

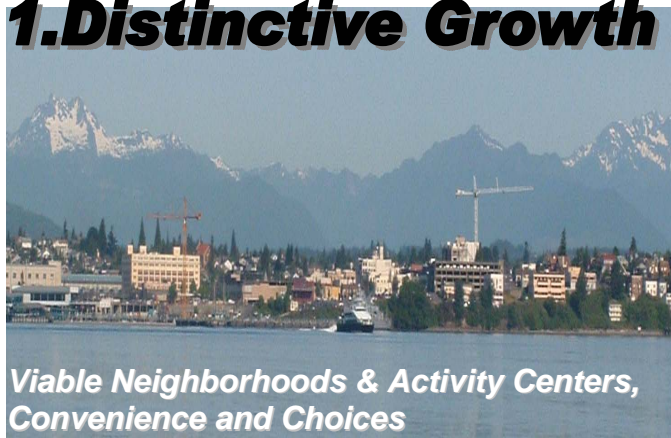


# CHARTING NEW COURSES FOR BREMERTON

Through the “Shaping Bremerton” process to update the City’s Comprehensive Plan, citizens groups created visions, goals and policies to chart new growth for the next 20 years. You are encouraged to page through the Comprehensive Plan to review the adopted direction for the City.

The new plan emerged based on the following 9 **THEMES**, summarized within the Community Character Element which provides the best Executive Summary of the Plan:

## 1. Distinctive Growth



*Viable Neighborhoods & Activity Centers, Convenience and Choices*

## 2. Enticing New Development



*Focus on the Downtown*

## 3. Supportive Transportation



*Seamless, Efficient, and Varied Options*

## 4. Improved Accessibility



*Pedestrian-Oriented*



## **5. Quality Housing**



*Broader Choices*

## **6. Business Support**



*Increased Opportunity*

## **7. Environmental Management**



*Integrating Natural Systems*

## **8. Community Service**



*Focus on Assets*

## **9. Design Review**



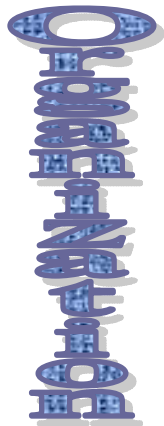
*Quality urban development*

For additional information, check out the Comprehensive Plan online at [www.ci.bremerton.wa.us](http://www.ci.bremerton.wa.us) (follow Community Development Department link) or contact Long Range Planning staff at 473-5279.

*“The City’s Comprehensive Plan is the umbrella policy document that guides virtually all decisions made by City government and, in many cases, by local organizations and individual citizens.*



*It seeks to assure that each community decision, expenditure, and action is consistent with the values, vision statements, goals, and policies developed by the community.”*



*This Plan is organized into seven chapters called “elements”:*

- *Community Character/Executive Summary*
- *Land Use*
- *Housing*
- *Transportation*
- *Environment*
- *Economic Development*
- *City Services (Utilities and Capital Facilities)*



# Traffic? Services? Costs?

*A COMMUNITY VISION STATEMENT guides each PLAN ELEMENT.*

*Current conditions, anticipated changes, and projections then frame the challenge for each element's GOALS AND POLICIES to reach the community vision.*

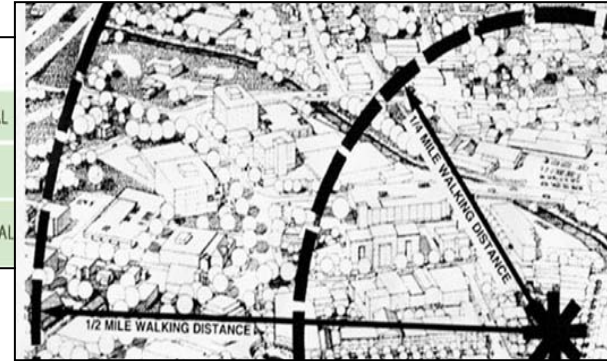
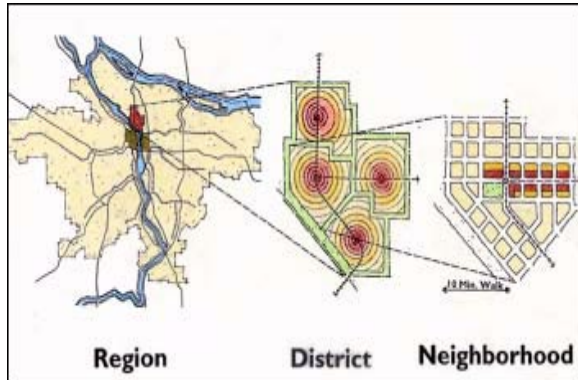
# Housing Needs?

