



THE CLIFTON COMMUNITY PLAN GOALS AND OBJECTIVES

**The First Report of a Planning Series
MAY, 1975**

sponsored by the

CLIFTON TOWN MEETING

assisted in documentation by the

CITY PLANNING COMMISSION

and the

**Student Consultant Group of the
GRADUATE DEPARTMENT
OF COMMUNITY PLANNING
UNIVERSITY OF CINCINNATI**

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Mr. Daniel J. Ranshoff

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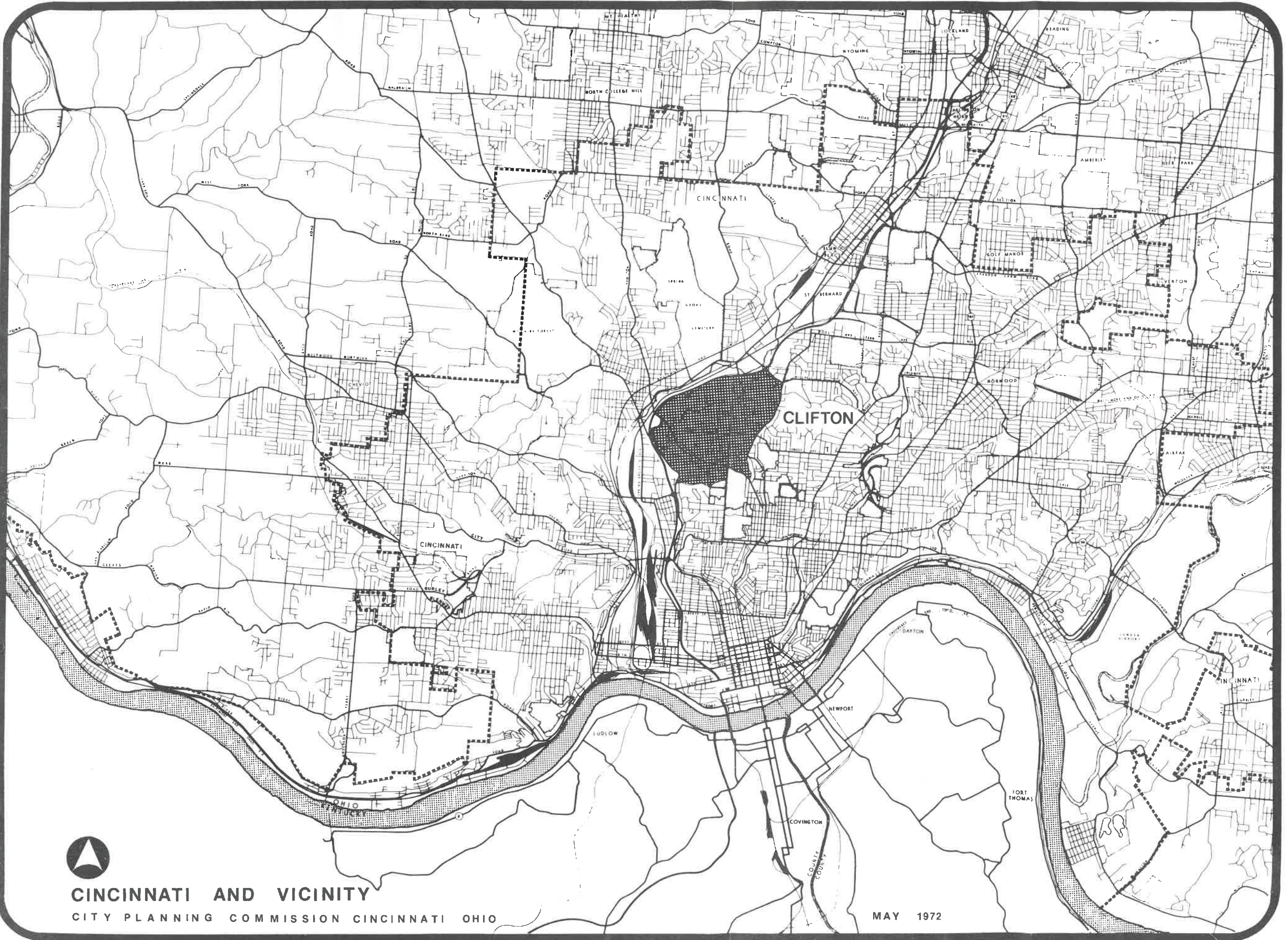
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CINCINNATI AND VICINITY
CITY PLANNING COMMISSION CINCINNATI OHIO

