

Londonderry Airport Area Design Charrette



What we have heard...

Protect Aquifer
& Wetlands

Provide a mix
of uses!

Some landowners don't
want to sell their land,
or see a change in use

Set the bar higher for
new development

Not a good place
for residential

Broaden the tax base

Provide bike
& pedestrian
access

Use the Eco-
Park as a model

Attract clean &
friendly facilities

Reduce truck
traffic on local
roads

We need a
vision!

Minimize
impacts to the
neighboring
properties

Set aside
open space

Retain local
workforce

We need a
connection to I-93









































SCHOOL BUS

515

BLUE BIRD

601731

LOUISIANA SCHOOL BUS

What we have heard...

Protect Aquifer
& Wetlands

Provide a mix
of uses!

Some landowners don't
want to sell their land,
or see a change in use

Set the bar higher for
new development

Not a good place
for residential

Broaden the tax base

Provide bike
& pedestrian
access

Use the Eco-
Park as a model

Attract clean &
friendly facilities

Reduce truck
traffic on local
roads

We need a
vision!

Minimize
impacts to the
neighboring
properties

Set aside
open space

Retain local
workforce

We need a
connection to I-93





Regional Map
Londonderry Design Charrette







gional Map
y Design Charrette













Approx
Charroas
Limit



Regional Map
Londonderry Design Charrette



































What we have heard...

Protect Aquifer
& Wetlands

Provide a mix
of uses!

Some landowners don't
want to sell their land,
or see a change in use

Set the bar higher for
new development

Not a good place
for residential

Broaden the tax base

Provide bike
& pedestrian
access

Use the Eco-
Park as a model

Attract clean &
friendly facilities

Reduce truck
traffic on local
roads

We need a
vision!

Minimize
impacts to the
neighboring
properties

Set aside
open space

Retain local
workforce

We need a
connection to I-93







10 lanes + 10 ft wide to type = +
[Diagram of a road cross-section with a central lane and side lanes]
ROUTING (HISTORIC ROAD TYPING)
EXISTS AND ARE!
TRAFFIC ↑
NORTH
EAST

I-93 (SOUTH TO NORTH) — 20 ft + 1 ft
IDEAL TO INTEGRATE SIDE, REGIONAL & LOCAL SCALE INTO CIRCULAR WAY
POCKET OF RESIDUE

→ THEN 10, 15, 20
STATUS of wildlife — NO
the Green corridor & integrated with
SNAKE
WALL NICE

Let's set the BAR MUSIC
WE HAVE THE COUNTRY &
HIGH OF A MET -
CREATE SPACE TO
WH MARCH 4

ISSUES

Base Maps
HOW DO WE ORGANIZE
THE SCENES?

ROADS

- How/where do we locate parking?
- Near / Away from Street
- Where connect to Jacobs R.
- Connect to Route 28
- Connect to Exit 5



















































TOWN OF LONDON







What we have heard...

Protect Aquifer
& Wetlands

Provide a mix
of uses!

