



Anderson Tomorrow

Shaping our Community for Future Generations

Let's Get Together! Public Input

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Vision Statement Rating and Comments

(page 1-2)

The average goal rating is 3.44 / 5

No.	Please provide any comments about the draft vision statement.
1	This is a dumb idea. We have plenty of retail on beechmont. This project would destroy a residential neighborhood and bring lower property values, traffic congestion and late night noise if another bar were to go in. The only person who would benefit from this is the developer.
2	Anything the township can do to communicate issues to all residents. Newsletter is great, posting signs, etc. is good, but so many people do not seem to get info.
3	Generic, typical. Pretty much the same as before (in a good way)
4	My property connects to 19982 eight mile + 8404 cloughlok. I DO NOT want this to be turned into a retail space!!! It connects to my back yard and I do not want a store in my back yard.
5	I support progress for the greater good of the community, but the statement is so ambiguous and vague.
6	The draft seems like an end run around township resident input
7	The "Let's Get Together" open house is very poorly handled and confusing. I own 2 properties in Anderson Township and the letter doesn't tell me which one is 200' from the zone change. There aren't enough people explaining the maps. Boo!
8	Any changes and reasons for should be clearly stated.
9	Storm water management, traffic, noise
10	It appears to me that by changing the church property to residential housing that it "enables" the property owner to change zoning more easily in the near future on the vision mapping.
11	This is a dumb idea. We have plenty of retail on beechmont. This project would destroy a residential neighborhood and bring lower property values, traffic congestion and late night noise if another bar were to go in. The only person who would benefit from this is the developer.
12	5, but with a caveat... you should not ruin landscapes, greenspace, and living areas people enjoy today to make way for a multitude of others.
13	First sentence - personally I think to offer a "high quality of life", it must be sustainable as well as welcoming and attractive. Second sentence - using the word "through" and "spirit" implies that you might be inclusive. You MUST be inclusive - suggested revision "with an inclusive spirit". Unfortunately, as a new resident, I have found this area is not very diverse and certainly not open to different opinions/cultures/etc.
14	Like that it is aspirational
15	I miss the connection to nature given all the work we do to preserve it in Anderson - it is definitely in the vision to maintain and always improve upon the natural elements of the township
16	I really like this but am not completely crazy with the last part of the last sentence "whatever the future holds." Maybe I am just not a big fan of the word "whatever" but doesn't seem to fit after a strong statement.
17	The 'inclusive spirit' phrase is important and the primary reason I've rated this as a 5. If that were absent I would have dropped considerably.
18	We do not have any low income apartments in the area so inclusive is not really a thing.

19	Inclusiveness is very important. Growing up and attending Turpin in the 90s there wasn't a ton of diversity. I would love to see the Township embrace a more diverse community
20	It's a nice sentiment, but it could apply to almost ANY community. Substitute in the word Albuquerque or Rochester or Carson City or Augusta€"it still works. Can we add some reference more specific to Anderson or Ohio or our local history? Also, the reference to continuous planning€ sounds a little out of place.
21	The inclusivity to all is very appealing!
22	Add something about it being a well regarded or aspirational part of Cincinnati to visit and live in
23	I like it a lot!
24	With the insane debate regarding the Care Team and not teaching CRT in FHSD, the inclusive spirit part is a little off...does not seem that many are interested in being inclusive to minority or outsiders.
25	Too long and rambling. Can this be reduced to one sentence or theme? The first sentence alone is better. No one can use a vision statement, mission statement, or purpose statement as a guiding principle if they can't remember what it says.
26	I support the statement, but it isn't reflected in the residents, leadership and types of businesses or programs present in Anderson. The township could benefit from the presence of minority owned businesses, leadership and more diverse residents.
27	Add something about it being a well regarded or aspirational part of Cincinnati to visit and live in
28	I like it a lot!
29	Was the Township not inclusive prior to this written statement?
30	I would change the ending to be more proactive and confident. Something like "by all its citizens to envision and achieve a successful future."
31	Just as I promoted earlier, especially the ability to adapt to changing times but within the overall "vision" for Anderson Twp.
32	It's a wonderful statement! I just hope it's true!!!
33	I think including some specific things that make Anderson wonderful would be a good addition: Anderson Township parks, top schools in the nation, many local business, etc.
34	I like the discussion of inclusivity. I would like to see something about addressing climate change or becoming sustainable.
35	Still a little wordy. Second sentence seems redundant. How about, "Through an inclusive spirit and continuous planning, Anderson Township is resilient and well positioned . . .
36	General Safety should be a major concern in our community and should be included somewhere in the overall vision statement
37	We are not inclusive, or attractive to all. We could be, but it will require a long hard look inside. Does everyone have an equal say in the township? Or just those who have the most money, live in the most expensive neighborhoods?
38	Very well written- implementation will be the tell all.

