

Common Threads Reported & Heard

- JCA critical to success (coordination, business recruitment, etc.)
- Parking – good start but need additional alternatives (consolidation/improvement of lots, shared parking, etc.), esp. for employees
- Business environment – much improved over past but could be furthered by more proactive approaches, timeliness, etc.
- Vacancies: Improve appearance, take strategic approach to recruiting new occupants
- Areas to model: Chestnut Hill, Doylestown, Glenside, Ambler
- Old York Road issues
- Utilizing fronts and backs of stores along Old York Road
- Strong sense of community
- Hiway Theater – expand, use as anchor/catalyst
- Change outside perceptions – rebranding
- Business taxes are issue (hurt competitiveness; abatements could be used as incentive)
- Buci site key to revitalization effort
- Need outsider input to see what will attract new users
- Foster Jenkintown as a DESTINATION (unique and independent retailers, restaurants, etc.)
- Residential infill (or new completely new residential) key to attracting new commercial occupants (empty nesters set good target)



existing conditions

Findings

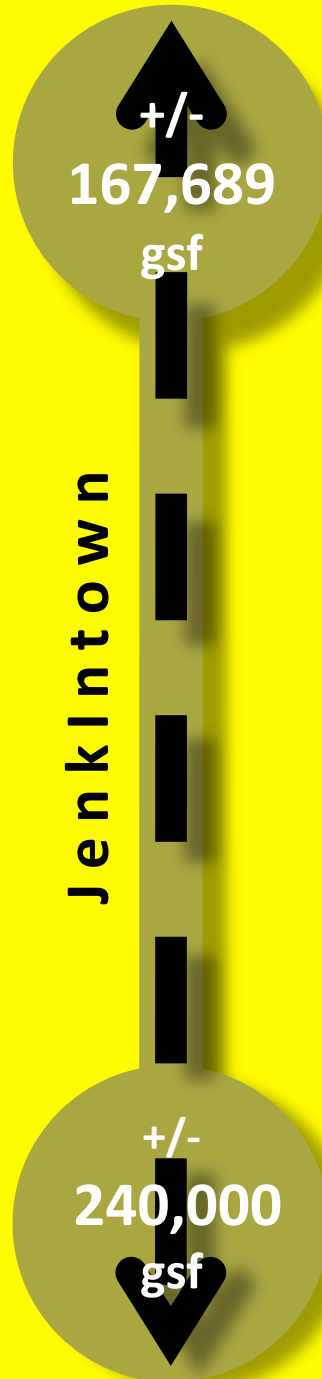
Noble Station & Town Center

Barnes & Noble
Old Navy
Bed Bath & Beyond
Chili's



The Pavilion Shops & Offices

Abington Bank
Plaza Apartment
Colonade Apartments
Applebee's

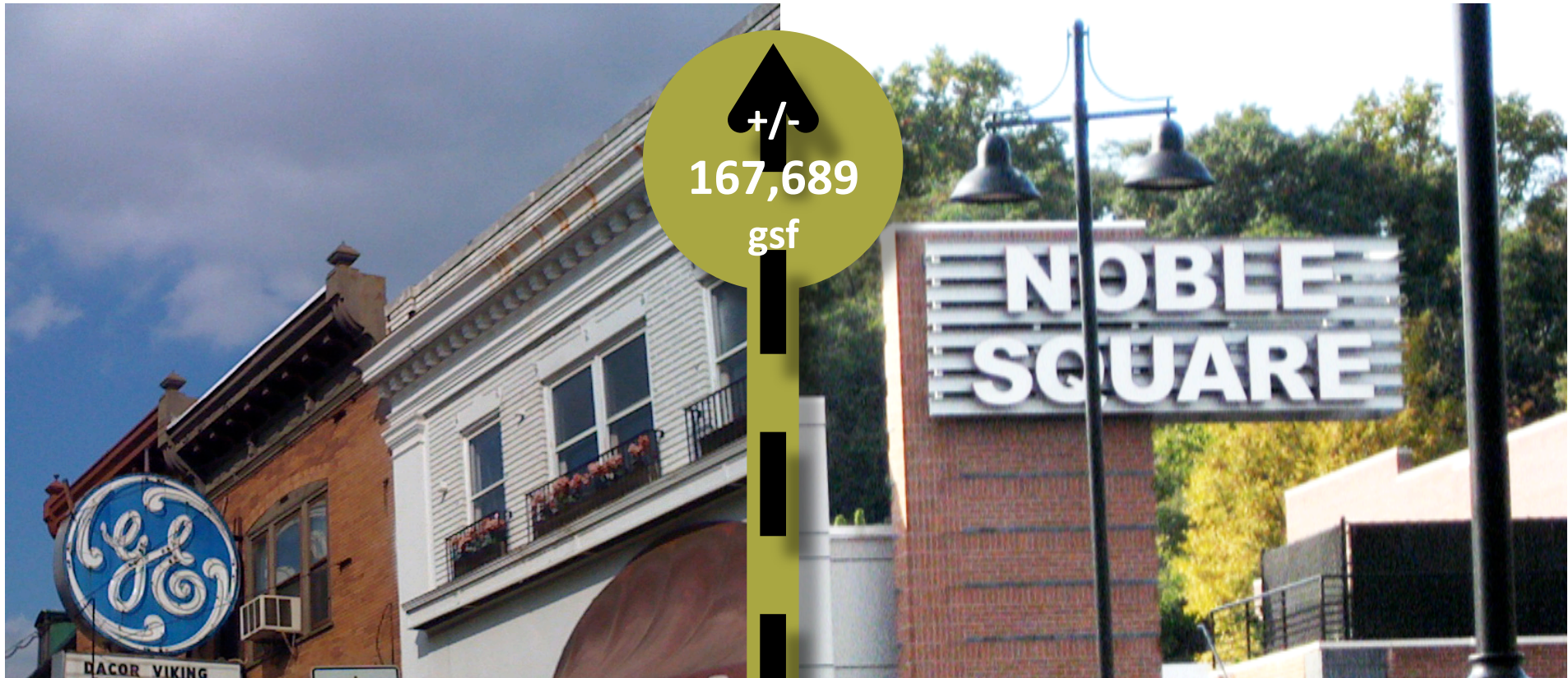


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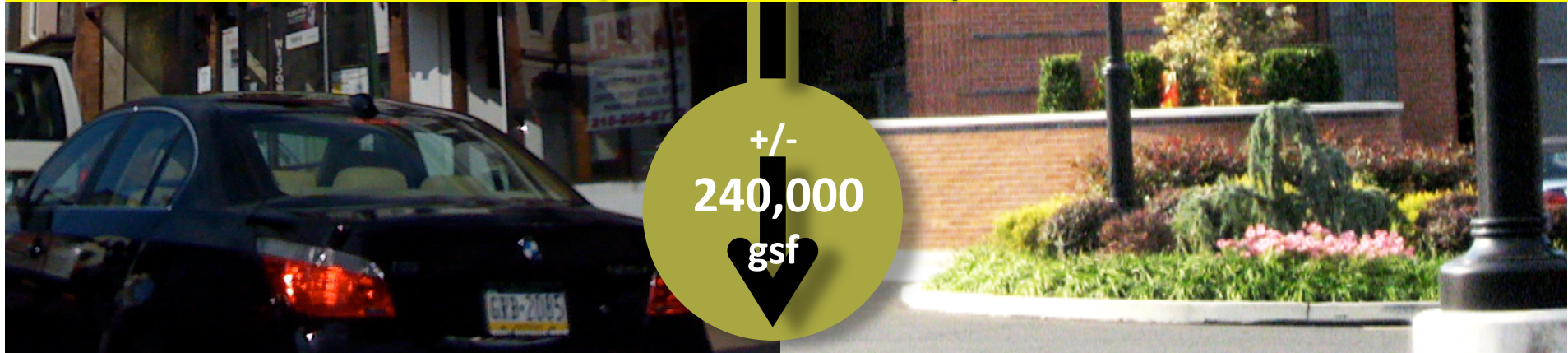
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<p>“Old Town” Cachet And Tired</p>	<p>Current / Passé Retail</p>	<p>“Suburban New” And Boring</p>
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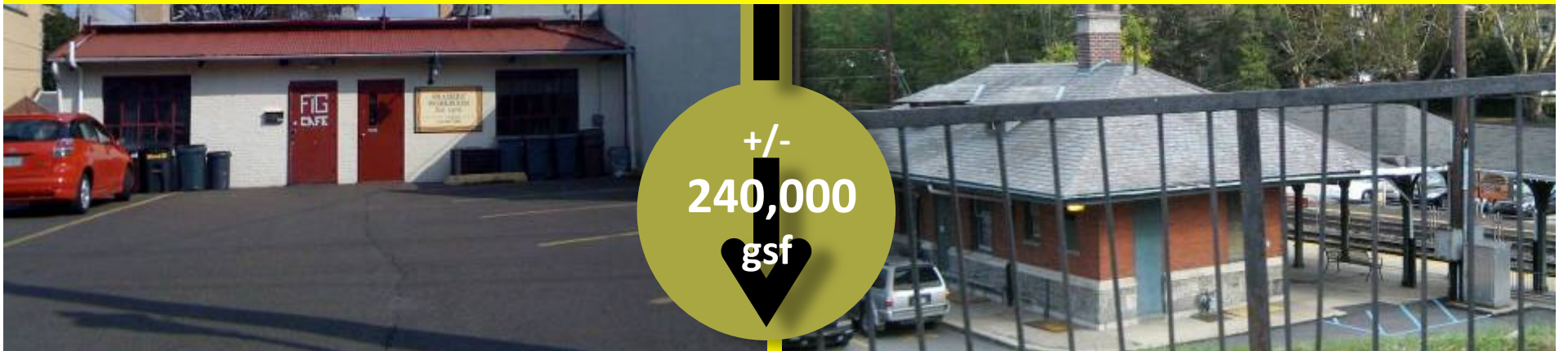


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Park ?

Park or Train



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