

WELCOME TO THE

RICHMOND HEIGHTS CHARRETTE

With and for the citizens of Richmond Heights



Work In Progress Presentation

Richmond Heights Charrette

Resolution R-65-08 sponsored by Chairman Dennis C. Moss:

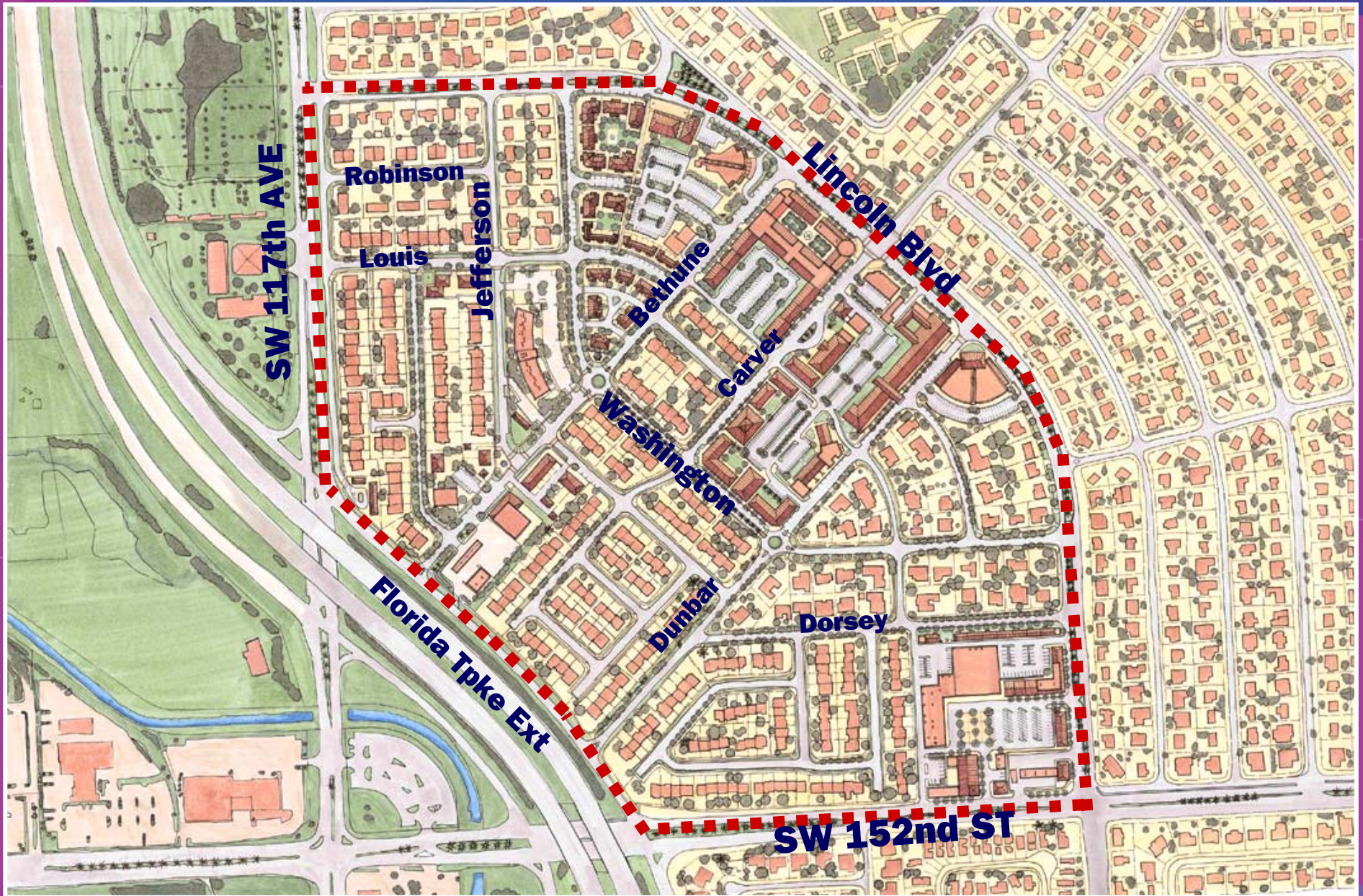
- **Hold a charrette to provide interested persons with an opportunity to contribute to a vision for the Richmond Heights Downtown Core**
- **Prepare an Area Planning Report documenting the results of the charrette**

Charrette Study Area

Boundaries



Charrette Vision Plan



How The Vision Plan Was Created:

Kick Off Presentations



Richmond Heights Charrette

Saturday, September 26th, 10:00am to 11:00am

How The Vision Plan Was Created: Public Process



Richmond Heights Charrette

Saturday, September 26th, 11:00am to 12:30pm

How The Vision Plan Was Created: Public Process



Richmond Heights Charrette

Saturday, September 26th, 11:00am to 12:30pm

How The Vision Plan Was Created:



Citizen's Presentations

Saturday, Sept. 26th, 12:30pm

Richmond Heights Charrette

The Citizen's Plans



Resident's Community Issues & Priorities

- 1. Economic Development**
- 2. Social Services/Medical Services**
- 3. Community Identification**
- 4. Education**
- 5. Recreation**
- 6. Green Community Plan**
- 7. Transportation/Traffic**
- 8. Streetscape & Aesthetics**
- 9. Maintaining Positive Community Features**



The Citizen's Requests

- **Announce arrival to the Richmond Heights Downtown Core area (Entrance features, Signage, and landscaping)**
- **Entrance Features for the Promenade Shopping Plaza / Beautify (Garden like)**
- **Identify more Greens, plazas or pocket parks within the study area.**
- **Make it a walkable community with pedestrian friendly trails/wider sidewalks and connectivity.**
- **Create Green networks and introduce Bike lanes.**
- **Enhance the landscaping with maintainable shade trees (not messy) along all the streets.**
- **Introduce more stop signs & specific traffic calming like roundabouts and medians. (On Carver, Bethune, Dunbar and Washington Blvd)**
- **Monument design for the roundabouts**
- **Reduce the wide street sizes.**
- **Lincoln blvd is the main “vein”; Alleviate traffic along the Blvd and allow for placement of reflectors when turning on Lincoln.**
- **Mimic the Views like in the Gables**

The Citizen's Requests

- **Development of “Macedonia” Property (Probable outpatient healthcare services)**
- **Area of the Promenade shopping plaza on SW 152nd Street and Lincoln Blvd should be improved through redevelopment plans to create a commercial “village” center.**
- **Architectural uniformity for all new development with better and Modern style architecture for the General area.**
- **Redevelopment/Refurbishing of the existing Duplexes (on Bethel property) that are an eyesore.**
- **All future redevelopment should be 2-3 stories.**
- **Buffer with landscaping the back of the shopping center from the Single family homes.**
- **Introduce water and sewer for the areas still lacking those amenities.**
- **Create a business district or town center like area, Public squares and shared parking areas or courts**
- **More Bus Shelters for stops along Lincoln Blvd.**
- **Introduce a Mango farm preservation area.**
- **Primary Healthcare – Senior Care Center with Outpatient facilities.**

The Citizen's Requests

- **Include mix of uses that create self sustained neighborhoods like a Community Theatre, Mom-pop shops, Beauty salon, dry cleaners, pizza, tailor, cafes, coffee, restaurants/ice-cream parlors places. (Live, work and play)**
- **Areas for social services: Health club and activity center for Seniors, library, classes, recreation, health and youth.**
- **Create Senior housing and a Senior Center area for folks to Chill out and “fly kites”**
- **A Gym with a park, benches, gazebo and trees, Food store, Farmers Market and Police Substation.**
- **Neon flashboard sign for news on neighborhood activities**
- **Citizens buildings, public squares, government and business development.**
- **Identify all vacant property and ownership.**
- **Concerns about traffic generated from trucks entering in the area.**
- **A comprehensive Multipurpose building, Meeting hall for gatherings and meetings.**
- **Create a Pride of Place with “Culture/Pride” as the main themes.**

How The Vision Plan Was Created:

