

Town Council Planning Commission

February 23, 2021



URBAN DESIGN IN DOWNTOWN AREAS



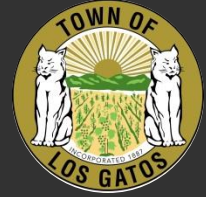
WHAT MAKES A PLACE?



- PROFILE



WHAT MAKES A PLACE?



- **STREET LEVEL**
 - Right of Way
 - Building walls
 - Storefronts



WHAT MAKES A PLACE?



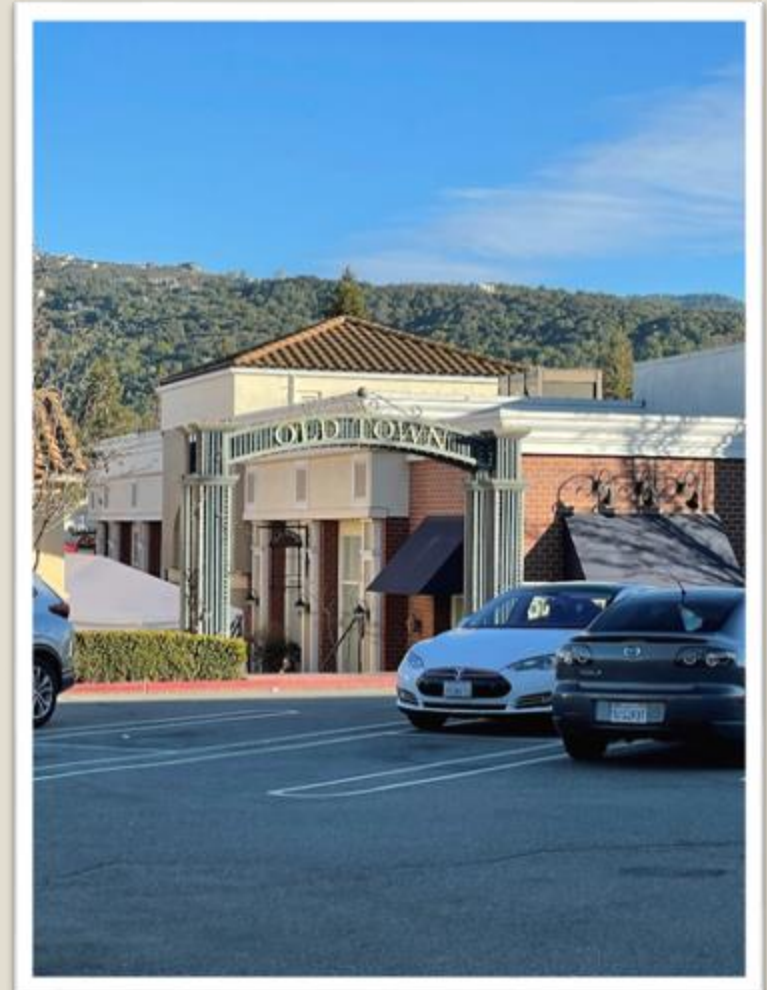
- ENTRY LEVEL



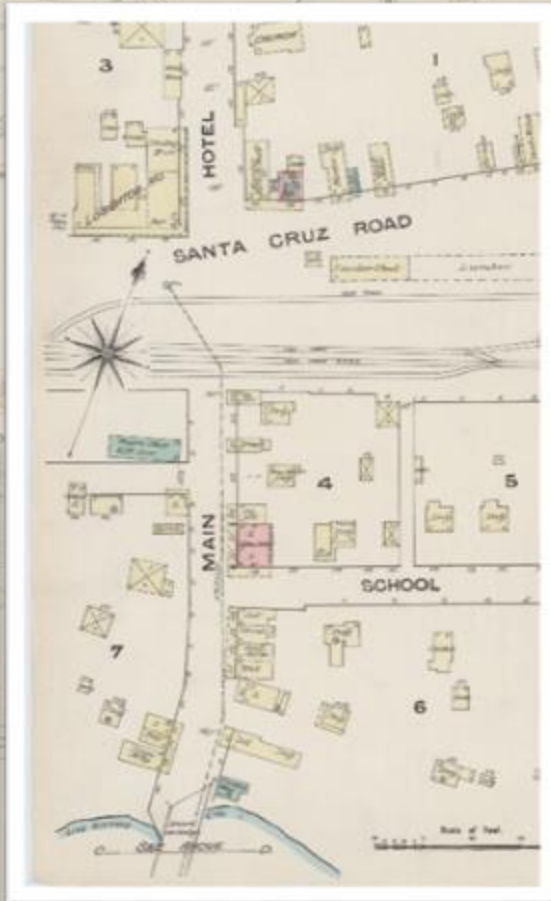
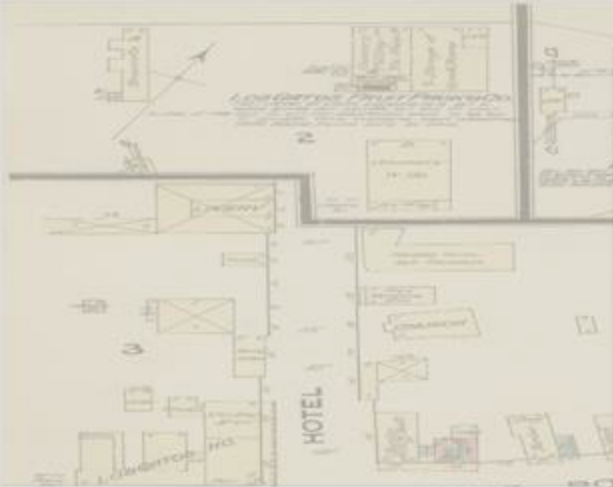
WHAT MAKES A PLACE?



