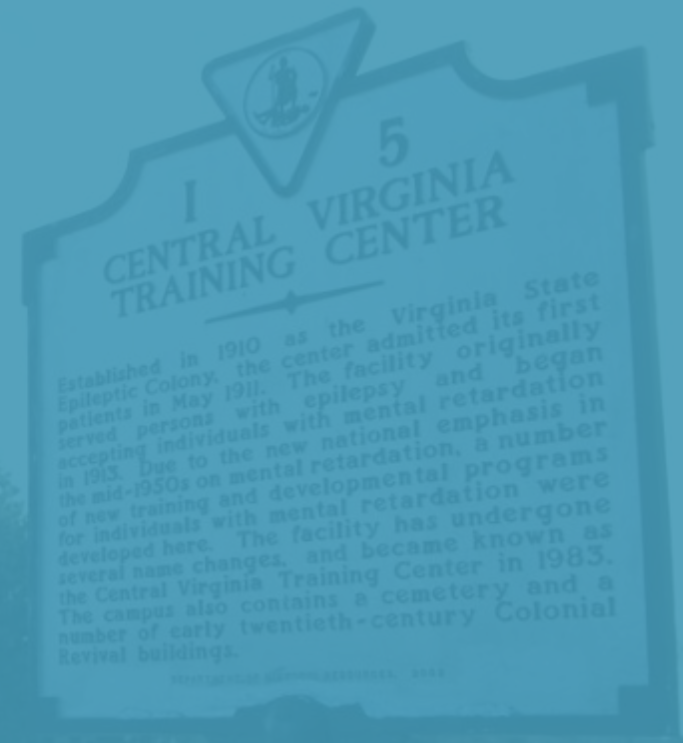




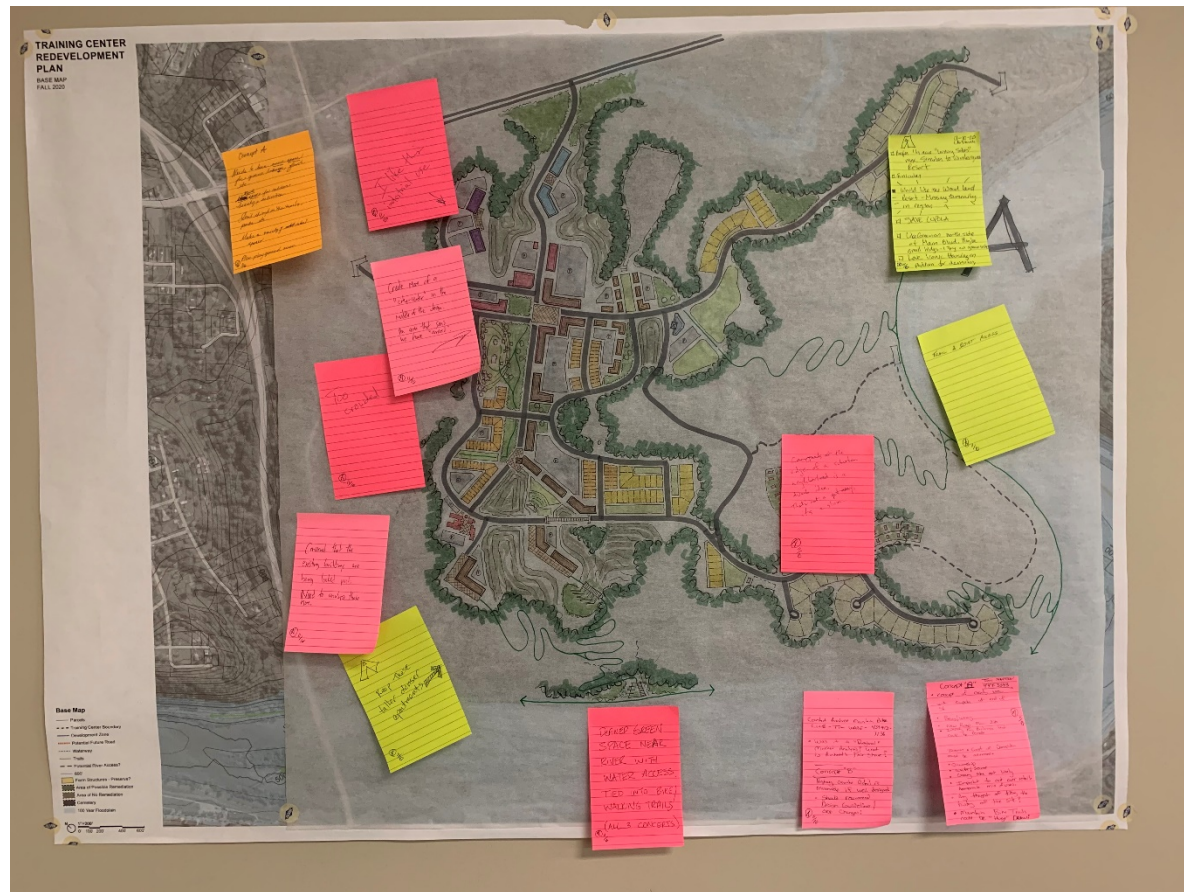
Pin-up Session

November 10, 2020

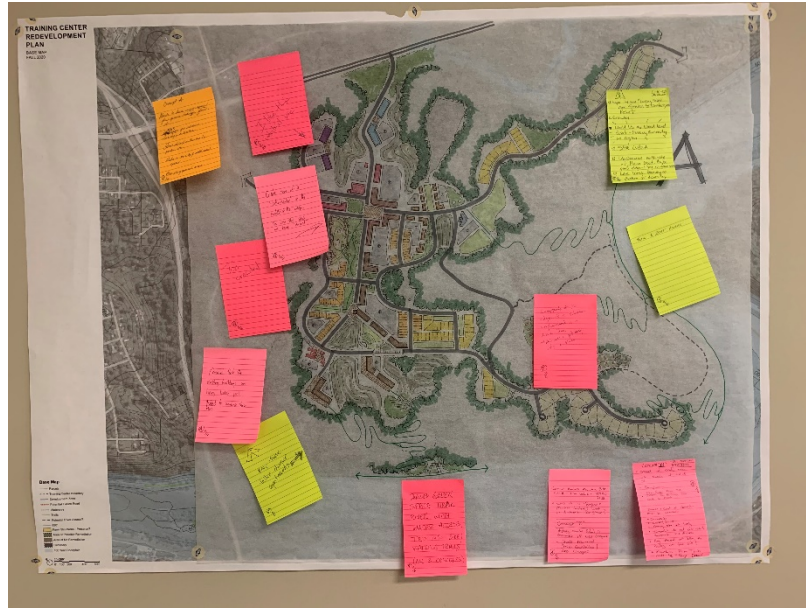


Central Virginia Training Center
Conceptual Redevelopment Master Plan

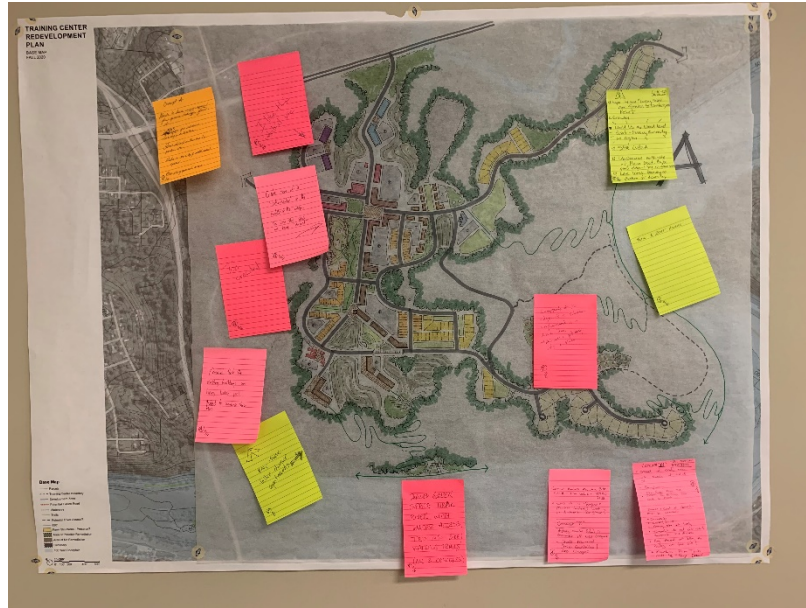
Concept A



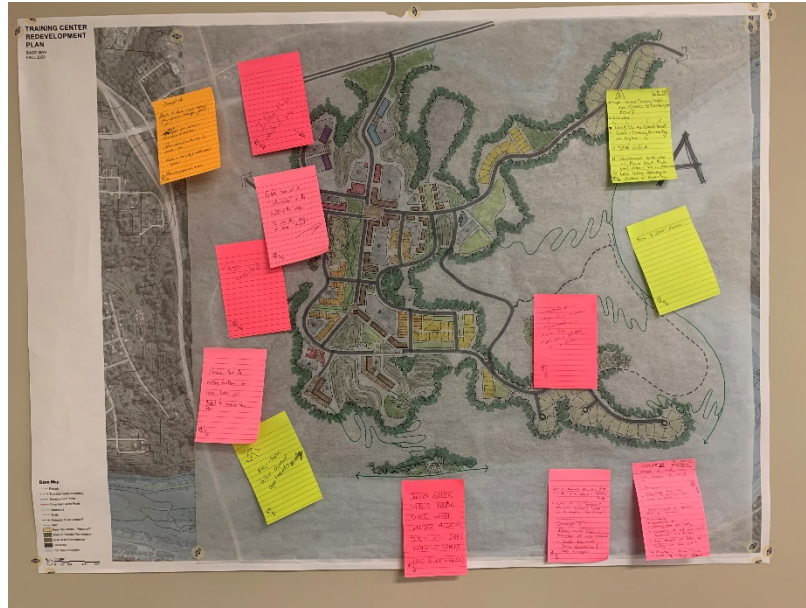
Concept A



- Defined green space near river with water access. Tied into the bike and walking trails
- Contact Amherst Mountain Bike Club, Tim Ware, 434-942-7136. Was it a “Regional” market analysis? What is Amherst’s fair share?
- Concept of creating an area with the cupola of end of street with the brewery and winery, and new road from 210, and identify key buildings that could be reused. I have issues and cost of demolition that must be addressed including:
 - Ownership, water/sewer, a grocery store not likely, important to not over retail and have an appropriate mix of uses
 - Any thought of killing the history of the site?
 - Maintain bike trails because that could be a huge draw



- Keep these taller and denser apartments in the lower left corner of the site.
- Concerned that the existing buildings are being looked past. Need to analyze those more.
- Too crowded.
- Create more of a “city-center” in the middle of the design. An area that says we have “arrived”
- I like the industrial uses.
- Needs to have more space for groceries, libraries, florists, etc. and more space for outdoor beauty and activities. Don’t skimp on the trails and parks. Make a variety of retail spaces and plan a playground area.

