

# Connect Flagstaff

Report Type: Form Results Summary

Date Range: 31-03-2025 - 26-04-2025

Exported: 26-04-2025 10:17:20

Open

Take our spring survey  
Flagstaff Regional Plan 2045

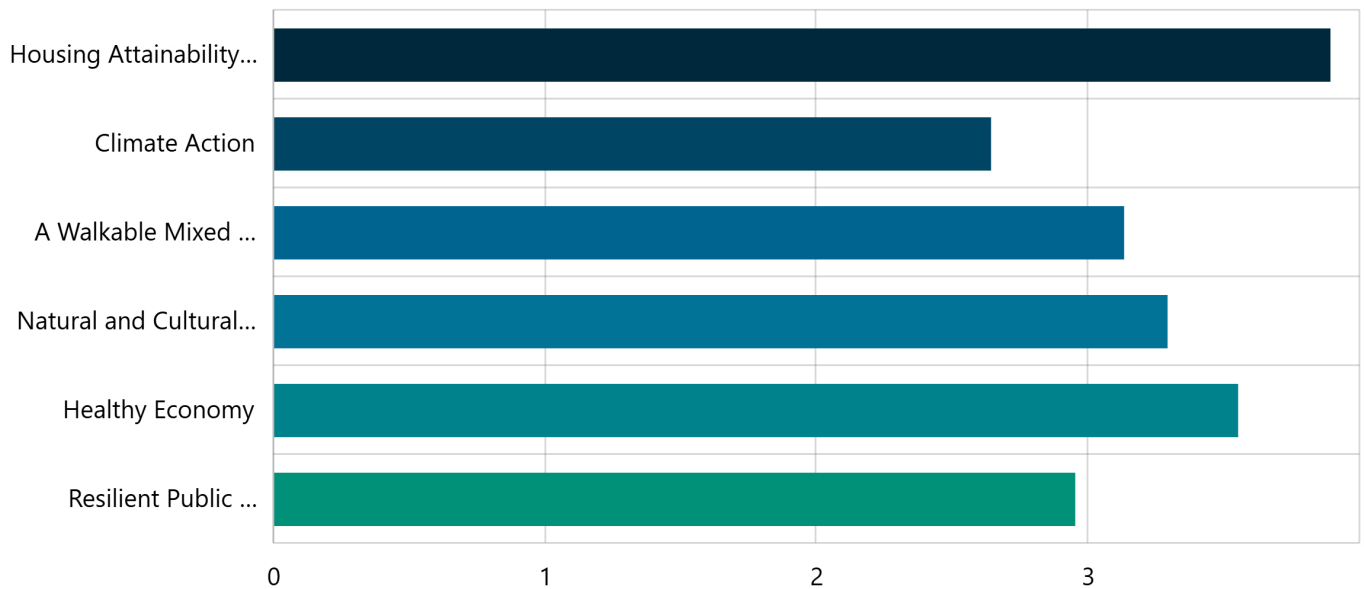
192  
Contributors

211  
Contributions

## Contribution Summary

### 1. If you had to rank these priorities what would you put at the top? (Desktop users only: move and rank your priorities in the box on the right to have your response recorded)

Ranking | Skipped: 43 | Answered: 168 (79.6%)



	1	2	3	4	5	6	Count	Score	Avg Rank
Housing Attainability and Equity	34.19% 53	18.71% 29	12.26% 19	13.55% 21	12.26% 19	9.03% 14	155	3.89	2.78
Climate Action	12.00% 18	13.33% 20	14.00% 21	12.00% 18	16.67% 25	32.00% 48	150	2.64	4.04
A Walkable Mixed Use Community	17.57% 26	14.86% 22	18.24% 27	17.57% 26	17.57% 26	14.19% 21	148	3.13	3.45
Natural and Cultural Resources	11.69% 18	16.23% 25	24.68% 38	24.68% 38	12.34% 19	10.39% 16	154	3.29	3.41

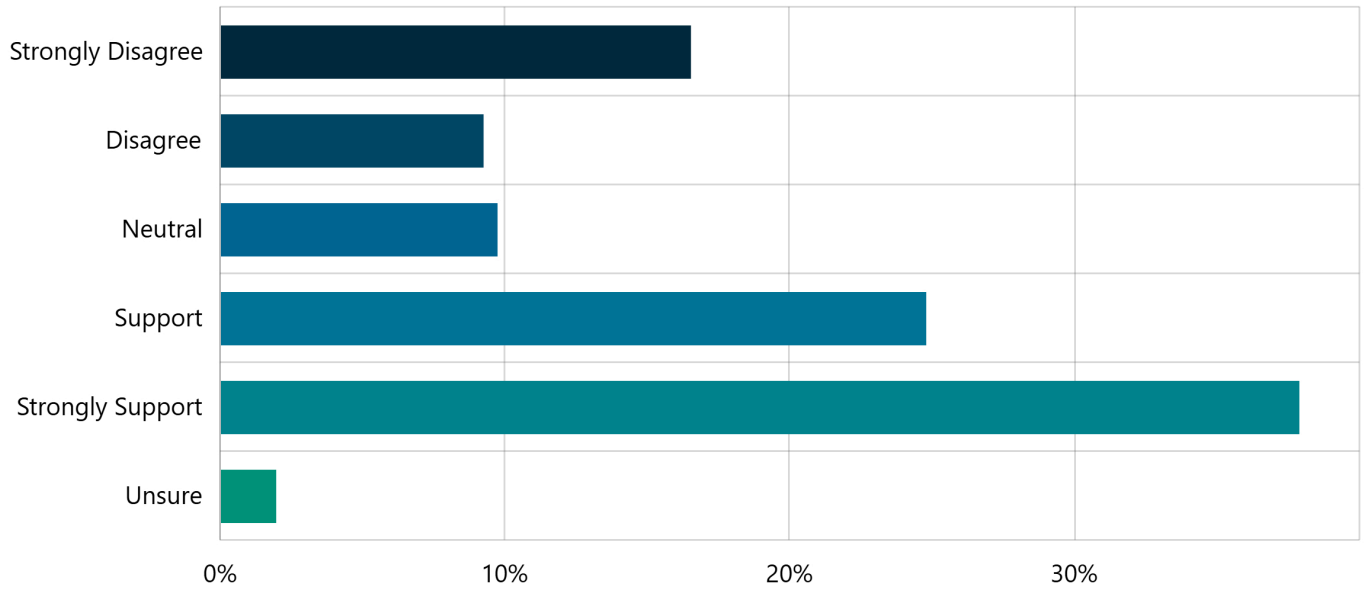
Healthy Economy	26.28% 41	17.31% 27	15.38% 24	8.97% 14	17.31% 27	14.74% 23	156	3.55	3.18
Resilient Public Services and Facilities	8.00% 12	20.67% 31	15.33% 23	20.67% 31	20.00% 30	15.33% 23	150	2.95	3.70

**Score** - Sum of the weight of each ranked position, multiplied by the response count for the position choice, divided by the total contributions. Weights are inverse to ranked positions.

**Avg Rank** - Sum of the ranked position of the choice, multiplied by the response count for the position choice, divided by the total 'Count' of the choice.

**2. Overall do you agree with the emphasis on denser livable neighborhoods to achieve housing attainability, climate actions, and natural and cultural resource priorities in the draft plan?**

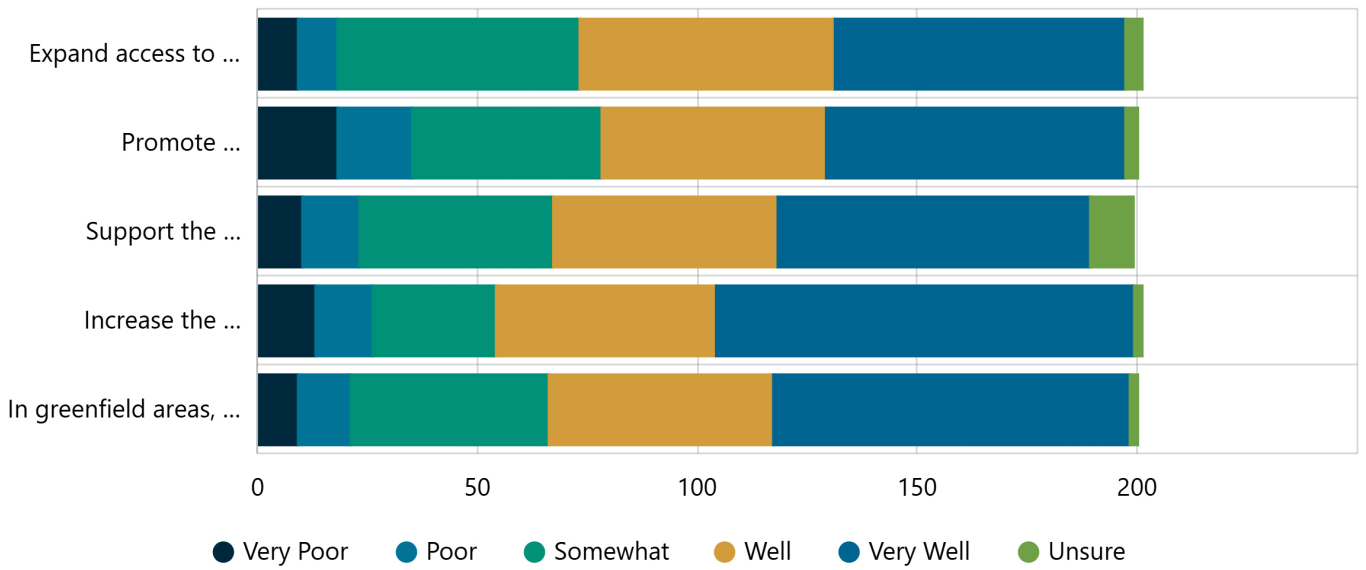
Multi Choice | Skipped: 5 | Answered: 206 (97.6%)



Answer choices	Percent	Count
Strongly Disagree	16.50%	34
Disagree	9.22%	19
Neutral	9.71%	20
Support	24.76%	51
Strongly Support	37.86%	78
Unsure	1.94%	4
<b>Total</b>	<b>100.00%</b>	<b>206</b>

### 3. How well do the following 5 policies focus on denser livable neighborhoods within the Flagstaff Region?

Matrix | Skipped: 9 | Answered: 202 (95.7%)



	Very Poor	Poor	Somewhat	Well	Very Well	Unsure	Count	Score
Expand access to homeownership by incentivizing the development of a variety of housing types, providing resources and programs to support homebuyers, and reducing barriers to homeownership opportunities.	4.48% 9	4.48% 9	27.36% 55	28.86% 58	32.84% 66	1.99% 4	201	3.87
Promote medium-to-high density residential developments and mixed-use developments within the urban growth boundary to resist urban	9.00% 18	8.50% 17	21.50% 43	25.50% 51	34.00% 68	1.50% 3	200	3.72

sprawl.