Some landowners don't
want to sell their land,
or see a change in use

Set the bar higher for
new development

Not a good place
for residential

Broaden the tax base

Provide bike
& pedestrian
access

Use the Eco-
Park as a model

Attract clean &
friendly facilities

Reduce truck
traffic on local
roads

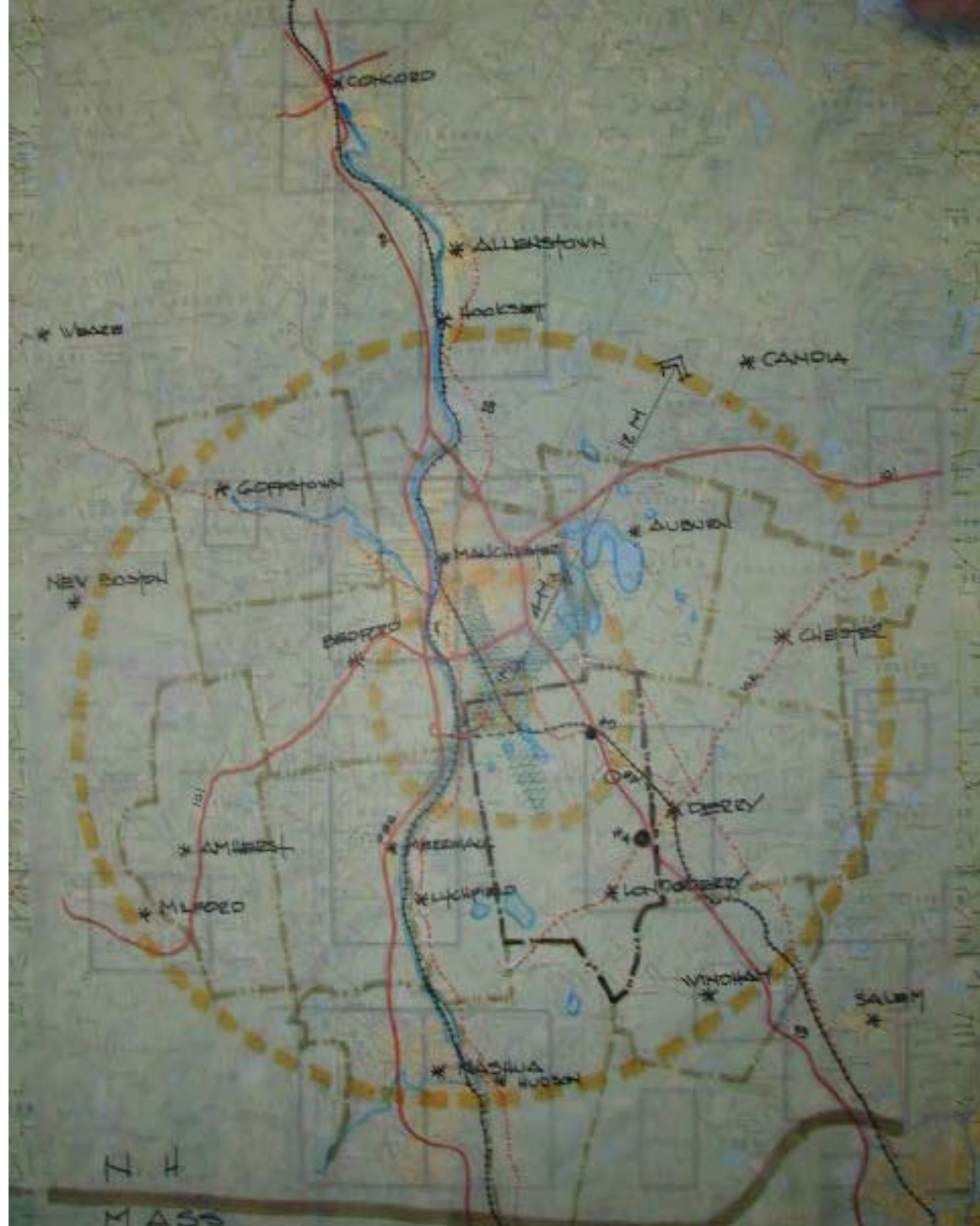
We need a
vision!

Minimize
impacts to the
neighboring
properties

Set aside
open space

Retain local
workforce

We need a
connection to I-93















LOCATION

MIXED USE
OFFICE/RETAIL

LARGE
CORPORATE OFFICE

LARGE MANUFACTURING

HOTEL & CONVENTION CTR.

RESIDENTIAL

FLEX-TECH

REMOTE PARKING





















Legend
Open Space
Low Density Residential
Medium Density Residential
High Density Residential
Commercial/Industrial

