



Blueprint Bethel Park

Comprehensive Plan Executive Summary

Blueprint Bethel Park is the municipality's official long-range comprehensive plan, adopted by Council in July 2020. The document represents the community's effort to continue proactively charting a course for future stability and prosperity, providing a fact base to inform the location, timing and type of future development. Additionally, it gives local leaders a clear sense of direction based on robust community outreach.

This plan ultimately belongs to the residents of Bethel Park. Understanding this, Council appointed a diverse volunteer Steering Committee to lead the development of the plan. It was important to the Steering Committee and Council that the development of the plan be as transparent as possible, so all plan meetings were advertised and open to the public.

The process unfolded according to the timeline on the following page, focusing heavily on public and stakeholder outreach during the first half of the process. This was intentional on the part of the Steering Committee, whose members preferred to gather as much feedback as possible before forming opinions about a consensus community vision or priorities for the municipality in the long term. The group carefully reviewed both quantitative survey results as well as more than 1,000 comments submitted for their review.

The major components of the plan — vision, objectives, strategies and future land use map — were vetted by the public at the March 2019 public meeting, which was streamed live and allowed for remote participation. Public feedback actively shaped the document prior to its official adoption by Council following a 45-day public and agency review period and final public hearing.

The plan is a playbook of practical strategies to address issues that the process determined will be critical to Bethel Park during the next 10 years, including traffic safety and efficiency, supporting local businesses, cultivating a vibrant, walkable transit-oriented area, sustainably providing high-quality public services and facilities, stormwater management strategies and other issues residents and business owners identified as being most important.

Following adoption comes the most exciting part of the process: Implementation, carrying forward the momentum of partnerships and projects discussed as the plan began to unfold.

Project milestones

June 2018

Project Kickoff, Steering Committee formed

July 2018

Launched plan
at July 4th
Spectacular,
website live

Summer 2018

Additional
public events,
focus groups

Sept 2018

Visioning at Community Day

Oct 2018

Live Polling at Town Hall

Winter 2018

Identified,
developed key
issues, vision

March 2019

Second public meeting

April 2019

Steering Committee completes draft

Summer 2019

Planning
Commission and
Council review
and revise plan

Winter 2019

Plan circulates for public review

July 2020

Council adopts plan following public hearing



Community members provided input on broad and specific topics at a variety of community events and targeted focus groups.



The vision:

Bethel Park will provide an inclusive, safe and well-connected community that fosters economic development and innovation, protects and enhances environmental resources and respects local heritage while addressing the challenges of the future.



The vision statement for the long-range future of Bethel Park sets up the following six objectives, each of which comes with a set of action steps.

Connectivity

A transportation network enhanced by increased connectivity and intelligent system management, with more safe and viable alternatives to driving

Vibrant Core

An attractive, walkable downtown area with commercial diversity and regional draw