Support the conversion of buildings that allow for an increase in units and for new units to be added to existing parcels over time.	5.03% 10	6.53% 13	22.11% 44	25.63% 51	35.68% 71	5.03% 10	199	3.95
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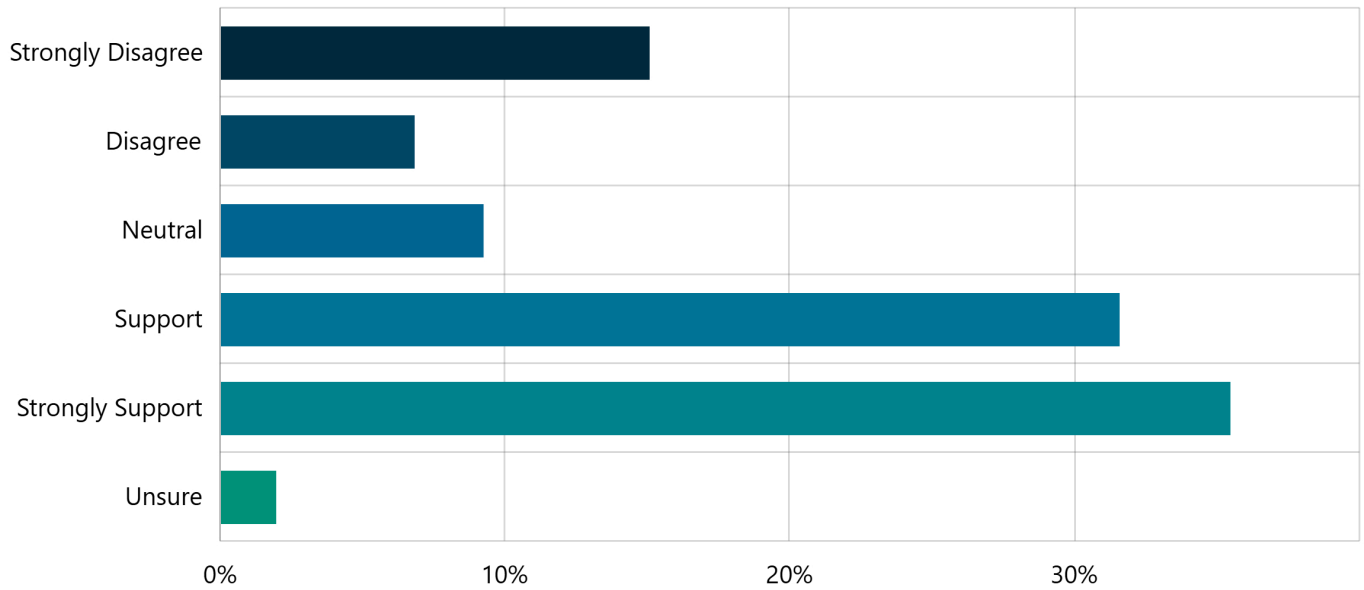
Increase the accessibility, connectivity, and use of pedestrian and bicycling infrastructure, including the Flagstaff Urban Trail System and other trail systems, as a critical element of a safe and livable community and to promote transit access.	6.47% 13	6.47% 13	13.93% 28	24.88% 50	47.26% 95	1.00% 2	201	4.03
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In greenfield areas, encourage development to be clustered in appropriate locations as a means of preserving significant natural resources, agricultural lands, and open space, and to	4.50% 9	6.00% 12	22.50% 45	25.50% 51	40.50% 81	1.00% 2	200	3.95
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minimize  
service and  
utility  
costs.

**4. Overall do you agree with the emphasis on self-reliant, mixed-use neighborhoods to achieve housing attainability, climate action, walkable mixed-use community, and healthy economy priorities in the draft plan?**

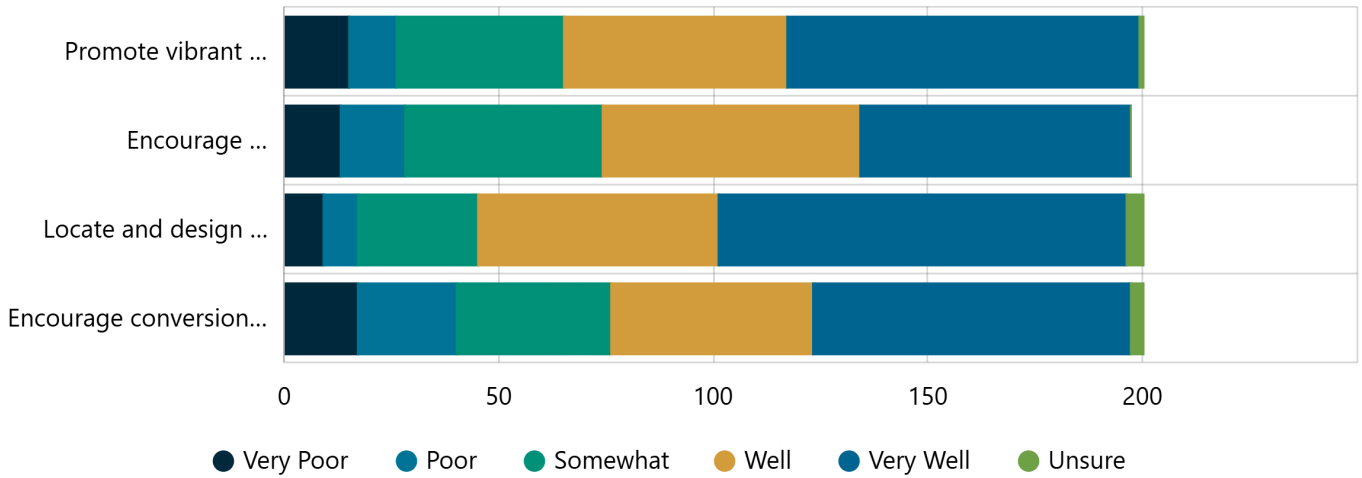
Multi Choice | Skipped: 5 | Answered: 206 (97.6%)



Answer choices	Percent	Count
Strongly Disagree	15.05%	31
Disagree	6.80%	14
Neutral	9.22%	19
Support	31.55%	65
Strongly Support	35.44%	73
Unsure	1.94%	4
<b>Total</b>	<b>100.00%</b>	<b>206</b>

## 5. How well do the following 4 policies focus on self-reliant, mixed-use neighborhoods within the Flagstaff Region?

Matrix | Skipped: 10 | Answered: 201 (95.3%)



	Very Poor	Poor	Somewhat	Well	Very Well	Unsure	Count	Score
Promote vibrant neighborhoods that decrease travel distances, have frequent road and trail connections, and encourage transit ridership and transit efficiency whether transit is provided at the time of the development or planned in the future.	7.50% 15	5.50% 11	19.50% 39	26.00% 52	41.00% 82	0.50% 1	200	3.89
Encourage commercial development and employment centers/opportunities in locations that are walkable from new	6.60% 13	7.61% 15	23.35% 46	30.46% 60	31.98% 63	0% 0	197	3.74

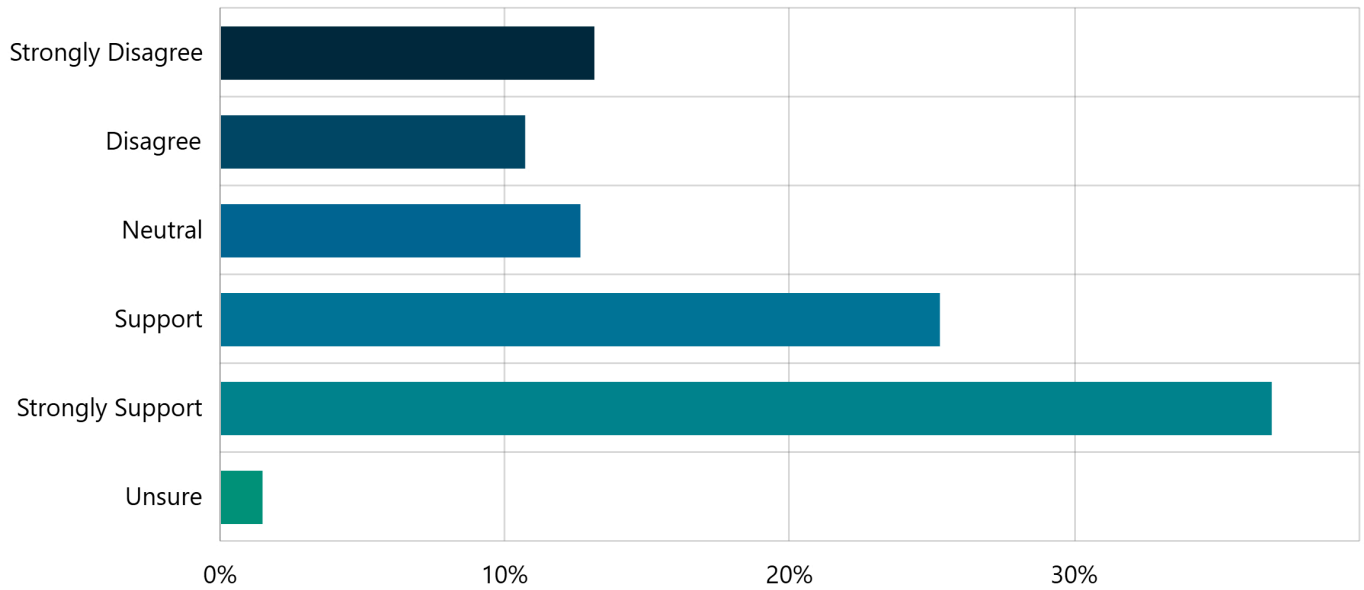
and existing neighborhoods.

