

## 2. VISION FOR GOVERNMENT HILL NEIGHBORHOOD



### A. THE NEIGHBORHOOD FRAMEWORK PLAN

Residents, property owners, and key community stakeholders in Government Hill envision the neighborhood as a “community of choice” in Anchorage, which is noted for its livability and as being a place of opportunity. In response, this plan looks to the future, seeking to establish a framework for good stewardship and strategic improvements that enhance the neighborhood. It presents those improvements in a coordinated set of planning systems including land use, transportation, parks and open space, and historic resources.

This plan is proactive in that it acknowledges the potential impacts of major “external” forces, including the proposed Knik Arm Crossing project and expansion/improvement plans at the Port and Railroad properties. A distinction of this plan,

however, is that it does not simply react to those possible events in an attempt to mitigate them. While it considers those factors, it sets a larger, more affirmative picture for the future. These are some key elements of the neighborhood’s vision:

### B. A VISION FOR GOVERNMENT HILL

The Framework Plan, depicted in the Plan Framework Map in this chapter, reflects the goals of the community as they appear in this vision statement. In meetings, interviews and community workshops, residents, property owners, and other stakeholders described features of the area they see as being important in securing continued vitality for the neighborhood. As key elements of an overarching vision for the Government Hill neighborhood, these features are summarized here as a description of the future, when the plan recommendations have been achieved.