Design Studio



**Palmetto Golf Course
Clubhouse 9300 SW 152nd
Street Community Room**

**Studio on site Open to
Public all Day... and into
the night**

Sunday, September 27th Through Thursday, October 1st

Richmond Heights Charrette

Charrette Study Area

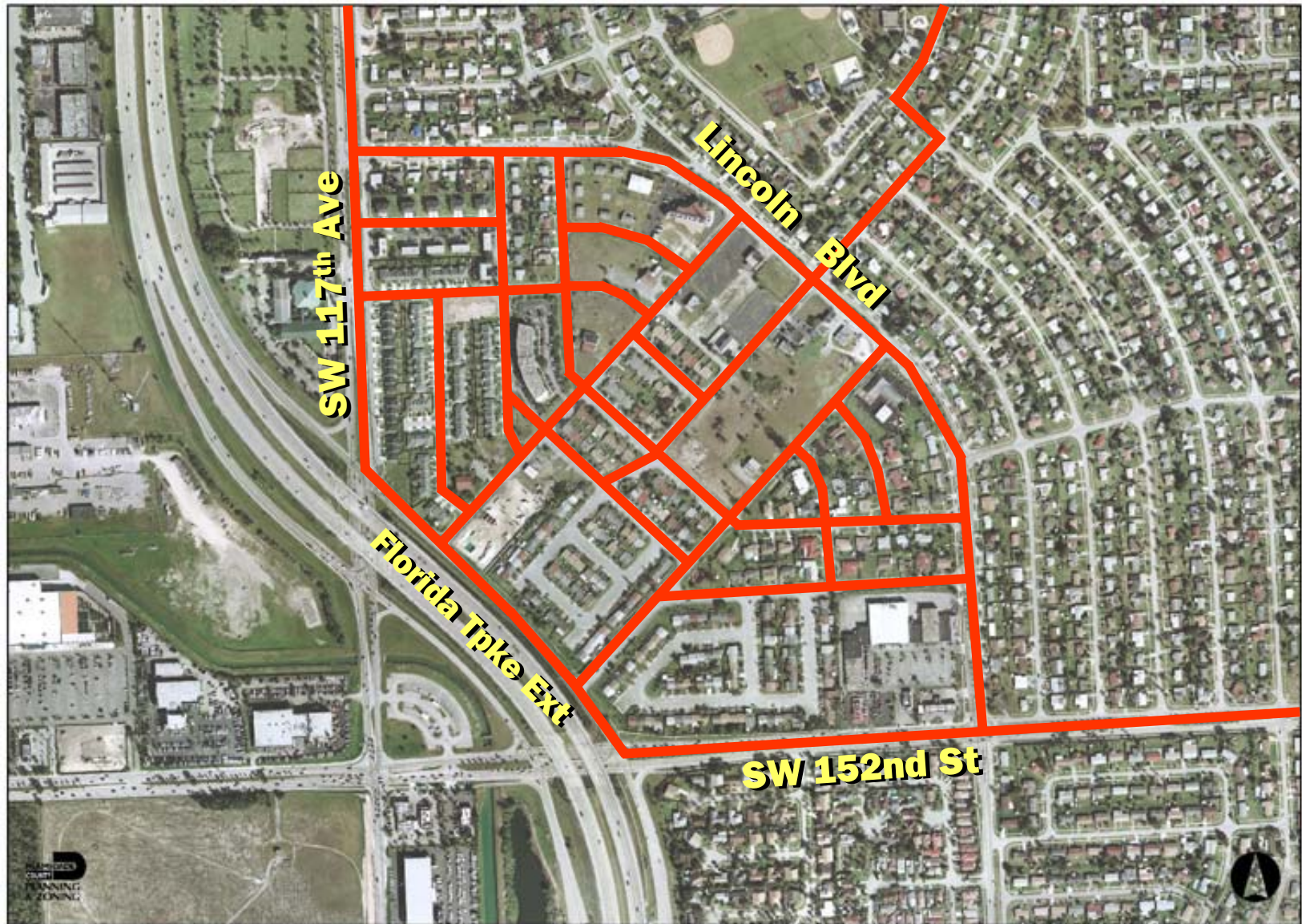
Boundaries



Richmond Heights Downtown Core

Richmond Heights Charrette

Charrette Study Area



Good Network of Streets

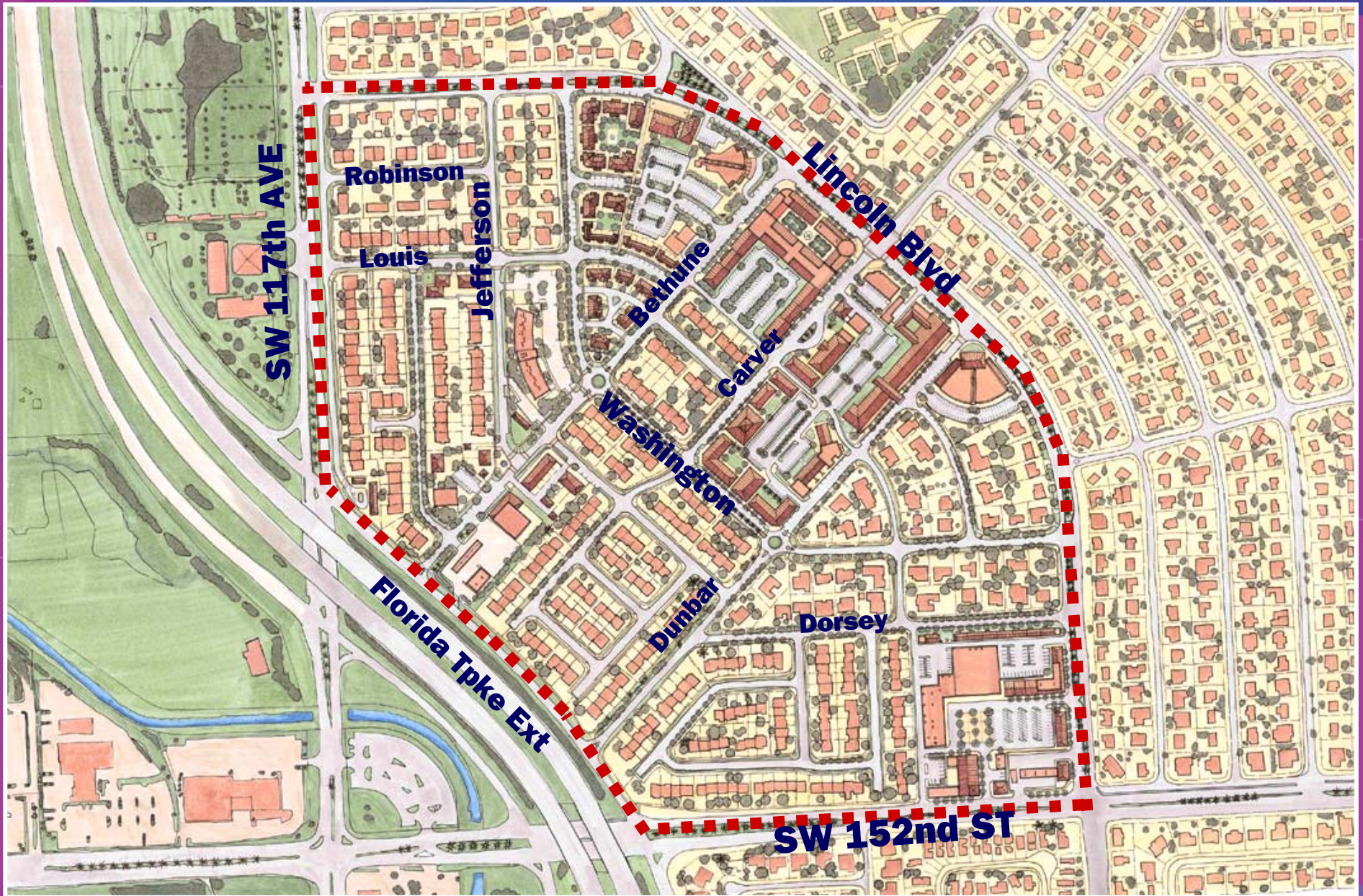
Charrette Study Area



**Proximity
to
Work,
Play,
Shop**

Walkable Size

Charrette Vision Plan



Charrette Vision Plan

Proposed Redevelopments



Promenade Commercial Shopping Plaza

Richmond Heights Charrette

Transition Areas: Landscape Buffer



Back of Promenade Commercial Plaza

Transition Areas: Landscape Buffer Fronting Residential

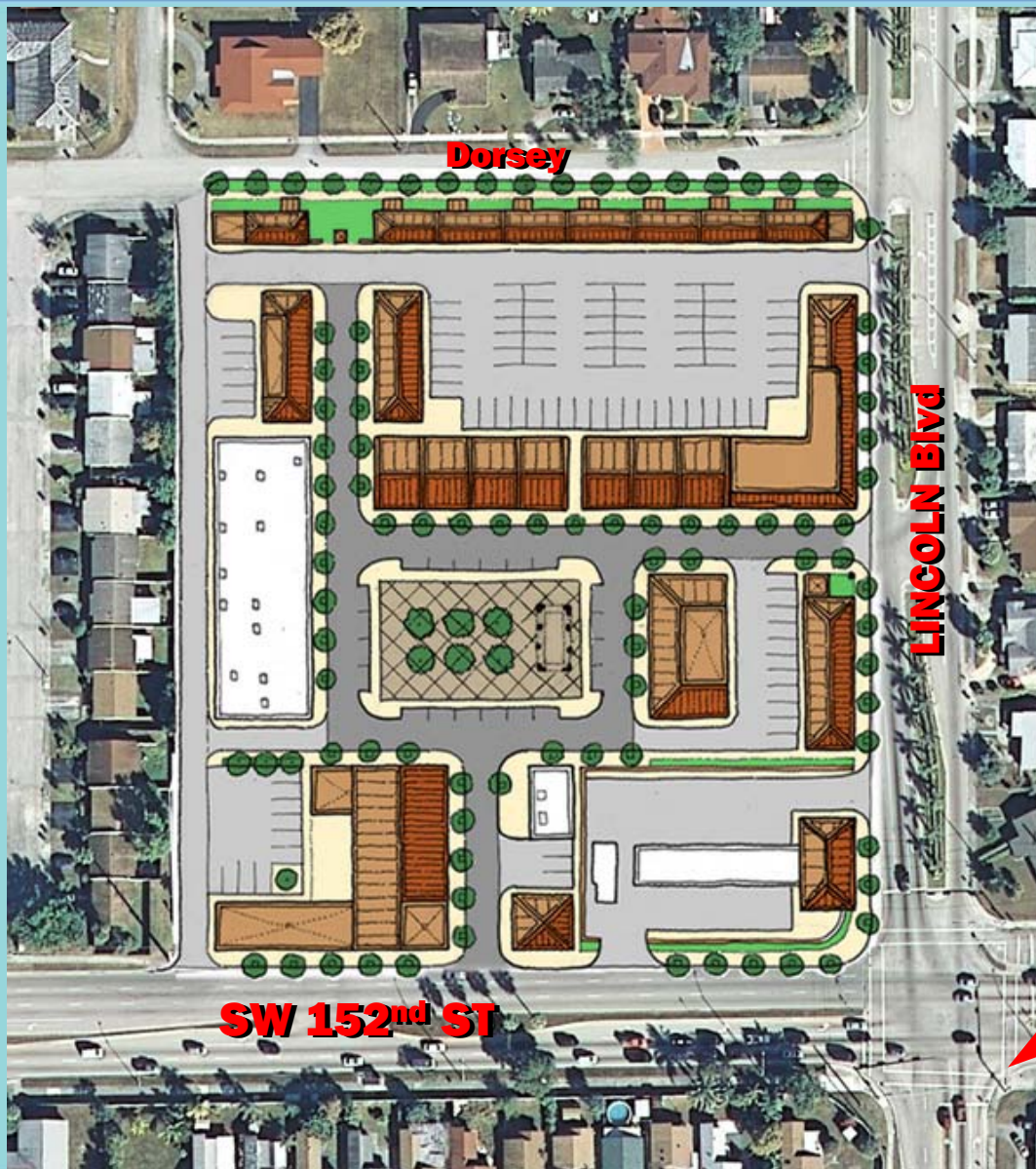


Back of Promenade Commercial Plaza

Richmond Heights Charrette

Charrette Vision Plan

Proposed Redevelopments



