

# City of Roeland Park Community Survey

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Appendix B:  
Open Ended  
Comments

**Submitted to the City of Roeland Park:**

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Olathe, Kansas  
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**Q4. Please share ideas on how the City could improve upon any of the categories listed in question 3:**

- A plan needs to be developed to keep update or replace Walmart, CVS and strip mall to the west.
- A sit-down restaurant. Sidewalks on every street. Bicycle lanes on streets.
- About #7: Would like to see progress on the large open lot on the SW corner of Johnson Drive and Roe Boulevard.
- Add a better community center with a good gym.
- Add more lighting to our streets.
- Add sit-down restaurant, resurface parking lots, add more handicap parking locations, add senior lunch program.
- Attract employers.
- Attraction and retention of quality businesses that have a good long-term impact and a plan for future developments needs to be a focus for the city. We need to consider the overall mix of business and commercial developments and ensure they will have both a positive financial impact over the long-term as well as function as an attractant.
- Be active in getting the Walmart building re-occupied, and continue efforts around the old pool site.
- Being as close as we are to KCK, I don't think there is anything much to do. I would like to see some of the trashier homes cleaned up. You get more house for your money than surrounding neighborhoods. If the school boundaries changed in Roeland Park, we would probably stay in our house forever. It is ridiculous that our kids are going to Hocker on the other side of the railroad tracks when a fantastic school is right up the street. We were lucky, our transfers were approved. If they had been denied, we would have moved into the Westwood View/Indian Hills/East boundary.
- Bella Roe Plaza was a good start but still pretty standard development. Access to the community center/pool/dome could certainly be improved and should have been part of that development plan. The old pool site holds lots of promise for a unique draw to our city. Please try to attract bars and restaurants to that area. The cloverleaf sites could be utilized so much better than as a bank. I think there would be real interest in a mixed use development there. It would also be great if some trails were built down to Turkey Creek and connecting up to the commercial district and community center. Working with the Unified Government to establish bike trails to the downtown areas would be great.
- Better planning for the small amount of commercial space available. Get ahead of the curve on planning for Walmart site.
- Better retail, similar to Mission.
- Better school system (Grad and High school) and better parks and streets.
- Better schools.
- Big box stores, in particular Walmart and quick cash (Title Loan) commercial development do nothing to enhance our city. The Walmart parking lot is a dirty dump. I am looking forward to the day they leave that area and we are able to have a higher quality store that attracts a better clientele. I would prefer to pay more in

property tax and have higher quality commercial property that elevates the perception of Roeland Park. This city has no need for more junk fast food restaurants or dollar discount stores. I would rather pay higher taxes and wait for a higher quality unique business development in any of our commercial properties. The type of business we attract has a big influence on how this city is perceived and will ultimately have a big impact on our residential property value.

- Big businesses like Walmart should invest to bring more dollars to the city.
- Boundaries for middle school need to be addressed. Neighborhood streets are too narrow. Rather than pay for plant litter to pick up population should be required to incorporate litter back into property laws and gardens. More public education on biodiversity, carbon footprint, etc.
- Break the regional monopolies held by utility companies. Every utility we are forced to use is staffed with incompetent, rude, hateful people with archaic policies and customer service.
- Bring more businesses.
- Bring more companies to Roeland Park, maybe improve available office space. More daycare needed.
- Bring more nice restaurants such as Fazoli's, Red Robin, etc. Love the displays of artwork on Roe and around town.
- Bring more small businesses, restaurants or coffee shops.
- Build affordable senior housing on the city owned parcels to encourage more retirement in the northeast area. Land lease the city owned parcels to the developers to reduce investment and keep costs affordable. This gives the city increased influence in goals and outcomes.
- Businesses keep moving or threatening to move into Mission, which I know will put a dent in our economy from tax revenue. I think more could be done to improve and/or update Roeland Park's available business locations. This is a prime location with nice traffic and excellent access to I-35, the Plaza, etc. Far more could be developed and brought-up-to-date. For example, the Walmart shopping areas should be rebuilt the way the Price Chopper/former Venture shopping area was, and the old pool site has been sitting empty for over a decade. That is commercial income just going to our neighbors in Mission for no good reason.
- By emphasizing Roeland Park as a "community for all ages" city. Attracting the right type of development for the old pool site. Getting back the property from Commerce Bank and courting a developer who shares our town's vision.
- Can the city invite Walmart to retry the former plan to buy and renovate their current building? Better maintenance of aquatic center would be nice. Specifically the ability to regulate shower temperature.
- Casino in the old Mission Mall area?
- City is run down. The Walmart is a disgrace. The new Price Chopper plaza is a huge disappointment with the parking lot broken/torn-up. Properties are not maintained and codes are worthless.
- City needs to find ways to expand retail and commercial space. I realize lack of available land is an issue.
- City needs to focus on problems that exist and are basic to public safety and infrastructure that attracts businesses and residents. The City government spends

way too much time creating problems that do not exist. The City needs to be about basic needs, if those are met the other issues will take care of themselves. Find solutions for problems that exist not for ones that do not exist.

- City should actively research big-box retailers metro-wide proximity to see who may be possibilities if/when Walmart leaves, i.e. check distances to nearest Kohl's, Bed, Bath and Beyond, Toys R Us to identify possibilities.
- City should be more walkable. One should not have to walk around a block that has public green space, stairs on the hill east of Walgreens and ALDI. Commercial development should put parking under the building and a green space. Trees over sidewalks need to be trimmed for walkability. The schools are a state issue, not sure what can be done.
- City streets sweeper could clean curbs and much more. Curbs are currently full of debris and leaves.
- Clean up site of old swimming pool/quarry.
- Commercial development could do for much needed curb appeal. Very bland.
- Commercial upkeep more so than development, referring to the Walmart building and parking lot. Realizing Walmart is supposedly moving some day, the city probably cannot convince them to beautify their lot and/or building and surrounding area, but they should as it is an eye sore. Roeland Park is a wonderful place to live and raise a family, the only complaint we have is the parking of cars on both sides of the street. Roeland Park should make it a law/code that cars can only park on one side of the street, that way two cars on each side won't park next to each other where it is impossible for fire trucks, ambulances, trash trucks and large vehicles to pass through with ease. Residents with more than one car in single driveways are so lazy, they leave their cars parked on the street instead of parking them in their driveway and then the neighbor pulls right alongside in the other direction leaving barely any room to pass through.
- Continue to invest in park development and upgrades to improve the city as a place to live and raise children. Also invest in adding sidewalks to streets that don't have them yet. Lots of people walk in the city such as for exercise or recreation or walking their dogs and they end up walking in the street a lot, which can be unsafe.
- Continue to pursue quality, community-minded businesses for Roeland Park. Continue to upgrade parks, improve the tennis courts at Roeland Park.
- Could use healthier grocery store and local restaurants. We do a lot of our shopping in Mission for healthier options.
- Create design guidelines for new commercial developments to ensure attractive buildings like all other Northeast Johnson County cities have. Build more sidewalks. More city sponsored events. Keep up, invest in park improvements, and invest in maintaining the pool. It is very rundown, especially the bathrooms. We need to invest in our community to rise to the quality of communities that surround us.
- Cut the council and Mayor's pay. They don't need more than \$50 a month.
- Determine what to do with Walmart, would prefer it moved out of our neighborhood because it attracts low income people who don't live here. It increases crime and is an eye sore. Develop old pool site, work with other communities to replace Mission Mall, another eye sore, it forced us to go south of the plaza to shop.
- Develop city owned properties, make a better face of the city, and improve identity.

- Develop fully the bicycle friendly city concept the council accepted years ago. Make it easier to age in place. Encourage things like home sharing. Have a city wide effort to end the poverty and squalor just a few people live in.
- Develop Walmart area to attract new business. Find ways to attract restaurants/bars.
- Develop remaining commercial properties.
- Do something with empty pool property. Clean up the strip mall area.
- Do whatever it takes to keep Walmart.
- Dog park.
- Fill empty building and build where Mission Mall was.
- Fix the blight at Roe where the development should have been completed.
- Focus on bringing good restaurants and not just making money.
- Focus on making the city a place for families. Right now all the focus is on things for single people, dogs or special interest groups that are running the city with no oversight. No family is going to want to have a house next to an Air BNB house, it isn't safe for kids. The amount of people who have their dogs off-leash at the park while kids are playing is ridiculous. Why are a small group of select people allowed to say what happens in a public park? Residents have no say. The athletic fields were torn apart for a walking trail that is horrible for strollers or wagons. There are random benches that limit the open space and now they are trying to say residents want an amphitheater? If you look, that park used to be full of people, especially children playing and now it is very rarely full. Especially since the city cut down all the shade. Why they didn't try to save some of the trees is ridiculous to me.
- Foster and develop a sister city type of program to give evidence of being generative and part of a larger legacy.
- Get Brownback out and schools will improve.
- Get rid of Brownback and his Republican cronies because they are ruining Kansas.
- Get rid of Payday Loans, fast food, etc. See Prairie Village area.
- Get rid of the panhandlers at Roe Boulevard and I-35. Repaint traffic lines on Roe Boulevard.
- Have more awareness of the value of commercial property.
- Have more jobs.
- Having the option of sending kids to a desired high school would be highly valued over being forced to attend Shawnee Mission North.
- Heavy emphasis on space next to Taco Bell. Push for faster development of SWC of 47<sup>th</sup> and Mission Road. Work for contingency plan for Walmart situation. Note: Really hard to be very critical of any aspect. Explanation: We've lived here 51 years so we're pretty happy.
- I am 26 and single so not sure on kids' school. I would consider buying a home here in the next few years based on my salary and the location.
- I do not have any experience working in Roeland Park. Please focus on creating revenue for the city through commercial ventures. We are losing businesses and attracting the wrong types, i.e. fast food, check cashing places, quick loan places. All indicators of an economically poor community.

- I do not like our chain stores, the Walmart shopping center is awful and too bad we sold that land to a bank. Not sure I like the idea of an 8 bed hospital. A cool local restaurant and bar would be nice.
- I feel like it would be great to get some local and unique businesses at 47<sup>th</sup> and Mission, to take Walmart's place, and at the old swimming pool at Johnson Drive and Roe. At this point, we have too much soul-less strip mall and the driving and parking lots at Bella Roe are very poorly designed. I like more emphasis on pedestrian and biking and love the emphasis on arts.
- I feel while codes are vital for our city planning commission and city council should look to have the max benefit with the least restrictions. Often these groups feel they need to keep making stricter rules in order to improve our city. Often making these rules effective while not as restrictive can improve our city.
- I have always rented homes, and have always taken care of our rental houses. I wish people buying or renting would have to take care of horrible roofs and unkempt yards. It makes all of our neighborhoods look bad. Thank you.
- I have lived in Roeland Park most of my life. It is a wonderful place to live and raise a family. However, the business district is shabby.
- I know that Roeland Park has very little commercial land available, but when I look at the great neighborhoods in the KC area (Brookside, Downtown Overland Park, Downtown Lenexa, and old Lee's Summit) there is a mix of residential with unique retail. I would love to see Roeland Park find unique stores rather than more chains, and find a way to make a retail area as a destination for people from all over the metro. I don't want us to be just a smaller Mission, Kansas.
- I like the neighborhood feel of Roeland Park and hope when it comes time to redevelop the Walmart site we're mindful about layout and tenants.
- I like where I live because I am close to Mission and Roeland Park. If I just lived in Roeland Park would probably not like because police seem to be unfair.
- I live on "Jolly's Circle," would like permission to place a permanent marker on circle to recognize my late husband's effort to maintain the circle. He maintained the circle from the time we moved here in the late 60's, until his death in 1993. I would pay for it. Gail Sweeney has a small park in her name and Jack Carpenter has one in his name. They were all good friends of the same era. Bill, (my husband), was a policeman in Roeland Park in his earlier years also.
- I love living in Roeland Park.
- I love living in Roeland Park. I think it's a very desirable place to live.
- I purchased my home in Roeland Park because of its location. However, I really only shop at Price Chopper and Lowe's. The other retailers just don't seem to offer what I need and forget about quality restaurants.
- I think city codes are too restrictive for those of us who own their own business and want to update them and our properties to be more in line with lifestyles of today. Perhaps I'm just unaware of what other cities are doing or lack of complete understanding. Roeland Park City codes? Maybe a workshop for residents that is a question and answer session on what is possible and what is not.
- I think we can do better at spending money on schools and cut back on spending for new police SUVs and trucks.

- I think you need to get more business into our city, not the same kind that is already here, but something different to bring shoppers to our city.
  - I used to be proud of my city. In recent years, the care and cleanliness of its islands and streets have declined. I can't remember the last time the street sweeper was operating. I am also tired of living next door to people who don't take care of their property. I work hard at keeping mine decent only to look next door and see a shed rotting away and weeds two to three feet tall. I used to think I didn't want to live anywhere else, but I do now.
  - I want the parks to be taken care of and improved.
  - I wish I could contribute more suggestions, but I haven't lived here long yet. A new job that I loved brought us to the community. So far I'm very impressed with the level of community that is fostered here. It's a refreshing difference compared to other suburbs right outside of the city.
  - I wish I had an idea for this, but I would love more places like the "new" plaza with Price Chopper and less like the Walmart plaza. Maybe the new development at the old pool will be an opportunity to bring upscale and different to Roeland Park. That said, I love living here, since 1999, and give you all credit for the work you have been doing. Cheers.
  - I wish Roeland Park had more than fast food restaurants.
  - I would like to see a real restaurant or two in the commercial area. When Walmart goes away, I'd like to see that site improved. The building and the parking lot are in bad shape. I'd also like to see more improvements at Roeland Park. The need for a shelter house is warranted and the tennis courts are an eyesore.
  - I would like to see business such as Payday Loan Services banned from the city.
  - I would like to see continued maintenance to our streets, sidewalks and curbs as they really help our neighborhoods look nice, decrease traffic issues and car problems, etc. I like the wide diversity of homes in Roeland Park and the friendly neighborhood we live in. I would like to see continued effort toward legitimate code issues being enforced. It reflects on our city when there are homes filled with cars in the driveway and on the street around it, plus visible trash cans, peeling paint, high grass, sea-doo's in the backyard, etc. Some houses have all these issues. If there are ways we can pitch in and help homeowners who are too homebound to care for their yard, I would be interested in that and don't want to penalize such folks.
- Our parks continue to be rough around the edges. We find ourselves mainly at other cities' parks with our kids and dog. We go to R Park on occasion, and I appreciate the improvements there, but the lack of trees for shade when it's hot and lack of picnic space limits our time spent there. I would like to see progress on two areas of concern that really make our city look more rough than it is, the space at 47<sup>th</sup> and Mission Road, and the caves at 47<sup>th</sup> and Roe Boulevard. Buildings or businesses in either of those spots would greatly improve others' first impressions of us as a city, and give us all more civic pride.
- Last, I want to see continued collaboration on our city council. It's not that long ago we were being written about in the KC Star for the crazy, unprofessional antics amongst those council persons, and issues were being lost sight amidst all the personal issues at play. The goal for our mayor and city council should continue to be maintaining and improving our city, while doing it respectfully and collaboratively.



Please remember you all represent us. Most of us do not want to see that outlandish behavior return. Most of us do not care about the bigger political issues playing out in our little city. We just want to live in a good city where our basic needs as residents are met.

- I would like to see more business development. I find I shop more in Mission and Fairway. Not any nice restaurants, only fast food which I don't like.
- I would like to see our city parks better funded. I donate my own money to have simple things in R Park like benches and a water fountain. We really only have two parks and we are a young community. I moved here from Prairie Village and the only thing I miss is the quality of the parks. We really need a shade structure in the park. Secondly, I'd like to see better development of restaurants and local establishments. All states in Roeland Park are chains and there are no local sit down restaurants. I go over to Mission or Prairie Village for these. Overall, I love living here but I see so much more potential. Thanks.
- I would like to see the development of areas adjacent to Walmart as well as 47<sup>th</sup> and Mission and Johnson Drive and Roe Boulevard northwest corner. Progress seems to be very slow on this, not even mentioning the old pool site, but glad to see the recent call for development proposals there. Traffic is an issue at the intersection of Roe and 51<sup>st</sup> Terrace, corner with T-Mobile and entrance into Walmart and Lowe's parking lots. This intersection needs to be re-thought.
- I would love to see a greater diversity of commercial businesses in Roeland Park, especially restaurants, including sit-down restaurants, not just take out. I would also love to see better public transportation with midtown. Personally, I love how close we are to the Plaza, but public transit options from most of Roeland Park (and certainly my corner of it) to east-west destinations are horrible to non-existent. I am encouraged by the addition of the Bridj, but I am confused about how it works. But the buses are all geared towards going out to the southern burbs or north to KU Med to downtown. If the KC streetcar expands to UMKC/Plaza area, I hope we will hook up with it somehow. Seems like this would make Roeland Park even more attractive and accessible, and for people like me who work near the Plaza, it will be great to have public transportation as a real daily option. Right now, my drive to work is 15 minutes almost straight east from my house. A bus ride would take an hour and a half, and would include at least a few transfers, one of which would require me to walk from Rainbow to State Line to catch the transfer. That is completely impractical in every way.
- I would love to see improvements to the Walmart shopping center. It looks so dirty and dumpy all the time. I would like to see improvements to the parking lot and some updates to the look of the shopping center as a whole.
- I would love to see more restaurants (not fast food) and bars. Trader Joe's would be an amazing addition. Our family would benefit from an off leash dog park where residents could socialize and get exercise.
- If the schools were better, we would love to raise children in Roeland Park. The Walmart is far the worst I have seen ever, I never shop there, that entire shopping center should be rebuilt.
- I'm not sure. It's a limited amount of land and businesses so there's not a lot that can be done.

- Improve park for kids and their parents. Police force should, as other municipalities in Greater Kansas City area, patrol to protect and serve, instead of generating revenue via speeding tickets.
- Improve parks for children.
- Improve R Park by installing additional trees, a shelter, and bathroom, sunshades for picnic tables and some new recreational opportunities. Expand the public bus route to include Boulevard Apartments. Establish bike lanes. Continue to see development opportunities that will provide revenue and improve the city image. Partner with neighboring cities to reduce costs and take advantage of economies of scale.
- Improve solid waste collection.
- Improved movement along Roe, five stoplights in half a mile is a little rough. Maintenance of the landscape/hard surfaces and better traffic flow in the Price Chopper/Lowe's/Walmart commercial area.
- Increase code enforcement of home owner's property maintenance.
- Increased use of machine that posts passing drivers' speeds on Elledge between the elementary school and County Line Road. I walk that street daily and a lot of drivers treat it like a racetrack straightaway. Delmar between Elledge and County Line Road is also dangerous with speeders using it as a shortcut. With so many parked cars and children living on the street, I worry about a child unexpectedly popping out from behind a parked car and a speeding driver not having time to react. Continue to use NextDoor to communicate information. I appreciate it when the police use NextDoor to communicate alerts or information about recent events. It encourages people to look out for each other.  
I've lived in Roeland Park for 11 years. Every Fourth of July I think about moving. I like my neighbors so I try to tolerate the noise and mess. The fireworks go on for days, and late into the night on the Fourth. A few on my street like to use the very large, I believe illegal, fireworks. This year someone blew up a couple of half sticks of dynamite.
- Investment in parks and more sidewalks.
- It is disappointing to see the retail development that Mission has accomplished over the past five years in comparison to Roeland Park. Even with the barren wasteland of the old Mission Mall, the other business development on the west end of Mission and along Johnson Drive has been impressive. If we had better business development, our property tax rates could be lower as sales tax and business tax revenue would be higher. Roeland Park home values would be at least 10% higher if in the Shawnee Mission East versus Shawnee Mission North boundaries. Hocker Grove is too far west for most residents.
- It is sometimes embarrassing how much publicity our city council gets for being dysfunctional over the last ten years. Continue to balance the fine line of investing in the city, parts, etc. to make a Roeland Park a desirable place to live but at the same time keeping property taxes low. Encourage more home ownership, fewer renters, to maintain a more solid, invested community with a stake in making Roeland Park great.
- It is very frustrating to watch Mission open all these new businesses and Roeland Park close/lose businesses. In addition, the house next to me was for sale and I am

sure was taken off the market because of the lack of close schools and lack of restaurants/stores.

- It was very sad to have Roeland Park Elementary School close. Miss the school so much.
- It would be nice to see the city get active about improving R Park. Why do we have to wait around on neighborhood volunteer bake sales to get some action on one of our most used city assets?
- Just a comment regarding schools, we have a baby boy due in October. We've been told that the elementary school and high school are excellent for Roeland Park, but the middle school, it's not advisable to send your kid to if you can avoid it. This was from someone that moved away from Roeland Park last year as her child was about to enter middle school. My wife and I love Roeland Park, and it's a long time before we have to decide about schools, but just wanted to comment on it. I'm not sure the best way to improve it.
- Keep housing and rentals single dwelling.
- Keep roads nice. Stay on top of crime.
- Lived for over twenty years, love it but over the years there seems to be a big increase of rental business. The renters never take care of their homes the way a home owner does. It seems to be turning more into a midtown feel. People parking all over the street, several people and pets per house, unkempt lawns, paint, etc.
- Location, convenience and affordable housing are really the draws to the area. The infrastructure needs work. Code enforcement does a good deal of driving around but not much on the results end. Trash/recycle provide and commercial areas aren't held accountable for debris in streets or neighborhoods in turn the city looks trashy.
- Long range plan for shopping center along Roe.
- Lots of competition from Mizzou and Merriam. I wish that we could have gotten the Target, but when/if Walmart leaves, hopefully we can bring in something else like a Bed, Bath and Beyond or Kohl's.
- Love city and parks events, would like more parks and more improvements to R Park. Parks in east Roeland Park would be great. Clean up and change Walmart shopping area. Invite a Trader Joe's.
- Lower the property tax rate, upgrade the property (shops) around Walmart and Walmart itself, they are junky and embarrassing.
- Making the streets so that you are only allowed to park on one side of the street or the other, especially streets where school buses travel daily. Clark Drive is a strong example. There are too many cars parked on opposing sides of the street making it difficult to pass and impossible at times for larger vehicles like school buses. Having a solid waste company that picks up on the schedule they commit to. Our recycling and yard waste have been delayed every week for months.
- More commercial or locally owned restaurants.
- More daycare business. Publish a Roeland Park business directory, even just online, this way we can support local business for services such as landscape, plumbing, house cleaning, etc., just don't know how to find local people. Or have a "fair" and invite local businesses to have a booth to advertise.
- More development like Village Shops and Corinth Shops would make Roeland Park more attractive to outsiders.