MAY 1972

FIGURE 1

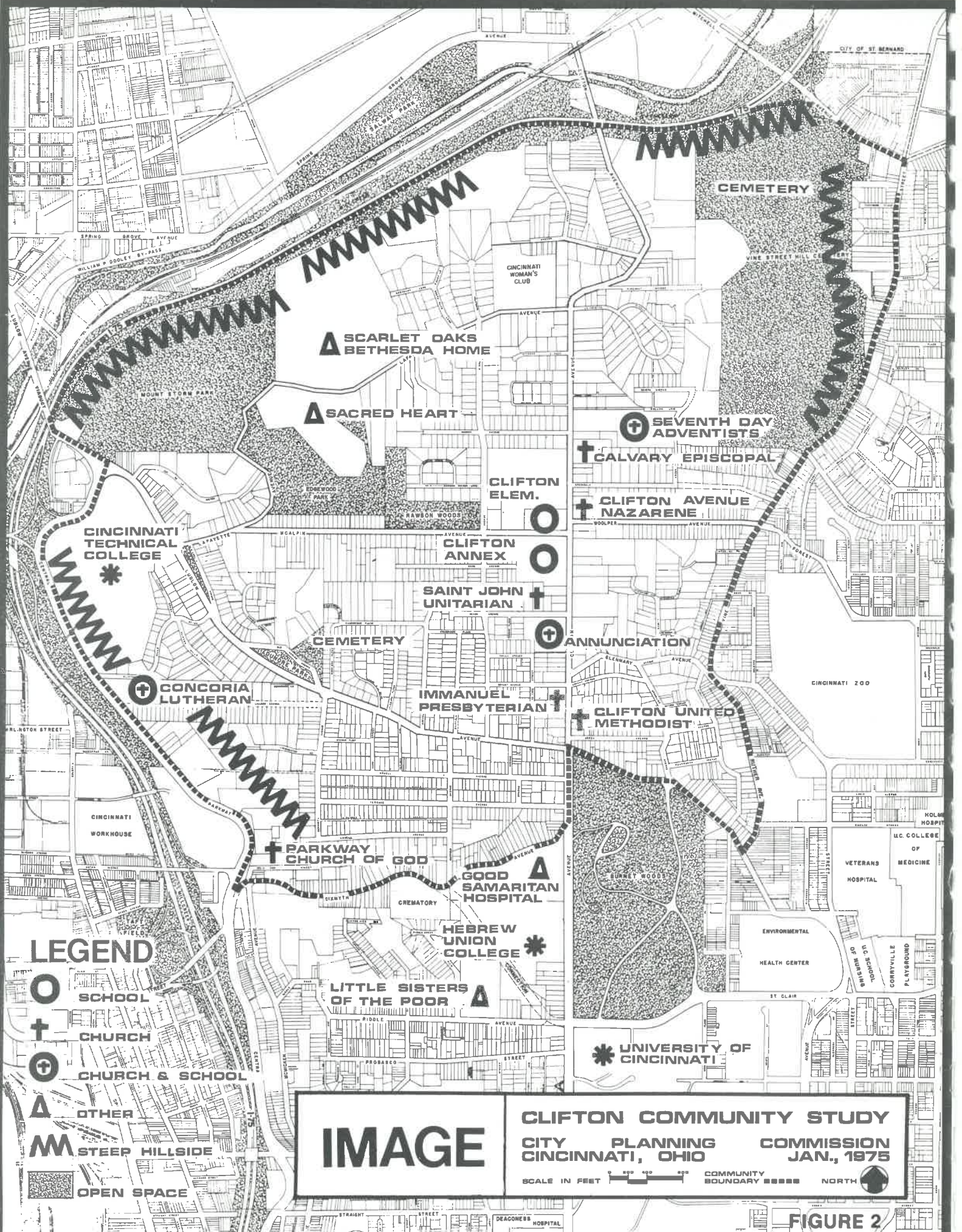
FOREWORD

This report was prepared as a cooperative effort of the Clifton Town Meeting, assisted by the student consultant group of the Graduate Department of Community Planning of the University of Cincinnati, and the City Planning Commission. The statement of goals and objectives represents the effort of the three task forces comprised of members of the Clifton Town Meeting and the student consultant group. The City Planning Commission staff prepared the graphics and assisted with their comments. For purposes of adding an historic perspective, an article on Historic Clifton by Dr. Arthur G. King was used.

The goals and objectives form the basis of the Clifton Community Plan development. Further achievement in that direction requires further involvement and participation of the people who are directly affected - the people who live and work in the community. Such involvement has already been a part of the first phase of the Clifton planning process and has resulted in the goals and objectives presented here.

Although the goals and objectives part of the plan is the first step in the process, it can be noted that it is already in some ways definitive. A number of elements however will require additional planning so that the purpose is to continue this activity bearing in mind that the plan is intended to represent a flexible document containing certain fixed criteria from which further planning and implementation may be drawn.

This document of goals and objectives, therefore, represents a basic guideline for development within the community of Clifton.



LEGEND

- SCHOOL
- CHURCH
- CHURCH & SCHOOL
- OTHER
- STEEP HILLSIDE
- OPEN SPACE

CLIFTON COMMUNITY STUDY

IMAGE

CITY PLANNING COMMISSION
CINCINNATI, OHIO JAN., 1975

SCALE IN FEET COMMUNITY BOUNDARY NORTH

FIGURE 2

CLIFTON'S IMAGE

One of the ways in which the community conveys its image is through its general appearance - its institutions, the residential and neighborhood business district condition - and its activities. In all of these Clifton produces a favorable impression to the extent that many people who teach and work in the large neighboring institutions located near its southern periphery - the University of Cincinnati, Good Samaritan Hospital and Hebrew Union College - also live in Clifton and create a social liaison and a personal interest which is an important part of the community.

Clifton has considerable concentrations of multi-family residential structures. The fact that many of these are new, including a sprinkling of new single family residences, indicates its viability as a residential community. Clifton is not a large community from the standpoint of population. According to 1974 population statistics released by the Housing Division of the Urban Development Department in 1975, Clifton* has a 1974 population of 10,568 persons, comprising 4,170 households. The net person per household ratio approximates 2.53, which indicates a number of one person households, reflecting the influence of the institutions.

Some of Clifton's historic quality is still evident along Lafayette Avenue and Clifton Avenue where large old mansions on spacious grounds still exist. It also has considerable public open space, with Mt. Storm Park and Burnet Woods being among the prominent landmarks.

Clifton's image through its landmarks translated into graphic form is shown on Figure 2. This shows the abrupt hillsides, the strong community edges, and loca-

* Census Tracts 70, 71 and 72

tion of the many public and semi-public buildings. Its strongest node appears to be the neighborhood business district at Clifton and Ludlow Avenues. Social and cultural activities in the community are sometimes related to the University of Cincinnati which provides a continuing series of events of all kinds close at hand.

The various institutions shown on Figure 2 can be considered community resources and are described in Appendix A.

In many respects, Clifton is a unique community.

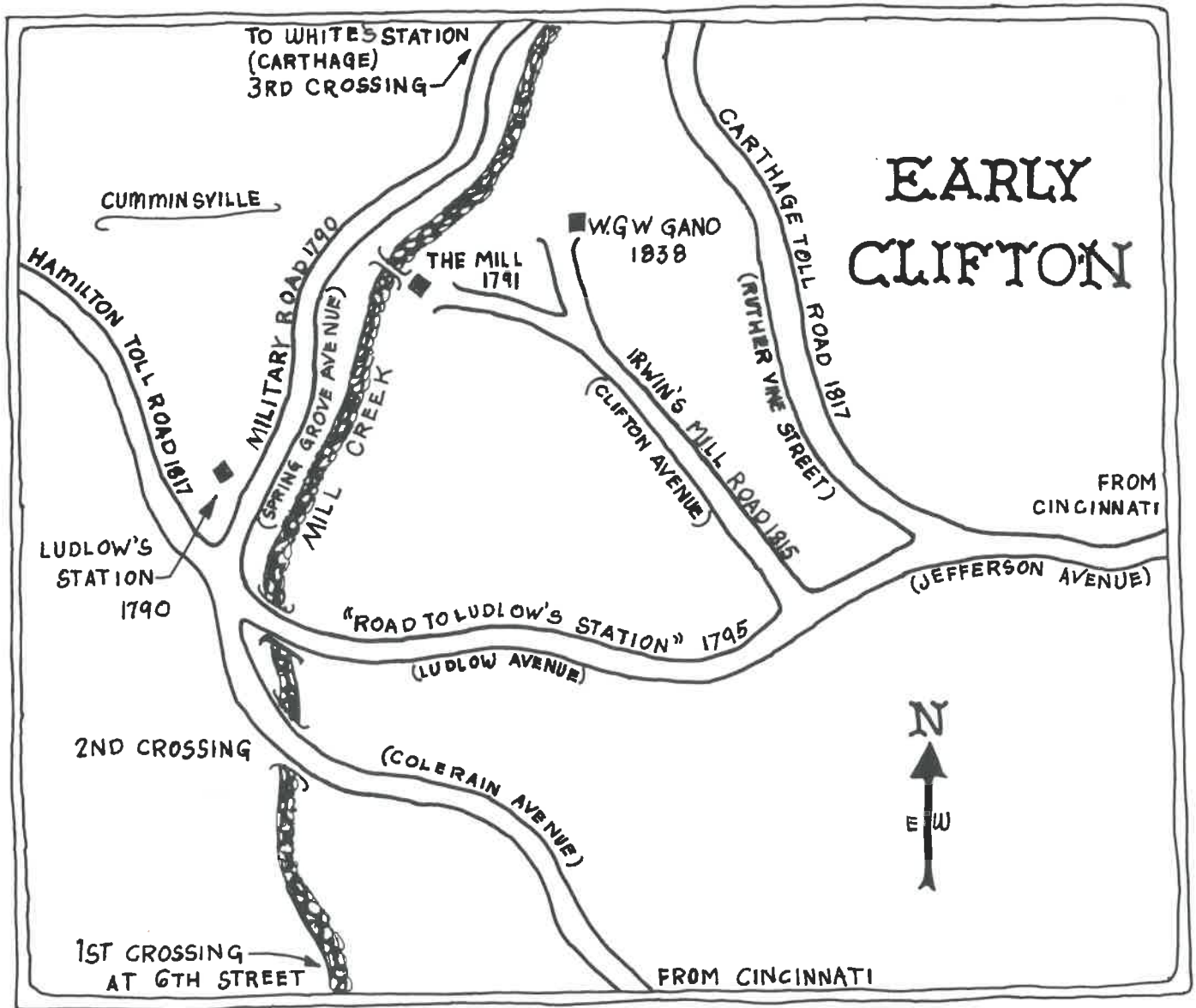


FIGURE 3

HISTORIC CLIFTON

Clifton developed as an outgrowth of "Ludlow's Station," one of the strategic blockhouse-farms which formed a double ring of protection for early Cincinnati. Israel Ludlow's family, with a few soldiers, guarded the "Second Crossing" of Mill Creek in 1790. (See Figure 3.) The property extended eastward on both sides of Spring Grove Avenue (then called "The Military Road") almost to the present Mitchell Avenue. In 1791 a mill was constructed on what Israel Ludlow called his "Mill Tract," and this mill undoubtedly gave the stream its name. The exact site of the mill was at the southeast corner of today's Formica Company parking lot.

