Character Themes

Neighborhoods

Foundational Neighborhood

Foundational neighborhoods shaped by Santa Fe's historic development patterns, cultural identity, diverse heritages, and long-standing community design.

Established Neighborhood

Residential areas characterized by common housing types and neighborhood designs that house most Santa Fe residents and support daily life throughout the city.

Emerging Neighborhood

Newer or evolving residential areas that provide a range of housing choices and neighborhood amenities to meet changing needs and opportunities.

Destinations

Commerce Corridor

Major corridors that support citywide and regional travel, business activity, goods movement, and provide safe access to everyone to employment, retail, multifamily housing, and services.

Community Hub

Community-serving destinations that encourage a creative mix of housing, services, employment, institutions, and gathering spaces while reflecting the distinctive character of surrounding neighborhoods or becoming distinctive destinations themselves.

Santa Fe Forward

Embracing Our Heritage • Empowering Our Future

Districts

Heritage and Tourism District

Areas where history, design, culture, civic life, hospitality, and visitor activity are concentrated and managed to sustain Santa Fe's tourism economy and distinctive character.

Arts and Culture District

Places that support creative producers, cultural expression, galleries, performance spaces, events, and the everyday presence of arts in community life.

Family and Wellness District

Areas that concentrate services, educational campuses, regional community centers, health, and family-supporting amenities that strengthen quality of life across generations.

Economic Engines

Makers and Services Engine

Employment areas that support local business growth, entrepreneurship, creative production, trades, services, government services and innovation.

Production and Logistics Engine

Areas suited for large employment, innovation, production, fabrication, warehousing, distribution, utilities, and essential operational functions that support the city and region.

Landscapes

Living Link Landscape

Connected open spaces, trails, arroyos, and natural corridors that support active travel, ecological needs, climate resilience, and access to the outdoors.

Conservation Vista Landscape

Landscape areas defined by natural beauty, viewsheds, habitat preservation, natural slopes, and environmental value where conservation, stewardship, low-impact access and hazard mitigation are emphasized.

Neighborhoods

Foundational Neighborhood

Foundational neighborhoods shaped by Santa Fe's historic development patterns, cultural identity, diverse heritages, and long-standing community design.

Form:

- Settlement patterns shaped by plazas, acequias, the Santa Fe River, historic trails, early village development, and long-standing community design.
- Short blocks, narrow streets, compounds, courtyards, and pedestrian-scaled routes that support slow movement and neighborhood interaction.
- Pueblo, Spanish Colonial, Territorial, Indigenous, Santa Fe Style, and later cultural influences expressed through building form, materials, public spaces, and landscape.
- Historic civic, religious, cultural, and neighborhood landmarks that anchor identity and shape daily community life.
- Incremental development patterns that evolved over generations, rather than through conventional planning.

Function:

- Preserve the physical and cultural patterns that define Santa Fe's foundational neighborhoods.
- Allow compatible reinvestment, adaptive reuse, and housing improvements that extend neighborhood vitality.
- Support long-term residency, multigenerational households, and community continuity.
- Maintain walkable, human-scaled environments that support gathering, daily life, and local identity.
- Connect residents to parks, acequias, trails, civic places, cultural institutions, and community spaces.

Investment Priorities:

- Rehabilitate and modernize aging utilities, streets, drainage, and public infrastructure in ways that respect neighborhood context.
- Support compatible infill, adaptive reuse, and diverse, small-scale housing improvements that reinforce existing patterns rather than overwhelm them.
- Preserve and enhance acequias, trails, historic public spaces, and culturally significant places.
- Expand housing stabilization, rehabilitation, and affordability tools to help residents remain in place.
- Improve pedestrian and bicycle safety, accessibility, lighting, drainage, and public realm conditions while maintaining character.

Metrics:

- Historic and cultural resources preserved, rehabilitated, or adaptively reused.
- Housing units delivered, rehabilitated and stabilized along with socio-economic diversity increased.
- Infrastructure upgrades provide and state of good repair maintained.
- Neighborhood gathering places, plazas, trails, or community assets improved.
- Mobility choices expanded and safety improved.

Neighborhoods *(cont.)*

Established Neighborhood

Residential areas characterized by common housing types and neighborhood designs that house most Santa Fe residents and support daily life throughout the city.