- More diverse businesses, more quality businesses.
- More emphasis on green space development.
- More green space, community gardens and bike lanes.
- More green spaces. Please stop paving and developing every inch of grass and tree space in the city (i.e. northwest corner of Johnson and Roe). Yes, businesses on empty land equals income for the city, but it also means less environmentally friendly areas. Grass is good for wildlife, insects, birds, etc. We like trees. We like green. We like walking paths. We don't want any more banks, sandwich shops, cheap goods retailers, or fast food. How about a nice sit-down family restaurant (Stroud's is not what it's cracked up to be). We'd like better enforcement of speed limits on all Roeland Park streets, especially coming off of 18<sup>th</sup> Street Expressway. Thank you.
- More places to go like restaurants.
- More sit-down restaurants and businesses that benefit all social-economic groups. Get rid of businesses that target the poor like the check cashing place and PCS Metro/Boost Mobile, and their awful storefront lights.
- Move away from big boy stores, payday loans, and fast food places.
- My husband and I would love to see a coffee shop and some unique restaurants to go in somewhere Roe and 51<sup>st</sup>. We love taking walks with our son and dog every day, but there aren't any good businesses within walking distance (we're at 51<sup>st</sup> Terrace and Cedar), so we end up walking to Starbucks in Mission which is a bit of a hike. We currently rent and would love to stay in Roeland Park, but we constantly talk about how we would like to be closer to a coffee shop.
- My main concern for years is that code enforcement, specifically keeping weeds out of sidewalks, people not mowing their yards, junky yards, and streets are sorely lacking. Also, I see Kansas City, Kansas blossoming into a vibrant city (especially around 47<sup>th</sup> and Mission Road). Yet, Roeland Park is a dud as far as bringing in new business and development. The slack is causing me to consider moving out of Roeland Park.
- Need a real restaurant with outdoor dining, not fast food with outdoor dining.
- Need better outreach towards economic development.
- Need higher quality commercial tenants.
- Need higher quality retail and restaurants, so much fast food and things like tax prep, nail salons and cell stores. No reason to come to Roeland Park other than Price Chopper and Lowe's. Really need quality restaurants at mid-level.
- Need more restaurant choices.
- Need more shopping options.
- Need to attract a commercial venture that employs a significant number of GPU paid employees, not hourly.
- Need to come up with a plan for the old swimming pool area.
- Need to concentrate on business and services, shops, and development. Push back to build and develop pad at Johnson Drive and Roe or return it to the city at a discount.
- Need to continue to work to find a use for the old pool site, as well as get a restaurant built at 47<sup>th</sup> and Mission Road.

- Need to enforce the speed limits more thoroughly, especially 54<sup>th</sup> Street.
- Need to finally fill vacant Mission Mall lot, then replace the Walmart on Roe with something that will bring in a better crowd, a large fitness facility, a Trader Joes, or perhaps a Whole Foods.
- Need to find ways to get restaurants, other than fast food, in Roeland Park. Need to get someone in the corner of Mission and 43<sup>rd</sup>.
- Need to focus on bringing in new business and nicer sit-down restaurants. Work on less renters and more home ownership. Tired of run down rental homes.
- Need to have townhomes with covered parking and single store multi-family housing for seniors, affordably priced.
- Needs more places to go, not Walmart, it is the worst.
- Need some prettier public spaces.
- New development in Walmart shopping area, looks bad and we need better retailers a little high end.
- No more big businesses, we need more small businesses to start up in Roeland Park.
- No more Walmart.
- Not sure they can. There are no large employers in Roeland Park. Mainly have low income retail service positions.
- Not sure. Twenty years ago or so was a much nicer city to live in.
- Old pool site and north corner of Johnson Drive and Roe are very slow to find out about new tenants, poor city management. Why such poor progress and vacant land?
- Older city so it means it is harder to have more suburban feel for children.
- One Roe Boulevard the shops are low end. We need to compete with Fairway, Westwood, and Prairie Village. Would be nice to eat in a nice restaurant and have a drink (alcohol). Lose the "dry city" thing, so 1800's.
- Our city needs a family sit-down dinner or café, as it has for years. Why with I-35 and surrounding cities can't we get one? The southeast corner of Roe and Johnson Drive is a great location. Big Biscuit Corner Café or small diner. Forget Walmart, it is a slum.
- Our elected leaders need to figure out a way to bring higher quality retail to Roeland Park, not predatory loan companies and Dollar Tree. Better retail means higher income for the city. Do something with the cliff area off of Roe Lane, be creative. Suspend spending money on the art and clean-up this area. Seek out developers who have redeveloped corners. It can't be hard, make a few calls.
- Our main issue is that the school our children would attend is ranked in the 50<sup>th</sup> percentile of Kansas Elementary Schools. We feel like we have to move to get a better education for our kids, even though we love our home and neighborhood.
- Our only issue is the parking lot at Walmart. The flow is off a bit.
- Parking on side streets restricts traffic and access of commercial vehicles. I saw a school bus have to back around a corner at 58<sup>th</sup> and Cedar and down the street due to parked cars. Get them off the streets. My idea is no parking on the north or west side of the street so vehicles can't be parked directly across from each other.

- Parks and recreation, aquatics could be better in cleanliness, quality and available services. Would love more small business flourish here, unique cafes, coffee shops, and stores.
- Please promote business growth instead of raising taxes.
- Please take notice of #8 in the city services category. The traffic on 55<sup>th</sup> Street between Nall and Roe is excessively fast. Please install speed bumps in this area for the safety of all residents, I have lived in Roeland Park since 1967 at 5311 W. 55<sup>th</sup> Street and have seen automobile speeds on this street increase far beyond posted speed limits, with total disregard for residents in our neighborhood. Please call me at 913-262-6998 or at work at 913-826-4385 to let me know how I can help. Thank you. Mary Jane Fernandez
- Pool locker rooms are unsanitary and smell of mold and urine. Great pool facility but portions are frequently closed for repair. Would love to see the community center more of a gathering place.
- Price Chopper needs to hire if you are not bilingual. Also, not enough commercial business to consider working in Roeland Park. Homes are deteriorating, SMSD needs to improve quality of education at Roeland.
- Progress, Roeland Park needs more business. No more parks and art. Not one person views art the same and it certainly does not generate more money. It costs money, time and energy.
- Public art, welcoming new restaurants or businesses. Benches, flower beds or hanging baskets, even a vending cart or attracting and supporting a farmers market could help all solidly. This area as a place where singles or young couples as well as retired couples go to see and be seen in our community.
- Redevelop the Walmart, Roe shops and old pool site.
- Redevelop the Walmart shopping area.
- Renovations/improvements to Walmart now that the Mission Gateway Project failed. Continue to work on developments for the former swimming pool/caves and 47<sup>th</sup> and Mission corner.
- Replaced quaint shopping area with ugly parking lot/services.
- Revitalize.
- Roeland Park could have thrift stores and paved streets.
- Roeland Park is falling behind other cities in the area in quality commercial developments.
- Roeland Park is just a city to live in because it's close to the highway, downtown, the Plaza, and Westport. Not a place to shop, eat or work. All fast food, payday loan, cheap cell service stores, which are low paying employers. We pay high taxes for proximity to other locations. No walkability, bike-ability, or public transportation.
- Roeland Park is not attracting development that would improve the city as a whole.
- Roeland Park needs to be proactive in providing walkable developments as stated in the comprehensive plan and strategic plan. Some actions include changing existing CP-1 and PC-2 zoning into MXD to build something similar to Mission's walkable downtown in strategic locations, promote redevelopment of denser housing such as live-work, row housing, and housing similar to New Longview in neighborhoods close to the newly proposed walkable development, and providing appropriate

resources to encourage all modes of transportation from walking, biking, driving, and public transit for metro wide access. Roeland Park is wonderful in providing great places for professionals to live, but the city has very few employers to offer local jobs. All professionals have to leave the city in order to make an income.

- Roeland Park really needs to focus on commercial development and bring in great local companies to start businesses here. We have a prime location but absolutely no reason to stop and shop, eat and drink here. It is a great place to live but if you want to do anything you know you have to go to a surrounding city. We need a coffee shop, a few local restaurants/shops, a bar, etc. It would be great if we could get rid of Walmart and replace it with something higher end. Better businesses might actually want to set up shop in the little shopping center there. The space on 47<sup>th</sup> and Mission has to be developed. That part of town is blossoming and we just have an empty lot wasting space.
- Roeland Park Shopping Center is old, dirty and unpleasing.
- Roeland School needs to improve. With Westwood View so close it is sad the difference in the ratings.
- Roeland Park would be an excellent place to raise children and grow old, except for the lack of recreational opportunities. I have to go to Merriam to get a path of any distance for triathlon training. The pool is well managed, but in poor condition and needs attention. R Park gets nicer all the time, but is not a good community gathering place at this time. The field is dangerously poorly graded with little shade (I know, trees were recently planted) and few places to eat or sit. Walkability in the community is limited as well. I live a block and a half from Walmart and rarely walk there because it feels unsafe in several places along the way.
- Schools are better than some areas, but scores are only average overall. Commercial developments should be updated and of higher quality.
- Sever ties to Johnson County Parks and Recreation for pool. Too much daycare without adult supervision. Bring in more retail and restaurants. The only reason I scored Roeland Park so high on most things is due to its proximity to other places, i.e. businesses in Mission, I-35, the Plaza and Westport. No worthwhile amenities in Roeland Park.
- Shawnee Mission North School District makes no sense for families that live east of Roe Boulevard. After Roeland Elementary, the middle school is all the way in Shawnee as opposed to the Shawnee Mission East Middle School at 63<sup>rd</sup> and Mission Road. We understand this is a school board issue, but none-the-less you asked the question.
- Invest more time and interest into the appeal of commercial development. When we drive to Lowes or Walmart, it is obvious the property owners/renters do not care about trash pickup or maintenance of their property. We only have one large area for commercial development, why is this so hard to keep track of for City employees?
- I wish we had more sidewalks for children to walk on.
- Shopping center with CVS, Walmart, and other shops is run down. Parking lot needs repaved. Prefer better quality stores and local restaurants, not chains. Create homeowner assistance grants for low-income residents to upgrade appearance of home exterior and make repairs, will boost property values and make

neighborhoods nicer. Make owners that rent out homes keep them clean, maintained and well kept.

- Sidewalk glass, lawns that are too long deteriorating and property codes need to be enforced.
- Since the boundaries for the school have changed, we send our kids to a private school. The city should have fought harder to keep our kids closer to their homes.
- Since we are losing Walmart to Mission, it would be nice to know what the city is doing to fill the space. We don't shop at Walmart so we would love for something new to come in that we could give our business to.
- Sit down restaurants.
- Sit down restaurants, clean up Walmart.
- Some of the city codes are very irritating. While we need city codes, I do not need the code enforcement officer telling me I have a little plant in my seam on my driveway. My yard is maintained properly and that is what should be important. I get a notice when I cannot even see the plants in the seams. That is just silly to pay someone to drive around and write up these notices. I have also received a notice if they see my trash can. My kids are good about putting away trash cans but sometimes there is one in front when they are collecting yard debris.

On another note, I would like to see a nice restaurant built in Roeland Park, I have to go to Fairway, Mission, and Merriam for restaurants. I am wondering how those cities seem to get the nice restaurants and then have the Roeland Park residents support them.

Thank you for listening.

- Some of the commercial developments (Walmart and its parking lot) need improvement for both safety and aesthetics.
- Speed humps on 57<sup>th</sup> Street where it runs parallel to Johnson Drive. Traffic uses this street as a cut through and speeds. Be very strict on rental properties. They are never maintained. We need to improve our reputation by not allowing trashy rentals. Fairway would never allow the rundown, unkempt properties that Roeland Park has.
- Still trash cans in front of homes for years, code enforcement does nothing about it. Example, two homes between 53<sup>rd</sup> and 55<sup>th</sup> on Roe. Still grass growing on sidewalks, need to give out citations.
- Still waiting for the Walmart to go away.
- Stores should reflect needs and wants of Johnson County. We need to pull more people coming north, not south.
- Storm water system is ineffective and dated. During periods of heavy rain the Johnson County water treatment system at Roe and Shawnee Mission Parkway smells bad.
- Strive to change the codes that have kept sit-down dining restaurants from being able to open here.
- Take a cue from the success of Prairie Village shopping. The retail district of Roeland Park is ugly, a mess to drive through, and nothing of interest unless one likes big box store shopping.
- Taxes are too high, we don't have the number of amenities as the cities you compare us to.



- Taxes too high.
- The “Roeland Parker” stated the city is being selective for what goes across from Taco Republic. I like that. Do not fill any spaces with “Check Into Cash” places.
- The ad valorem tax needs to be lowered. Taxes are too high. Property values are rising; therefore, the citizens deserve lower taxes on our property.
- The age and size of homes in the area are not available for family expansion. There are no major employers in the area. I don’t know of any major commercial developments occurring within Roeland Park.
- The area off Roe where the current Walmart, CVS, etc. resides needs to be cleaned up. The parking lot and traffic there is a terror. Overall appearance of that strip mall area needs to be updated with higher quality shops, better parking lot design.
- The best way to improve on “a place to work” would be to convince a light manufacturer to locate here. The best way to improve on “a place where you would buy your next home” would be to attract an assisted living development to locate here.
- The city council and mayor allowed undue influence from non-residents and have enacted laws/regulations without a vote on important issues. These actions have the possibility of harming innocent residents and their families.
- The city is saving tax money to pay for when Walmart leaves, let’s use this money in a way to reduce the impact of their move, instead of just saying it.
- The city needs to concentrate more on economic redevelopment, i.e. Walmart shopping center, shops/buildings on and along the northwest corner of Roe and Johnson Drive and at southwest corner of Mission and County Line Road. The city needs mixed-use development more than worrying about “LGBT” issues.
- The city should, without hesitation, provide support for the only public school here. Say yes with a smile, don’t mention the private schools and qualify everything with “we have other schools here”. It is discouraging that our only public school has an oddball reputation and the city’s general apathy toward Roeland doesn’t help. Stop feeding the beast. It is a great school with energetic new leadership.
- The commercial areas are trashy looking and difficult to drive through and park.
- The commitment to improve aspects of our city parks would greatly improve how the city rates as a place to raise children, as a place to live, and as a place where I would buy our next home. R Park has a dilapidated tennis court with very little shade cover and no city council approval of final park design. Nall Park has the opportunity for a bike trail, but the process is bogged down, leaving the park under-utilized.
- The community has a lot of pet owners, it would be great to see a small off leash dog park area constructed at R Park where people could get together and allow their pets to play and interact with others.
- The entire area of Walmart and CVS area and the adjacent Roe Shops are a complete eyesore and bring down the aesthetic value of Roeland Park. I would love to see some upscale housing/condo/apartments with smaller shops. Make Roeland Park a “walkable” community, because it really isn’t right now. [http://www.woodsonpartners.com/documents/Walmart\\_Roe\\_Property\\_Brochure.pdf](http://www.woodsonpartners.com/documents/Walmart_Roe_Property_Brochure.pdf)
- The intersection by Walmart to Lowe’s is terrible.

- The lack of tree maintenance creates an unattractive street presence. Many homeowners don't keep up their properties, weeds "overtake" yards and "sidewalks". Houses need painting and repair work. My neighbors have dogs that constantly bark.
- The Lowe's/Price Chopper area is generally maintained, but the Walmart area has really degraded and could use refurbished. Traffic into Lowe's/Price Chopper should not have to yield on all three sides, by the bank. One should have to stop either coming into the center or exiting. Signs and lines are bad.
- The property at 4939 Canterbury would discourage potential homebuyers from buying a home in the area surrounding this property and cause property values to go down in that neighborhood.
- The proximity of Roeland Park should feed into Indian Hills Middle School and then into Shawnee Mission East. Hocker Grove is three cities away and is not connected with this neighborhood or city.
- The quality of people moving into the area is deteriorating, and this is largely due to the lack of code enforcement. If people cannot afford to keep their houses up and take care of their lawns, they should be fined heavily. This should deter some of the riffraff. Additionally, there needs to be rules on the number of cars that can be parked on the street for one house. It's very dangerous around the park, and people often park right next to the stop signs. Please enforce codes and laws.
- The Roe Shops seem to be deteriorating and if Walmart should move, it would be beneficial to get Costco at that location.
- The street lights need to be synchronized so we don't have to stop at every corner. Police need to keep better watch on parks.
- The timing of traffic lights along Roe is very poor, the light at I-35 is so long in the mornings and there will be no traffic but me.
- The timing of traffic lights on Roe needs to be improved for morning traffic headed north to I-35 and 18<sup>th</sup> Street. Schools are good but so much is spent on non-teaching staff. Non-essential management staff in school system.
- The Walmart area is sub-par. The store is shabby and the parking lot with traffic flow and congestion is dangerous.
- The Walmart and Price Chopper on Roe are terrible. There are dirty, lousy employees. I drive to Prairie Village for any shopping, groceries, parks, etc.
- There are a few homes that need attention. Also, the city could clean up the trees between houses and along power lines.
- There are a lot of run down neighborhoods in this city, even more in KCK. With the crime I've seen around 47<sup>th</sup>, and even closer to my home on 48<sup>th</sup>, I would not raise children here nor am I buying my next home here. Many of our smaller neighborhoods are older homes that aren't taken care of. I would also say there are limited economic developments, as the city has sat on its hands waiting for big bad Walmart to decide our fate. That corner of town is dilapidated and run down as well. Why are we not being more aggressive in attracting other tenants and businesses, even small incubators that could help spur growth in this town? Screw Walmart. And why hasn't anything been developed at 47<sup>th</sup> and Mission? That is prime real estate wasting away while the rest of the area is being refurbished and growing.
- There are not very many actual jobs located in Roeland Park.

- There are too many rental properties in Roeland Park.
- There are very few places of employment in Roeland Park.
- Think the city should work to attract either more shops like you would find in Brookside/Plaza/Prairie Village neighborhoods or like those found in Corbin Park, Prairie Fire, or Leawood Town Center shopping centers. Tenants like Cricket Wireless, Payday Loan Stores, Dollar Stores, and Walmart do not show Roeland Park as a desirable place to shop and life.
- Tighten and enforce codes. Hold commercial developments accountable for appearance and safety of properties. Collaborate with surrounding cities on programs and services. Better parks, add tennis courts.
- Time the stop lights on Roe. Better trash/recycling services, add glass to recycling, and get rid of sketchy Walmart.
- Too many rentals and empty homes, not able to widen driveways, causing streets full of cars.
- Too many restaurants and fast food. Mission should stop issuing so many fast food permits.
- Traffic control and signage for roadwork is never correct. Roeland Parker is never published timely.
- Try to get more business near I-35.
- Update signage restrictions for business, attract new business. Many new openings in Mission and nearby Wyandotte County.
- Upgrade the Walmart center area.
- Use small amount of vacant land that Roeland Park has.
- Walmart.
- Walmart is atrocious, needs to be cleaned up. Work to attract high quality development, restaurants, like Mission, Fairway, and Leawood.
- We do not have much to choose from for people who want to work in Roeland Park beyond entry level positions. Not sure how the city can help in that regard. As we consider retirement, we are not considering staying here. There are no options of quality senior living areas within the town, though there are close by.
- We have one child and one on the way and plan to stay here for a while. We love living here. Worried about the elementary schools, they will soon attend though.
- We have below average commercial development. Schools are neutral for Johnson County. Well below Blue Valley. Economics are not good here.
- We have heard less than stellar reviews about the middle school in our district, which will eventually be a factor for us. Since homes around here are usually 50-70 years old, it's not an ideal place for the coming influx of baby boomer retirees to enjoy a maintenance-free lifestyle. Commercial development is adequate for the limited zones it can exist in. Will be interested to see what happens with the former swimming pool. Overall, we give the city very high marks for cost of living, proximity to the rest of the greater KC area, walkability and livability.
- We have only lived here eight months, so don't really have a very educated answer. I suppose everyone is concerned about the commercial developments, so I suppose that is one thing to work on. It is a lovely city. We are thankful to have moved here from Olathe.

- We need healthy, fast casual restaurants. We could improve funding for the parks. I would also like curbside glass recycling. This could be paid for by individual households through Ripple Glass.
- We need higher quality and more competitive commercial developments.
- We need more commercial development to bring more people to our community. Would love a Sprouts or Trader Joes in our area. More unique restaurants and shopping.
- We need more sidewalks and bike lanes for more walkability and bike ability. We need more city events to bring the community together. Parks need to be further improved and updated so they are on par or better than the parks in all of the other cities around us. Maintain and keep the swimming pool. Get rid of quick loan businesses and work diligently on bringing a decent sit-down restaurant to the city.
- We need to allow alcohol to be sold at restaurants, we could fill our empty strip malls with higher quality restaurants instead of cell phone stores, payday loans, and fast food chains.
- We need to have a plan to put commercial and retail development on both sides of Roe Avenue from Walmart to Johnson Drive.
- We'd love to remain in Roeland Park but the prices of houses are next to impossible for a working class family.
- Wish we had more special shops instead of big box and chains. Would like to see a place, possibly Boulevard Shops, rehabbed/built for multi-service level senior housing independent to nursing. Keep up work on parks and commercial space improvement.
- Work on contingency plan for any large business leaving (Walmart) to supplement tax money. Bring in new large business.
- Work on redevelopment strategies for the Walmart shopping area, facilitate development of a walkable mixed use plan.
- Would appreciate a sit-down restaurant in Roeland Park.
- Would be nice if the city could capitalize on prime "inner-suburb" location to be attractive for young families. Unfortunately, reliance on big box retail and very pedestrian and bike unfriendly. Nature of Roe retail as city center will require creativity. Some redevelopment to become more pedestrian/bike friendly.
- Would like to see better code enforcement especially with regard to yard upkeep and sidewalk maintained. We want Roeland Park to be even more walkable and accessible to wheelchairs and strollers than it is. We would love more roundabouts and less lights on Roe if that is feasible.
- Would love to see a development of some kind that would be shops designed, north of Walgreens would be good.