As shown in Figure 3, a shortcut to Ludlow's Station was established in 1795, right after the Indian danger was over, from Cincinnati along what is now Jefferson-Ludlow Avenues. The mill had been purchased by William Irwin who built a road directly to it from Ludlow Avenue in 1815. This Irwin's Mill Road was renamed Clifton Avenue in 1845. In the meantime another road had been built as a shortcut to White's Station (Carthage), and within and around these access routes some ten or twelve large farms were developed between 1818 and 1833, some with stately houses in excellent taste. These few families used Cumminsville as their commercial, social and religious center.

Beginning in 1831 Charles S. Clarkson, a pork merchant, purchased 510 acres which included everything west of Clifton Avenue except the farms of James Bryant, Elijah Wood and Andrew Thorpe. He called this huge estate his "Clifton Farm" However, in the money panic of 1837 he had to mortgage the property to the Lafayette Bank, which foreclosed in 1842. The bank developed La-

fayette Avenue and broke the estate into a total of 21 lots, which were offered for sale, but from Clarkson's farm we get the name Clifton.

In 1838 William G. W. Gano bought some land in Section 16 (the School Section of each township, recently released for sale by the Ohio legislature) and built a house reached by a private road. This was Crescent Avenue which curved easterly and northward from Lafayette Avenue and Clifton Avenue. He was the first of a new wave of Clifton inhabitants, people who worked in the city and then commuted to their homes. A few necessary commercial establishments appeared at the corner of Ludlow and Clifton Avenues, such as a livery stable (exactly where the Clifton Cab Company has its office) and a regular horse-drawn omnibus line, on which for 12 cents one could take the one-hour ride from Sixth and Main downtown, to Clifton and Ludlow. In 1844 the first school in the area was erected, a log cabin on a quarter-acre donated by Gano (just behind 4030 Clifton Avenue), and in 1848 the first local church was established, Clifton Chapel at the northwest corner of Clifton and Lafayette Avenues.

In 1850 the Village of Clifton was incorporated as a result of the efforts of Flamen Ball, a law partner of Salmon P. Chase. Ball was a staunch Jacksonian Democrat, but also an ardent Abolitionist. The 1,200 acre village had 40 families, which had increased by 1856 to 87 families for a total population of 585. The ordinances of the new village forbade sporting, hunting, fishing, trading, selling or working on Sundays; the slaughtering of any animals; the release of any liquid, smoke or gas; the driving of any vehicle or the riding of any horse faster than 6 miles an hour; idleness or loitering; possession of a sling-shot or burglar's tools; the cutting or injuring of any trees or shrubs on any lane or street of the village; or

the sale of any spiritous liquor in quantities of less than one gallon. As a result of the Past provision, two taverns were established just outside the village limits, namely Brauneis' Pavilion, where the present Parkside Apartments on Ludlow Avenue are, and Eichler's Clifton House at the north-east corner of Jefferson Avenue and Bishop Street. The first "small lot" subdivision in Clifton occurred in 1851, when Brookline Avenue, Glenmary Avenue, and Biddle Street were constructed.

A new school was built in 1854 at the corner of Clifton and McAlpin Avenues through the generosity of Elijah Wood, Crafts J. Wright, and Reuben P. Resor and his brother William. In 1859, 66 children were enrolled, and five years later the annual salary of the teacher, S. G. Sterling, was at last raised to \$250 a quarter. In 1859 the Village Ordinances forbade the extension of any cemetery or the development of any new cemetery. At that time there existed the Jewish Cemetery on Ludlow Avenue just west of Morrison Place and the Vine Street Hill Cemetery. The Village vainly tried to prevent the street railway from going through any Clifton Streets, but encouraged the Cincinnati, Hamilton and Dayton Railroad to run commuter trains for Cliftonites from Spring Grove Avenue and Winton Road, and also from the Vandalia Street Station in Cumminsville.

By 1870 Clifton's population was just over 1,000, due partly to a third influx of people, most of whom had grown wealthy as a result of the Civil War. These included the Clifton Barons whose manorial residences, lavish entertainment, and gracious patterns of living attracted international attention. The Miami-Erie Canal formed a huge moat on the west and north of these estates and also provided a means of transporting all the necessities of living from downtown Cincinnati. Further subdivisions occurred toward the Ruther

Avenue-Vine Street boundary and also southward, and the center of population became the corner of Clifton and Ludlow Avenues. To this corner the City of Cincinnati built the southern portion of Clifton Avenue along the western edge of its recently acquired Burnet Woods, and made possible further access to Clifton through Dixmyth Avenue directly to the estate of Dick Smith. In 1896 Clifton was annexed to the City of Cincinnati.

OUTLINE of the PLANNING PROCESS
and DEFINITIONS

Clifton Town Meeting's planning process was begun in January of 1974.

On January 29, members of the CTM Board spent a long evening doing extensive "brainstorming" in what was termed a "nominal group process" in order to assemble the thoughts of those board members willing to commit themselves and to talk freely. But the "brainstorming" session was not a plan in any sense of the word.

It was only a starting point.

In order to formalize the planning process, the Board of CTM, with the assistance of a group of students in the Graduate Department of Community Planning of the University of Cincinnati, divided the "brainstorming" concepts into three broad areas:

1. Environment, Land Use, Housing, Recreation and Open Space;
2. Economics, Business District Development and Transportation;
3. Education, Social Services and Other Government Services.

Three task forces were named and each was assigned a major responsibility for an entire segment of plan development.

From the beginning, two definitions guided the thinking of the task forces. These were taken from written comment and direction of the City Planning Commission.

- GOAL: A general statement of desired aims or values: qualifying statements which express the felt needs of a community group upon which proposed plans or programs are based.
- OBJECTIVES: Delineations of goals in quantifiable terms, establishing measurable accomplishment criteria for the plan or program under consideration.

With these definitions in mind, the task forces went to work assisted by students from the Graduate Department of Community Planning acting as facilitators and recorders.

At each step of the way, after the establishment of an overall goal, following discussion of sub-goals and redefinition of sub-goals and objectives, each task force reported back to the CTM Planning Committee, which, in turn, reported to the CTM Board. Directly, and through the students, frequent contact was maintained with members of the City Planning Commission staff.

The reports of the task forces received their first "public" scrutiny on April 1, 1975 before a representative group of 22 residents of Clifton and members

of the task forces. The attendance at this meeting is listed in Appendix B. The result of this critique led to a number of revisions in the texts in preparation for a community meeting on April 16, 1975. After these were recast by Mrs. Margaret Lotspeich of the Clifton Town Meeting into a uniform format, broad distribution was made of the still-unfinished document presenting the primary goals and objectives of the Clifton community.

Subsequent to that meeting the amended Goals and Objectives statement was approved by the Board of Directors of the Clifton Town Meeting at its meeting May 5, 1975.

The City Planning Commission staff with minor editing then assembled this report.

