



Steering Committee Meeting

August 11, 2025

Draft Refinements

August 15, 2025

Team and Area



**MULTI-DISCIPLINE LEAD
CONSULTANT**



MOBILITY



**RAILROAD
STRATEGY**



HISTORIC

CONSULTING



ECONOMICS



ENVIRONMENTAL

Morse Planning Group





Community Engagement To Date

- **Website Updates** (www.planlodi.com)
- **Steering Committee Meeting and Tour** – 10/8/24
- **Developer and Stakeholder Interviews**
- **Community Workshop and Steering Committee Meeting** – 1/9/25
- **Community Questionnaire**
- **Multi-Day Open House Charrette and Steering Committee Meeting** – 2/4-2/5/25
- **Open House** (*conducted in Spanish*) – 4/17/25
- **Planning Commission Study Session** – 4/23/25
- **City Council Study Session** – 5/5/25



DOWNTOWN VISION

The overall vision for the future of Downtown is to **accentuate and expand the heart of Lodi** and **create a unique destination** that is welcoming and attractive.

Downtown Lodi is envisioned to become a **vibrant, entertaining, and walkable interconnected core** that is clean, safe, and family friendly.



KEY CONCEPTS

- ENHANCE BRANDING, IDENTITY AND SIGNAGE
- DOWNTOWN HOTEL
- ALLEYWAY ENHANCEMENTS WITH IMPROVED LIGHTING
- PUBLIC RESTROOMS
- OUTDOOR DINING AND PARKLETS
- CONSIDER PBID (Property/Business Improvement District)





BRANDING, WAYFINDING, AND PLACEMAKING





ALLEY IMPROVEMENTS



Alleyway Before



ALLEY IMPROVEMENTS

- Shared vehicular and pedestrian spaces
- Defined pedestrian and vehicular areas
- Directional /wayfinding signage
- Trash and recycling receptacle consolidation
- Public art
- Lighting
- Landscaping

*Example
Alleyway After*



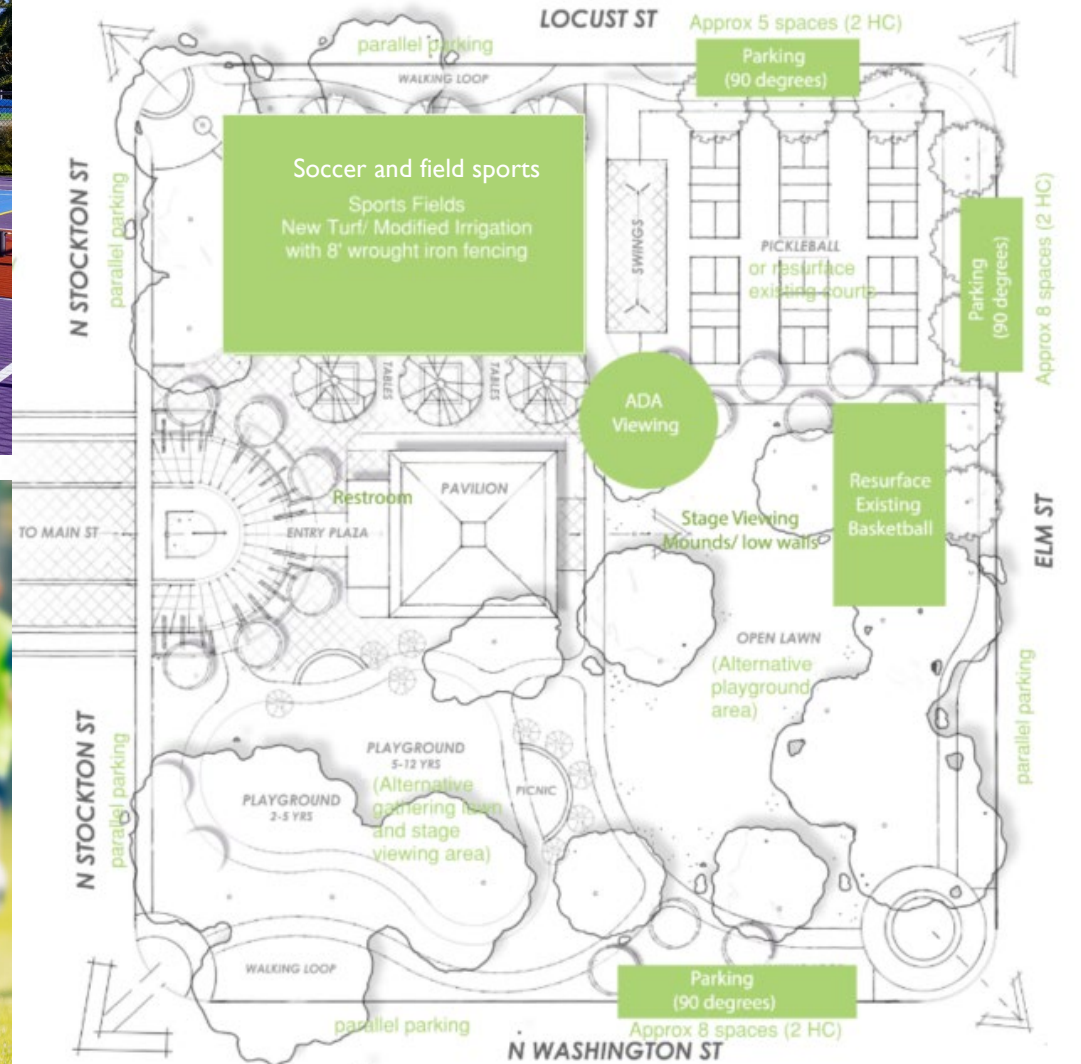
KEY CONCEPTS

- ADDITIONAL PLAZAS/
SEATING AREAS
- INCREASED EVENTS AND
FESTIVALS
- LATER HOURS FOR SHOPS
AND RESTAURANTS
- YEAR-ROUND
STRING/TWINKLE LIGHTS
- ADDITIONAL LANDSCAPING,
STREET TREES, AND PUBLIC ART
- REVITALIZE HALE PARK
- FAÇADE IMPROVEMENT
PROGRAMS