**Q19. What is the biggest frustration you have associated with transportation/connectivity in Roeland Park and what would you like to see done about it?**

- 35 mph from I-35 to Price Chopper.
- 50<sup>th</sup> Terrace is a residential street with parking on both sides, changed when new commercial development created flow.
- Access to US service in our area.
- Add more sidewalks.
- Add speed bump to “cut through” streets for safety (i.e. Alhambra between 47<sup>th</sup> and Elledge).
- All the lights on Roe by the shopping center are so congested and frequent.
- All the stops and stop lights on Roe Boulevard in commercial areas, it is inefficient as gas consumption to stop at every light every time you go through there. They should be timed.
- Availability of bus service sites.
- Better access to south Johnson County.
- Better bike lanes and complete sidewalks on all city streets. Improve biking ability on the major streets.
- Better synchronization of stoplights.
- Biggest frustration is number of stoplights and awkward intersections between 55<sup>th</sup> Street and I-35.
- Biggest frustration is the time it takes to get onto I-35 from Roe. Too many lights and too much traffic that backs up and makes you wait for a long time in order to move through.
- Bike lanes.
- Bus routes scarcity.
- Bus service.
- Cars parked in the street block two-way traffic. Limit parking on streets. The streets are so narrow, it is a real problem to have cars parked on both sides of the street. Normally this is good, but we had issues this summer.
- Cars parked on street during snow removal.
- Cars parked on street. Big problem on Nall (Mission side). Cars parked on both sides of residential streets.
- City needs sidewalks in its neighborhoods.
- Clearing sidewalks in the winter. I like to walk and it is not safe when people don't clear them in the winter.
- Commercial area on Roe. The North/South traffic lights trip way too quickly. Always hit 5 red lights going north or south on Roe in the business area.
- Construction, but it is a necessary evil.
- County line road needs resurfacing.
- Crossing Roe is so frightening we don't walk to the library or Price Chopper despite the fact that they are so close. Also, speeding along residential streets scares us.
- Crossing Roe or Roe Lane can be hazardous to your life. Traffic lights don't pick up bicycles and with the right turn lanes with yield only cars don't have to yield to

pedestrians and barely look for cars before barreling through their turn. No bicycle lanes or arrows or signage.

- Dangerous speeding on Elledge Drive.
- Difficulty of getting to different areas by bus. Used to take bus to work but last bus would mean that I had to leave work early.
- Difficulty walking across Roe to Mission, lack of bus service to KCMO.
- Driving down Roe and stopping three times in six blocks, stop light at 55<sup>th</sup> and Roe allows for one car to turn some mornings.
- During rush hour, getting down Roe to 35 is very slow. Red lights need to be coordinated better to move traffic.
- Easy access sidewalks to allow safe walking on all streets. Keep streets without holes.
- Enhance the timing of the lights on Roe Boulevard.
- Fewer lights on Roe would be great. Are roundabouts possible at some places and lights at others to allow better flow?
- Getting roads fixed faster.
- Going east to west seems like “you can’t get there from here.” Very difficult to give directions.
- Hate all the lights by Lowes and Price Chopper.
- Having some streets without sidewalks. For example, Buena Vista from 53<sup>rd</sup> street to Shawnee Mission Parkway does not have a sidewalk. Also, there is no sidewalk from 54<sup>th</sup> Terrace to Roe Boulevard. Like to see a bike lane on Roe Boulevard. Like for the city to work with neighboring cities to develop bike paths through Roeland Park. For example, using Roe Boulevard to connect the Merriam Lane Bike Lane in KCK to Mission’s shared use path.
- Having to stop at every traffic light on Roe Boulevard from the north entrance to the city to 55<sup>th</sup> Street.
- I am not interested in providing public transportation. Johnson County residents want to drive their own cars.
- I bike to work daily, we need bike lanes.
- I do not drive, too old.
- I don’t want any public transportation in Roeland Park.
- I don’t think Roeland Park is very walkable. I basically have one or two routes on which I feel comfortable walking my dog. I can’t train him not to go in the street because have the time we are walking in the street because there is no sidewalk, and the sidewalks that do exist are so close to the curb that every time we cross a driveway, the sidewalk tilts dramatically, causing me ankle, knee, hip and back pain, so that I often walk in the street so I don’t injure myself. If there is something on the sidewalk, I want to avoid it with him. I can’t cross the street and walk on the other side, because there is virtually nowhere in Roeland Park that has sidewalks on both sides of the street. It’s just not a very friendly place for walkers.

I answered in a different box, but I also think the connectivity of Roeland Park to the Plaza and Southwest Boulevard is pretty weak, and I think this is a big place for improvement since I think a lot of people like me who enjoy activities in those parts of town live in Roeland Park in part because of it’s nearness to these parts of town. I

love how close we are to I-35, but if one doesn't have a car, or a car that can take a lot of highway miles, you are really limited. I work just east of the Plaza, less than four miles directly east of my home. My drive takes fifteen minutes. If I were to take the bus, it would take me an hour and a half, which includes several transfers and a 20 minute walk in the middle of it to make one of the transfers. That is completely unfeasible for daily life. For many years, I could not afford a new car and my old car was so run down my husband worried about me driving it, but I had no choice because I had to work, and I had no other practical way to get to work. I know many people who moved downtown because they enjoy not being reliant on their cars, and it just seems like it would benefit a lot of people to have a public transit option that connects to the Plaza and Southwest Boulevard. Also, if the KC streetcar does not extend to UMKC/Plaza, it seems like it would behoove us to connect to it. It would help people who want to work in Roeland Park by connecting better to the larger metro via public transportation and of course for people like me who want to live in Roeland Park. It would help to have the option of using public transportation to get to work (and play).

- I drive and have never used public transportation, but more stops would be nice and available public transport across State Line to downtown, Plaza and UMKC.
- I drive my own car.
- I find the business district (Walmart) to be a real mess.
- I find the two left turn lanes exiting the Price Chopper plaza excessive, it seems like one left, on straight and one right would let traffic flow better; same thing for West 50<sup>th</sup> Terrace.
- I hate the Walmart exit/parking lot, it is a constant struggle to drive by the 50<sup>th</sup> Terrace exit.
- I hate Walmart thoroughfare that extends to Lowes by Taco Bell. That little intersection is a nightmare. Make it a four way stop.
- I know that Roeland Park is a small municipality but I would love to have more access or more routes or more use of public transportation by our residents and making Roeland Park more of a destination. Seems like a connector between Price Chopper area to Wyco North and 95<sup>th</sup> Street south could get used more.
- I never really see any transportation going through Roeland Park.
- I think my biggest frustration is lack of sidewalks, we are an active community with lots of runners, walkers and dog walkers. While streets like Nall have good sidewalks, other streets have no sidewalks at all which makes it more dangerous to navigate. We should have sidewalks connecting all streets.
- I think the traffic lights on Roe are often not synchronized, but that probably can't be helped. Also, this applies to Mission, but the light at Shawnee Mission Parkway and Roeland is very frustrating. If the light is green, you cannot turn left because the left turn signal is usually red. I don't understand why they can't make it a flashing yellow or one of the other "choose when to turn" type signals.
- I think the transportation has really improved a lot over the past few years.
- I would like a public path from dead end of Elmonte to Delmar so I can access Roeland Park without having to go up to County Line and around particularly for kids who go to Roeland.
- I would like a trolley to the plaza or old Overland Park.

- I would like more public transit. Also, why do so many streets not have sidewalks?
- I would like to see 51<sup>st</sup> Street extended from Roe Boulevard through the commercial area to 51<sup>st</sup> Street west of the commercial area.
- I would like to see all side streets get sidewalks.
- I-35 construction, just waiting for them to finish.
- Improve our streets surface, make it level.
- Intersection at Roe and Roe Boulevard Apartments always has accidents. Lights are not timed correctly.
- Intersection on designs along Roe are ridiculous, particularly at the Burger King just asking for accidents.
- Intersections all yield is often bad. No one yields. The corner where Walmart and Lowes are located. So much traffic. The stop lights are not timed well.
- It is frustrating when the disabled school bus is on Roe Avenue.
- It is well done. Maybe unrelated, but more police visibility would be good. And street lights are mostly good, but there is a very dark spot in front of our house on Neosho Lane. Thank you all for your good work and for asking.
- It would be great if there were bus routes that connected Roeland Park to the Plaza and Downtown KC that were available not just for commuters, but on Friday evenings as well as the weekend. I believe that would be attractive to young adults living in our city.
- It's a bit of a walk to get to a bus stop for me. It might be nice if a bus stop was installed on Nall.
- It's actually just suburban design. Our house is about ½ mile to any public transportation.
- Lack of bike trails/lanes.
- Lack of coordination of lights on Roe from 54<sup>th</sup> to I-35.
- Lack of frequency of bus service between AM and PM rush hours.
- Lack of public transit option (reliable and frequent).
- Lack of public transportation.
- Lack of sidewalks.
- Lack of sidewalks along some busy streets like Buena Vista from Shawnee Mission Parkway until 53<sup>rd</sup> Street.
- Lack of sidewalks and sidewalk maintenance is a continual frustration because I walk a lot. I'm often having to walk in the street because there is no sidewalk or because the sidewalk is in such poor shape.
- Lack of sidewalks in residential neighborhoods, not safe to walk.
- Lack of sidewalks is a safety hazard. I would like to see additional sidewalks phased in, specifically in areas where there are gaps. We don't need them on both sides of the street (it is generally not that hard to cross the street, but I do not have a physical disability), but there are some raging gaps, even around the school.
- Lack of sidewalks on all streets.
- Lack of sidewalks on residential streets.
- Larger bus radius.
- Light at Johnson Drive and Ash (Roeland Drive) takes way too long to change in favor of drivers on Ash (Roeland Drive).



- Lights on Roe Ave. You either get them just right or you get stopped at each one.
- Lights on Roe need to be synched better, so you can at least make it through two intersections.
- Local transportation.
- More bike/walking paths, especially to cross Roe. A pedestrian “overpass” or tunnel would be great. We often walk to the store, Lowe’s or other homes around town, but the speed of traffic on Roe often exceeds the posted limit. We’ve witnessed several crashes at the 51<sup>st</sup> and Roe intersection (by QT) by people who have run the light. I fear for my safety, as a driver and a runner, and that of my children and their friends’ as they frequently cross at that intersection. Connecting the two halves of our city would be wonderful.
- More busses.
- More public transportation options.
- More sidewalks (Mentioned twice).
- More sidewalks and bike lanes.
- More sidewalks. Would be nice to walk from Cedar to Library.
- More walkable. More sidewalks and trails.
- I think everything in this area is pretty well handled.
- Neutral.
- Narrow streets can make neighborhood travel occasionally dangerous/difficult.
- Narrow streets.
- Need bus stop that doesn’t stop the flow of traffic.
- Need more sidewalks (mentioned twice).
- Need sidewalks on both sides of Roe.
- Need sidewalks on both sides of the streets, decorate them, handicap access.
- Need speed bumps by schools.
- No bike lanes.
- No comment.
- No frustration about this.
- No infrastructure. Sorry, but appreciate the sidewalks perhaps more in the future.
- No major frustrations. Pretty much on par with the rest of the KC Metro.
- No major ones, reduce traffic in neighborhoods that will go to Walmart.
- No public transportation (mentioned twice).
- Northbound Nall between Johnson Drive and 55<sup>th</sup> Street needs speed bumps or humps. No one obeys the speed limit and there is a high amount of foot traffic along this street.
- Not all sidewalks in the city have ramps at the end of a sidewalk. For kids in strollers or on bikes it is unsafe and could cause them to fall and having to go out in the street unnecessarily.
- Not biking friendly, bus stops.
- Not enforcing speed limits.
- Not enough sidewalks for neighborhood walking. Please add new/more sidewalks.
- Not nearly enough bus routes.
- Not really a concern for us.

- Nothing can be done, just real populated. Maybe try to widen street where possible.
- Nothing, really.
- Occasionally cars will drive at about 40 mph on our (relatively quiet) street. Worry about kids.
- One reason I like Roeland Park is easy access to other areas in the KC Metropolitan area.
- Ongoing construction on County Line Road.
- Open up 51<sup>st</sup> Street and shorten the traffic lights on Roe Boulevard from Skyline Drive through 50<sup>th</sup> Terrace.
- Parked cars and pickups turning neighborhood streets into virtual one way streets. Perhaps alternate side parking. Perhaps no parking in streets on trash days. Perhaps regular street cleaning day with no parking.
- Parked cars on side streets, park directly across from each other and make it hard to get through.
- Parking on residential streets that does not allow trucks to drive through.
- Pavement markings in busy areas are not refreshed.
- Pedestrians especially children would be safer if there were more sidewalks.
- People drive too fast on Buena Vista, it needs speed bumps.
- People running stop signs and/or not yielding at yield signs in residential areas.
- Please see item number four, traffic speed is excessive on 55<sup>th</sup> street from Nall to Roe.
- Public transit, more routes, better schedules needed.
- Public transportation is a larger issue than just Roeland Park. Wish there was easier and faster options to downtown, sports complex, out south. Just not sure how we accomplish that.
- Public works does not enforce traffic control for roadwork.
- Quality of streets and stop lights on Roe Boulevard are not in sync with the flow of traffic.
- Really have none.
- Residential roads are too narrow.
- Roe and stoplights.
- Roe at 50<sup>th</sup> has bad traffic.
- Roe Ave and Johnson Drive at rush hours. However, I know not much more can be done about it. It's just par for the course.
- Roe Ave is a mess.
- Roe Blvd. so many traffic lights. So many cars parked along the street on residential roads.
- Roe Blvd. and 52<sup>nd</sup> Terrace to 48<sup>th</sup> Street. Priority should be given to having phased lights so north/south traffic proceeds through this area as efficiently as possible. Fix 50<sup>th</sup> Terrace intersection where traffic comes out of Lowe's/Price Chopper parking lots and traffic from Walmart traffic exits onto 50<sup>th</sup> Terrace. Need all lanes clearly marked throughout this area.
- Roe Blvd. from 52<sup>nd</sup> to I-35. Lights are not synchronized.
- Roe is congested, especially at rush hour. Don't know how to fix.
- Roe retail corridor is very bike/pedestrian unfriendly.

- Roeland Park will not install speed humps. Parking on streets not enforced. Streets are not driveways.
- Set timers on lights. Should not have to stop every 20 seconds.
- Side street too narrow for parking on both sides of the street (vans and trucks).
- Sidewalk connectively and build out, especially south end of Buena Vista. We need merge signs north of 48<sup>th</sup> and Roe.
- Sidewalks.
- Sidewalks need to be free of low overhanging branches, as the crow flies. Sidewalks should be added to residential and commercial areas. Jo buses should be \$1.50 like metro and fully transferable, more north/south routes.
- Sidewalks on every street and bicycle lanes.
- Sidewalks. I live on a block with no sidewalks at 47<sup>th</sup> and Reinhardt. We need a sidewalk.
- Signals need to be synchronized.
- Slow down on city streets.
- So many lights on north side of Roe slowing flow north and south, which are far busier than access cross streets, have less sensitivity to changing lights so there is better flow north and south, which are far busier routes.
- Some of the major intersections lack signage for traffic flow and pavement markings in need of maintenance.
- Some roads such as Clark should only have parking on one side.
- Sometimes I have to stop at every light on Roe Boulevard. Why?
- Sometimes traffic gets clogged along Roe during peak times, which may need adjusting soon by adding another lane, especially if our commercial business picks up.
- Speeding on Pawnee Drive. Everyone speeds on Pawnee Drive because they know the cops are on 50<sup>th</sup> or by Old Mission 40 miles per hour in 20 mph zone is ridiculous.
- Stoplight on Roe, more flow, traffic back up. They need a yield sign at 50<sup>th</sup> and Roe (northbound), traffic does not yield right of way coming to Roe.
- Stop lights are not timed well on Roe in the commercial district. I often get stopped at every light.
- Stop lights on Roe need to be recalculated so that traffic flow is better.
- Stop lights on Roe are poorly timed.
- Street lighting needs improvement.
- Street maintenance.
- Streets are too narrow, one side should not be parked on several streets.
- Streets looks beautiful toward the south, but not nearly as nice toward the north. Part of that is personal property maintenance.

**Q22. What has brought you to or kept you here in Roeland Park?**

- I grew up here. The house we purchased was a very fair price. We couldn't come up with a good reason for moving up till now. Overall, this is a very economical and efficient place to live.
- First home was affordable, children were in school, church, friends and location.
- A great place to live.
- A job.
- A year ago we found the perfect house for my wants and needs. Love it here!
- Ability to own a pit bull, close to highway and downtown, and Plaza.
- Access to downtown, plaza and highway. Great neighbors, everyone takes care of their houses.
- Access to highway, police service, close to shopping.
- Access to highways, quality of neighborhoods, affordability.
- Access to metro. Small city. Safety. Big trees.
- Accessibility.
- Accessibility to other areas in the city and good residential house values.
- Affordability of homes and highway access to the Kansas City metro.
- Affordability of homes, look of the neighborhood.
- Affordability of housing, relative safety, closeness to the city and ease of access.
- Affordability of housing. Access to the interstate. Close to friends.
- Affordability. Proximity to plaza and downtown.
- Affordability.
- Affordability. Community. Safety.
- Affordable cost of living and keeping a home, sense of safety, and steady home values.
- Affordable home and proximity to good restaurants, bars and other fun things to do in the city.
- Affordable homes, trees, and neighborhoods. Easy access to downtown and Mission entertainment districts. Great churches and schools.
- Affordable house prices, close proximity to downtown.
- Affordable housing and good schools.
- Affordable housing and location convenience.
- Affordable housing and the great location.
- Affordable housing, centrally located, close to work.
- Affordable housing, close proximity to downtown Kansas City, MO.
- Affordable housing, close to everything.
- Affordable housing, community spirit, neighborliness, abundant large trees, close to the urban core for culture, caring and community minded people.
- Affordable housing, convenience to city amenities, access to interstate.
- Affordable housing, great neighbors, wonderful location.
- Affordable housing, stay because I live my neighborhood and close to downtown.
- Affordable living.
- Affordable rent and proximity to interstate and destinations.

- Affordable rent. Convenient access to I-35.
- Bad real estate market prevented buying in a better area.
- Been here for decades and like the community feeling, but not thrilled with the lack of interest in city parks and play areas. We'd attracted more families if our parks were more inviting.
- Been here over 50 years, feel safe. Good response from police and fire. Good neighborhood.
- Born and raised here.
- Bought a house.
- Bought house when council really listened to all of us, not special interests. Stores supported the community. I no longer really shop here. If I could I would move.
- Calm neighborhood to raise kids. Safe.
- Central location, safe neighborhood.
- Central location.
- Central location in metro Kansas City. Cozy neighborhood.
- Central location to work and places I go. I've always loved this neighborhood.
- Central location, grade school, high school. We raised our family of six children here, small size was great.
- Central location, I work in Olathe, but my family and friends are in the city.
- Central location, small town feel. We had a shopping area and restaurant that you could get all you needed. Lost all of that.
- Central location. Nice community. Diverse population. Schools and parks.
- Centralized location, very safe, affordable.
- Central location.
- Change of place to raise children.
- Character of the homes, mature trees, proximity to plaza, downtown, etc.
- Character of the homes, price compared to Fairway is much more reasonable, proximity to highways and Plaza. It's a great location, and I love the trees.
- Cheap home prices and close proximity to the interstate.
- Church and private school.
- Close access to many attractions in KC via highway access, comfortable neighborhoods, and great trees.
- Close proximity to work and central location in KC.
- Close to everything.
- Close to everything and the schools are excellent.
- Close to interstate, downtown and the Plaza.
- Close to many locations.
- Close to midtown where we used to live but good schools for children.
- Close to proximity of Plaza, 18<sup>th</sup> Street, access to highways and leaf pick up.
- Close to school, shops and access to downtown.
- Close to the city, non-pretentious, friendly people. Costs.
- Close to where I work.
- Close to work and how district pretty maintained neighborhoods.
- Close to work, close to downtown, prefer the small town feel.

- Close to work.
- Close to work. Rental house.
- Close to work/Kansas City.
- Community.
- Community feel and access to the rest of the metro area.
- Community, size.
- Convenience.
- Convenience and affordability.
- Convenience and I love my house.
- Convenience and lifestyle.
- Convenience to highways, stores are close (mentioned twice).
- Conveniences to shop church, schools and close to downtown.
- Convenient location to work at the KU Medical Center.
- Cost of current home and living.
- Cost of housing and closeness to everything KC.
- Cost of housing, neighborhood friendliness, proximity to Plaza/Downtown/Westport, highway access, small town feel with urban benefits, safe, good police/community relationship, unique housing and quality of schools.
- Cost of housing.
- Cost of living.
- Cost of living, location and ease of access to major highways, downtown and Plaza area.
- Cost of living. Proximity to city.
- Design and location of house.
- Didn't want to move.
- Diverse population, close to midtown, varied housing (not cookie-cutter houses in cul-de-sacs), many trees, and anti-discrimination ordinance.
- Diversity of population and church.
- Easy access to the best the area has to offer, with affordable housing, and safe neighborhoods.
- Employment.
- Employment at Scripture.
- Enjoy the city.
- Excellent city location and highway access.
- Family (mentioned twice).
- Family and friends, location in metro.
- Family, house.
- Fantastic friends and family, streets and patios shaded by beautiful trees, financial, ethnic, and age diversity, centrally to all of greater Kansas City. You'll find more than all of these in our wonderful Roeland Park, Kansas.
- Feel safe and convenient.
- First home.
- Friendliness and close to work.
- Friendliness of neighbors, near employers, a special state housing program.

