

## ReImagine Reno - Master Plan Update Phase II Public Input

### Results of the Amenity Follow-Up Survey

June 2016

The ReImagine Reno Amenity Follow-Up Survey ran from March 22 to April 15, 2016 and collected input from 326 people via a 15-question online survey. The survey solicited input on which amenities are desirable near one's home, existing and preferred travel modes to reach those amenities, and how amenities might affect home type preferences. These questions seek to expand on the [results](#) of the Phase I Community Survey (conducted in 2015).

The Amenity Follow-up Survey results are presented on the following pages as received. The ReImagine Reno team and Master Plan Update consultants will perform additional analysis, segmenting by household size, age and income, to gain a deeper understanding of preferences and incorporate the results into future work products, such as the Housing Demand Analysis, which will be released later this summer. Please ensure you are signed-up for the ReImagine Reno [newsletter](#) to receive these future reports to you inbox.

For now, please consider a few high-level insights from the Amenity Follow-Up Survey results:

#### **Confirmed a desire for alternatives to driving, especially toward increased walking and biking opportunities**

- Over 70% of respondents drive daily. However, less than 30% would prefer driving daily, indicating unmet desire for alternative modes of travel.
- All other modes of travel polled showed an increase in desired frequency of use: daily walking increased from 24% existing to 51% preferred, daily biking increased from 7% existing to 29% preferred, and daily transit use increased from 1% existing to 13% preferred.
- The top cited factors preventing people from using their preferred travel mode were "destination too far away", "lack of adequate sidewalks/bike lanes", and "safety concerns"

#### **Confirmed desire for easy access to outdoor recreation and food amenities**

- Top amenities desired with-in a 10-minute walk or bike distance were recreation trails (77%), coffee shops (74%), transit access (68%), restaurants (65%) and a grocery store (60%).
- The high preference for access to outdoor recreation and food amenities aligns with the Phase I survey results
- The high preference for access to transit in this survey is somewhat surprising given earlier in the survey only 13% of respondents preferred to take transit daily and 19% weekly - perhaps reflecting people would like the option of transit access nearby even if they do not intend to ride transit frequently. This interpretation would align with the Phase I Community survey results which showed "predictability/timeliness", "convenient/more routes", "travel time compared to driving" and "frequency of transit" were all more important factors affecting willingness to ride transit above transit access (phrased as "proximity less than 1/4 mile away" - where 1/4 mile is equivalent to a 10-minute walk for the average person).

#### **Confirmed preference for single family homes but also openness to other home types with the right access to amenities**

- The survey asked the desirability of different home types depending on access to the respondents preferred neighborhood amenities. The types of homes polled were: detached

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single family, attached single-family, low-rise condo/apartment, mid-rise condo/apt, high-rise condo/apt and small-format home/tinyhome.

- Like in the Phase I survey, detached single family home was a very popular home type, with 49% of respondents saying the home type was desirable if "some" or even if "none" of their amenity preferences were met. The rest of the housing types received between 5% to 12% in the same measure.
- If "all" or "most" amenity criteria are met, three home choices were desirable by the majority of the population: attached single-family (63%), mid-rise condo/apt (53%) and high-rise condo/apt (46%).
- Low-rise condo/apt and small-format home/tinyhome were the least desirable, with 56% and 53% of respondents saying the home type was "not desirable even if all the amenity preferences met." While small-format homes/tinyhomes were not desired by the majority of the population, there was a small subset who felt passionately about them, with 6% desiring to live in one even if "none" of their amenity preferences were met -- this measure was higher than all other home types other than detached single-family.

# ReImagine Reno Access to Amenities Survey Results

Results of survey collected March 22 to April 15, 2016

## Background

The first ReImagine Reno survey ran from July-October 2015 and contained questions around visions, values, housing and neighborhood preferences for the future (see results here). This particular survey seeks deeper clarity on preferences related to accessibility of amenities and how this might affect home-type preference.

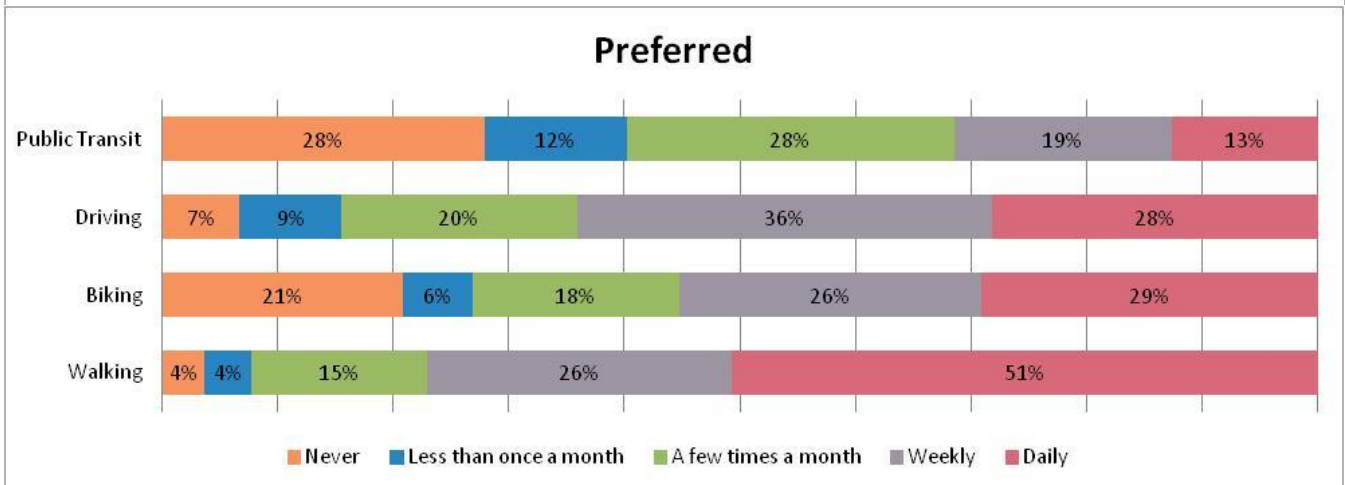
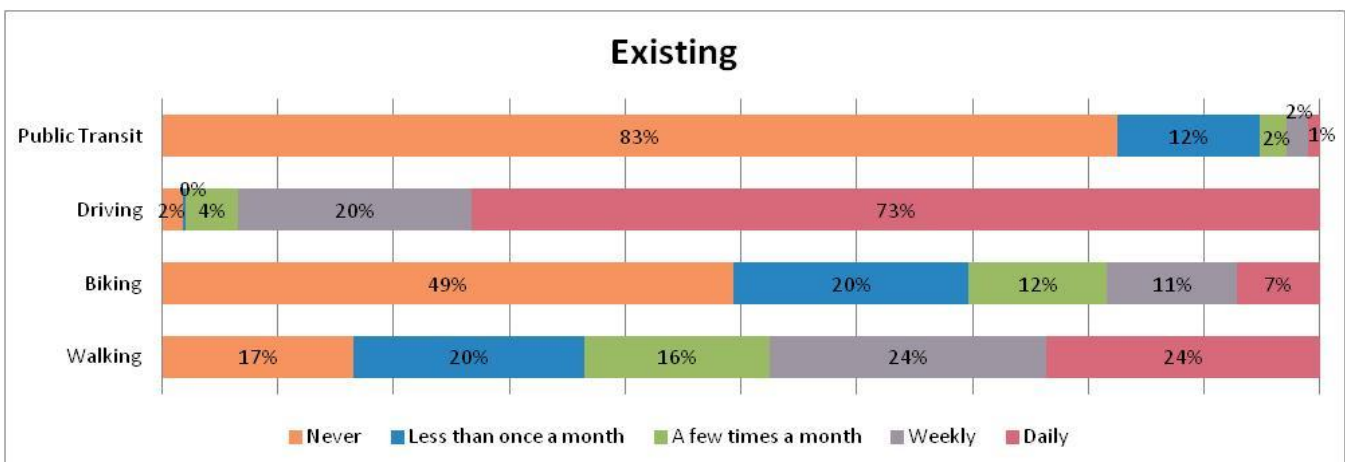
### Q1 - How often do you use the following modes to make your daily trips for work, errands, entertainment, etc?