Locate and design dynamic public civic spaces, parks, and natural areas that are accessible to pedestrians, bicyclists, and transit in all neighborhoods.	4.50% 9	4.00% 8	14.00% 28	28.00% 56	47.50% 95	2.00% 4	200	4.16
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Encourage conversion of underutilized parking lots to walkable residential, commercial, or mixed-use development.	8.50% 17	11.50% 23	18.00% 36	23.50% 47	37.00% 74	1.50% 3	200	3.74
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**6. Overall do you agree that the draft plan should seek to address gentrification and displacement while also achieving housing attainability, climate action, and walkable mixed-use community priorities in the draft plan?**

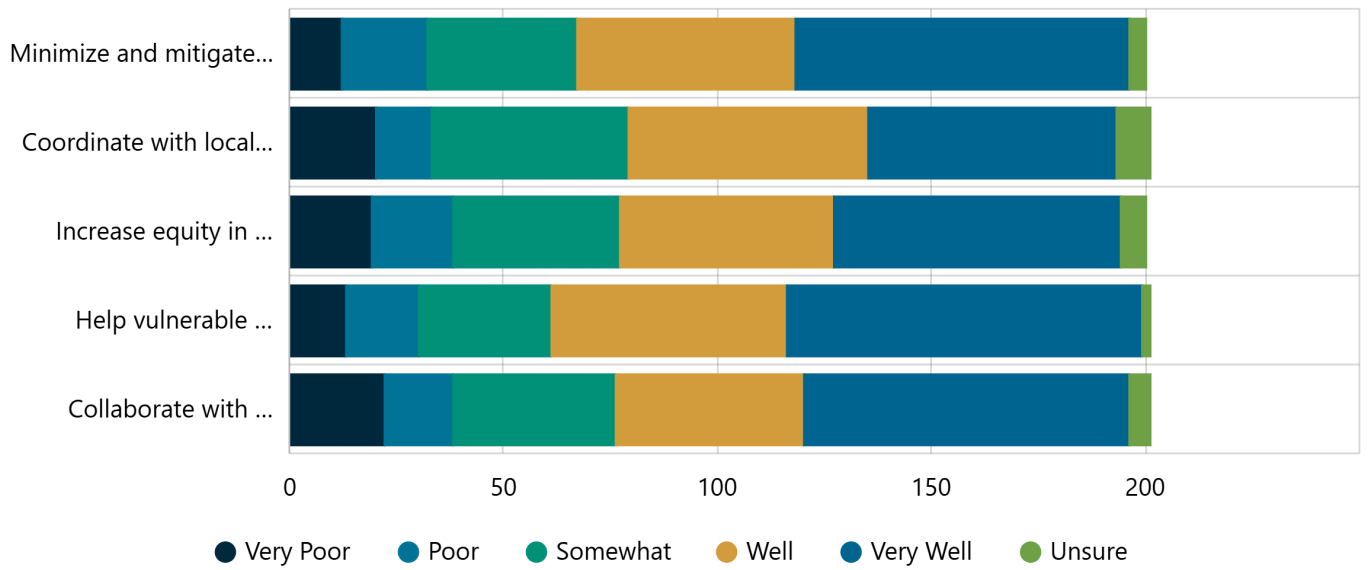
Multi Choice | Skipped: 5 | Answered: 206 (97.6%)



Answer choices	Percent	Count
Strongly Disagree	13.11%	27
Disagree	10.68%	22
Neutral	12.62%	26
Support	25.24%	52
Strongly Support	36.89%	76
Unsure	1.46%	3
<b>Total</b>	<b>100.00%</b>	<b>206</b>

## 7. How well do the following 5 policies address and mitigate gentrification and displacement?

Matrix | Skipped: 9 | Answered: 202 (95.7%)



	Very Poor	Poor	Somewhat	Well	Very Well	Unsure	Count	Score
Minimize and mitigate displacement of residents and prevent the loss of existing affordable housing units.	6.00% 12	10.00% 20	17.50% 35	25.50% 51	39.00% 78	2.00% 4	200	3.88
Coordinate with local service providers to furnish resources for daily needs, temporary shelter, and transitional housing opportunities for individuals experiencing homelessness.	9.95% 20	6.47% 13	22.89% 46	27.86% 56	28.86% 58	3.98% 8	201	3.71
Increase equity in housing and	9.50% 19	9.50% 19	19.50% 39	25.00% 50	33.50% 67	3.00% 6	200	3.73

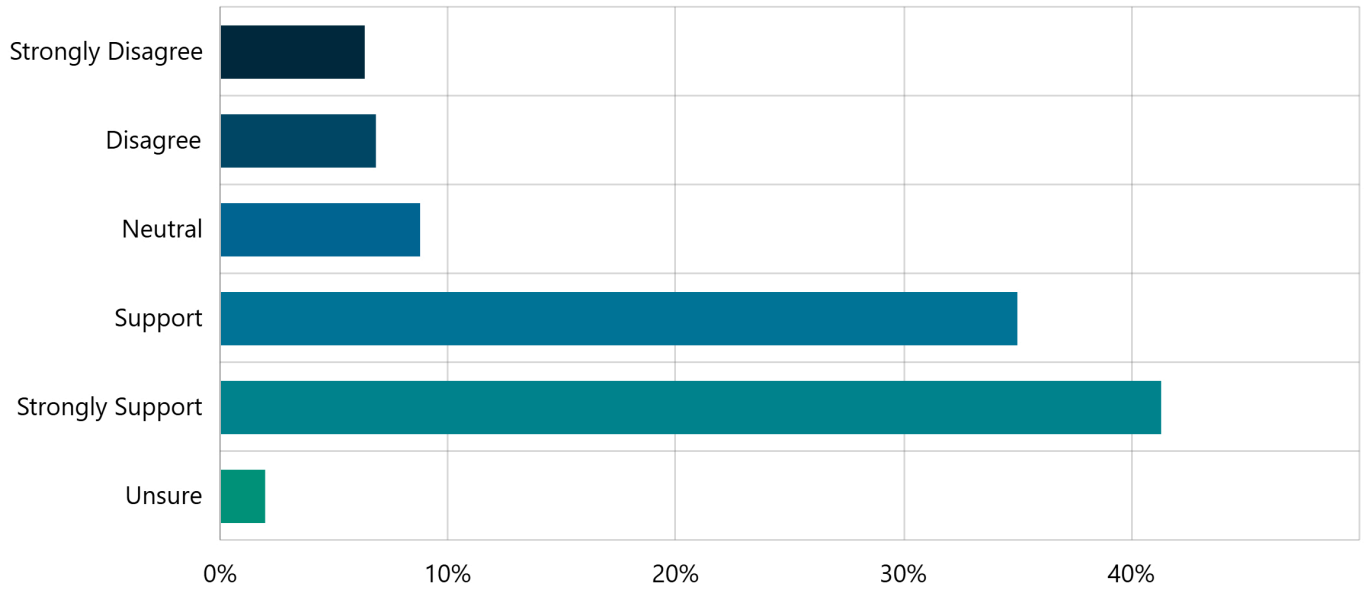
economic opportunities for existing and future generations.

Help vulnerable homeowners and renters make improvements to their homes (such as maintenance, floodproofing, safety, and accessibility) to prevent displacement and preserve community ties.	6.47% 13	8.46% 17	15.42% 31	27.36% 55	41.29% 83	1.00% 2	201	3.92
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Collaborate with Indigenous Nations to address the housing needs of, and culturally responsive designs for, Native American students, workers, residents, and elders in the Region.	10.95% 22	7.96% 16	18.91% 38	21.89% 44	37.81% 76	2.49% 5	201	3.75
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**8. Overall do you agree that the draft plan should seek to retain and create a sense of place while also achieving housing attainability, climate action, and natural and cultural resource priorities in the draft plan?**

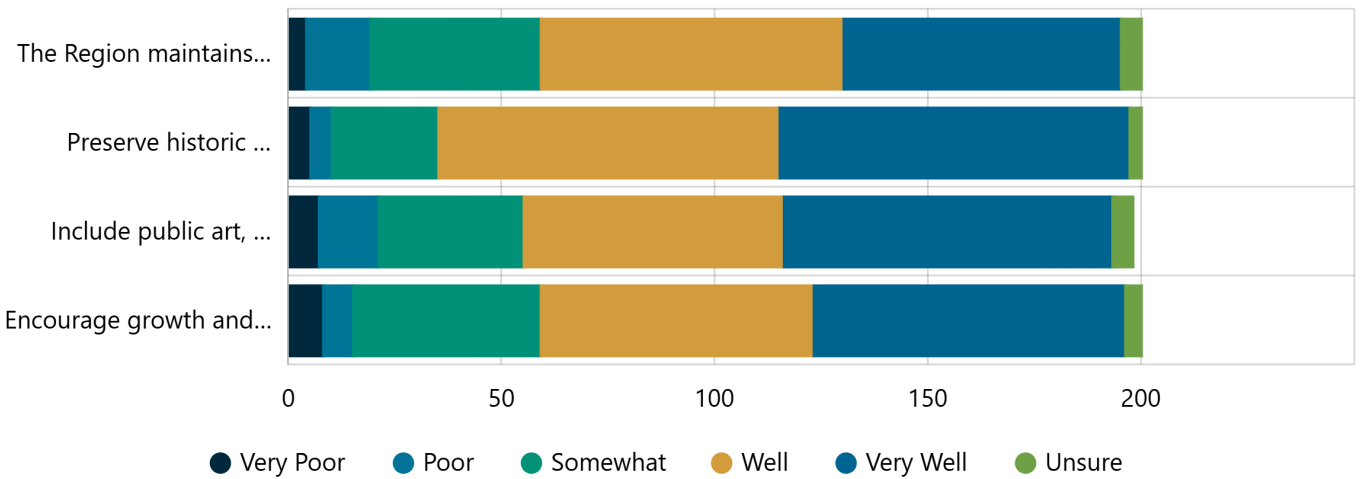
Multi Choice | Skipped: 5 | Answered: 206 (97.6%)



Answer choices	Percent	Count
Strongly Disagree	6.31%	13
Disagree	6.80%	14
Neutral	8.74%	18
Support	34.95%	72
Strongly Support	41.26%	85
Unsure	1.94%	4
<b>Total</b>	<b>100.00%</b>	<b>206</b>

### 9. How well do the following goals and policies (4 total) retain and create a unique sense of place?

Matrix | Skipped: 11 | Answered: 200 (94.8%)