TASK FORCE MEMBERSHIP

Task Force #1

Ken Dysart, Chairman
Tom Fruth
Ted Hattemer
Jim Head
Frank Miller
Barry Wakeman
Tony Selvey) - Student
Jack Snyder) - Consultants

Task Force #2

Stephen F. Gerdsen, Chairman
Robert Elder
Jean Inkrot
Nick Kalti
William Kayse
Walter B. Kearns
John C. Keller
Peter Hannishin) - Student
Evelyn Hogan) - Consultants

Task Force #3

Roger Berger, Chairman
Joyce Asfour
Carol Friel
Bobbie Forste
Dolly Harms
"Tink" Scheurer
David Smith
Barbara Wood
Fred Zigler
David Jesse) - Student
Cheryl Wilkerson) - Consultants

OVERALL GOALS FOR THE CLIFTON COMMUNITY

- Over-riding Goal: TO STRENGTHEN AND MAINTAIN THE RESIDENTIAL QUALITY UNIQUE TO THE CLIFTON COMMUNITY.
- Environmental Goal: THE ENVIRONMENTAL QUALITY (AIR, WATER AND SOLID WASTE) OF THE COMMUNITY SHOULD BE IN KEEPING WITH A HIGH QUALITY RESIDENTIAL NEIGHBORHOOD.
- Land Use Goal: TO ACHIEVE, IN CONFORMANCE WITH A LAND USE PLAN, A PATTERN OF PHYSICAL DEVELOPMENT, INCLUDING HOUSING, LOCAL BUSINESS DISTRICTS, INSTITUTIONS AND PUBLIC OPEN SPACE, WHICH WILL STRENGTHEN AND MAINTAIN THE UNIQUE RESIDENTIAL QUALITIES OF THE CLIFTON COMMUNITY.
- Educational and Social Goals: A) TO ENCOURAGE THROUGHOUT THE ENTIRE LIFE SPAN, THE TRANSMITTAL TO AND ACQUISITION BY INDIVIDUALS OF ADEQUATE KNOWLEDGE AND SKILLS, SO THAT THEY MAY ACHIEVE OPTIMAL PERSONAL AND SOCIAL DEVELOPMENT.
B) TO PROMOTE OPPORTUNITIES WHICH ENHANCE A POSITIVE SENSE OF COMMUNITY AWARENESS AND TO PROMOTE SERVICES THAT ATTEND TO HUMAN NEEDS.
- Circulation and Mass Transit Goal: SUFFICIENT LAND SHOULD BE PROVIDED FOR STREETS AND MASS TRANSIT TO ALLOW THE CIRCULATION OF TRAFFIC WITHIN THE COMMUNITY. HIGH VOLUME TRAFFIC CORRIDORS (HIGHWAY MASS TRANSIT) WHICH MIGHT DIVIDE THE COMMUNITY SHOULD BE EXCLUDED.
- Business and Commercial Areas Goal: SUFFICIENT LAND SHOULD BE DEVOTED TO BUSINESS TO SERVE THE NEEDS OF THE LOCAL COMMUNITY. THE MAIN BUSINESS DISTRICT SHOULD PROVIDE A VILLAGE ATMOSPHERE IN KEEPING WITH THE REMAINDER OF THE COMMUNITY.

GOALS AND OBJECTIVES

The overall goal is to provide a land use pattern which will strengthen and maintain the unique residential qualities of the Clifton community. Within this overall goal, goals have been established for specific types of land use.

HOUSING

Land should be provided for attractive, well-maintained housing to accommodate a variety of economic groups and age groups. The community should take the lead in planning and achieving these housing goals.

GOAL:

1. TAKE ALL STEPS NECESSARY TO INSURE THAT ALL HOUSING IN CLIFTON IS MAINTAINED IN GOOD CONDITION, BOTH TO ASSURE THE SAFETY AND COMFORT OF THE OCCUPANTS AND TO ENHANCE THE ATTRACTIVENESS OF THE COMMUNITY.

OBJECTIVES:

The City Building Department should inspect buildings suspected of being in code violation and issue and enforce orders to correct same in cooperation with CTM's housing committee acting in the observation and liaison roles.

CTM should emphasize home maintenance and beautification through campaigns and publications.

2. RECOGNIZING THAT EXCESSIVE POPULATION IS THE CAUSE OF MANY URBAN PROBLEMS, RESIST PRESSURES WHICH TEND TO INCREASE POPULATION DENSITY AND STABILIZE POPULATION AT ITS PRESENT LEVEL IN ORDER TO PROTECT CLIFTON'S VILLAGE ATMOSPHERE AND ADVANTAGES.

OBJECTIVES:

City Council and the City Planning Commission should refuse to grant zone changes which would allow greater residential density.

City Council and the City Planning Commission, at the initiative of CTM, should change zoning where it does not conform to actual predominant use even though non-conforming uses would be produced so that it would be more restrictive of residential density.

CTM should publicize the restrictions against establishing additional apartments in existing houses and should carry out an observation and liaison function in this regard.

The City Building Department should order added apartments vacated when they have been established in violation of zoning regulations.

3. MAINTAIN THE SPACIOUS SINGLE-FAMILY HOUSING CHARACTERISTICS OF THAT PORTION OF CLIFTON GENERALLY NORTH OF THE LORAIN-BRYANT-LUDLOW AXIS AND WEST OF MORRISON AS WELL AS THE LOW DENSITY INDIVIDUAL HOUSING CHARACTERISTICS OF THE AREA EAST OF BROOKLINE AND IN THE TERRACE-HOWELL AREA.

OBJECTIVE: City Council and the City Planning Commission should maintain the existing low density zones in these areas.

4. PROVIDE SMALL SIZE APARTMENTS FOR THE VARIOUS SINGLE AND SMALL-FAMILY RESIDENTS WHO DESIRE THEM, ESPECIALLY IN AND NEAR THE LUDLOW BUSINESS DISTRICT AND IN THE LOWELL-DIXMYTH AREAS.

OBJECTIVE: City Council and the City Planning Commission should continue existing apartment zoning in these areas.

5. PROVIDE LARGER HIGH-QUALITY APARTMENTS CONSISTENT WITH THE VILLAGE ATMOSPHERE AND ENCOURAGE CONDOMINIUMS AS AN ALTERNATIVE TO RENTAL APARTMENTS IN APPROPRIATE LOCATIONS.

OBJECTIVE: At particular locations where they are appropriate and without violating existing good conditions and permitted density, CTM, the City Planning Commission and City Building Department should encourage high-quality apartment projects. Condominium ownership of such buildings should be encouraged.

6. ENCOURAGE RECOGNITION AND APPRECIATION OF STRUCTURES OF HISTORICAL INTEREST AND SIGNIFICANCE WHICH CONTRIBUTE TO THE COMMUNITY'S UNIQUE CHARACTER AND ATTRACTIVE ATMOSPHERE.

OBJECTIVES: CTM, working with existing agencies, should have appropriate buildings and objects listed on the National Register of Historic Places.

The City Planning Commission and City Council, in cooperation with CTM, should process the listing of appropriate buildings and objects for addition to the city-listed properties roster.

CTM should publicize the importance of distinctive and historical structures so that the people are aware of them and can urge their preservation.

When historical buildings or objects are in danger of alteration, decay or destruction, CTM (working with other preservation agencies) should strive to effect a solution which will preserve them.

7. RECOGNIZING THE ECONOMIC PRESSURES WHICH TEND TO DRIVE THE ELDERLY OUT OF THEIR HOUSING, STRIVE TO PROTECT THEIR POSITION IN THE COMMUNITY.