#### EXISTING

Mode	Never	Less than once a month	A few times a month	Weekly	Daily	Total
Walking	54	65	52	78	77	326
Biking	153	63	37	35	22	310
Driving	6	1	15	68	247	337
Public Transit	255	38	7	6	3	309

#### PREFERRED (if different)

Mode	Never	Less than once a month	A few times a month	Weekly	Daily	Total
Walking	10	11	41	71	137	270
Biking	56	16	48	70	78	268
Driving	18	24	55	97	76	270
Public Transit	73	32	74	49	33	261



**Optional write-in responses to Question 1:**

**EXISTING**

Horses

I live downtown and would use a streetcar to go to midtown shops and to the university if it existed. As it is, I have to drive.

I'm a senior and don't feel comfortable using the bus. Other cities have streetcars and they're great!

I live in Stead; have used the bus twhen I worked part-time. I could save money yet had time for the long transit.

I live too far away from work, etc to walk or bike. I don't consider a bus viable mass transit.

Motorcycle/Dirtbike: Daily

Nothing is easy to get to other than driving

Personal mobility scooter [daily]

Public transit doesn't serve my area

Public transit is not available within 2.5 miles

Segway, a few times a month.

Taxi

Uber and Lyft, a few times a month

Uber, lyft

Uber: weekly.

**PREFERRED**

I would prefer to commute to work by bus but it is not convenient, with high enough frequency, or easily accessible from where I live.

I'd like to see more shuttle buses in the Mid-town, Downtown, University and Fourth Street Cooridor areas.

My closest bus stop is about 8 blocks away all downhill, I'm handicapped also I would have to walk across N.McCarran to get RTC buses are not mass transit.

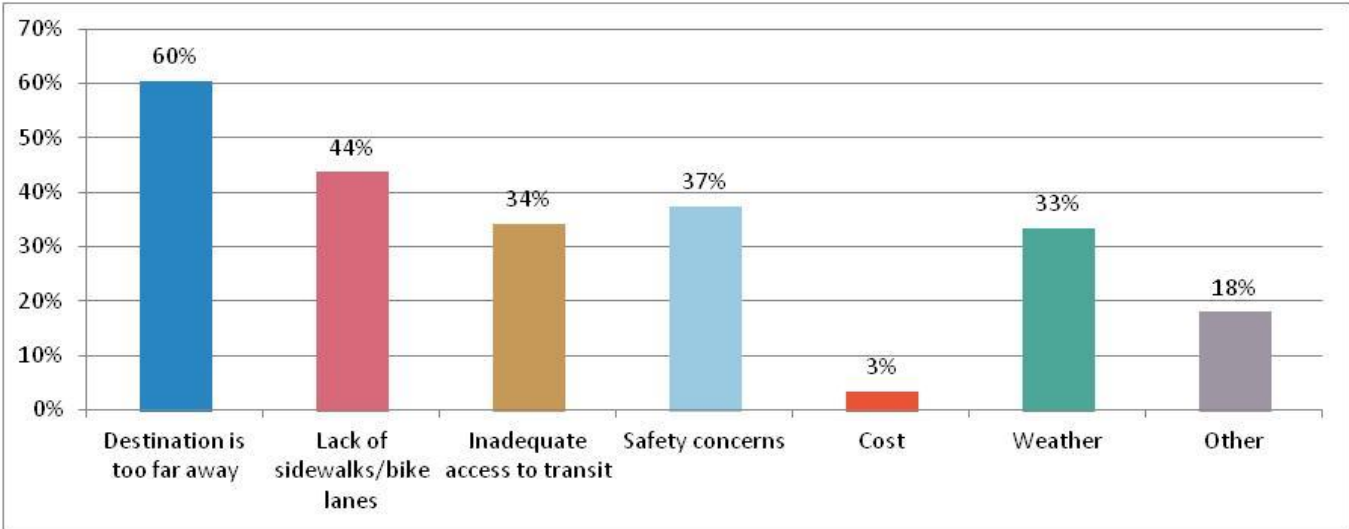
Streetcar!

uber, lyft

**Q2 - What factors prevent you from taking your preferred modes (if they are different than your existing)?**

Please select the top two factors:

Reason	Responses
Destination is too far away	195
Lack of sidewalks/bike lanes	141
Inadequate access to transit	110
Safety concerns	121
Cost	11
Weather	108
Other	58
<b>Total respondents</b>	<b>323</b>



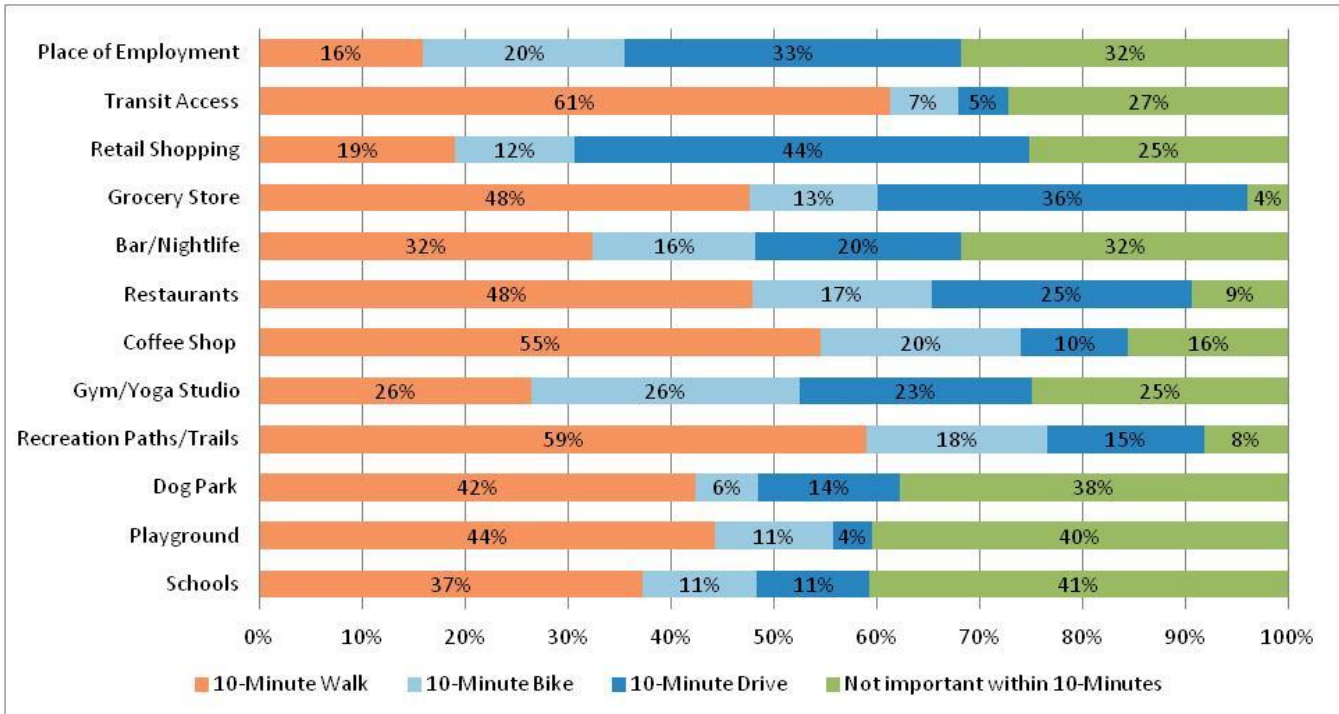
**"Other" responses to Question 2:**

Bike and walking paths along non-major traffic corridors with shade would encourage us to bike more to work  
Bus routes and times too random. Strongly prefer a fixed route, dependable schedule a streetcar would provide.  
Carrying groceries and other items on bus and/or bike  
Commercial areas are very car-oriented. Need more small-scale neighborhood commercial development.  
Convenience and time availability  
Difficut to carry shopping on bus  
Disability  
Does not come out to Palomino Valley  
Doesn't seem to be a proper "bike culture" where drivers expect/look out for bikers, and so bikers are very stressed to keep themselves safe(or ride on sidewalk which stresses out pedestrians)  
Don't like bus system. If we had a trolley or train system I would be more inclined. Also need to work on safety around town. I don't feel safe walking, biking or taking the bus.  
Ease of having my own car  
Having to transfer downtown takes too much time; would prefer express or express limited bus  
Health  
I live outside of the city with no access to transportation alternatives making it nearly impossible to travel using public transit or other modes.  
I work at home  
I work less than 12 minutes away from where I live and have free parking. It would take me over an hour to ride the bus to work because of the current routing and frequency.  
Inadequate bike securitiy options at destinations.  
Inefficient and pricey public transport  
it would also take a lot longer and be harder by public transit  
Its easier to drive than to take public transit  
I've become too elderly for many active outings.  
Lack of sweeping bike lanes that already exist is more of an issue to me.  
Lack of time, physical challenge  
Living in the north valleys, transit stops and other amenities are located too far from our housing development on Opal Station Drive.  
My type of work doesn't allow me  
Need more information about how to utilize public transit if available and close enough.  
Need to drop off children before going to work and lack of access to work vehicle to support the need to go to meetings. Lack of healthy food accessible at work.  
Never know were I am going till the last minute  
None  
None  
Public transit is too infrequent, uncomfortable, and can feel unsafe. Its vehicles should be smaller, more frequent, more comfortable, and nonstop to mimic private vehicles (e.g.- "PRT," Personal Rapid Transit); ideally grade-separated, probably above ground.  
Reno drivers are often hostile to bicyclists  
Route waiting times  
Safe & adequate access  
Safety concern in particular on the truckee river corridor  
The city bus is too slow of a mode of transportation  
The transit system is not efficient to use...takes too long to get somewhere  
Time  
Time  
Time it takes to get somewhere using transit  
Time to get from A to B  
Too many empty buses on the road.  
Transit requires too many connections and takes too long  
Transit takes too long and is too unreliable.