- Friends and close to major areas of KC.
- Good connectivity, scale of lots and streets, library, lower real estate prices.
- Good location in relation to the city without being in Missouri or KCK.
- Good neighborhood, close to stores like Aldi.
- Good place for starter home and raising young family.
- Good schools. Proximity to KUMC, Plaza and downtown.
- Good town.
- Got married, rented on Granada 36 years ago, and bought because of schools.
- Great access to the broader community, progressive way of thinking, reasonable cost of living, no HOA.
- Great city and love East Johnson County.
- Great community feeling.
- Great neighborhoods, parks and location.
- Great neighborhoods. Close proximity to Plaza/downtown and highway access.
- Grew up here (mentioned twice).
- Grew up here, access to Plaza, downtown, interstate, trees and people.
- Grew up here, love the peacefulness as compared to crowded areas out south.
- Grew up here, good public services, and good location to metro area, trees, grocery stores, safety and schools.
- Grew up in the area.
- Have always loved the unique homes and quiet neighborhood. Home prices are affordable.
- Have lived here since 1955, would not want to live anywhere else.
- Having a more central metro location while remaining in Johnson County.
- Having a more centralized Kansas City metro location.
- Here for medical residency at KUMC.
- Highway access, low cost of housing, leaf program.
- Home ownership.
- Home price and location brought us here.
- Home prices.
- Homeowner and employment.
- Homes, amenity, closeness to church in KCMO, and performance art venues and interstate.
- Honestly, the leaf pickup program, the well-maintained neighborhoods and small town feel, and the proximity to other interesting places in Kansas City brought me here. The recent investment in park improvement has encouraged me to stay here.
- House is paid off and too expensive to buy somewhere else. Trying to make my area appealing.
- House previously owned by mother.
- House was close to major roads and centrally located.
- Housing.
- Housing prices and location to Plaza and downtown.
- How close to the city we are (central location), feeling of community, and our neighbors, low cost of living, easy access to a variety of activities.

- My husband's job.
- I bought a house here this year for a few main reasons. I feel safe living here. It is close to where I work and to the city, but feels more relaxed and like I'm in a smaller town. Availability of parks, the library, and other city amenities.
- I chose Roeland Park out of college because it was affordable and convenient.
- I feel safe here. People feel safe to walk their dogs, etc.
- I grew up here and moved away. I came back after living in Prairie Village because it was better cost of living.
- I have been a resident my whole life and the driving factors are proximity to my work and family in this area.
- I have lived here for almost 60 years and I do like the location and the uniqueness of not having cookie cutter houses.
- I have lived in Roeland Park for over 40 years. It's a great community and I feel safe.
- I like how accessible it is to the whole metro area. Living in Roeland Park, my husband and I are smack in the middle between my parents in Brookside and his mother in Merriam. We are close to my place of work. Being so close to I-35, we can easily get around the broader metro region. We like being so close to restaurants and cultural events in midtown, downtown, Mission, SW Blvd., etc. We do wish there were more of these in Roeland Park, but the growth and diversity coming to the County Line corridor have been enthusiastically welcomed in our house. We love our house. It is affordable, well built, the right size for us, charming. We like our neighbors. We like that Roeland Park seems to be free of the right-wind nuts (sorry!) that seem to have taken over other parts of the Kansas side of the metro.
- I like that I'm within walking distance of parks and the pool and Walmart, Lowe's and Price Chopper.
- I like the architecture, the trees, generally nice neighbors, snow and leaf clean up, and access to the Plaza/Westport, etc.
- I like the neighborhood and easy access to other areas in the city. Roeland Park can be a beautiful city.
- I live close to my mom and Rushton Elementary School.
- I own my house.
- I raised my family here and retired here because it is a safe and beautiful city.
- I stay because I paid off my mortgage ten years ago.
- I took over my elderly mother's house.
- I was raised here so I moved back because I consider this the perfect suburb in KC due to location, the grown trees, the personality of the neighborhoods, and its easy access to so much.
- I work at KUMC. Now my office is at Fairway North.
- I work at Walmart.
- I work in Mission and what I thought to be a charming neighborhood is not what I expected.
- I'm flipping a house.
- Inheritance.



- Inherited home.
- Inherited property.
- It's a "good" place to live, decent home prices, interstate connectivity and a quiet place to live.
- It's a friendly community and close to work.
- It is a great location. Would be nice to have accessibility and public transportation to Plaza and downtown. Love leaf pick up.
- It is close to everything.
- It was a nice small city feel, easy access to most major highways/airport.
- It's a beautiful and safe and close to Saint Agnes Church.
- It's home.
- I've always felt at home here. "This is my town." My wife and I are not from here.
- I've lived in Roeland Park for five years and found the neighbors friendly. I like the easy access to interstates, midtown Kansas City and the Plaza areas. I do question why I stay in Roeland Park, especially in light of the strong divisions in city council and the negative vibe that radiates from most city council members.
- Job, schools, and location for my family.
- Kid friendly and close to everything.
- Location of city.
- Leaf pick up and close to work.
- Leaf pick-up.
- Leaf pick-up! Proximity to downtown Plaza and good location. Nice neighborhood.
- Left Olathe to live closer to the "real" city. Wanted a smaller and more charming home and neighborhood.
- Less expensive living.
- Life (mentioned twice).
- Lifelong resident.
- Lived here for 49 years, too old to move.
- Lived here 38 years, family here.
- Lived here for 33 years. Stayed because it is convenient.
- Lived here for over 40 years, good place to live.
- Living loser to work and friends.
- Location (mentioned 12 times).
- Location (near downtown, work, most major highways). Small community tucked inside a big city.
- Location, affordable rent.
- Location and access to all parts of KC area.
- Location and affordable housing.
- Location and general quality of neighborhood.
- Location and neighborhood.
- Location and now I own a home.
- Location and our close knit community including churches.
- Location and price brought us here.
- Location and prices of moving.

- Location and private schools. The private schools seem to be some of the most unappreciated organizations in our city. Top quality education, state championships, and the city just started recognizing them in 2016? It must be political.
- Location and quality of life (mentioned twice).
- Location first brought us here, as well as the quiet small town feel.
- Location is central and I love my neighborhood. The leaf pick up program is awesome. It could go a little later because our trees don't lose their leaves till late.
- Location is nearly anywhere in the Kansas City area.
- Location mostly, love the leaf pick up.
- Location nearby areas right in the middle.
- Location of my residence in Roeland Park.
- Location to downtown.
- Location to downtown area.
- Location to downtown, easy local business access.
- Location to entertainment areas, easy access to highway and local amenities.
- Location to good shopping areas and downtown.
- Location to KC, highways, and housing market among others.
- Location to Plaza, downtown highways, etc.
- Location to the plaza, downtown, PV, Westport, Brookside and other areas. Its affordable house, but at a price.
- Location to work.
- Location to work and plaza.
- Location within Johnson County.
- Location within Kansas City metro area and housing cost.
- Location, a house we love, proximity to my parents (but not too close), proximity to everything cool about the metro.
- Location, affordability, proximity to our favorite bars, restaurants and friends. Perfect for first time home buyers.
- Location, affordability, quiet, SMSD, JOCO.
- Location, beauty of neighborhood, schools.
- Location, cost of an appreciation of housing, seeing tax dollars at work, walkability, sense of community, safety, and "small town" feel in the city.
- Location, dog friendly, art programs, well-kept streets and leaf program are great.
- Location, good property values.
- Location, home prices.
- Location, mature trees established in the neighborhood. Increasing property values and diverse ages of neighbors. Wonderful neighbors.
- Location, people, quality of homes.
- Location, Roeland Park is essentially south Plaza in terms of location and history/architecture but for a fraction of the price. Roeland Park also has better schools and lower crime than KCMO. Roeland Park is great.
- Location, safety, proximity to the park, and affordable housing.
- Location, safety, we like our home.
- Location, schools, swimming pool.

- Location, small town.
- Location, vibe, value and our ward representatives. First things to hit my head.
- Location, work and live in Roeland Park, close proximity to KC.
- Location, houses and convenience.
- Location, safety, and history.
- Location/ease of access to Plaza, downtown and southern Johnson County. Smaller community with a governing body responsive to its citizens. High involvement of residents in the business of the city. And the trees and parks.
- Location and housing cost.
- Location, close to everything, good school, and affordable housing.
- Long term residency.
- Love my house and the community.
- Love the neighborhood and culture of the community, safe.
- Love the small area, neighborhoods, great, safe, friendly community.
- Lowest home price I could find. My job is in the area.
- Mainly close to dad's residence.
- Marriage.
- Mother and father came to Roeland Park when I was six years old and after marriage, my husband and I bought the house next to my mom who is now deceased.
- Mortgage cheaper than rent in the city.
- Most homes well kept, love new park, love location.
- Mostly location (25 minutes to airport, 10 minutes to downtown or plaza, 20 minutes to games, 20 minutes from south Johnson County, close to I-35/635/70). Also, loved the mature neighborhoods with character (houses are different, huge trees, etc.). Relatively good schools (Shawnee Mission).
- Moved here back in 1977 at 11 years old, grew up here, went away to college, job, state, etc. Moved back to raise my son, bought a home, so went to local high school and grade school and parents still live here as well.
- Moved to be near family.
- My aunt lived here when I was a child. I knew I wanted to live here after she passed and I finished med school. I feel safe here. I see the police and public works all over town. It's nice to see them and they have always been kind and waved.
- My business.
- My family moved here in the 1950's.
- My family. Small town feel. Police and safety.
- My home.
- My home and my location.
- My home town since 1933.
- My house is paid for, convenient location to highway access.
- My husband liked the house. It met most of our criteria.
- My job brought me here, the safe, homey feeling has kept me here.
- My nice home, property value is more appealing than Prairie Village and Leawood. Location and highway access to other parts of the town.
- My renters went to assisted living and I found a job with OPKS.

- Neighborhood quality. Access to downtown, midtown, schools, and diversity.
- Neighborhoods, neighbors, services, the more liberal (Democrat) make up of residents, our home.
- Neighbors.
- New school/job.
- Nice community.
- Nice neighborhoods and decent housing prices 30 years ago and Catholic schools.
- Nice neighborhoods, great school, lovely community.
- Nice neighbors and affordable houses.
- Old affordable homes and location.
- Old age.
- Old trees and old neighborhoods.
- Old trees and cute houses.
- Our family and home.
- Our neighbors, great access to Plaza and major highways, schools.
- Price of real estate.
- Proximity in metro, community feel, safety, public art, non-discrimination ordinance, and progressive values.
- Proximity to both downtown KC and Overland Park, where family lives. Nice, quiet neighborhood.
- Proximity to city/Plaza and character of homes and neighborhoods.
- Proximity to downtown and cheap living.
- Proximity to downtown brought us here. The neighborhood feel and that same proximity has kept us here.
- Proximity to downtown KC. Cost of living in my budget and gets me my desired quality of lifestyle.
- Proximity to downtown, Prairie Village and Overland Park.
- Proximity to downtown, type of housing available.
- Proximity to downtown. Friendly people.
- Proximity to family and KC, home affordability, safe place to live.
- Proximity to family is what brought us here but love of the community, neighborhoods and proximity to KC and work have made us fall in love.
- Proximity to friends.
- Proximity to highway and downtown, safe neighborhood.
- Proximity to highway, Miega, centrally located.
- Proximity to I-35, downtown, plaza and affordability.
- Proximity to I-35, the Plaza, Westport, 39<sup>th</sup> Street, Downtown, etc.
- Proximity to med center and highway to downtown KC. Quiet and well maintained neighborhood.
- Proximity to metro.
- Proximity to Metro Kansas City. Small house, not sure if staying, need more.
- Proximity to midtown Kansas City, years ago I liked the schools, affordability.
- Proximity to my husband's workplace and to Kansas City. Walkability and availability of necessities without having to own a second car.

- Proximity to my job. I'll be the first to admit, I was trying to move back to Westwood, but there were no places available at the time I had to relocate to the Kansas City area.
- Proximity to my job, but now retired.
- Proximity to Plaza and downtown.
- Proximity to private schools and jobs. Safe neighborhoods. Good community feel.
- Proximity to schools.
- Proximity to schools, location to all parts of metro.
- Proximity to work and nice homes.
- Proximity to work and nice neighborhood.
- Proximity to work, affordability, walkability, peaceful neighborhoods.
- Proximity to work.
- Proximity to work/Plaza/downtown/interstate. Lower housing prices than Westwood. Amazing neighbors.
- Quality of living, quiet community, affordable community.
- Quality of house and location for the price.
- Quiet.
- Quiet and peaceful with friendly neighbors. City services and reputation for concerns of citizens. Convenience in geographic access to the metro area.
- Quiet neighborhood, good people, location to downtown/Plaza/Westport.
- Quiet neighborhood, taxes not too bad.
- Quiet neighborhoods, low crime, ease of highway access, proximity to midtown KC, good schools.
- Quiet, neighborhoods, good police, library.
- Quiet neighborhood.
- Reasonable housing prices and proximity to downtown KC.
- Regarding trash/leaf pick up, I have lived in my house in Roeland Park for 35 years. I have a ½ lot and 11 huge trees to the leaf pick up is huge to me. I would pay more for it if needed because it is a must have with my size lot. Please do not eliminate it. I know we have had a few issues lately with the trash/yard waste pick up from Town and Country, but this has been just a short period of time. Since the city has contracted with them, I feel we get more than our money's worth and they do a great job. Please do not get rid of them.
- Retirement and to be close to grandkids.
- Retired.
- Retired from military, fell in love with the area, neighborhood and my house.
- Retirement.
- Right size, good services.
- Rising home value, location and safety.
- Safe community, affordable housing, snow and leaf removal, art program, and library.
- Safe neighborhoods, accessibility to Downtown and Plaza, mature trees, reasonable cost of living, and friendly residents.
- Safe neighborhoods, great real estate values, friendly and respectful community contacts.

- Safe, nice, charming. Affordable and close to work. Attractions, restaurants, Plaza and friends.
- Safety and affordability.
- Safety and quality of the neighborhood. Access to highway. Proximity to downtown, Westport and Plaza.
- Safety, neighbors are awesome, stable property values, diversity of people and socio-economic status.
- Saint Agnes and Bishop Schools and the neighborhood around them.
- School and economical housing, proximity to freeways, hospitals, libraries, stores, etc.
- School district, location, reputation and quality of people.
- School, work and neighbors.
- Schools (mentioned three times).
- Schools, convenience of services, city and commercial.
- Schools in 1990.
- Schools, home size and value, library, and community center.
- Schools, price, lifestyles, amenities, close to highways, and low overall cost of living.
- Schools and shops.
- Sense of community and great neighbors.
- Shawnee Mission Schools, clean appropriate sized houses, friendly, and access to downtown and Plaza.
- Small, active community, diverse. Good police/schools.
- Small city.
- Small town feel. Affordable housing, proximity to work and Plaza.
- Small town feel and big city services.
- Small town feel with big city conveniences and fantastic caring neighbors.
- Small town feel, low crime, friendly people and good schools.
- Small town feel.
- Smaller homes with smaller prices. Clean, well-maintained neighborhoods.
- Smaller houses, good schools, proximity of stores, post office, other businesses and other cities.
- Solid home values, location for commuting.
- Saint Agnes and the people in our community.
- Saint Agnes. Leaf pick-up program. Fireworks. Don't forget adequacy of street lighting, the new street light that you have installed are horrible, unsafe, creates black shadows, which makes it hard to see at night. Put back the soft tinted street lights, ASAP.
- Strong sense of community, friendly people, level of safety, children, and centrally located.
- The affordability of my house and it's location.
- The character of the neighborhood and size of lots in relation to the house. Also, affordability and ease of access to downtown.
- The city council and Mayor.

- The community, the people who are our neighbors. I love the variance in architectural styles and housing types. Our city is not at all cookie cutter. I enjoy easy access to KCMO for work, errands and fun.
- The community, proximity to highway and major roads.
- The diversity and friendliness of the community and the people, the close access to most areas of KC. Easy commute. Proximity to midtown, affordability of homes, safety of the city, and involved citizens.
- The economy. We are too strapped to move to a better state.
- The home was affordable and we liked the house and property taxes were reasonable many years ago. We were once proud of the leaf pick up and snow removal service until the last couple of years. The leaf removal has been an embarrassment in all aspects especially last year.
- The housing and the leaf pickup.
- The inability to leave.
- The inexpensive houses.
- The leaf pickup program. Access to highways and being in central location where it is easy to go any direction in KC.
- The location and quaint neighborhoods, close to library and parks.
- The location to the highway and the city.
- The neighbors and the sense of community among our neighbors. The proximity to I-35, Plaza and Westport.
- The opportunity to improve the parks.
- The pool and the county brought us here.
- The proximity to the city and the charming neighborhoods.
- The quiet neighborhoods, safety and schools.
- The quiet, nice neighborhood.
- The small town feel.
- Thought we were buying in Mission until we signed the final papers. LOL. Stayed here because of convenience to everything and potential of avoiding freeways as we age. Let's face it, a lot of what we stayed for is actually located in Mission, except for Price Chopper and Aldi's.
- Trees, types of houses and location within the metro.
- Unique homes and beautiful neighborhood. Access to amenities.
- Very little is keeping me here. The government is run by egos and pet projects. Actual city business is getting ignored. City development is at an all-time low. City taxes are one of the highest around. Rather than working within a budget, the city just asks for more.
- Very nice place to live, a little diversity.
- We found a house not knowing the area, but now we love the area.
- We love that there is no neighborhood association. We think our city works hard to keep order without oppression. Roeland Park is convenient to the Plaza and downtown.
- We love the trees, greenery, and the friendliness of the people. The elementary school (Roesland) is wonderful and the staff is great. We love our house, but wish others in the neighborhood took better care of their yards (weeds, overgrown areas,

pungent pet waste). We understand that not everyone is able-bodied or has the resources to maintain a picture perfect residence, and that's okay. Our yard is far from perfect and has it's ups and downs too. Maybe a program of volunteers who could assist in some areas with those who are unable to maintain the upkeep. Neighbors helping neighbors strengthens the community, builds trust and fosters security and safety.

- We love this town and its location. Great neighbors and reasonable sized homes that just make it a great place to live.
- We moved here as a young, just married couple because of the affordability of the homes and the proximity to my husband's job on the plaza. We have lived here for 8 years and have two boys (5 and 7). We like the city overall, but would have moved a while ago were it financially possible for us. We love the location and the general feel of Roeland Park, but we would rather be in a neighborhood with more kids for our sons to play with.
- We moved here for the great central location because we work downtown, but wanted to live in Johnson County.
- We moved to KC from Columbia and were looking for a place to rent. Our friends happened to be moving to Memphis and suggested we rent the house they had been living in. We signed a 2-year lease which we are currently in the middle of, but would love to stay in Roeland Park when we buy a home.
- Well-kept homes, close to stores and food places, etc.
- Where I grew up, the community. Close to schools kids attend.
- Work (mentioned twice).



**Q23. What differentiates Roeland Park from other communities?**

- A down to earth suburb of Johnson County.
- Access to metro, small city. Safety, big trees.
- Accessibility.
- Affordability.
- Affordability for a nice neighborhood that is close to everything.
- Affordability of homes and character of the community.
- Affordability, diversity of residents, pride of services, friendliness.
- Affordable home and rent places that enable aging in place.
- Affordable houses and down-to-earth residents, friendly and diverse neighbors, excellent proximity to downtown.
- Affordable housing with friendly community and close to everything.
- Affordable in Johnson County, access to highway.
- Affordable, variety of home designs, not cookie cutter, diverse, tolerant and friendly people.
- Affordable, I was a single woman able to purchase my first home on my own. Big accomplishment.
- Again, the housing and the leaf pickup.
- All city services and employees from the mayor on down seem happy and helpful.
- Although we don't have a lot of retail, we have access to downtown KC, Plaza, Mission and most cities in the area are minutes away due to the proximity to I-35.
- Amount of "stuff" to do. Great for families with young or older kids as well as retirees or folks starting out as homeowners.
- Ample trees.
- Art in the Park program, easy access to government and small town feel.
- Better policing.
- Big trees (mentioned twice).
- Central location, easy access to interstates/highways, and diverse community.
- Centralized location, very safe and affordable.
- Centrally located for Kansas City, but not overwhelmed with businesses like Mission.
- Character of homes, small town feel.
- Character, the city is unique and the houses are all different, not cookie cutter.
- Charming.
- Church and schools.
- City services, including yard waste leaf pick up and police.
- Clean and safe. Good schools. Close to everything.
- Clean community.
- Clean, nice neighborhoods (mentioned twice).
- Close neighborhood full of great trees and proximity to city centers.
- Close to everything.
- Close to everything. No snobbery for the most part. An inferiority complex.
- Close to everything. Responsive city services.
- Close to highway and downtown and plaza.

- Close to interstate, trees, close to shopping and plaza.
- Close to most everything except shopping unless you can afford the plaza.
- Close to my church and grocery stores.
- Close to work and pretty maintained neighborhoods.
- Closeness to major metro areas.
- Commercial area is ugly.
- Community and diversity.
- Community center and library.
- Convenience to all areas of the city.
- Convenience to shops and interstates.
- Convenient and easy access to downtown Kansas City.
- Cost of living.
- Cost of living. Proximity to city.
- Diverse make-up of people and housing.
- Diversity (mentioned twice).
- Diversity in all.
- Diversity and individuality.
- Diversity like the freedom of individuals.
- Diversity of people and opinions, early adopting of such things as smoking ban, high percentage of long term residents.
- Diversity of people and types of homes.
- Diversity of population.
- Diversity of residents.
- Diversity, relaxed feel.
- Diversity, residential areas.
- Don't know, have not lived anywhere else since coming to Kansas.
- Down to earth people.
- Ease of access to many health care facilities and the downtown area as well as the Plaza.
- Ease of highway access vs. Prairie Village, the Plaza, Brookside or Waldo. School system on the Kansas side. Location of suburb compared to living way out south. The leaf pick-up program.
- Easy access to highways, we have the right mayor in place now, finally.
- Easy access to Plaza, cultural sites in KCMO.
- Easy access to the highways and neighboring communities. Best spot in KC for getting anywhere.
- Economic.
- Excellent area to a lot of services, shopping.
- Family oriented.
- Feel of a small town with advantages of city living.
- Feels like a small town in the big city.
- Feels like a small town with the resources of a big city.
- Feels small and close knit.
- First neighborhood after WW2.