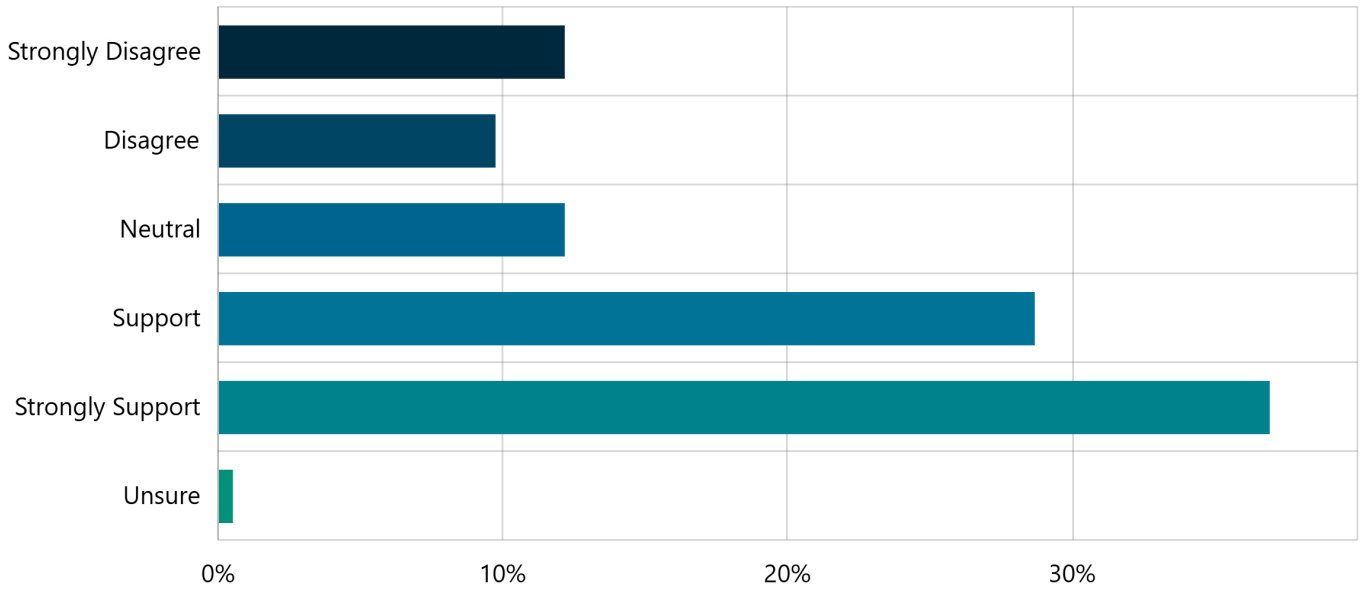
	Very Poor	Poor	Somewhat	Well	Very Well	Unsure	Count	Score
The Region maintains an enduring and unique sense of place that celebrates its diverse ecosystems and community heritage.	2.00% 4	7.50% 15	20.00% 40	35.50% 71	32.50% 65	2.50% 5	200	3.97
Preserve historic buildings, sites, and structures through restoration, rehabilitation, design guidelines, grants, and incentives, where possible; when not, create opportunities for education, mitigation, and documentation.	2.50% 5	2.50% 5	12.50% 25	40.00% 80	41.00% 82	1.50% 3	200	4.19
Include	3.54%	7.07%	17.17%	30.81%	38.89%	2.53%	198	4.02

public art, interpretation, and placemaking in public projects and, with willing private partners, tell the story of the Region's Indigenous Peoples, pioneers of all races and ethnicities, innovators, and community makers to celebrate the culture of the Flagstaff community and inspire current and future residents.	7	14	34	61	77	5		
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Encourage growth and the management of public spaces, including streets, that enhance the unique sense of place within established and historic neighborhoods.	4.00% 8	3.50% 7	22.00% 44	32.00% 64	36.50% 73	2.00% 4	200	4.00
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**10. Overall do you agree with the emphasis on diverse housing types in neighborhoods to achieve housing attainability, climate action, and walkable mixed-use community priorities in the draft plan?**

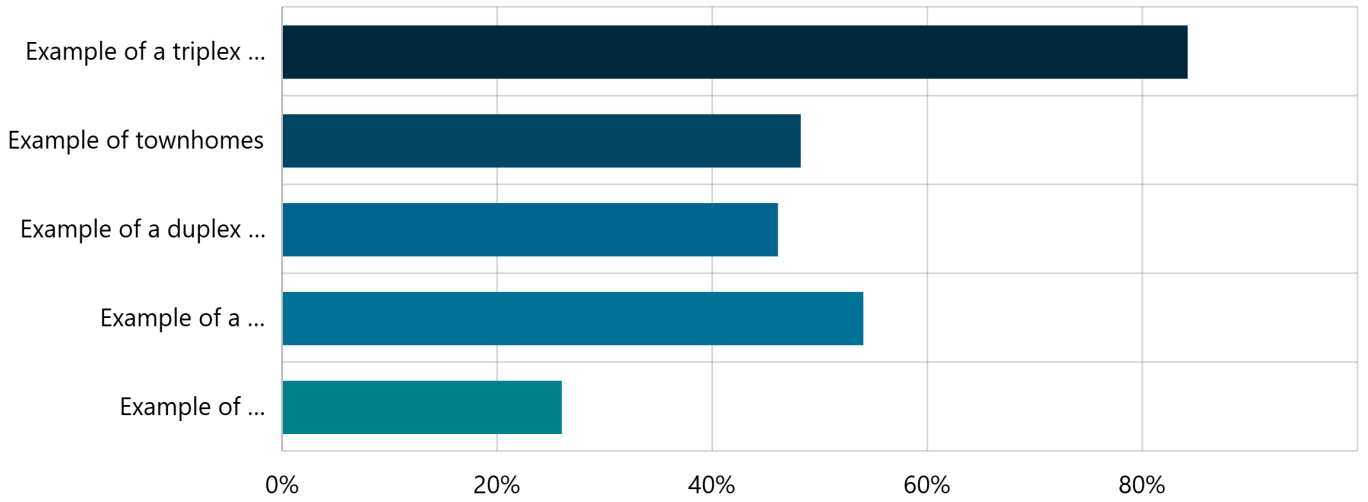
Multi Choice | Skipped: 5 | Answered: 206 (97.6%)



Answer choices	Percent	Count
Strongly Disagree	12.14%	25
Disagree	9.71%	20
Neutral	12.14%	25
Support	28.64%	59
Strongly Support	36.89%	76
Unsure	0.49%	1
<b>Total</b>	<b>100.00%</b>	<b>206</b>

**11. Which of these housing types and densities do you support being built in Urban Neighborhoods? (select all that apply)**

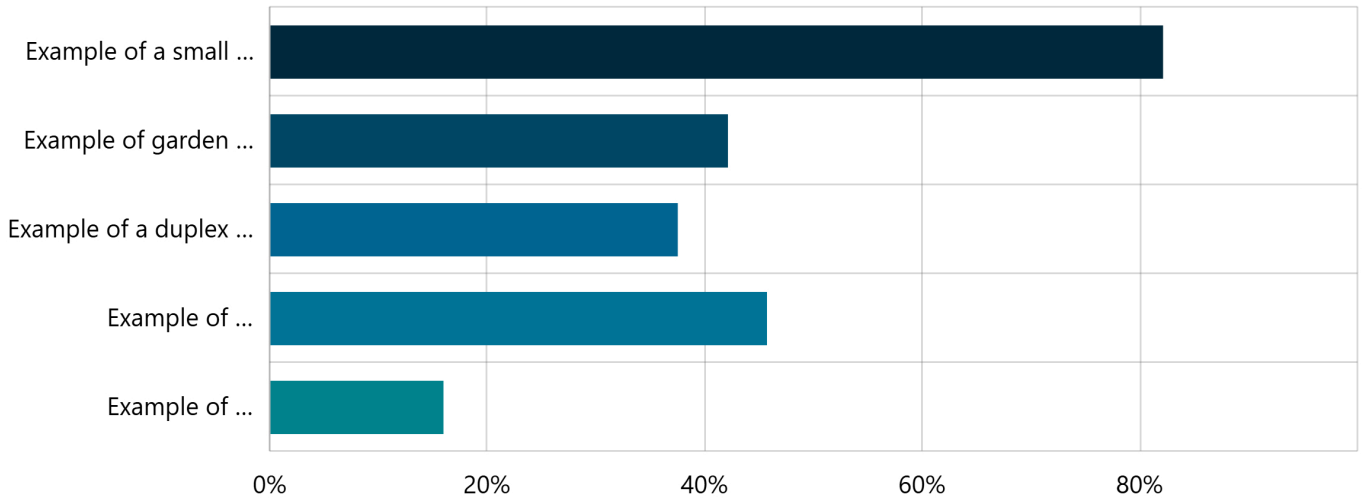
Multi Choice | Skipped: 22 | Answered: 189 (89.6%)



Answer choices	Percent	Count
Example of a triplex and duplex side-by-side	84.13%	159
Example of townhomes	48.15%	91
Example of a duplex or fourplex	46.03%	87
Example of a courtyard apartment	53.97%	102
Example of mixed-use multifamily/commercial	25.93%	49

**12. Which of these housing types and densities do you support being built in Suburban Neighborhoods?  
(select all that apply)**

Multi Choice | Skipped: 16 | Answered: 195 (92.4%)

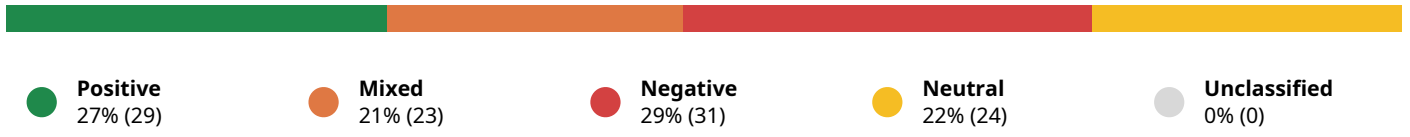


Answer choices	Percent	Count
Example of a small lot single family	82.05%	160
Example of garden apartments	42.05%	82
Example of a duplex or a fourplex	37.44%	73
Example of apartments and townhomes on a site	45.64%	89
Example of mixed-use multifamily/commercial	15.90%	31

13. Please share your thoughts below (1000 character max). If you would like to provide comments that exceed 1000 characters, please email them directly to Sara Dechter, Comprehensive and Neighborhood Planning Manager at [SDechter@flagstaffaz.gov](mailto:SDechter@flagstaffaz.gov).