HALE PARK



KEY CONCEPTS

- IMPROVE CONNECTIVITY
- EXPLORE A QUIET ZONE
- REDEVELOP MAIN STREET
 - Street improvements
- DOWNTOWN HOUSING





PEDESTRIAN CONNECTIVITY



Pedestrian Paseo example

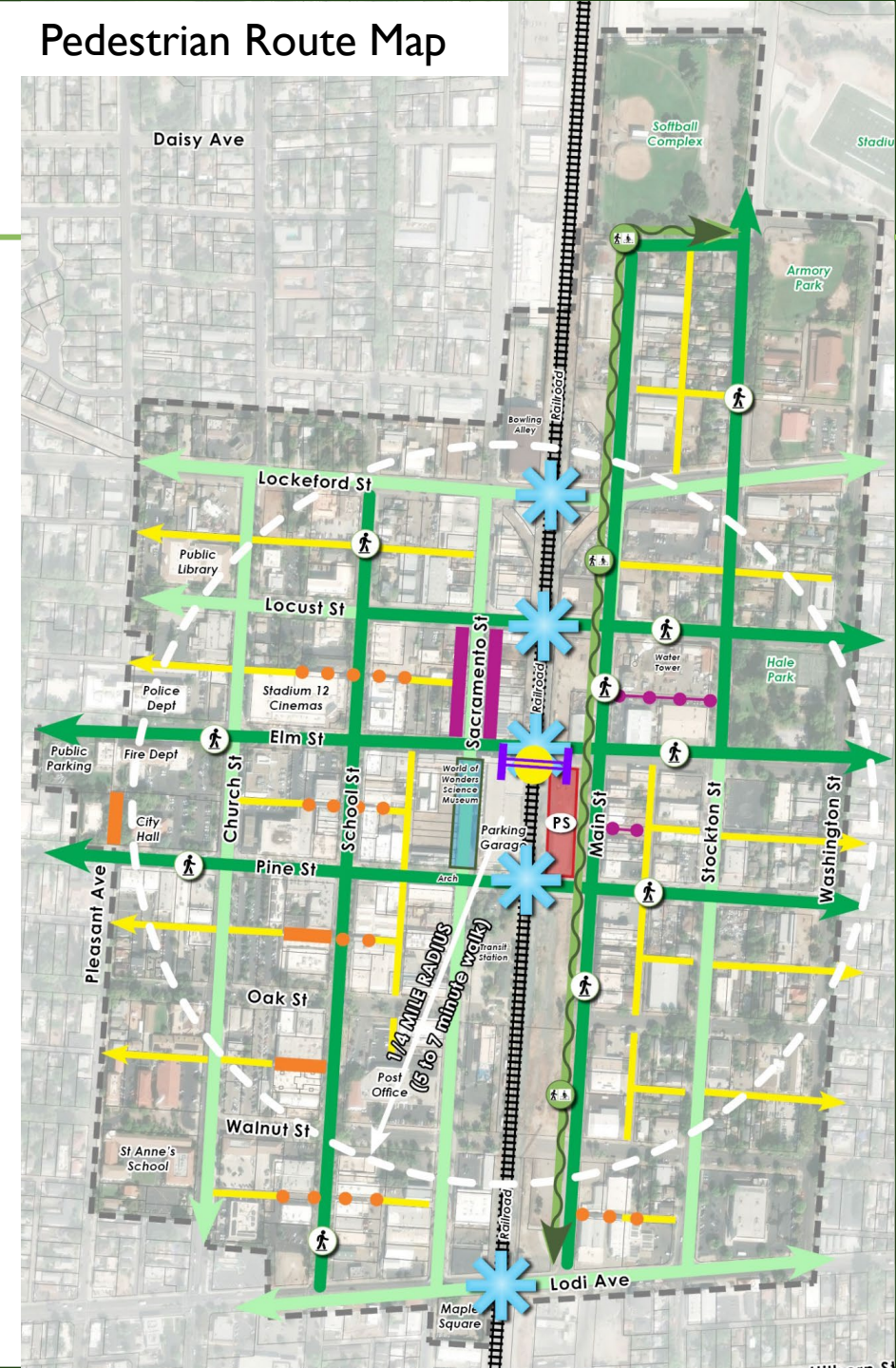


Parklet examples

Pedestrian Routes and Paseos

- Primary Pedestrian Network
- Secondary Pedestrian Network
- Multi-Use Trail
- Pedestrian Promenade
- Paseo - Existing
- Paseo - Proposed
- Alleyway Enhancements
- Pedestrian Bridge
- Street Closure
- Parklets
- Railroad Crossing
- Future Parking Structure

Pedestrian Route Map





PEDESTRIAN CONNECTIVITY



Paseo Before



PEDESTRIAN CONNECTIVITY

- Enhanced and new paseos
- Activated with furnishings, lighting, and amenities
- Enhanced paving materials
- Wayfinding signage
- Public art

*Example
Paseo After*





STREETSCAPE ENHANCEMENT AND PLACEMAKING

- School Street amenities in Downtown Core
- Lodi purple Furnishings on Main Street