**Q3 -Which amenities are important to have within 10-minute accessibility by different transportation modes in your preferred future?**

Please select one transportation mode choice for each amenity, or select "not important" if access within 10-minutes by any transportation mode is not important to your household:

Amenity	10-Minute Walk	10-Minute Bike	10-Minute Drive	Not important within 10-Min	Total
Schools	117	35	34	128	314
Playground	139	36	12	127	314
Dog Park	135	19	44	120	318
Recreation Paths/Trails	195	58	50	27	330
Gym/Yoga Studio	85	84	73	80	322
Coffee Shop	179	64	34	51	328
Restaurants	159	58	84	31	332
Bar/Nightlife	102	50	63	100	315
Grocery Store	160	42	121	13	336
Retail Shopping	62	38	144	82	326
Transit Access	201	22	16	89	328
Place of Employment	51	63	105	102	321



**Write-in responses to "Other" option in Question 3**

- Bank and post office - ten min. bike or transit
- Church, UNR, community centers, library
- Entertainment including libraries, museums, and community events (10 minute bike ride)
- Healthcare within 10-minute walk
- I live in the newer area of Northwest Reno. It is really impossible for me to walk to downtown. If there were hourly shuttle like buses, I may take public transportation to special events, such as Aces Games.
- I would have access to all I need/want if there were a streetcar. Other communities our size have.
- I'd be willing to travel longer for work and nonnecessities, but the convenience of having transit and grocery stores in walking distance is important to lowering stress in low-income (family) households.
- Parks for walking, riding, biking
- Physician office. 10 min drive preferred
- Professional sports facilities: within 10-minute drive.
- Recreation centers, pools, and libraries
- Retired and still driving, so public transit not as important as it may become

**Q4. (Optional) Please share up to three neighborhoods, in Reno or elsewhere, that you feel align with you amenity preferences from Question 3:**

Most of South Meadows with the exception of the poorly placed high school. 2. Davis, CA  
 Old SW Reno; 2. North of Downtown, Seattle; 3. East of The Strip, Las Vegas. Preferred: 3 & 2 due to the forward-thinking grade-separated monorail systems.  
 Arch district  
 Areas nearest to the University of Nevada Reno  
 Bozeman, MT; Boulder, CO; Denver, CO  
 California Avenue, Lower Caughlin Ranch, Lakeside area  
 Can't think of any but old SW Reno is probably closest  
 Caughlin and old SW  
 Caughlin Ranch  
 Caughlin Ranch (except for public transportation)  
 Central Sparks, East Sparks  
 Caughlin Ranch, Old SW, San Anselmo-CA  
 Caughlin Ranch, River Run, the Old Southwest  
 Caughlin Ranch, Somerset, Virginia Lake  
 Caughlin Ranch, Southwest, South Meadows  
 Cauglin ranch, sommerset, damonte ranch  
 Closer to Reno High School area  
 Damonte Ranch, Caughlin Ranch, Somerset - however, lacking accessible grocery stores. Developements should include grocery stores in the the center rather than the outskirts. Trader Joe size.  
 Damonte Ranch, Midtown  
 Damonte/Curti Ranch, Northwest,  
 D'Andrea, Old Sparks, So Meadows  
 Del Monte Lane area  
 Donner Springs  
 Don't know of any  
 Double Diamond Ranch / Damonte Ranch / Arrowcreek  
 Double Diamond, where I live, pretty much aligns.  
 Downtown  
 Downtown  
 Downtown - Midtown - Arlington Heights  
 Downtown (Powning District Area), Old Southwest (Newlands and Plumas neighborhoods), Wells Avenue.  
 Downtown and midtown  
 Downtown and Riverwalk  
 Downtown Area  
 Downtown core ; Shoppers's Square ; from downtown to mid-town  
 Downtown Core, partially.  
 Downtown Reno, Downtown Sparks  
 Downtown River Walk, SW Historic District & Caughlin  
 Downtown yup, Mid-towne ... on the way  
 Downtown, except grocery stores  
 Downtown, inner SW  
 Downtown, Lakeside area, university district  
 Downtown, mid town, northwest  
 Downtown, Midtown  
 Downtown, midtown

Downtown, midtown, Caughlin  
 Downtown, Midtown/Old SW, Wells Ave  
 Downtown, University area, thats all I got  
 Downtown, Midtown  
 East Reno (Wells), Old SW Reno, University NW Reno.  
 East Sparks, South Reno  
 Firecreek, downtown, caughlin ranch  
 Galena, damonte ranch, high park in toronto  
 Henderson, NV  
 Hunter Lake location  
 I don't know of any.  
 I landed in Sparks, just above Victoria Square, to meet those requirements.  
 I live in downtown Reno  
 I live in Old Southwest area. There is no shopping as the larger stores...it's a 25 minute drive for me to reach stores in the southern part of Reno.  
 I think Reno could lead other communities on this  
 I wish I knew the names of neighborhoods! It would help if you provided a drop down list...  
 I've lived in North West Reno, near UNR campus, and South Reno (Enclave Apartments)... My experience in South Reno was ideal. I had a transit stop within walking distance of my home, which connected close to my workplace, and that I could take to UNR if need be.  
 There was a Winco within walking distance (but sidewalk situation not ideal). I also appreciated that food chains were nearby and accessible (i do not eat out much, but my mom likes to treat my sisters to In N Out occasionally so they don't feel like we are as constricted by money as we are; also when a neighborhood looks prosperous, the people living in it feel more prosperous as well)  
 Juniper Ridge, Caughlin Ranch, Lake Stanley  
 Keystone, downtown, midtown  
 Koreatown Los Angeles, Berkeley CA, Culver City CA  
 Lakeridge, Arrowcreek, Old SW  
 Lakeridge, downtown, Midtown  
 Lakeside Dr. area  
 Marina district (SF)  
 Mayberry to Hunter Lake, Lakeside and McCarran, West McCarran and MaeAnned  
 Mid Town, UNR Covention Center area  
 MidTown  
 Midtown  
 Midtown  
 midtown  
 Midtown  
 Midtown  
 Midtown  
 Midtown  
 Midtown



**Q4 Responses Continued**

Midtown  
 Mid-Town  
 Midtown  
 Midtown  
 Midtown and the Plumb/Plumas/Mt Rose area  
 Midtown and the West of Wells areas. Verdi.  
 Midtown area  
 Midtown area, parts of NW Reno  
 Midtown- Damonte ranch-  
 Midtown in Reno;  
 Midtown Reno, Laurel village in San Francisco,  
 MidTown Reno, Rockridge in Oakland/Berkeley CA,  
 West Hollywood in Los Angeles, CA  
 Midtown, Donner Springs, Northwest (McQueen  
 Neighborhood)  
 Midtown, downtown, old southwest  
 midtown, downtown, university  
 midtown, downtown, university  
 midtown, downtown, wells ave.  
 Midtown, Keystone Ave., West of University  
 Midtown, lakeridge, downtown  
 Mid-town, northwest, university  
 Midtown, Old Southwest (kind of), Old Northwest  
 Midtown, Old Southwest, Downtown  
 Midtown, Old Southwest, Northwest  
 Midtown, Old SW, downtown  
 Midtown, Powning neighborhood, parts of Souhwest  
 Midtown, Powning's Addition, and Old Southwest  
 Midtown, South Meadows/Damonte Ranch, Cauglin  
 Ranch  
 Midtown, South West, South Meadows  
 Midtown, University Area, South Meadows  
 Midtown, Wells Ave, University  
 Midtown, Wells, Old Southwest  
 Midtown, Wells, Old Southwest  
 Midtown, West of Wells, SoDo  
 Midtown, Westfield Village, Downtown  
 MidTown, Winnemucca, Southside-Binghamton (NY)  
 MidTown. Partly Arlington and 1st Area.  
 Midtown/ downtown/Virginia Lk area  
 Midtown; Old Southwest  
 Mogul  
 My neighborhood (old NW) has access to many of the  
 amenities, however, we don't have bike lanes and  
 sidewalks are in in front of some houses and not others.  
 Near Reno High School, Summit Ridge Drive  
 Near Reno High School, Summit Ridge Drive  
 Newlands District, Powning District  
 Newlands, west of Wells  
 None at present but Midtown is best