Form:

- Predominantly residential neighborhoods beyond the historic core that house much of Santa Fe's population.
- Mass-produced, planned, contemporary, and some incremental residential patterns with mostly single family housing, including standalone neighborhoods of attached and multifamily housing.
- Schools, parks, religious institutions, local services, and community facilities that serve as neighborhood anchors.
- Larger blocks and wider streets than older legacy areas, with varying levels of sidewalk, bicycle, and transit connectivity.
- Mature utility networks, local streets, parks, and every day public infrastructure that require ongoing reinvestment.

Function:

- Provide stable housing for most Santa Fe residents across incomes, ages, and household types.
- Support daily life through proximity to parks, schools, services, local destinations, and community facilities.
- Maintain neighborhood stability while allowing reinvestment and modest change over time, along with transformative improvements in strategic, supportive locations.
- Connect residents to employment centers, major corridors, community places, and open space systems.
- Strengthen quality of life by improving access, safety, amenities, and neighborhood services.

Investment Priorities:

- Maintain and upgrade aging streets, sidewalks, utilities, drainage, lighting, and neighborhood infrastructure.
- Improve sidewalks, crossings, bicycle connections, and safe routes to schools, parks, and transit, while addressing automobile needs.
- Reinvest in parks, recreation amenities, community facilities, and neighborhood gathering places.
- Support housing repair, modernization, accessibility improvements, and context-sensitive additions.
- Fill gaps in nearby services, food access, recreation, and community-serving uses where neighborhoods are underserved.

Metrics:

- Walking, cycling, safety and vital traffic improvements.
- Condition of neighborhood streets, sidewalks, utilities, and stormwater infrastructure.
- Housing quality, rehabilitation activity, and long-term occupancy, along with new housing unit production as light infill or new, small neighborhoods.
- Park, recreation, and community facility improvements.
- Services and amenities increased, particularly where deficits exist.

Neighborhoods *(cont.)*

Emerging Neighborhood

Newer or evolving residential areas that provide a range of housing choices and neighborhood amenities to meet changing needs and opportunities.

Form:

- Newer, evolving, or partially built-out residential areas where growth is still shaping neighborhood identity and may introduce new design forms.
- Larger development sites, vacant parcels, and underutilized land that can support more complete neighborhood patterns.
- A mix of housing types, including opportunities for attainable, affordable, and mixed-income housing.
- Expanding parks, trails, schools, community facilities, and neighborhood-serving amenities as focal points.
- Areas where street networks, sidewalks, trails, transit access, and public spaces may still be incomplete but are planned and designed to be much more holistic in design and substantially connected.

Function:

- Accommodate future population growth in places that can become complete and connected.
- Expand housing choices for all socio-economic cohorts while reducing pressure for growth into surrounding and distant communities.
- Provide space for new neighborhood amenities, services, parks, and community gathering places that are either public or private.
- Improve access to jobs, education, recreation, transit, and daily needs as neighborhoods grow.
- Establish new patterns of community identity, belonging, and long-term neighborhood stability.

Investment Priorities:

- Support housing production that includes a mix of types, sizes, price points, and household needs.
- Invest in sidewalks, trails, transit access, and street connectivity before growth becomes disconnected.
- Deliver parks, school facility capacity, community facilities, and neighborhood-serving amenities alongside new development.
- Expand utility, drainage, broadband, and infrastructure capacity to support sustainable growth.
- Encourage mixed-use and neighborhood-serving development at appropriate locations to reduce car dependence.

Metrics:

- New housing production by type, affordability level, and location.
- Greater socio-economic diversity to strengthen resilience and vitality.
- Completion of sidewalks, trails, street connections, and transit-supportive infrastructure.
- Public facility and utility capacity relative to planned growth.
- Design variety and quality.

Destinations

Commerce Corridor

Major corridors that support citywide and regional travel, business activity, goods movement, and provide safe access to everyone to employment, retail, multifamily housing, and services.

Form:

- High-visibility corridors such as Cerrillos Road, Airport Road, and Saint Michaels Drive that support regional and citywide travel.
- Large retail centers, commercial frontages, office, service uses, and regional destinations.
- Surface parking, wide roadways, large parcels, and aging commercial properties with major redevelopment potential.
- Multifamily housing and mixed-use opportunities near jobs, services, transit, and transportation infrastructure.
- Gateways and high-traffic locations that strongly shape how residents, workers, and visitors experience Santa Fe.