Chapter and Initiative Comments

(page 3-11)

No.	Chapter	Initiative Number	Please provide comments to the initiatives (i.e. anything missing or would like to see added).
1	1. Mobility	14	Delete encourage and just say " install electric vehicle charging stations"
2	1. Mobility	11 and 12	Reduce speed limit on Clough and put up signage to slow down. Traffic should move more slowly, not faster, on Clough and Beechmont. Both have people driving too fast in increasingly congested areas including traffic from Clermont County which has increased greatly. It's dangerous and it encourages more driving, not less. Less driving is needed overall and the sidewalk plan can support this.
3	1. Mobility	5	Enhancing the walkability of the Township is my top issue. Continuing to improve pedestrian amenities is paramount to long-term vitality of the area. Connecting the Newtown Rd. end of the Five Mile Trail to Newtown itself would be ideal. Similarly, connecting the Treetops neighborhood to a Newtown Rd. sidewalk via Lawyer would also be useful. These are two small segments of road that are missing sidewalks or pedestrian lanes but would be great to have. In doing so, you would connect several residences to Turpin High School and you would also provide access to the Little Miami Trail by running a sidewalk all the way down to St. John Fisher.
4	1. Mobility	11, 12	Beechmont is a disaster! I just moved here in July from out of state and everyone (yes EVERYONE) I talk to says, "Whatever you do, find a way to avoid Beechmont!" There are way too many cut-ins meaning vehicles can turn into a business every 20-50 feet along the roadway. And there aren't many "off ramps" for righthand turns. PLEASE close many of the cut-ins and add more lanes for righthand turns so all drivers can feel safe driving on Beechmont.
5	1. Mobility	12	Do not implement the clough pike study. While clough isn't optimal the proposed changes will not alleviate issues and it's a traffic situation locals know how to navigate. Adding circles or additional turn lanes will further complicate the road and cause more accidents as drivers will be more aggressive with those features. Leave as is as it's unfortunately the best it can be and please don't allow further neighborhoods or businesses to be built on clough
6	1. Mobility	8	Would like to see a sidewalk for pedestrians from the 8 mile and Clough Pike UDF to the top of clough pike hill on the north side of Clough Pike up to and past 8404 Clough Pike

7	1. Mobility	12	Do not implement the clough pike study. While clough isn't optimal the proposed changes will not alleviate issues and it's a traffic situation locals know how to navigate. Adding circles or additional turn lanes will further complicate the road and cause more accidents as drivers will be more aggressive with those features. Leave as is as it's unfortunately the best it can be and please don't allow further neighborhoods or businesses to be built on clough
8	1. Mobility	8	Would like to see a sidewalk for pedestrians from the 8 mile and Clough Pike UDF to the top of clough pike hill on the north side of Clough Pike up to and past 8404 Clough Pike
9	1. Mobility	Alternative Transportation	Regarding # 8- a connector sidewalk is sorely needed from Coldstream Drive to Coldstream woods.
10	1. Mobility	7	Complete the sidewalks on Wolfangel to connect to Wilson and State.
11	1. Mobility	1	Clough corridor needs immediate action. There is no shoulder it's heavily traveled. Traffic on it gets very congested and causes road rage. Beechmont traffic is constantly congested.
12	1. Mobility	9	We are very pleased with the roadways and sidewalks. The sidewalk and curb repair was completed in our neighborhood last year. Snow removal is timely and effective.
13	1. Mobility	8	Please finish a sidewalk on Salem all the way from Beechmont to Kellogg. My children would like to ride their bikes/walk to school but the sidewalk does not go all the way on either side of the street. Many of our neighbors and I have discussed our desire to walk/bike down Salem to the Ohio Trailhead at Kellogg, but the road is too narrow and unsafe on foot or on a bike as it currently stands.
14	1. Mobility	13	disability accessibility is needed and looked at from all venues and recreational activities
15	1. Mobility		Would very much like to see safe alternate transportation routes on Newtown Road (north of Bartels) and Lawyer Road. These are frequently used by cyclists and create unsafe traffic conditions. Cyclists and pedestrians need safer access to trails in the northern township and Newtown areas. This would also give an opportunity for more Turpin and Mercer students to bike and/or walk to school.
16	2. Economic Vitality		replace the Town Center photo with a much more active one with shoppers and cars.