None. I live in Midtown and though it is nice to have  
 things close the side walks are not big enough and the  
 traffic is terrible. There are also not family friendly  
 businesses nearby and good parks that don't have bums  
 in them.  
 North Reno, University  
 North West Reno, Ward 5 and Ward 1  
 Northwest Reno (except for the horrific mass transit  
 situation there), Midtown  
 Northwest, Downtown Core, Midtown.  
 Not sure  
 NW Reno - S of McQueen, Mid Town,  
 Old South Reno  
 Old SouthWest  
 Old Southwest  
 OLD SOUTHWEST  
 Old Southwest  
 Old Southwest  
 Old southwest and midtown  
 Old southwest downtown  
 Old Southwest Reno  
 Old Southwest Reno, Wells corridor  
 Old southwest, Caughlin ranch area (just outside the  
 HOA), and near Bartley ranch  
 Old Southwest, Downtown, Midtown  
 Old Southwest, MidTown, Downtown  
 Old Southwest, Midtown, South Meadows  
 Old Southwest, Midtown, South Meadows  
 Old Southwest, Mid-town, West University  
 old southwest, parts of the Wells Ave neighborhood,  
 Midtown, portions of South Meadows  
 Old southwest, plumb lane corridor, double diamond  
 Old South-West, Powning, Wells  
 Old southwest, Southwest between Mayberry &  
 California, Midtown  
 Old southwest, Southwest between Mayberry &  
 California, Midtown  
 Old Southwest/Midtown  
 Old SW Reno, Riverwalk Downtown, GSR  
 Old SW, old NW used to be this way, but sadly land lords  
 and lack of low income housing have changed  
 this....there are many hotel dwellers and homeless  
 people along the Keystone 5th 4th st areas.  
 Our current neighborhood near Plumb and Hunter Lake  
 fits our preferences - it's part of why we moved (within  
 the past year). Having a walkable and bikable area has  
 been great!  
 Palo Alto, CA Sunnyvale, CA Los Altos , CA  
 Palomino Valley off of Pyramid Highway, Red Rock off of  
 N395  
 Portland OR. Davis CA.  
 Somerset, Damante Ranch

**Q4 Responses Continued**

Somerset, Reno; Corvallis, Oregon;Portland, Oregon  
Somerset. Arrowcreek. Old Southwest.  
South Reno off Del Monte Lane at Anderson Park,  
Bartley Ranch, Huffaker, Lakeside. Terrific amenities,  
need a trail loop through the new Rancharrah  
development down Del Monte to access Anderson Park  
via Bonde Lane. (already an access there) and then  
round thru Anderson to Bartley (existing) and back thru  
Rancharrah.  
South Virginia st area, sparks(by legends  
Southwest Reno, midtown, west university  
Southwest Reno; D'Andrea Sparks  
Sparks, midtown, downtown reno  
The Mid-Town neighborhood seems to be very  
walkable, but more trees and walking paths away from  
all the traffic would be nice.  
There used to be two bus stops within a few minutes  
walk but they were eliminated several years ago.  
To improve accurate responses, there should be a map  
here indicating neighborhoods because many people  
taking this survey will not be aware of Reno  
neighborhoods.  
Too unfamiliar with Reno to say  
University area, Caughlin Ranch, parts of Somerset,  
some parts of Sparks  
University district, wells ave, newlands  
UNR, mid-town, Peppermill  
Uptown in Minneapolis; Boulder CO; Downtown  
Madison WI  
Verdi, Northwest Reno, Old Southwest  
Virginia Lake  
Ward 1  
Ward 3 (Midtown, Wells Ave Conservation District,  
Riverside Drive/Idlewild).  
Washoe Valley, South Reno  
We are in NW Reno near UNR and Rancho Park - perfect  
We lived for several years at the Redfield Apmts near  
McCarran & Kietzke; except for the unpleasantness of  
busy McCarran, walking to everything was possible and  
sometimes quite enjoyable (though it could have used  
more shade trees and paths). King's Row had fabulous  
walking for short distances. Exceptional walking/transit  
access in Chgo and neighboring Oak Park. EL ride into  
work was 18 minutes, lovely old tree lined sidewalks to  
library, stores, restaurants and friends.  
Wells Ave, Midtown/Old SouthWest, Downtown.  
West Plumb lane.... Close to river, store, bus route,  
bike lanes on Mayberry drive  
West Reno  
Within the McCarran loop  
Would like downtown, but it doesn't presently. So  
mid-town and south reno

**Q5 - (Optional) Please share up to three neighborhoods in Reno that you think have the potential to become more aligned with your amenity preferences from Question 3 with additional development and public investment:**

? New to the area  
 4th Street Area; Downtown; Idlewild Park area  
 All would be accessible as well as many more along Virginia Street, plus Renown and the airport, if a Streetcar covered these routes.  
 All along the river; around UNR campus; in older parts of Reno as properties re-develop - add mixed use  
 All of South Reno (Damonte, S Meadows, etc)  
 Any place within 0.5 miles of Virginia Street between UNR and Meadowood Mall  
 Anywhere in South Reno  
 Arrowcreek, Double Diamond Toll Bros homes; Midtown; Downtown  
 Between the River and 80, University District, West 4th and 5th  
 Callahan Ranch- we would like to be able to walk safely to the grocery store and nearby park  
 Campus area  
 Caughlin Ranch, Mayberry, Damonte Ranch  
 Cold Springs  
 Curti Ranch  
 Damonte Ranch  
 Damonte Ranch  
 Damonte ranch- downtown of it EVER gets cleaned up from the seedy element  
 Damonte Ranch, Double R, Old Southwest Reno  
 Damonte Ranch, South Meadows, Downtown  
 Del Monte Lane, Huffaker, Lakeside  
 Del Monte, Lakeside, Huffaker can become even more user friendly to the existing horse community as well as bicyclists, pedestrians  
 Dickerson Road, Midtown, East 4th Street  
 Downtown  
 Downtown  
 Downtown  
 Downtown  
 Downtown  
 Downtown  
 Downtown  
 Downtown  
 Downtown  
 Downtown  
 Downtown  
 Downtown  
 Downtown  
 Downtown (east and west), University (needs more)  
 Downtown and along the river. Haven't been here long, but those places need help  
 Downtown core ; Shopper's Square area  
 Downtown Core.

Downtown needs to be more residential friendly. The 20 beer crawls a year, public urination and vomit not cleaned up, no permits required- it's a war zone with drunken people in charge. The police presence in downtown is deplorable, Siegel is being handed public park access to the river! I had planned on retiring in my condo but after the second night of a cruising car with bass jacked up so high car alarms were going off? Rethinking it! Why don't the crawls, which are special events be required to have permits, amenities (like toilets) and CLEAN UP afterwards????  
 Downtown Reno, Midtown Reno, Northwest Reno  
 Downtown Reno, Midtown west of the university  
 Downtown Reno; near UNR; along California Ave and So. Virginia St.  
 Downtown,  
 Downtown, 4th street, sommerset  
 Downtown, downtown downtown  
 Downtown, hidden valley  
 Downtown, midtown  
 Downtown, midtown, old southwest, caughlin  
 Downtown, Midtown, University  
 Downtown, midtown, wells and university area  
 Downtown, Northwest  
 Downtown, northwest, university area  
 Downtown, Plumb Lane/S. Virginia Street, Keystone/6th Street  
 Downtown, University District, and Fourth Street east of downtown  
 Downtwon area is lacking access to grocery/market with affordable foods  
 Everywhere!  
 Galena, Southwest, Spanish Springs  
 Golden Valley, Panther Valley  
 Greater University Area, Mae Anne/Robb Drive,  
 Downtown Reno  
 Huh? Question is confusing.  
 Hunter Lake location  
 I live in Midtown and would hope that things get better there for pedestrian and bike life.  
 I wish I knew the names of neighborhoods! It would help if you provided a drop down list...  
 Inner NW  
 Kings Row, East of Wells, South of Moana  
 Lakeridge, Mayberry/Caughlin, old Northwest  
 Lemmon Valley, Robb Drive Area  
 Lemmon Valley, Robb Drive Area  
 Little San Francisco neighborhood (in northwest Reno)  
 Mayberry, Neil Rd. Stead