*...from "THE VISION FOR BREMERTON'S FUTURE":*

*"While the City's location is ideal, the heart of the community is found in Bremerton's neighborhoods and newly designated urban Centers.*

*Urban Centers, servicing a neighborhood, a larger community, or a largely employment-focused setting, provide walking convenience to employment, recreation, amenities, goods, and services."*

**“THE CENTERS CONCEPT”: THE PLAN’S KEY GROWTH CONCEPT**

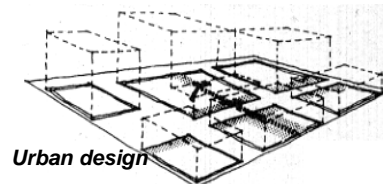


Centers are walkable (1/4 mile radius average) and in walking distance of neighborhoods (1/2 mile area).

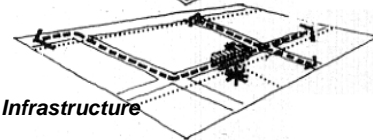
The smallest designated Center is the **Neighborhood Center** which allows for intimate gathering places and daily conveniences for local residents within a residential setting, such as a coffee shop or a neighborhood park.

**District Centers**, on the other hand, are at focal points of communities, offering unique amenities and services scaled to serve that area of the City.

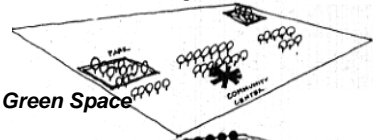
Meeting regional needs as the designated Metropolitan Center of Kitsap County, the City also provides for a unique **Downtown Regional Center** and several **Employment Centers** for the region, all linked by a comprehensive transportation system.



Urban design



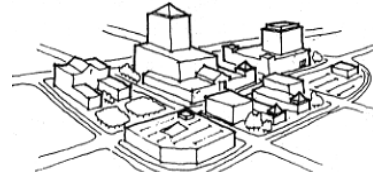
Infrastructure



Green Space



Circulation

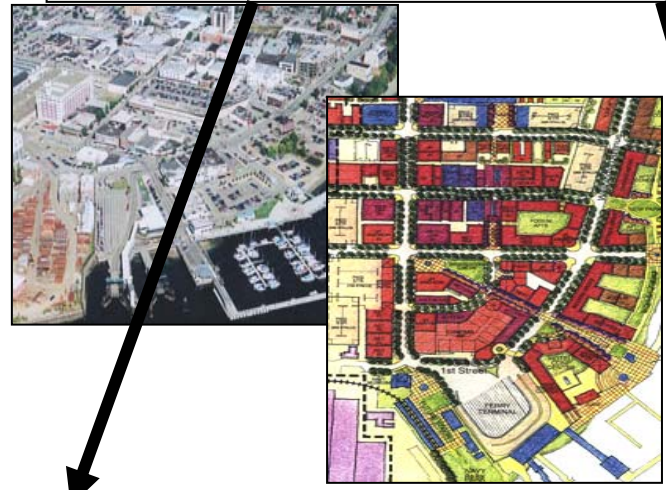


**Common Center Characteristics**

- 1) A core area characterized by well-designed mixed-use structures featuring residential uses above street level commercial or office uses
- 2) a walkable environment that begins with friendly, active streetscapes extending to the less dense areas of the Center and into surrounding neighborhoods
- 3) public gathering places such as parks or plazas
- 4) associated plans for public transit.

# BREMERTON'S NEW COURSES LEAD TO NEW MAPS, REGULATIONS, and COMMUNITY PROGRAMS

**LAND USE AND ZONING MAPS, show the City's DESIRED FUTURE DEVELOPMENT**



*... "working to integrate diverse citizen interests into planning maps and a set of "mapping instructions," depicting how the city will develop into the future."*

## Community Opportunity: DESIGN STANDARDS & GUIDELINES

**Appropriate Rear-Loaded Facade Design** YES

- Pre-fabricated termination enclosed by decorative chimney coop.
- Narrow width, appropriately detailed tall chimney of similar finish material as main house.
- Properly detailed copper or painted flashing does not draw attention to itself.
- Classically scaled, proportioned and detailed front porch.
- Tall ceilings and framing plate heights produce desired vertical scale and proportion.
- Finish floor 24 in. absolute minimum above grade at front building line (30 in. preferred).
- 10-ft. ceiling ht. (9 ft. minimum)
- 7-ft. tall entry door and 2-ft. tall transom, with appropriate casing and trim.
- Continuous "base" detailing around house.
- Roof pitch complements building mass below.
- Appropriately scaled and detailed cornice.
- Window fenestration maintains a "classic" rhythm and proportion.
- Tall windows and transoms at high head heights with shutters sized to match window openings.

Note: Overall style, scale, proportions, details and composition of elements complement each other.

## Code Enhancement: NEW ZONING STANDARDS

**Indirect Lighting**

**Example 1**

Light Fixture Sign Building Side View

**Example 2**

Light Fixture Sign Landscape Sign Side View