, the lists of the 2008 APA 10 Great Streets and 10 Great Public Spaces, visit [www.planning.org/greatplaces](http://www.planning.org/greatplaces).

## New Comprehensive Plans for Area Communities

### Bel Aire -

By Scott Wadle, AICP

The City of Bel Aire anticipates updating the Bel Aire Comprehensive Plan in 2009. One focus of the update will be recreation resources: parks, facilities, equipment and programs. The plan will build on the numerous park and recreation resources already available in Bel Aire. Opportunities for public involvement will be advertised sometime this summer. If you have any questions about the proposed plan update, please contact Matthew Stiles, Assistant to the City Administrator at 744-2451 x 220 or [mstiles@belaireks.gov](mailto:mstiles@belaireks.gov)



### Kechi -

By Stephen Banks

On November 13, 2008, the Kechi City Council adopted a new Comprehensive Development Plan for the Kechi Area, Kansas 2008-2020. City staff and members of the Kechi City Council and Planning Commission worked with Bickley Foster to complete the new plan. It will provide guidance to Kechi officials through the year 2020. The Plan Area includes 53rd Street North to 125th Street North and from the city limits of Park City to one half mile east of Webb Road. A new feature of the Plan is a map that shows the location of the City of Kechi in relation to Rural Water Districts 1 and 2. Congratulations Kechi on adopting a new comprehensive plan!



A Place to Call Home

### Park City -

By Dave Barber, AICP

In September, Park City adopted a new Comprehensive Development Plan for the Park City Area, Kansas: 2008-2018. This Plan replaces their previous comprehensive plan that had been adopted in October 2002. Jack Whitson, City Administrator, began work on the new plan in April of this year after the Park City Planning Commission had determined that adjustments to the City's 2030 urban growth area were necessary to reflect the recent growth of neighboring cities. The new plan can be viewed at [www.parkcityks.com/index.asp?nid=106](http://www.parkcityks.com/index.asp?nid=106).



## Carthalite May be Unique to Wichita—Attracting Nationwide Attention

By Christy Rodriguez

There has been an increased interest in historic preservation in Wichita as a result of the re-discovery of a remarkable, but little-known building product called "Carthalite." This nationwide attention is largely due to the "Carthalite: Wichita's Beautiful Concrete," article, written by Barbara Hammond of Wichita's Historic Preservation Office, that was featured in the Fall 2007 issue of the *American Bungalow* magazine.

So what is carthalite? Carthalite incorporates particles of sand, crushed rock and/or crushed glass into cement with mineral pigments. In the mid-1920s, the Cement Stone and Supply Company (the precursor to today's Lusco Brick & Stone Co.) devised a method of incorporating brightly colored Carthalite motifs within a background of gray or white as decorative trim on an assortment of buildings in Wichita. Historically, the use of color has been common when casting concrete; powdered mineral oxide pigments were, and are, used to tint entire cast pieces in various shades. But the precise, ornamental effects of colored cast stone that were created by the Cement Stone and Supply Company took the process to an apparently unprecedented new level by combining colored, patterned elements within larger pieces. In Wichita, many companies manufactured plain cast components, but as far as we know, the Cement Stone and Supply Company is the only company, which used the trade name "Carthalite" for all its cast concrete products.

Moreover, in addition to adding pigments, the company introduced another innovation by using crushed colored glass as an aggregate in some of its



Detail of Minisa Bridge

designs. These tiny translucent shards are quite evident in the Native American motifs on Minisa Bridge and the Art Deco patterns on the WPA Comfort Station in North Riverside Park. Colored panels are known to have been produced for 14 buildings in Wichita, 13 of which still stand. They include the city's original Airport Administration building, an apartment building, three elementary schools, four retail buildings, a synagogue, a small office building, a park restroom, the Minisa Bridge, and a private residence. According to some architectural historians, Carthalite may be unique to the U.S.—and to Wichita.

"It's so visually striking," said John Luke, editor of the *American Bungalow* magazine, based in Sierra Madre, California. "It appears that Wichita is the only city in the world that we've been able to find so far that has this particular type of cement work, and it has been preserved, and that's praiseworthy. It's just very beautiful stuff." For more information, please contact Barbara Hammond at 268-4421 or [bhammond@wichita.gov](mailto:bhammond@wichita.gov).

# WAMPONEWS

Wichita Area Metropolitan Planning Organization News

Articles by Christy Rodriguez and Kimberly Spielman  
 For more information regarding the Wichita Area Metropolitan Planning Organization contact WAMPO Staff at 268-4421

## Kicking off the Metropolitan Transportation Plan Update

The Wichita Area Metropolitan Planning Organization will be kicking off the update to the Metropolitan Transportation Plan (MTP) 2035 (also known as the Long Range Transportation Plan) this December by meeting with City Councils and stakeholders throughout the WAMPO Planning Area. The MTP is essentially the transportation blueprint for any and all regionally significant transportation projects that will be using federal funds.