**Q5 Responses Continued**

<p>McCarran and Kietzke area; King's Row has plenty of sidewalks, nice parks, and is so close to many busy streets, but the shopping/safety needs to be improved. (I'd love to see North Valleys, Stead area in particular, improve their pedestrian abilities.)</p> <p>Mid town- sidewallds</p> <p>Mid Town, Down Town, UNR</p> <p>Midtown</p> <p>Midtown</p> <p>Midtown</p> <p>Midtown</p> <p>Midtown / South Reno - Foothill Road to Summit Sierra / Downtown</p> <p>Midtown area</p> <p>Midtown, Downtown Corridor, Old Northwest</p> <p>Midtown, downtown, university</p> <p>Midtown, downtown, university</p> <p>Midtown, Meadowood Mall, and former Park Lane Mall</p> <p>Midtown, old southwest (Gordon, Nixon mt rose area) and all neighborhoods around swope, roy Gomm , hunter lake elementary ( california ave)</p> <p>Midtown, University Gateway</p> <p>Mid-Town, University Terrace, 4th Street</p> <p>Midtown,downtown, old southwest</p> <p>Midtown. South of Midtown (SOMiTo). Old SouthWest.</p> <p>Mira Loma park area</p> <p>Near Rattlesnake. Wells corridor. Mid Virginia.</p> <p>Neil Road/Moana area, Wooster Area, University Area</p> <p>No public investment needed. If people want these amenities, private parties can provide including transit such as Uber. No need for the city to get involved except to approve permits.</p> <p>None</p> <p>North Valleys; UNR; Downtown</p> <p>Northwest</p> <p>Northwest and the western part of the Southwest</p> <p>Northwest Reno, North Valleys</p> <p>Northwest, Downtown Core, Midtown</p> <p>Northwest, university</p> <p>Not off the top of my head.</p> <p>Not sure</p> <p>NW area - specifically McCarran/Mayberry and McCarran/Manzanita</p> <p>NW Reno, 4th Street, Wells Ave</p> <p>Old Northw</p> <p>Old Northwest, Northeast (Valley Rd- complete street it and reduce lane width), Downtown (needs more housing and more diversity of destinations)</p> <p>Old Northwest/ West university, 4th Street between Downtown and Sparks.</p> <p>Old NW Reno (off Keystone), Socrates area</p> <p>Old NW, NW</p>	<p>Old NW/University, Midtown</p> <p>est (inside the McCarran ring road)</p> <p>Old NW/UNR, inner SW/Virginia Lake area</p> <p>Old southwest downtown</p> <p>Old Southwest,Downtown Sparks, Central, UNR</p> <p>Old Southwest/Midtown, Powning, Wells</p> <p>Old Southwest/Southwest, Downtown</p> <p>Old SW Reno, mid-town, NW adjacent to UNR, area between UNR &amp; downtown, east of mid-town, Idlewild vicinity</p> <p>Old, old SW, mid-town, downtown</p> <p>Our neighborhood would be perfect with closer bus stops and more frequent service.</p> <p>Palomino Valley off of Pyramid Highway, Red Rock off of N395</p> <p>Please see answer to #4, for this answer</p> <p>Plumb &amp; Virginia Area. Cal Ave District. Keystone &amp; California Area (near Reno High).</p> <p>Plumb/Kietzke</p> <p>Powning, highland park, 4th st corridor</p> <p>Reno High neighborhood/Keystone 7Th area northwest /</p> <p>Reno stead north valleys</p> <p>Riverwalk (get rid of the squatters), Keystone at the end of 5th street (clean it up), Sixth/Evans streets toward university</p> <p>Same</p> <p>Same</p> <p>See above on old NW</p> <p>See previous</p> <p>Smithridge Park area</p> <p>Somersett</p> <p>Somersett</p> <p>Somersett could benefit from a bus stop at the Town Center to near downtown casinos and restaurants.</p> <p>Somersett/DelWebb</p> <p>Sommerset</p> <p>South Creek</p> <p>South meadows</p> <p>South Reno has potential, but I see us staying in the midtown corridor most likely - be in Reno or Sparks.</p> <p>South Reno, Mira Loma &amp; McCarran/Hidden Valley</p> <p>South reno, old southwest</p> <p>Southwest Reno, Northwest Reno, Suburban South Spanish springs</p> <p>Stead</p> <p>Stead,Iemmon Valley</p> <p>Sun Valley</p> <p>There are some restaurants we walk to from my home, on the Riverwalk. We also walk to the Century Riverside movie theatre. We would like to see more of a plaza type area that is not overwhelmed with homeless people panhandling. We would do more walking downtown, but after dark do not feel safe doing so.</p>
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**Q5 Responses Continued**

They all do with enough \$  
Too unfamiliar with Reno to say  
University - East 4th - West 4th  
University District, Sparks  
Victorian sq.  
Virginia lake, east university, Wells ave  
Ward 1  
Ward 4 (N. Sutro Street, 4th Street Corridor, W. 4th Street)  
Ward 5, Ward 1, and Ward 2  
Wells Av, 4th St  
Wells Ave., Midtown, Downtown.  
West of wells, damonte ranch  
West Reno, Caughlin Ranch  
West Reno, South Meadows, NE Reno (Fairgrounds)  
West University  
West University, West of Wells  
When I lived in North West Reno(Sky Terrace), I was cooped up in the house a lot because there wasn't anything within a walking distance. This isn't so concerning to me because I realize West/North West Reno is a more wealthy area, so families living there generally have cars and use them on a daily basis to do what they want. What was more concerning to me was around UNR & downtown. As a student with no car and little time/energy I found it very inconvenient that the nearest grocery store was an indirect 30 minute route by bus (I never ended up learning the route to get there either, I kept getting lost and ended up learning the way by foot was easier...) I feel like easy access to a grocery store is very important especially for the people of Downtown Reno(not just students) because many of the rely on public transit (or can't even afford that). Some resort to buying food from convenience stores which is far more expensive and poor financial decision they may be forced into at the time.  
Why not all?

**FOR QUESTIONS 6-11: In Question 3, you identified amenities that are important to have accessible within 10-minutes of your home. Does your preference for home type vary by the availability of these amenities?**

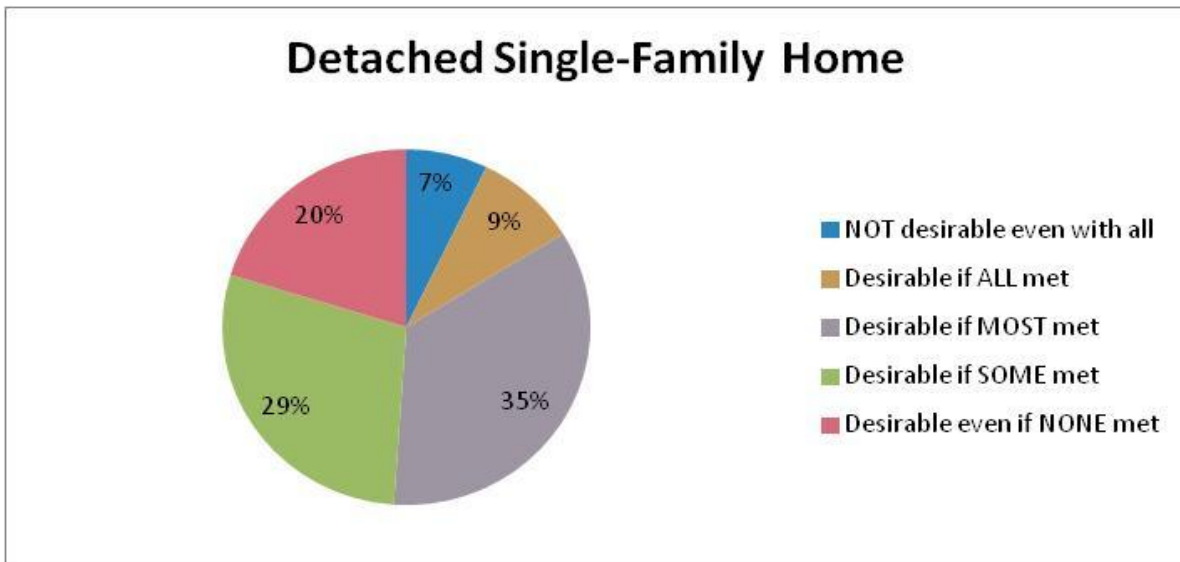
Please select one option for each of the following home types:

**Q6 - Detached single-family home - A freestanding home with a private yard. Sample images:**



Thinking about your amenity preferences from Question 3, please complete the phase: This type of home is...

