

Greenville Streetscape & Revitalization Project
Community Design Forum
October 27, 2007, 8:30 am - 12:30pm, Civic Center

Dawnette Dryer	Lanis LeBaron	John Sheehan
Josh Huddleston	Dave Anson	Lynne Herman
Eleanor Palmisano	Sheila Grothe	Nancy Lund
Tony Palmisano	Lorena Gorbet	Josie Litchfield
Lee Anne Schramel	Deanna Carter	Young Master Litchfield (future user of a revitalized GV)
Sara Palmisano	Dan Salvatore	
Ben Merritt	Betsy Schramel	
Marsha Roby	Carroll Zensius	Marion Rosenthal

1. Background & Introductions/Status of Project/Design Forum/What will we do today? - Tony

General intro of 3I, steering committee, website, acknowledgement of Alicia's sidewalk photo documentation, please let Kim Fluty know about any grants that may apply-she will calendar a schedule for grant apps, etc. Intro of John Sheehan and Plumas Corp.

3I has been wandering the streets and community of Greenville to gather information from citizens, businesses and the buildings and town itself. This is the community's project and so what we want is # one.

Rules of engagement - in order to meet our schedule we may have to cut discussions short - but please do not hesitate to write down your ideas and give to us.

Our deadline for the submission of this report is the end of the year.

2. Main St Models (main st in the general sense, not specific to GV)

Looking at slides of other small downtowns for ideas - positive and negative.

These towns are works in process as GV will be - an on-going project.

How to do sidewalks, take advantage of design elements that exist - pop out balcony/porch, buffers between street and sidewalk.

State highway treatments vs county road treatment - State is less interested in historic aspect of area

Resident mentioned using Context Sensitive Design - try to bring Caltrans into this concept

Ongoing maintenance is something to be taken seriously and taken into consideration during planning

It is important to see the aesthetics that are involved and not totally give in to the "practical" - snow removal is not done 12 months a year

Other ways to have planters that are part of the sidewalk so that snow removal is not hindered.

We are in the middle of the forest, but no trees on Main St.

We can widen sidewalks 4 feet on each side and honor snow removal according to county office.

Resident says layer upon layer of asphalt has raised height of street and wonders how the hump effect will impact widening. Street survey of J Kolb's (county) will check that.

Crown of street needs to be lowered, drainage is a BIG issue. Can we drain Main St to the center rather than to the outside?

Have both parallel & angled parking - a mix?

We have some really nifty things here - it won't take a huge amount of "change" to make things work better and look better. GV downtown has some great elements to incorporate into revitalization.

Colored concrete

Widening the sidewalks, improve pedestrian access, add trees

The history is here, many structures remain from decades ago - keep the sense of place

Things to consider:

Retain angled parking

Planters/furniture

Define intersections

Wider sidewalks can accommodate both pedestrians and outdoor activities

Idea of bike racks downtown, bike paths - to be discussed again later.

3. Landscaping, Planters & Paving Materials

Defining edges of areas using different design elements

Breaking up a large continuous paved area with greenery, furniture, etc

Definition of corners with ADA work incorporated

Planter ideas - good to incorporate seating possibilities as part of planter

Planter -In ground, raised, imitation wood, real wood - maintenance trade off

Hanging baskets w or w/o flag hangers, etc, metal tree grates, tree protectors, water features

Paving materials other than concrete & asphalt, - use patterns, colors

Material will dictate installation method - important

Can do stamped concrete and stamped asphalt - many different colors and patterns

Pave with open blocks which allow vegetation growth and vehicle traffic

Planters and furniture could be locally fabricated

Concern expressed that we might lose our unique things - we can show our unique identity and use local materials, take advantage of those things that make us different, mining/logging history. Resident mentioned a talk last night about preservation of a community's authenticity.

Public Square - Identity space.

Sense of Place, originality, authentic, independence, sameness is boring, larger purpose, integrity, unique lifestyle, passion, emotional connection, "visitors are looking for same thing we are".

The Streetscape Committee will continue beyond the presentation of this report and assist in implementation of ideas.

Concern expressed that more Main Street property owners were not present. - They have been invited and have been meet with to hear their ideas- at least 7 property/business owners were present.

This report will allow us to pursue funding options and present the County and State with what we would like to see in the way of improvements.

Comment made that in another community, although the county and other monies were used - the private land owners themselves were willing to make financial investments in the revitalization. Local citizen participation is crucial to making it all happen.

Concern expressed that newspaper was not present. - These notes will be available to Alicia and she has talked with Lanis about not being able to be here and how we can facilitate the newspaper's coverage of the event.

This is a long process and many people have participated along the way with different people participating at different times. "As time goes by - the different community members will be joining us".

4. Benches, Street Furniture, Shelters, Racks, Trash

Different styles of benches. Low/short benches not good for older, less mobile individuals

Wood, metal, - simple vs complex, metal is hot in the heat, cold in the cold

Raised trash cans are nice as they can be easily cleaned beneath

Bike racks - kiosk - from modern, standard to innovative, creative

Again - a great way to incorporate local manufacturing of items.