The planning process will consist of three planning phases—all of which include several public participation opportunities. The first phase is scheduled to begin in January, in which spending strategies will be developed in response to the stagnant and possible cutbacks in Federal funding nationwide. This trend, coupled with significant increases in construction costs could affect future projects within the Wichita Metropolitan Area, as transportation funds will not stretch as far as they have in the past. As a part of this phase, a survey will also be conducted to gather input on what the strategic goals are for the region and what spending strategies would best fit those goals.

### January’s Open House schedule is as follows:

- January 20, 2009 – Water Center, 101 E. Pawnee, Wichita, KS – 4:30-6pm
- January 22, 2009 – Derby Recreation Center, 801 E. Market, Derby, KS – 4:30-6pm
- January 29, 2009 – Park City, City Hall, 6110 N. Hydraulic, Park City, KS – 4:30-6pm

The second phase will address the project selection process. This will most likely be a lengthy process for two reasons: 1) Only projects listed within the Metropolitan Transportation Plan will receive funding, and 2) Costs of the projects listed in the plan must not exceed the expected revenues.

Phase three will begin the approval process. The completed plan will be presented to the public in order for WAMPO to obtain feedback. The plan must be completed by the summer of 2010. Please visit [www.wampoks.org](http://www.wampoks.org) for updates pertaining to the Metropolitan Transportation Plan and information about upcoming meetings.

## Safe Kids Task Force

Safe Kids/FedEx Walk This Way Grant Program awarded \$10,000 for safety improvements to Bryant Elementary School, including four crosswalk signs, crosswalk striping, and speed limit signs with solar powered flashing beacons. The project is anticipated to be complete by the end of December! Thank you Safe Kids & FedEx for making Bryant Elementary School a safer environment for kids.



## Citizens Rank Importance of Transportation Improvement Projects

What transportation related improvements are the most important to you? WAMPO asked that very question in an online survey. Prioritizing those improvements is a challenge. 879 people took that challenge. After tallying the responses, each transportation improvement category was assigned a level of importance based on its average ranking. The list below indicates the overall ranking for each category; from most important to least important.

- |  |   |   |
|--|---|---|
| <p>1: Improve transit service.</p> <p>2: Expand and improve bike route system.</p> | <p>3: Develop a pedestrian friendly transportation system.</p> <p>4: Maintenance and improvements of existing facilities.</p> | <p>5: Improve traffic signal timing.</p> <p>6: Improve connections between travel modes (bike lockers at bus stops, bike racks on buses, park and ride lots, etc).</p> <p>7: Passenger rail service between Wichita and other cities.</p> <p>8: Improve driver education.</p> <p>9: Widen existing roads.</p> <p>10: Build new roads.</p> |
|--|---|---|



# Celebrating 50 Years of Planning

By Scott Knebel, AICP



The Wichita-Sedgwick County Planning Department is celebrating 50 years of service! In 1958, the City of Wichita and Sedgwick County entered into an agreement to jointly plan the development of their respective jurisdictions through the creation of the Wichita-Sedgwick County Metropolitan Area Planning Commission,

which is supported by professional planning staff in a jointly-funded department. A video to celebrate the 50th anniversary of Metropolitan Area Planning in Wichita-Sedgwick County was released in conjunction with proclamations of October as Community Planning Month by the Wichita Mayor Carl Brewer and Sedgwick County Commission Chairman Tom Winters. The video is available online under "What's New?" at: <http://www.wichita.gov/CityOffices/Planning/>

# East Douglas Avenue's 1st Open House a Success!

By Christy Rodriguez

On November 20, 2008, the East Douglas Avenue Improvement Plan Steering Committee held its first Open House at the Kansas Food Bank to inform citizens within the Plan Area about the initial concepts of the East Douglas Avenue Improvement Plan and to gather citizen input. Approximately 58 citizens attended the event. The purpose of the Plan is to enhance safety and livability along the East Douglas corridor (Washington to Glendale) while promoting economic vitality and streetscape beautification.



For more information about the Plan and information provided at the open house, please visit <http://www.wichita.gov/CityOffices/Planning/AP/Comprehensive/EastDouglasPlan.htm>. If you have any questions regarding this planning process, please contact Christy Rodriguez, Senior Planner at 316-352-4856.



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VISIT OUR WEBSITE AT  
[www.wichita.gov/CityOffices/Planning/](http://www.wichita.gov/CityOffices/Planning/)



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