



CORE VALUES

1. Well-Designed Communities and Core Areas

The urban and rural components of the City of Damascus shall be developed and integrated in a sustainable and environmentally-responsible manner. Careful consideration must be given to the planning and design of all civic and physical infrastructures. A variety of attractive design styles shall reflect the area's history.

To avoid sprawl, core areas shall have mixed-use developments that combine medium- to high-density residential units with compatible commercial and retail components, all of which surround a community plaza. The core area shall have adequate, attractive, reasonably-sized parking areas, as well as main streets that are pedestrian friendly. Denser, more developed areas shall be clustered to minimize encroachment on open rural landscape. The result shall be safe and welcoming core areas offering opportunities for people of all ages and abilities to interact.

2. Effective Transportation Systems

A coordinated land use and transportation plan shall be crafted to ensure an efficient, attractive, and financially feasible system of motorized and non-motorized transportation. This will include a transit system. Within the core areas there shall be public transportation to move people efficiently while reducing vehicular traffic. Major through-traffic shall be routed around the core areas.

3. Employment and Economy

The City of Damascus shall create a diverse range of employment opportunities building on existing employment in the area. Identification of adequate employment-producing land shall occur early in the planning process, well before development occurs. Future employment growth shall capitalize on strengths within the region and tie into international markets.

4. Governance

The City and related service providers, with a sense of integrity, ownership and accountability, shall see that appropriate infrastructure is provided prior to the occurrence of significant growth.

5. Rural Character

As growth occurs in the City of Damascus the area shall retain a substantial degree of rural character, even while accommodating a fair share of regional residential and employment growth. Rural character means that open landscape is integrated with and more visually dominant than urban development. Development shall be clustered in such a way that a maximum amount of open space is retained. As growth proceeds, a density gradient shall be established and maintained; density shall be most intense in core areas and gradually less dense toward open spaces that include riparian areas, nurseries, parks, produce farms, small-scale farms, greenways, golf courses, upland forests, and non-developable land such as landslide-prone slopes.

6. Sense of Community

Development in the City of Damascus shall accommodate opportunities for neighbors to gather and participate in caring for the community. Public spaces will encourage both organized and casual interaction and provide a variety of indoor and outdoor activities for a diverse citizenry of all ages. Such community spaces and activities include residential neighborhoods, schools, playgrounds, Day in the Park events, farmers' markets, community and senior centers, and community parks and plazas. Provisions shall be made to allow for the number of community spaces to increase as the community grows. Each neighborhood community within Damascus shall maintain and reflect its inherent history and distinct identity. The inspiration for forming the City of Damascus came from the community; the City shall continue to encourage unique, even risk-taking innovation from the community.

7. Environmental Responsibility and Protected Special Places

The City of Damascus shall distinguish itself nationally by its concern for natural areas. Linking corridors that interconnect green spaces shall embody this value. The growth occurring in the area shall be designed to ensure the quality of nature's gifts, including—but not limited to—clean water, high-quality fish and wildlife habitat, healthy air quality, and the area's heritage and history.

The City's plan shall maintain opportunities for farming, local markets, and pastoral views. A network of trails linking green spaces and historical sites and routes within the area shall utilize natural waterways to interconnect parks on the area's many buttes. Damascus should strive for sustainability, encouraging conservation and energy efficiency in both urban design and city function.

8. Economic Fairness

The City of Damascus shall strive to achieve economic fairness in matters pertaining to the balance between public and private property rights and interests.

Resolution No. 06-117, "Resolution of the City of Damascus Approving the *Guidance for a New City* document" was approved by City Council on December 18, 2006, which includes Core Values 1 through 7.

Resolution No. 09-233, "Amendment to City of Damascus *Guidance for a New City*" was approved by City Council on September 8, 2009, which amends the *Guidance for a New City* document to include Core Value No. 8.