Prosperity

A strong and diverse local economy supported by healthy neighborhoods

Resilience

Established protection and enhancement of open space and natural resources

Character

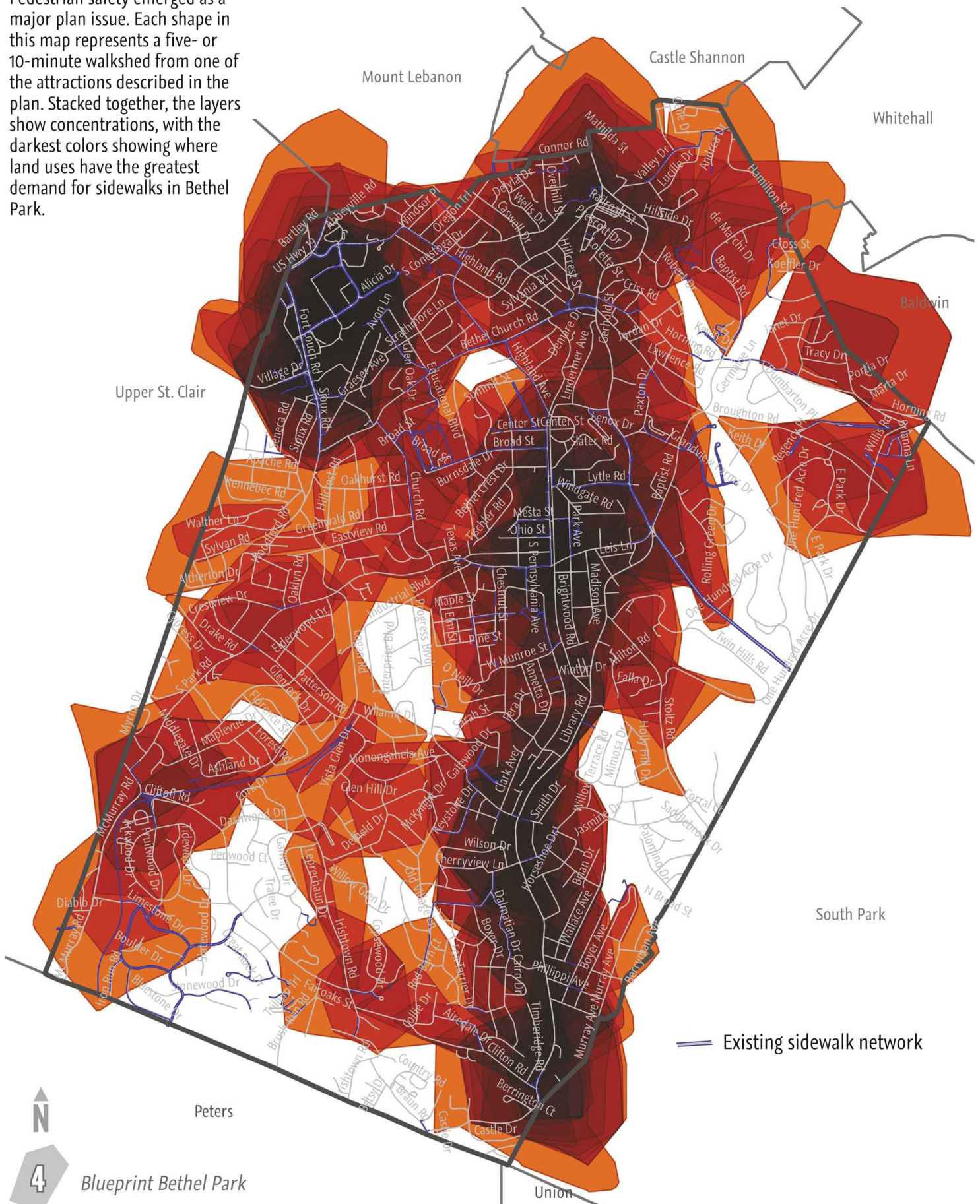
An engaged, educated citizenry that actively cultivates a sense of community, mutual trust and belonging

Investment

Continued provision of capital improvements and public facilities and services that enhance quality of life

Sidewalk Investment Priority Map

Pedestrian safety emerged as a major plan issue. Each shape in this map represents a five- or 10-minute walkshed from one of the attractions described in the plan. Stacked together, the layers show concentrations, with the darkest colors showing where land uses have the greatest demand for sidewalks in Bethel Park.