Function:

- Serve as Santa Fe's primary corridors for commerce, employment, services, regional access, and goods movement.
- Concentrate jobs, shopping, housing, services, and civic access in locations that already carry major travel demand.
- Support redevelopment and infill in support of economic development and beautification.
- Improve access to opportunity by linking housing, employment, education, healthcare, retail, and transportation.
- Beautify and better organize auto-oriented commercial patterns into more attractive, productive and higher functioning places.

Investment Priorities:

- Redevelop aging and underutilized commercial properties into mixed-use, employment, housing, or service destinations.
- Improve transit service, stops, frequency, crossings, and first/last-mile connections along major corridors.
- Upgrade sidewalks, crossings, lighting, shade, streetscape, stormwater, and public realm conditions.
- Modernize utilities, drainage, broadband, and transportation infrastructure to support higher-intensity reinvestment.
- Strengthen corridor gateways, signage, landscaping, and design quality to improve Santa Fe's image and function.

Metrics:

- Commercial vacancy reduction and redevelopment activity.
- Multifamily units added.
- Sales and transit occupancy tax revenue generated.
- Transit ridership, service frequency, and stop accessibility.
- Pedestrian, bicycle, transit, and traffic safety outcomes.

Destinations *(cont.)*

Community Hub

Community-serving destinations that encourage a creative mix of housing, services, employment, institutions, and gathering spaces while reflecting the distinctive character of surrounding neighborhoods or becoming distinctive destinations themselves.

Form:

- Neighborhood-serving corridors that connect residential areas to daily destinations and local activity.
- Smaller-scale commercial, service, civic, and mixed-use frontages coordinated with attached and small lot housing.
- Shops, restaurants, schools, parks, community facilities, and local services within shorter trip distances.
- Streets that can support walking, biking, driving, transit, and local business access in a low-stress manner.
- More frequent intersections, access points, and destinations that create a finer-grained mobility and activity network.

Function:

- Connect neighborhoods to daily needs, services, schools, parks, food access, and community destinations.
- Support neighborhood-serving businesses, services, and housing choices in locations close to residents.
- Reduce the need for longer vehicle trips by bringing routine destinations closer to home.
- Create active, welcoming corridors that strengthen neighborhood identity and everyday community life.
- Improve mobility choices by making short trips safer and more comfortable for walking, biking, transit, and driving.

Investment Priorities:

- Improve sidewalks, crossings, curb ramps, lighting, shade, and safety at neighborhood-scale intersections.
- Add or improve bicycle facilities, low-stress routes, and connections to nearby trails and transit.
- Support small businesses, local services, social activities, and community-serving uses.
- Encourage housing that is different than adjacent neighborhoods, yet finely scaled and mixed-use development near daily destinations.
- Invest in streetscape, placemaking, drainage, and public realm improvements that make corridors feel like community places.

Metrics:

- Small, new housing neighborhoods developed.
- Sidewalk completeness, crossing quality, and bicycle connectivity and improved safety.
- Local business occupancy and neighborhood-serving commercial activity.
- Rate of short trips made by walking, biking, or transit.
- Organized social and civic engagement activities undertaken.

Districts

Heritage and Tourism District

Areas where history, design, culture, civic life, hospitality, and visitor activity are concentrated and managed to sustain Santa Fe's tourism economy and distinctive character.

Form:

- Plaza-anchored civic and cultural places, including historic buildings, public spaces, landmarks, and visitor destinations.
- Walkable streets, plazas, courtyards, narrow rights-of-way, and public spaces that support gathering and exploration.
- Clusters of Spanish-Pueblo, Territorial, Indigenous, Santa Fe Style and other cultural architectural influences.
- Museums, churches, civic buildings, historic districts, hotels, restaurants, shops, and cultural institutions.
- Visitor-oriented places integrated with everyday civic life, public ceremonies, events, and community traditions.

Function:

- Sustain Santa Fe's role as a nationally and internationally recognized heritage and visitor destination.
- Preserve and interpret cultural, architectural, archaeological, civic, and historic resources.
- Support tourism, hospitality, local business, arts, culture, and civic identity while remaining connected to and valued by local residents.
- Host public life, ceremonies, community events, festivals, and cultural exchange.
- Connect residents and visitors to Santa Fe's layered histories and distinctive sense of place.