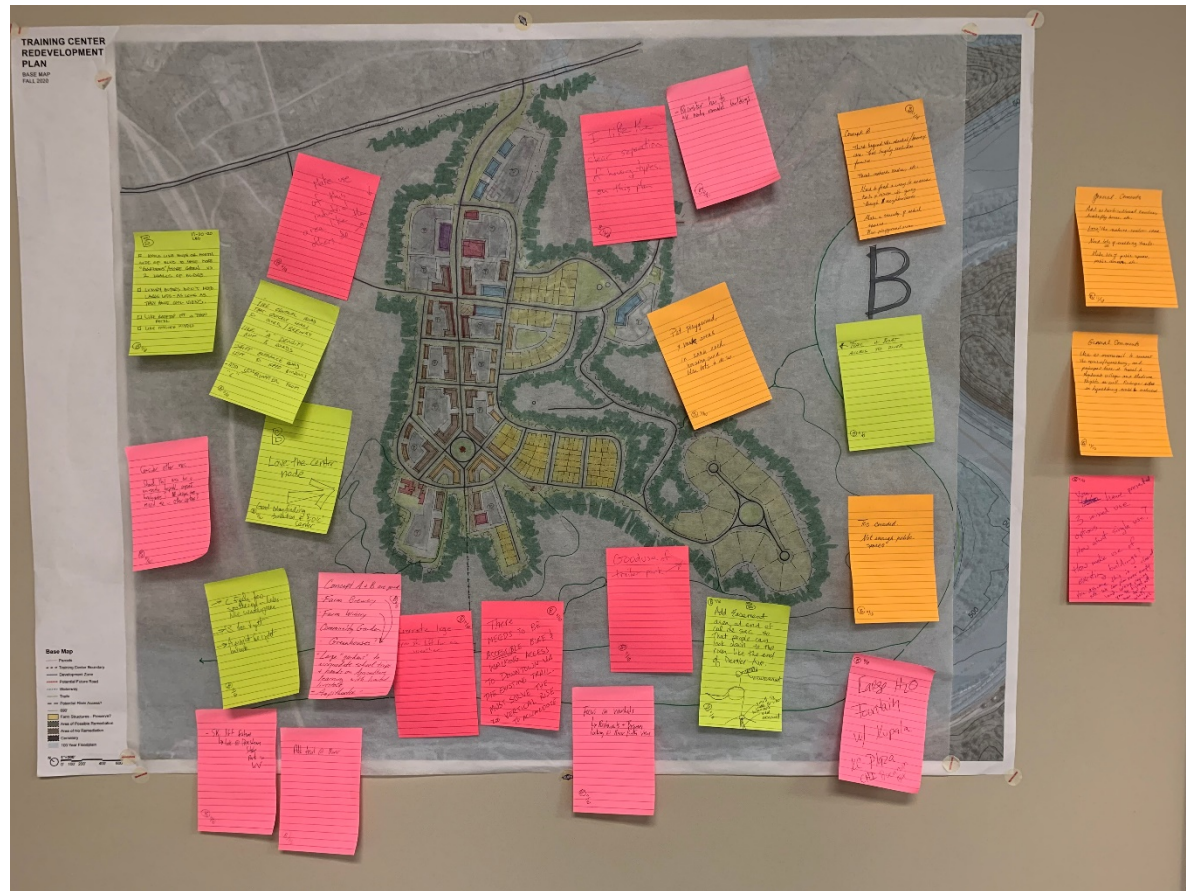


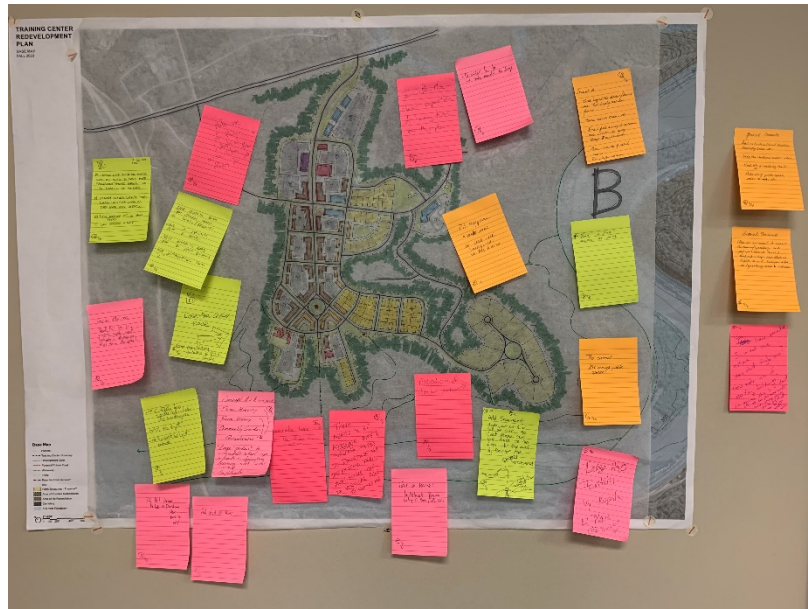
- Need a trail and boat access
- Prefer a ¼ acre luxury sites max, which is like the Wintergreen Resort, I like the funicular aspect. We need to save the copula. I like the green space on the north side of Main Boulevard but maybe have them be small one-story buildings on the green side. I love the iconic housing.
- Campgrounds at the edge of a suburban neighborhood is a dumb idea. That is not a getaway it is a slum.