Promenade Commercial Shopping Plaza

Richmond Heights Charrette

Charrette Vision Plan

Proposed Redevelopments



Promenade Commercial Shopping Plaza

Richmond Heights Charrette

Charrette Vision Plan

Proposed Redevelopments

**Live-Work
Flex Type
Units**

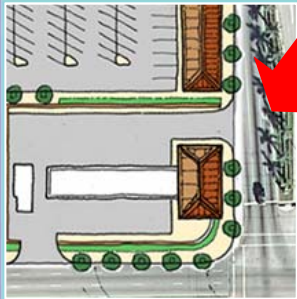


Commercial Plaza Street Elevation

Promenade Commercial Shopping Plaza

Charrette Vision Plan

Proposed Redevelopments



ORDER: Holding the edge of a walkable Street

Promenade Commercial Shopping Plaza

Richmond Heights Charrette

Transition Areas: similar Uses



Back of Promenade Commercial Plaza

Charrette Vision Plan

Proposed Redevelopments

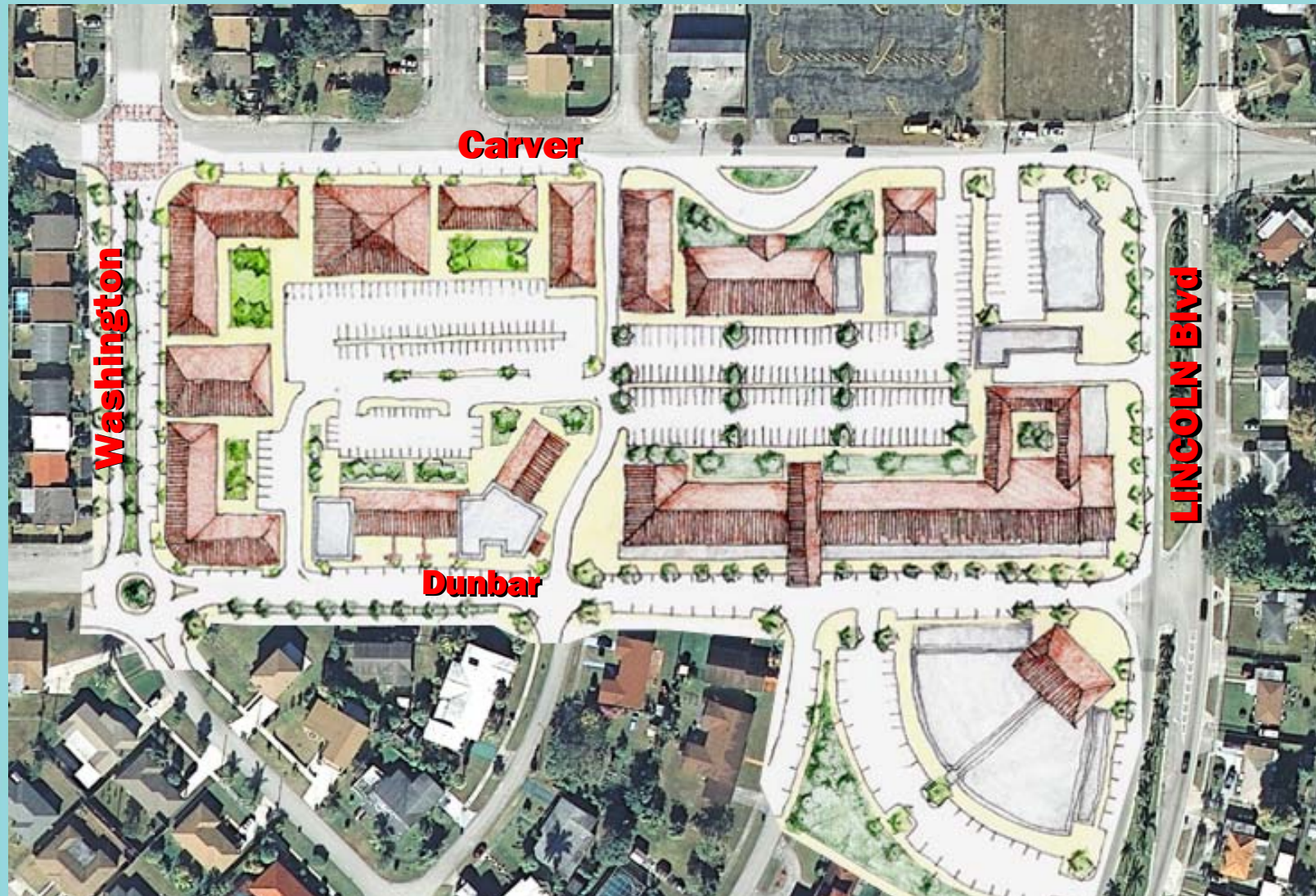


**Martin Memorial, Church of God, Funeral Home
& Brown Properties**

Richmond Heights Charrette

Charrette Vision Plan

Good Mix of Uses



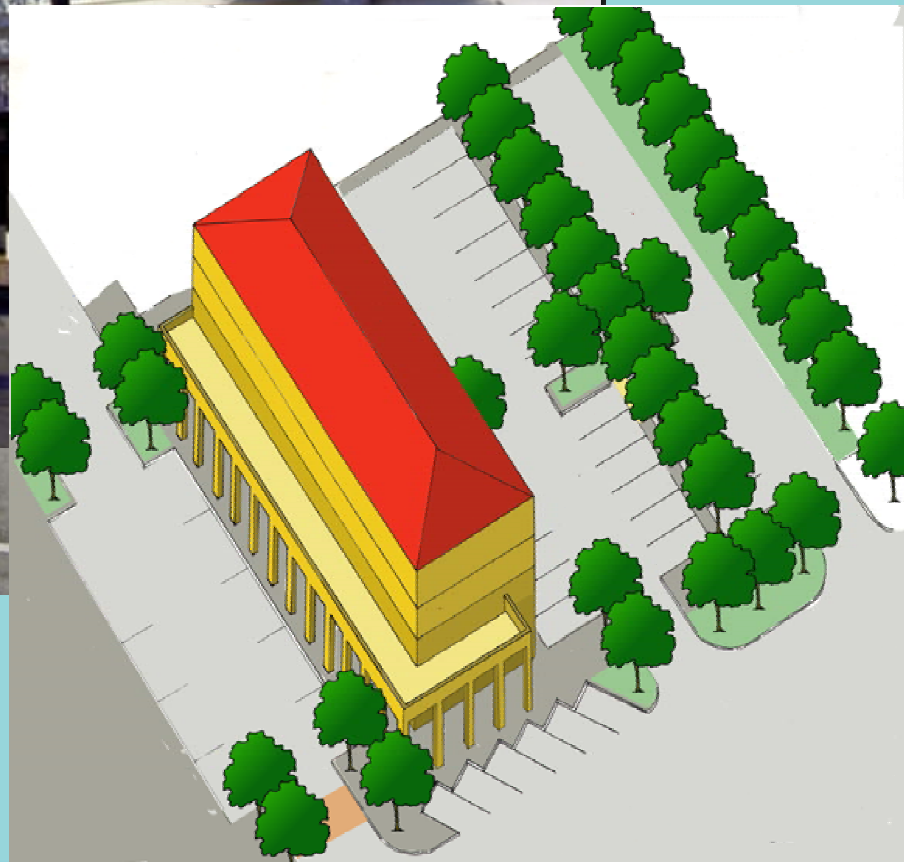
**Martin Memorial, Church of God, Funeral Home
& Brown Properties**

