SALT LAKE NEIGHBORHOOD HOUSING SERVICES
JACKSON NEIGHBORHOOD MASTER PLAN AND YOUTH WORKS WORKSHOP

Introduction:
For the Spring Semester 2006 we have been working with Salt Lake Neighborhood Housing Services as partners for a specific design project. NHS works to rebuild neighborhoods one block at a time. They have several programs to accomplish this goal, including a youth program, first time homebuyer programs, and new housing development programs.

We were asked by NHS to develop a master plan for the Jackson Neighborhood and produce a design for a Youth Works Workshop to be located in the Guadalupe Neighborhood. These two neighborhoods are on both sides of I-15 between North Temple and 600 North. The Jackson Neighborhood is the next major focus area for NHS to move its activities into. The Youth Works program serves to gather youth together in worthwhile and productive activities that benefit West Side neighborhoods.

In order to accomplish these goals we went through many steps during the course of the semester. We first familiarized ourselves with the Jackson Neighborhood and developed a series of maps. These maps represent the defining characteristics and qualities that make the area what it is. These maps include: Neighborhood Context, Potential Gathering Places, Architectural Character, Perceived Comfort / Discomfort, and Street Character. These maps assisted us in moving into the design phase of the course and the development of the Master Plan.

We conducted a Design Workshop on March 6th and 8th in cooperation with other students representing other groups on the West Side. This workshop was a way to get input from community, NHS representatives, and other stakeholders for the direction of the Jackson Neighborhood and the needs of the Youth Works Workshop. There were various activities and sessions at the Design Workshop that were valuable to our team in developing our ideas.

Following the Design Workshop our team set about developing our designs. Two team members worked on the Master Plan for the Jackson Neighborhood and one team member worked on the Architectural Design for the Youth Works Workshop. Our designs and ideas went through much iteration as we worked in consultation with NHS, University of Utah faculty, and class members.

The end product of the semester’s work in the West Side Studio is represented in this book. This project was both challenging and rewarding. We have gained valuable skills and a deeper understanding of neighborhoods and the goals NHS strives to attain. We hope that our work represents concrete ideas that will be used in the future of the West Side of Salt Lake City.

Sincerely,

David Barker
Fran Fillerup
Elisa Hamblin
Salt Lake Neighborhood Housing Services
Community Maps for the Jackson Neighborhood
Area between North Temple & 600 North and I-15 and 900 West
These maps are meant to serve NHS and the neighborhood
in making future development and design decisions in the area.
NHS works to rebuild neighborhoods, one block at a time.
North Gathering Place
Existing park
One vacant parcel
Integrated with current neighborhood fabric
Service Northern portion of Jackson Neighborhood

Central Gathering Place
Several vacant parcels
Near churches and school
Central location in community
On 300 North, a road that connects Guadalupe, Jackson, & Onequa Neighborhoods

South Gathering Place
Largest area of vacant parcels
in Jackson Neighborhood
Potential park or open space use
Service southern portion of Jackson Neighborhood
Near existing commercial

POTENTIAL GATHERING PLACES
Possible future community gathering spaces and areas with amenities
With the recent addition of the wide median down the middle, this road has taken on a much more pleasant nature.

Unpaved road to vacant property. A key gathering place where illegal activity is rampant.

This otherwise very wide street finds much use during Sunday services at the local Guadalupue Church up the road.

Representative of the typical streetscape for roads dividing blocks in half. Dexter, Curay, and Simoni are similar.

This is the only major East-West street built allowing for more walkability and less driveability.

This narrow, dark roadway doesn’t provide much comfort. It is considered an unsafe area by locals and a haven for crime.

STREET CHARACTER
(Walkability/driveability) how streets affect neighborhoods
The architecture at Jackson Park adds much visual interest to the neighborhood. Unfortunately only those close to the park take advantage of it.

Contemporary duplexes bring new identity to Jackson. They have been well received by neighbors.

The old LDS church is now home to the first step house, a drug and substance abuse rehab center.

Perhaps the most significant building currently: The Guadalupe Church brings in people from all over the valley.

A response to neighbors and the street. This house is only 18' wide and over 100' long.

One of the oldest homes in the area. This house stands as a memorial to Jackson's history.

Old Jackson Elementary School. This is the building the area is named for. Unfortunately it was demolished in the 1980's and replaced by something much less significant.

Once the community library, this structure now houses the Free Church of Tonga.

A feature on North Temple for years the wonderbread sign stands in desperate need of attention.

CHARACTER OF THE BUILT ENVIRONMENT
Jackson's diverse architecture
Diagram of the Jackson Neighborhood that shows the overall areas and ideas that may guide future development and design decisions.

Neighborhood residents and local organization members worked together at a workshop to gather ideas for the Jackson Neighborhood.

Precedent pictures of development in downtown Salt Lake City that could inform design in the Jackson Neighborhood.
JACKSON NEIGHBORHOOD MASTER PLAN
A plan to guide the future development and design decisions in the area
Option 1: Infill housing in the form of townhomes with individual yard space and clustered parking. There would be 35 units with each unit being two stories and just under 2,000 square feet.

Option 2: A neighborhood oriented park with areas of activity for several different age groups. Park amenities include a playground area, small amphitheatre, basketball and tennis courts, open field space, and a garden area.

HOYT PLACE REDEVELOPMENT
The interior portion of this block sits vacant, prime for redevelopment
Redesign ideas for 800 West showing raised pedestrian friendly crosswalks, mid-block crossings, and a meandering bike path. Also proposed are the continuation of the medians on 800 West, but at a smaller scale. This street would serve as a pedestrian corridor through the Jackson Neighborhood.

Redesign ideas for 300 North showing raised, pedestrian-friendly crosswalks, mid-block crossings, and a meandering bike path. This street would serve as a connector between the Fairpark neighborhoods with its underpass of I-15.

The plans shown are typical of the changes to 300 North between the Utah State Fairgrounds to the west and the Guadalupe Neighborhood to the east, and to 800 West from 300 North to 600 North.
This type of development along North Temple would support transit and the needs of residents in the nearby neighborhoods.

Pedestrian scale development with amenities and mixed residential and retail uses.

Existing conditions along North Temple.

NORTH TEMPLE
proposed development along the main road in the Jackson Neighborhood, it would service both transit users and neighborhood residents.
This local site would attract both adults and children. People would be able to walk to this place and meet other residents.

Neighborhood retail of this size would serve local residents.

300 NORTH AND 800 WEST
proposed neighborhood commercial that could serve coffee and ice cream to appeal to both youth and adults and serve as a gathering place.
This scale of a business would not interrupt the nearby residences, but rather add to them and the overall ambience of the neighborhood.

This site would serve as a local business that would foster community pride and identity.

300 NORTH AND 900 WEST
proposed neighborhood commercial that could support locally grown from nearby community gardens
SECOND FLOOR PLAN
scale 1/8"=1'-0"