- Friendliness.
- Friendly, not stuck up rules and homes association rules.
- Friendly, progressive neighbors with strong family values.
- Friendly, down to earth atmosphere, community spirit, more diversity.
- Friendly, pleasant, smaller city, close to Plaza, downtown and Westport.
- Friendly, safe, ability to walk to stores.
- Friendly, helpful and engaged. Generous people.
- Good government leadership, attention to streets and trees and walks, variety of housing.
- Great interstate access and connections to NE JOCO and KCMO, walkable neighborhoods.
- Great police and they don't harass like Mission.
- Great streets and city services.
- Has a small community feel.
- Has more character and diversity than southern Johnson County.
- High sales tax.
- High taxes.
- Highest taxes on property.
- Highway location to everything.
- Home prices, neighborhood feel.
- Homeliness.
- Homey feel.
- Housing costs and leaf pickup.
- How involved and caring most citizens are, the inclusiveness and diversity of Roeland Park (demonstrated in non-discrimination), affordable homes in a safe and welcoming community, in a positive way.
- I always call it "a sneaky little neighborhood" because it's like a hidden gem.
- I don't know.
- I feel like we as a city are following behind Mission.
- I feel that Roeland Park is really doing a great job of actively taking care of its residents and seeking to meet its resident's needs. That makes me confident that my home will retain its value. Most of my neighbors are long-term Roeland Park residents and they all love living here.
- I get the sense that the city's population is generally engaged and interested in what is happening in their city.
- I like being part of a small city. It's a peaceful area and is close to plaza and downtown. Good overall location. I wish it had better commercial resources like Prairie Village or Mission.
- I like my neighborhood.
- I like the racial and economic diversity of the residents, the fact that no two houses look alike, the fantastic police department and the great schools. This is the friendliest place I've ever lived.
- I love the leaf pick up, waste management and week garbage disposal pick up.
- I'm in sales, close to highway.

- I'm not sure. I do like my neighbors, but there seems to be no sense of "real" community.
- In general, the people are friendlier. You know your neighbors.
- In Johnson County, Roeland Park is differentiated along with Mission Hills, Westwoods and Fairway as having all the parks of an inner suburb. Roeland Park is beautiful, historic homes and great proximity to KCMO.
- In your personal business, not good.
- Inclusive community, such as non-discrimination ordinance.
- Interesting mix of people, cultures and income levels.
- It is the location.
- It has a lot of potential because of its unique size and location within the city. But unfortunately, city leaders have been slow to adapt to the changing economic development landscape, and unable to hold its own residents, and KCK accountable for keeping the city clean, safe, and properties in good shape. The Roeland Park PD do about as good a job as they can, and they are outstanding in responding to crime and being present and positive in our community. But city leaders have failed in their responsibility.
- It has less of a Johnson County feel, which we like. A more grounded feeling.
- It is humble and responsive. Very approachable community.
- It is humble. I like that. Also, slightly diverse and progressive. We like it.
- It is like a small town in the city.
- It was the uniqueness of Fairway and Prairie Village but closer to the highway and less expensive. It's not pretentious and everyone is really welcoming and friendly.
- It's a small community. I feel like there's a variety of ages, and families as well as singles. Variety of people, and backgrounds. Variety in housing types and sizes. Good central location between downtown/plaza and mid and southern Johnson County.
- It's just a city you live in.
- It's just a really nice place to live, and unlike a lot of parts of south Johnson County, it feels like a neighborhood, not a random collection of separate entities plopped down next to each other. And we love the location.
- It's located perfectly in the city.
- It's older and a perfect mix between both large and small homes so there's something for everyone property-wise, plus instant access to I-35 and the Plaza/midtown, just needs the shops updated and expanded a bit.
- It's quaint, lots of character.
- It's quiet and nice.
- It's small and has a sense of place/community.
- It's small size.
- It's small so it feels like we're close but not unwelcome to outsiders.
- It's small that makes it easy to know your neighbors and stay in touch with the community.
- It's small.
- It's the epitome of middle class.
- Kept at better size vs. other suburbs.

- Lack of local businesses and we have ugly shopping centers.
- Laid back, not uppity.
- Leaf pick up (mentioned twice).
- Leaf pick up, farmers market.
- Leaf pick up, small town and feel in a big city.
- LGBT ordinance, big trees, good mix of residential and commercial.
- Liberal community in Johnson County.
- Little cheaper housing.
- Location (mentioned four times).
- Location and people.
- Location and small houses.
- Location central to whole area.
- Location to my church.
- Location, affordable housing, rentals.
- Location, cost.
- Location, location, location.
- Location, safety and charm.
- Location. Small size.
- Low cost of housing. Good starter homes for young people. Good location from downtown KC and to the Plaza.
- Lower income starter homes.
- Lower tax base.
- Mature trees and affordable houses. A few updates to our park systems and we'd be best in class.
- Mature trees, good communication, support of diversity.
- Mix of residents, quality, well-kept homes, and lots of mature trees.
- More affordable housing.
- More affordable housing. We appreciate the size of Roeland Park. Our own police department. Trees. No cookie cutter housing.
- More art, creative feel, less pomp.
- More blue-collar than Fairway and Westwood; better housing stock and location than Mission or Merriam.
- More diverse, more creative, sustainability, allows city hens.
- More diverse/eclectic, great location and good services.
- More eclectic.
- More personable.
- Most of Johnson County is nice.
- Most people here seem to really care about their neighbors and neighborhood.
- NE Johnson County.
- Nearness/proximity to all KC has without losing relaxed feel.
- Needs to be revitalized, is a progressive community. It's ok to be an individual rather than the "Jones'", diversity, welcomes all ages and lifestyles, not just families. Different sizes and prices of homes, snow removal.
- Neighborhood feeling.

- Neighbors.
- Nice mix of people.
- Nice young families.
- Nice, calm, friendly neighborhoods without pretentiousness.
- No city center, no real municipal identity, main attraction is proximity to more desirable areas.
- No cookie cutter houses.
- No HOA, decent people and convenient location.
- None.
- Northern Johnson County in general has a smaller scale feel that is much more preferable to us than south Johnson County.
- Not a cookie cutter look, easy access to the areas, trees.
- Not filled with HOA's like Westwood or Prairie Village, but not trashy either.
- Not much anymore (mentioned twice).
- Not much is going like Wyandotte.
- Not much that I am aware of.
- Not much. It used to be known as trashy due to the proximity to county line. It's not as bad now, but it's still not good. As soon as I can sell my property, I'm moving to Fairway or Prairie Village. Sad, but true. Roeland Park doesn't have the caliber of people in those areas. If the city would enforce more codes, perhaps the face of Roeland Park would change for the better.
- Not real big but friendly.
- Nothing (mentioned three times).
- Nothing, but cheap home prices.
- Of late, the engaged citizen led efforts to raise money for R Park and all the activities that are held there. City council has been fairly progressive (with associated controversy).
- Offer a location for first time homeowners to live close to the heart of the city.
- Older, fewer McMansions.
- Older community we well maintained.
- Our mayor wasted in old swimming area.
- Our smaller houses and closeness to the urban core attract people who think "green". Millennial are attracted here for the same reasons. But we have to get going with better parks with great features, biking trails and better sidewalks which attracts people older and younger. Middle income folks here are very community-minded and neighborly. Public transportation is improving along Roe but it needs to improve overall in our City.
- People.
- People care; about their homes, businesses, and children. It's a wonderful place to live. We've been here for 34 years.
- Perfect mix of location, affordability and quality of neighborhood.
- Personality.
- Pet projects that hurt the morale of the city for special interest groups.
- Poor image, great art work, close to communities.

- Price of homes, walkability to lifestyle amenities, small town feel, safe proximity to downtown.
- Price of houses and access to Plaza and downtown.
- Private schools, location in metro and the leaf pickup program which should go away.
- Pro: all kinds of people live in Roeland Park and they are super friendly. Love the diversity of housing stock. The location is superb. You can walk to everything you need. I love the fact that lots of young people are moving into Roeland Park. This community has a really unique mix of people compared to Lenexa or Leawood. Con: having to listen to city council members that are uncivil, unprofessional, petty, living in the past, have no concept of how to move this community forward, and have personal political agendas that get in the way of progress. This hurts the city's potential to attract young professional progressive home buyers.
- Proximity to all parts of KC while still being a great city.
- Proximity to downtown KC.
- Proximity to everything else in the city.
- Proximity to I-35 and the Plaza.
- Proximity to KCMO but in Johnson County, easy access to I-35.
- Proximity to midtown, affordability, older homes and other growth trees, neighborly neighbors.
- Proximity to other surrounding areas of the metropolitan area and easy access to highway. City services.
- Proximity to Plaza and downtown, reasonable housing costs, pride of home ownership, a diverse and well educated population.
- Proximity.
- Quiet.
- Quiet quaint, walkable, and down to earth and close to everything.
- Quiet, clean, free of crime for the most part, feel safe walking at night.
- Quiet, easy to get around.
- Quiet, peaceful.
- Quiet, safe.
- Quiet, safe, accessible to all locations.
- Quiet, cozy and nice.
- Quiet, small is the best.
- Roeland Park has a non-discrimination clause. That is something we are very proud of.
- Roe Boulevard treed median. Friendly, small, good number representation in council.
- Roeland Park has some good pre-1950 street design that promotes great walkable neighborhoods and is close to amenities in the Plaza.
- Roeland Park is a community of inclusiveness. Roeland Park policies and ordinances are more progressive, i.e. the non-discrimination ordinance, the non-breed specific vicious dog ordinance and being the first community in Johnson County with medium to small yards to allow backyard hens. Roeland Park is

committed to become a Community for All Ages and in 2015 became the 3<sup>rd</sup> city, and largest, in Johnson County to fully convert to LED street lights.

- Roeland Park is a decent bedroom community for starter homes.
- Roeland Park is not as dirty as Wyandotte County.
- Roeland Park is still a very affordable place to live in northeast Johnson County. It is “unpretentious” and friendly.
- Roeland Park has always felt like the odd auntie of Johnson County. A bit older, a bit funky, a bit wise and weird. I love that vibe. And the people here are different too, like a small town instead of a large metro area. And even the assholes make it interesting.
- Safe but neighborly community with a broad mix of residents.
- Safety.
- Safety and art.
- Safety and community programs.
- Safety, large lots and lots of trees.
- Small community with established homes and trees.
- Seems like a small town.
- Seems to be a close knit community next door. Excellent tool for city communications.
- Seems to be very open to things, not too conservative.
- Services like leaf pick-up not found.
- Similar to Prairie Village (north) but with superior access to highways. Mixed architectural housing is high over Lenexa, Olathe, Lee’s Summit, etc.
- Size.
- Size, unique neighborhoods and houses, small town feel but not small town, great parks/rec. dept.
- Slightly more affordable to live in than Prairie Village, Westwood, Fairway, but able to have the proximity to I-35, the Plaza, Westport, 39<sup>th</sup> Street and downtown.
- Close to everything.
- Slow speed limits, police presence and street lights.
- Small (mentioned twice).
- Small and accessible.
- Small and friendly.
- Small and not too uppity.
- Small but inclusive, great location in metro.
- Small but thinks big.
- Small city.
- Small, connected citizens are involved and care.
- Small, easy access to highways and stores.
- Small, friendly, out of the way.
- Small size.
- Small size, proximity to downtown/Plaza/Westport, affordability and diversity.
- Small town feel (mentioned twice).
- Small town feel but right in the middle of KC.



- Small town feel in a big city (mentioned twice).
- Small town feel in the urban core, good schools, neighborhoods that increase community.
- Small town feel right next door to the city.
- Small town feel so close to KC.
- Small town feel, affordable housing, location and accessibility.
- Small town feel, diversity.
- Small town feel, quality quaint homes with character, made of unique materials, proximity to everything, and the relationship it has with Mission.
- Small town feel, quiet streets, nice people, unpretentious feel.
- Small town feel.
- Small town feeling.
- Small town in a very big city. Great police and safety. Codes enforcement keeps almost all properties in good shape.
- Small, quaint.
- Small, seems like rental instead of ownership.
- Small, well-kept homes, close to downtown, affordable homes.
- Smaller, no HOA dues. Location is near so much.
- Smaller than some, larger than others.
- Smaller, active and safe community with friendly people.
- Smallness, low crime, good neighborhoods, ease of access to major highways.
- Small town feel in the middle of the metro. Great neighbors. Great location.
- That we do have a leaf pick up program. It's nice with so many mature trees, the street cleaner used to come by more often too.
- The aquatic center.
- The city council members do not get along and do not follow the wishes of all of their constituents. I never get any notification of what the upcoming votes or ideas will be from certain council members, but I do from some others.
- The homes are affordable, and the proximity to downtown/the Plaza and other places is good.
- The level of city services we receive and great location.
- The neighborhoods are very friendly as compared to other areas of the city that I've lived in.
- The opportunity to improve the green space and parks within the city.
- The people.
- The police force is friendly.
- The price of homes compared to other areas this close to the city. The neighborly, small town atmosphere.
- The public art along Roe Boulevard, backyard hens and non-breed specific vicious dog ordinance.
- The smaller houses force people outside, once outside they talk and get to know one another.
- The quiet neighborhoods, safety, schools.
- There are very few or no restaurants/bars, entertainment like other small cities.

- Too transient. Young move in and back out.
- Trees, comfortable setting, community feel.
- Trees (mentioned twice).
- Trees, residents range from lower class to upper class which is a plus, not snooty like some other nearby communities, anti-discrimination ordinance.
- True neighborhoods. Elected officials, city staff truly care.
- Truly useful services and well-loved park.
- Unique community, diverse, close to 35/Westport/KCK.
- Unique homes and quality curb appeal.
- Unique self-identity, community pride.
- Variety of homes and shade, as well as proximity alone.
- Variety of neighborhoods.
- Very proud of leaf pick up service and street sweeping not so much the last two years.
- Very quiet. Clean street and snow removal very quick.
- We are a small but mighty suburb, it feels small town but we all think bigger and try to utilize resources because we are part of a metropolitan area.
- We are different from bigger communities because our city is set up to be responsive to resident needs in ways that KCMO seems to be unable to do. Being a small city, there are also a lot of residents invested in seeing our city maintain and improve. We don't have the benefits of some other small cities with a centralized set of shops and restaurants that encourages community in the ways it is set up. The ones on Roe Boulevard feel very different than downtown Mission, for example. We also have a unique population since a lot of our housing is really set up these days for smaller households, it seems like a lot of people start out in Roeland Park and then move onto bigger housing. Some of us do love it and stay, but it is more challenging finding affordable housing with a family.
- We are not snobby. Some people wanted to be a little Leawood.
- We are seeing improvements.
- We cannot support ourselves. We must depend on KCK to make it.
- We do not keep our city as nice as neighboring cities. Codes are not enforced on trashy properties.
- We don't have quality amenities of surrounding communities, boo.
- We have great neighbors and location.
- We have Johnson County quality of life, without being so far south that we miss out on the rest of the city. And we have brave, liberal elected leaders, more similar to Lawrence than to most of the rest of Johnson County. That's something to be proud of.
- We have nice older homes with character in neighborhoods and close to downtown.
- We have taken advantage of the chicken ordinance, I like the emphasis on art. I think we can promote ourselves as a forward thinking community with art, green/public space, and public transportation. I would like to see an emphasis on bringing new, diverse businesses and to continue to be a community that supports ethnic, socio-economic, and sexual orientation diversity.
- We love our home and location.

- We love that the houses/neighborhoods are older and aren't cookie cutter. We love the quiet streets and how well-kept and safe everything is.
- We need to fill in the blank, keep Roeland Park.
- Well-kept homes, streets and stores conveniently close.
- Well maintained and safe.
- Working to improve the living experience within the budget available.
- Years back, the city was ruled a blighted area and not much has been done the right way to make the appearance better. Other cities are better.

**Q24. What three words would you use to describe Roeland Park?**

- A fine community.
- A great city.
- A hidden gem.
- A neat city.
- A nice place to live.
- A very private community.
- Accessible, easy, unique.
- Accessible, family, quiet.
- Accessible, green, comfortable.
- Accessible, livable location.
- Accessible, welcoming, interesting.
- Active, friendly and safe.
- Affordable, convenient, accepting.
- Affordable, friendly, safe.
- Affordable, improving, adequate.
- Affordable, people centered, safe.
- Affordable, pretty, balanced.
- Ambitious, brave, caring.
- Be budget minded.
- Beautiful, clean and safe.
- Beautiful, quiet, and commercial.
- Behind the times. Up and coming. Absurd elected officials.
- Big city living, small town feel.
- Boring, non-descript, bedroom community.
- Caring, friendly, clean.
- Catholic area!
- Central location to our work and shopping.
- Central, safe, wooded.
- Central, trees, small houses.
- Central, trees, affordable.
- Character, convenient, modest.
- Character, trees, proximity.
- Charming, community, home.
- Charming, friendly, desirable.
- Charming, friendly, diverse.
- Charming, safe, affordable.
- Charming, affordable, and enjoyable.
- Chill, diverse, open
- City council fights.
- Clean, affordable, well-maintained.
- Clean, calm and safe.
- Clean, centralized, family oriented.

- Clean, decent value.
- Clean, diverse, safe.
- Clean, location, family.
- Clean quiet, quaint.
- Clean, quiet and accessible.
- Clean, safe and friendly (mentioned twice).
- Close in suburbs.
- Close to everything (mentioned twice).
- Close, neighbors, friendliness.
- Comfortable, clean and friendly.
- Comfortable, convenient.
- Comfortable, pleasant, sense of security, good neighbors.
- Comfortable, quiet, close.
- Comfortable, quiet, community.
- Comfortable, safe, quality.
- Community oriented, family and safe.
- Community, progressive and parks.
- Community, diversity, opportunity.
- Community, family and loyalty.
- Community, friends and history with Miego, Saint Agnes and Indian Center.
- Community, humble, friendly.
- Community, convenience and family.
- Community, convenience, location.
- Community. Diversity. Established.
- Convenience, clean schools.
- Convenience, schools, clean.
- Convenience, small friendly.
- Convenient, safe, spicy.
- Convenient and friendly.
- Convenient and quiet.
- Convenient community oriented.
- Convenient living area.
- Convenient, safe and quaint.
- Convenient, affordable, friendly.
- Convenient, centrally located.
- Convenient, family-friendly, charming.
- Convenient, friendly, beautiful.
- Convenient, located city.
- Convenient, quiet, clean.
- Convenient, quiet.
- Convenient, relaxing, pleasant.
- Convenient, safe and trees.
- Convenient, safe, potential.
- Convenient, friendly and well managed.

- Cost of living.
- Cozy, convenient, small.
- Cozy. Homey. Welcoming.
- Cute, small and accessible.
- Cute, friendly and relaxed.
- Cute, nice and close to everything.
- Cute, nice and friendly.
- Decaying neighborhoods.
- Distinguished, settled, family-friendly.
- Diverse, convenient, friendly.
- Diverse, friendly, charming.
- Diverse, good location, progressive.
- Diverse, inclusive community.
- Diverse, laid back, comfortable.
- Diverse, progressive, youthful.
- Diverse, great trees, welcoming.
- Drive through city.
- Easy living.
- Economical, efficient, convenient.
- Emerging stagnant, progressive.
- Engaging, proximate, caring.
- Engaging, peaceful, convenient.
- Established, convenient, affordable.
- Family.
- Family focused, friendly, progressive.
- Family friendly location.
- Family friendly parks.
- Family friendly, safe, close to everything.
- Family oriented, convenient, safe.
- Friendly, safe, fun.
- Friendly.
- Friendly and helpful people.
- Friendly, accessible, clean.
- Friendly, affordable, convenient.
- Friendly, affordable, safe.
- Friendly, clean, accessible.
- Friendly, clean, safe.
- Friendly, community, safe.
- Friendly, convenient location, safety.
- Friendly, convenient, home size.
- Friendly, convenient, neighborly.
- Friendly, convenient, pretty.
- Friendly, convenient, suburban.
- Friendly, cozy, diverse.

- Friendly, cozy, convenient.
- Friendly, creative, inclusive.
- Friendly, down to earth, community oriented.
- Friendly, family oriented.
- Friendly, loyal, home.
- Friendly, neighborhood, community.
- Friendly, progressive, comfortable.
- Friendly, quaint, affordable.
- Friendly, quaint, easy going.
- Friendly, quaint, established.
- Friendly, safe, good.
- Friendly, safe, diverse.
- Friendly, safe, peaceful.
- Friendly, trustworthy, homey.
- Friendly, unique, quaint.
- Friendly, up and coming.
- Friendly, walkable, inclusive.
- Friendly, welcoming, home.
- Friendly, close in to the downtown and good services.
- Friendly, efficient and comfortable.
- Friendly, quiet, and nice.
- Friendly, safe and diverse.
- Friendly, smart and home.
- Friendly. Homey. Comfortable.
- Genuine, accepting, safe.
- Getting better.
- Good area.
- Good location in county.
- Good location, fairly safe.
- Good place to live.
- Great family place.
- Great Kansas neighborhood.
- Great little town.
- Great location, neat houses. Good area for mid twenty's age.
- Great overall city.
- Great place to live.
- Green, pleasant, clean.
- Green, quiet, convenient.
- Green, small, accessible.
- Great mix of homeowners, but not kept up. No one's property value will go up with such a lack of maintenance. And, the dogs are a big problem.
- Grocery and hardware, peaceful, beautiful, close at hand.
- Grounded. Safe. Underdog.
- Grow economic development.

- Hidden gem, convenient, neighborhood.
- Hidden liberal agenda.
- Historic, convenient, neighborly.
- Home sweet home (mentioned twice).
- Home, church, school.
- Home, heterogeneous, real.
- Home, quiet, safe.
- Homely.
- Homey, safe, perfect. Close to everything I need. A great place to live and raise a family, I hope Walmart never moves.
- Homey, friendly, beautiful.
- Homey, friendly, improving.
- Homey, wooded, central.
- Humble, not Mission.
- I feel relaxed here.
- It is functional.
- It's a home, tree loving, old time city.
- It's the best.
- Just okay.
- Lack's future planning.
- Laid back community.
- Livable central location.
- Location.
- Location and it's small.
- Location, friendly, and comfortable.
- Location, convenience, quiet, quaint. Needs more businesses and not fast food.
- Location, friendly, community.
- Location, original and safe.
- Location, reactive, changing.
- Lost potential.
- Love our town, great police, small town feel.
- Lovely, friendly and convenient.
- Low key.
- Mexican. Walmart.
- Middle classes, has issues, friendly.
- My home town.
- My sweet city.
- My wonderful home.
- Neat, clean, small.
- Need to become the connected community.
- Needs dog park.
- Neighborly community and comfortable.
- Nice community.
- Nice people, trees, cute neighborhoods.