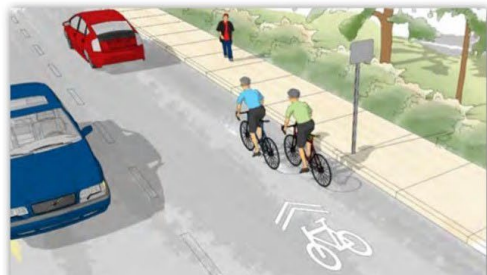
CYCLIST CONNECTIVITY



Class I Bike Path/
Multi-Use Trail



Class II Bike Lane



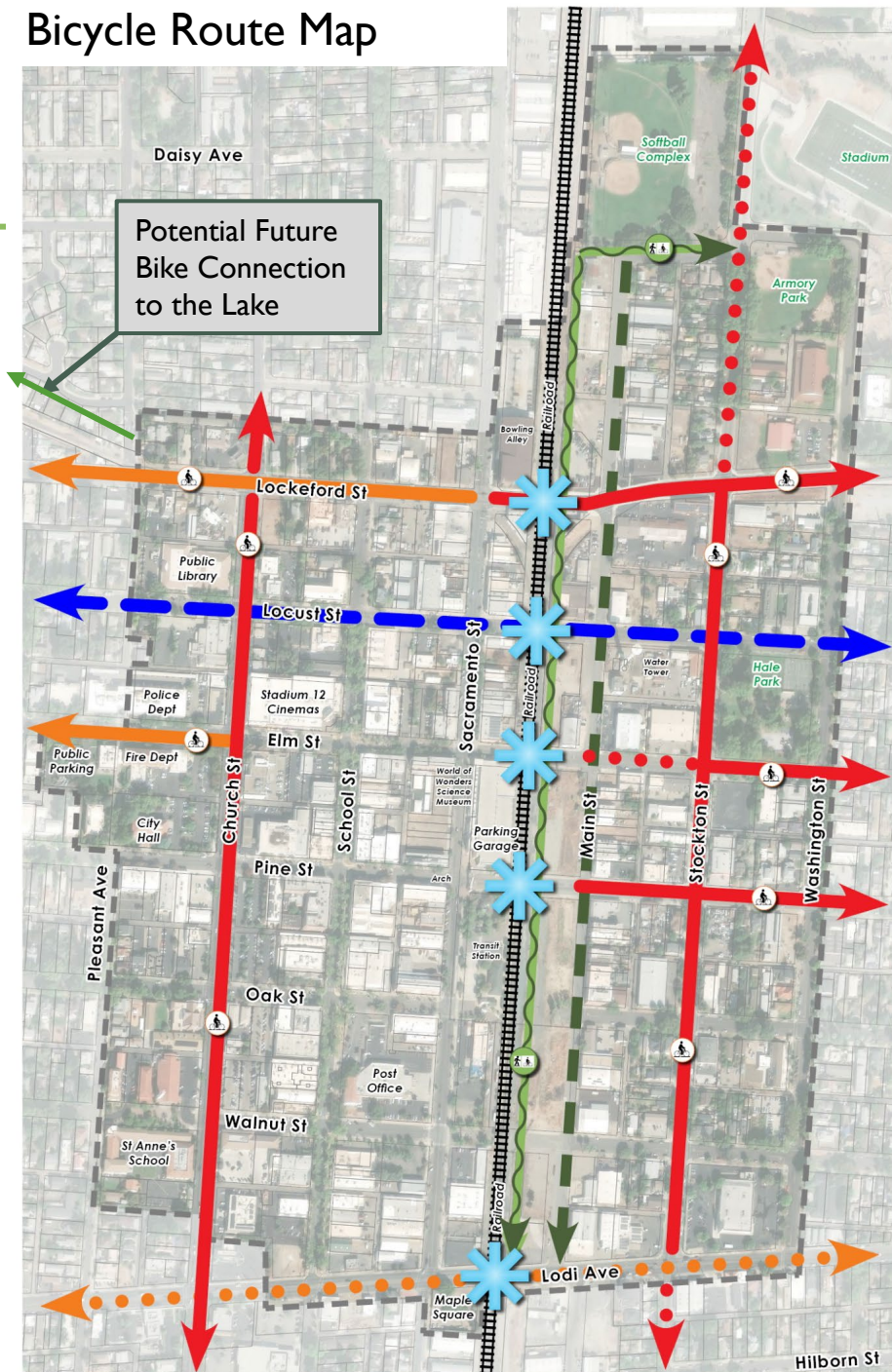
Class III Bike Route

- Proposed Multi-Use Trail (Class I)
- Proposed Bike Boulevard (Class IIIB)
- Existing Bike Lane (Class II)
- Proposed Bike Lane
- Existing Bike Route (Class III)
- Proposed Bike Route
- Railroad Crossing
- Cycletrack (Class IV)