Richmond Heights Charrette

The Importance of the Street



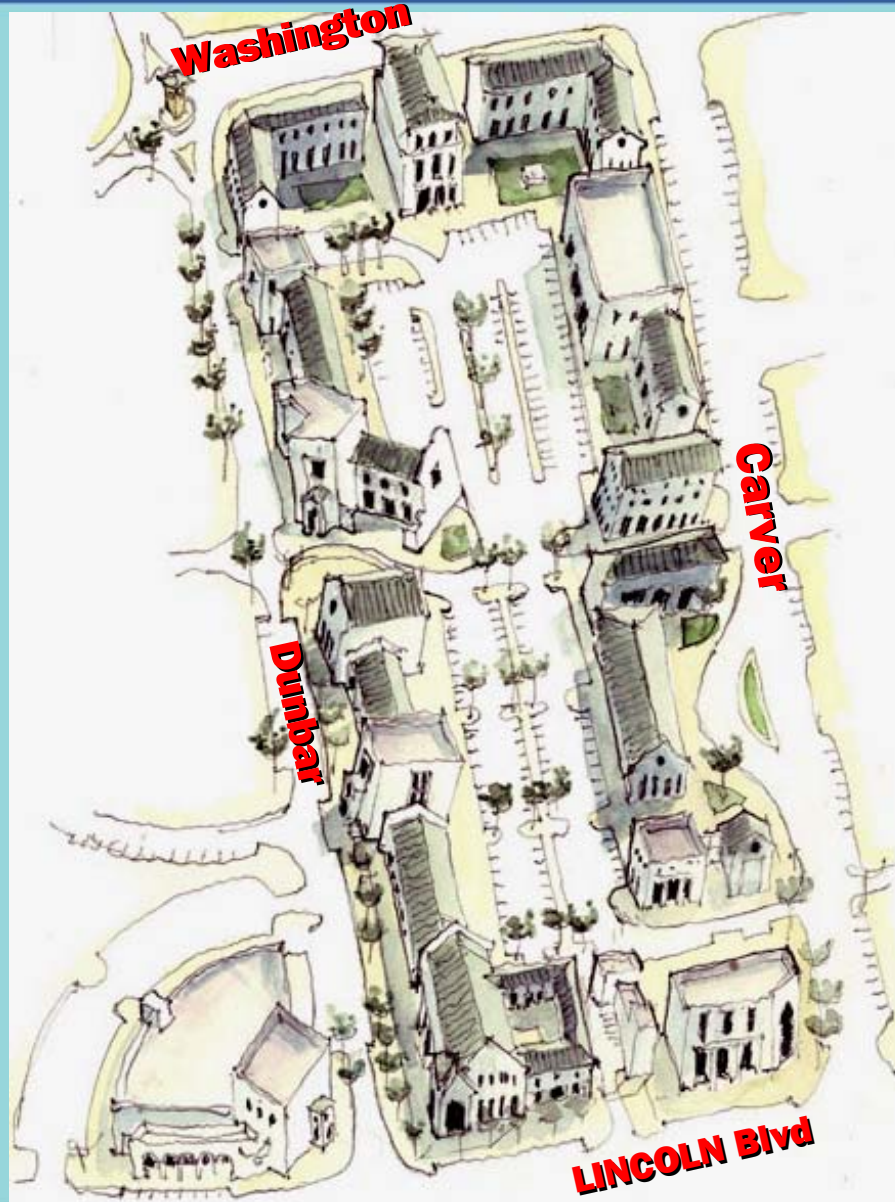
**Coherent Landscape,
Streetscape, Signage &
Parking**



Order: Continuous Street Edge

Charrette Vision Plan

Proposed Redevelopments



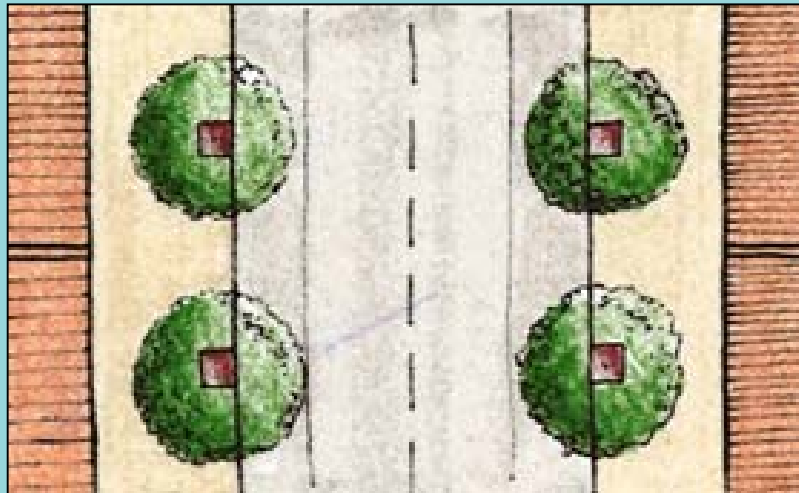
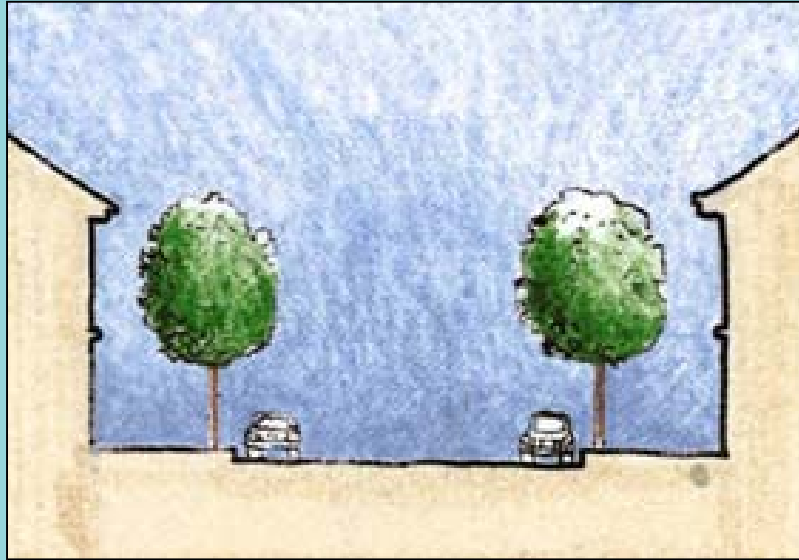
A Business District, Multipurpose Use Areas

Richmond Heights Charrette

Definable Edges



Carver Dr.