- Nice small city.
- Nice small town.
- Nice, clean, and quiet.
- Nice, quiet, home.
- Nice, realistic, comfortable.
- Nice, safe and convenient.
- No development.
- No place like home.
- Non-elitist, mid-western, quiet.
- Not enforcing what we have, some areas not at all. Nall Avenue from Johnson Drive to 51<sup>st</sup>, speeding at all hours of the day and night.
- Okay for living.
- Old, run down, cheap.
- Older friendly trees.
- Old, lack of shopping center.
- On the rise.
- Open, diverse, progressive.
- Overtaxed, non-family friendly.
- Parks, pools, friends.
- Peaceful, beautiful, central location.
- Peaceful, calm, comfort.
- Peaceful, clean, safe.
- Peaceful, friendly home.
- Peaceful, nice place to make a life.
- Peaceful, safe, friendly.
- Peaceful, unique, convenient.
- Peaceful, convenient and friendly.
- Peaceful, science establishment.
- Place for home.
- Plucky, brave, and citizen-supported.
- Potential, community, welcoming.
- Practical, sustainable, attractive.
- Premier friendly community.
- Pretty safe, quiet.
- Progressive, neighborly, safe.
- Progressive, friendly, nearby.
- Progressive, inclusive, neighborly.
- Protection, access, safety.
- Quaint and comfortable.
- Quaint, convenient, quiet.
- Quaint, friendly, convenient.
- Quaint, friendly, safe.
- Quaint, green, neighborly.
- Quaint, old school.

- Quaint, pretty inviting.
- Quality police force, they know what's going on and don't over react unlike our neighboring communities.
- Quality, quiet.
- Quality, quiet, affordable.
- Quiet.
- Quiet, clean, friendly.
- Quiet, inefficient, declining.
- Quiet, accessible, peaceful.
- Quiet, charming and family-friendly.
- Quiet, clean, safe.
- Quiet, close.
- Quiet, commute, big box.
- Quiet, convenient, safe.
- Quiet, easy going, nice.
- Quiet, family-oriented, safe.
- Quiet, friendly, green.
- Quiet, friendly, central.
- Quiet, friendly, clean.
- Quiet, normal, quaint.
- Quiet, safe, active.
- Quiet, suburban, corporate.
- Quiet, cozy and nice.
- Quiet, quaint and walkable.
- Quiet, safe and uneventful.
- Quiet. Peaceful. Affordable.
- Quirky, unique, fun.
- Quirky, crowded and friendly.
- Quiet, safe and friendly.
- Real, well situated, and friendly.
- Red headed step child of Fairway and Prairie Village. Need to make changes to compete with them.
- Relatively quiet, progressive and convenient.
- Renewing.
- Sad, and most of its citizens are being used to support special interests.
- Safe, affordable, good location.
- Safe, affordable, and close.
- Safe, affordable.
- Safe and comfortable community.
- Safe, clean, fun.
- Safe, prosperous, quaint.
- Safe, quiet, affordable.
- Safe, affordable, and proximity.
- Safe, comfortable, accessible.

- Safe, convenient, friendly.
- Safe, cozy, convenient.
- Safe, diverse, resourceful.
- Safe, friendly, charming.
- Safe, friendly, green.
- Safe, friendly, small town feel.
- Safe, honest, livable.
- Safe, neighbors, working class.
- Safe, pride, access.
- Safe, small, beautiful.
- Safe, tolerant, quiet.
- Safe, well-maintained, convenience.
- Safe, beautiful and artistic.
- Safe, convenient, and pretty.
- Safe, friendly, and clean.
- Safe. Friendly. Trees.
- Safe. Affordable. Location.
- Safety, convenience, affordable.
- Sedate. Trees. Nice.
- Shady, quick, peaceful.
- Simple, clean and friendly.
- Simple, frugal and young.
- Small city meets big city.
- Small city that needs to grow and develop into a more modern development, a nice outlet mall would be awesome.
- Small in a good way. Safe and affordable.
- Small town and convenient.
- Small town charm.
- Small town feel.
- Small, safe, location.
- Small, too liberal.
- Small, identity, future.
- Small, uninteresting houses, location, trees, walkability.
- Small, safe and friendly.
- Small. Vibrant. Shady.
- Smart choice in Johnson County.
- Stale, boring, old.
- Starter homes, safe, convenient.
- Struggling, potential, caring.
- Sustain phenomenal living.
- Tax, over-spending.
- Taxes too high.
- Taxes, friendly, close in.
- The Golden Ghetto.

- Too many renters.
- Too much police.
- Traditional, progressive, evolving.
- Tranquil, safe, senior friendly.
- Tree filled, walkable, accessible.
- Trees, community.
- Trees, family friendly.
- Trees, fun, dogs.
- Trees, middle-left, cultured.
- Typical Johnson County small town.
- Unimaginative, bland, decline.
- Unique, welcoming, progressive.
- Unique, pleasant and progressive.
- Unique. Character. Community.
- Upcoming electric friendly.
- Upcoming, close, safe.
- Urban city, art works, diverse culture.
- Very close to Plaza and I-35.
- Very nice city.
- Very peaceful, secure.
- Vintage/funky/real.
- Walkable, safe, affordable.
- Well-kept community.

**Q32. What about Roeland Park makes you proud to be a resident?**

- R Park.
- A good mix of wealthy, friendly, walkable and artistic.
- A progressive community.
- A quiet place to live for 40 years.
- Access.
- Access to Kansas City.
- Affordability and good neighbors.
- Affordability/value, environmentally sound policies. All the trees. Small town feel with immediate access to the neighborliness.
- All my neighbors, community and arts.
- Allow for individual expression, no oppressive HOA situation.
- Always seems to be forward thinking.
- Anti-discrimination ordinance.
- Art work, cute homes.
- Beautiful trees and neighborhood.
- Beauty and safety.
- Beauty of neighborhoods, quality of Roeland, good parks.
- Beauty of the environment.
- Buying foreclosed property and cleaning it up, encouraging and supporting the clean-up of the city.
- Can't say that I am. Especially after the recent squabbling of our ignorant city leaders fighting against gay and lesbian rights. Get out of the dark ages.
- Centralized location, very safe and affordable.
- Citizens fundraising for R Park.
- Classy city without pretension of other areas.
- Clean.
- Clean and welcoming community.
- Clean and well maintained. Beautiful.
- Clean city with great community events, programs.
- Clean, quiet, safe.
- Cleanliness, friendliness.
- Cleanliness, safety.
- Close to other areas for shopping and entertainment.
- Close to plaza, etc.
- Close to Westport, central location, good school district.
- Comfortable "homey" atmosphere.
- Community center, pool, appearance of homes and streets.
- Community spirit, welcoming attitude, attention to quality of community, while remaining relaxed and accepting difference. I love the community center. I love that you allow chickens.
- Community unity.
- Community, our parks, the people.

- Community, people, schools, convenience.
- Diversity.
- Diversity and small town feel.
- Diversity of population, housing, friendliness of neighbors.
- Diversity, friendliness, sense of community.
- Does pretty well considering geographic constraints.
- Down to earth, friendly people.
- Early adoption of such things as smoking ban and anti-discrimination.
- Easy access to interstate. Adequacy of street lighting. The new street light that you have installed are horrible, unsafe, creates black shadows which makes it hard to see at night. Put back the soft tinted street lights ASAP.
- Easy accessible to major highways, downtown, and plaza.
- Easy going vibe. Very safe and convenient.
- Engaged friendly community. Our sub neighborhood is hosting 9<sup>th</sup> annual block party this summer W 57<sup>th</sup>/57<sup>th</sup> Terrace/58<sup>th</sup>. Cost of living and smaller, cozy homes.
- Environmental awareness.
- Everyone is very nice and it feels safe.
- Everyone loves living here, good reputation.
- Fairly diverse population in terms of income and race. Tend to be open-minded, community oriented people living here, rather than the angry far-right crowd that populates much of Kansas.
- Family environment.
- Feeling of being a part of the city (Kansas City) while at the same time being removed from the crime. The inner suburbs like Roeland Park offer a good balance of urban and suburban.
- Feeling of community.
- Feeling safe.
- Focus on the sustainability/diversity/creativity.
- Fortunately located, friendly and actively engaged neighbors.
- Friendliness and location.
- Friendliness of the people.
- Friendly atmosphere.
- Friendly neighbors.
- Friendly small town feel.
- General appearance of the city.
- Geographical location, close to all services, schools, stores, library, medical, etc.
- Good location.
- Good neighbors (mentioned twice).
- Good neighbors, diversity.
- Good trees.
- Good value and city staff are easy to work with. I hate that Mike Flickinger is no longer there. He did a tremendous job and was very pro-active in working with homeowners/contractors to build home values, which enhances the real estate in Roeland Park.

- Great community.
- Great location.
- Great location, good schools.
- Great neighborhood.
- Great neighborhood. Great city services.
- Great reasonable shopping and small town atmosphere.
- Great services offered by the city.
- Great services, snow removal, police protection and fire.
- Great small town in an amazing location.
- Homes and wonderful trees.
- Houses generally are kept up, most houses are small, and some neighbors are fine. Some are not neighbors at all.
- I have already stated that I used to be proud of our street service and leaf pick up program. I can no longer say that after last year was such a disgrace. I am proud to say Roeland Park is right next to the best BBQ in Kansas City, Joe's at 47<sup>th</sup> and Mission.
- I have relatives from Denver who have said that they can think of nowhere in Denver where there is a community like Roeland Park. The friendliness, pride of home owners, which is shown in how homes and yards look. The community center/aquatic center. The fact that I can walk to the library.
- I am proud that we are willing to lead the way on issues that good, not just for our community but for, well, the future of humanity, like equal treatment for LGBTQ persons, the skateboard park, and the charging stations for electric vehicles. We also have a somewhat diverse community, a friendly community, and our own library. I cannot stress how much I think the library is important for Roeland Park. It's an important resource for so many in NE Johnson County, and I personally use it several times a week.
- I enjoy the location. Close to church and shopping.
- I feel it is a responsible city, picking up leaves, humble, mixed race, mixed ages, and demographically diverse.
- I hang out in Prairie Village because it's so nice. I even go to their pool.
- I like the location near downtown and the Plaza.
- I love that people feel safe here. It is beautiful.
- I love the art, accessibility, and the events, love the leaf clean up.
- I love the nice neighborhoods. Everything looks clean and well kept. Love that this place feels like home. Couldn't imagine living anywhere else. Animal control is great too. They've helped with my dogs.
- I love the older feel and friendliness of the neighborhoods and lots of trees/greenery.
- I think the police do a great job of making Roeland Park safe. In addition, it is a small community but centrally located so many businesses would be smart to locate here.
- I used to be really proud of our leaf pick-up program and street maintenance until the last two years.
- I'm not proud.

- I'm not sure I would say I am proud to be a Roeland Park resident. I am satisfied living here, but can't say I am proud considering some of the crazy things our city leaders have foisted on the citizens of the city.
- I'm proud of how most residents are trying to maintain the area and keep it a nice place to live.
- Improve our shopping areas, it looks tired and worn out (Walmart). Bring in some new business.
- Investment in parks, anti-discrimination.
- It defies the stereotypes about Johnson County.
- It feels very different to other cities in the KC metro in a good way.
- It has (almost) everything I need in a mile radius.
- It is a relatively quiet city with great neighborhoods.
- It is a unique area and it has a history of taking care of its residents and city.
- It is progressive and non-discrimination ordinance, public art, environmental issues. It's a welcoming and diverse, safe community.
- It is safe, well-maintained, and the residents truly value taking care of where they live.
- It is a safe place. Police response is excellent. I like seeing them patrol the neighborhoods to show a presence.
- It's a cute city.
- It's a quaint community. Low crime and nice mix of ages and races.
- It's a safe neighborhood with character and class, and I love the art program and environmentally conscious attitude.
- It's a very nice place to live.
- It's a well maintained community.
- It's art.
- It's citizens. People out and about all the time.
- It is clean and community oriented.
- It's friendly residents and caring emergency services.
- It is humble. We're on the best hilltop in the area, overlooking Kansas City, the Plaza, and the surrounding communities and farmland.
- It's in Johnson County. I typically tell people I live in the Fairway area because Roeland Park is not perceived well. There is nothing to do there and lots of trash is moving in.
- It's just so well taken care of, and I know you're trying hard.
- It's nice and quiet here.
- It's people and school.
- It's very clean and quiet.
- I've had to call the police several times because of out of control family members. I'm proud of our police men and women who have never mishandled the situation which has been ongoing. I feel safe because of them. I don't own guns but feel like they'd be here in an instant as they have been, if anyone were trying to hurt me. That news story about our officer helping a homeless lady and her children made me proud to live where people care.
- Just a great place and people.



- Keep businesses. Get a good sales tax revenue business where Walmart is.
- Laid back, diverse, all types of people live here, doesn't have a reputation as a perfect village.
- Leaf pick up program. Awesome enhancement.
- Leaf pick up.
- LGBT non-discrimination ordinance.
- LGBT ordinance.
- Liberal policies and investment in parks.
- Location (mentioned five times).
- Location and good neighbors.
- Location to everything, diversity, lifestyle, beauty of the city and residents.
- Location. Small town feel. Friendly people and great services.
- Lower taxes, quiet neighborhood.
- Made many friends in Roeland Park. Lots of dog friendly people.
- Many people have lived here for years, most take pride in their homes, the city is nicely maintained, and the public art is fun.
- Many residents who work hard contributing to make our city a better place. Public art. Huge trees. Darling houses that fix up beautifully. Neighbors who know each other. City staff and mayor who work hard and are always friendly and caring. Proximity to the Plaza and downtown. City committees.
- Mature trees, residents that appreciate culture and spirit of civic involvement.
- Mike Rhodes and Tim Jansen.
- More jobs, something in the northeast corner of Johnson County and Roe Boulevard.
- More local restaurants and healthy grocery stores.
- Most neighborhoods appear well maintained.
- Most things, especially the progressive city within a conservative county. The arts focus. The diversity of people.
- Mostly well-kept homes, attractions on Johnson Drive.
- Multi-age, economic diversity and increasing racial and ethnic diversity, clean, mostly tidy homes.
- My neighbors.
- The fact that we voted well to have non-discrimination officials. Proud of community efforts with R Park. Proud of recognition for best suburbs in KC, best town, etc. recently. Continue to be the place for Millennials and focusing on being green.
- Neighbors maintain their homes.
- Neighbors, quiet streets and lovely park.
- Nice area and homes, feels nice to be here, close to center of KC.
- Nice community overall.
- Nice looking area.
- Nice low key community, decent housing, easy access to highways, not traffic issues, don't want to live in southern Johnson County. Feel safe walking at night.
- Nice neighborhood near everything.
- Nice people.

- Nice people, little traffic, centrally located.
- Nice people, safe neighborhoods.
- Nicely maintained, police patrols for safety, access to public services.
- No comment.
- Not a resident, business owner.
- Not much, proximity to other places.
- Not much right now. We have the highest taxes. Government officials who don't listen to anyone but their best buddies and citizens who have taken over city hall under the guise of a fundraising group.
- Not really proud due to policies and ideology being forced into our local government by the current mayor and certain council members.
- Not too much government.
- Nothing.
- Numerous parks in a great location of the city.
- On the most part, everything is mostly kept up.
- Only have commercial property.
- Open minded people that sincerely care about each other and want to be good stewards of the community.
- Our city leaders. They are overpaid.
- Our diversity, friendliness and uniqueness and the Mexichopper.
- Our funky art. Our statement to the world that we value and protect all people, not just white heterosexual males. The citizen activists who dedicate themselves to making Roeland Park better for people they won't live to meet. Our 34 miles per hour sign, it's all a little sassy.
- Our small community. Lots of trees and a peaceful environment. Ability to try new things and innovate in ways that other bigger cities don't.
- Outdoor trees and lawn and houses.
- Overall homes are unique and well kept.
- Passing the non-discrimination ordinance.
- Passionate citizens, welcoming community.
- Peaceful, secure.
- People living in this town.
- People take care and pride in their homes/yards and help each other.
- People, peaceful, lots of trees.
- Police and overall character of the city.
- Police department does a very good job.
- Prestige, Johnson County name.
- Progressive and thoughtful.
- Quality.
- Quiet, stay that way.
- Quiet, clean location.
- Roeland Park provides a neighborhood community feel in the middle of the KC metro, diversity of residents is abundant and accepted.
- Recent extension of anti-discrimination classes and arts.

- Roeland Park is a community of caring and open minded individuals that want to be leaders in progressive social programs.
- Roeland Park is a dynamic community with location and the younger generation moving in daily. Roeland Park has great private schools and a good elementary school. It is a small community, but Roeland Park does not have to think small all the time. I would like to see the politicians and staff to think big every now and then. Set high standards for us residents to be proud of.
- Roeland Park is a progressive city committed to taking care of all residents. I am proud of the non-discrimination stance the city took to support all residents.
- Roeland Park is quickly being rejuvenated and attracting a lot of young professionals.
- Roeland Park likes basset hounds.
- Safe, independent and friendly.
- Safe environment.
- Safe neighborhoods.
- Safe place to live, convenient to all areas, affordable living.
- Safe place to live, quality of life, pride in ownership, beautiful city.
- Safety.
- Safety, green space.
- Schools.
- Schools, people, diversity.
- Schools, people.
- Sense of community (mentioned twice).
- Simplicity not over commercialized.
- Small city hall government, stops crime.
- Small city/town.
- Small community.
- Small quiet community where everyone is kind and not judgmental too much.
- Small size (land area).
- Small town atmosphere, easy access to stores, greenery and trees.
- Small town environment yet part of metro area.
- Small town feel but with good services.
- Small town feel with great law enforcement, ease/convenience to interstates, shops.
- Small town feel, great services. Leaf pick up is envied by many of my friends in other cities. Character of the homes.
- Small town feel, neighbors who care about each other.
- Small town feel. Excellent police and safety.
- Small town feeling in a big metro area, caring neighbors, well-built homes that have character, lots of old trees and nice sized lawns.
- Solid, friendly, cultural diversity, and neighborhoods.
- Saint Agnes and Bishop Miege.
- Stable.
- Strong community.
- That it has surveys like this, forward thinking, and friendly people.

- That Roeland Park is a city of inclusiveness and a leader in Johnson County on social issues.
- That residents are very forward-thinking individuals.
- The six stop lights in five blocks. The neighbors that have a lot of dandelions in their grass.
- The active community of active volunteers and engaged citizens.
- The appearance and activities.
- The attention to detail from the city and residents.
- The bit of wealth that maintaining property values brings to homeowners through home equity.
- The city does a great job of communicating with the residents via the newsletter, and certain residents who communicate by email. The city is very well maintained. The city also does a good job of making residents feel like there's a community. It's a nice, clean city with quaint homes. The incorporation of art is classy and it makes the city look progressive.
- The cleanliness, the culture, and the location.
- The community.
- The current mayor and staff.
- The diversity of residents and housing, the trees, the anti-discriminating ordinance, and the schools.
- The down to earth and artistic nature of a lot of residents.
- The feeling of community, the welcoming environment and inclusiveness.
- The feeling of small community.
- The friendly atmosphere and friendly people. I feel safe here.
- The highly functional democratic process of city government.
- The history and neighborhoods.
- The house my wife and I just bought.
- The lack of scandals in our city government.
- The large trees.
- The local businesses.
- The location and level of city services.
- The location. Great services with fairly low cost of living compared to other suburbs.
- The mayor is visible at many functions.
- The neighbors and family that live here and stay here. The younger people moving back in.
- The parks and events held at the parks. The library.
- The people (mentioned twice).
- The people and all commercial commons.
- The people who live here and numerous trees and green spaces. The ease of access to amenities and other parts of town.
- The police.
- The quaintness, location.
- The residents.
- The safety of the community, the friendliness of the neighbors.

- The schools and church.
- The sense of community.
- The sense of community that is felt.
- The trees, leaf pick up, snow removal and trash removal.
- The way things are run.
- The way we keep up the city, both public and private property. The active role that citizens can play in making our city better. R Park.
- The well-kept yards.
- This is a clean, friendly and safe neighborhood that looks great.
- This is a progressive city that aims to do what is right.
- This survey.
- Tidy, safe, friendly neighborhood.
- Trees and housing upkeep.
- Very active community.
- Very quiet and great neighborhoods.
- We already have yards.
- We are down to earth people. Good hard working people. Plenty of churches of your choice. Safe and clean.
- We are forward thinking, family friendly.
- We are moving forward with the times and not letting our city stagnate.
- We have a small town feel with our community and we all look out for each other.
- We have had a couple of small bad things happen in 20 years, but overall the safety and security and all the trees are really pretty in the fall.
- We love our Hispanic Price Chopper.
- Well-kept homes, good streets, sidewalks.
- Well-kept neighborhoods.
- Well, it's kind of a Leave it to Beaver neighborhood, hardworking people of diverse backgrounds.
- When we moved here it was quite an impressive city. It has gone downhill fast and has never rebounded. There is nothing you can do in Roeland Park. Before we had a bowling alley, etc. I can't say I am really a proud resident.
- While I enjoy living in Roeland Park, I can't say that I'm proud to be a resident. The constant turmoil and bickering on the city council has turned me off of this city.
- Wonderful housing, spiritual roots, respect for diversity of residents (a warm welcome to new residents from other countries).
- Wonderful police and city services.

**Q33. How would you like to see Roeland Park change or evolve over the next five years?**

- A charter school option. Progressive businesses.
- A few more shops, less rental homes and more ownership.
- More clean, friendlier, shopping stores available to let our community to use and not be afraid to. A lot of wish we could shop in our own community.
- A more environmentally focused community.
- Add a shopping/restaurant/community area to increase home value, make parks better and prettier.
- Add businesses to grow economy and tax base.
- Add commercial growth. We need to be as aggressive as possible on getting the Walmart space filled, if they ever leave. We need more outside sales tax dollars being gathered in our stores.
- Add glass recycling.
- Add hiking/biking trail in Nall Park. Add shade structure at R Park. Invest in green/sustainable practices.
- Add more business to bring in revenue for the city.
- Addition of health food store, widening of many streets (sidewalks mandatory), public education of sustainability and programs offering support, become the healthiest/greenest city on the planet.
- Additional development of local businesses. Restaurants. We need a liquor store.
- Address infrastructure, prepare for attracting commercial growth. Allow Johnson County Sheriffs take over police department.
- Assure trash/recycling/yard waste are picked up regularly.
- Attract better businesses.
- Attract more business and places where people can meet people.
- Attract more professionals, improve parks and property maintenance. Make Roeland Park a more attractive place to live.
- Attract more young professionals to move into the neighborhood. Make Roeland Park more hip and greener. Fill Mission Mall land space, replace the Walmart on Roe with something better. Add a dog park. Add outdoor gym equipment in parks. Clean up apartments by Price Chopper, they are sketchy.
- Attract people who will fix up old homes. Increase neighborhood beauty.
- Be more progressive with current real estate, some areas can be upgraded and should bring high yielding tenants.
- Be progressive. More art and local businesses.
- Be the place where most KC area residents want to live.
- Become a destination city with the new redevelopments taking place. So what if we lose Walmart, it is a crappy store and everyone knows it. Please begin to start thinking of what we will do when/if Walmart leaves. There is no reason we should not be a destination city with our location from the highway and downtown KCK/KCMO.
- Become a leader in solar energy use.