	NOT desirable even with all	Desirable if ALL met	Desirable if MOST met	Desirable if SOME met	Desirable even if NONE met	Total
Detached Single-Family Home	23	29	112	92	65	321



**Write-in responses to Q6**

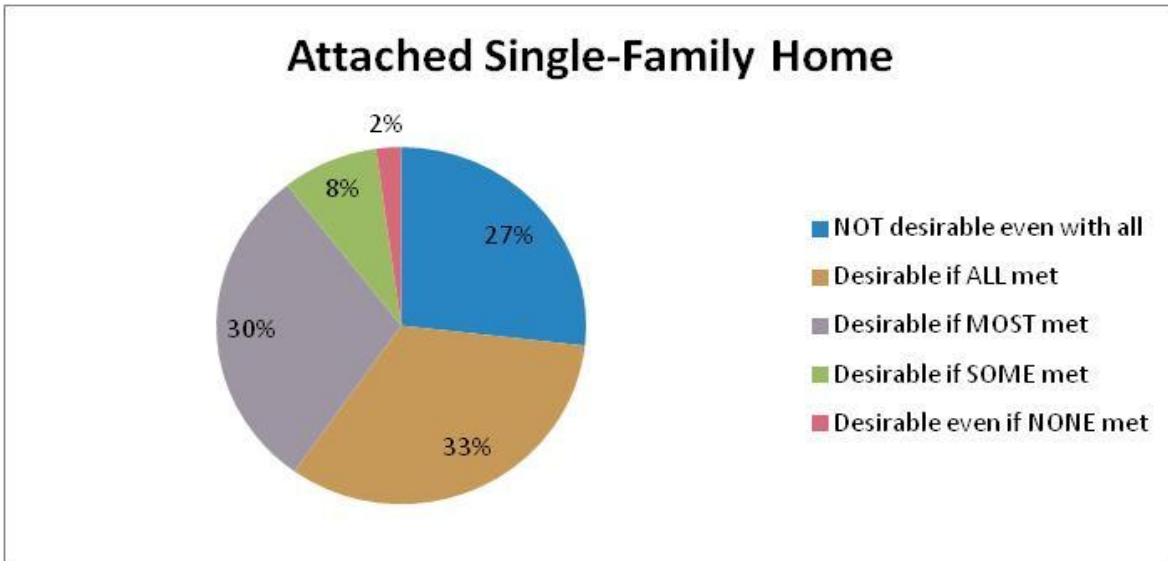
- Disabled
- Get real. for most people price of home is top determining factor.
- I don't like the suburban one- architecture and age matters. Regardless, I would prefer a smaller home.
- I have lived in my (small) single family home since 1998 and will continue in it.
- I have no reason to move. I like it where I am in unattached house in old Northwest.
- I like my space.
- I live in a single family home. Hope my immediate neighborhood stay with predominantly single family homes
- It would depend on the size of the house. A house under 850 sq. ft. is ideal for me.
- Most would call this an ideal home, but it's still important to have access to transit/grocery stores for living needs.
- Multi family or Multi generational home.
- only desirable with a large (1 acre) property
- Really depends upon exact location, not architectural style.
- Skyrise or Condo in downtown would be my preference
- Why are developers still building garages with homes attached?

**Q7 - Attached single family home - A home with one or more sides that are shared with another home; has its own ground-level entrance and could have a small private yard or shared yard space. Sample images:**



Thinking about your amenity preferences from Question 3, please complete the phrase: This type of home is...

	NOT desirable even with all	Desirable if ALL met	Desirable if MOST met	Desirable if SOME met	Desirable even if NONE met	Total
Attached Single-Family Home	86	106	95	27	7	321



**Write-in responses to Q7**

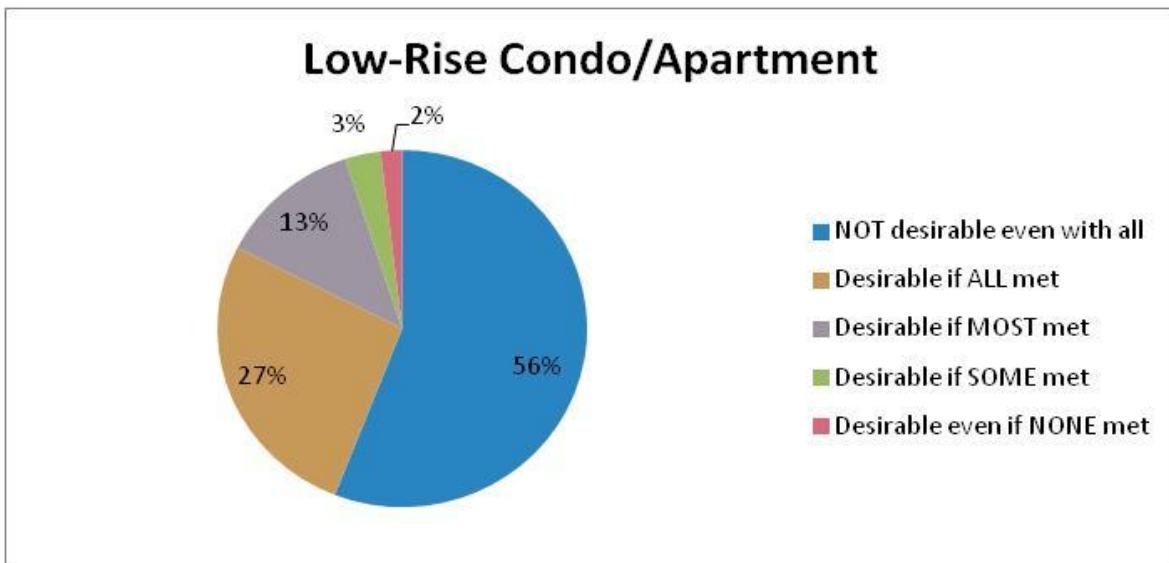
Am aging and prefer single level housing.  
 Don't like to share walls.  
 For future growth, I would prefer to see these in areas (such as mid-town) rather than build out into the country side.  
 Further, detached homes of the present take too much space (due to large footprint/sq foot).  
 I live on 41 acres in a single family dwelling  
 If I can have the one on the right.  
 Secondhand tobacco smoke exposure (and even e-cig vapor) is a worry for me in living situations like this - would want a no-smoking policy. If recreational marijuana is allowed exposure might be concerning too.  
 Shared walls must be soundproof and Homeowner fees must be reasonable

**Q8 - Low-rise condo or apartment - A unit in a two to three story building; might have a shared entrance, small private patio and shared common areas. Sample images:**



Thinking about your amenity preferences from Question 3, please complete the phase: This type of home is...

	NOT desirable even with all	Desirable if ALL met	Desirable if MOST met	Desirable if SOME met	Desirable even if NONE met	Total
Low-Rise Condo/Apartment	179	85	40	10	6	320



**Write-in responses to Q8**

But only if it's not in a huge apartment hive development  
 In a semi-surburban density  
 Not really interested in living on top of other people. Every amenity preference would have to be met and then some.  
 Prefer single level home  
 Quality, senior independent to assisted living  
 Secondhand tobacco smoke exposure (and even e-cig vapor) is a worry for me in living situations like this - would want a no-smoking policy. If recreational marijuana is allowed exposure might be concerning too.  
 Shared walls must be soundproof and Homeowner fees must be reasonable  
 There's a BIG difference between condos & apt buildings