17	2. Economic Vitality		I am in total agreement of all 9 initiatives.
18	2. Economic Vitality	7 and 8	Agricultural uses should be encouraged to keep Anderson less blacktopped and support local farming. This is an era of climate and weather change and green and agricultural uses are essential.
19	2. Economic Vitality	2	What is the Township doing to be a destination? Is there updated and vital office and or manufacturing/commercial space? Tax incentives? What about our parks, trails, green space, sports facilities, hotels, attractions? We do not need is one more tire store or fast food restaurant.
20	2. Economic Vitality	4	We would like to see a hotel/lodging near Kellogg entertainment area, possibly affiliated with Belterra Park.
21	3. Housing	3	A large amount of the 1970s-built homes in Anderson Township have faulty electrical wiring that could become hazardous in the near future. The aluminum wiring can be pigtailed/retrofitted, but that is a temporary solution. It is very cost-prohibitive and labor-intensive for homeowners to have all of the wiring replaced. There are potential buyers who will not purchase a home with aluminum wiring, which can bring down our home values and steer buyers away from many Anderson neighborhoods.
22	3. Housing	2	How are you defining "Affordable Housing?" If you mean adding and/or encouraging more CMHA scattered site housing, Section 8 housing (HCVs), or subsidized housing then you are on the wrong track. Gerth - we're looking at you.
23	3. Housing		I would like to see more affordable housing options for families of three or 4. - More apartments or condos at a reasonable price
24	3. Housing		Glad to see Affordable Housing included.
25	3. Housing		More low income housing.
26	3. Housing	1	It is hard for us to compete with surrounding communities where people can build their dream homes. Madeira and Hyde Park have a lot of new construction on existing lots. There are many poorly-maintained homes that could be redone as build to suit.
27	3. Housing		Bad
28	3. Housing		Housing Goal #1 to be home to diverse housing options is foolish and short-sighted. Building more apartments and other high-density housing will lead directly to increased crowding and traffic, will strain limited resources, and immediately decrease quality of life (Quality of Place Goal #1).
29	3. Housing		More 1 or 2 story smaller housing for ages 50-90. I'm not talking about only seniors allowed. I'm not interested in apt living. I like working in a garden surrounded by nature.

30	4. People		I would love to see an emphasis on encouraging and celebrating diversity in our community. This is the one thing Anderson is really lacking. We could start by making sure our marketing materials represent a wide variety of people (people of color, disabled, LGBTQ+ etc.). Another could be encouraging new businesses and restaurants of varying cultures. Another could be hosting cultural festivals. I commend Anderson Township for our commitment to great schools, green spaces, recreational activities and economic growth, but in my opinion, diversity is what really makes a community vibrant, healthy and beautiful.
31	4. People		I don't think this goes far enough to promote a welcoming place. I think we need a diverse group of citizens to work through more ideas for Anderson to continue to grow into a welcoming and diverse, but unified community. I think it's extremely important to have opportunities for the community to come together and to have conversations outside their bubbles.
32	4. People		Bad
33	4. People		Initiatives for people never showed up on site. It was only showing for chapters 1-3
34	4. People		Supports others in need, opportunity for community involvement, respects all difference.
35	4. People	4	Our family just moved here in July from out of state. We chose Anderson because of the schools. We still don't know much about what's in the area to do, the history of the area, etc. When we ask our neighbors they talk about going to restaurants/events in Covington, Madeira, and downtown Cincinnati. Is there a place locally to get more information about Anderson Township and all it has to offer?
36	5. Quality of Place	5	Expand sidewalks for the kids everywhere from residential neighborhoods to community retail centers to promote safety and community
37	5. Quality of Place	5	Expand sidewalks for the kids everywhere from residential neighborhoods to community retail centers to promote safety and community
38	5. Quality of Place		Bad
39	5. Quality of Place	7,8,9	We don't need the government telling us how to save the earth. How about focusing on safety.
40	5. Quality of Place		Park district, green space, small family own businesses, etc.

41	5. Quality of Place		<p>Chapter 5: Quality of Place (comments follow quoted segment). "The Township will foster a unique image that can be marketed to the region and the nation and is part of an overall identity"</p> <p>Anderson Township is leading the way in Ohio as a leader for fiscal responsibility and strategic investment. Anderson's landmarks and green spaces are remarkable for a township of this size. I ask our government representatives to continue encouraging residents to volunteer their time & energy and participate in committees. If most residents volunteered some of their time Anderson could become the "Volunteer Capital of America" maybe we can start a competition with neighboring towns to determine who had the most volunteer hours!</p> <p>I lived in the greater Dayton OH area prior to moving to Anderson and had the joy of working downtown. That gave me the opportunity to meet, work, and discuss with people of different socio-economic, cultural, and ethnic backgrounds. Having that association made my life richer and my work more creative. With a multitude of voices being heard, inclusion in governance, and equality in opportunity our township can continue to thrive and lead the way.</p>
42	5. Quality of Place		<p>More funding for Anderson Parks! What a value-add to the community.</p>
43	6. Land Use and Development	11	<p>Again, while I support economic development, I do not support changes to the area around 6183 Salem. I have lived at 6198 Autumnleaf for 24 years, directly behind the Nerd Patrol. Any changes to this area will have highly negative effects on our landscape, privacy, and security.</p>
44	6. Land Use and Development	5	<p>5. Protect single family neighborhoods from higher intensity uses by implementing landscape buffers or the development of transitional uses</p> <p>This statement should be incorporated into Zoning as well. If this truly is a goal, then homeowners should not have to attend zoning meetings for over a year to push for landscape buffers adjacent to residential property. If the first iteration of a plan does not include the buffers, it is declined.</p>