OBJECTIVES:

Upgrading the zoning of houses already converted to apartments will preserve their present availability as moderately priced housing for the elderly and discourage their replacement by more expensive new buildings.

Governmental rent subsidy programs as applied to individual apartments within buildings should be encouraged by those agencies assisting the elderly. CTM should disseminate information about such programs.

8. ASSURE THAT HOUSING IS AVAILABLE TO ALL PERSONS WITHOUT DISCRIMINATION BASED ON RACE, RELIGION, NATIONALITY, ETHNIC ORIGIN OR SEX.

OBJECTIVE:

CTM should publicize the legal safeguards of open housing and their acceptability in the community.

PARKS, OPEN SPACE AND RECREATION

Sufficient land within the community should be reserved for parks, open space and recreation in order to maintain and improve the quality of life in Clifton. As an overall goal, the retention of private open space should be encouraged to supplement the public open space, to maintain as nearly as possible the current ratio of open space to developed land within the geographical boundaries of Clifton. Flowing from the above land use goal, the following three specific categories of use must be achieved. The community should take the lead in planning methods for achieving these goals.

GOAL:

1. NATURAL SHELTER AND RESERVE FOR BIRDS, WILDLIFE, WILDFLOWERS AND FOREST - THIS LAND SHOULD INCLUDE BOTH COVERED AND OPEN LAND, ROUGH AND FLAT TERRAIN. AS THE METROPOLITAN AREA BECOMES DENSER AND THE COUNTRYSIDE GETS "FURTHER AWAY," THE NEED FOR THIS TYPE OF LAND WILL BECOME GREATER. THESE INCLUDE LARGER TRACTS OF PUBLICLY AND PRIVATELY OWNED LAND AND ALSO AREAS AND GULLIES WHOSE OWNERSHIP IS FRAGMENTED. YARDS AND GREEN SPACES ALONG STREETS AND BETWEEN BUILDINGS IS INCLUDED. ONE OBJECTIVE IS TO MAINTAIN THE CURRENT AMOUNT OF OPEN LAND IN CLIFTON.

OBJECTIVES:

City Council and the City Planning Commission should refuse to grant zone changes allowing greater development density.

When privately owned open space appropriate for park use is threatened with development, this land should be purchased for public use.

Inursions on public open space by businesses or institutions should be resisted by CTM, the City Planning Commission and City Council.

2. PASSIVE OR INDIVIDUAL RECREATION - THIS INCLUDES OPPORTUNITIES SUCH AS NATURE STUDY, PICNICKING, KITE FLYING, HIKING, BICYCLING, PHOTOGRAPHY, FISHING, AND ICE SKATING. THESE ARE ACTIVITIES WHICH DO NOT REQUIRE SIGNIFICANT CHANGES OR DESTRUCTION OF THE LAND. PROVISION COULD BE MADE FOR THESE ACTIVITIES WITHIN SOME LAND ALLOTTED TO OPEN SPACES ABOVE.

OBJECTIVES:

CTM should publicize, protect and enhance the passive/individual recreation opportunities which are available in Clifton.

The Park Board should improve the facilities of Burnet Woods to include fishing, ice skating and boating.

CTM should encourage the establishment of hiking and bicycling trails within Clifton.

3. ACTIVE OR GROUP RECREATION - ACTIVITIES SUCH AS BASEBALL, SOCCER, BASKETBALL, FOOTBALL, SWIMMING, TENNIS, CRAFTS AND ART ARE COVERED IN THIS CATEGORY. THIS INCLUDES FACILITIES (FIELDS AND BUILDINGS) WHICH REQUIRE ALTERATION OF THE NATURAL CONTOURS, FLORA AND FAUNA OF THE LAND. THEY SHOULD BE PLANNED AND HOUSED SEPARATE FROM THE ABOVE PASSIVE RECREATION AREAS. THE OBJECTIVE IS TO PROVIDE SUFFICIENT FACILITIES, BOTH PUBLIC AND PRIVATE, FOR THE POPULATION OF CLIFTON.

OBJECTIVES:

The report of Glaser and Myers & Associates, Consultant to the Cincinnati Recreation Commission, published in 1974, contains the following recommendations for Clifton, listed in order of priority as determined by the community; they should be implemented accordingly.

Completion of the recreational complex at the Clifton Elementary School, to include:

- a. Soccer field
- b. Two baseball diamonds
- c. Deep water pool
- d. Children's play area
- e. Renovation of the coach house as an environmental education center.

Development of Juergens Avenue Playground with a baseball diamond and open children's play area with some play apparatus.

Appropriate use of Sacred Heart property consistent with Clifton's goals.

Development of further recreation facilities for senior citizens within the context of the Senior Citizens Center.

ENVIRONMENTAL QUALITY

The environmental quality of Clifton should be in keeping with a high quality residential neighborhood.

AIR POLLUTION

GOAL:

1. SINCE THE CURRENT MEAN SOURCE OF AIR POLLUTION IN THE CLIFTON AREA IS DUE TO AUTOMOBILE TRAFFIC AND IS OFTEN INCREASED DUE TO CONGESTION, ALTERNATIVE ARTERIAL ROUTES SHOULD BE CREATED ON THE PERIPHERY OF CLIFTON TO FACILITATE TRAFFIC FLOW TO THE UNIVERSITY AREA AND THE FEDERAL ENVIRONMENTAL PROTECTION AGENCY FACILITIES.

OBJECTIVE: The City should complete the Dixmyth-St. Clair connector to reduce traffic flow through the center of Clifton and thereby reduce air pollution associated with stagnant traffic. Use of Clifton Avenue as a thoroughfare should be discouraged.

2. THE AIR POLLUTION DATA FROM THE CITY'S MONITORING STATION AT ST. CLAIR AND JEFFERSON AVENUE SHOULD BE FOLLOWED AND ANY ADVERSE TRENDS SHOULD BE NOTED.

OBJECTIVE: The air pollution data from the City's monitoring station at St. Clair and Jefferson Avenue should be published in the CTM Bulletin.

3. TREES LINING STREETS SHOULD BE PRESERVED AND FUTURE PLANTING OF TREES, SHRUBS, ETC. SHOULD BE ENCOURAGED TO ACHIEVE THE BENEFITS OF PHOTOSYNTHESIS IN REDUCING POLLUTION.

OBJECTIVE: The City should plant trees along the area between sidewalks and curbs where sufficient space is available.

AESTHETICS

GOAL:

1. THE CLIFTON TOWN MEETING SHOULD TAKE THE LEAD IN THE BEAUTIFICATION OF CLIFTON THROUGH THE ESTABLISHMENT OF A VILLAGE THEME WHICH COULD BE APPLIED TO THE BUSINESS DISTRICT AND THE RESIDENTIAL AREAS. SUCH A VILLAGE THEME SHOULD BE CONSISTENT WITH THE AREA'S HISTORICAL DEVELOPMENT AND EFFECT IMPRESSIONS OF ITS VICTORIAN PAST.

OBJECTIVE:

The business district goals and objectives should include plans for the aesthetic improvement of the business district.

SOLID WASTE

GOAL: THE CONCEPT OF A VILLAGE RECYCLING CENTER SHOULD BE INVESTIGATED.

BUSINESS/COMMERCIAL AREAS (See also Appendix C)

Goals and objectives related to business area considerations focus primarily on the maintenance and improvement of the central neighborhood business district. In this respect, there have been strong recommendations that the business district provide a village atmosphere in keeping with the remainder of the community.

GOAL:

1. MAINTAIN AND IMPROVE THE LUDLOW/CLIFTON AVENUE BUSINESS AREA AS AN ECONOMICALLY VIABLE CENTRAL NEIGHBORHOOD BUSINESS DISTRICT.