Long Text | Skipped: 104 | Answered: 107 (50.7%)

Sentiment



Tags



Tag	Percent	Count
density	27%	29
housing	22%	24
beauty/character	10%	11
walkability	7%	8
transit	7%	8
traffic and roads	7%	7
commercial	7%	7
Parking	6%	6
Climate action	6%	6
infill	4%	4
natural resources	4%	4
economic development	3%	3
recreation	3%	3
cost of development	3%	3
Inclusion	3%	3

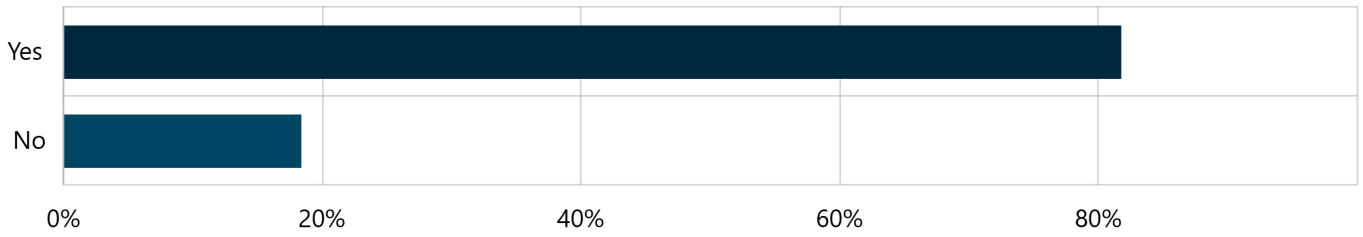
connectivity	2%	2
open space	2%	2
gentrification	2%	2
biking	2%	2
Parks	2%	2
growth	2%	2
zoning	1%	1
homelessness	1%	1
arts	1%	1
dark skies	1%	1
accessibility	1%	1
water	1%	1
neighborhoods	1%	1
landscaping	1%	1
design	1%	1

**Featured Contributions**

No featured contributions

#### 14. Are you a registered voter in the City of Flagstaff or eligible to become one before March 2026?

Select Box | Skipped: 9 | Answered: 202 (95.7%)



Answer choices	Percent	Count
Yes	81.68%	165
No	18.32%	37
<b>Total</b>	<b>100.00%</b>	<b>202</b>

## Flagstaff Regional Plan 2045

Title/Question: Take our spring survey  
 Tool Type: Form  
 Activity ID: 10  
 Report Date Range: 31 Mar 2025 - 26 Apr 2025  
 Date Exported: 26 Apr 2025 10:16 am  
 Exported By: SDechter

Please share your thoughts below (1000 character max). If you would like to provide comments that exceed 1000 characters, please email them directly to Sara Dechter, Comprehensive and Neighborhood Planning

ID	Date Submitted	Contribution	Sentiment				Confidence Score	Tags
			Positive	Negative	Mixed	Neutral		
542	Apr 26, 2025, 08:15 AM	no roundabouts					1 73.4%	traffic and roads
539	Apr 25, 2025, 09:58 PM	Doing this for.class assignment					1 95.79%	
537	Apr 25, 2025, 09:26 PM	Our town is beautiful. Please make good decisions for the future of our community.	1				99.91%	beauty/character
536	Apr 25, 2025, 09:25 PM	nothing to say					1 74.17%	
534	Apr 25, 2025, 08:48 PM	I hope the city will do ALL it can to share this information with ALL persons impacted by this plan.					75.01%	equity
517	Apr 24, 2025, 07:33 PM	I would really like to see an increase in walkability and density in the area surrounding downtown, as downtown if pretty dense, but the surrounding areas aren't. I would also like to see some small, single-family homes built in high densities.	1				73.79%	density; walkability
		Landcaping with the right native plants, especially evergreens, can create a connection to our northern Arizona landscape that is critical for retaining our community character. And it's relatively inexpensive.						
		I voted against the duplex/4plex because the one shown is so ugly. We need to do better than 3 story boxes to make them fit into existing neighborhoods. The ADU design project is a great example of using local talent to design units that are appropriate for Flagstaff. We can develop zoning and building design standards that make sure increased density fits with community character.						Climate action; density; landscaping; design
		We need better planning, communication and metrics to achieve carbon neutrality. Is a Carbon Neutrality Commission in order?						
516	Apr 24, 2025, 07:24 PM	Thanks for puttng out this survey.				1	73.57%	
		3 story buildings blend better with existing neighborhoods, or new development. 5 stories are overpowering, detracting from the existing homes & city character (possible to approve zoning for this?).						
		Plan ahead for increased traffic growth as residences are built; build adequate roads, traffic control lights, etc, with appropriate speed limits for increased # of residents (ie: west Rt 66 & Woody Mt Rd, 4th street & Butler, Butler at Lone Tree, various locations on 180 N). Thank you						beauty/character; density; traffic and roads
515	Apr 24, 2025, 05:27 PM	for this massive project!	1				86.21%	
513	Apr 24, 2025, 04:48 PM	None					1 99.65%	

509	Apr 24, 2025, 02:00 PM	<p>I think that the center city should be more dense than the outskirts if density is the goal; this makes the suburban places still feel like the suburbs. However, if this is the case, the suburbs need to have a variety of home styles so they are not cookie-cutter houses, so that the area in and around these suburbs will feel unique. I also feel that we need to emphasise a more densely populated core before we densely populate the outskirts of the surrounding areas. Hopefully, this will lead to the slowing of urban sprawl while also preserving the land outside of the core, thus helping to preserve the environment surrounding these areas in the future. One final thing that I would like to see regarding the housing types to increase this density is fewer giant apartment buildings. They may be the most effective at increasing the density of an area, but in my opinion, it makes the area seem monotonous and boring. So instead, we should build more multi-family/person diverse forms of housing.</p>	1	75.95%	density; housing
485	Apr 22, 2025, 04:44 PM	<p>Many of our established neighborhoods already have a mix of housing types, already have established patterns of development, and already have vehicular and walkability patterns. We should embrace these tried and tested patterns because they have longevity and proven to be successful through their use and popularity. These neighborhoods have strong senses of place already. Leave the established neighborhoods alone. Practice your 'new urbanism' in, well, new places of development.</p>	1	95.73%	housing; neighborhoods
482	Apr 22, 2025, 02:23 PM	<p>Please invest in bike infrastructure. Especially the butler and Milton Corridors</p>	1	89.94%	biking
434	Apr 20, 2025, 07:05 PM	<p>Any time I see government entities think they can involve themselves in access to house or affordability issues I simply roll my eyes . . . and similarly 'climate action.' Most of the more dense housing options are just plain UGLY. And we already have existing structures that are just plain UGLY. But good luck, because I'm tired of Flagstaff and will be moving outta here as it is ruined! Have been here 34 years and have watched it be destroyed. The student housing was the destruction. What was once a desirable place to live is demolished by NAU, and wave after wave of Californians. Good Luck. Going for a cabin in the woods somewhere in the Great Lakes in a town no one will have ever heard the name of where winter is embraced, like it used to be embraced here.</p>	1	75.62%	beauty/character
432	Apr 20, 2025, 02:44 PM	<p>My spouse &amp; I are very concerned about the proliferation of oversized student housing complexes in Flagstaff (off campus). I don't see anything about this in the survey. I support denser development only if it is NOT for more of these monstrosities which do nothing to expand housing opportunities for the average resident.</p> <p>Just a thought about underutilized parking lots- the survey asks about converting these to housing. What about converting them to pocket parks or community gardens instead? We need to keep and/or create green spaces (even if compact in size) especially in areas of denser development.</p> <p>A very high priority for me is protecting our remaining Ponderosas. Developers should not be allowed to rampantly raze them. Losing trees exacerbates climate change.</p> <p>BTW we have lived here since the 1970's and deeply care for Flagstaff &amp; what makes it special.</p>	1	49.96%	density; natural resources; Parking; Parks
419	Apr 19, 2025, 06:24 PM	<p>Thank you for asking, and for all your hard work.</p> <p>reduce the number of vacation rental properties, incentivise the owners of these properties to rent/lease to local residents and eventually sell them to local residents.</p>	1	53.24%	housing
417	Apr 19, 2025, 05:36 PM	<p>I cannot find parking as it is. There is not underutilized parking. 15 min neighborhoods limit freedoms. The sustainability department is hindering the lowering of housing by requiring unnecessary upgrades.</p>	1	92.22%	Climate action; housing; Parking

405	Apr 19, 2025, 11:30 AM	I have lived in and around Flagstaff for the last 40+ years (currently living in one of the Rural Neighborhoods) and have witnessed the many changes to the area's size and character. I believe the two greatest threats to Flagstaff's affordability and sense of place are the unchecked growth of short-term rentals (e.g., Air B&B) and the movement of Private Equity firms into real estate. If city and regional planners can tackle these it will go a long way towards keeping Flagstaff and its surrounding neighborhoods unique and affordable.	1	72.22%	housing
400	Apr 19, 2025, 10:26 AM	I am appalled at the number of apartment complexes that have been going up on what seems like every square inch of available vacant land in Flagstaff in the last few years. If I had my way, there would only be single family dwellings, and possibly duplexes, on every lot in Flagstaff! Water Resources: There is not enough emphasis or action goals on water conservation. Water conservation through permaculture landscaping, rain water harvesting, and xeriscape are proven technologies to help communities prepare for decreasing water resources predicted by climate change models. Water conservation is cheaper and cleaner than waste water reclamation.	1	92.28%	density natural resources; water
398	Apr 19, 2025, 10:07 AM	reclamation.	1	42.94%	water
388	Apr 19, 2025, 07:39 AM	Thanks to everyone for their work to better articulate how Flagstaff grows while maintaining its sense of community. I agree with the overall direction of this process.	1	99.91%	growth
383	Apr 18, 2025, 11:20 PM	Sara Dechter, you are cool. I believe in government's ability to do good.	1	100%	
380	Apr 18, 2025, 05:10 PM	Everything is connect to growth. At what point do we recognize that growing isn't going to fix our existing problems, they're going to exacerbate them. I really challenge the city to decouple climate and housing crisis from the economic lens. Allowing outside developers to come in does not solve our housing attainability. Allowing constant development of corporations makes our city lose its sense of place and uniqueness. Allowing development for tourists income and not regulating our short-term rentals is selling our soul and our natural resources to people who don't live here. Please stop catering to Phoenix and corporate America. Please support better public transportation and stop focusing on airport expansion and take the carbon neutrality plan seriously. If you bring in mixed-use development, why are all of the businesses for people who don't live in the neighborhood--do you think someone barely affording rent is going to the juice shop and expensive yoga studio?	1	71.59%	Climate action; commercial; growth; housing; transit
378	Apr 18, 2025, 04:48 PM	I don't wish for this--I don't know any who remembers giving the thumbs up for this direction as a guiding light for Flagstaff's future, even having attended these RP meetings. Your plans are baked in the cake, there has been no notable inclusion of what Flagstaff residents want. These items: housing attainability, climate action, and creating self-reliant, mixed-use neighborhoods--no, don't want them, if we did, we would move to NYC. So, you are clearly serving an outside agenda.	1	47.53%	Climate action; housing; Inclusion
374	Apr 18, 2025, 12:27 PM	How will the ways in which gentrification does not prevail be held accountable? The example concerned me for urban housing, as the following possibilities all felt as if they would increase gentrification and allow for more university students to pay more to live in historic areas (if this is where this may occur). I have concerns as the university wants to expand and often wonder about vested interest vs community needs. What policies will support rent caps? How will housing be more attainable for the community that is here? What does the community need and what do they ask for? It is my hope that this is as bottom-up as possible. Thank you for doing this hard work. The community needs to be heard.	1	47.54%	gentrification; housing

