

Mixed-use concept good for lifestyle

I'm glad to see CityNorth in northeast Phoenix building upon a mixed-use concept similar to Kierland Commons. Such lifestyle developments provide attractive new housing options in a region long defined by sprawling subdivisions and strip malls.

Can this live-work-play format work in other, less upscale locations as well? The Valley has many infill lots in older areas that could benefit from smart mixed-use development. Good projects would imbue these locations with a distinctive character while emphasizing the patronage of nearby businesses, thereby strengthening the local community.

Making such development compatible with existing neighborhoods is the single greatest challenge. Mixed-use infill projects can inject a locale with variety and vibrancy but must not harm current residents' quality of life.

Although a delicate balance, it can be done with appropriate site selection and good planning.

— **Doug Banfelder**, *Phoenix*