

# Planning & Land Use Issues Survey Responses

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Avenue of Flags Specific Plan Workshop #1

**Held on Saturday, June 27, 2015**

## Key Issue #1: Land Uses

### 1. What uses would you like to see on The Avenue?

Use	# of Responses
<b>Agricultural, Resource and Open Space</b>	
Plant Nurseries	3
Public Open space, town plaza	6
Printing & Publishing	0
Recycling Collections Stations	0
<b>Light Industrial</b>	
Art Studios	8
Handicraft industries/small-scale manufacturing	2
<b>Other Uses</b>	
Civic Center (Library, Post Office, City Hall, Police)	10
Live-Work/ Work-Live Units	9
Mixed-use	7
<b>Recreation, Education and Public Assembly</b>	
Community Centers	3
Museums	4
Outdoor commercial recreation	2
Parks and playgrounds	3
Recreation and fitness centers	1
Sport facilities and outdoor public assembly	2
Temporary events	6
Theaters and meeting halls	6
Churches	0
Membership organization facilities	0
Schools - Specialized education and training	0
<b>Residential</b>	
Multi-Family dwellings (apartments/Condominiums)	4
Single-room occupancies	1
Emergency shelters	0
Farm employee housing	0
Home occupations	0
Residential accessory uses	0
Residential care homes	0
Shared living arrangements	0
Transitional / special needs housing	0

<b>Retail Trade</b>	
Antiques, collectibles, and memorabilia	5
Art galleries and gifts	13
Certified farmers' markets	8
Consignment boutiques and vintage items	4
Furniture, furnishings and equipment boutiques	1
Grocery/liquor stores, and indoor/outdoor farmers markets	8
Restaurants and bars	23
Retail stores, general merchandise, parking lot sales	18
Shopping centers	1
Auto parts sales	0
<b>Service Uses</b>	
Banks and financial services	2
Child day care centers	1
Hotels and motels	8
Medical clinics and laboratories	2
Veterinary clinics and hospitals	1
Offices	3
Personal services	1
Repair/maintenance	1
Business support services	0
Laundries / dry cleaning	0
Public safety & utility facilities	0
Storage, accessory	0
Storage, petroleum products for on-site use	0
<b>Transportation and Communications</b>	
Broadcasting studios	1
Transit stations and terminals	3
Antenna, communication facilities	0

### **Other Responses**

- Farmers Market along Avenue – once a week
- Emphasize bike usage with pathway & bike parking
- Hardware store
- Service Uses \*
- Retail Trade \*\*\*

- Mixed use – general merchandise (wineries)
- Cafes
- More affordable housing (low income)
- Defined plan of Jonata/ 101 & Avenue traffic flow & parking
- Youth centers
- Senior centers
- Skate board park \* (maybe Riverview Park?)
- Parking \*
- R + D labs
- Encourage businesses to fill vacant buildings
- Benches, water fountains
- More green shrubs
- Mixture of business/residential
- Music
- Walkable downtown
- Restrooms
- Ice cream – quick foods to support those walking through or enjoying events
- Specialty market
- All CR uses \*
- Fiber optics?
- Nighttime entertainment
- Restaurants/cafes (not chains)
- No more fast food or drive thru
- Visitor center
- City center (with expansion ability to allow mid-county use for supervisor meetings – as is currently done for Santa Maria and Santa Barbara)
- VRBO
- Cars exiting 101 should have a stop sign
- Light Industrial
- Pharmacy

## 2. What uses would encourage you to use the median?

Use	# of Responses
Town plaza	17
Parks & playgrounds	5
Pedestrian paths	14
Artisan kiosks	15
Street musicians	9
Food Vendors/ outdoor dining	15
Events and performances	18
Farmers market	28
Art & cultural displays	6
Visitor's center	8
Museum	4

### Other Responses

- Open space large enough for people to come & play Frisbee, picnic, etc., & could also be used for temporary events
- Why not incorporate other events
- Trees & picnic tables
- Retail kiosks
- Parking \*\*\*\*\*
- Permeable pavers allowing multi-use – parking, events
- Better lighting
- Car shows
- Relocate the road to the median
- Mixed use development
- Slow traffic- bumps, ridges on road
- Relocate traffic and make Ave. from 246 northward pedestrian only

## Key Issue #2: Civic Center on The Avenue

### 3. What uses would you like to see located there?

Use	# of Responses
City offices	5
Council Chamber	7
Post Office	12
Library	21
Sherriff	2
Historical society	10
Public plaza	21
Community center	11
Chamber of Commerce	8

#### Other Responses

- Recreational activities
- Leave the City Hall where it is, move Council Chambers next door
- None – keep public buildings on HWY 246
- College
- Love having post office and library connected
- Council Chamber with possible community use

## Key Issue #3: History & Culture

### 4. What aspects of Buellton's history and culture would you like to see preserved/enhanced on The Avenue?

Historical Aspect	# of Responses
Car culture/ service town	17
Flags	21
Arts & crafts	14
Wineries/ Breweries	19
Pea Soup Andersen's	11

## Other Responses

- Focus of the history of Buellton, once known as “Service Town USA” – has been lost, need to bring back
- Consider a name change – Zaca Creek
- Make us unique
- Retro/neon – “Route 66” like
- Agriculture/Ranching \*
- Sideways
- Expand “flags” to include state and country flags
- Farming/ranching, especially if the style of building is Spanish colonial or Monterey style