Class IIIB
Bike
Boulevard

Bicycle Route Map



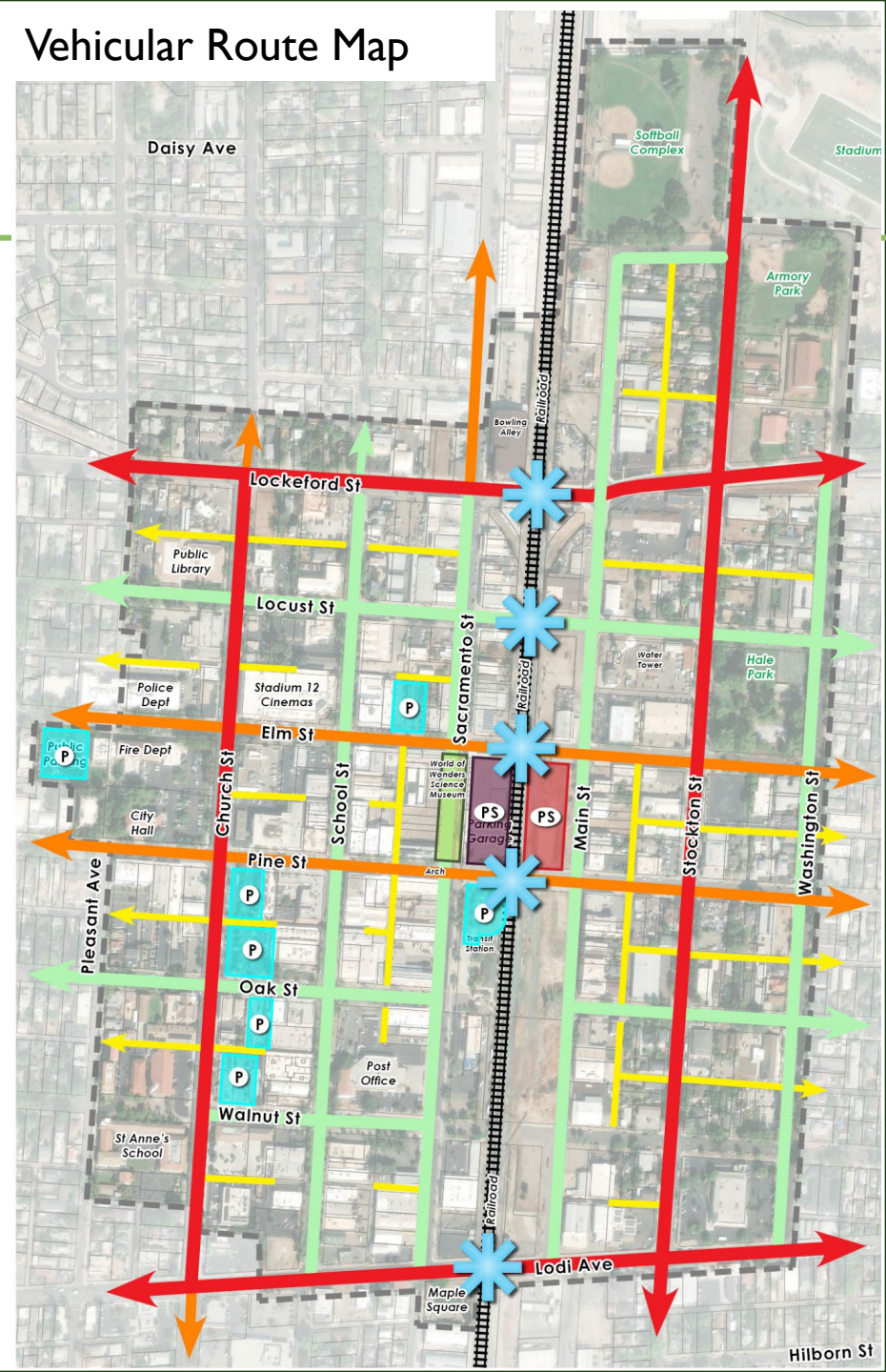


VEHICULAR CIRCULATION



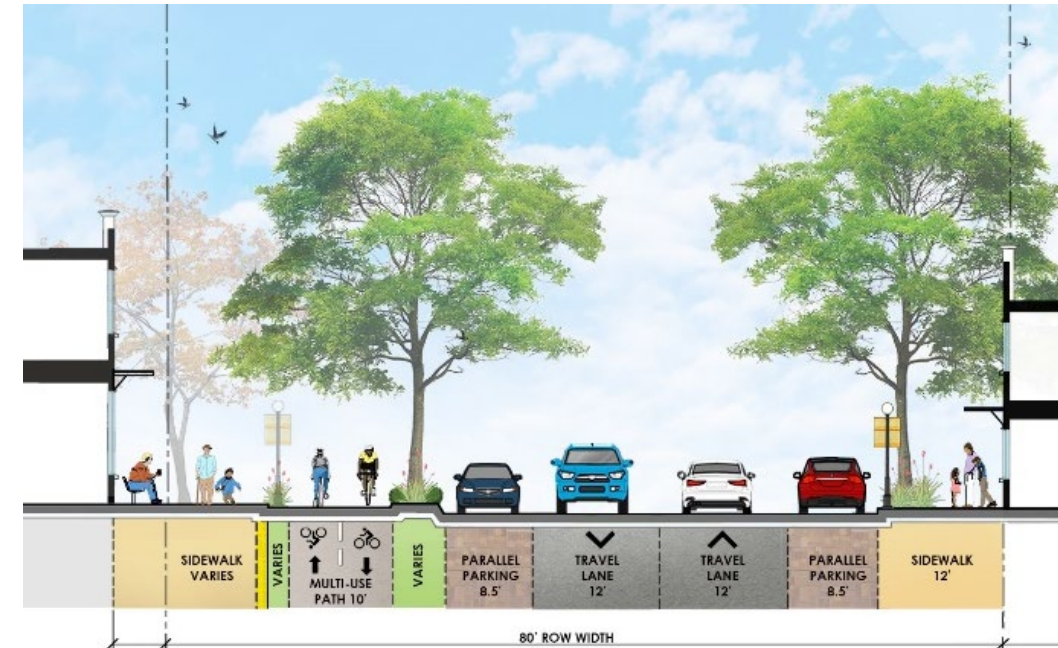
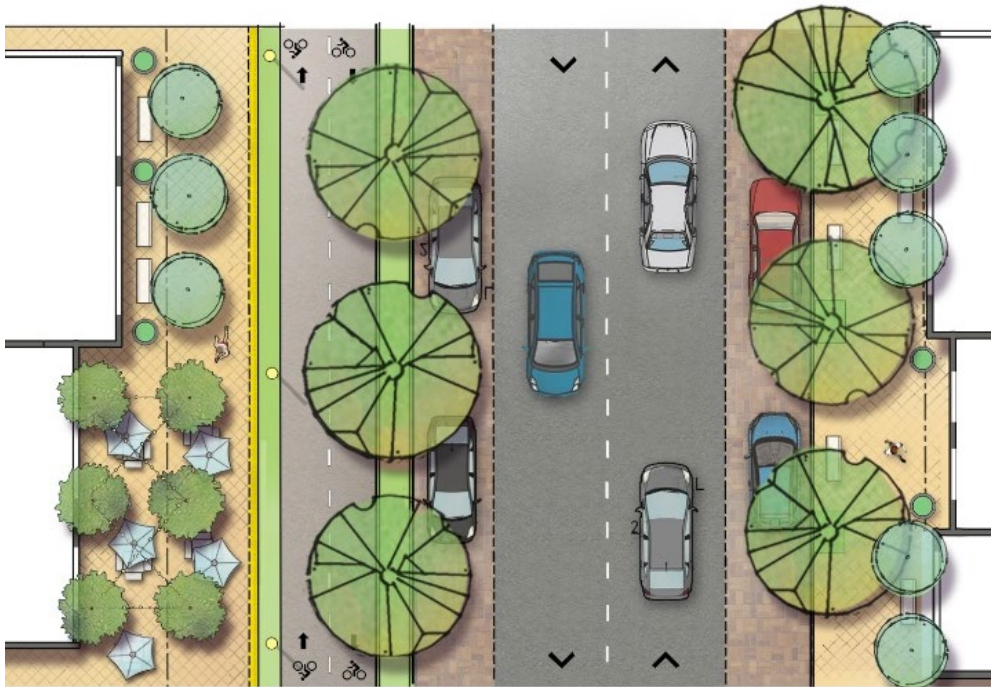
- Minor Arterial
- Collector
- Local Road
- Alleyway Enhancements
- Potential Street Closure
- Railroad Crossing
- Public Parking Structure
- Future Parking Structure
- Public Parking Lot

