

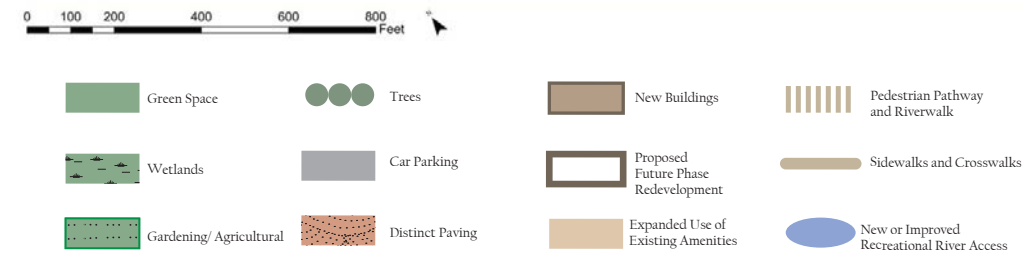
**Design Principle:**

Develop a pedestrian oriented village core that reflects the scale and detail of a traditional “main street” and downtown business district.

- Consistent street frontage established by buildings or landscape elements
- Interesting and detailed features that capture interest of people on foot – signage, seasonal planting, large and interesting store windows, interesting building facades
- Mix of shops, businesses and activities within easy walk distance
- Continuous sidewalks and walking routes
- Destinations – parks, museum, exhibits
- Amenities for pedestrian comfort – places to sit in sun and shade, street trees, pedestrian scale lighting
- Safe street crossings
- A central village green that is comfortable for individuals and small groups but accommodates larger gatherings



- Green Space** Maximize public green space as a way to strengthen the public realm
- Wetlands** Constructed wetlands serve a variety of functions
- Gardening/ Agricultural** Urban agricultural practices such as community gardens, urban farms, orchards,
- Trees** Trees provide needed shade from the sun, beautify the landscape and the streets
- Car Parking** In a pedestrian oriented environment it is preferable to locate parking lots mid-block or behind buildings
- Distinct Paving** Distinct and attractive paving will improve the pedestrian experience and strengthen the character of the downtown
- New Buildings** New buildings should improve the quality of the downtown area, provide a continuous and pedestrian friendly facade
- Proposed Future Phase Redevelopment** Future development that will bring attractive mixed use buildings back up to the edge of the street
- Expanded Use of Existing Amenities** To serve a wider variety of needs, purposes, and users is a wise path toward revitalization.
- Pedestrian Pathway and Riverwalk** The riverwalk will become an attraction and create a stronger connection between the village and its major water feature.
- Sidewalks and Crosswalks** Providing improved connections, more direct routes, safer places to walk and cross car traffic
- New or Improved Recreational River Access** Improve upon existing and create new opportunities for recreational use and access to the river.



Shown above are three of a series of analysis diagrams developed to illustrate the opportunities and constraints for creating a pedestrian oriented village core. For the full set of diagrams see the Vision Planning project notebook.

There are many different ways to apply the design principles to achieve the goals of the Vision Plan for the downtown core. This scenario illustrates a number of short and long range strategies to improve the downtown as a pedestrian oriented shopping, business and residential zone.

**Oxford Design Principles: Pedestrian Oriented Village Core**



- A** Create a small scale welcome or visitor center on the ground floor street level of Town/Village hall
- B** Turn the vacant/parking lot next to the Town/Village hall into a pocket park with a through pedestrian way to the mid-block parking lot behind the buildings.
- C** Redesign Lafayette Park by widening the green space on either side by removing the angled parking which is currently along the parks edges.
- D** Develop new buildings where the condemned Sullivan Building and the adjacent single family home are along Route 12 next to the Town/ Village Hall.
- E** Phase in future redevelopment of structures along the southern portion of Route 12 adjacent to the river that will create a pedestrian oriented streetscape and continuous facades.
- F** The existing Lewis Building can be re-used as an establishment that caters to recreation and outdoor activities and takes advantage of its proximity to the river.
- G** These new mixed use buildings should be built in accordance with similar standards as the other proposed buildings. They will greatly improve the character of the downtown by replacing parking lots with attractive facades that create a sense of enclosure.
- H** If renovated and rehabbed the old Briggs Lumber building could become an ideal place for artist residences and studios with gallery/event space on the first floor.
- I** Rowhouses which provide an attractive and continuous facade along Washington Ave. that will provide attractive living at a density that is appropriate for a downtown core.
- J** Several residential homes in this area are either vacant, underutilized or in disrepair. They are also either in within the business district or just adjacent to it.