Precise Instructions

Charrette Vision Plan

Proposed Redevelopments



View of Corner of Lincoln Blvd & Dunbar

Charrette Vision Plan

Proposed Redevelopments



Street Elevation along Dunbar Dr Alt. 1



Street Elevation along Dunbar Dr Alt. 2

Mixed Use; Office/Commercial/Residential Spaces

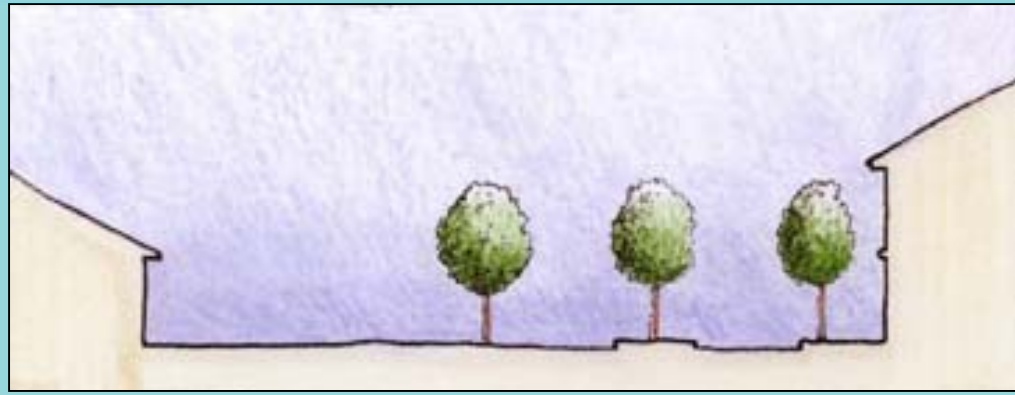
Charrette Vision Plan

Proposed Redevelopments



View looking East along Washington Blvd

Definable Edges



Washington Boulevard

Precise Instructions

Charrette Vision Plan

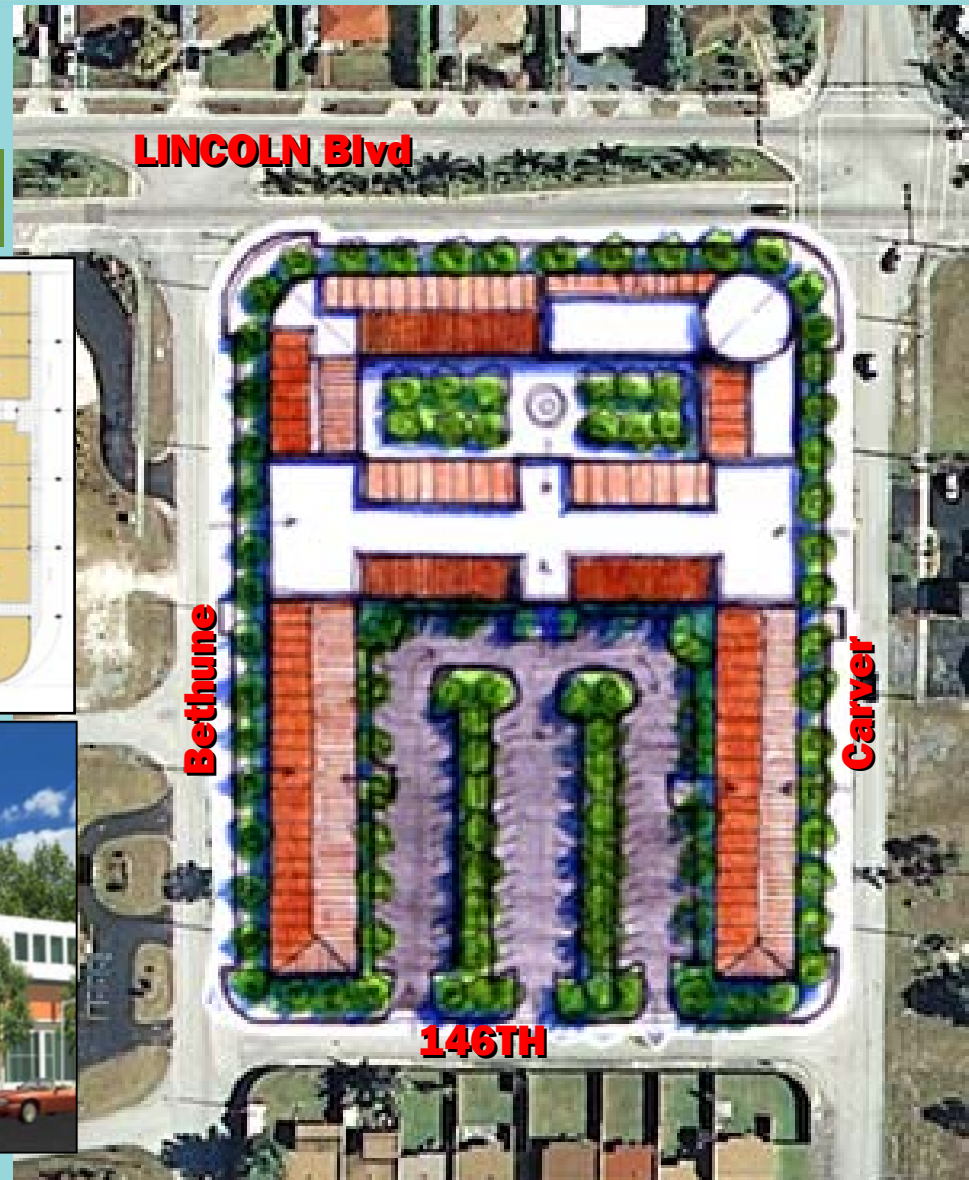
Proposed Redevelopments



Charrette Vision Plan

Proposed Redevelopments

COMMISSIONER DENNIS C. MOSS
RICHMOND HEIGHTS CENTER
SCHEMATIC DESIGN



GSA & Bethel Church Property

Richmond Heights Charrette

Charrette Vision Plan

Proposed Redevelopments

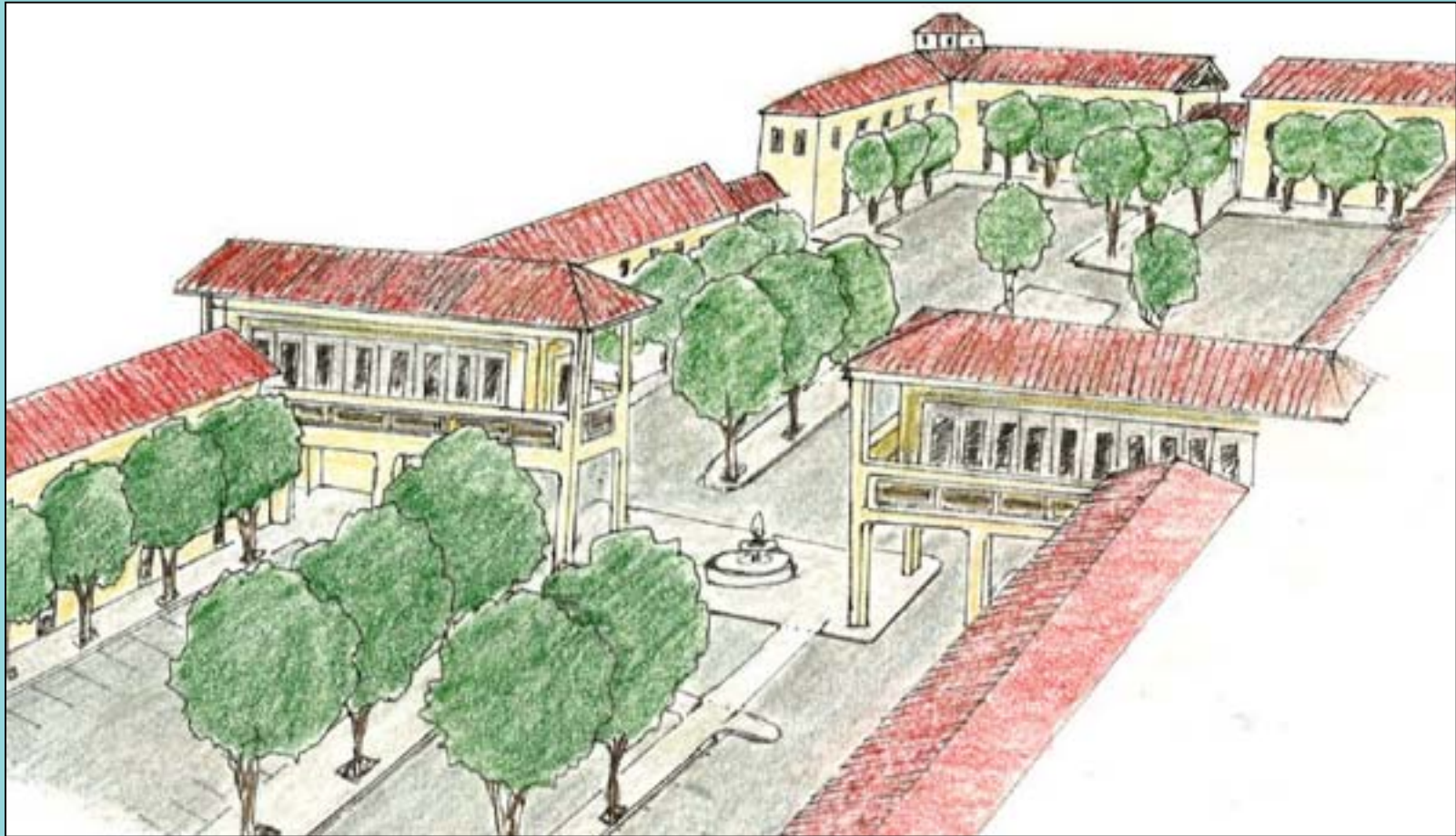


Richmond Heights Charrette

Area for Start-up Businesses & Housing for Seniors

Charrette Vision Plan

Proposed Redevelopments



Charrette Vision Plan

Proposed Developments



Bethel & Macedonia Church Properties

Richmond Heights Charrette

Charrette Vision Plan

Proposed Developments



Bethel & Macedonia Church Properties

Richmond Heights Charrette

Charrette Vision Plan



Richmond Heights Charrette

Housing for Everyone



Bethel & Macedonia Church Properties

Charrette Vision Plan

Housing for Everyone



Bethel & Macedonia Church Properties

Richmond Heights Charrette

Existing Buildings



Leisure City / Naranja Lakes Charrette

Richmond Heights Charrette

Charrette Vision Plan

Proposed Developments

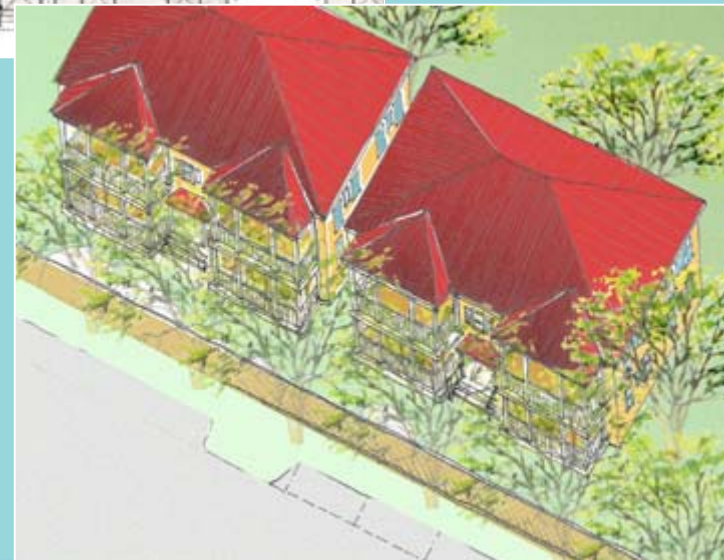
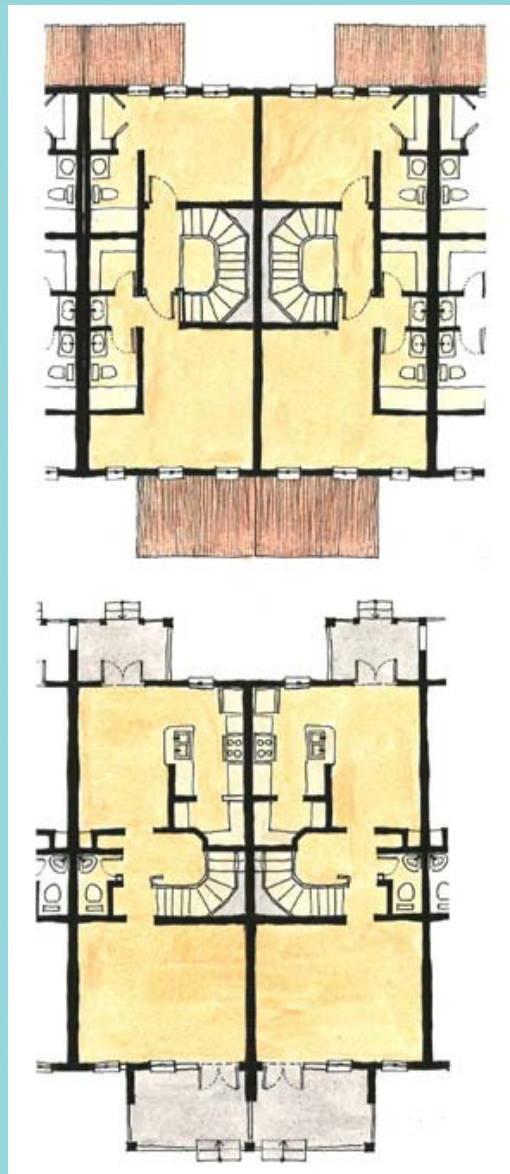