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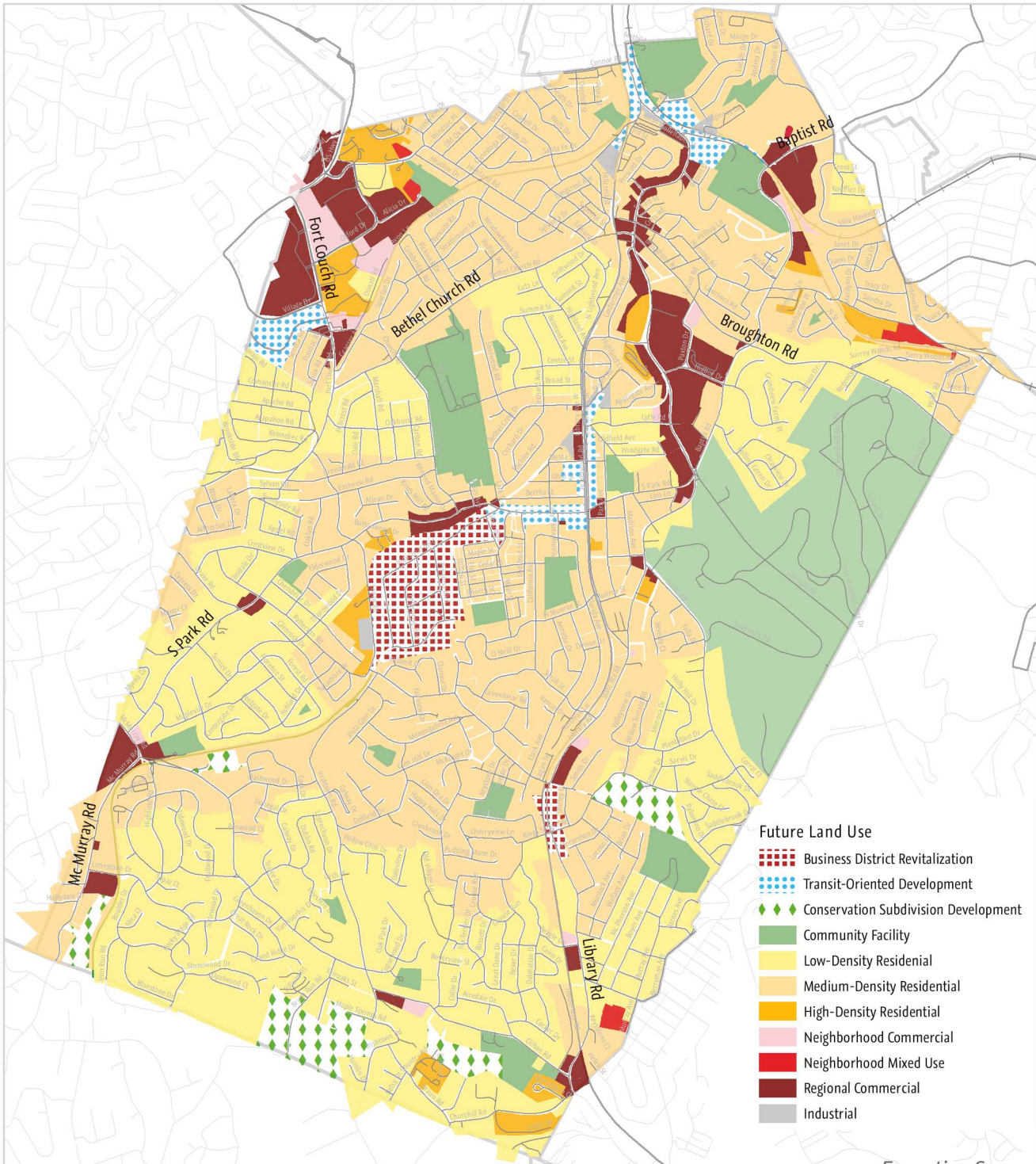
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Future Land Use Map

The Future Land Use Map represents a long-range vision of how Bethel Park should develop. It is a guide for future decisions to encourage orderly growth and redevelopment. Potential development pattern changes anticipated during the next 10 years include:

- Business district revitalization along the Route 88 corridor, particularly between Lytle Road and Corrigan Drive, Logan Road and Kings School Road
- New permanently protected greenway (shown as Community Facility along Bethel Park's northern border)
- Transit-oriented development surrounding select "T" stations, referring to walkable, higher-density mixed-use patterns
- The modernization and improvement of the Industrial Park
- Conservation subdivision design to preserve and protect environmental resources in undeveloped areas adjoining residential neighborhoods





For more information or to get involved in implementation, consult the Planning/Zoning and Engineering Department at planning@bethelpark.net or (412) 831-6800 x. 130 or 131.