- K** Use the existing library to incorporate some form of a new/used bookstore or book exchange/trade.
- L** Build an assisted living for the elderly population that is not served by the NYS Veteran's home. Locate the first structure(s) along Main St. in the vacant residential lot that is currently used for parking.
- M** Expand the current riverside park to cover the land between the gas station and the river. Create a pedestrian connection to Route 12 North of the Gas Station. Where the tributary enters the river at this point it would be appropriate to create a small wetland that would filter and purify the water from the tributary before it enters the river.
- N** An educational interactive forest and garden
- O** Create a park for teenagers that is adjacent to the high school and connects with the existing pedestrian pathway and is in close proximity to the downtown.
- P** The piece of land which is currently underutilized and vacant along Route 220/State St. is an ideal site to create a community garden and community gathering.
- Q** Constructing an environmental wetland on the currently unused recreational land and DEC Flood Control land will provide a number of benefits.
- R** Maintain the railroad tracks so that they may be used for walking and pedestrians without taking any action that would rule out the possibility of the railroad becoming active in the future.
- S** Use the vacant, underutilized, and dilapidated industrial and commercial buildings and land along the railroad tracks to create a center of activity and employment that would incorporate small-scale, local, sustainable, manufacturing, industry, or processing.
- T** Through future phased development expand upon the current affordable housing complex to create an affordable eco-village which would integrate green buildings for diverse residents.

## Downtown Scenario Plan Descriptions



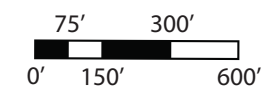
Principle: Create a stronger and positive visual and physical relationship with the Chenango River while acknowledging the challenges of flooding.

- Highlight and preserve views to the river
- Provide access for river related recreation including non-motorized watercraft and fishing, in the village and the countryside
- Encourage restaurants to have outdoor dining with river views
- Parks, open space and trails that encourage longer interaction with the river and river corridor
- Highlight historic relevance and use of river
- Commission a comprehensive river corridor study to understand the causes of the flooding and that provides options for flood mitigation and control (current and preventing future) while still allowing the desired visual and physical relationship with the river.

### River Corridor Recommendations

This conceptual plan illustrates strategies to strengthen the relationship with the Chenango River in the village core area. For analysis and recommendations along the entire river corridor within the Town see the Vision Plan Project Notebook.