LEGEND

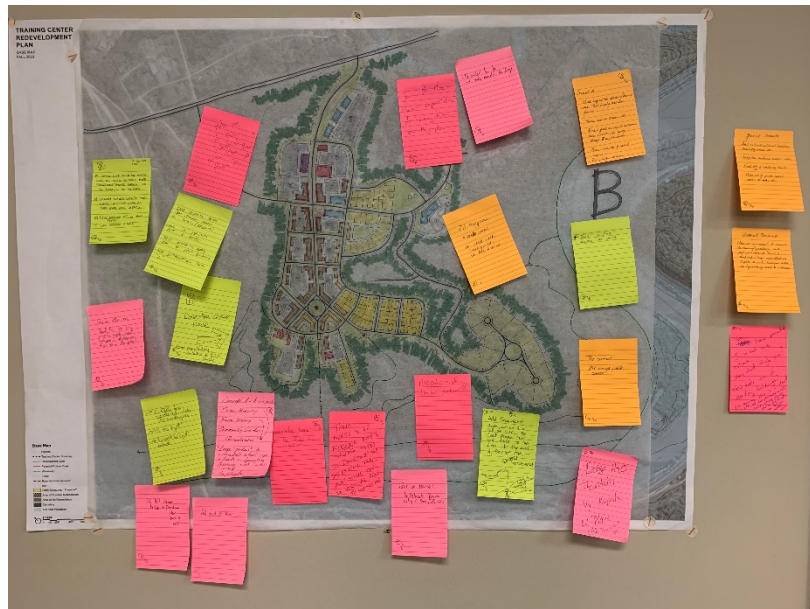
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	→ SINGLE FAMILY - VILLAGE
	→ SINGLE FAMILY - COTTAGE
	→ TOWN HOME
	→ MISSING MIDDLE
	→ MULTI - FAMILY
	→ MIXED-USE RETAIL FRONTAGE
	→ HOTEL/HOSPITALITY
	→ OFFICE
	→ CIVIC
	→ INDUSTRIAL
	→ SURFACE PARKING
	→ PARKING GARAGE/STRUCTURE
	→ STREETS
	→ EXISTING WOODLAND / TREES
	→ STREET TREES
	→ LAWN
	→ FORMAL VEGETATION
	→ SPECIALTY / NEIGHBORHOOD LAWN
	→ NATIVE GRASSES
	→ PLAZA



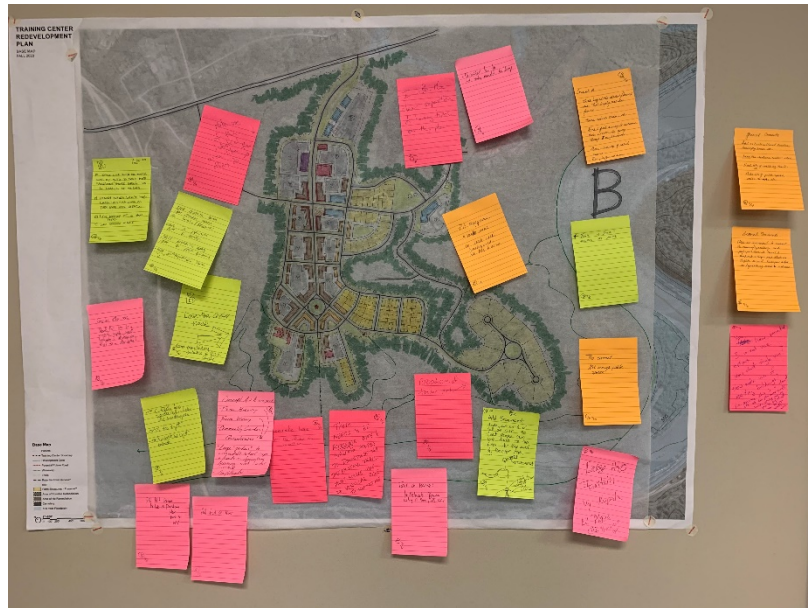




- Add ski lift feature and look at Pipestem State Park in West Virginia.
- Add a trail at the river.
- This feels too tight.
- Concept B is good with the farm brewery or winery, community garden, greenhouses, large gardens to accommodate school trips and hands-on Agricultural learning with limited livestock or amphitheater.
- Concrete lodge with an open ski lift for nice weather.
- There needs to be an accessible bike and walking access to downtown Lynchburg. The existing trail must solve the 200-foot vertical rise to accommodate.
- Focus on the viewsheds like the restaurants and brewery looking at the river and city views.
- Good use of the trailer park



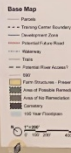
- Add an easement area at end of cul-de-sac so that people can look down to the river at the end of Denver Avenue.
- Large water fountain at the Cupola similar to the KC Plaza in Buchanan.
- Would like south or north side of the boulevard to have more gardens and more green space versus the two walls of buildings.
- Luxury buyers don't need large lots as long as they have cool views. I like the rooftop first and then retail. I like the missing middle section.
- I like the central road that quickly leads to the river or brewery. I like the road layout in this concept. I think you should shift the entrance road to the left to keep the renovated buildings.