ID	Date	Time	Comment	Count	Percentage	Category
373	Apr 18, 2025	12:11 PM	How well do the following 5 policies focus on denser livable neighborhoods within the Flagstaff Region? Expand access to homeownership by incentivizing the development of a variety of housing types, providing resources and programs to support homebuyers, and reducing barriers to homeownership opportunities. = Somewhat I am guessing this question is in the context of expansion of "affordable/attenable" home ownership? If so then I would chose "Well".	1	94.02%	housing
372	Apr 18, 2025	12:05 PM	It is glaringly apparent that this plan is going to force increased density in Flagstaff. It will also make moving about the city more difficult. Your questions are skewed so as to force a choice between a bad choice and a really bad choice. This survey is not really a survey but a tool to force people to indicate support for unsupportable choices. What a waste of the time and money you have spent on this effort!	1	99.73%	density; Inclusion
366	Apr 18, 2025	09:38 AM	I think you should check into the origin of the 10 most successful cities in the country (ie: San Francisco, New York, etc). Look over the plans regarding their development and see how they did it. My bet is that there were no plans made, they just happened. It would require money (read TAXES) to create policies and much more of it to implement and enforce the policies thus created. I believe any such effort would be doomed to failure and anyone who thinks they have the foresight and wherewithal to look 100 years into the future and do this is foolish beyond belief.	1	78.26%	
361	Apr 18, 2025	12:37 AM	This city need to focus on its residents. There is very little for kids to hear, parks need a major revamp. A community center that is family friendly and not run over by the homeless like the aquaplex. Sustainability and beautification is all fine and dandy but we need more public space and more family centered growth. Nau and travel nurses are not out population.	1	82.89%	recreation; Parks
358	Apr 17, 2025	07:01 PM	I support revitalizing, as much as feasible, some of the older mini-malls and outdated areas with large parking areas. There seems to be quite a bit of empty businesses that can be redone in a more sustainable fashion. I support denser housing to reduce urban sprawl, but I don't want to see five and six story housing units blocking our amazing view. There's a middle ground that can be attained. Thank you for all the work being put into this, and gathering community input.	1	97.22%	commercial; density
356	Apr 17, 2025	01:56 PM	I have indicated in the past my dismay at efforts to limit or eliminate auto traffic through town. Many of us live outside the city and must drive to town for shopping, medical appointments, etc. We also have many travelers coming through to visit, stop over, etc. And others just want the convenience of being able to go from one side of town to the other in their vehicles, so I urge you to keep that in mind as you work through this process.	1	58.77%	traffic and roads
353	Apr 17, 2025	10:37 AM	Please make sure that these condos and townhomes are affordable, yet well built. Most of new constructions are expensive and very poorly made.	1	91.74%	housing
348	Apr 16, 2025	08:02 PM	How about economic development? This plan only enhances jobs that serve coffee or make beds. How about saving some space for industries that provide a great salary so people can afford real homes? The city needs to leverage it's unique environment to recruit great industries with real (not minimum wage) jobs. The plan totally misses this need although i do not live in flagstaff city limits anymore (I live in bellemont), i work daily in flagstaff	1	77.35%	economic development
346	Apr 16, 2025	05:08 PM	and my father lives in the country club area. we have been here for over 20 years. thank you for taking our feedback.	1	76.94%	

339	Apr 16, 2025, 10:40 AM	<p>Keep flagstaff a place for families, not the gulag enormous resident buildings that are already around...enough is enough.</p> <p>Forvet the 15 minute cities, the elderly and those that have distances to drive DONT want to live that way. The transit system is fine as it is.</p> <p>We are a college town..let them build and live on campus and also not take up town infrastructure resources.</p> <p>Climate control...a money maker for the fat cats. How about getting behind stopping the chem-trails and climate control of our sky over this state. They are spraying us with poisons and manipulating the weather..</p> <p>Bulk trash can be a fire hazard...go back to old schedule! And get it to the dump!</p> <p>As an aside, i don't drive with a cat on my lap, hanging out the window.... its about time the city stops drivers with dogs in their laps and gives them an expensive ticket.</p> <p>With the number of students already here, we dont need to accomodate them off campus or would you like visitors and locals to come to FLAG SCHOOL.</p> <p>In regards to the suburban neighborhoods, the issue as I see it with expanding to smaller lot single family, apartment, or condo/townhomes is the increase to traffic. These suburban neighborhoods are not generally walkable to any grocery stores or other needed services. So to increase housing density you'd also be increasing traffic density. Adding mixed use commercial/residential makes the most sense in these outlying areas. Also, where you address maintaining affordable housing by not allowing gentrification...Flagstaff is not affordable. Many call it "poverty with a view" for a reason. To better address that issue, address the rise in costs and labor.</p>	1	37.92%	Climate action; density; infill; transit
338	Apr 16, 2025, 09:41 AM	<p>In all housing development, accessibility and inclusivity should be given highest priority.</p> <p>Approximately 20% of our community residents experience some type of disability sodeveloping structures and a community itself must be done so as to meet the needs of all.</p>	1	52.23%	commercial; housing; traffic and roads
337	Apr 16, 2025, 07:42 AM	<p>I'm happy to see all the policies/goals around creating walkable and dense neighborhoods, AND I want to share that there are very few of these in Flagstaff currently, with the potential exception of downtown/Southside, due to speed and road design, as well as missing sidewalks, bike lanes, and other key infrastructure. Additionally, the existing walkable/bikeable neighborhoods do not necessarily include key amenities like grocery stores, doctor's offices, etc. I want to emphasize that new and better infrastructure for walking and biking will be needed, but the City will also need to think about safe routes to key services which are not located in these neighborhoods, or attracting those kinds of businesses to the area. For example, I live close to downtown and while I can walk to one grocery store (Bashas), most stores to address daily needs are not walkable. When I lived in Sunnyside without a car, I was similarly able to walk to groceries but not medical services.</p>	1	71.43%	housing; accessibility
336	Apr 16, 2025, 07:34 AM	<p>Hard to understand units per acre examples, is this plan supporting mixed used type housing (like Sawmill or the The Hub) in established neighborhoods? Yet there is already planned development for large growth (sprawl) south of I-40? Why were higher densities shown in the examples to select that exceeded the 20 units per acre?</p>	1	96.92%	commercial; density; walkability
334	Apr 16, 2025, 05:34 AM	Residential developments should all be required to have adequate parking on site	1	47.64%	
332	Apr 15, 2025, 09:55 PM	Housing density and a variety of housing is an important component to housing affordability for the Flagstaff workforce.	1	82.87%	
331	Apr 15, 2025, 07:23 PM		1	73.88%	

330	Apr 15, 2025, 05:22 PM	I am adamantly opposed to more high rises. They are ugly and expensive and blocks views and nobody wants them. Make NAU pay their burden. The high rises are ruining the look and culture of this town. And, the more open space requirements you put into a plan equals fewer homes so you are working against yourself. Plan for traffic too. If you are going to build these monstrosities there must be turn lanes and parking. The shade from Aspen Place makes the whole area a skating rink in the winter and it is so dangerous.	1	85.08%
329	Apr 15, 2025, 04:23 PM	This survey is not user friendly. Some of the language is hard to understand for a layman. The survey should've explained better Sara, Please do not Phx/Flg! We have lived here a long time and have watched the buildings get higher and higher.	1	98.94%
327	Apr 15, 2025, 03:33 PM	Also, we don't need to spend tax payers \$ on art/cultural heritage. Spend it fixing roads and infrastructure instead of raising our water bills.	1	36.82%
325	Apr 15, 2025, 12:38 PM	Instead of large apartment buildings, I support the city making it easier for homeowners to build multiple accessory dwelling units on existing single-family home lots, to turn existing single-family home properties into duplexes or triplexes.	1	84.34%
324	Apr 15, 2025, 11:56 AM	The city makes it so hard to do anything here. Prescott, Phoenix, Tucson are all experiencing housing growth and nothing is happening here.	1	89.59%
323	Apr 15, 2025, 11:38 AM	I feel we need affordability for families, with yards for children to play, and for the workers. The high rises in my opinion is for students, we have been in Flagstaff for 41 years, many of the high rises are still vacant, they have not made a good impression on the folks driving into our beautiful town.	1	57.05%
318	Apr 15, 2025, 09:16 AM	Diverse includes more than young, healthy individuals. Some are not so young and healthy. And where are the families with children?	1	66.8%
317	Apr 15, 2025, 09:04 AM	When walking around downtown there are a few buildings that are deteriorating and unused that take up a lot of space... the old jail on Birch, empty properties along Milton and again down town (both sides of the tracks), and parking lots that are underused... we need to use these spaces before building new buildings... and the city should require that property owners care for their property by encouraging landscaping, beautification, and picking up garbage. Everyone taking care of their spaces and the city encouraging, incentivizing, and even penalizing (if necessary) property owners to care for their properties is a good start.	1	61.99%
315	Apr 15, 2025, 07:32 AM	If at all possible for the safety of drivers, pedestrians and the flow of traffic - can we please implement, "Use turn signal" signs at all roundabouts. Thank you for all you do!	1	65.5%
309	Apr 14, 2025, 07:46 PM	As a fifty-year resident of Flagstaff, I think our town has grown into a lovely city but has had to contend with the "railroad cut" that divides neighborhoods and created the long roadway that is not conducive to walking and neighborhoods for living, schooling and working. We need to be developing our city into inclusive and reasonable cost housing and lessen the second and third homes that have taken over many neighborhoods. I would love a small store in my neighborhood of Mt. Dell and bus lines that come within a block or two. We need access for everyone and less reliance on the need to be in our cars. Thanks for this opportunity!	1	55.35%
306	Apr 14, 2025, 06:18 PM	Please prioritize slow roads into and around residential and mixed neighborhoods and 2 lane streets instead of 4 lanes like in Phoenix. It doesn't matter how many walking trails you have if you have to cross a 4-lane 40mph road in order to get there. Parents won't let their kids do that and as a result, we raise yet another generation in cars.	1	42.25%
305	Apr 14, 2025, 06:03 PM	How about small duplexes? What can we do to get rid of Air-bnb's that ruin community is neighborhoods?	1	66.94%
304	Apr 14, 2025, 05:45 PM	Please don't let this lead to everyone in Sunnyside being displaced again. This town also needs better protections for indigenous and Hispanic people to access, purchase, and rent homes/apartments.	1	71.81%