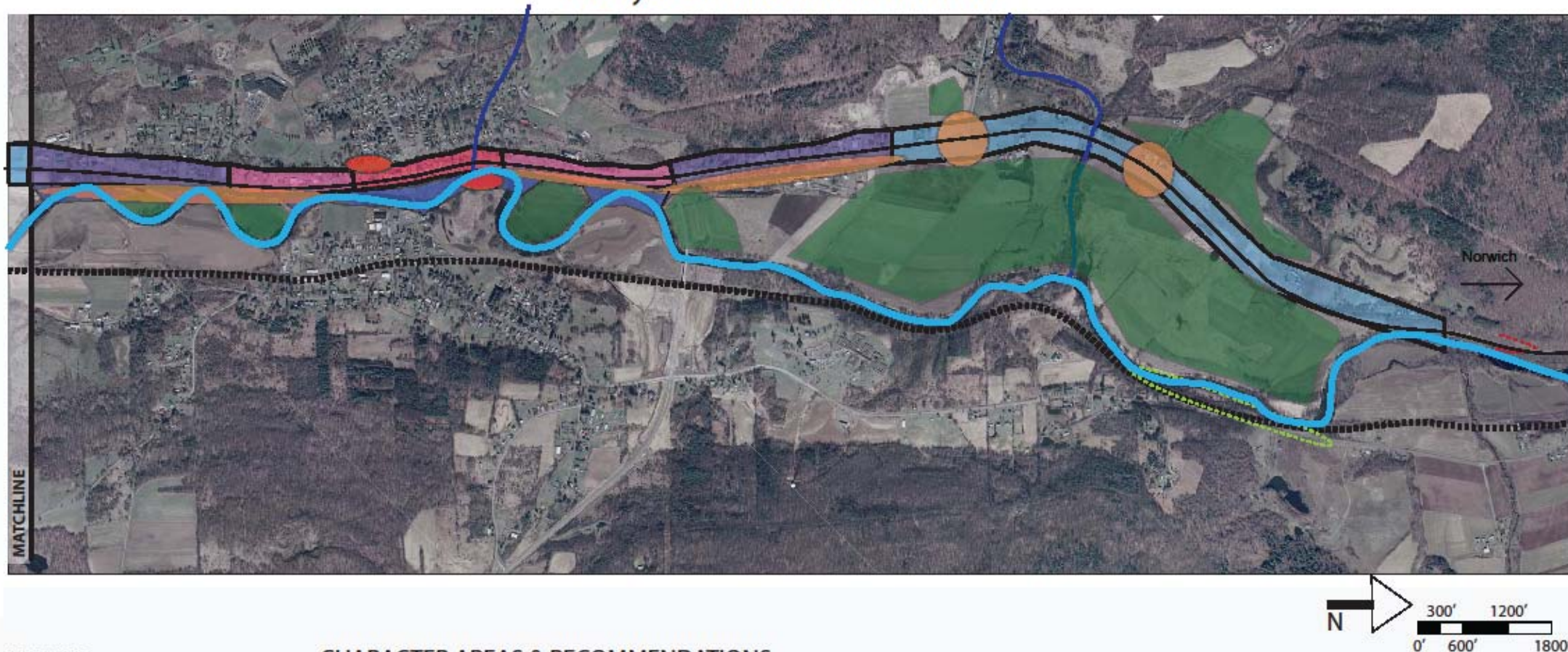
LEGEND					
	Existing sidewalks & Cross walks		Pedestrian Bridge		Recreational Access
	Proposed sidewalks		Proposed Cross walks		Viewing Access/ Seating
	Proposed Riverwalk		Existing paths		Parking Areas
			Proposed paths		Vehicular drive
			Green Space		



## Oxford Design Principles: Stronger relationship with the Chenango River



## Workshop 2: Route 12 Corridor Analysis and Recommendations



### LEGEND

- Route 12
- - - Railroad
- Chenango River
- Tributaries

### CHARACTER AREAS & RECOMMENDATIONS

- |  |  |
|--|--|
| VIEWS OF FARMLAND- Current Views of Farmland from Route 12   | ZONE A: DOWNTOWN VILLAGE CORE- The Core Area of Downtown Commercial Development; "The Village"                           |
| VIEWS OF RIVER- Current Views of River from Route 12   | ZONE B: VILLAGE TRANSITION AREA- Mixed-Use Transition Area between the Commercial Downtown and the Village limits        |
| VIEWS OF WILDLIFE- Current Views of wildlife from Route 12   | ZONE C: RURAL TRANSITION AREA- Transition area between the denser populated Village and the Rural Agricultural Landscape |
| SAFETY CONCERNS- Dangerous Intersections, Limited Pedestrian Access, High Probability of Pedestrian/Vehicular Collision    | ZONE D: RURAL AREA- Rural, Agricultural Landscape  |
| UNWANTED VIEWS-- Properties in disrepair, Strip Mall Type Development, Trash/Dumped Items that can be viewed from Route 12 |  |



Current Conditions View Looking North on Rt. 12



Pedestrian-oriented Improvements Looking North on Rt. 12

Principle: Encourage entry and arrival sequences along Route 12 and other main routes that highlight the views and rural landscape and then encourage drivers to slow down and stop in the village core

- Preserve the views and characteristics of the rural landscape that are recognized as valuable by the community
- Use the landscape to give visual cues that you are approaching the village and a different character, scale and speed
- Clearly delineate between countryside and village, and transition from vehicle orientation to pedestrian orientation.
- Enact site development standards that respect the valued visual and ecological characteristics
- Provide adequate but discretely located parking