Investment Priorities:

- Preserve, rehabilitate, and adaptively reuse historic buildings, landmarks, civic spaces, and cultural assets.
- Improve pedestrian circulation, accessibility, wayfinding, visitor orientation, and connections between key destinations.
- Invest in public spaces, plazas, streetscapes, lighting, seating, shade, and event-supporting infrastructure.
- Support heritage interpretation that reflects Indigenous, Spanish, Mexican, Territorial, Anglo-American, and contemporary histories.
- Balance visitor-serving activity with local-serving uses, housing, civic function, and quality of life to increase vitality.

Metrics:

- Historic and cultural resources preserved, rehabilitated, or interpreted.
- Visitor activity, visitor spending, and tourism-related employment.
- Housing supply for local residents, workers and younger socio-economic cohorts.
- Public space utilization and event activity.
- Ratio of local-serving and visitor-serving businesses.

Districts *(cont.)*

Arts and Culture District

Places that support creative producers, cultural expression, galleries, performance spaces, events, and the everyday presence of arts in community life.

Form:

- Galleries, studios, museums, performance spaces, cultural venues, maker spaces, and creative workspaces.
- Cultural clusters such as Canyon Road, the Railyard, museum areas, and other arts-focused destinations.
- Murals, public art, plazas, event spaces, markets, and activated streets that support creative expression.
- Mixed-use environments where cultural production, exhibition, retail, dining, housing, and public life overlap.
- Adaptive reuse of historic, industrial, civic, or commercial buildings for creative and cultural purposes.

Function:

- Sustain Santa Fe's role as a UNESCO Creative City and nationally recognized arts destination.
- Support artists, performers, makers, cultural organizations, galleries, creative entrepreneurs, and cultural institutions.
- Expand access to arts and cultural participation for both residents and visitors.
- Strengthen the creative economy as a foundation of Santa Fe's identity and prosperity.
- Encourage emerging forms of creative production, including film, immersive arts, digital media, and innovation-related arts.

Investment Priorities:

- Support affordable and flexible spaces for artists, makers, cultural organizations, and creative businesses.
- Invest in public art, cultural programming, performance spaces, markets, and event infrastructure.
- Support adaptive reuse of buildings for studios, galleries, classrooms, workshops, and cultural venues.
- Improve connections between arts districts, transit, trails, lodging, restaurants, and community destinations.
- Broaden participation in arts and culture across neighborhoods, ages, incomes, and cultural traditions.

Metrics:

- Number and diversity of cultural events, programs, markets, performances, and exhibitions.
- Availability and affordability of artist, maker, studio, and cultural organization space.
- Creative-sector employment and business growth.
- Resident participation in arts and cultural activities.
- Public art installations, cultural venues, and activated public spaces.

Districts *(cont.)*

Family and Wellness District

Areas that concentrate services, educational campuses, regional community centers, health, and family-supporting amenities that strengthen quality of life across generations.

Form:

- Clusters of schools, health facilities, recreation centers, libraries, parks, senior centers, youth services, or community facilities.
- Large civic, educational, recreational, and health-supporting campuses that serve citywide or regional needs.
- Public spaces, athletic fields, indoor recreation facilities, playgrounds, gathering places, and family-supporting amenities.
- Locations where community services are concentrated or can be better connected to surrounding neighborhoods.
- Facilities that require safe access by walking, biking, transit, paratransit, school travel, and family vehicle trips.

Function:

- Support health, wellness, recreation, education, lifelong learning, and family stability.
- Serve children, youth, older adults, families, caregivers, and residents with specialized service needs.
- Strengthen access to community facilities in areas where services are limited or unevenly distributed.
- Provide places where residents build social connections, receive support, and participate in community life.
- Link health, education, recreation, social services, and mobility as part of community wellbeing.

Investment Priorities:

- Expand and modernize community centers, libraries, recreation facilities, senior services, and youth-serving spaces.
- Increase healthcare service offerings.
- Address service gaps in underserved areas through facilities, partnerships, programming, and transportation access.
- Invest in recreation amenities, shade, accessibility, indoor/outdoor activity spaces, and all-ages programming.
- Coordinate health, education, social service, recreation, and transportation investments to serve residents efficiently.