45	6. Land Use and Development	Development	Encourage developers to plan for future changes in mobility - particularly autonomous vehicles. Parking lots and garages that are needed today, won't be needed in such quantity in the future. Instead, developments will need more areas for vehicle pickups and drop-offs with different circulation patterns. It will be helpful to have developers consider how the site can accommodate these future changes
46	6. Land Use and Development	6	In addition to walking trails, a use of land similar to the Cincinnati Nature Center, on a smaller scale, of course. Nature based education programs, Community Supported Agriculture like the Anderson Township Urban Farms on Bartel's Road
47	6. Land Use and Development	Land use and development	Pleaseeeeeee stop with the fast food restaurants. I thought it was bad enough when a Raising Canes was put in even though there's one in Eastgate. Now we're adding a KFC when there's two down the road. Anderson is sorely lacking a decent restaurant scene and Beechmont has way too many fast food restaurants.
48	6. Land Use and Development	1	New road paved on lawyers rd and sidewalk on both sides of the street to allow children to walk/ride their bikes to school
49	6. Land Use and Development	1	New road paved on lawyers rd and sidewalk on both sides of the street to allow children to walk/ride their bikes to school
50	6. Land Use and Development	3	Further attention needs to be given to the continued development of the Beechmont Corridor to make it more attractive, pedestrian friendly, and attract more businesses and development. While a lot of progress has been made on portions of Beechmont (mainly the western portion) in the past 10-15 years, it continues to lack consistent sound planning and smart development and is more of an eye sore that is difficult to navigate. As the main economic and community hub of our community, it needs to better reflect the vibrant, family-oriented and highly-desirable place that is Anderson Township.

51	6. Land Use and Development	5, 9, 10	Affordable and multi family housing is essential. This will bring a wider variety of people to Anderson and will enable others to be able to stay or return. Apartments and other multi developments should be placed in former commercial spaces and other infill and then landscaped green and healthy. This will remove eyesores and non permeable parking surfaces, helping alleviate stormwater issues. Big box Beechmont store spaces are not going to be big retail again. Use those spaces for green multi residential development and encourage developers to be creative. We have unbelievably uncreative housing stock here with utterly dull or worse developers trying to use land in cookie cutter fashion. There is a world of innovative design outside our area but you wouldn't know it to look at our housing stock. Even at the multi million house level.
52	6. Land Use and Development	14	The Clough Pike future land use expansion for community retail development will help our community be able to walk & bike to bigger local retail centers with more variety to provide for their customers daily needs. These land use changes will provide more opportunities to cut down on the number of trips our local citizens will make each day to meet their needs.
53	6. Land Use and Development	14	The Clough Pike future land use expansion for community retail development will help our community be able to walk & bike to bigger local retail centers with more variety to provide for their customers daily needs. These land use changes will provide more opportunities to cut down on the number of trips our local citizens will make each day to meet their needs.
54	6. Land Use and Development		Bad
55	6. Land Use and Development	6	6 and 7 go hand in hand.
56	7. Natural and Environmental Resources		
57	7. Natural and Environmental Resources		Schooling and support programs for our youth! PLEASE keep our green spaces!!! It's what makes Anderson beautiful, something you don't get in other large communities.

58	7. Natural and Environmental Resources	12	"Recognize the ongoing impacts of climate change and take a proactive stance in mitigation efforts." This is not specific enough and it appears to be reactive. The township should definitely focus on mitigation efforts, but that is only half the story. What is the township going to do to slow climate change? Will there be electric car charging stations at the town center, library, or other town property? Will solar panels be installed to shade the parking lots in Anderson Towne Center (similar to the zoo)? Action should be included in this statement.
59	7. Natural and Environmental Resources		As the Chief of Real Estate for US Army Corps of Engineers and Dept of Army, I have witnessed firsthand how major flood events have devastated communities. I'm not sure what the Township's plan is regarding evaluating floodways and floodplains, but the Army Corps is a resource available and I would be happy to assist with communication.
60	7. Natural and Environmental Resources		As the Chief of Real Estate for US Army Corps of Engineers and Dept of Army, I have witnessed firsthand how major flood events have devastated communities. I'm not sure what the Township's plan is regarding evaluating floodways and floodplains, but the Army Corps is a resource available and I would be happy to assist with communication.
61	7. Natural and Environmental Resources	1	Not sure if this is the correct chapter, but please consider adding something about noise abatement. As Beechmont is developed, more and more businesses will be added. Some apparently operate 24x7 and back up to residential properties (e.g. JD Byrider and Drivetime). They continually have trucks arriving at all hours day and night, offloading cars often setting off the car alarms. It is not safe to assume that all businesses close by 7 or 8pm. Noise can be an environmental concern - impacting quality of life for residents and wildlife.
62	7. Natural and Environmental Resources	10	We must not break with the agreement we have with residents that voted tax dollars for this program. Any future direction of this program takes must stay the course.
63	7. Natural and Environmental Resources	12	Add, "including reducing the Township's dependency on fossil fuels."
64	7. Natural and Environmental Resources	7	It is no longer a question of if we should-we should have 30 years ago. The environment is a top priority.