Vehicular Route Map





MAIN STREET ENHANCEMENT (TYPICAL)



MAIN STREET



MAIN STREET ENHANCEMENT

CELEBRATING THE MIX OF CULTURES IN LODI

Priority Improvements:

- Pavilion and public square
- Promenade enhancements
- Multicultural events and activities
- Fiesta flags and banners
- Overhead placemaking elements
- Public Art





MAIN STREET ENHANCEMENT (SOUTH OF ELM)

HIGHLIGHTING THE JAPANESE HISTORY ON MAIN STREET

Priority Improvements:

- Painted Crosswalks and/or intersections
- Hanging Lanterns
- Decorative Tree Grates
- Public Art
- Banners





ENHANCED CONNECTIVITY AND PLACEMAKING



*Main Street
Before*



ENHANCED CONNECTIVITY AND PLACEMAKING

*Example
Main Street
After*



NEW MIXED USE PROJECTS

ADAPTIVE REUSE OF EXISTING

ENHANCED INTERSECTION

PARKING

NEW MIXED USE PROJECTS

NEW CROSSWALKS

OUTDOOR DINING

ADDED BIKE LANE

ADDED STREET TREES

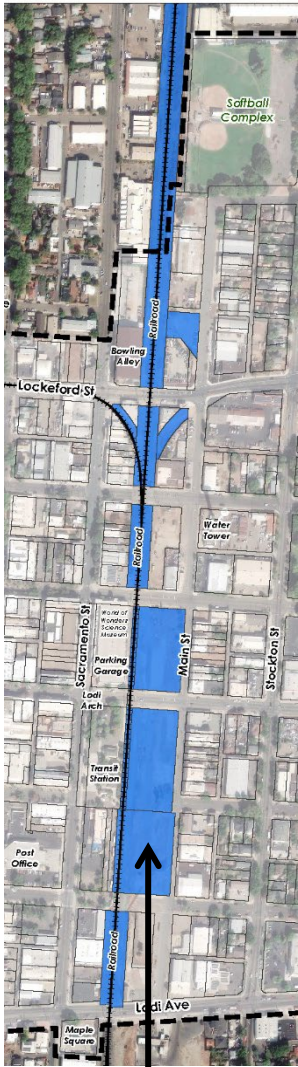
STREET FURNISHINGS

OUTDOOR DINING





UNION PACIFIC (U.P.) ENGAGEMENT



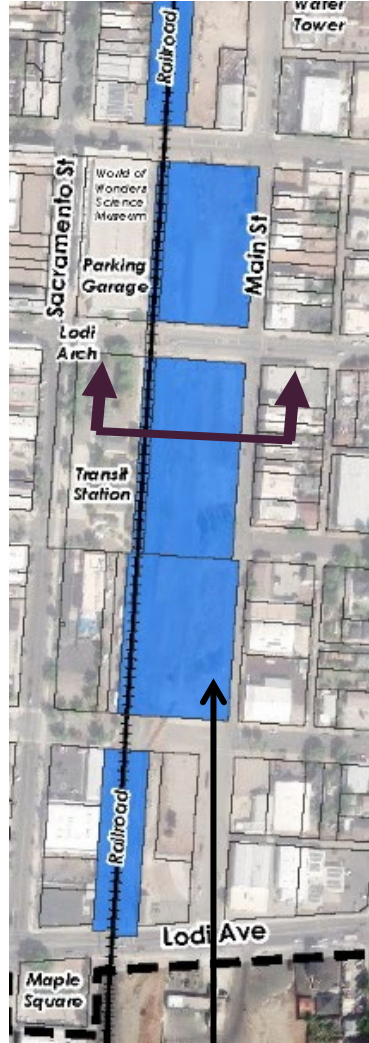
U.P. Owned Parcels



- RailPros conducted site visit to evaluate existing conditions
 - Crossings need improvement
 - 50'-100' easement required on either side of tracks
 - Remediation of parcels likely
- Evaluated land acquisition/lease options for Union Pacific parcels
- Exploring pedestrian overpass viability
- Identifying process to establish a Quiet Zone