- Become more amenable to senior citizens, public transportation, city resident gardens for fresh food.
- Become more environmentally sustainable.
- Become more like Mission, more shopping, and better community center.
- Become more vibrant. Roeland Park is boring as there is nothing to do related to other cities in Johnson County.
- Begin a campaign to engage residents or others to contribute time/effort/equipment to clean brush and other eye sores on properties.
- Better looking buildings and parking areas.
- Better community center, better lighting (mentioned twice).
- Better decisions on using the available land. No more banks.
- Better enforcement of codes on rental properties. I live on the most beautiful street in the city, but the house next door is a rental house and the least maintained house on the street.
- Better face.
- Better parks, roads, schools, and maintenance of commercial property and sidewalks.
- Better restaurants, more options. Walmart store area needs a face lift.
- Better retail and restaurants.
- Better roads.
- Better school, better walkability, better public transportation with more routes, arrival times and all night services to and from 43<sup>rd</sup> and Roanoke.
- Better street lighting and access to bike trails.
- Bike/hiking, restaurants and shopping based on #30 questions.
- Bring business to the old pool caves.
- Build a high rise building over the old pool area to bring in new residents and businesses, lease the land to a developer to reduce costs and have some influence in the design outcomes, include transit connections and green buildings such as solar, wind power and vertical gardens. The higher the building, the more positive impact on the city image and the more return on investment for the developer. A landmark on the I-35 corridor that will inspire additional development nearby instead of out south. Also, get busy and build the connection trail from the community center to Nall Park.
- City where crime was low and people in all parts of the city had parks and green spaces in them.
- Clean up the Walmart area, increase in parks, and no more businesses that would increase traffic through neighborhoods.
- Clean up the Walmart pit.
- Clean up Walmart.
- Clean up/remodel Roe shops. Get rid of Walmart and reface the buildings. They are so outdated and look trashy.
- Cleanliness. Attract a bigger retail name (if Walmart ever leaves). New (sit down) restaurants, not just pizza and fast food.
- Cleanup strip mall where Walmart lies and what to do with an empty Walmart.
- Code enforcement.

- Community garden. But really, I love this city. Not a fan of the leaf pick up, makes streets so messy.
- Community investments. Improve parks, sidewalks, bike lanes, more public art. Don't let things get run down like the current pool facilities and community center are.
- Concentrate on enhanced business and shopping availability both for increased availability of services and an increase in tax revenue. Increase assistance for elderly or those unable to maintain their property from a functional and appearance perspective. Perhaps formulate a master list of available handyman, painting, lawn and housekeeping services that are trustworthy and affordable. Maintain oversight of this list to be sure they maintain service, reliability and affordability. Maintain attention to maintaining infrastructure and environmental awareness.
- Connect running trails to Prairie Village and Fairway. Embrace gateway to our advantage.
- Consolidate with other NE Johnson County cities.
- Continuation of green efforts in buildings, parks and cultivation of landscape.
- Continue art, parks and add some nice/good restaurants and shops.
- Continue as a modest but genuinely good community.
- Continue efforts to improve and maintain infrastructure, additional commercial resources, shopping, restaurants, offices, space and service to increase city resources.
- Continue the great upkeep of streets, sidewalks, traffic but more focus on enforcing people to upkeep their homes (mowing the lawn, proper storage of outside items, outside condition of house, etc.).
- Continue to develop city assets, be a tree city and plan for eventual change in the main commercial district on Roe.
- Continue to emphasize bright spots. Encourage artists to live here.
- Continue to increase the quality of businesses that come to the area.
- Continue to invest in city parks and other means to promote young families to come and stay in Roeland Park.
- Continued focus on what has made us thrive, let's not get too greedy or frivolous.
- Control expenses without increasing property tax.
- Decide on what we want this area/city to be. Create a plan, implement the plan.
- Develop all city property, stop the mill fee increases.
- Develop more of a center, an identity location. Maintain aging housing stock.
- Develop some food/shopping attraction to get more people here to enjoy their time.
- Develop the commercial areas that are currently sitting vacant. Clean up or kick out property owners who let their homes and properties sit in ruin. You know who they are and you need to go after them or good property owners will start to leave. Actually, I see that happening now. Beef up our police force and hold KCK accountable for the crime that comes down south of 47<sup>th</sup>.
- Discuss merging with adjoining cities.
- Do more to promote neighborhood communities. More mixers so that new people feel welcomed.
- Do something with where the pool used to be, at the old cave.



- Do whatever it takes to keep Walmart. Cut back on spending.
- Dog park.
- Educating homeowners.
- Eliminate flood plain issue at 55<sup>th</sup> and Nall.
- Embrace the aging boomer residents and make it easy to age in place, share in the operation of the Indian Mission with Fairway.
- Enforce codes to draw in a higher caliber of people.
- Enforce property clean up.
- Even more walkable/sustainable with increased restaurants/shopping that we can frequent. We want to spend locally and be able to walk or bike for most of our needs.
- Explore mixed-use opportunities to create retail/food areas that are more pedestrian and bike friendly.
- Fenced dog park.
- Few more offices and shopping areas.
- Find a use for 48<sup>th</sup> and Roe. Eliminate some stoplights.
- Fix Walmart.
- Focus on holding the line on spending for the critical necessities of the city, police, street maintenance, and court and code enforcement.
- Focus on keeping the neighborhoods nice, no more fast food places.
- Focus on new business development and keep streets clean, weed free and please do more at R Park with weed control and dog waste pick-up/law enforcement.
- For the better.
- Get a city council that can get along.
- Get a sit down restaurant. The community needs to develop an iconic image whether it is a mixed use development, a large piece of art, a regional event, or something else. City leaders have to stop thinking about what they can't do and start thinking what they can do.
- Get local businesses to start here, develop the area by the old caves, new hiking/mountain bike trails would be amazing.
- Get rid of businesses that target the poor such as check cashing and third tier phone mobile stores. Increase sit down restaurants and businesses that target all socioeconomic groups. Kick out Walmart. They obviously do not care about that store and have made that spot a blight on the city.
- Get rid of Walmart, change liquor license laws so we can get decent restaurants, and promote the Roeland Park garden and farmer's market.
- Good place to call home.
- Grow more restaurants and businesses, but have them be local, add a farmers market, add sand volleyball/dog park.
- Have a dedicated area for shopping, restaurants, with unique shops, not chains.
- Have a long-term strategic plan to continue to welcome and retain residents while also focusing on commercial growth that fits our culture and community (less box/discount stores, more local businesses and restaurants). Not losing the diversity and arts focused feel to become one of the cookie cutter Johnson County

suburbs. Celebrate what makes us different, but take this to the next level with a long term plan.

- Have a sit down restaurant.
- Have very unified housing: size, age, variety. Add shopping boutique, restaurant and multi-service level senior housing.
- Higher quality shops/restaurants will bring in different clientele.
- I like the neighborhoods and then I would like to see improved walkability, sidewalks and improved bike friendliness. It would be great if Roeland Park had trails connecting to the rest of Johnson County. I would like to see more hip shopping/up market stores. I think it would be great for Roeland Park to establish itself as a destination like Prairie Village has. I would like to see home values rise. Feeling of being a part of the city (Kansas City) while at the same time being removed from the crime. The inner suburbs like Roeland Park offer a good balance of urban and suburban.
- I want to see less chain store strip malls and more local businesses and restaurants. I'd like more parks and better funding of current parks. More money dedicated to park space. More community spaces for young families to be out it.
- I want to see progress in business, jobs for all ages, don't believe in wasting and vacant lots. Even a seafood establishment.
- I wonder if we should manage with another adjoining city.
- I would like Roeland Park to reconstruct the tennis courts at R Park, build a community picnic shelter at R Park, and have the city council approve a final park design for R Park. I would also like the city council to stop bringing bad press to the city through the actions of the members in the meetings. In the past few months, we have had city council members raise uneducated issues of how the city council president is elected, raise issues with the naming of city functions, and fail to approve a design plan for R Park, which prevents many future projects from beginning within the park.
- I would like Roeland Park to be distinguished by new, local business development, increasing environmental and park initiatives, support of arts and community based programs, better public, and bike and transportation initiatives.
- I would like the street sweeper to come around on a regular schedule and see strict residential codes enforced.
- I would like to have a community garden, and Roeland Park to have more activities scheduled and pickle ball courts at Roeland Park.
- I would like to see addition of more activities that will draw people into spending money in our city, restaurants, destinations, activities, etc.
- I would like to see fewer cops, they aren't keeping us safe.
- I would like to see more commercial development through the addition of shopping and restaurant areas.
- I would like to see more independent shops and restaurants that are unique.
- I would like to see more local businesses move in and less big box stores.
- I would like to see more modern affordable housing. Renovate the Walmart. Add hiking trails.

- I would like to see not only the rental houses kept up, I think they also should have the people buying homes keep up their yards and their houses better.
- I would like to see our governing body begin to make better use of its time instead of wasting it on trivial matters. They have a fiduciary to Roeland Park citizens to maintain property values, attract new business, act responsibly and improve the image of our city. Currently there is too much bickering among council members and disrespect shown toward the mayor. There is also obvious partisan politics going on among council members, when local government should be bi-partisan. The same two or three council members seem to consistently keep Roeland Park in the news in a negative light. This paints our city as an unfavorable place to live or do business. It definitely does not attract desirable businesses to our great city. I would like to see our governing body work together as a team and put the petty behavior behind them. The constant pattern of council members taking offense to citizens' questions and comments is especially troublesome. Elected officials should have a thicker skin and shouldn't be so argumentative, visibly annoyed or easily offended. I want to see Roeland Park grow its economy and become a vibrant community. It can't happen until the council comes together and works with a singular goal and purpose. I want Roeland Park to improve its image. Right now we're known more for our pettiness than for our worth.
- I would like to see our income stream diversify and not be so reliant on a couple of big box stores, as much as I love Lowe's and Price Chopper, and appreciate the sales tax income that Walmart generates. I'd like to see more restaurants and perhaps some other businesses to help diversity that type of income for the city and also just allowing us to stay in Roeland Park when we want to go out. When we can, we do go out in Roeland Park, figuring that if we're going to pay sales tax somewhere, it might as well be in our own city, but there are so few choices, it's hard to do this very often.
- I would like to see restaurants, new businesses, etc. come in. I hope there is growth in utilizing spaces such as the old pool and Walmart location.
- I would like to see some development on the southwest corner of 47<sup>th</sup> and Mission. Possibly a diner or Grandstand Burgers to capitalize on the well-established food market on the Kansa City, Kansas side of County Line Rod. Do away with that parking lot concept benefiting the eating establishments in KCK.
- I would like to see the city adopt and encourage more environmentally and sustainable food/water/power practices.
- I would like to see the city as a whole and council representatives make a commitment to quality of life over pennies saved. I would like to see the green spaces and community spaces treated like they are the valuable and unique jewels they are, not unwanted stepchildren to be ignored and starved. I would like to see the city celebrate everything that Roeland Park has going for it, small town feel, unique, funky, and welcoming.
- I would like to see the city invest in sustainable environmental practices, and add a community garden. I would also like the area to feed students into a Shawnee Mission school that is not Shawnee Mission North.
- I would love a dog park and think major roads could benefit from lighting and landscaping.

- I would love to see the city council get along and the Walmart issue to be solved.
- I would really like to see a fully developed R Park with green landscaping, fruit trees, and art installations.
- I'd like to see it become a walkable community with small (mom and pop) shops and restaurants, walking trails, monthly or nightly events of some sort, and green practices. I'd really like to see it partner with Mission, Fairway, and Westwood to make the entire 66205 community the place to be.
- I'd like to see thrift stores and other things.
- I'd love to see more money spent on parks and improving our green spaces, spend our money towards enticing young families here and keeping families here in the city.
- If the concern is still Walmart leaving, I feel the city should watch the budget. Was an emergency turn around lane really needed on Roe?
- If the ultimate replacement of Walmart could be an energy emporium, it would show foresight of the potential polluted future.
- If Walmart does move to Mission, I would like to see the building either leased out to other businesses or demolished and add several productive businesses.
- If Walmart should ever move, whatever replaces it should provide equal income to the city.
- Improve and maintain streets and sidewalks.
- Improve our city by encouraging commercial development.
- Improve quality of life through significantly better parks, trail systems, playground equipment and sports/exercise facilities. Focus on Roeland Park being a welcoming community for residents and attracting new families for the next generations.
- Improve storm system, go green(er).
- Improve the library and upgrade the Walmart area.
- Improve the spaces we have that are vacant and available for businesses. Improve neighborhoods whether by code enforcement, increasing enforcement of rentals, or providing loans to homeowners to improve/remodel/expand their homes (similar to the loans offered through the Mid-America Regional Council a few years ago). We really want to stay put in our home, as do many of our neighbors, but plan to do updates to allow us to do so. To have some support to work through some of the needed upgrades in homes that were built 50 or more years ago.
- Improve the types of retail partners within the city, add restaurant options.
- Improved parks.
- Improving the aesthetics of existing buildings and adding landscaping. Adding more parks. Utilizing the great location to attract businesses and residents. Roeland Park does not have a central location/hub of the city where people congregate, like Johnson Drive for Mission, or Prairie Village shops in Prairie Village, Roe Boulevard is a busy area with plenty of retailers but does not provide a sense of togetherness or community, finding a way to incorporate that sense of community will bring new people to the city and keep current residents here.
- In city transportation between local areas. Redevelop areas in need. Increase attraction with local shops.
- In the past, we received free swims at the pool. I would like to see that reinstated.

- Incorporated some requirement of the green code. Adopt 2015 ICC.
- Increase affordable housing for 60+ population, townhouses with garages or carports, some single story housing/apartments.
- Increase new and young families, keep the families we have, not lose them to southern Johnson County. Need more 3-4 bedroom homes.
- Increase sales tax base with new developments, adopt green building standards, increase investment in parks and community assets (including art, streetscapes and infrastructure), and invest in building a community for all ages.
- Increased restaurant options. Off-leash dog park. More art in the public spaces.
- Involved retired in tutoring children.
- It is fine as is.
- Keep a positive outlook on every issue and every individual. Keep us safe and work for quality schools.
- Keep modest improvements.
- Keep the general tone, improve on it.
- Keep the relativity.
- Keep upgrading the parks, it's a great start. Better middle school.
- Keep Walmart in Roeland Park.
- Keep Walmart or other similar shopping selection.
- Keep Walmart where it is allowing them to make improvements. Fine a use for the northeast corner of 48<sup>th</sup> Street. Continue good services (leaf pick up, police, and fire, etc.). Bike and hike trail would be real nice. I have confidence that trash and recycling service will improve. Continue improvements to R Park (though it is not near me). Keep up the good work.
- Larger commercial tax base, merge services with neighboring communities.
- Leave it alone.
- Less deteriorating commercial space, more locally owned businesses.
- Less franchise/chain businesses, more friendly to small businesses and entrepreneurs.
- Less renters.
- Less trying to be like other cities.
- Let the council get \$5.00 a month and the mayor \$10.00.
- Let Walmart go, find something classier to replace it.
- Let's rethink entrances into Roeland Park and renew Walmart shopping area into a mixed-use development with enticement for younger people to partake and live. We need to greatly enhance our entry into Roeland Park/Johnson County from I-35 to 18<sup>th</sup> Street Expressway. We have many non-Roeland Park residents drive through on Roe and it would be nice to show Roeland Park off for what the city can be. Entice people to want to shop, eat and even live in Roeland Park.
- Lower taxes, add revenue.
- Lower the crime rate. Car break-ins happen all the time on city streets. Instead of having a cop sit on a street trying to stop speeders have the police patrol neighbors for burglars. Make city residents aware of just how many car breaks we have weekly or monthly. I have many friends and neighbors who have just stopped

reporting the break-ins because of how frequent they happen and because there is little police can do. I would love to see the crime rate drop.

- Lower personal property tax.
- Maintain enforcement of residential codes.
- Maintain existing housing so it is pleasing to homeowners and visitors.
- Maintain green spaces, develop community programs, and build a better community center.
- Make better pedestrian access on and across Roe and throughout town. Have better restaurants and a coffee/tea place. More art.
- Make good on the work on the park, become known for having great parks.
- Make Roe shopping center more tastefully designed. Increase green space and sidewalks.
- Merge with other communities and stop fighting Walmart move to Mission.
- Merge with other northeast cities into one city.
- Modernize some of the shopping areas to attract higher caliber retail to encourage more purchasing and therefore more tax revenue.
- More beautiful, neighborhood feel.
- More bike routes.
- More biking/walking trails that connect to others in different cities.
- More business development. Decrease in property tax mil level. Since mils were increased on the assumption that Walmart was leaving and that home values would be down for longer than they have been, I would expect to see a decrease in property tax mils.
- More business.
- More business and restaurants.
- More business to the area.
- More commercial development, I would like to play and eat in my own city.
- More commercial/business and higher end restaurants.
- More community events and programs.
- More community involvement in the election of city council members would be great. Would love to see the city governing body consist of smarter, more capable, forward thinking people. Would love to see this city get going on park development, and higher quality, nicer commercial development. Would really like to see a city council made up of individuals who are intelligent and capable instead of mired in petty personal conservative politics. I expect a city council member to be focused on what is best for moving the city forward. Currently, we have 50% of the city council members who are obstructionist, uncreative, and mired in the past.
- More community wide events with better communication and website.
- More development.
- More diversity.
- More economic development in Roe.
- More emphasis on aesthetics, how about a citywide tram?
- More enforcement of laws/codes against neighbors with constantly barking dogs, more green space, more engagement of the local business and professional communities, make the best and most prudent decisions on the old pool site at 48<sup>th</sup>

and Roe, revamp codes for residential and get an inspector who has more to do than falsely write code violations.

- More family homes. Less rentals. Walk in area of pool to deeper end. Less dependent on KCK.
- More family restaurants, more activities to get everyone involved with Roeland Park.
- More family sit down restaurants.
- More flowers/landscaping, more like Johnson Drive/Mission with cute/unique shops. See the Village of Prairie Village, it is a great area.
- More frequent trash pick-up. Quicker snow removal. Improve the park.
- More great living.
- More green and more tech adoption.
- More green spaces; work toward racially diverse and integrated community. Change code to allow outdoor cats.
- More housing improvements to keep housing values rising.
- More investment in improving parks and adding sidewalks to streets that don't have them yet. Also, improving Ward 3 storm water drainage.
- More jobs, something in the northeast corner of Johnson County and Roe Boulevard.
- More local owned businesses, retail.
- More locally owned businesses.
- More major restaurant chains to open up and shopping malls.
- More mixed use.
- More park space and trees.
- More quality, locally owned businesses. Retirement living, perhaps?
- More recycling glass.
- More restaurants and commerce to take the place of the lost revenue when Walmart leaves.
- More restaurants and interesting attractions that would bring people in (something with the cave project). More outdoor art.
- More shade at the public pool. Trees for shade.
- More shopping.
- More shopping and restaurants.
- More shopping, more restaurants.
- More shops and restaurants to help 47<sup>th</sup> Street continue to grow.
- More shops. Mission is doing a better job of development.
- More sidewalks and better parks; more kid friendliness.
- More sidewalks, bike trails, more investment in parks.
- More sidewalks, continue to improve parks. Bring in new businesses, shops and restaurants.
- More small businesses, support home improvement/updating.
- More small businesses and independent restaurants.
- More small businesses. Frisbee golf course.
- More solar (green) and sustainability, keeping a safe community.
- More trails, sidewalks, and connected neighborhoods.

- More upgrades to the parks would be great. I see improvements already in progress, and would like that momentum to continue.
- More walkability, bike/walking paths, green spaces. Crosswalks to cross Roe safely, to promote riding bikes to the library and parks. Increased community bonds and pride.
- Most desirable location to live for families with school aged children.
- Mostly the Walmart issue, make it renovate the store or replace it with something better if possible. More green spaces.
- Move toward leadership in sustainable, clean energy for commercial and residential sectors. Support for arts, cultural and multi-cultural development.
- Much better parks. We have to go to other cities in northeast Johnson County for good parks. And when a private citizens group raises money for a park, and it's already shameful that they have to do it instead of the city, the city council should not obstruct the use of the funds. That is fraud. I also want to see the old Walmart site razed along with its outbuildings. They are outdated and hideous. Let's turn Roeland Park into a lovely commercial center. Finally, save our library from elimination. Cedar Roe is regularly targeted for closing, but it is a neighborhood gem. All city leaders should be supporting the local branch.
- Much more community involvement from the police. In our current situation in America, the only way to make people feel safe when they see police instead of afraid for their own safety, is to know the officers on a personal basis. Meet the police department cookouts and similar events should be a huge priority.
- Need more restaurants and business.
- Need more solid commercial business. I regularly cross the street to Westwood or go to Mission to shop and eat. Want more dining options that would keep sales tax revenue in Roeland Park.
- Need to attract more business, both commercial and retail.
- Need to change if you want people to retire here.
- Need to change perception of Roeland Park. Folks out south consider Roeland Park low rent.
- Nice restaurants. Encourage home ownership, no more apartments.
- No box stores, get rid of Walmart and give it to neighboring communities so they can pay for the trash clean up. Recruit a medical or tech company.
- No change, stay the same.
- Not sure on this one.
- Nothing wrong with it now.
- Off leash dog park, removal of breed laws and replacement with aggressive dog laws.
- Only get better, stay clean, keep the aluminum siding people away. The city has already lost a lot of its charm. It could be renamed Roeland Trailer Park very easily.
- Easy place to live and be happy, it's wonderful.
- Plan for sustainability after Walmart leaves.
- Plant more trees.
- Please stay the same.
- Pleasing and welcoming.



