The Prince Frederick Town Center Master Plan

Overview of the Charrette Process
Outline

• What is a Charrette?

• Who is the Recommended Consultant?

• What Will the Charrette Produce?

• Next Steps
What Is A Charrette?

- Multi-day design process for land development
- Includes:
  - design workshops
  - public visioning
  - Stakeholder interviews
What Is A Charrette?

Who Are the Stakeholders?
- Elected officials
- Planning Commission
- County Staff
- State Agency representatives
- Local institutional leadership (school board, police/ fire, boards, etc.)
What Is A Charrette?

- Intense, fast-paced
- Inclusive public participation
- Has become the national professional planning and design method for land development
<table>
<thead>
<tr>
<th>Time</th>
<th>Day 1</th>
<th>Day 2</th>
<th>Day 3</th>
<th>Day 4</th>
<th>Day 5</th>
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<td>Alternative Designs, Synthesis and Final Production</td>
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Typical Daily Schedule: Day 1

Walk the Site

(Team, Staff, Stakeholders)
Typical Daily Schedule: Day 1

Stakeholder Interviews

- Commissioners
- Staff
- Institutions
- State Agencies
Typical Daily Schedule: Day 1

1st Public Meeting
Typical charrette process: Day 2-4

Continuous Field Research

- Team
- Staff
Typical charrette process: Day 2-4

Charrette Work Sessions (open to the public)
Typical charrette process: Day 2-4

Charrette Work Sessions
Typical charrette process: Day 2-4

Pin-up Review with stakeholders and the public
Typical charrette process: Day 2-4

Continuous Input - from stakeholders and public
Typical Charrette Process: Final Day

Intense Final Production
Typical Charrette Process: Final Day

Final Products:
Ready for Public Review
Typical Charrette Process: Final Presentation
Who Is The Recommended Consultant?
The Lawrence Group

• Architecture/ design/ real estate

• Offices in St. Louis, New York, Charlotte

• Specialized division in planning/ zoning

• Uses only the Charrette process
Craig Lewis, Principal

- AICP, CNU-A, LEED, ULI
- Managing Principal
- Municipal ordinances, neighborhood and master plans

Private development design for creating infill and traditional neighborhoods
Sarah Lewis, Fuss & O’Neil

• AIA, LEED- AP, CNU-A
• Teacher at National Charrette Institute
• National Board member, CNU
• Architect and Planner, focus on zoning ordinances

Help translate vision/ design into zoning
What Will The Charrette Produce?
Charrette Products

• Specific site designs for the school site and surrounding lands

• Policy recommendations for the Town Center Master Plan

• Recommended zoning language for the Town Center

• Draft Design Guideline images and language
Charrette Products

All designs, recommendations, and draft language available to be considered for inclusion in master plan and zoning ordinance
Next Steps

• Finalize consultant contract
• Planning sessions with consultant
• Educational forums –
  *(The Elements of Town Center design and development)*
• Confirm location/ logistics
• Charrette date – late May or early June?
Q & A