OBJECTIVES:

Every effort should be made to reduce the incidence of crime, especially larceny and burglary, in the Clifton business areas so that the image of the shopping district is improved. This should be in conjunction with reducing crime in all of Clifton.

The Clifton Business and Professional Men's Association (CBPMA), in cooperation with the City of Cincinnati, should provide twice the amount of parking spaces for the general public than is currently provided in the lot sponsored by the CBPMA. This objective should be implemented over the next three years.

In order to improve traffic circulation, the Traffic Engineering Division should investigate the possibility of removing selected on-street parking spaces after additional off-street parking has been provided.

The CTM and the CBPMA should establish a committee to make recommendations to the City and property owners for improving the aesthetics of the business area in line with the village character of Clifton.

2. COOPERATE WITH OTHER COMMUNITY COUNCILS IN INITIATING STUDY OF SMALLER BUSINESS AREAS LOCATED BOTH IN CLIFTON AND ITS NEIGHBORING COMMUNITIES.

OBJECTIVE:

CTM should request that the City Planning Commission study such business areas as Vine/Woolper and Jefferson/Ruther, which lie along the boundary of Clifton, to determine what steps need to be taken in these areas by CTM in cooperation with the neighboring community councils.

3. RECOGNIZE EXISTING SCATTERED BUSINESSES THAT ARE NON-CONFORMING USES, BUT PREVENT THE DEVELOPMENT OF ANY ADDITIONAL BUSINESSES OUTSIDE OF THE NEIGHBORHOOD BUSINESS AREAS.

TRANSPORTATION

GOAL:

1. IMPROVE THE TRANSPORTATION FACILITIES SERVING CLIFTON SO THAT THROUGH TRAFFIC CAN MOVE WITHOUT CONGESTION AND BE DISCOURAGED FROM USING RESIDENTIAL STREETS AND, AS A COROLLARY, TO PROMOTE TRAFFIC SAFETY. CTM SHOULD INVESTIGATE TRAFFIC CIRCULATION PROBLEMS ON A CONTINUING BASIS.

OBJECTIVES:

Every effort should be made by the Traffic Engineering Division of the City of Cincinnati to reduce the accident rate by 50 percent before June, 1976 at the following locations because of the high increase in accidents :

Clifton Avenue and Ludlow Avenue
McAlpin and Middleton Avenues
Clifton Avenue and Lafayette Avenue
Ludlow Avenue, between Clifton & Cornell
Clifton Avenue, north of Lafayette
Whitfield Avenue at Howell & Terrace
Juergens Avenue at Vine

Police should give particular attention to enforcing traffic speed limits on the below listed streets which are apparently being used for local traffic by-pass movements:

Howell/Terrace and Morrison
Greendale and Juergens
Clifton Hills Avenue
Whitfield & Bryant Avenues

The City of Cincinnati should complete, before December, 1976, the three currently programmed projects (St. Clair-Dixmyth Connector, Vine Street and Mitchell Avenue Intersection improvement, and the upgrading of the I-75/Mitchell Interchange, which will help to route traffic around Clifton.

Clifton Avenue should be maintained in a way that will reduce hazard and at the same time retain its attractiveness but not encourage an increase in traffic.

The City of Cincinnati should improve the Clifton-Woolper-McAlpin intersection to provide for safer traffic flow and safer pedestrian conditions within five years.

The Traffic Engineering Division should study traffic flow on Ormond Avenue and make recommendations regarding the suggestion that the street be made one-way before January, 1976.

2. PROVIDE ADEQUATE ACCESS TO THE NEIGHBORHOOD BUSINESS DISTRICT FOR SHOPPERS FROM CLIFTON AND OTHER AREAS.

3. PROVIDE FOR SAFE PEDESTRIAN AND NON-MOTORIZED VEHICULAR TRAFFIC INCLUDING SPECIAL PROVISIONS FOR THE HANDICAPPED.

OBJECTIVES: The Traffic Engineering Division should provide for safe pedestrian crossing of Ludlow Avenue by improving the existing crosswalks and by adding an additional crosswalk at Whitfield Avenue.

CTM and Clifton Business and Professional Men's Association should provide a total of ten bike parking spaces in two locations and evaluate their use with future additions in mind.

4. TO MAINTAIN AND ENHANCE THE ATTRACTIVENESS OF CLIFTON'S STREETS WITH STREET FURNISHINGS, DECORATIONS AND CHARACTER APPROPRIATE TO CLIFTON'S TRADITIONAL VILLAGE ATMOSPHERE.

OBJECTIVES: The city and property owners should plant trees where desirable along the streets and between the sidewalks and curbs.

The city should maintain the existing gas lights and electric boulevard lights throughout Clifton.

The city should replace unattractive overhead street lights with attractive fixtures.

The iron poles formerly used to support trolley wires should be removed by the city.

Any street furnishings installed by the city should meet high standards of attractiveness.

5. TO PROVIDE ADEQUATE MASS TRANSIT SERVICE AT A REASONABLE WALKING DISTANCE FOR ALL CITIZENS OF CLIFTON.

OBJECTIVES: CTM should review and comment on the SORTA route revision plan when it becomes available.

SORTA should retain public bus service for Clifton at its present level of route coverage and frequency as a minimum, and increase service and frequency when feasible.

Any proposed rapid transit route deemed necessary to serve Clifton should be located so as not to disrupt the community.

Provide adequate seating at all bus stops.

EDUCATION

The broad educational goal is to encourage the transmittal to and acquisition by individuals throughout the entire life span, of adequate knowledge and skills so that they may achieve optimal personal and social development.

GOAL:

1. TO ENCOURAGE A WIDE RANGE, IN BOTH AGES SERVED AND CONTENT PROVIDED, OF EDUCATIONAL OPPORTUNITIES EASILY AVAILABLE TO THE COMMUNITY.

OBJECTIVES:

CTM Educational Committee should attempt to identify areas of community educational need and indicate those agencies or groups who are meeting or can meet these needs.

Educational institutions and social service agencies within the Cincinnati metropolitan area serving Clifton residents should be encouraged to offer continuing educational programs.

CTM should work towards achieving an expansion of the existing Public Library facility with increased operating hours. This expanded facility, which shall be situated in a convenient central location, should be developed within the next three years.

CTM should encourage the Clifton Businessmen's Association to continue to expand the educational programs provided by the various businesses serving the community.

CTM should develop a compendium (directory) of available programs to be updated on a yearly basis and to be maintained in the CTM offices.

NOTE: Additional goals being considered.

2. MAINTAIN A VIABLE MIXTURE OF PUBLIC AND PRIVATE EDUCATIONAL OPPORTUNITIES WITHIN THE CLIFTON COMMUNITY.

OBJECTIVES:

CTM should continue to support the various community educational institutions by endeavoring to respond to the expressed needs of these institutions whenever appropriate.

The Clifton Elementary School should maintain a general education program which is available to all children within Clifton.

3. DEVELOP AND MAINTAIN A STRONG COMMUNITY INVOLVEMENT IN THE PRIMARY AND SECONDARY LEVELS OF THE PUBLIC EDUCATION PROCESS IN THE INTEREST OF CONTINUAL IMPROVEMENT.

OBJECTIVES: CTM will commit continuing representation on advisory and support bodies of public schools serving Clifton students.

CTM should maintain regular attendance by members of its Education Committee at Cincinnati Board of Education meetings.

CTM should periodically request of the Cincinnati Board of Education a presentation of their educational programs and its impact on the Clifton community.