Duplexes, Townhomes & Senior/Youth Centers

Richmond Heights Charrette

Charrette Vision Plan

Proposed Developments



Richmond Heights Charrette

Bethel & Macedonia Church Properties

Charrette Vision Plan

Proposed Developments

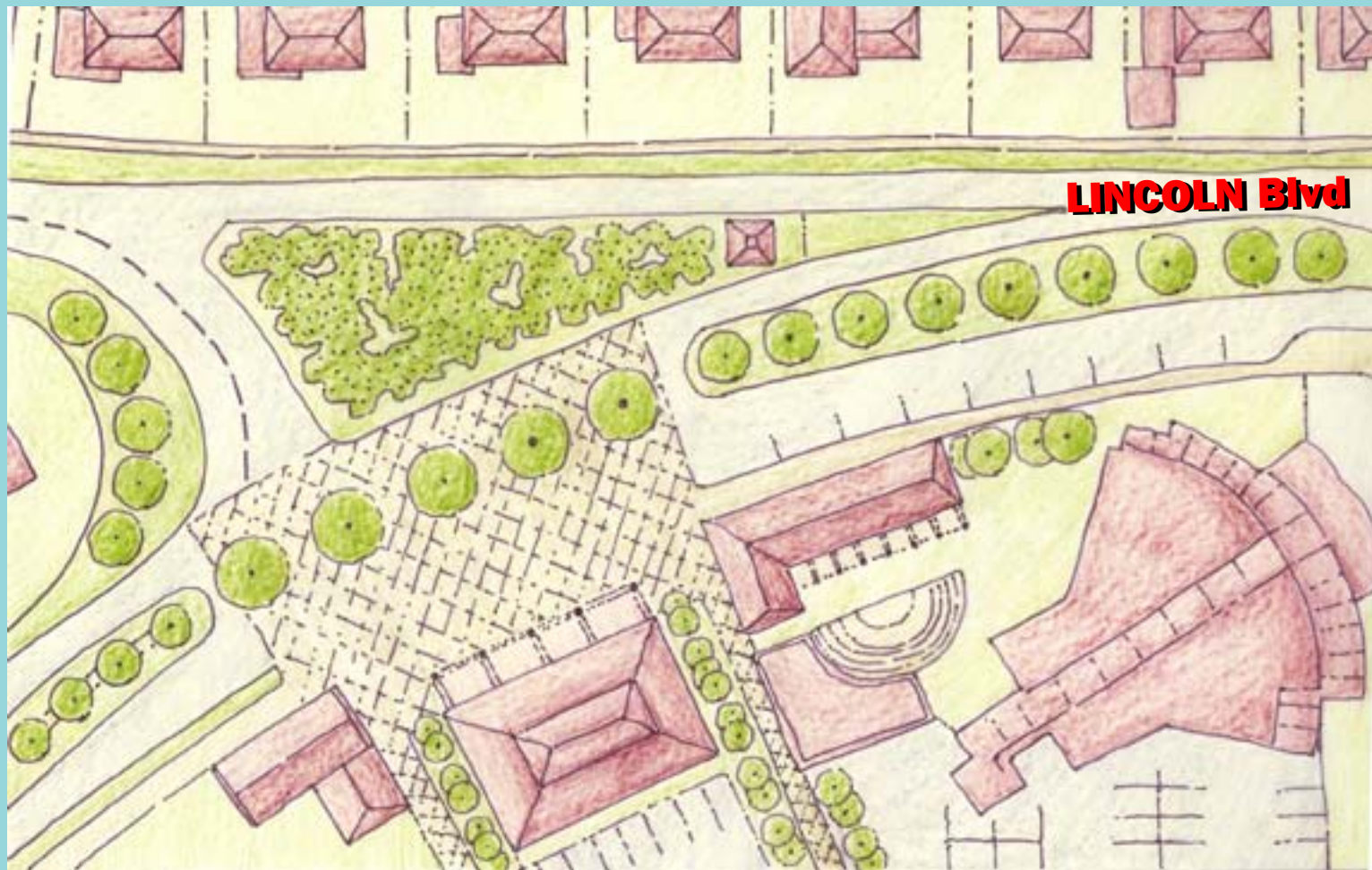


Bethel & Macedonia Church Properties

Richmond Heights Charrette

Charrette Vision Plan

Proposed Developments



Bethel & Macedonia Church Properties

Richmond Heights Charrette

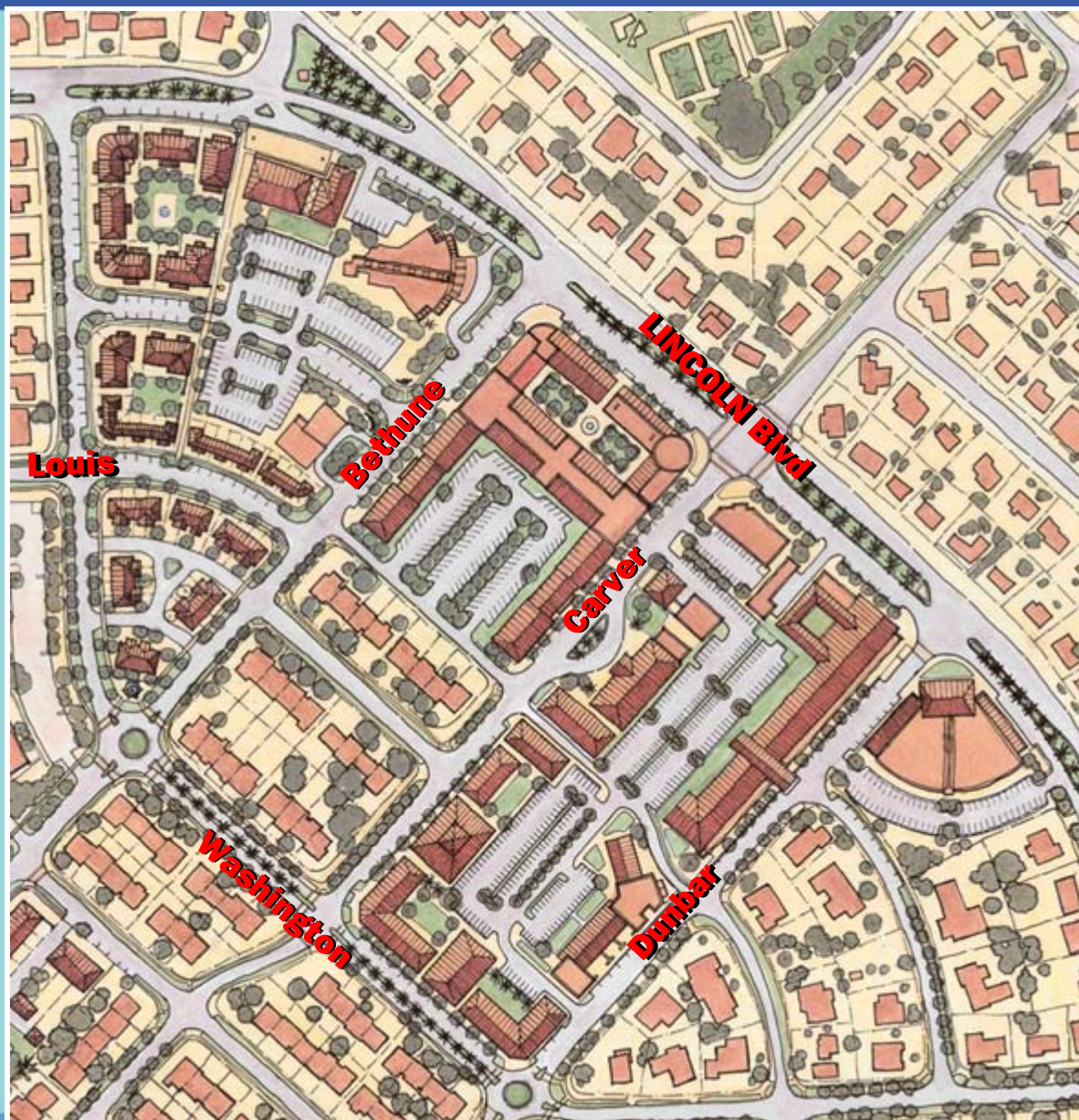