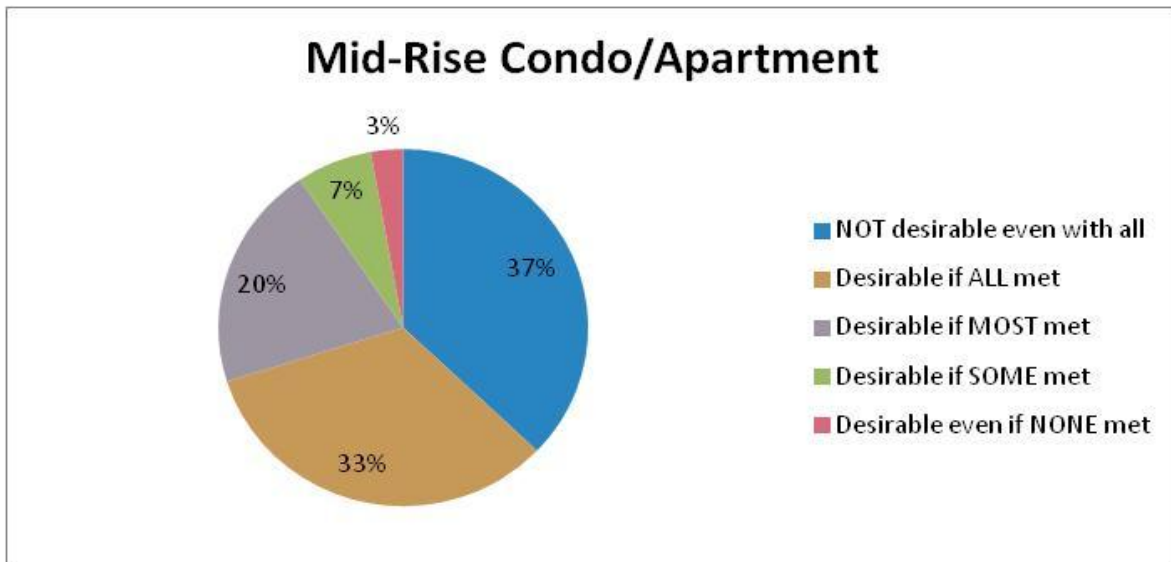


**Q9 - Mid-rise condo or apartment- A unit in a three to five story building; might have a shared entrance, small private patio, shared common areas and ground-floor retail. Sample images:**



Thinking about your amenity preferences from Question 3, please complete the phrase: This type of home is...

	NOT desirable even with all	Desirable if ALL met	Desirable if MOST met	Desirable if SOME met	Desirable even if NONE met	Total
Mid-Rise Condo/Apartment	118	105	65	21	9	318



**Write-in responses to Q9**

\*last 2 questions\* I'm answering as an individual, but if I were answering for my family it would also be important there was enough space for all of us + amenity preferences are met

A note: These are all great but they look like every other community in California. Not very unique to this area. But not if it's a huge hive development

I don't like common fees

I live on 41 acres in a single family dwelling

Increase noise - forcing too much in small place

Not really interested in living on top of other people. Every amenity preference would have to be met and then some.

Prefer single level but this might be ok with good elevators

Secondhand tobacco smoke exposure (and even e-cig vapor) is a worry for me in living situations like this - would want a no-smoking policy. If recreational marijuana is allowed exposure might be concerning too.

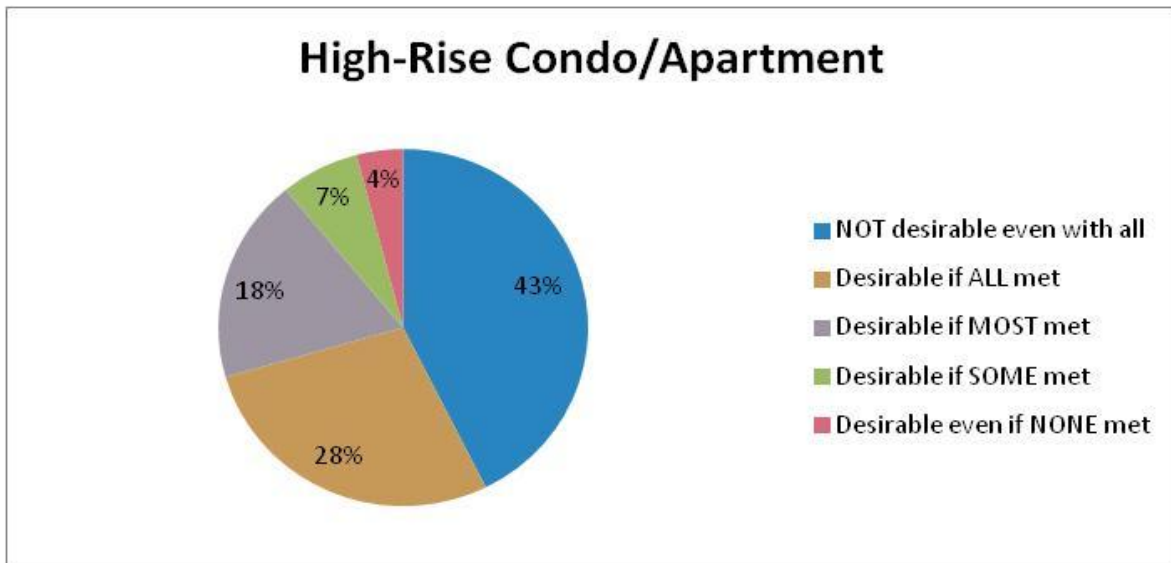
Shared walls must be soundproof and Homeowner fees must be reasonable

**Q10 - High-rise condo or apartment - A unit in a building five or more stories that has a lobby entrance, shared common areas and likely ground-floor retail. Sample images:**



Thinking about your amenity preferences from Question 3, please complete the phrase: This type of home is...

	NOT desirable even with all	Desirable if ALL met	Desirable if MOST met	Desirable if SOME met	Desirable even if NONE met	Total
High-Rise Condo/Apartment	136	89	59	22	13	319



**Write-in responses to Q10**

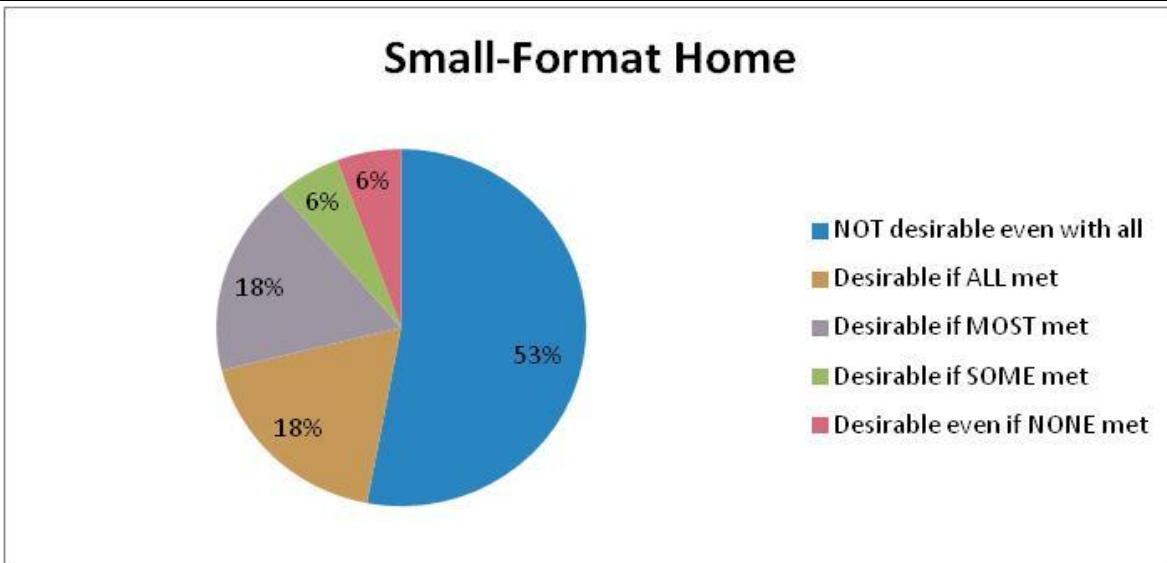
- I live in a high rise, love it, but disgusted with the filth and beer crawls!
- I live on 41 acres in a single family dwelling
- Not really interested in living on top of other people. Every amenity preference would have to be met and then some. Secondhand tobacco smoke exposure (and even e-cig vapor) is a worry for me in living situations like this - would want a no-smoking policy. If recreational marijuana is allowed exposure might be concerning too.
- Shared walls must be soundproof and Homeowner fees must be reasonable
- Too crowded
- Would not be desirable for family even if all amenities were met
- Yeah, if I could afford.

**Q11 - Small-format home - A freestanding home with a small footprint and efficient layout for compact living. Sample images:**



Thinking about your amenity preferences from Question 3, please complete the phrase: This type of home is...