65	7. Natural and Environmental Resources		No more hillside development. The twp. has already endangered its hillsides, made stormwater worse and failed over decades to plan. Awareness is much better now but a big thumb on the scale in favor of land preservation and care of natural resources is essential. Extreme weather events are here to stay.
66	8- Community assets and services	9 and 10	Lower prices
67	8. Community Asset	#1	The township should strive to "exceed" the standards. Stating the goal is to "meet" infers currently we are in a substandard state.
68	Boards all sound good!		
69	Future land use map	zoning changes	preserve existing zoning or restrict to only greenspace/parks light agriculture. Many of these designated changes are in zones that are very "challenging" to develop (i.e. flood, erosion, traffic density) and should be kept free from development.
70	In general		The church aforementioned at Clough/Wolfangel also provides sports fields for our young as well as meeting places for various organizations. (Where should the teams of various organizations go?)
71	Mobility	6	I live within a mile of two metro stops on Beechmont. Neither walking route has complete and safe sidewalk access. As I age, I would like to be able to rely more on public transportation, but easy and safe access is a big impediment.
72	Neighborhood retail		"Trees are sacred " -K.O.
73	Single family, 6-land use development	7, three, 10	Put plan on hold for another 5 years
74			Thank you for planning into the future and having a balanced fiscal plan.
75			All are a lot of pretty words. I am suspicious of the future Land use in that it looks like an attempt to make it easier to add large institutions to residential areas

Projects, Programs and Policies
(page 12-14)

No.	What other specific projects, programs or policies would you like to see the Township focus on in the next five years?
1	<p>1) focusing on reducing our carbon footprint as a community. Global warming is very real and what we do in the next 10 years is critical to keeping the global temperature below a 2 degree increase. We must be more proactive and this plan should reflect that</p> <p>2) Celebrating and educating residents about our native American history</p>
2	<p>1. Connector to Ohio trail bike path to neighborhoods. Maybe at the old Five mile start and/or at Sutton? Loading a car with a bike to get started makes it less accessible and useful than other trails (eg Wasson way).</p> <p>2. Continued focus on green space projects. Part of Anderson's appeal is the great blend of amenities while retaining the Forest Hills</p> <p>3. Require sidewalks in any new developments. Just make it a cost of development. There is a noticeable difference in communities that do and do not have sidewalks and a difference in accessibility (which is part of the vision).</p>
3	Adding local restaurants and getting rid of fast food restaurants.
4	Alternative transportation and natural resources. It's important to find sustainable solutions for our community.
5	Assistance for people living in the 1970s-built homes (hundreds of homes, if not more) that have faulty and potentially dangerous electrical wiring.
6	Better surveys. Is the Township now using Scot Prebles to design its surveys?
7	Better upkeep, landscaping of current businesses. No more strip mall projects. Update to businesses/parking my country fresh produce.
8	Bring better shops and stores to the Anderson town center! More kid friendly stores: teen stores! The teens like to go there to hang out and the stores are nil.
9	Bring better shops and stores to the Anderson town center! More kid friendly stores: teen stores! The teens like to go there to hang out and the stores are nil.
10	Continued Beechmont Town Center development and bike path connections. Avoid adding section 8 housing projects at all costs. One look at what's happening to Mt. Washington is all the incentive needed to follow that advice
11	Drainage at the bottom of Collinsdale. The creek is eroding the retaining walls and eating the land.
12	Elevating Beechmont Avenue.
13	Expanded public parks and walking trails. The parks that exist are wonderful and well managed and maintained. Would encourage adding a network of more, smaller, neighborhood-focused parks be located throughout the Township that can connect back to the larger existing parks through walking/biking paths and corridors.
14	Feel that all projects, programs and policies were covered in the plan.
15	Greenspace Program: Not clear to me what the future of the Greenspace program holds. I would love to see these areas become "mini parks" funded through an "adopt-a-spot" style program. The Greenspace areas I regularly pass by don't look to be maintained regularly. In addition, I would also suggest these areas could be transitioned into Community Gardens maintained by designated neighborhoods.

16	Hi! :-) I think building an additional middle school would be great for the Anderson community. The amount of children at Nagel is out of control. It's not good for the kids or the teachers. Anderson zoned kids at one and Turpin zoned kids at the other! Why is it not like that? We moved to Anderson last summer and I'm kicking myself for not fully understanding the middle school situation before choosing to live here. Or, I guess it's more that I'm meeting parents in the community who are concerned about Nagel and I'm hearing some really horrible things about the school. Friendships are the pinnacle of childhood development at this stage. Shouldn't the Anderson community's number one concern be about the well-being of our children and quality of school environment???! Environment is EVERYTHING!!! I'm tired of the smoke in mirrors approach to fixing CRUCIAL issues. Anyway- there needs to be a town-hall that gets down to the bottom of this! Parents are already rallying.
17	I think this plan is comprehensive, and I would encourage and emphasis on building communication and unity. I also think it's important to treat our land as the precious resource it is, being very thoughtful about development decisions.
18	I'd like to see continued focus on replacing older sidewalks in neighborhoods as well as adding new sidewalks, preferably along beechmont ave.
19	Inclusion, public art, continue with trees & green space.
20	Inclusive, community friendly, our township is really becoming divided and quite frankly a little scary if you don't hold same values, beliefs or views.
21	Installing solar panels and other green energy infrastructure.
22	It would be valuable to have a framework for land use decision making, such as a certain amount of land allocated to commercial, industrial, different types of residential, green space, etc. that zoning and other areas could use as a frame of reference.
23	Keep adding sidewalks, find ways to preserve our older properties and relax restrictions on poultry. Yes poultry. The keeping of chickens in small flocks of 6 or less has become extremely popular and if kept in an appropriate structure without noisy Roosters could be done successfully at half the set backs currently required.
24	Keeping our green spaces!!!! PLEASE!!! Do not cut down our trees.
25	Less high price homes tearing out our forests. Replace/reuse buildings on beeachmont for better shopping or apartments.
26	Like you to fix clough corbly intersection and clough for all the traffic delays. See
27	More diverse businesses. Minority owned businesses.
28	More sidewalks! Especially along 4Mile so that my neighborhood (Watchview)can become walkable to Salem business district.
29	Moving electric lines along beechmont underground to eliminate the eyesore
30	none
31	Place Electric charging stations throughout the community as well as the expansion of bike paths€ both reduce our carbon footprint and are forward looking in terms of our community goals and vision statement
32	Public safety. Keep Mt. Washington in Mt. Washington.
33	Real inclusiveness and equity. Appreciation for all of the residents and the value they add to the township. Develop the economic stability of the area by diversifying our base. Stop relying on retail and property tax. A real and progressive environmental plan that includes making the Township a destination.
34	Recreation, Education, Entertainment

