

Jackson Hill Neighborhood Master Plan Projects

Protect wildlife by improving wildlife connections between large natural areas.

With Fourmile and Ryerson Creeks bordering the neighborhood to the north and south, respectively, Jackson Hill is also home to a variety of wildlife that often travel between the two creeks. Development of a wildlife corridor plan could identify opportunities to better connect the neighborhood's natural areas.

Bring neighborhood-serving commercial businesses back to Jackson Hill.

An array of neighborhood-serving businesses once existed, supported by residents, but many have left or closed. Efforts to promote grassroots businesses owned by neighborhood residents, and existing for residents, could reintroduce such amenities to Jackson Hill.

Protect remaining historic sites to the extent possible.

Jackson Hill has lost many of its historic structures, and disinvestment continues to threaten those buildings that remain. These structures must be documented and researched, and viable uses for them made possible to ensure their futures.

Right-size overbuilt streets.

Major streets through the neighborhood like Marquette and Getty are likely oversized for the amount of traffic they carry. Traffic studies could support "road diets" to right-size the number of lanes and make these streets safer for all who use them.

Continue to relocate waterfront industrial and shipping uses to the east end of Muskegon Lake.

Efforts for the past several decades have called for concentrating waterfront industrial and shipping uses at the east end of the lake. Many of such remaining uses are already located in this area, but incentives should be explored to continue this trend.

Increase access to the Muskegon Lake shoreline.

The Imagine Muskegon Lake Plan includes a series of recommendations for better connecting the neighborhood to the Muskegon Lake shoreline.

Redevelop vacant residential lots throughout the neighborhood.

The neighborhood contains many vacant, city-owned lots which historically contained houses, and many of missing middle types. The loss of a tax base associated with the properties strains the City's ability to provide essential services to its residents. Vacant lots can also be a financial burden to maintain, with neglected properties creating blight throughout the neighborhood.

What is a Master Plan?

The City of Muskegon Master Plan is designed to be a guide and strategy for future land use. It is intended for use by decision makers during the process of making choices between varied and often competing interests. The Master Plan:

- Serves as the basis for the City's various zoning districts
- Addresses land use & infrastructure issues; may project 20+ years into the future
- Working tool for planning-related recommendations and decisions by the Planning Commission
- Reviewed at least every 5 years, often incorporating standalone plans. Recent plans adopted as updates include:
 - 1999 Waterfront Redevelopment Plan
 - 2003 Imagine Muskegon Plan
 - 2008 Downtown & Lakeshore Redevelopment Plan
 - 2015 Downtown Parking Strategy
 - 2017 Imagine Muskegon Lake Plan
- The Master Plan defines the vision for the future, but is not a binding contract
- Changes to land use policy (e.g. zoning) determine the outcome
- The development patterns of the city are reflective of the land use policies in place (these have changed over time)
- Future changes will guide direction of future development.

Master Plan → City Policy → Development

Citywide Goals for Housing & Neighborhoods

Create a policy framework to provide housing choice within all neighborhoods.

Infill vacant residential lots with new housing options.

Create walkable neighborhood centers within a short distance of all residents.

New development that provides public amenities to all residents.

Encourage participation in neighborhood associations to create strong neighborhoods with invested residents empowered to address their common needs.

Reduce blight, dumping, and other negative external effects on neighborhoods.

Create linkages to parks and waterfront.

Strive to protect existing neighborhood residents from displacement as well as the cultural practices of diverse groups within the same space.