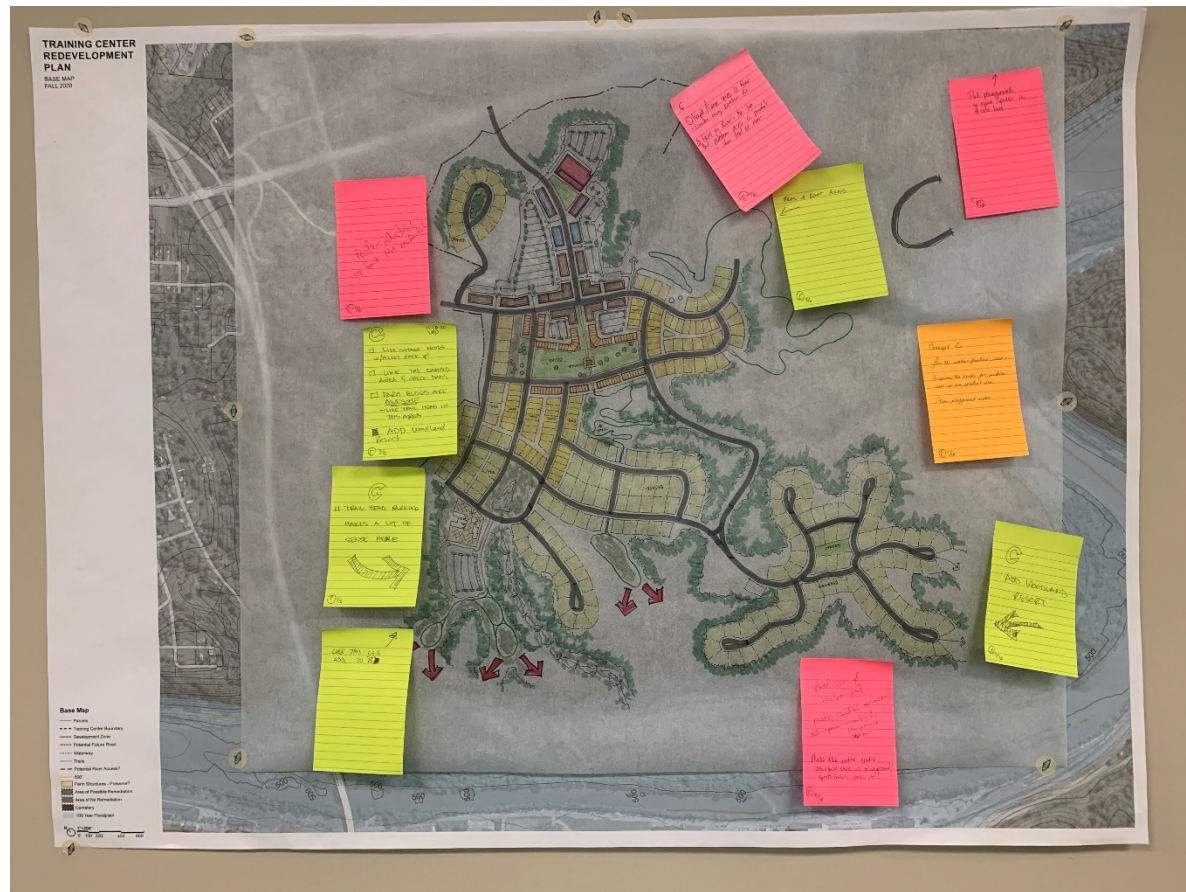


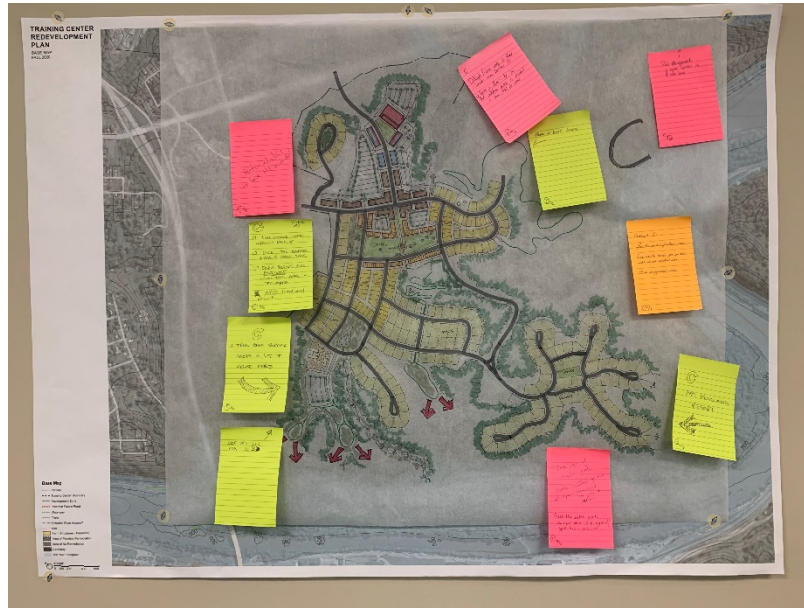
- Make use of this industrial area like the others do.
- I like the clear separation of the different types on this plan.
- Reconsider how to use the newly remodeled buildings.
- Put the playground and park areas in each housing area and use the lots to do so.
- Too crowded with not enough public spaces.
- Trail and boat access to the river.
- Think beyond the alcohol and brewery idea because this largely excludes families. Think nature trails. Need to find a way to access trails and river without going through neighborhoods. Make a variety of retail space. Plan a playground area.