35	Task force on bringing in developers and architects with vision to present ideas and educate on eco friendly and stylish multi family and other residential units, same for commercial development. Insist on better design. Create a culture here where good design is appreciated. Public art can be part of this. Partner with Historical Society to be honest and transparent about the past so we learn from mistakes.
36	Traffic studies and the impact of changing many land use areas to residential and mixed use. I don't recall seeing anything in any of the chapters addressing the lack of infrastructure to accommodate the explosion in potential residential neighborhoods and other businesses. I don't mind new building & progress - but it should include the development FIRST of roads and sidewalks/bike paths to support it. Please don't turn Beechmont & Anderson into another Oakley.
37	Walking ability to area attractions.
38	Walking safety in neighborhoods without sidewalks. It would really help if these large residential streets in neighborhoods could have painted safety walk lanes. This would hardly cost the township anything and would seriously improve safety and the quality of life. If a goal is to make Anderson more walkable then you need to prioritize safe passage spaces.
39	Water, Erosion, Green space additions
40	We cannot read anything except Chapter 1 on the mobile version and we don't have access to a desktop computer right now I'm disappointed we can't review the other chapters and help further.
41	We feel that additional sidewalks and trails are an important community feature. Additional investment in Beechmont Ave would also be welcome. For example, more uniform buildings exteriors, "street blocks", and easier entry/exit onto Beechmont would be great. Also, attracting businesses and/or designing spaces for teenagers would be meaningful.
42	Working with arborists to maintain the health of trees along the roadways - especially getting rid of tent worms and other destructive pests and diseases.

Future Land Use Map Comments
(pages 15-18)

No.	Please provide any general comments or feedback you have on the draft Future Land Use Map.
1	6015 Cough Pike should be Rural Residence Agriculture. The baby blue area off Bartels is the Historical Society Urban Farm and that should be something more appropriate than offices.
2	A) There should be thorough definitions of the key legend. B) There should be 2 maps, one showing the existing land use along with the future land use to know what the changes are. You display some affected areas but changing from what? C) Labeling of more streets so a residents can "zero in" on how/what affects their property.
3	Comments refer to the map section labeled "Clough Pike and Newton ". Saying this change to "single family cluster housing" will only take effect if current owners who sell their property is disingenuous. You know this will make the area very attractive to developers and the owners are likely to get offers and sell. Also not sure how this cluster development is better at preserving the hillside than the current houses. They are spread apart on large lots with less water shedding compared to a cluster of houses. More residences in a small area will increase traffic, noise, and negatively impact resell values of surrounding single family residences in the area. I oppose this change.
4	Confusing, need to zero in on specific areas of change.
5	Do not change Riverfront prop. to scenic river.
6	Encourage more large-lot zoning.
7	I absolutely do NOT want the property next to the firehouse on Salem changed from single family residential to retail! We have Sunoco, Salem Express, UDF, Mt. Washington Kroger, Mios, Covent Gardens all close by. The land that is east of the firehouse is beautiful and houses much wildlife. We have lots of trees its like a nature preserve. The creek runs right along side. We have deer, red headed woodpeckers, a red tailed hawk, rabbits, etc...
8	I am a bit concerned about the term, "Open Spaces." I do not see "open Spaces" listed on the map? When you mention exploring "open spaces" for development are you referencing township "green space."
9	I like the future land use plans outlined in orange for community retail to bring more needed services to local residents and allow for the expansion of the current neighborhood retail centers that are already in place and adjacent to these properties
10	I live at 6161 Salem Road. I purchased this property as my home in 2015. This is a nice neighborhood and I have invested heavily in my home and its value has increased accordingly. I do not want any additional "Neighborhood Retail" parcels next to me. Having an attractive firehouse close is OK (except when they have runs with sirens), but tolerable. Having additional Neighborhood Retail parcels will lower my home's value (part of my retirement planning) as well as breaking up the street's community continuity. Please keep the retail parcels at the intersection of Salem and Sutton where they belong.
11	I need to study further

