

SECTION C. PLANNING PROCESS



The accompanying diagram illustrates the planning process utilized for the development of the Arena Neighborhood Redevelopment Plan. A community based process led participants through a series of planning activities that started with broad planning perspectives. The process continued with the development of planning goals and moved through a discussion of alternative redevelopment futures. The process was completed by the selection of a preferred direction followed by development and adoption of the plan.

The planning process provided many valuable pieces of information that ultimately shaped the

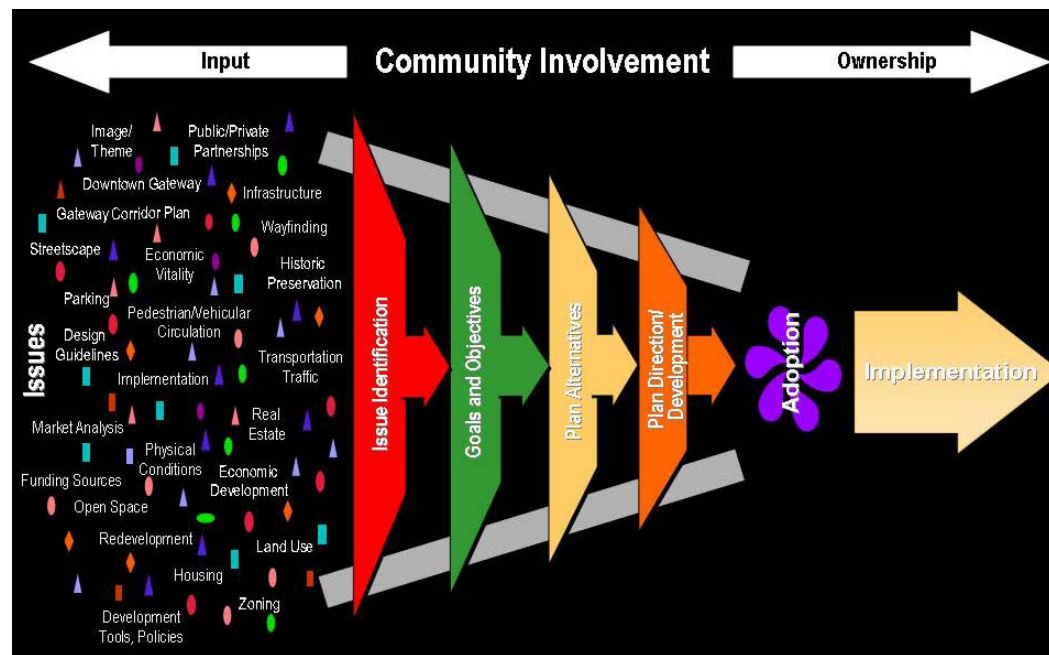


FIGURE TS-43: ARENA NEIGHBORHOOD REDEVELOPMENT PLAN PROCESS
SOURCE: GOULD EVANS ASSOCIATES

recommendations of the Arena Neighborhood Plan. In addition to the development of the Sedgwick County Arena, there are many different factors and actions that have and will continue to shape the area known as the Arena Neighborhood. This section of the Technical Supplement provides a brief synopsis of those influential factors. Much of the information was technical in nature including land use and zoning, transportation and parking, economics and markets, infrastructure and other physical characteristics of the area. Much of the information gathered and learned is included in this Technical Supplement document and provides a foundation for the plan document and its recommendations.

The plan was developed through a community participation process and led by the Arena Neighborhood Redevelopment Plan Steering Committee comprised of citizens and community leaders. The Plan Steering Committee gave ongoing advice concerning the planning process, development issues, and plan direction. City of Wichita representatives met on a regular basis to ensure that input and feedback regarding city regulations and current activities and processes were followed. The planning process commenced with a series of meetings with citizens and business/community leaders to gain a perspective on the issues that face the Arena Neighborhood. Subsequently, public open houses were held in order to receive input from the broader community, to test draft vision and goal statements, and to analyze possible future development alternatives. The development alternatives were prepared, analyzed and reviewed in the context of a week long neighborhood design charrette (***See Section D - Design Charrette for an outline of the alternatives presented***).

Based on the public review of the redevelopment alternatives a preferred direction was devised. This direction became the basis for the preparation of the plan in draft form. After distribution and review of the draft, a final document was produced based on comments received and changes made.

The community's concerns and desires have been heard through the solicitation of issues, assets and goals from various groups and individuals throughout the city. Information has been gathered through various means including, meetings, public forums, one-on-one interviews, a community survey (***See Section F – Community Survey for a reporting of the results of the community survey***), a perceptual mapping exercise and

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the steering committee representation. In addition to the information gathered during this process, past planning documents, current activities, a market/economic analysis and a physical analysis have also framed the redevelopment vision and implementation actions for the future development of the Arena Neighborhood.

Section G – Public Input provides a record of public comments received during the planning process as a result of the various public meetings and open houses. This input along with the community survey and the work of the Steering Committee served as the basis for the creation of the *Arena Neighborhood Redevelopment Plan*.

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