	NOT desirable even with all	Desirable if ALL met	Desirable if MOST met	Desirable if SOME met	Desirable even if NONE met	Total
Small-Format Home	169	58	56	18	18	319

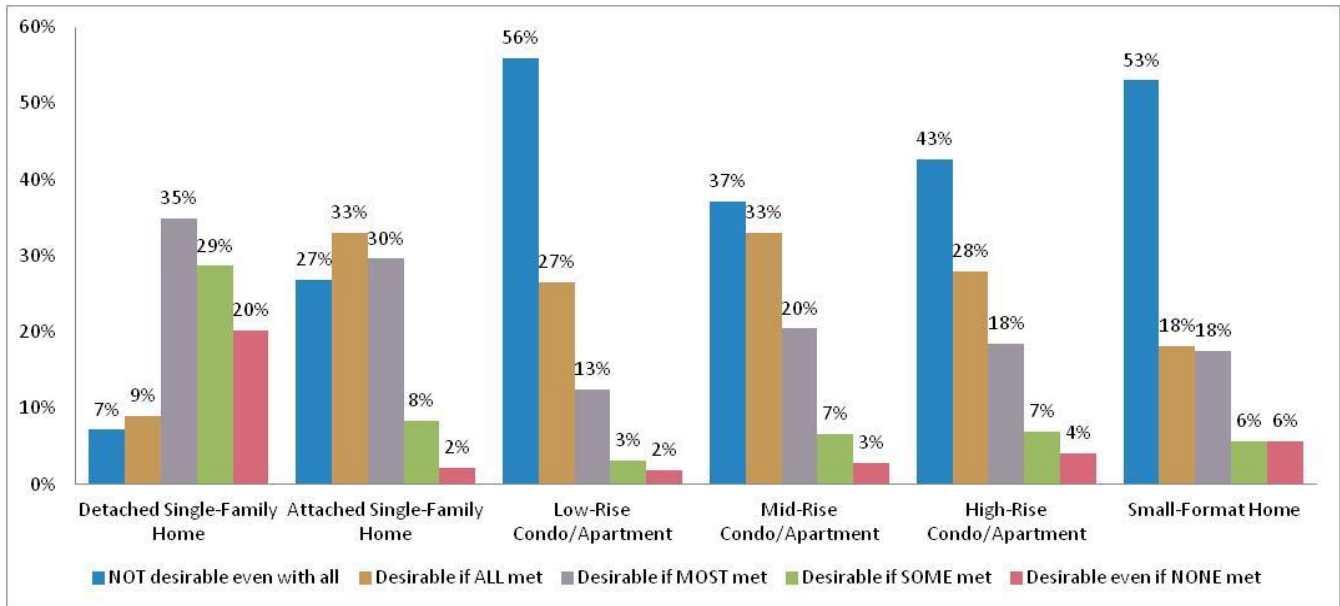


**Write-in responses to Q11**

As a tall guy, these homes aren't my preference. I do, however, think they have a place and should be considered/ supported in Reno. If people are interested in living in a minimalist option, we should find a way to accommodate that. Maybe a pilot, tiny-home community with a community garden?  
 As long as it had a fenced yard for the dogs.  
 Cute but not practical.  
 Desirable if building codes allowed for small format home on a foundation with utility hookups  
 Don't stand in the way of tiny houses. Let people build them in addition to a house on the same plot. Try to make it easy to get permits.  
 I live on 41 acres in a single family dwelling  
 I want administrative and zoning barriers removed so tiny houses can be permitted in Reno!  
 Impractical. I have too much stuff.  
 In suburban area only  
 Interesting!  
 My home for two is currently 980 sq feet.  
 Some of these questions I answered with our college age children in mind.  
 Too old not to have too much stuff that would fit in a tiny house like these.  
 Way too small. Makes for a cute show on HGTV, but seriously not for me.  
 Would love to see ordinances that help with leaving a "small footprint" - like rainwater collection, composting toilets, greywater collection/use, etc.  
 Would take a rethinking of my transportation priorities.

**COMPARISON OF QUESTIONS 6-11:**

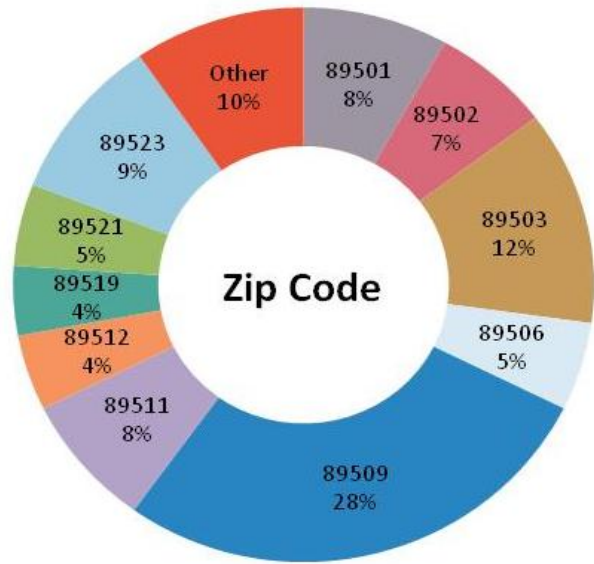
Raw Data	NOT desirable even with all	Desirable if ALL met	Desirable if MOST met	Desirable if SOME met	Desirable even if NONE met	Total
Detached Single-Family Home	23	29	112	92	65	321
Attached Single-Family Home	86	106	95	27	7	321
Low-Rise Condo/Apartment	179	85	40	10	6	320
Mid-Rise Condo/Apartment	118	105	65	21	9	318
High-Rise Condo/Apartment	136	89	59	22	13	319
Small-Format Home	169	58	56	18	18	319



**Demographic Information**

**Q12 - What is your zip code?**

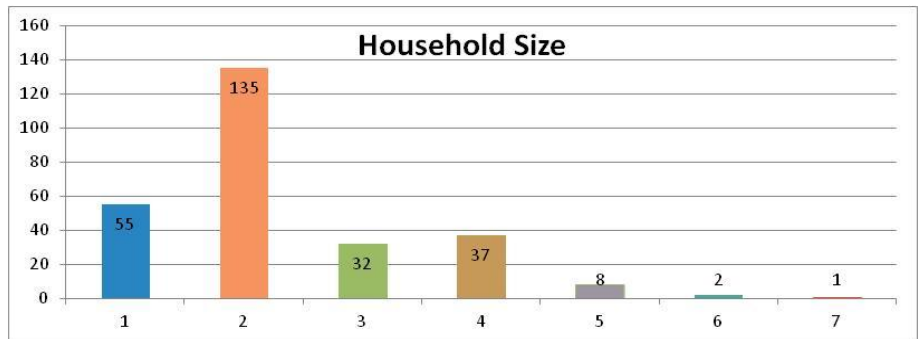
Zip	Count
89501	22
89502	18
89503	34
89506	14
89509	75
89511	21
89512	12
89519	11
89521	13
89523	26
Other*	26
<b>Total</b>	<b>272</b>



\*Other includes: 89431, 89434, 89436, 89703, 89704, 89439, 89508, 89439, 89412, 89433, 89429, 89441, and 89510

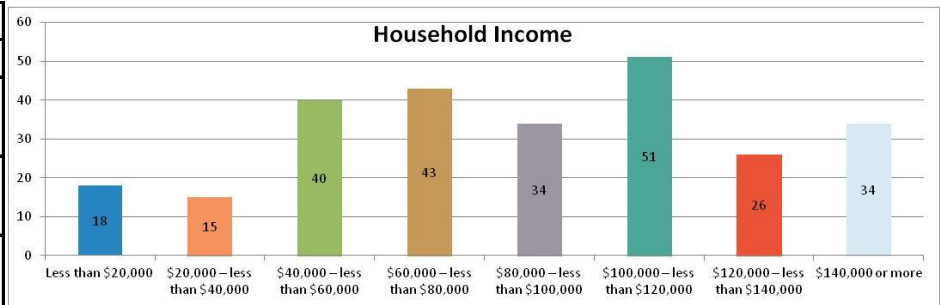
**Q13 - How many people live in your household?**

Household Size	Count
1	55
2	135
3	32
4	37
5	8
6	2
7	1
<b>Total</b>	<b>270</b>



**Q14 - What is your household income?**

Income	Count
Less than \$20,000	18
\$20,000 – less than \$40,000	15
\$40,000 – less than \$60,000	40
\$60,000 – less than \$80,000	43
\$80,000 – less than \$100,000	34
\$100,000 – less than \$120,000	51
\$120,000 – less than \$140,000	26
\$140,000 or more	34
<b>Total</b>	<b>261</b>



Q15 - What is your age?

Age	Count
Under 18	3
18 to 24	18
25 to 34	51
35 to 44	48
45 to 54	44
55 to 64	50
65 to 74	42
75	6
<b>Total</b>	<b>262</b>

