

FY 2023 Planning Grant Application

What is the name of this project?

Discover Struthers: A Vibrant Downtown Core

What community is the lead applicant for this grant?

The City of Struthers

Is this project a collaboration with other communities?

No

Enter the name of the project coordinator

Samantha Yannucci

Provide a brief description of the project area

The project area is the Struthers Downtown Core. This area boasts the most opportunity for successful mixed-use development; vibrancy and walkability; and for connecting the Struthers community with recreational and commercial activities related to the Mahoning River.

How was this location selected for the project?

Downtown Struthers has been identified as a top priority for Struthers residents and business owners throughout the Discover Struthers comprehensive planning community engagement process.

The extent of the Downtown Core is a 21-acre area based on historic land use patterns and the rhythm of the street grid. The basis of this area was defined by a ~500-foot radius at the center of the Bridge and State Street intersection, where the town center or square would have been located historically, and examining and adding what remains of the traditional town center based on active businesses and buildings.

Describe the issues present within the study area that this project plans to address

- There is an excessive supply of poorly defined privately-owned parking in the Downtown Core, resulting in inefficient land use; increased traffic; a disrupted urban fabric; and dispersed destinations which deter people from walking downtown
- The majority of land use in the area is dedicated to parking and driving
- There is a perception that more parking is needed while preliminary parking audits have revealed occupancy rates of less than 20% at any given time, including during peak hours of business
- Conflicting community desires demand more businesses, more people and public space, and more parking

- There is currently neither any public space nor a cohesive pedestrian network in the Downtown Core
- Downtown real estate is limited and the City has opportunity to develop the Downtown Core in a way that will increase the City's tax base and lend to the viability of the Mahoning River corridor district
- The City is beginning downtown demolition which makes this strategy timelier than ever

Relevance to broader planning efforts

The Downtown Core Parking Strategy will advance both the Downtown phase of the City's first comprehensive plan, Discover Struthers, and the Mahoning River Corridor Plan recently completed by ms consultants on behalf of Eastgate.

Outline the scope of work required to conduct this planning process

The scope of work to complete the Downtown Core Parking Strategy (for which funds are requested) is as follows:

- Parking Audit During Typical Peak Hours
- Parking Audit During Ordinary Hours
- Analysis of Parking Audit Data
- Downtown Parking Lot Assets and Inventory
- Analysis of Best Parking Management Strategies Suitable for Struthers
- Conduct Public Workshop and Stakeholder Interviews and Provide Results and Summary
- Assess Parking Opportunities and Constraints, Policy Analysis, Options, and Alternatives
- Analysis of Parking In Relation to Current and Future Transportation System
- Strategy Recommendations for Struthers
- Prepare Schematic-Level Diagrammatic Plans for Downtown Parking Strategy
- Recommendations

The scope for the remaining portion of the Downtown planning includes:

- Design Guidelines and Standards
- Downtown Asset Inventory
- Building Assessment and Demo List
- Wayfinding
- Strategy for Redevelopment Sites
- Development Strategies
- Locations for Public Space & Art

What is the total cost to develop this plan?

42,200

(Optional) You may use this space to justify the cost of the plan

The cost of the Downtown Planning phase of the Discover Struthers comprehensive plan is \$42,200. The City is requesting \$10,200 to complete the Downtown Parking Strategy. It is imperative that this strategy informs all downtown planning efforts, due to the impact and restraints posed by current downtown parking practices on the downtown core. The City has already committed \$32,000 to downtown planning (of the \$139,500 total cost of the planning effort).

How much in funding from the Planning Grant is being requested?

10,200

How much local cash match is being contributed to this project?

32,000

Local Cash Match Commitment - *A Letter of Commitment from the lead applicant community confirming the local cash match contribution identified above is required by May 31, 2022. A resolution will be required should your project be selected to receive funding.*

Do you agree to provide the information regarding local cash match contribution as a part of the application process?

Yes

Project Area Map

City of Struthers

Discover Struthers: A Vibrant Downtown Core