NORTH

CORPORATE CAMPUS
600,000 SF

EDUCATION
300,000 SF

RESIDENTIAL MIXED DENSITY
250 K

RETAIL/OFFICE
100,000 SF

RD VILLAGE

TRUST

KITTAWAK

TRUST

TRUST

TRUST



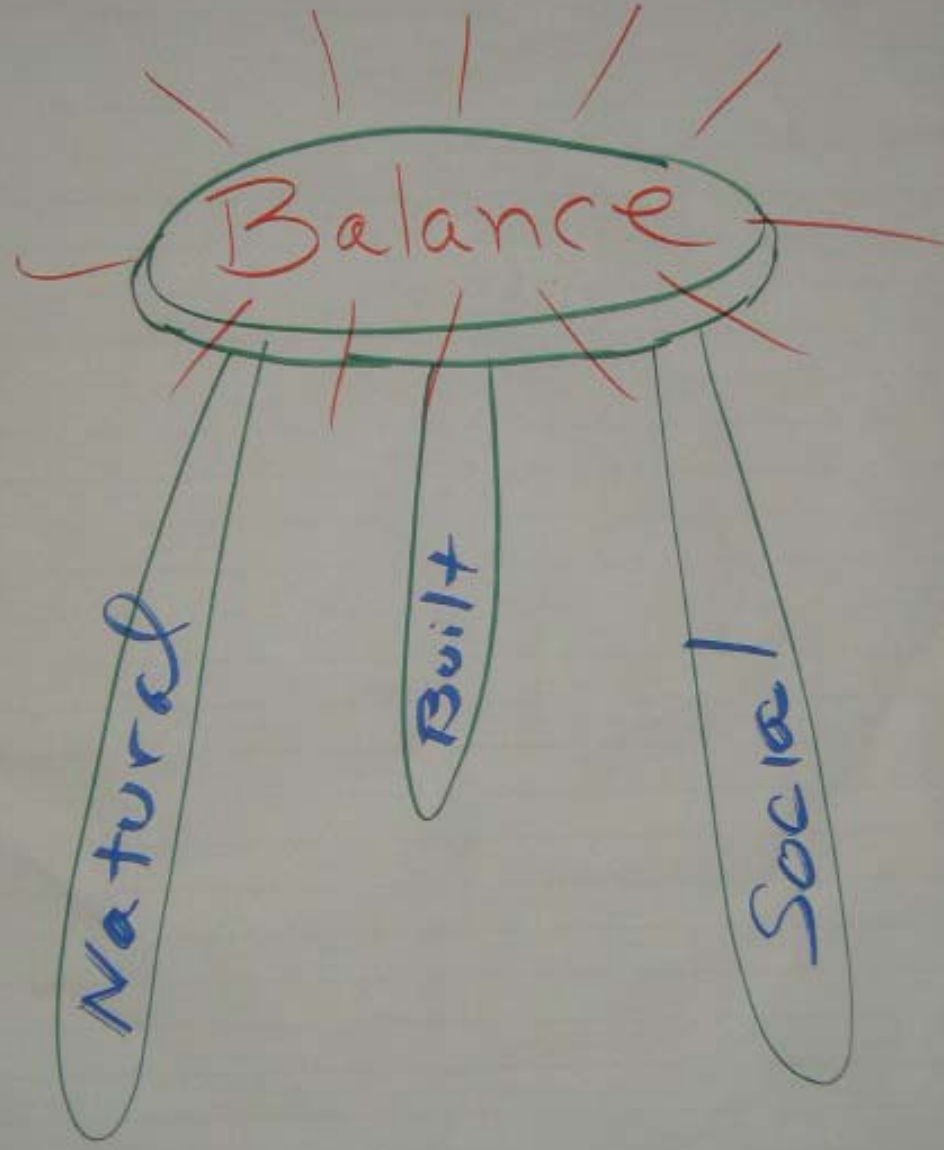


















Gordo
the

"GROOVE-MEISTER"





W of Harvey (cont.)

□ Zoning

□ Install / Improve existing

support activity site of

highway

□ Costs / Financing

Summary

East of Harvey

□ Site details ??

□ Forward "Typical"