Can we use the personality of the place to be reflected in the furniture? Can some of the furniture be different from others or should they be uniform - based on a uniform concept and then add a personality (arms be different, or back be different)

Raised everything - trash cans, bus stops - etc for ease of cleaning.

Plumas County is saying - tell us what you want and we will try to incorporate those ideas into county projects.

5. Lighting

Current - the big, ugly cobra heads

Caltrans fixtures at the rest stop outside of Quincy garnered a lot of positive response - as did another similar one

Can hang things on the lighting - flags, flower baskets.

Keep light out of second story habitats

Considerations:

Must meet County & Caltrans requirements

Shielded to prevent light pollution

Integrate into fabric of GV

Who pays for things has become quite an issue in the area. Can solar be integrated into these designs? - Yes, there are possibilities. Grid & off grid.

6. Façade Improvements

Sheriff's Office - fairly incongruent to the rest of town - neat accent - don't want this to be copied 50 times, but keep the identity - an iconic structure

Hunter Hardware - unique to the community - a great building - have redone the tile work and kudos to them.

Many buildings reflect common elements - gabled roofs, upper facades, metal roofing - makes a good model

Another improvement in town is the hotel - the work is great - both interior and exterior.

Retrieving the past - uncovering those older accents - Way Station has some wonderful windows that the Fickardt's have partially uncovered, would it be possible to completely expose them to reflect the history as a Wells Fargo building

Undergrounding the utilities can help with aesthetics as well as better performance of utility systems.

An additional building type - gable front toward street w/o arcade - about 4 of these throughout the town.

Greenspace planting can lower the cost of energy bills by strategic planting of greenery.

Consider:

Maintain existing buildings where possible

Reinforce, restore existing common details - covered arcades

New buildings be designed in such a way that they reinforce the neighborhood and increase pedestrian use of downtown

Concern brought up about upgrades occurring and then some agency comes in and says - all of you need to upgrade. This upgrade requirement would probably only come up with sale of property or major renovation. Historic building code allows for understanding of condition of buildings and reasonable expectation of upgrades.

Realize that these are "theme" suggestions, not requirements.

The Streetscape Group can support owners in making changes if they wish and doing it together to offer support for the concepts

7. Green Space , playgrounds, community garden, outdoor meeting spaces, trails & bike paths,
_____ Triangle Park

Bike paths - walking trails - some are "bike lanes" and some are paths based upon the area they are in.

Try to integrate existing projects and help them move along to fruition

Triangle park (at corner of 89 & Ayoob Alley)

Concept ideas - event sign, trees, gazebo, native plantings.

Water feature, bus stop - suggestions for ideas in front of substation/Feather River Properties

Might be good to keep the trash cans at slight remove from seating areas due to "fragrance" that may emanate from trash cans

Could community event sign be digital & wired to the Chamber of Commerce, a digital display of a PDF instead of a piece of paper? Should the display be capable of being viewed from autos, with an additional area for flyers?

Stay away from neon, lights - open posting areas - should be able to manage them.

Consider:

Space for sitting, meeting, public events, playing

Safe and convenient pedestrian & bicycle access for the community

8. What would you like to see in the future?

Unite Main St - could there be structure that breached the divide (Hwy 89) -so it all feels like Main St?

Raising of street crossing 89 to slow traffic and create connection between ends of Main St?

Be as creative as possible...

Promoting horse traffic also? Emphasizes ranching and farming aspect of valley.

Flower boxes were all around the town (long ago) - can we do that again with an event to commemorate it?

Irrigation for flower baskets, etc?

Water feature that allows for recreational activity in cold weather which freezes the water?

Encourage planting of specific trees by local residents and merchants?

Incorporate themes of the valley - Native Americans, oaks, fruit trees, mining, logging, bring in more fall colors and spring blooms?

Bring local artists and sculptors into the artwork - create centerpieces, accents with artwork

Triangle Park - gazebo could look like a sweat lodge - cedar construction lasts well

Youth component

Signage that commemorates the area

Present the REMARKABLE aspects of the community?

Put furniture out to bid by local artisans with bios of creator attached?

Could we change the school sign back to something more fitting - combine the school sign with the local event sign? And add flyer area at reading level

How do we effect slower speeds through town?

How do we effect less trash on roadsides?

Plumas County's average age is older than the rest of the state, and County has little or no growth projection over the next few decades. Without jobs and opportunity there will be little growth. However, the ones who have been moving in have more money and often are families that are capable of making their living at a distance due to electronic possibilities. This gives chance to improve life for all residents. Can pull small businesses (commercial, manufacturing, technical) to the area because of electronic communication options.

This is an exciting project - very exciting ideas to bring out, natural assets (turkeys). Those who come here do like to return, what can we do to keep our children here or give them an opportunity to return.

Thanks offered to the ones who are participating and making this happen!