4. ENCOURAGE RACIAL MIXTURE AND CULTURAL DIVERSITY OF THE PARTICIPANTS AND STAFF IN ALL SCHOOLS AND YOUTH PROGRAMS SERVING THE CLIFTON COMMUNITY.

OBJECTIVES: CTM should request, on a yearly basis, that the various schools and youth programs serving the Community provide an indication of the racial mixture of students and staff.

CTM should review the indication provided and attempt to identify appropriate action to correct any inequity.

5. ENCOURAGE ONGOING EDUCATIONAL PROGRAMS IN DAILY LIVING, INCLUDING PERSONAL AND SOCIAL ADJUSTMENT AND DEVELOPMENT.

OBJECTIVES: Clifton Senior Center Advisory Committee should develop ongoing educational programs which specifically meet the needs of Clifton senior citizens.

The Central Community Health Board should be continually encouraged to come into Clifton with their various educational programs.

CTM should attempt to encourage a broad program of various youth activities such as the Campfire Girls, the Boy Scouts and the Girl Scouts.

6. DEVELOP STRONG LIAISONS WITH THE VARIOUS COMMUNITY-AREA EDUCATIONAL INSTITUTIONS SUCH AS THE UNIVERSITY OF CINCINNATI, HEBREW UNION COLLEGE, CINCINNATI TECHNICAL COLLEGE, THE UNIVERSITY MEDICAL CENTER, GOOD SAMARITAN HOSPITAL, THE PUBLIC LIBRARY OF CINCINNATI AND HAMILTON COUNTY AND THE CINCINNATI ZOO.

OBJECTIVES:

CTM should identify an office or individual of the various community-area educational institutions responsible for community relations and shall provide this office or individual with regular communication of its activities.

CTM should provide the various community-area educational institutions with a current mailing list of its members for receipt of informational material developed by these institutions.

COMMUNITY AND HUMAN SERVICES

The broad goal in this area is to promote services that attend to human needs and to promote opportunities which enhance a positive sense of community awareness.

GOAL:

1. MAINTAIN AN AWARENESS OF THE VARIETY OF HUMAN NEEDS AND TO PROVIDE APPROPRIATE MEANS OF MEETING THESE IDENTIFIED NEEDS.

OBJECTIVES:

CTM should identify or establish an appropriate committee to review regularly and determine community needs.

CTM should identify or establish an appropriate committee to evaluate periodically governmental services and social services in relationship to their effectiveness in meeting community needs.

CTM should contribute conscientiously to the effective removal of any inadequacies identified.

CTM should disseminate information about services which are available to deal with community needs, through the CTM Bulletin and posting in the CTM office.

2. PROMOTE A HIGH LEVEL OF GOVERNMENTAL SERVICES IN THE AREA OF PUBLIC SAFETY AND HEALTH.

OBJECTIVES:

To increase effective police protection for life and property.

To provide a mechanism to improve the accessibility of emergency medical care.

To maintain the high calibre of fire protection provided.

3. PROMOTE A SENSE OF COMMUNITY ACROSS THE DIVERSE POPULATION RESIDING WITHIN THE CLIFTON AREA.

OBJECTIVES:

The Cincinnati Recreation Commission should be encouraged to develop ongoing community-wide programs for Clifton.

To maintain existing community special event activities, such as the Clifton Businessmen's annual Flea Market, the CTM House Tour, Breakfast with Santa, and to create other community-wide programs.

4. MAINTAIN A STRONG, EFFECTIVE COMMUNITY COUNCIL AND IMPROVE ITS REPRESENTATIVENESS.

OBJECTIVES:

Consideration should be given to methods of expanding membership in CTM. CTM Board of Trustees should be representative of the total membership.

CTM should continue to maintain an office to serve the community.

Within two years, CTM should employ a salaried executive director.

Appendix A

ORGANIZATIONS IN CLIFTON AS COMMUNITY RESOURCES

Of the various organizations* in Clifton, the Clifton Town Meeting is the most representative of the total community because others are more specific in their goals and functions. It appears to be the most representative for the purpose of improving the community and making decisions for the general welfare and for the purpose of preparing a community plan.

The Clifton Town Meeting was organized in 1962 in response to two issues which were felt to be crises at that time. Since that time the organization has grown in membership, in scope of concerns and has broadened in representation. It has a constitution which provides its basic structure. The recent introduction of a planning function into its structure further enhances its purpose and horizon. Its Board of Trustees maintains contact with various other groups in Cincinnati and, as tasks arise, assigns work to appropriate committees. Delegates are assigned to the Working Review Committee on Housing, the Hughes Corner Task Force, the Social Planning Council, the Task Force on Human Relations and the Central Community Health Board.

The planning environment in the Clifton Town Meeting has achieved new interest and expertise whereas, until recently, it had been mainly concerned about preservation. The Zoning and Housing Committees have had physical planning roles in the past, but mostly in terms of specific projects.

* Religious organizations are omitted, since they will be listed in a subsequent Existing Conditions Report.

The following is a list of the committees operating in the Clifton Town Meeting. Descriptions of the purposes of the committees are taken from the CTM publication on committees.

Bulletin Committee: To publish the Clifton Town Meeting Bulletin.

Business Area Committee: To cooperate with the Clifton Business and Professional Men's Association, and with the business community generally, in order to maintain and improve the utility and attractiveness of our shopping area.

Complaints Liaison: To channel to the proper person or authority complaints, criticism and other comments received by the office, which are not easily categorized in terms of existing committees.

Foundation Committee: To organize a non-profit or other vehicle through which contributions can be made for the benefit of the Clifton community, on the most attractive basis available to the donor.

Housing Committee: The Housing Committee should watch carefully the quality of housing, both old and new, in Clifton. When substandard or deteriorated housing is observable, the responsibility rests with this committee to report these findings to the Commissioner of Buildings to urge immediate inspection and to persist in following through until satisfactory action is taken.

The Housing Committee should make every effort to attract responsible citizens to buy or rent property in Clifton when it becomes available. To carry out these responsibilities the Housing Committee will need to cooperate with Realtors, the Police and Fire Departments, and also to work with those agencies and groups concerned with improving housing conditions throughout the city.

Membership Committee: To maintain accurate membership records and to promote the addition of new members.

Office Committee: To supervise the management of the office and to supervise personnel policy, employees' salaries and office hours, landlord-tenant relations, etc.

Planning Committee: The Planning Committee is charged with initiating and continuing a comprehensive community planning process for Clifton. This process should include: goal setting, research and analysis, program and project development, and program evaluation for the following functional areas of Clifton:

- . physical environment, land use, and facilities;
- . economy and community revenue;
- . population;
- . circulation and transportation;
- . community services - education, recreation, medical care, etc.;
- . legal and public controls.

The planning process should include long range and short range programs.

Public Relations Committee: To maintain and promote good public relations with the members, the Clifton community and the City generally; and to develop an awareness of the meaning and purpose of the Clifton Town Meeting.

Recreation Committee: To deal generally with questions regarding recreation in the Clifton area and to promote worthwhile facilities and programs at all levels, i.e., playgrounds, parks, lecture programs, bridge lessons, etc.

Schools Committee: To act as liaison with the local elementary schools generally, and to plan community programs involving school children, such as educational programs about the suburb.

Special Events Committee: To coordinate those existing community events which have become traditional and to consider and promote additional events.

Traffic Committee: To deal generally with traffic patterns and problems in Clifton, considering both the channeling of through traffic on major arteries around the suburb as also the handling of internal traffic problems.

Visual Aspects Committee: To deal generally with the visual aspects of Clifton's development.

Ways and Means Committee: To deal with specific zoning problems as distinguished from, but in order to conform with, a thoughtfully developed master plan for Clifton.