12	I strongly disagree with rezoning four residential lots on the south side of Salem, east of Sutton, to retail. It contradicts goals listed in every other section of the plan. It's almost as if you already have a rezoning applicant in mind. That is not to my mind the purpose of a comprehensive plan. Why rezone in the middle of a residential stretch, which is not at an intersection? It seems suspicious and I really would like answers. Why deprive long-time residents of a subdivision the quiet and natural, green characteristics of adjacent properties to which they are accustomed? Why introduce zoning which lacks transition and buffering in an established neighborhood? Why devalue a neighborhood and sacrifice a small but substantial and in-demand house on a wooded lot? Again, it seems to clash with township goals for its residents. I also don't understand the need to rezone a fire station.
13	I think Anderson is as big as it needs to be- residential. If land needs to be used I would recommend community center, clubhouse, and/or group (park) buildings
14	It is not clear on the purpose of changing land uses in the areas depicted on the map.
15	It is not very specific to streets. The idea in general seems to fit to keep people in the community.
16	its confusing
17	Leave map + Technology for another 5 years
18	Leave Salem rd. alone. We already have a Salem business district and it doesn't need to be expanded to the proposed location. If anything, single family homes only.
19	Limit business/commercial use to beechmont corridor only
20	Looks good!
21	Seems like an attempt to bring in more assisted living & nursing to A.T. I expect the Clough Church people are very happy. Looks like smoke and mirrors to me.
22	Specific to the Future Land Use Map of the southern section of Nagel Road: I greatly disagree with the depiction of properties to move to General Mixed Use. The commercial development along Nagel already far exceeds that as compared to other streets like Wolfnagel and Eight Mile. With the additional Stonegate apartments and Nagel school traffic the street has become dangerous to cross. Continuing to push commercial development into a residential neighborhood is a Bad Plan. Use the Five Mile corridor for those developments. Within walking distance of the Towne Center and Anderson Center. Please stop with the continued pursuit of commercial development along Nagel!
23	Submitted my feedback on the Nagel Road Future Use Map previously but did not include any Tell us about Yourself information and wanted to include it. Please see my others notes. Contact me if you have questions.
24	The focus on a diverse residential community with supporting economic opportunities is great and definitely needed. I would like to understand more what the impacts of more people will be on schools, roads, and other use of the townships infrastructure. Are other situational enhancements or developments going to be required to support the increase in population base?

25	The future land use map is confusing. Please clarify to the public what the point of this is. Many of the properties recommended to change zoning (well-maintained single family residences, swim club, etc.) are successfully occupied and not going anywhere. This seems like a waste of time unless you are earmarking vacant properties, or short-term businesses/establishments.
26	The more green space the better! Much of the heart of Anderson is cement/blacktop space. Purposefully preserving & creating more green space in the city planning will make it that much more attractive to outsiders and insiders alike!
27	The multifamily housing is extremely limited, making it hard for young adults and others to find affordable housing.
28	Too much flexibility here. It needs to be harder for developers to get a pass to build. The Clough area is already degraded and transitional and multi housing on steep hillsides should not be in the map. However, the portion at skytop does make sense as does the Coney area, again already congested anyway. Protect the slopes and waterways.
29	We are a maturing community with very little land left for development, except perhaps for the ANCOR area.
30	We do not want the properties on Salem becoming storefronts, outside of what already exists (Nerd Patrol). We have a multitude of trees and the wildlife is fantastic. The firehouse provides much needed security for this area, especially given our proximity to Mount Washington and to recreational complexes like the track, Coney, and Riverbend. There have been several shootings/robberies at Sunoco already just down Salem. That's close enough. Moving more retain in means more opportunities for this activity to occur right behind my home.
31	We live at 1307 Yellowglen Dr. Our backyard is next to Comboni Mission's existing privacy embankment. We would very much like to see that remain to give privacy + greenspace to all residences new and old.
32	Would like you to put a lake that your able to fish at Johnson hills park like originally planned.
33	You are over building. Soon there will be no forest hills in forest hills. Stop tearing down the woods to build the million dollar sub divisions.
34	I am in full support of the future land use map changes from single family to Neighborhood Retail! I believe those changes will be helpful to bring in bigger developers and the large funds necessary to invest in our local communities needs. The developers need more ground in order to be successful and get the necessary ROI to improve our neighborhoods using their money.