- OPPORTUNITIES



DEVELOPMENT PATTERNS



DEVELOPMENT PATTERNS



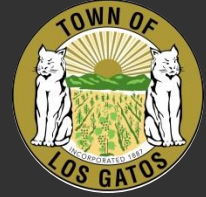
DEVELOPMENT PATTERNS



- INFILL
- PLAZAS
- THINKING AHEAD

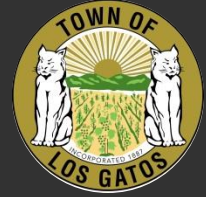


OUTDOOR CAFES



- OPEN AIR ACTIVITY
- PRIVATE
- LONG TERM





SIDEWALK CAFES

- PRIVATE FRONTAGE
- SHORT or LONG TERM



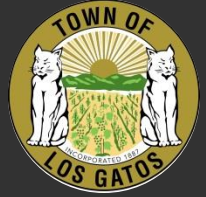
PARKLETS



- ACTIVATE PUBLIC REALM
- DEFINED
- SHORT or LONG TERM



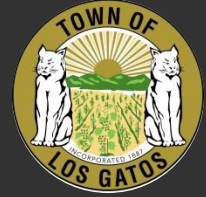
PARKLETS



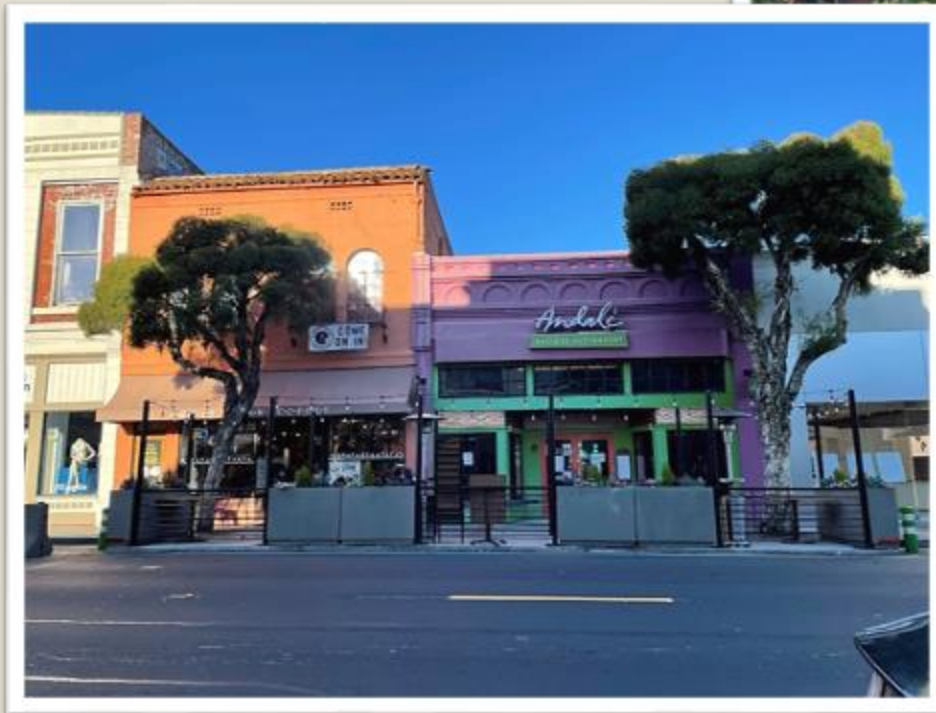
- GRADE CHANGES
- COVERS
- TEMPORARY



PARKLETS



- NEUTRAL ENGINEERED EDGE
- ACCESSIBLE PLATFORM



PARKLETS



- COLORFUL UMBRELLA ACCENTS
- ADJUSTABLE



PARKLETS



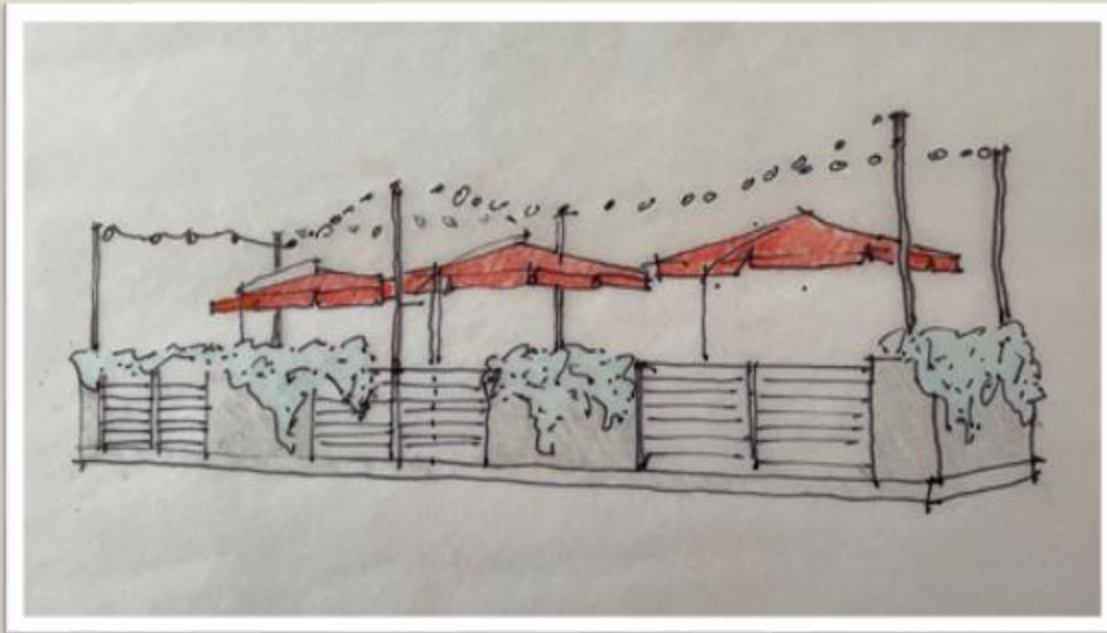
- OPEN – LIGHTING - FRAME



PARKLETS



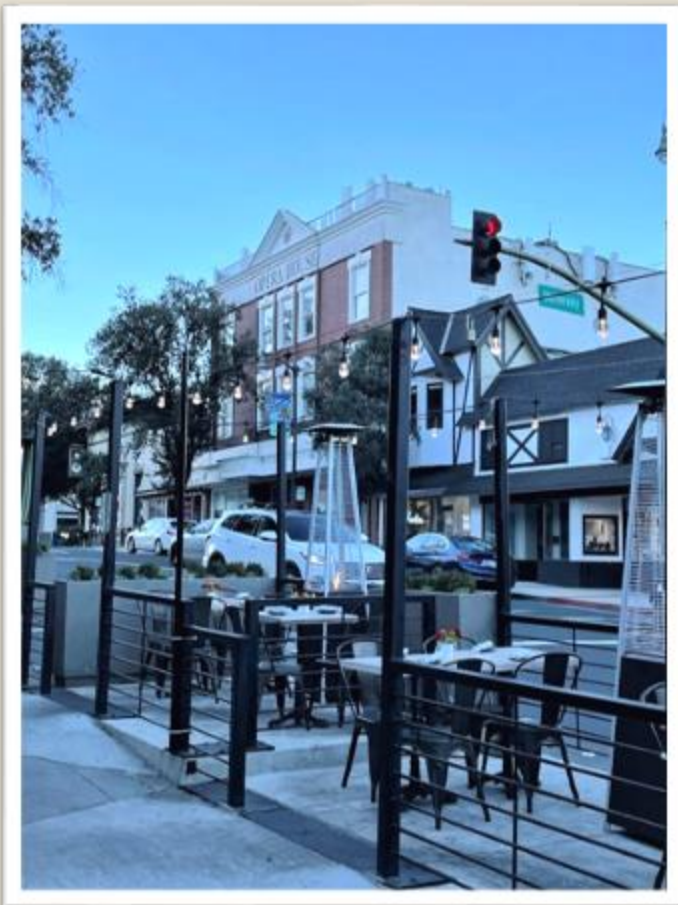
- NEUTRAL ENGINEERED BASE
- FLEXIBLE SUNSHADES



PARKLETS



■ LIGHTING THE STREET



PARKLET DESIGNS



- RETAIN CHARACTER
- CREATE VIBRANT OUTDOOR SPACES
- ENHANCE STOREFRONTS