- Pretty happy as it is. Perhaps some new restaurants and retail shopping.
- Pretty happy the way it is. Maybe work with business property owners to improve buildings and parking lots.
- Properties must be maintained and Walmart area cleaned up and re-purposed.
- Provide best use, walkable development for the current city owned vacant property. Encourage live-work residential and work on becoming the exemplar of active transportation planning in the Kansas City metropolitan.
- Put an emphasis on quality of life amenities. Improve community center to compete with neighboring cities. Add and improve green space and outdoor activities. I would love to see Roeland Park jump over Mission's bungling of the gateway project and develop the old pool site into something really special. Then when Walmart finally leaves, redevelop that site into something like Park Place.
- Put families first. Pay attention to the infrastructure and maintain it. Stop focusing on pet projects from outside interest groups. We are not a test city for every group that has a cause they need to work through government.
- Quality and appearance of commercial businesses.
- Redevelop commercial sites on Roe. Invest in parks. Look for opportunities for more park space on the east side of Roe.
- Redevelop the Walmart area into a mixed-use city center with a sense of place.
- Redevelop Walmart complex. Add new retail. Add sidewalks. Improve R Park.
- Redevelopment of existing shopping areas. They look old and run down. The house offices along Johnson Drive also look old and run down and a little bit of landscaping design would go a long ways to beautifying this entrance into the city. I would also like to see a couple of sit-down type restaurants added to the mix, we don't need any more fast food restaurants. I would also like to see the continued improvement of the city parks, realizing that it takes money and time. There needs to be a master plan put forth for each of the two larger parks.
- Redevelopment of the shopping area where Walmart currently is located, more stores and restaurants with some green/public space.
- Reface/redevelop Walmart area. Plant more trees. Increase code enforcement to make the houses look better.
- Replace Walmart with a tax producing business and maintain quality of life.
- Retail outlet, such as Oak Park Mall.
- Return to better maintained home.
- Reverse, stop the political correctness that has come storming in. We want to be unique for positive reasons.
- Roeland Park is a nice place to live.
- Move big box store (Walmart), bring back small shops concept/restaurants.
- Shift in demographics more towards younger families.
- Show pride in home ownership with neighborhood competitions.
- Sidewalks all on the same side of the street.
- Sit down restaurant.
- Sit down restaurants.
- Speed bumps on the neighborhood streets.
- Senior housing and green space.

- Start a conversation with Fairway City leaders about merging our two cities. Improvements to R Park. Improvements to Walmart parking lot.
- Stay the way it is.
- Stop screwing around with property at Johnson Drive and Roe and just make it park land.
- Strengthen to become more like Prairie Village/Fairway, improve reputation.
- Stricter street parking rules on one side of the street only.
- Support small businesses. Get some mom and pop restaurants and shops in and chains out. Bring in healthy eating establishments, encourage a healthy lifestyle by making Roeland Park more accessible by other means than a car. Improve the community center so all residents want to use it like Sylvester Powell. The aquatic center is great if you're on the swim team, but not for residents. The hours for residents to use it are useless and if you go during open swim times, you can't get a lane because of the swim team.
- Take a page from Mission's book and get more retail and restaurants here.
- Take away Walmart and that crappy shopping center.
- Take care of speeding on Nall Avenue, mark crosswalks, four way stop at 58<sup>th</sup> and Nall, speed bumps on Nall.
- That the real issues for Roeland Park be addressed, i.e., loss of revenue in taxes from Walmart possibly relocating, etc., and not about transgender bathrooms. That council members are shoving their hidden, liberal agenda and ideology down our throats and forcing it on Roeland Park residents.
- The city needs to focus on basic needs and get out of the tangents and far flung non-basic service issues the council has become involved in. Provide the basic services that are needed, public safety and infrastructure, get those down and then worry about solving problems that do not exist. It seems the council and mayor spend a lot of time creating issues.
- The Walmart on Roe, tear it down.
- To be more concerned about the ability for residents to remain in their home and less concern about an arboretum.
- To be prepared for the leaving of Walmart.
- Town Hall meetings including members from all city departments who could provide instant live feedback would be nice so if there is a problem, everyone is aware of how it will be addressed. Renovation of the old Walmart would be nice. I don't go there anymore because the building is dirty and the parking lot is not safe.
- Turn Nall Park into a dog park please.
- Unsure.
- Update the Walmart shopping center to attract shoppers from Prairie Village as they access I-35.
- Upgrade current businesses on Roe, more interesting small business.
- Upgrade the Walmart location, although I don't have any magical ideas.
- Upkeep of houses and yards.
- Upkeep of neighborhoods.

- Use our tax money efficiently. Do not use it for sustainability, it's a waste of money. Do not use it to buy charging stations that go unused. Just use common sense with our tax money, something Democrats are not capable of.
- Use our vicinity of highway to increase tax dollars.
- Utilize space where the old swimming pool was.
- Walmart area is dirty, clean it up.
- Walmart area-move to upscale restaurants and shops, that area is an embarrassment.
- We need a sit down, family restaurant.
- We need commercial growth, good restaurants and more upscale shopping.
- We need more entertainment options, including restaurants and bars.
- We need to develop something iconic to identify the city. It could be art related or a new development or a regional event. I would like for Walmart shopping center be returned to smaller shops and eating establishments or rezone Roe Boulevard as a commercial business district. I would also like to see West 51<sup>st</sup> to be reconnected as an east/west thoroughfare from Lamar Avenue to Roe Boulevard.
- We need to have city council members who are positive, open to considering new ideas and processes, respectful of the ideas of other council members and citizens and interested in what could benefit the city as a whole today and in the future, not just their own values. If the city council members would reflect those values, Roeland Park could move ahead with creative, business development, bonds to finance our deteriorating infrastructure, a willingness to pay for events in our city that are fun and pride building. Focus on getting the housing stock fixed up and enforce codes for people who don't. Make our parks a source of pride in our city. Return money to the arts committee so they can revive the Art in R Park program.
- We should capitalize on the city's place in Johnson County/Kansas City history. The original Strang Line ran down 51<sup>st</sup> Street (formerly Santa Fe), the Roe sisters owned property here, and the city has several standing historic properties/residences that date to before it's incorporation (pre-1951).
- Widen streets, make major streets more attractive. Remove and prune trees.
- Wider streets.
- Wish we could join with Mission to share amenities.
- Would like restaurants.
- Would love a community garden, dog park, coffee shop and Sprouts grocery store where Walmart is.
- Would love to see a food/bar at the old pool location.
- Would love to see more unique restaurants, coffee shops and boutiques. It really feels like the only thing missing. I'm not a fan of box and chain stores, but realize they have their place.
- Would love to see revitalized shopping center and enforcement of home standards.
- Would love to see shopping and mostly restaurants added. We typically end up in Mission or the Plaza for these things.

**Q34. If you were writing a commercial about Roeland Park, what would it look like and say?**

- Come for the location, stay for the people.
- Roeland Park. Go anywhere in the city in 25 minutes. And always come back to a place that truly feels like home.
- Roeland Park Cribz featuring my house spin off of MTV Cribz.
- Nice, quiet and close to everything.
- A community with the small town feel and big town amenities. Close to everything.
- A former mayor once said that Roeland Park was the domain of the newly we and nearly dead. If we are going to keep Roeland Park vibrant, we need to attract the millennial as our nearly dead are even nearer. That means we use our funky to our advantage. We capitalize on the art, the antique chic architecture, the accessibility of city politics, our awesome police force, the warm and welcoming, the be who you really are in Roeland Park thing. We have vibrant events, so those too. And location, location, location.
- A good place to call home.
- A great place to call home with a video slide show.
- A great place to live, near everything in Kansas City and the metro area.
- A great place to raise a family and call home.
- A great place to raise children and that is accessible from any part of the city. Love the central location.
- A hub of the city with friendly neighbors.
- A municipal area map showing Roeland Park's relative distance to things; the plaza, and downtown KC.
- A neighborhood of friendly neighbors.
- A place for everybody, young, old, families and singles. Small community feel, easy access to popular things in places in all directions.
- A place that welcomes you home. Where people say hello and you want to be outside.
- A place to live with diverse neighborhoods.
- A place with neighbors you know.
- A quiet, dog-friendly, tree-filled neighborhood just minutes from city life.
- A quiet, safe place to live.
- A small, quiet town.
- A small town feeling in the middle of the suburbs.
- A well maintained city with a variety of affordable homes and friendly people.
- Affordable, unique housing in a prime location.
- Always a place you feel comfortable calling home.
- Big trees, sense of community, neighbors outside talking to each other, walking distance to local shops.
- Center your life in the center of the region.
- Center yourself in the center of it all.
- Cheap house and crappy Walmart. We've got Aldi's and Taco Bell.
- Cheaper than Prairie Village and nicer people too.

- Clean up your trash.
- Clean, good neighbors, good schools (mentioned twice).
- Close knit, small, cute community.
- Close to all the action.
- Close to downtown, highway and the Plaza. Lots of parks and quaint houses.
- Close to the highway to get wherever you need to go within the greater Kansas City area with ease.
- Come to Roeland Park, lean Spanish, be bilingual.
- Come visit.
- Comfortable.
- Convenient, caring and clean.
- Currently? Roeland Park, bring your pet project and then leave the residents to deal with the fall out.
- Do you want to know why I didn't go into marketing? This is why.
- Don't buy here, go to Prairie Village or Westwood.
- Don't spend tax money on commercials. Many people watch TV without cable and will never see a local television commercial.
- Emphasis on the green spaces with progressive art and friendly neighborhoods.
- Emphasize affordability and practicality.
- Emphasize green spaces, quiet, safety, and proximity to the rest of Kansas City.
- Emphasize proximity to KCMO and quality of life.
- Enjoy our location, affordable housing, and safe community.
- Enjoy the easy life.
- Families, parks and eco progressive.
- Family and diversity.
- Family friendly living, parks, safety.
- Family friendly, trees, city life. Joel should star in the commercial.
- Family oriented, clean great shops. Restaurants and parks.
- Family, cleanliness, safe, close to get to the highway.
- Fantastic friends and family, streets and patios shaded by beautiful trees, financial ethnic, and age diversity, central to all of greater Kansas City. You will find more than all of these in our wonderful Roeland Park.
- Five minutes away from what's happening with a hometown feel for everyday life.
- Flyover of tree-lined streets, shot of kids playing a park, shot of outdoor concert, not too serious background music. End with some slogan like "Roeland Park, come grow with us." You could include a shot of a child with a single tear rolling down his face as he watches his sister ride her bike into the sunset. Too sentimental?
- Focus on families, focus on parks and green space, and focus on how easy it is to access a variety of activities from our city.
- Friendly, family and pet-oriented, established, beautiful tree lined streets.
- Friendly family neighborhoods.
- Friendly place to walk, play, shop, eat, and meet neighbors. An artistic, nurturing community.
- Friendly, unique, well-loved community.

- Gateway to everything.
- Give us your money.
- Go for the nice housing, closer to highways and everything. A little cheaper. More bang for your buck.
- Good location, good city services, attractive streets and neighborhoods, schools and churches.
- Great community in which to live.
- Great diverse neighborhoods, old and young. Great community feel.
- Great little place to raise kids.
- Great location and great houses.
- Great location, best of both worlds, suburban and urban amenities.
- Great location, affordable, safe.
- Great parks and family friendly.
- Great place to raise a family.
- Green trees, community gatherings, bus filled with racially and economically diverse people going to KC.
- Happy, convenient, safe.
- Has the best Price Chopper in the city (just kidding), but the store is wonderful and I have nowhere else to walk to.
- How friendly the people are and their willingness to help each other.
- I don't know why you need a commercial, I suppose Roeland Park is a great place to live at any age and located in the heart of the KC metro.
- I don't know.
- I think any commercial I made would highlight Roeland Park's proximity to the Country Club Plaza, Downtown KC, Prairie Village, Westport, Fairway, and Mission Hills. I would also showcase the beauty of historic neighborhoods. I think Roeland Park is a hidden gem in that it has all the best attributes of south plaza and Prairie Village but some people don't know it exists or confuses it as being a park of Mission.
- I would emphasize some of the things mentioned above.
- I would not waste my money on a commercial for Roeland Park until the city develops an identity. I don't see anything iconic to promote. People need tangible things to see in a commercial; not idealistic programs.
- I would show the nice, mature neighborhoods and diversity of residents with proximity to so many local attractions like the Plaza, downtown, Sprint Center, P&L, and highway access. We actually have better location and housing quality than Prairie Village. Why is it that people don't know that?
- I wouldn't. At this point, the houses are Roeland Park's top selling point. Commercial properties are outdated and obsolete, as well as few and far between. It would be embarrassing to show those in a commercial.
- I'd like it to become a more well-known perfect place to live and raise a family. Westwood and Fairway are looked upon way better than Roeland Park when I don't believe they are that much nicer or better.
- If the city can't enforce speeding law, maybe they should go to Mission for help.

- If you can't afford the rest of Johnson County, live here, it is close to the places you work and spend your money.
- If you enjoy fruitless encounters with police, come on down.
- It is an eclectic community with young families.
- It is full of too many dreamers who think they can turn it into Park Avenue with our money.
- It would highlight the accessibility to the rest of the metro, the great city services, the diversity of our community, and the great neighborhood feeling. I like being part of basically a small town that's right in the middle of this big metro area. We get all the benefits of being part of a larger metro area, and we're actually close enough to regularly enjoy those things like the Royals, Sporting Kc, Nelson Atkins, Kauffman Center, Liberty Memorial, Negro Leagues Museum and Jazz at 18<sup>th</sup> and Vine, great restaurants on Southwest Boulevard and art in the Crossroads, soccer fields in south Johnson County, softball fields out in Leavenworth, etc. not to mention just more freedom in where to work, but we also have the ability to make a big impact in our own neighborhoods because we're basically a small town.
- It would probably involve a video of the many events held for residents and children and then show the houses on tree lined streets and say something and how great a place Roeland Park is to start a family.
- It would show off how civil, how sweet it is to live here. It would feature city workers out doing their jobs, too. It would show how much Roeland Park is cared for by its denizens and city staff alike.
- It would talk about the charming neighborhoods and focus on families enjoying being outdoors.
- It'd look like a TV insurance commercial and it'd say, "Keep Roeland Park clean!"
- It's a neighborly, safe place to live.
- It's great. You can die here. Don't worry, bring your pit bull.
- It's the best.
- Johnson County's secret jewel.
- Location is the key and everyone welcome, single families, old and young, etc.
- Location, location, location. And charm. Affordability.
- Location, trees, near the metro.
- Location, successful city.
- Neighbors who care, city for families and people of all ages and walks of life. Your small neighborhood in the big city.
- Nice place to rest and you will want to stay here.
- Not sure on this one.
- Old time charm.
- Old trees, nice people.
- Our parks and public spaces are mostly an embarrassment, but our people rock.
- Perfect location, great for young families.
- Please don't spend city money on a commercial (mentioned twice)
- Prettiest little city in the KC metro area.
- Proximity to outstanding facilities at your backdoor.
- Quiet, progressive community right outside of downtown.

- Rain gardens.
- Renewal and planning make forward thinking community.
- Roeland Park is our name.
- Right now it would say that “Roeland Park, have a problem that does not exist, our government will try to fix it.”
- Roeland Park, best place to live in the Kansas City area.
- Roeland Park, hey, it's better than Mission.
- Roeland Park, your hometown feel in a growing city.
- Roeland Park, a place to raise a family, walk a dog and retire.
- Roeland Park, a welcoming community with a small town feel that is also forward thinking and full of unique surprises that celebrate our citizens and shows our commitment to green spaces, green living, and the arts. We welcome all to a unique community in the heart of Kansas City. A truly safe, affordable and welcoming space with easy access to most of the metro. List and include imagery of some of the unique aspects of Roeland Park.
- Roeland Park is convenient to shopping the plaza, colleges, and hospitals. A great place to live and raise a family. Growing city.
- Roeland Park is friendly, affordable and diverse.
- Roeland Park is a community that is rich in activity, safety and friendly people with quick access to all major entertainment districts in Kansas City. Have that quiet lifestyle, while still living in the City.
- Roeland Park is a forward thinking, inclusive place where people of all ages and backgrounds can live, work and socialize/play. There are so many things Roeland Park has to offer from its close proximity to downtown KC, the Power and Light District, 39<sup>th</sup> Street, the Country Club Plaza and all the shopping and activities of Johnson County. Housing here has the same charm of the other surrounding areas without the expensive price tag. It's a place where young professionals want to be. With easy access to I-35 (just look at our view of KS skyline from the Roe Boulevard exit on I-35), it's an easy drive to anywhere you might work on either side of the state line and also close to many parks and nightlife any age group would enjoy. Roeland Park has so much potential. Because of all the excitement happening in Westwood's new development, Roe Boulevard is now a strategic location that's sure to become a coveted place for new business. But what makes Roeland Park such a great place to live is its people. You will not find friendlier neighbors anywhere around in the greater Kansas City area.
- Roeland Park is a great location for diverse life.
- Roeland Park is a great place to live.
- Roeland Park is a safe and lovely city with a diverse population where everyone is welcome.
- Roeland Park is an above average Kansas community in every sense, I would like to see more friendliness among residents.
- Roeland Park is the cool corner of Johnson County.
- Roeland Park is the most convenient city in the metro. It has a low key neighborhood vibe.
- Roeland Park is Kansas' best kept secret in northeast Johnson County.



- Roeland Park, urban life, suburban feel.
- Roeland Park, we are in Johnson County and easy to get to.
- Roeland Park, hey, we are just as far left as you can go. Think of us as New York or California.
- Roeland Park, suburban living in the heart of the city. Just minutes from downtown Kansas City and the Plaza. Easy access to major interstate 35. Friendly, productive, progressive. A great place to live.
- Roeland Park, the incredible community where you can walk to work, meet your friends at the local coffee shop, and the whole family, including the grandparents, can enjoy the parks, coming soon.
- Roeland Park, the metro's best kept secret.
- Roeland Park: a city to call home.
- Roeland Park: we're not the dot.
- Roeland Park isn't commercial ready. Get your act together first.
- Roeland Park may be called the city of trees, but it is a city of promise for those who can pay the dime and put in the time to make it great again.
- Safe place to live and work.
- Safe, clean and caring.
- Safe, quiet, tree lined streets and good neighbors.
- See our parks, our kids and our grandkids and families at play and at worships enjoying a meal.
- Show the 20 to 30 year olds that are buying houses. Show off that it was picked as one of the best suburbs.
- Show young people and seniors, diverse ethnicities living next to each other, looking out for each other, and raising families here. That's exactly what we've found in Roeland Park.
- Small city, close to metro area.
- Small city, where neighbors know and help each other, with big city amenities.
- Small community with a big hear. Many neighborhood social elements.
- Small house, quiet neighborhoods, clan streets, close to many areas.
- Small, innovative community, beautiful parks and lots of trees. A great place for young families to exist in a small mellow city within a big city.
- Small town charm at the edge of the big city.
- Small town community with city convenience.
- Small town feel in the heart of a big city. Charming, friendly, inviting.
- Small town feel with all the benefits of a big city.
- Small town feel with big city living.
- Small town feel, big city access.
- Small town feeling with big city amenities.
- Small town feeling, helpful neighbors, not oppressive codes and requirements.
- Small town in the big city.
- Small town just outside the city.
- Small town living in the city.
- Small town living in the middle of a big city.

- Small town living in the middle of the city.
- Something for everyone from old to young. Community. Family. Friends. Location.
- Spirit of Roeland Park.
- Stay east. Stay away from west side. It's way nicer over here.
- Talk about how Roeland Park is a perfect place for first time homebuyers, and it is just as desirable as Fairway and Prairie Village without the cost associated.
- That Roeland Park is a great place to live, raise a family and retire.
- That Roeland Park is young, affordable and close to work.
- The little suburb that is in the middle of everything.
- The main point should emphasize our geographical location and ease of access to interstate routes to downtown Kansas City and all the other surrounding cities.
- The one advantage Roeland Park has that won't change is the location of the city. I think that has to be a main focus of any commercial or advertisement. Being a small city with a great location and proximity to KC attractions is what sets Roeland Park apart. I think Roeland Park should focus on attracting young professionals and families especially with being so close to KU Med and other large employers, while still being in Johnson County and the Shawnee Mission School District.
- There should not be any money spent on advertising.
- There should not be a commercial for Roeland Park because we don't have any money for anything but basics and the city better save tax money for when Walmart goes.
- Trees galore.
- Trees, shopping, kids playing.
- Uh, aren't we outsourcing this to those college kids?
- Unfortunately it would be called "Roeland Park, the Gateway to Mission."
- Walmart, fast food, payday loans, we support the unhealthy, unfit living unable to afford a living wage.
- Want to live in a unique community where friendly, diverse, creative, cool people live? Want to live in a small city close to everything wonderful that Kansas City has to offer? This is a beautiful established first tier suburb that is a designated "Community for All Ages", a place where residents know, and care about their neighbors. This is a beautiful older suburb with magnificent trees, down to earth, welcoming citizens who pride themselves on community action. There is a small city recreating itself and doing big things because of its involved community minded citizens. This is a place where you can walk or bike to just about everything. Turned off by unsustainable "mcmansion" communities where all the houses look alike (i.e. Lenexa, Olathe, and south Overland Park)? Tired of spending hours of your day in a car driving to work or shopping. Join a progressive community that is less than ten minutes away from everything great that Kansas City has to offer.
- We are coming back.
- We are making improvements. Great place to bring your family and grow (young and old).
- We're working on our traffic flow issues.
- What I would like it to say (not all of which is true, but most), is that Roeland Park is conveniently tucked away ½ way between the city and suburbia, tight knit

community that is very diverse and engaged. Environmentally friendly. Super clean and safe.

- Where families go to find home.
- Why would you raise a family anywhere else?
- With a few more fountains we could be known as the land of standing rock and flowing water.
- Wouldn't waste my money. There is nothing to market in Roeland Park. What would you say, come eat at our CiCi's or come visit our half-finished city parks? The only thing we have is affordable housing close to good commuter routes.