LEGEND

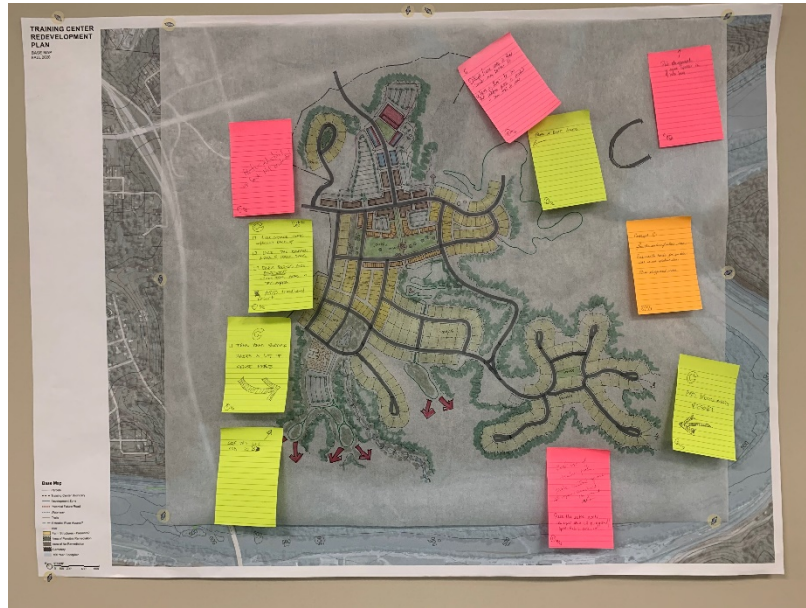
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	→ PLAZA







- Add a Woodland Resort.
- Add a trail and boat access.
- Needs a kayak and canoe access at the river – could consider using Fertilizer Road. Focus on the river and be sure that pedestrian access is prevalent – show the trail at the river.
- Prefer industrial up front and not residential.
- Trail head parking makes a lot of sense.
- I like cottage homes with alley back up and the dammed area. The farm buildings are awesome, and I like the trail head in this area.



- Love the water-feature idea. Preserve the knobs for public use is an excellent idea. Plan a playground area.
- Put a playground with open space in the lots.

Overarching Comments

- Add a horticultural center or a butterfly house. I love the nature center idea and this needs a lot of walking trails. Make a lot of public space and public draws.
- Use a monorail to connect the space with Lynchburg, and perhaps have it travel to Amherst village and Madison Heights as well. Perhaps sites in Lynchburg could be included too.
- You have presented three mixed-use options. How about a single use? How to make use of the existing buildings? You assume this is a cleared site and we can plan over empty land. We are paying you to figure out how to use what's here.
- How about a tribute to economic history of the region including tobacco, textiles, and shoes.
- Having pedestrian trails is important to our area and extending the boulevard would be great.
- Chattanooga has a great example of trails, kayaks/canoes, nature center focused on the river and natural habitat in the area.
- I like the brewery and winery idea but you should add a cidery as well. Definitely need a tasting room.
- We need an amphitheater in the area – this is a great place for it.
- Love the funicular! We definitely need this in our area – it provides transportation and is an attraction in itself. Some type of cable car would work too. Check out Lucerne, Switzerland.
- A modern approach to architecture where we have a lot of old historic something in the area. We need to modernize and reflect a more contemporary, future focused community.
- Would love to see a European plaza with a monument or a fountain in the center in a modern way.