Charrette Vision Plan

Civic Spaces



Charrette Vision Plan

Proposed Redevelopments

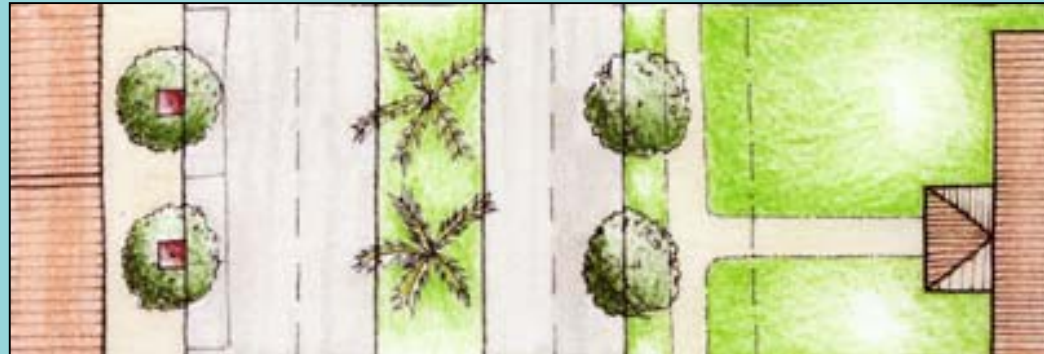


The Town Center: Core Redevelopment Area

Definable Edges



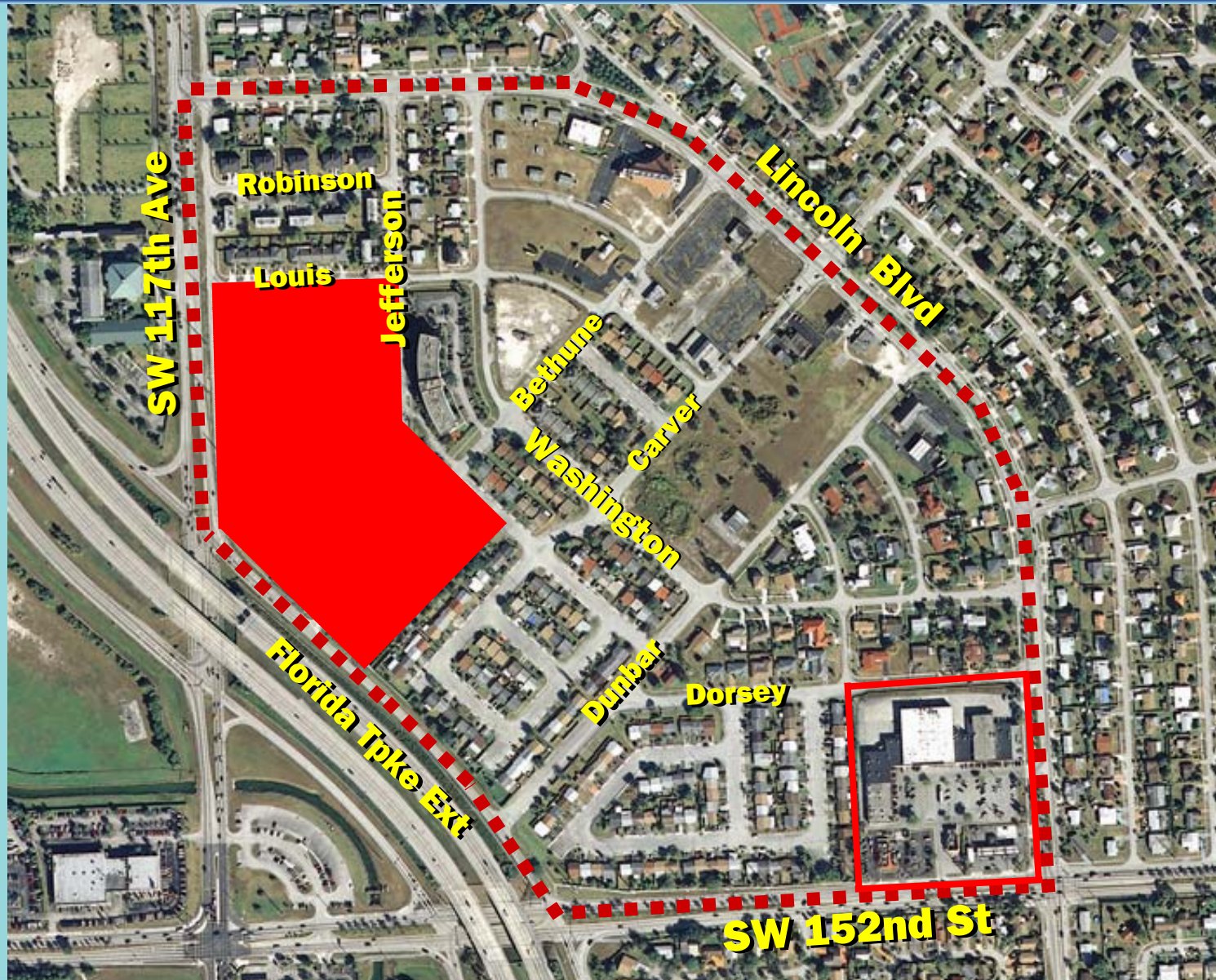
Lincoln Boulevard



Precise Instructions

Charrette Vision Plan

Proposed Redevelopments



Charrette Vision Plan

Proposed Redevelopments

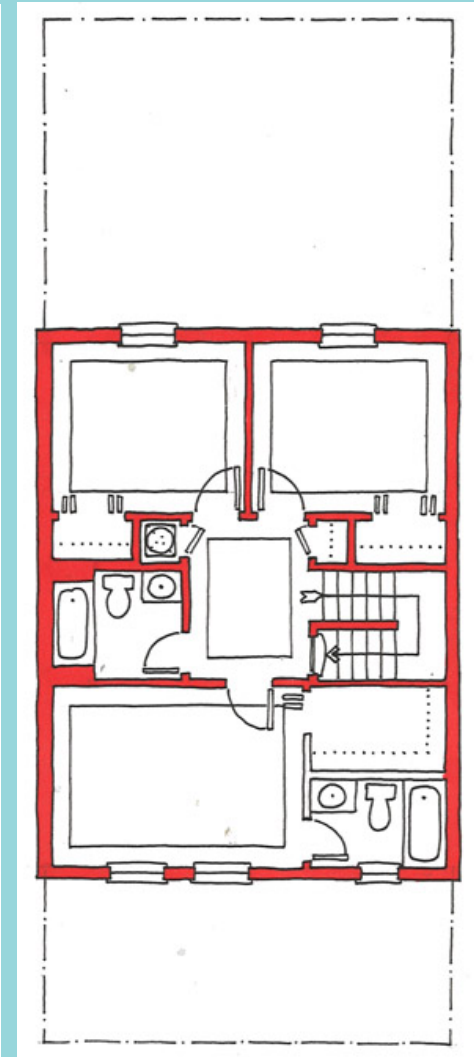
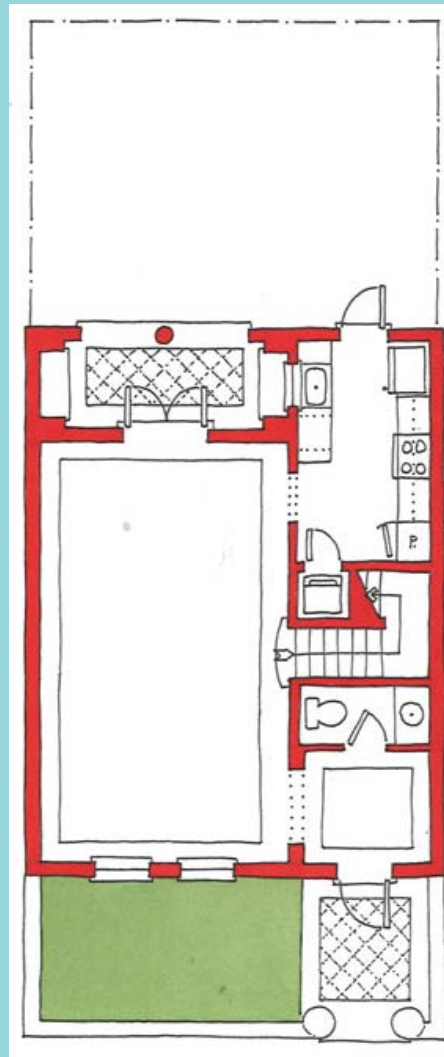