Metrics:

- Residents within walking, biking, transit, or short driving distance of community facilities and recreation amenities.
- Utilization of libraries, recreation centers, senior centers, youth services, and community centers.
- Access to health, wellness, childcare, family support, and educational services.
- Shopping, services and entertainment oriented toward families.
- Park, recreation, and wellness participation across ages and neighborhoods.

Economic Engines

Makers and Services Engine

Employment areas that support local business growth, entrepreneurship, creative production, trades, services, government services and innovation.

Form:

- Employment areas with offices, government services, professional services, education, innovation, and local business activity.
- Flexible commercial buildings, workspaces, small-scale production spaces, studios, labs, and service-oriented environments.
- Government, institutional, professional, and education-related employment hubs tied to Santa Fe's role as the state capital.
- Sites that can accommodate entrepreneurship, public sector employment, creative production, and innovation-oriented work.
- Locations near corridors, transit, and redevelopment areas that can support business growth and workforce access.

Function:

- Support Santa Fe's service economy, government services, professional employment, entrepreneurship, and innovation.
- Connect state government, local businesses, education, creative industries, and workforce development.
- Diversify the economy beyond tourism while reinforcing Santa Fe's cultural and civic strengths.
- Provide accessible employment opportunities for residents across skill levels and career stages.
- Support emerging businesses, makers, trades, services, and innovation linked to regional assets such as LANL and higher education.

Investment Priorities:

- Expand flexible, affordable, and adaptable workspace for small businesses, entrepreneurs, makers, and service providers.
- Improve broadband, technology infrastructure, utilities, and workspace readiness for innovation and business growth.
- Support workforce development partnerships with schools, colleges, employers, public agencies, and training providers.
- Strengthen access to employment areas by transit, walking, biking, and regional transportation systems.
- Encourage adaptive reuse, reinvestment and conditionally compatibility housing in employment areas that can support government services, services, and innovation.

Metrics:

- Employment growth in services, government services, professional sectors, entrepreneurship, and creative industries.
- Small business formation, retention, and occupancy.
- Availability of flexible workspace, maker space, office space, and business-supporting infrastructure.
- Workforce participation, training completion, and access to employment.
- Share of jobs accessible by transit, walking, biking, short vehicle trips or pooled regional mobility.

Economic Engines *(cont.)*

Production and Logistics Engine

Areas suited for large employment, innovation, production, fabrication, warehousing, distribution, utilities, and essential operational functions that support the city and region.

Form:

- Industrial, fabrication, warehousing, logistics, utilities, and service areas that support essential city and regional operations.
- Larger parcels, freight-accessible sites, service yards, production buildings, and operational facilities.
- Employment areas primarily located in the south and west, including areas such as Siler Road and other industrial/service districts.
- Locations suited to fabrication, distribution, repair, storage, infrastructure, and business-to-business activity.
- Development patterns that require access, buffering, utilities, freight movement, and compatibility with nearby neighborhoods.

Function:

- Support Santa Fe's industrial, fabrication, logistics, utility, and essential service functions.
- Provide employment opportunities in trades, production, operations, repair, distribution, and infrastructure-related sectors.
- Maintain the land base needed for city operations, local industry, services, and regional economic resilience.
- Support business activity that cannot easily locate in mixed-use, historic, or neighborhood settings.
- Provide space for innovation-linked production, fabrication, and applied technology where appropriate.

Investment Priorities:

- Protect and modernize industrial, production, logistics, and service lands from incompatible displacement but consider conditionally-compatible housing.
- Improve freight access, truck circulation, utilities, drainage, broadband, and site readiness.
- Support workforce training and career pathways in trades, production, logistics, utilities, and operations.
- Improve environmental performance, stormwater management, screening, buffering, and transitions to adjacent uses.
- Enable redevelopment or modernization of older industrial sites while preserving essential employment capacity.

Metrics:

- Industrial, fabrication, logistics, and service employment retention and growth.
- Occupancy and reuse of industrial and employment lands.
- Utility, freight, and site infrastructure capacity.
- Workforce training participation and placement in trades, production, and logistics.
- Industrial land retained for essential operations and employment uses.

Landscapes

Living Link Landscape

Connected open spaces, trails, arroyos, and natural corridors that support active travel, ecological needs, climate resilience, and access to the outdoors.