MAIN STREET – UNION PACIFIC OWNERSHIP

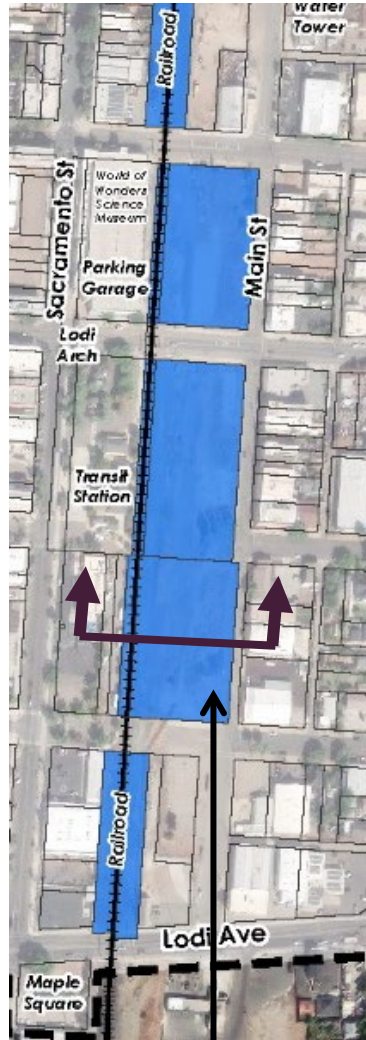


U.P. Owned Parcels

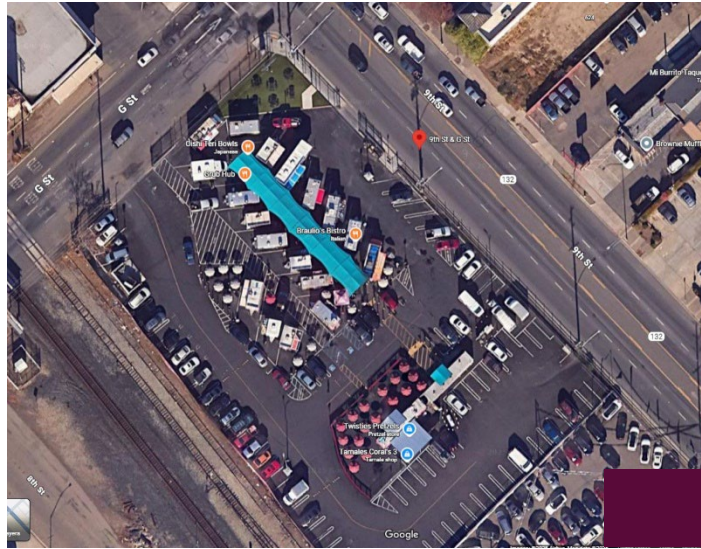




MAIN STREET: UNION PACIFIC OWNERSHIP



U.P. Owned Parcels



Modesto 9th & G: Grub Hub Example





MAIN STREET – UNION PACIFIC OWNERSHIP



No-Climb Wire Fence Example

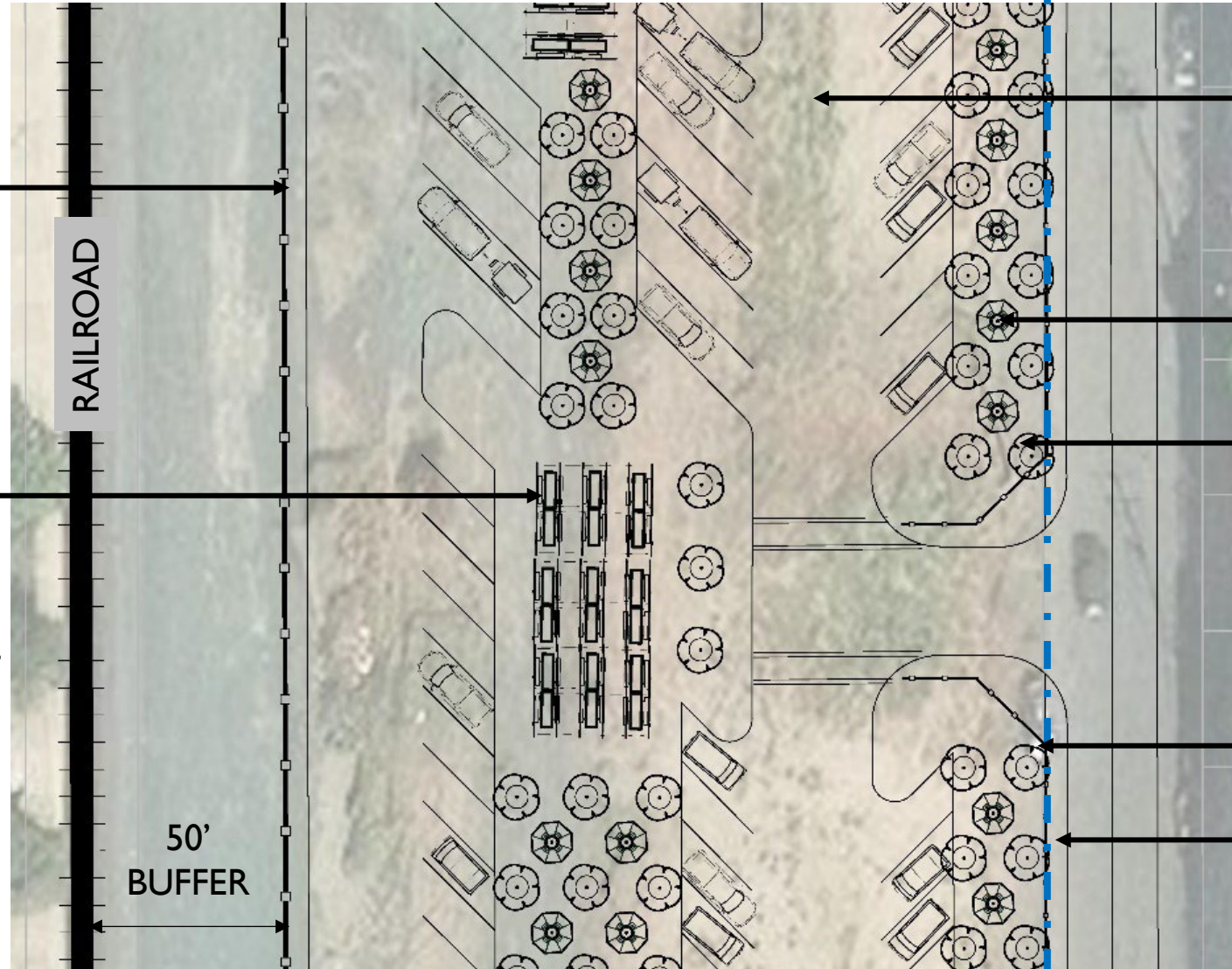


Decorative Fence Example

No-Climb
Welded
Wire
Fencing

Group Dining
Areas with
Overhead
Shade Element

*Example
Temporary Food