General Comments

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No.	Please provide any general comments or feedback you have.
1	Above 2 Do not have anything to do with each other.
2	Anderson is wonderful community to raise a family. We love our schools! Please continue commitments to add more sidewalks and extend trails- outdoor activities and walk ability is
3	As a family with 4 teens, the Anderson Towne Center was the first place my teens had some freedom - but the attractions are limited. Attracting/building safe, fun and teen-friendly businesses /spaces would be great. Also, we are missing a pizza place and an ice cream place in the Towne
4	As someone who grew up in Anderson and is now raising a family here, I would want a community that is first and foremost safe, it should also be kept clean and well maintained/updated. When a community has these three values it will spur community investment which increases property values. When property values rise the school system will naturally continue to improve. I would hope that there is a lot of effort put forth to the constant improvement of our community's center, the Beechmont Town center. That shopping center should keep looking at ways to modernize and evolve. When Macy's finally leaves their space how will the town center adjust and improve upon it's vacancy ? Anderson needs more up scale dinning options. Let's be honest, one must leave
5	Bigger maps with better definition. We received a letter that the change applies to a property within 200' of my property, yet I cannot determine what that change is.
6	Do a better job where folks have microphones and can answer questions so everyone can hear.
7	Generally good but more staff to answer questions on your next presentation. This being the "1st showing", it will take residents time to absorb the concept.
8	Gerth - we're watching you on this.
9	Great Job!
10	I also love the idea of expanding the sidewalk for pedestrians and the bike systems, which will dramatically improve the safety for all (especially the kids), who are constantly cutting through
11	I have developed goal/strategy documents for my organization and always strived to include some level of metrics to give the content some structure. While its great to see future plans to support/encourage/promote various functions of the township, I would have like to see quantified goals identified. I oversee and manage the real estate program for the Dept. of Army so I found this
12	<p>I have heard that AT would like to encourage unique small businesses and I would like to point out that by the time any property owner complies with the requirements of planning and zoning that the property being improved is probably not going to be affordable to the small businesses you say you want to attract.</p> <p>I would like to propose that restrictions be lifted or lightened on older properties so improvements can be made a few at a time rather than requiring paving, lighting, landscaping improvements etc. be made at the same time construction is done which could take simple additions that are needed to keep a business viable and turn it into such a costly project that the owner goes elsewhere because of the added expenses.</p>
13	I have no idea who plans the restaurants and things that come to Beechmont Avenue, but do you really think we need another chicken place? Within one city block we have five chicken restaurants. It is ridiculous! We need to make our community more walkable and likable, think Loveland or downtown Montgomery. We need to get better, healthier restaurants and better stores in the Anderson town center. Maybe a brewery or a fun axe throwing place, some thing that people will actually want to come to Anderson town center for.

14	I like the theme of environmental sustainability woven throughout the plans. Anderson Township currently lacks a modest hotel (i.e. Holiday Inn Express or Hampton Inn) where visitors could stay if a single family home is not the best option. To the extent the Township could secure one of these (ideally along the primary stretch of Beechmont between Eight Mile and Five Mile), it would be great.
15	I wasn't sure which area to make this comment so I'm choosing "general"..... It's a crying shame that Anderson Township has no "fine dining" and we need to do a lot better to attract and support some high quality restaurants in our neighborhood. Every other classy suburb of Cincinnati has at least 1 true fine dining restaurant and I find it hard to believe we can only seem to have interest in supporting fast food chicken franchise joints. I obviously feel strongly about this need and I know from many conversations with friends and neighbors that others feel the same way. We don't want to have to leave Anderson to go to NICE restaurants. We love Anderson but this is a lacking feature that needs some help from the powers that be. Thank you for all that you do to make our community safe and beautiful!
16	I would like to see my community become a leader in Greater Cincinnati for creating an inclusive, clean and diverse place to live and grow.
17	I would try to be clearer when sending out notices. (Leave out the difficult language)
18	Thank you for all of the work by the committee and partners!
19	Thank you for the public meeting, I found it very informative. Would it be possible for the township to sponsor an annual shred-it day? As part of supporting Ch 7, suggest a go green initiative to electronically send the newsletter. See Miami township(loveland) as an example. This newsletter email database could be used to notify residents of public meetings as well. http://www.miamitwpoh.gov/newsletters.html
20	The Township is making it harder for people to afford to live here. Taxes are outrageous. I'm a widow and work a full time job and a part time job. The part time job to pay the taxes. Every time my taxes go up my hours have to go up. Doom I'll be at 30 almost a full time job. I'm old I would like to enjoy the house or go on vacation.
21	There is a LOT of information here but I think it was captured in a streamlined and easy to read way. I know it is difficult to add too much detail, but the plan says 'continue to', or 'support', or 'encourage' quite a bit without providing too many specific details. I think this is fine for the plan and provides flexibility in how these initiatives will be accomplished - would just need to be prepared to provide examples of how these initiatives will be carried out.
22	We are very opposed to any changes from single family to retail behind our house. The firehouse is great. They don't cause any problems. The nerd patrol is nice and quiet and neat. Please do not change the houses to anything else. We love our little valley + cul de sac just the way it is. No need to change it at all. I would never buy a house with a retail store behind me. This would definitely make my home less enjoyable + less valuable too.
23	WELL Done. This plan reflects the effort everyone has put into it even during these challenging times.
24	when new multi housing developments are approved, consider the impact on traffic on the project.
25	You made the time of this presentation in the middle of a work day, which seems rather suspect. I was unable to attend, but have a lot more to say on the matter.