Form:

- Santa Fe River corridor, acequias, arroyos, trails, parks, and open space corridors that connect across the city.
- Multi-use paths, trail segments, drainageways, riparian areas, park edges, and naturalized corridors.
- Linear landscapes that combine environmental function, recreation, active travel, and community access.
- Places where urban development meets water, stormwater, habitat, trails, and open space systems.
- Connected public landscapes linking neighborhoods to parks, schools, community places, and natural areas.

Function:

- Connect people to nature through walking, biking, rolling, recreation, and everyday outdoor access.
- Support ecological health, habitat movement, stormwater management, shade, and climate resilience.
- Link parks, neighborhoods, schools, cultural destinations, open spaces, arroyos, and river corridors.
- Celebrate Santa Fe's relationship with water, acequias, arroyos, trails, and the high-desert landscape.
- Provide active transportation routes that supplement the street network and improve access to community destinations.

Investment Priorities:

- Complete gaps in the Santa Fe River Trail, Rail Trail, arroyo trails, acequia paths, and neighborhood trail connections.
- Restore arroyos, riparian corridors, drainageways, and degraded natural systems.
- Integrate stormwater management, green infrastructure, shade, native planting, and erosion control.
- Improve trail access, safety, signage, accessibility, lighting where appropriate, and connections to parks and transit.
- Expand stewardship partnerships for maintenance, habitat restoration, trail care, and community programming.

Metrics:

- Length of connected trails, pathways, and arroyo/river corridor access completed.
- Residents within walking or biking distance of trails, parks, and open space corridors.
- Habitat quality, riparian restoration, and arroyo stabilization outcomes.
- Stormwater capture, infiltration, or runoff reduction from landscape improvements.
- Trail use, recreation participation, and active transportation connections.

Landscapes *(cont.)*

Conservation Vista Landscape

Landscape areas defined by natural beauty, viewsheds, habitat preservation, natural slopes, and environmental value where conservation, stewardship, low-impact access and hazard mitigation are emphasized.

Form:

- Scenic viewsheds, escarpments, ridgelines, foothills, slopes, open space, habitat areas, and conservation lands.
- High-desert landscapes with piñon juniper, grasslands, semi-arid vegetation, mountain views, arroyos, and natural drainage patterns.
- Rural and edge landscapes that define Santa Fe's visual identity and transition to surrounding county lands.
- Large, connected landscapes that maintain ecological function, visual continuity, habitat connectivity, and a sense of openness across the city and region.
- Landscape areas defined by natural constraints and hazards, including steep slopes, wildfire-prone areas, floodways, erosion-prone lands, and other environmental conditions that influence future development patterns.

Function:

- Preserve the landscapes, views, ecological systems, and natural edges that define Santa Fe's setting.
- Protect habitat, wildlife movement, slopes, arroyos, open space, and sensitive environmental resources.
- Maintain visual connections to the Sangre de Cristo Mountains, Jemez Mountains, escarpments, and high-desert landscape.
- Support low-impact recreation, stewardship, education, and access to nature where appropriate.
- Guide growth away from areas where natural conditions, infrastructure limitations, or landscape values require restraint.

Investment Priorities:

- Protect viewsheds, escarpments, slopes, habitat areas, open space, and sensitive natural landscapes.
- Expand conservation, stewardship, restoration, and land management partnerships.
- Invest in low-impact trails, access points, interpretation, and outdoor education where appropriate.
- Manage wildfire, erosion, stormwater, habitat, and climate risks through landscape-based strategies.
- Coordinate City, County, nonprofit, and regional conservation actions at urban/rural edges.

Metrics:

- Acres of land conserved, restored, or managed for habitat, viewshed, or open space value.
- Viewshed, slope, escarpment, and habitat protection outcomes.
- Wildlife corridor continuity and habitat condition.
- Low-impact recreation access and trail stewardship activity.
- Development avoided or redirected from sensitive landscape areas.



Empowering Our Future

Santa Fe Forward

Get Involved!

Attend Events

Community Conversations and Tabling Events

Join informal gatherings hosted by local organizations or look for Santa Fe Forward at neighborhood events around Santa Fe.

Engage Online

Visit SantaFeForward.org/Get-Involved

Follow the project, interact with your neighbors, and make your voice heard on a range of planning topics.

Stay Updated

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