Special Committee on Constitution and By-Laws: To examine the Constitution and By-Laws and to propose to the Board for recommendation to the membership any suggestions for amendment thereof which may be deemed necessary or advisable.

The following are Social Organizations operating in Clifton:

The Kiwanis Club: The Kiwanis Club is made up of influential businessmen, some professionals and a clergyman, all Clifton residents. There are twenty-five active members in the organization. They have a very active Boys and Girls Committee that has contributed to the Clifton Recreation Program. They have contributed to the Clifton School for the Deaf and the Clifton Methodist Church Pre-School.

The Clifton Business and Professional Association: The Clifton Business and Professional Association, located in the Roanoke Apartments, contributes to the social welfare of Clifton with its Flea Market for the Clifton community residents. The details of the amount of money and people involved will be covered by the Economic Committee.

The Cincinnati Women's Club: The Cincinnati Women's Club is a city-wide club with its headquarters located on Lafayette Avenue. 90 women from Clifton belong to it.

Senior Citizens Groups: The Clifton Senior Center has a series of regularly scheduled activities for senior citizens. Most of the activities are held in the Clifton Methodist Church.

There are two residential institutions for the elderly in the neighborhood: St. Peter's Home for the Aged, where reside 110 low income persons; Bethesda Scarlet Oaks Home for the Retired, which currently houses 190 middle income professional persons. There are activities centers in these two institutions.

Appendix B

ATTENDANCE AT REVIEW AND CRITIQUE MEETING

CLIFTON PLANNING GOALS AND OBJECTIVES

APRIL 1, 1975

<u>Name</u>	<u>Address</u>	<u>Organization</u>
James G. Longacre	3460 Oxford Terrace	Clifton resident
J. J. Longacre, M.D.	" " "	" "
Jean G. Strader	3630 Clifton Avenue	" "
John J. Strader	" " "	" "
M. Richardson	359 Ludlow Avenue	Rich's Variety
Jean N. Inkrot	641 Evening Star Lane	CTM Board
Vincent H. Beckman	1 North Clifton Terr.	Clifton resident
William J. Rusconi	3928 North Cliff Lane	" "
Betty B. Ames	448 Warren Avenue	President, CTM
Van Meter Ames	" " "	Clifton resident
Henry D. Shapiro	216 Greendale Avenue	" "
Denise McElwain	3513 Middleton Avenue	" "
Karen Cooper	860 Clifton Hills Avenue	" "
Sgt. Heydon Thompson	1012 Ludlow Avenue	District 5 Police
Fred G. Longacre	3460 Oxford Terrace	Clifton resident
Toni Selvey	U.C. Graduate School of	Community Planning
Jack Snyder	U.C. Graduate School of	Community Planning
Katherine M. Cook	62 Rawson Woods Circle	Clifton Senior Center Bd.
Marcus A. Cummings	224 Woolper Avenue	Clifton resident
Anna M. Ragland	33 Juergens Avenue	Clifton resident
Carol H. Huether	227 Greendale Avenue	" "
Walter B. Kearns	369 Ludlow Avenue	Clifton Businessmen's Assn.
Marge Lotspeich	231 Greendale Avenue	CTM
Joyce Asfour	447 Warren Avenue	CTM Board
Barbara Wood	222 Greendale Avenue	CTM Board
Harris N. Forusz	124 Hosea Avenue	Clifton resident
Nick F. Kalti	575 Howell Avenue	CTM Board
Joe Caruso	579 Howell Avenue	Clifton resident
Vance S. Whitney	342 Thrall Street	" "
Bob Inkrot	641 Evening Star Lane	" "
David Jessee	3368 Morrison Ave., Apt.3	" "
Katyna Jessee	" " "	" "
Robert M. Smith	202 Lafayette Circle	" "

Appendix C

SUPPLEMENTAL GOALS AND OBJECTIVES
CONCERNING
BUSINESS/COMMERCIAL AREAS AND INSTITUTIONS

Preamble

Following the receipt by the City Planning Commission staff of the Goals and Objectives statements from the Clifton Town Meeting and the assemblage of that material into this planning document, the Board of Directors of the Clifton Town Meeting considered the need for additional goals and objectives concerning the BUSINESS/COMMERCIAL AREAS and INSTITUTIONS. The following were developed by the Board subsequent to the community meeting on April 16, 1975, at which time the original statements were approved. They are therefore treated as an appendix to the main document.

BUSINESS/COMMERCIAL AREAS

Sufficient land should be devoted to business to serve the needs of the local community. The main business district should provide a village atmosphere in keeping with the remainder of the community.

GOAL:

1. THE MAIN BUSINESS DISTRICT IN THE VICINITY OF CLIFTON AND LUDLOW AVENUES SHOULD BE MAINTAINED AND IMPROVED, BUT ITS GENERAL CHARACTER AND EXTENT SHOULD NOT BE CHANGED.

OBJECTIVES:

Ludlow Avenue from west of Middleton Avenue (office zone boundary) to east of Clifton Avenue (Marburg Hotel) should be devoted to walk-in retail businesses in combination with residential apartments.

Clifton Avenue between Hosea and Dixmyth is suitable for existing businesses or new businesses of high calibre.

Additional land should be acquired for parking to serve the business district.

Offices providing services to the local community can be located in appropriate areas peripheral to the business district.

Drive-in restaurants and fast food restaurants are inappropriate and would be destructive to Clifton and should be excluded, except along Central Parkway.

2. A BUSINESS DISTRICT SERVING LIMITED NEIGHBORHOOD NEEDS SHOULD BE MAINTAINED ON VINE STREET NEAR WOOLPER AVENUE.
3. THE BUSINESS DISTRICT SERVING CITY-WIDE NEEDS LOCATED ALONG CENTRAL PARKWAY SHOULD BE MAINTAINED CONSISTENT WITH THE PARKWAY CHARACTER.
4. LONG-ESTABLISHED BUSINESSES EXISTING IN RESIDENTIAL AREAS CAN BE MAINTAINED, BUT RESIDENTIAL ZONING SHOULD BE STRICTLY ENFORCED AGAINST NEW INTRUSIONS.

INSTITUTIONS

Sufficient land should be devoted to vital institutions which serve and relate to the needs of the community.

GOAL:

1. INSTITUTIONAL BRANCHES PROVIDING DAILY SOCIAL SERVICES TO THE COMMUNITY SHOULD BE LOCATED NEAR THE POPULATION AND BUSINESS CENTER AT CLIFTON AND LUDLOW AVENUES, INCLUDING PUBLIC LIBRARY, POST OFFICE, FIRE HOUSE, CLIFTON TOWN MEETING OFFICE, MENTAL HEALTH CENTER, SENIOR SERVICES CENTER.
2. THE DISTRICT 5 POLICE STATION SHOULD BE MAINTAINED AT ITS PRESENT LOCATION ON LUDLOW AVENUE.
3. THE EXISTING PUBLIC AND PRIVATE GRADE SCHOOLS SERVING THE COMMUNITY SHOULD BE MAINTAINED, BUT THE LOCATION OF NURSERY SCHOOLS AND DAY CARE CENTERS SHOULD BE CAREFULLY CONSIDERED TO AVOID INCOMPATIBILITY WITH RESIDENTIAL AREAS.
4. RECOGNIZING THAT MANY INSTITUTIONS ARE NOW LOCATED IN AND NEAR CLIFTON, ADDITIONAL CITY-WIDE INSTITUTIONS SHOULD BE DISCOURAGED FROM LOCATING IN CLIFTON, TO AVOID EXCESSIVE CONCENTRATION.