Truck/ Vendor Area*



Parking/
Vendor
Areas

Tables with
Umbrellas

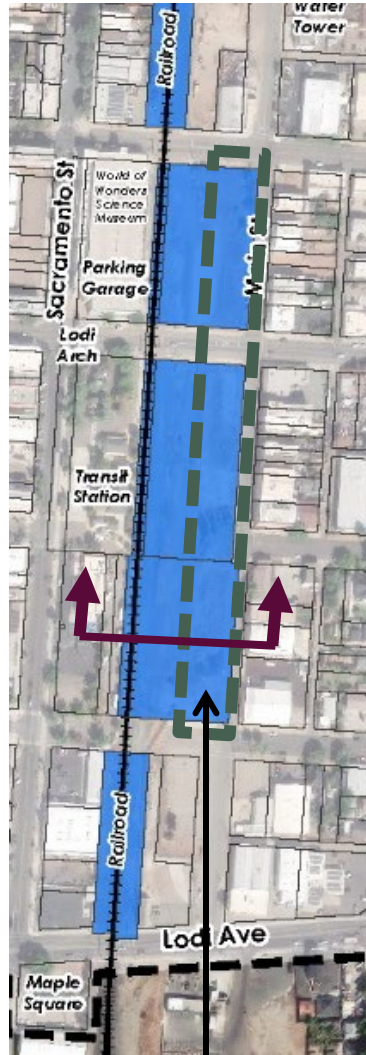
Trees in
Large
Planters

Decorative
Fencing

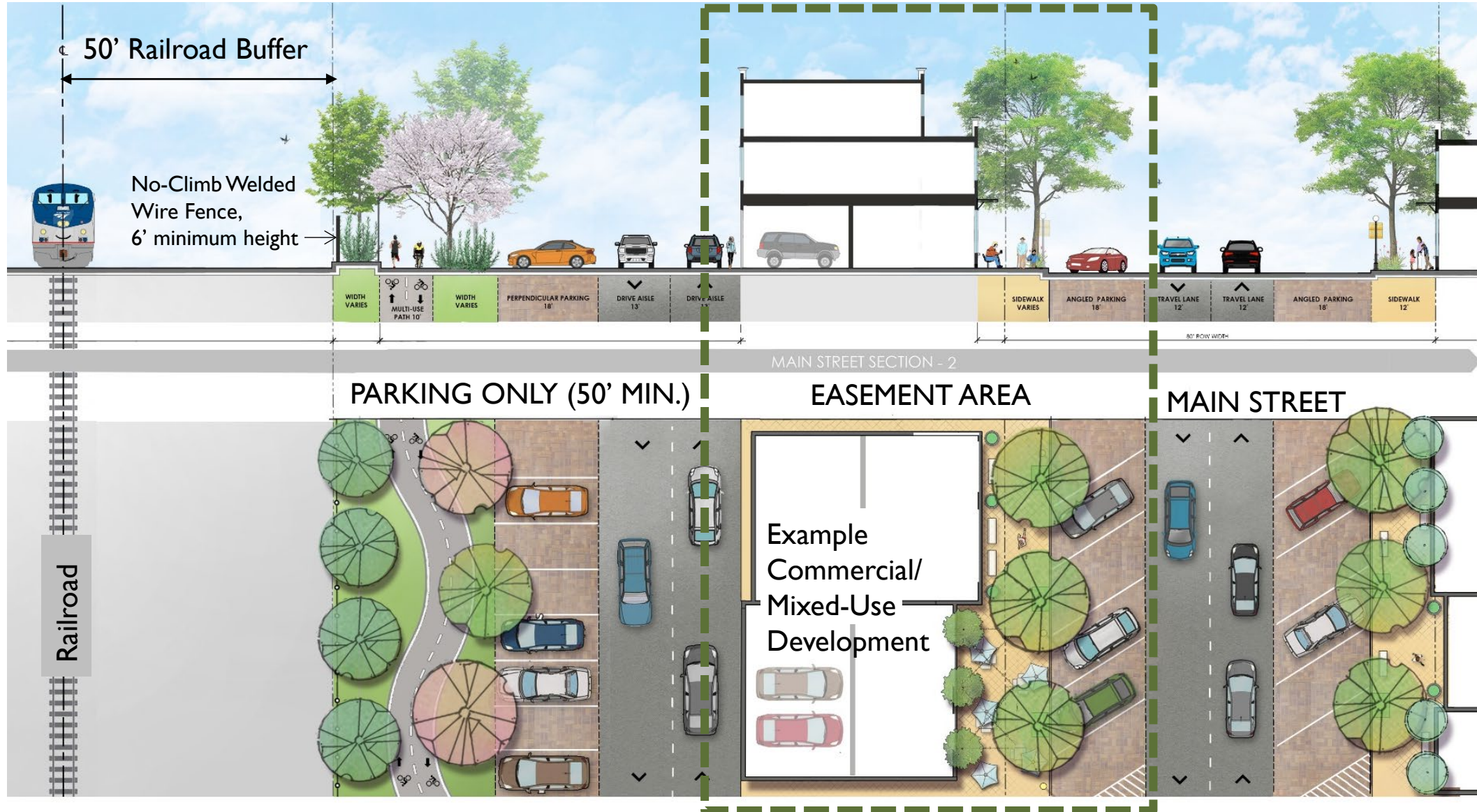
5' Sidewalk



MAIN STREET – WITH UNION PACIFIC EASEMENT

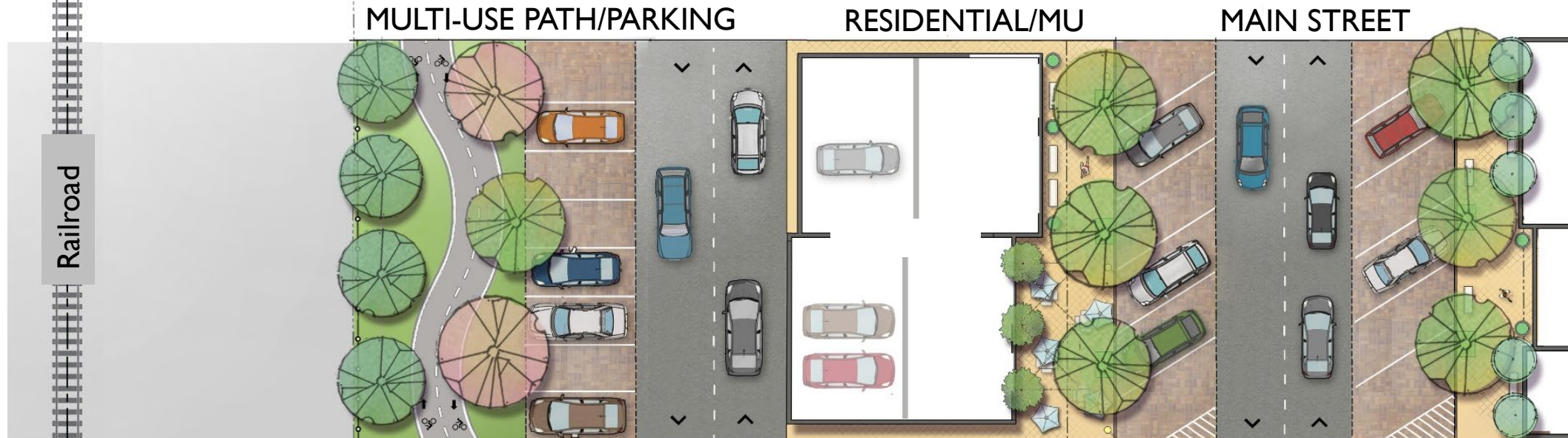
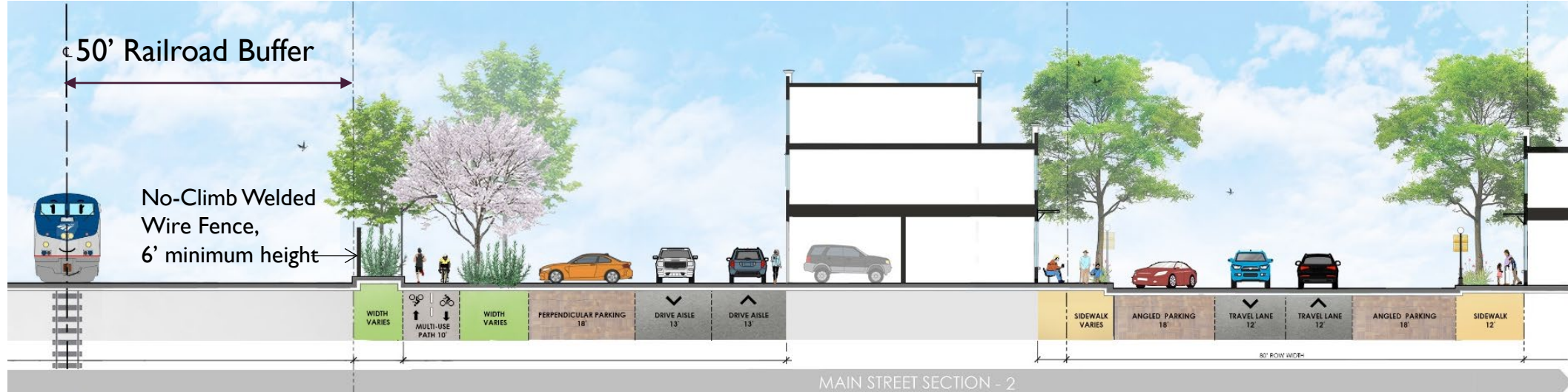
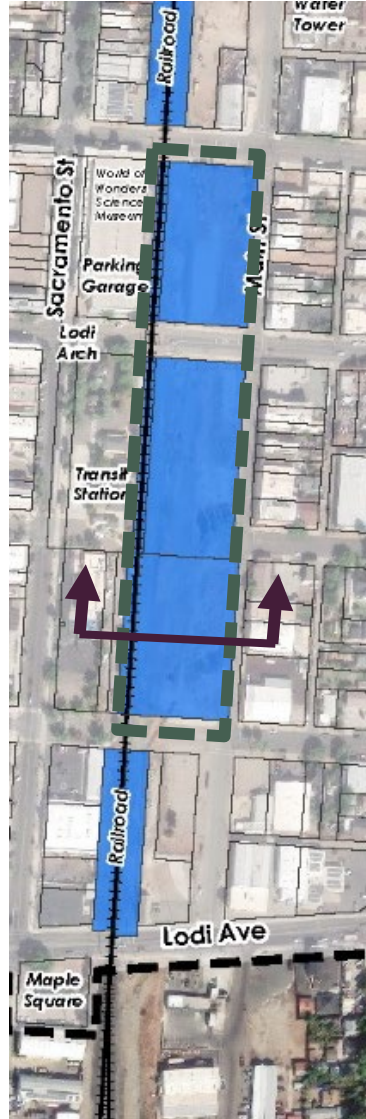


U.P. Owned Parcels





MAIN STREET – WITH UNION PACIFIC ACQUISITION





MAIN STREET – EXISTING CONDITION



