

Aptos Plan Meet Wednesday

A special meeting of the County Planning Commission has been set for Wednesday to amend the Aptos General Plan by adopting the Aptos Village Urban Design Plan as an element of the general plan.

The commission will meet in room 450 in the forum building at Cabrillo College at 7:30 p.m.

The urban design plan recommends an increased concentration of residential use, and an increase in compact commercial-retail activity in the village area.

Using urban services (water, sewers, sheriff, fire and schools) limits as guidelines along with market analyses, the plans fulfillment would result in a village neighborhood of 2,500 to 3,000 people.

Clustering of dwelling units is encouraged to protect steep slopes, preserve wooded ravines, provide open space and maintain a natural greenbelt around the village core.

The plan recommends new zoning designations and cluster designs for the village area.

Concerning transportation, it recommends that a bikeway system be developed and also that a number of roadway changes be considered or made.

These include continued examination of options to connect Hopkins Road with State Park Drive; request the state extend Hopkins right-of-way to Soquel Drive; implement the connection from Cathedral Drive to Hopkins Road; extend Granite Way to Hopkins Road, and undertake an off-street parking program for the village.

It also recommends that an improved two-way road network be maintained, with limited access, within the village and that the village core be

served fully by local and countywide transit service.

In physical design, the village plan calls for an emphasis on landscaping and pedestrian orientation.

It recommends that specialty shops should be combined with convenience stores and office in a rustic and old-fashioned atmosphere.

Ten major community concerns and desires are expressed in the plan:

— Development and maintenance of the village as a

community focal point through the use of public facilities.

— Development and maintenance of the village as a community focal point through the use of semi-private and private facilities.

— The extent, nature and intensity of mixed-use development that should be in the village.

— The achievement of a pedestrian environment in the village.

— Expression of the characteristics, organization and movement systems for automobiles, trucks, transit and bicycles.

— The character and level of architectural quality in the village.

— The type and level of landscape quality in the village.

— The role of site development standards between creek systems, wooded slopes and the village.

— The role of Forest of Nisene Marks park in Aptos Village. An eight member citizens committee worked with Richard Peterson Associates and the county planning staff to develop the urban design plan.