## Key Issue #4: The Avenue as a Destination Place

### 5. What would attract you to use The Avenue?

- Historic Highway 101 District featuring neon lights
- Shops, restaurants
- More activities, better parking
- Farmer’s Market, center plaza
- Restaurants, bars, retail
- Vibrant, pedestrian friendly, shops and entertainment
- Food
- Open sidewalks, other retail and commercial
- Restaurants, shopping, library
- Cafes, retail business
- Walking – store fronts, music
- Shopping centers. Where else can I buy clothes, get food, buy gifts, use sport facilities at the same place in Buellton. This is needed.
- Library, interesting retail, cafes, restaurants
- Shop, learn, drink/eat, visit with friends
- Ample public parking

- Outdoor entertainment
- Event area on median
- Retail, interesting activities (Art!), events, bars, wineries
- Family friendly events
- Retail, dining
- A purpose (retail/dining), an attraction (Farmer's Market), museum and events
- Restaurants, shops and museums
- Better restaurants, clothing stores
- More businesses
- Business offices
- Healthy food restaurants, retail, clothing for children and adults
- Farmer's Market, boutiques, outdoor cafes, artisan kiosks
- Wineries and breweries attract people, good food too
- Walkability/restaurants close to west side residential, civic uses/plaza
- Good restaurant, hardware store, plant nursery, clothing store
- Businesses with things that I need! Like home improvement, clothing/furnishings, pharmacy
- Special events, retail, wine tasting...Anything creative that makes it a destination, not a pit stop
- Nice shops and food, safe environment for family
- Less vacant land/open shops, sidewalks
- Restaurants, retail, park/open space, public plaza, community

## **6. What types of activities for kids/families/seniors would you utilize?**

- Restaurants and music concerts
- Arts festival
- Music
- Community center
- Events, car shows, Farmer's Market
- Restaurants, museums
- A child care would be very useful for working parents in the area
- If there was a plaza then activities could be programmed

- Library – learning center
- Sport events
- Food option, events (Farmer’s Market)
- Concerts, arts and crafts festivals
- Community events
- Museum/ gathering spot
- Safe walkways – no skateboards or bikes allowed where people walk
- Movies, outside music, skateboard area
- Library
- Children’s park
- Skate park – movies, beaches, hiking trails
- Library, museum
- Library, Farmer’s Market
- Bocce, horseshoes, park like atmosphere (median)
- Kids gym or playground, art which can be fun to access for kids, events
- Walking/biking path
- Parks/open space for playing, library, restaurants for seniors

## **7. What would make The Avenue a pedestrian-friendly environment?**

- Speed bumps, reconfigure median to be the main road
- Sidewalks, open stores
- Create a pedestrian walkway
- Grade and re-sod the median with a “DG” walking path
- Better sidewalks/paths, off-avenue parking on east side
- Good planning with low buildings, courtyard atmosphere
- Pedestrian mall, accessibility from east – west 101, restaurants/services that promote walking too
- Sidewalks – clearly marked crosswalks
- Artisan kiosks, street musicians, food vendors/ outdoor dining, events and performances, Farmer’s Market

- Wind breaks that encourage outdoor dining, shade trees
- Art galleries, museum
- Continuous sidewalk
- Remove or reduce bike lanes, walkways across the street in a few areas
- Safe walkways – no skateboards or bikes allowed where people walk
- Crosswalks, sidewalks
- Slow traffic, sidewalks
- Make it link to trails
- Paths, activities
- More shade – more green, trees
- Clean sidewalks
- Street better used – less asphalt, trees, sidewalks
- Too wide – must be narrowed
- It would be used daily full of inviting locals and hopefully tourists
- Shopping, dining, arts
- Meandering paths, art
- Shaded areas/ arcade
- Nice shops, etc.
- Wide, shaded sidewalks, bike parking/valet
- Better traffic control
- Central plaza
- Crosswalk and paths
- Reroute 101 traffic
- Widen sidewalks and stop sign at 2<sup>nd</sup> Street with paved crosswalks

## **8. Other ideas that would create a Destination Place on The Avenue?**

- Theater of Performing Arts and concerts
- Grocery store like El Rancho
- Focus more on Avenue and less of wineries
- Entertainment venue

- Winery, restaurants/bars
- Small events
- Museum
- Welcome center that is also a museum
- Welcome center/museums
- Parking district/public open-air assembly area
- How to hide existing buildings ie. Old China Panda, old service/station, ugly fields – build a beautiful fence at sidewalk area – tear up sidewalk, plant green stuff over, put in new sidewalk, existing street is plenty wide to handle.
- Entertainment area, dining, retail, entertainment, attractions, mixed use
- Less truck parking
- Business
- Entrepreneurship services, innovative hub
- Visible signage that routes people away from gas stations and fast food to Ave of The Flags
- Cafes, musician events
- Road races – bike, runs – events such as wine festivals, beer festivals
- Use native plants, take out statues and gazebo please
- Shopping! For practical things! Local business owners! Trees and shade!
- Shops, hotels (nicer), and food and drink spots
- Keep small retail, stay away from corporate America strip mall plague