Main Street
Before



MAIN STREET – EXISTING CONDITION



*Main Street
Opportunities*



MAIN STREET – UNION PACIFIC OWNERSHIP



*Main Street
Short-term
Condition*



MAIN STREET – WITH UNION PACIFIC EASEMENT



*Main Street
Concept*



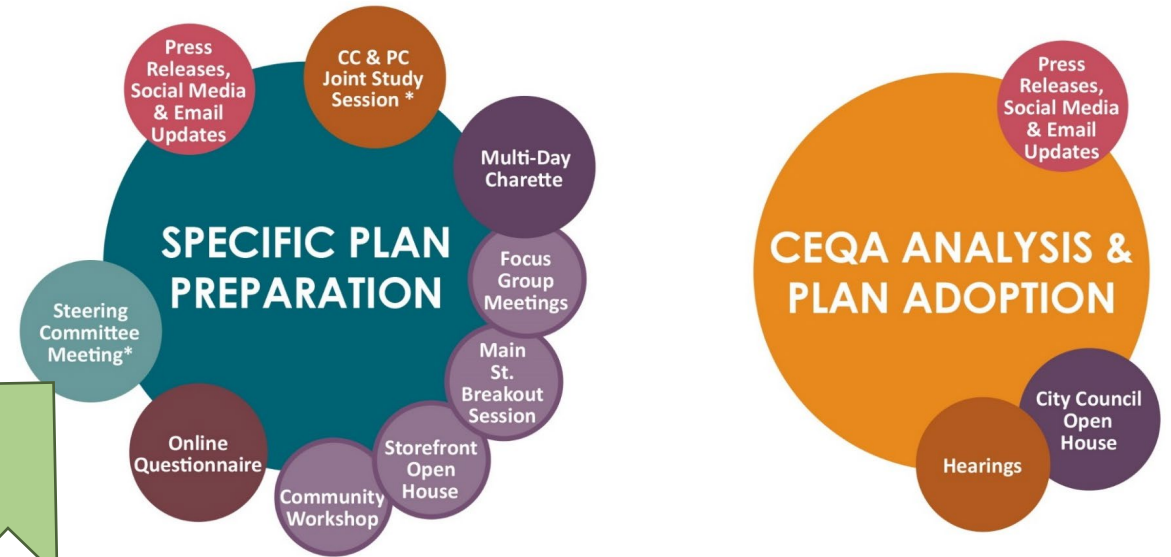
MAIN STREET – WITH UNION PACIFIC ACQUISITION



*Main Street
Long-Term
Condition*



NEXT STEPS



We are Here



THANK YOU!

Visit our Project Website for
additional information at
Planlodi.com