

IT'S TIME TO PLAN FOR
THE FUTURE OF RANSON
AND CHARLES TOWN.

What:

A week-long collaborative planning workshop to revitalize former industrial sites, transform the Fairfax Boulevard-George Street corridor into a more vibrant gateway into the historic towns and shape a regulatory framework to guide growth in harmony with community character. Everybody's invited.

When:

September 8-14. Kick off is Thursday, September 8 at 7 p.m., when representatives from federal agencies, Ranson and Charles Town officials, and consulting team leaders present goals and outline the week's tasks.

Where:

Washington High School, Ranson, on September 8, then at other venues in Ranson and Charles Town during the week. (See reverse.)

Everything you need to know is at
www.ransonrenewed.com.



THE RANSON / CHARLES TOWN PLANNING WORKSHOP SEPTEMBER 8-14

Here's your chance to collaborate with city staffs, designers and planners. Get your ideas on the table. Review work in progress. Watch plans evolve.

Opening Presentation. Keynote former Maryland Governor Glendenning & EPA Assistant Administrator Mathy Stanislaus will set the stage for the bigger picture sustainability goals behind Ranson Renewed. Afterward, the team leaders will discuss community involvement for their areas followed by an overview of the week ahead. There will be pre-meeting "Images of Our Future" activity that the community is encouraged to participate in. Everyone interested in the future of Ranson, Charles Town, and Jefferson County is strongly encouraged to attend this session on Thursday, Sept 8, 7:00-8:30 pm, at Washington High School, 300 Washington Patriots Drive, Charles Town.

Charles Washington Commuter Center. A new regional commuter center is being designed to facilitate access to regional rail and bus transit systems for Ranson, Charles Town and Jefferson County residents and workers. This smaller focus topic meeting is for individuals directly involved with the commuter center design, development and operations, and will take place on Friday, Sept 9, 9-10:30 am, at the Reedy Senior Center, 103 West 5th Avenue, Ranson.

Fairfax Boulevard / George Street Corridor. This important corridor is being redesigned into a "complete street" with new green infrastructure, to promote better transportation for pedestrians, cyclists, and transit. This focus topic meeting is for those directly involved with the corridor redevelopment as well as all property owners along the corridor, and will take place on Friday, Sept 9, 10:30 am-noon, at the Reedy Senior Center.

Economy. Developing a stable marketplace and determining the funding sources to take the joint HUD / DOT / EPA initiatives into reality is an important underlying theme both during this week's workshop, and into the months ahead. This meeting will start with a presentation by HR&A housing and retail market analysis. Bob Gibbs will then present retail formats in traditional urbanism, and then the meeting will conclude with a facilitated roundtable discussion for anyone with insights into methods and sources for getting it done. This focus group will take place on Friday, Sept 9, from 1-2:30, at the Reedy Senior Center.

Real Estate Development. This meeting will start with a brief presentation on how form-based codes can create more options and viability within the marketplace — and contribute to economic stability. Developers, architects, engineers, and real estate brokers are encouraged to attend this session, and will then be asked to participate in critiquing the form-based code, to ensure that the design team has full insights into the local development marketplace. This focus group will take place on Friday, Sept 9, from 3-4:30, at the Reedy Senior Center.

Old Town Community Character. Most of the historic properties in Old Town are illegal under the current outdated zoning code. All property owners in Old Town are strongly encouraged to attend this focus topic meeting, where they'll be asked to break into smaller groups to discuss the critical issues necessary to protect and enhance Ranson's character using the tool of the form-based SmartCode. This focus topic meeting will take place on Saturday, Sept 10, 10:00-11:30 am, at the Reedy Senior Center.

Charles Washington Hall Tour. Everyone is welcome to join a tour through this important historic building, which is rarely open to the public. The preservation architect will lead the tour to discuss potential civic uses as well as the Charles Washington Commuter Center redevelopment, on Saturday, Sept 10, 1:00-2:30 pm, at Charles Washington Hall.

Community Critique. The workshop team will provide a brief overview of what the community had to say this week and how it's been integrated into the work. An open house will follow, with the workshop team available in smaller groups to take further comments and to answer questions. Of particular interest will be the first draft of Ranson's Comprehensive Plan Preferred Development Map. This general public meeting will take place on Sunday, Sept 11, 7:00-8:30 pm, at the Independent Fire Hall, 200 West 2nd Avenue, Ranson.

Closing Presentation. The team will present detailed work to date and take another round of community critique before completing the draft plans. This general public meeting will take place on Wednesday, Sept 14, 7:00-8:30 pm, at the Old Opera House, 204 N George Street, Charles Town.

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