301	Apr 14, 2025, 04:41 PM	To maintain a Flagstaff "sense of place" and to minimize the effect of sprawl, I'd like to see at least some mention/planning of continuing, and improving the control of outdoor lighting, so it's used only where needed, and with fixtures pointing down (full cutoff). Aside from contributing to a sense of place, it provides for safer streets and areas, and protects the scientific use, but probably more importantly the beauty of Flagstaff's night skies, and its reputation as the first international dark sky city.	1	58.28%
300	Apr 14, 2025, 04:35 PM	There is way too much emphasis on student housing. We need affordable houses and rentals, not \$900/bedroom housing!	1	61.97%
298	Apr 14, 2025, 04:16 PM	This survey is too constricting. It is asking about adding this information about housing to the existing plan that includes climate action. Climate action is a ridiculous concept where our tax dollars should not be wasted. The hundreds of thousands of dollars climate action in Flagstaff would cost will not change ANYTHING in the united states or the world. Instead, this housing information should be included in a plan that improves our city by better streets, additional forest management and better education. The fact that this is being added to climate action solidifies the fact that the city council is trying to keep it included as "pork" so the pointless concept doesn't die. By this survey including climate action, you will get skewed answers, just like my answers. If you took climate action out of the survey, they answers will be much more useful.	1	63.81%
297	Apr 14, 2025, 04:15 PM	All new buildings should be built to the LEED zero carbon standard. They should not be plumbed for gas, use the newest heat pump equipment, have EV charging hookups, and have Photovoltaic power plants on roofs and parking lots. There should be no use of regular cement. Instead, carbon absorbing cement and blocks should be used. Companies like BioMason produce such products.	1	87.61%
293	Apr 14, 2025, 03:37 PM	Please consider our natural resources, clean air and water and traffic congestion. Put a cap on number of people from out of town that we rescue who can't afford to live here. They are big users of resources such as healthcare and the justice system here. They don't make our community more livable or safe. They just use up resources and increase taxes. We do not want to drink our waste water to accommodate growth. Once our beautiful mountain town becomes a big city with big city problems, it will be too late. Its already becoming that now. We don't have to provide housing to everyone who wants to come here.	1	51.61%
291	Apr 14, 2025, 03:21 PM	Most of my answers could have been "it depends". Not enough information was given. I also think some of your priorities contradict one another. How do you maintain the feel of established neighborhoods and then say you want more density in an existing neighborhood with large lots? Will you let some owners sub divide and ruin the property values of their neighbors? I think much of our housing problems could be addressed by not allowing short term rentals as they greatly escalate inflation in housing prices. Much of what is proposed depends entirely on details not given.	1	50.55%
289	Apr 14, 2025, 03:00 PM	Housing was needed and it came within Flag, yet it is unaffordable for young families just starting off. The side by side townhomes are better than high rise 5-6 level apts. Some paid million or more for nature's view and now the views are blocked. Housing has to fit the unique character of Flag and made affordable to young working couples. Housing is beneficial, but not when the transportation, schools, stores, jobs are not growing with the increase of housing units. Too many stores closed this past year, schools need renovations, but they need to bigger space for more students. Employers need to pay well the permanent residents, but they keep them at part time student status, no benefits and that will not support permanent resident families needs. Whatever need you address, the connecting elements to that need has to be included, like a clock all parts need to be present for clock to work well. All elements that impact the permanent families need to part of the planning conversation.	1	86.94%

285	Apr 14, 2025, 02:39 PM	<p>While adding mixed housing is important many of the examples used in this survey are overpriced especially for townhomes and apartments. Several of the examples include new properties that only allow for rent and rent is typically over \$2,000 a month for a 1 bed/ 1 bath unit. The examples of townhomes downtown are over \$900,000 for a 3 bed/3 bath. These are unaffordable. I worry about increasing apartments that are primarily gauged for students that are only rentable and not meant for families. We need more properties with 3 and 4 bedroom apartments that are not over \$2.5K and are built for families. If only expensive "luxury" apartments are built people will become displaced through at Flagstaff. It's okay to have multiple apartment/townhome buildings right next to another that are only 3-4 floors. We don't always need major complexes.</p> <p>Too many air-bnbs etc allowed. Reduce those and help make single family housing more affordable. Small town desirability - there are plenty of hotels and resorts etc to handle visitors. Stop cramming so many people into smaller spaces. Leave the forest - don't keep removing so many trees to expand.</p> <p>The "questions" are poorly stated, and too many of them involve climate. Stop allowing NAU to dictate and "run" our town.</p>	1	62.42%	
278	Apr 13, 2025, 01:21 PM	<p>Stop trying to make our town a "big city!"</p> <p>Excellent survey and comprehensive overview of the various issues, challenges, and proposed changes and improvements for our community.</p>	1	47%	density; housing; natural resources
276	Apr 13, 2025, 08:59 AM	I would appreciate "sense of place" highlights including a greater focus on native plantings.	1	99.95%	natural resources
274	Apr 12, 2025, 10:34 PM	Splash pad	1	96.56%	recreation
272	Apr 12, 2025, 06:58 PM	<p>Some of the questions in the survey appear loaded and direct responses in specific directions. I am still very concerned that we want to put higher density in certain neighborhoods and not throughout the city. We use the excuse that there is not public transportation, rather making access to public transportation part of the discussion. Until we put housing on the "sun flower" property, we should not allow density on any other property. The city owns this land and the infrastructure is already there. This is our plan and we as a community should be able to decide on aspects of the plan. We wrote the plan, it did not write itself. When we are more concerned with relocating animals than housing people, what does that say about some in our community. Our city is growing and we need to manage the growth. A few hundred people should not get to make decisions for 50,000 people. I have made these comments before, but I still have yet to get a straight answer.--Deb Harris</p>	1	75.71%	
271	Apr 12, 2025, 04:29 PM	<p>Flagstaff is a Dark Sky Community. The Mormon Temple will be lit to extreme! I am very concerned about our skies being lit by overgrowth and religious temples...</p>	1	53.56%	density; transit
270	Apr 12, 2025, 01:31 PM		1	44.77%	dark skies
264	Apr 11, 2025, 12:58 AM	I feel like the goal should be converting these "Suburban" areas *into* denser, more "Urban" areas, since suburban type development is inherently more costly and inefficient to build.	1	57.28%	cost of development; density

262	Apr 10, 2025, 02:22 PM	I've lived in Flagstaff for decades and hate seeing these giant mixed-use buildings go in. Also, the # of NAU students and second-home owners make rents and mortgages go up... to the point of being difficult or impossible for working families to afford. Please consider taxing out of town renters and 2nd home owners. Those funds could be used to off-set the high rents/mortgages for locals. Also, of note, I live in an older neighborhood (Lower Greenlaw) and I would have to see a 2nd story put on a home near me, let alone a duplex, triplex etc. I bought my home and yard to have some space, so the idea of neighbors being permitted to build something out of character to the neighborhood is wild. I get that people need places to live, but keep the dense housing where it already is, don't push it into neighborhoods of single-family homes. Some of the problems really lie in the private gated communities... large lots where you could build apartment complexes and parking lots.	1	59.04%	beauty/character; density; housing
261	Apr 10, 2025, 01:40 PM	I support housing types that echo what Flagstaff was (and still almost is), but not the super high density high rises rapidly filling in every vacant piece of land. As one informed neighbor put it, let's find "Flagstaff solutions" to housing, rather than looking like Tempe or anywhere USA. Surely at some point we will reach saturation, and at some point maybe our state legislature will agree that cities must be able to regulate the number of short term rentals. I also encourage any readapting of existing houses and spaces for housing, which is the best way to help our climate situation too. And...convenient and safe public transportation, biking and walking are woefully behind compared to what we're spending on streets that are designed primarily to accommodate more vehicles (ie., LT overpass, JW Powell, etc etc). I trust the regional plan will address this with more than just nice-sounding words.	1	69.27%	density; housing; infill; transit; walkability; biking
259	Apr 10, 2025, 12:09 PM	n/a		1 97.54%	
257	Apr 10, 2025, 10:00 AM	I live on west side of flagstaff near mavrick and home depot. if i want food. i have a gas station. I can't walk anywhere cause there is no sidewalks. the city bus doesnt come near us so i must walk 15 minutes just to the closest bus station. if i took my car to east side i would be there in 10 minutes. i want to use the bus but it doesnt make sense. there is no public parks. no amenities. with timbersky going it, it would be so much to have some nice restruants with outside seating, maybe a grocery store, similar to aspen sawmill. there are so many families and none can walk outside past 5:30 because half the street lights are out and the other half of the street doesnt have them. young people will keep leaving flagstaff if there is no 3rd places for them to travel. if i wanted to go to lets say yourpie w/ my friends i would to walk uphill, downhill for 30 minutes then again walk uphill and then downhill to get home CAUSE THERE IS NO NEARBY BUS and they are inaccessible in general.	1	49.34%	commercial; transit; walkability
253	Apr 09, 2025, 09:15 PM	Some of this high density housing seems more focused on college students than families. Many of the high density housing projects that were built with having commercial space sit empty and if they do have businesses parking is a major issue.		1 90.37%	commercial; density; Parking
251	Apr 09, 2025, 12:14 PM	Really happy to see such an emphasis on addressing our community's need for more housing options, especially missing middle.	1	99.91%	housing