□ Point of Manners Rd

from Manners Rd

□ Other

□ New

Other

□ Costs

KEY

Site Plan

Summary

Other

Other

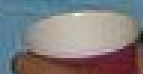
Summary

Other

Other

Typical

Other











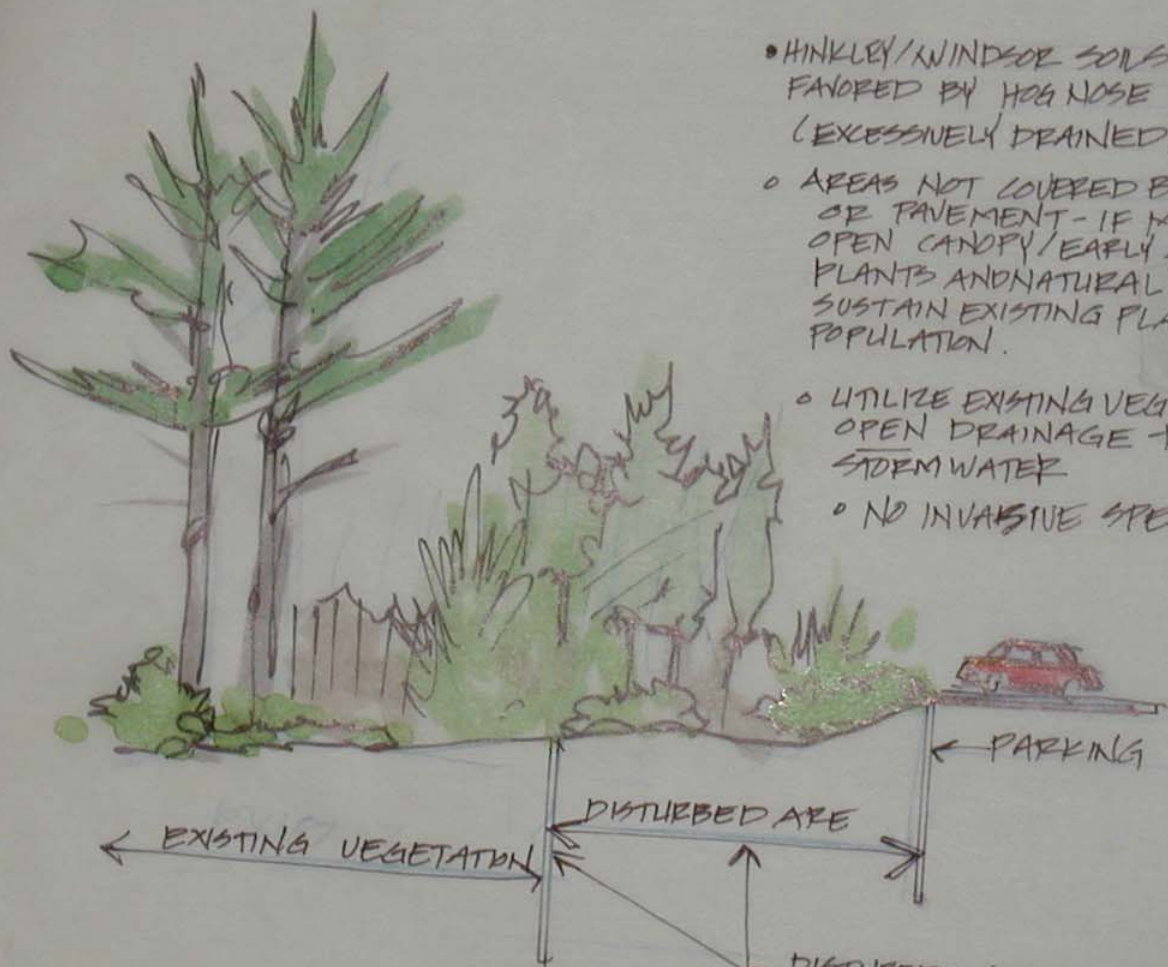




National
REFRIGERATION · SHEET METAL
HEATING · AIR CONDITIONING
WARREN, N.J.
MASTER TECH. CONF. AGENT 737-2000







- HINKLEY/WINDSOR SOILS ARE FAVORED BY HOG NOSE SNAKE (EXCESSIVELY DRAINED)

- AREAS NOT COVERED BY BUILDINGS OR PAVEMENT - IF MANAGED WITH OPEN CANOPY/EARLY SUCCESSION PLANTS AND NATURAL SOILS/VEG. SUSTAIN EXISTING PLANT/WILDLIFE POPULATION.

- UTILIZE EXISTING VEGETATION AND OPEN DRAINAGE TO MANAGE STORM WATER

- NO INVASIVE SPECIES

DISTURBED SIDE SLOPES SHALL BE ALLOWED TO NATURALLY VEGETATE TO SUSTAIN EXISTING LOCAL WILD LIFE AND PLANT POPULATION.



ENCOURAGE
MULTI-STORY
PLANTING



RECOMMENDATION

- WHEN POSSIBLE TRANSPLANT EXISTING VEGETATION FROM AREAS TO BE DEVELOPED
- SELECT NATIVE/INDIGENOUS PLANT MATERIAL
- HIGHLY DROUGHT TOLERANT AND HARDY
 - LOW/HIGH BUSH BLUE-BERRY
 - RED WHITE FINE

PLANTING RECOMMENDATIONS
TO SUSTAIN EXISTING WILDLIFE
AND PLANT POPULATIONS

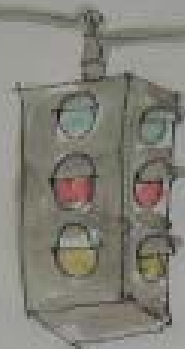


VIEW OF BOULEVARD









ORCHARD
+
GREENHOUSE



NEXT LEFT
←

- FRESH FARM PRODUCTS YEAR ROUND
- TOURS
- CRAFT ITEMS

- DAIRY
- FREE RANGE CHICKEN
- FRESH GARDEN PRODUCE
- EGGS





Sign
Historic Village
Center
Country Store

GREEN
BUMPS
DEVELOP
SMALL
HISTORIC
TOWN
CENTER
CHARACTER

What we have heard...

Protect Aquifer
& Wetlands

Provide a mix
of uses!

Some landowners don't
want to sell their land,
or see a change in use

Set the bar higher for
new development

Not a good place
for residential

Broaden the tax base

Provide bike
& pedestrian
access

Use the Eco-
Park as a model

Attract clean &
friendly facilities

Reduce truck
traffic on local
roads

We need a
vision!

Minimize
impacts to the
neighboring
properties

Set aside
open space

Retain local
workforce

We need a
connection to I-93

THANK YOU Design Teams!

Lavalle-Brenzenger

Sherman Grenier Halle

JSA, Inc.

Rizzo Associates

**And everyone else that joined us over the
past 3 days!!**