Aranha Palms

Womans Club, Corner Store & Brown Properties

Charrette Vision Plan

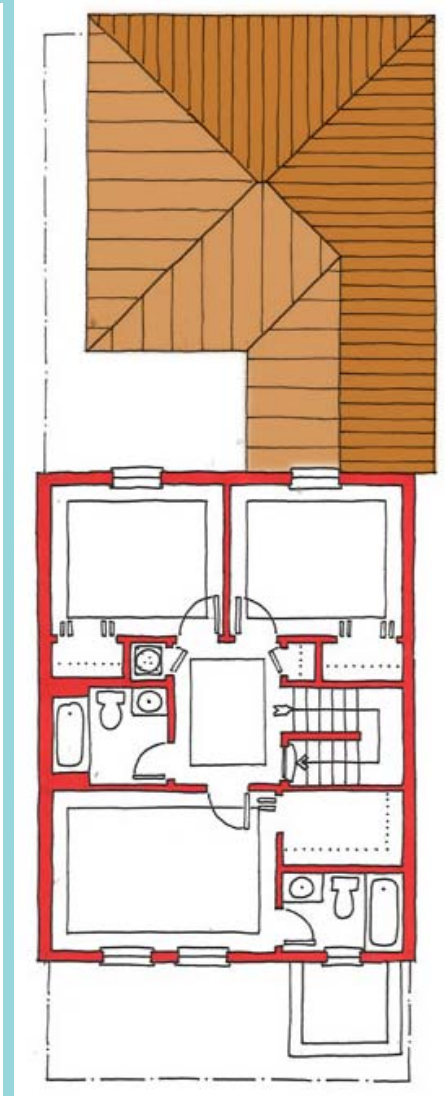
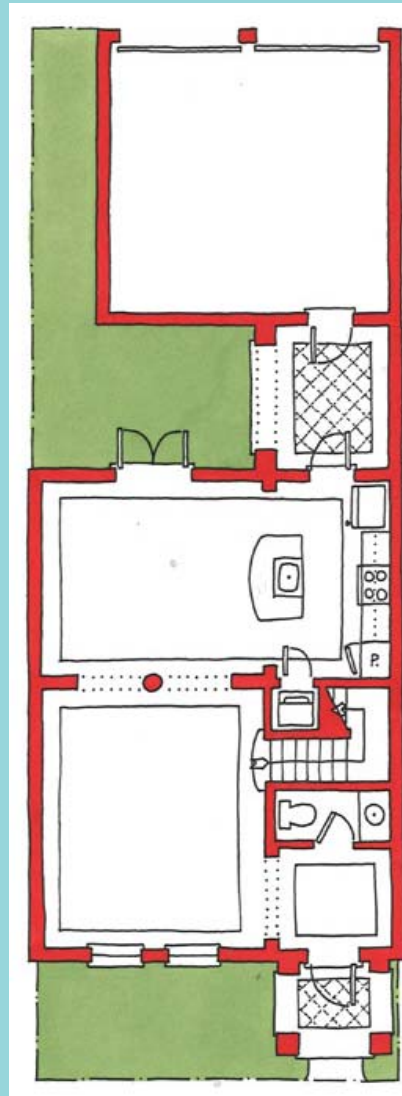
Housing for Everyone



Townhomes for Narrow lots

Charrette Vision Plan

Housing for Everyone



Charrette Vision Plan

Proposed Redevelopments



What other Communities have Done...



BEFORE



AFTER

Richmond Heights Charrette

Buildings Facelift



Richmond Heights Charrette

Facelift Redesign



Richmond Heights Charrette

Facelift Redesign

Definable Edges



SW 114th Court



**Typical Residential
Street Section**

Precise Instructions

Wider Sidewalks & Landscaping



SW 148th St
Looking East

Walkable Human Scaled Streets

Traffic Calming



Traffic Calming

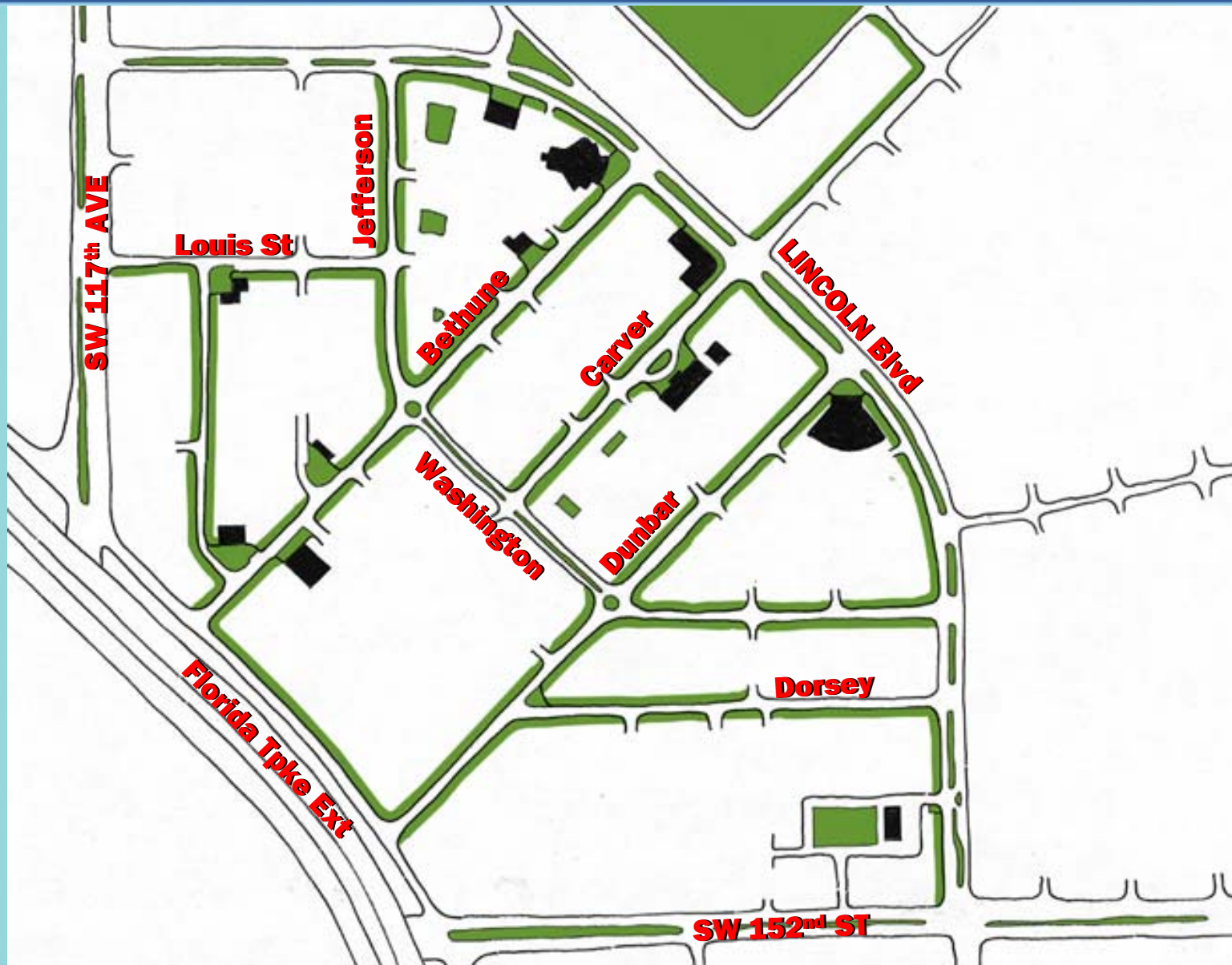


Intersection of Washington Blvd & Dunbar Dr

Roundabouts for Traffic Calming

Linear Greens or Open Spaces



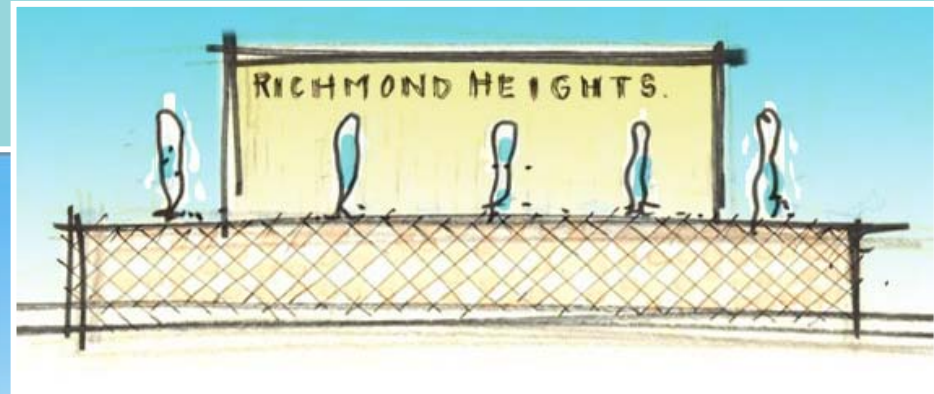


The First Impressions



Entrance to the Area

Entrance Features & Bus Shelters



Locations & Style

The Design Team

Miami- Dade County

DP&Z

Community Planning Section

Urban Design Center

Shailendra Singh, Jess Linn, Alexandro Zizold, Catherine Prince, Joshua Rak, Paola Jaramillo, Barbara DaSilva, Pablo Andrade

Urban Designers

Bianca Paz, David Roman, Joachim Perez,
Shalina Jaffer, Palak Gandhi

What's Next?

- **We will be back in 10 to 12 weeks with a Report**
- **Adoption of the Conceptual Master Plan by Residents & Charrette Steering Committee**
- **Adoption of the Master Plan by Community Council 14**
- **Adoption of the Master Plan by Planning Advisory Board**
- **Adoption of the Master Plan by County Commission**

In the Meantime...

- **Work with the Charrette Steering Committee to Prioritize Improvements**
- **Establish dialogue with FDOT, GSA, Public Works, Parks and Recreation Departments, Property owners, Church organizations**
- **And Above all... STAY INVOLVED!!!**