249	Apr 09, 2025, 11:23 AM	I personally would like to see the empty buildings (ex: at the mall, the empty restaurant buildings) reused. There are SO many buildings that could be reused. I DO NOT like the multi level buildings that are going up. We have beautiful views that are being destroyed and I moved here for the beauty. It is being destroyed; there is not ENOUGH restoration or reuse. It is all focused on expansion and trees are being cut down. I am not seeing much in the way of looking at HOW already built places can be utilized. I also would personally like some standards as to maintenance. It is so hard to drive or walk by places that are just allowed to disintegrate. Why is nothing being done about Southside? SO many buildings that are just rotting. Why are people allowed to have trash in their yards? This is a gorgeous place that people are not taking care of, and just allowing to decline. I dont understand it. Expanding rather than looking at other available options.	1	59.29%	beauty/character; commercial; infill beauty/character; density
247	Apr 09, 2025, 05:37 AM	Too crowded neighborhoods ruin the ambience of Flagstaff flavor.	1	98.11%	density
242	Apr 08, 2025, 10:12 AM	Please provide adequate parking spaces for these apartments to avoid same scenario as the townhomes off of Rte 66 on the West Side of town.	1	71.17%	Parking
241	Apr 08, 2025, 09:29 AM	I am in favor of policies that include everyone (ie, as a native American, I don't feel it's reasonable to promote our interests separately) Climate change policy is a little absurd considering that America has already done more than any other country to improve the emissions of greenhouse gases (I think it's funny that people who used to love Elon Musk are now getting rid of their Teslas and buying gas guzzling vehicles - Senator Mark Kelly, notably)	1	71.01%	Inclusion; Climate action
240	Apr 08, 2025, 09:18 AM	It will not be easy allowing higher densities in residential neighborhoods without causing gentrification. The cost of construction of new housing is not something the city can control. At the bottom of Cherry Hill on Birch, the new condos that are being built are being put on the market at \$1000 per square foot. This type of housing is obviously not satisfying the need for affordable housing for locals. I fear that zoning for higher densities could attract investors interested in creating second homes or Airbnbs. I've always been in favor of allowing ADUs in most if not all single family zones if they can adhere to the neighborhood character. While creating mixed use neighborhoods is a laudable goal, it is really difficult to achieve. Small scale commercial doesn't want to be in residential areas. And trying to create employment centers within walkable distance of residential areas is probably a pipe dream. It's so complicated by needed trips to day care, two job households.	1	35.37%	density; cost of development; gentrification
239	Apr 08, 2025, 08:46 AM	The example units provided assume large parking minimums and therefore make the proposed developments much scarier than they should appear. The reason 'The Standard' is an intimidating building for example is because it is a TX Donut and therefore is 2-3 times the size it would need to be if it had appropriately sized parking. I don't predict many comments coming back in support of these denser units based on the pictures used. Additionally few people know what the acronym 'duac' means even if you say it is dwelling units per acre. A better example would have been something along the lines of this: <a href="https://www.theurbanist.org/2017/05/04/visualizing-compatible-density/">https://www.theurbanist.org/2017/05/04/visualizing-compatible-density/</a> . Also, there is no explanation of the implications of these decisions, of course, given a choice of anything in the world people will choose 'single family detached' but the benefits and costs to the city should also be factored in including maintenance costs that won't be seen for 20-50 years.	1	73.08%	cost of development; density; Parking
238	Apr 08, 2025, 07:53 AM	I think that the interior open space network both public and private lands, should be mapped and connected like it used to be on former regional plan. that interconnected network should be the central organizing element of the plan that connects the various neighborhood types. The open space plan is the connective tissue of the city's anatomy.	1	74.25%	open space

	Flagstaff is growing fast. The answer is NOT to change local, existing neighborhoods by adding dense or low-income housing or adding homeless shelters. These types of housing should be located in the urban, city center or in areas that are not already-established family neighborhoods.					
	Public transportation should be much better than what Flagstaff currently offers.					
	Homelessness should not be encouraged by forcing Flagstaff tax payers to subsidize benefits for the homeless. Many of these homeless persons are not from Flagstaff. Subsidizing benefits will only make homeless persons flock to Flagstaff from other places that don't offer as generous benefits.					
	The City of Flagstaff needs to focus on its own residents and maintaining and enhancing its beautiful town & economy. Incorporating the Arts into design ideas is a great way to beautify our City and support local artists.				density; transit; homelessness; beauty/character; arts; economic development	
236	Apr 07, 2025, 10:25 PM	The City needs to attract private businesses that will hire workers, not give unemployed people free housing.	1	51.73%	transit; connectivity; walkability	
233	Apr 07, 2025, 08:17 PM	I'd like to see more car free pedestrian zones and corridors connecting neighborhoods, parks, schools and commercial areas. I'd also support dedicated bus/bike lanes on heavily traveled roadways.	1	98.6%		
232	Apr 07, 2025, 07:34 PM	Thank you for your work!	1	99.61%		
229	Apr 07, 2025, 05:22 PM	As a life long resident it's sad to see Flagstaff lose its character to high density housing sprouting up everywhere. Low density and quiet neighborhoods are one of the things that makes Flagstaff attractive. Also, while everyone appreciates making areas more walkable/bikeable there needs to be traffic and road planning for the reality that the majority of people will still choose to drive vehicles. I've had the pleasure of living in similar cities that prioritized public transportation and bicycle commuting and the result was that people still chose to drive, even if it meant sitting in traffic for 40 minutes to go 5 miles. Please don't do that here.		1	80.51%	density; traffic and roads
228	Apr 07, 2025, 04:14 PM	You are asking the wrong questions. Not addressing several issues that affect available housing. One comment you made has an unrealistic point of view: Renters DO NOT make improvements to the place where they rent		1	82.94%	housing
226	Apr 07, 2025, 03:04 PM	I would prefer to see high density remain as upgrades and revitalization of historic downtown area, and Southside, but not to infiltrate highrises and multi-use developments into urban or suburban areas that have neighborhood character already established and therefore should be protected as such.		1	70.73%	beauty/character; density
224	Apr 07, 2025, 01:14 PM	More multi housing, not too big like the jack or standard, less parking lots and more walkable areas. Southside area is good! Close to campus and walkable to downtown, adding more shops and things to do in Southside area. Also adding a bus stop on Franklin and verde area.	1	99.3%	density; Parking; transit; walkability	
223	Apr 07, 2025, 01:12 PM	no		1	49.6%	
218	Apr 07, 2025, 01:07 PM	n/a		1	97.54%	
217	Apr 07, 2025, 11:46 AM	Can there be any type of local housing collaboration/engagement with large employers in the area- such as the university or hospital?		1	99.76%	housing
216	Apr 07, 2025, 11:02 AM	<a href="https://localhousingsolutions.org/plan/engaging-employers-in-local-housing-strategies/">https://localhousingsolutions.org/plan/engaging-employers-in-local-housing-strategies/</a> Our current roads will not accommodate such growth!		1	80.23%	traffic and roads

215	Apr 07, 2025, 10:22 AM	I would like to see housing density more distributed throughout town- not just in urban or semi-urban areas. There are parts of town that cater to second homeowners (think Pine Canyon, gated communities, subdivisions, etc), and these developments should have to equally bear witness and share the burden to the housing crisis of year-round residents.	1	97.19%	density; housing
214	Apr 07, 2025, 08:52 AM	Prioritize infilling empty lots and/or removing and replacing nuisance structures before removing trees or greenbelts for large new developments. Please no high rises--they block views, are hideous, and make for terrible snow and ice problems on the shady side, which phoenix developers are *oblivious* to.	1	91.78%	housing; infill; open space
212	Apr 07, 2025, 06:27 AM	Also please open the Aquaplex on Sundays again. Thanks. To build denser housing you have to have wider streets. You can't just cram it all in the downtown and expect positive results. Expand the town, build wider roads, with adequate sidewalks, and build adequately spaced apartment buildings in this new part of town where they won't be crammed so tight that no sunlight will ever reach the streets or those apartments' windows, people will actually have well lit homes with a view other than the neighbors' bedroom window, and won't cause any traffic issues in already existing narrow streets of Flagstaff.	1	84.18%	density
211	Apr 06, 2025, 06:06 PM	I really think the city should consider row homes. Like townhomes but with a brownstone look. These can be easily made into apartments within units while looking more single family on the outside. With all the hills in the new area off Butler/4th, this design would look beautiful while allowing for multi family living. Also these brownstones/row homes could make for nice business buildings while maintaining the aesthetic of the neighborhood. Using alleyways behind homes would lend to front porch living with sidewalks while the back can be for parking, trash, ADUs, garages, etc.	1	81.97%	beauty/character; traffic and roads; walkability
206	Apr 06, 2025, 01:47 PM	Families in the area are not being represented. A disproportionate amount of attention is given to making the center of town more dense, but the professionals that provide quality services are not drawn to an urban inner-city lifestyle. Quality professionals are taking jobs elsewhere bc lack of adequate family entertainment and programs for their children. For example, there is a significant lack of sports facilities for a town this size. Most of the families in Flagstaff travel to other towns to participate in sporting events because Flagstaff has not developed this for its citizens. The economy could be strengthened by keeping its residents spending money here in town, as well as, bringing more revenue to the city from those coming for the events. Additionally, there is a lack of infrastructure between suburban neighborhoods in the southern parts of Flagstaff. Connections need made between the East and West side of town on the south side of Flagstaff. Thank you.	1	73.89%	density; housing
200	Apr 06, 2025, 09:27 AM	I'd like to discuss on decentralization of businesses in Flagstaff. If things are going to be walkable, we need businesses on the outskirts too. For example, walking distance from Timber Sky, etc.	1	49.14%	connectivity; density; recreation economic development; walkability
199	Apr 06, 2025, 09:09 AM	For the housing developments in suburban areas - I support the development of garden apartments and duplexes/fourplexes as long as the buildings are not over 2 or 3 stories tall. I also support the development of small lot single family homes as long as the lots are very small and compact (to reduce urban sprawl). Thank you for putting this plan out for public review!	1	88.73%	
198	Apr 06, 2025, 09:00 AM	Style of a building is critical - even more than capacity ... all of these infill concepts are in or next to single family residential. The quality of the new build needs to blend and continue the character of the existing properties.	1	85.31%	density; housing
191	Apr 05, 2025, 04:04 PM			66.35%	beauty/character
190	Apr 05, 2025, 03:35 PM	I think your regional plan is garbage and best, it should be recycled.	1	75.31%	
188	Apr 05, 2025, 12:04 PM	I will write you an email because 1000 characters isn't sufficient.	1	90.7%	

187	Apr 05, 2025, 11:41 AM	<p>The city is doing absolutely nothing to address affordable housing! Locals are being pushed out to make way for more students or second homes. Stop building high rises that sit empty and start concentrating on creating an Airbnb tax! The locals deserve affordable housing! Stop placating billionaire developers!!!</p>	1	95.49%	housing
184	Apr 05, 2025, 11:12 AM	<p>We moved here from San Diego to get away from dense living. And, this plan is doing the same thing as San Diego did. Very sad. People love the quiet and peaceful way Flagstaff is. If it gets too crazy here as SD, we'll have to look into moving elsewhere to find the small town feeling that we fell in love here.</p>	1	62.01%	beauty/character
183	Apr 05, 2025, 10:45 AM	<p>Most all of the large vacant land parcels are all zoned "estate residential" which provides a developer a "by right" development opportunity for large lot subdivisions. The city needs to engage in rezoning all of the vacant land to correspond to the regional plan, prior to a development application. This would reduce the entitlement process for a developer and allow a developer to bring "work force" housing to the market much sooner.</p>	1	57.77%	housing; zoning
182	Apr 05, 2025, 10:26 AM	<p>The city doesn't currently meet its obligations to existing city residents and home owners. Poor code compliance will only get worse with increased density. This is all a sham</p>	1	99.79%	density