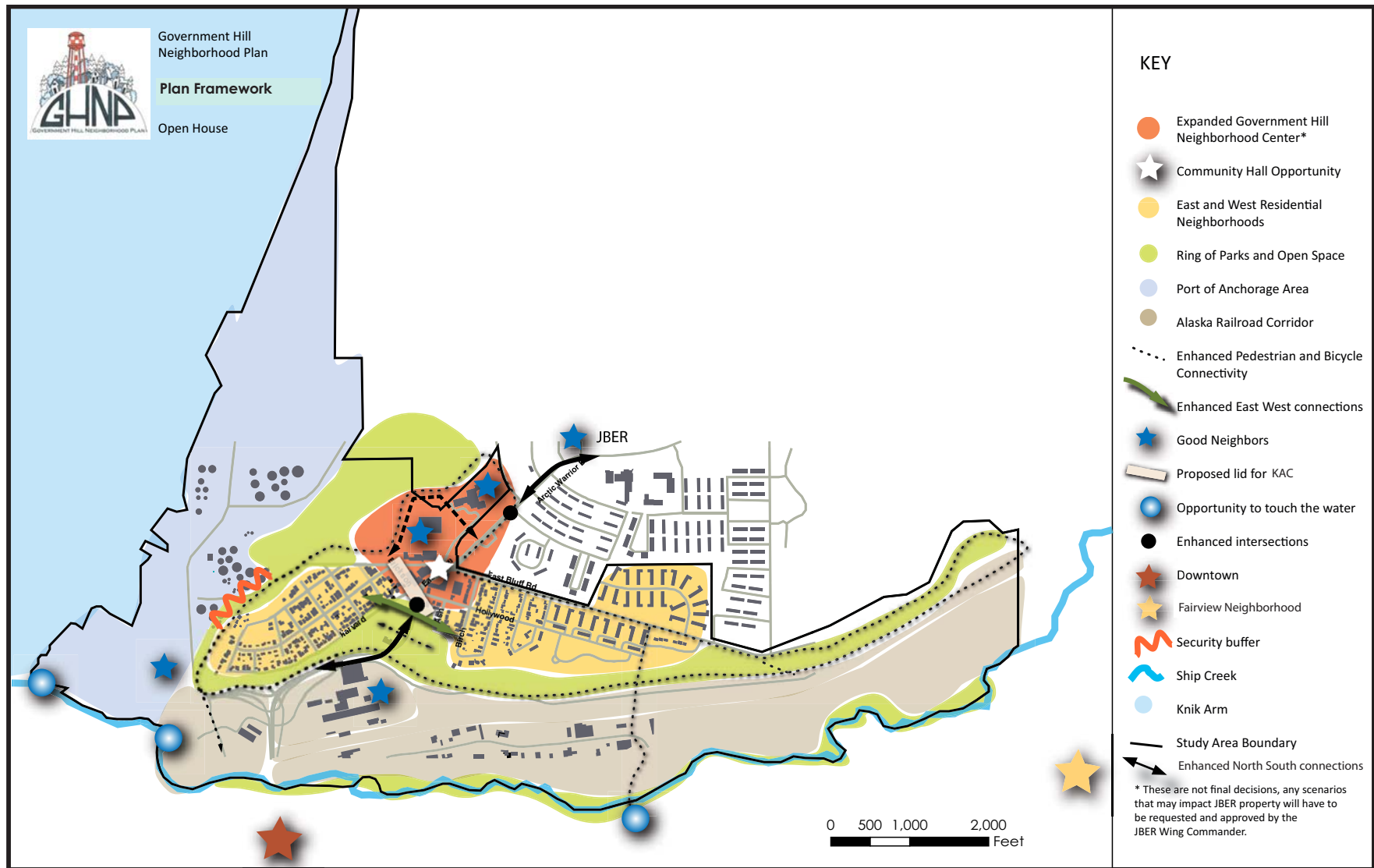
*Government Hill residence in winter*



*Historic Brown's Point Cottage*



*Residence of Mel and Mary Barry*



Plan Framework Map

## 1. A Vibrant, Livable, and Sustainable Place

Government Hill is active with a strong sense of community. People enjoy the unique identity of the neighborhood. It is known for its walkable scale, historic character, and as being a distinct “village” in the heart of the city.

## 2. A Central Focal Point of Mixed Uses

In the future, Government Hill has a neighborhood center that is active with a mix of uses including professional services, retail, dining, and entertainment facilities. It also contains residential units in apartments, condominiums, and townhouses, that help extend hours of activity and provide a variety of housing choices for neighborhood residents. These residential uses also help to support the commercial uses.

More importantly, the center includes civic and institutional facilities that are shared by neighborhood residents, local employees, and those who visit the area. These include a community meeting hall, outdoor courtyards, and plazas for winter activities, as well as churches and social program facilities.



*Existing Tesoro Station*



*Historic Water Tower*

## 3. Stable Residential Areas

In the future, Government Hill is known as a place where long-term residents share a sense of community with newcomers. Residential buildings are well maintained, and streets are active. There is a strong sense of stability, which historic buildings convey, as do well-established churches and recreational clubs that continue to be a traditional part of the neighborhood.

Government Hill’s unique identity as being one of Anchorage’s few walkable neighborhoods remains a distinctive feature as well. This identity is enhanced with new sidewalks and trails that make access to the neighborhood center convenient and also by providing access to parks, open space and recreational facilities.

## 4. Seamless and Connected Places

While Government Hill contains sub-areas that feature distinct identities, there is an overall sense of cohesiveness, with each individual area connected to others through safe and convenient streets, sidewalks, and trails. This sense of



*Government Hill Commercial District*

connectedness includes access to schools, cultural facilities, and employment centers. Streetscape improvements, including wide sidewalks, planting strips, and street furniture invite walking throughout the community.

## 5. A Green Neighborhood

Government Hill maintains its “greenness,” which begins with the “skirt” of trees and shrubs that grow along its palisades, extending along its trails and into its parks and open spaces.

Government Hill is known as being sustainable, in that it conserves built resources that already exist, encourages use of alternative modes of transportation, and even supports local gardens and food production. It provides live-work opportunities located within the employment centers present in the neighborhood, as well as housing and access to goods and services, all within a compact setting.

## 6. A Diverse Neighborhood

Government Hill continues to foster a diverse range of citizens with varying social, cultural, and economic backgrounds. It also remains diverse in its cultural offerings and community activities.

## 7. Easy Access

While Government Hill maintains a sense of distinct identity, which is in part shaped by its topography, it has improved access to downtown Anchorage and other key activity centers in the city.

## 8. A Climate for Investment

In the future, Government Hill offers opportunities for investment in commercial and residential properties. Public infrastructure improvements have established a framework that provides a degree of certainty for investors. Homeowners continue to maintain their properties, and businesses seek out locations in the revitalized neighborhood center.



*Renovated properties on Government Hill*



*View of the wireless tower in Government Hill*



*New townhouses on the bluff*