

Chestertown Waterfront

Chestertown, Maryland



Client

KRM
Peter Johnston Associates, Prime

Dates

November 2006-

Program

6 Acres
Environmental College
Rowing Club
100 Units
55,000 SF Retail

Relevance

Sustainability
New Urbanism
Town Growth

Services

Institutional
Waterfront Environmental Design
Urban Design
Town Planning
Project Team Sourcing
Project Graphics

Team

MASTER PLANNER
John Moynahan UDP
Pete Johnston Associates
RETTEW Associates, Inc.

Project Challenge

Chestertown is a strong model for traditional neighborhood design. Walkable streets that comfortably lead visitors and residents past various house and building type to a pleasant downtown, Washington College or the city's waterfront are precedent for future TND. An old city, Chestertown has its share of past industry, not to mention waterfront fuel oil delivery and storage. One challenge is obviously environmental, but aft erward, the redevelopment of waterfront sites previously industrial. A small site with great potential located adjacent to downtown will likely stimulate town expansion.

Project Description

Six acres located on the Chester River currently contain such uses as a historic armory building, college rowing club, public open space, wetland, and private residential. The desire for connection to Chestertown's street grid, and for uses such as marina, retail, residential, and environmental college make the project complex and energetic.

The project's public access will result in the city's fi rst programmed open space. Extra care has been given to the linear sequence of events users will experience along the waterfront, as well as how tenants and residents will live and work. The overall plan for these six acres takes in a vast area in order to properly demonstrate potential links to adjacent sites and downtown streets.

Value Added

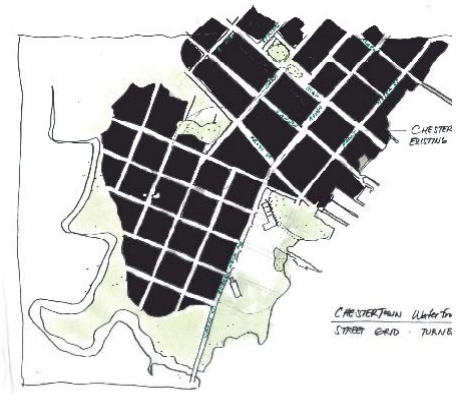
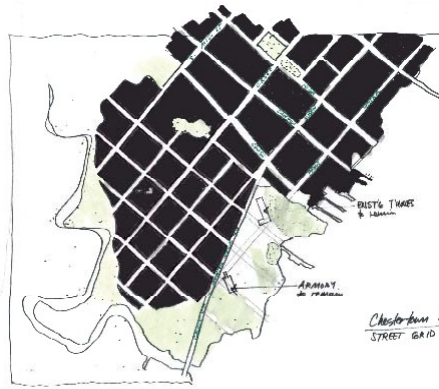
By studying Chestertown's existing urban patterns, building stock, and history, several alternative concept plans were generated which, if designed only for the six acre site, may not have exhausted the larger design considerations such as views and important linkages. The client and City of Chestertown see value in taking the longer view.

Chestertown Waterfront

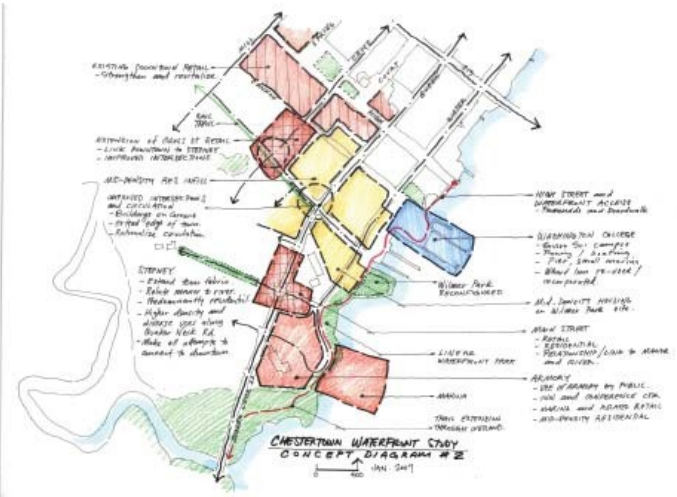
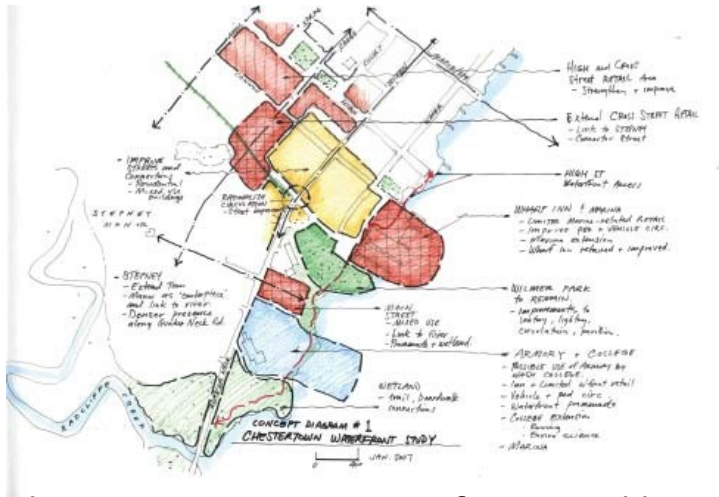
Chestertown, Maryland



Chestertown street grid.



Street grid studies- Straight and Rotated.



Alternate Concept Diagrams for site and larger context.



Concept plans indicating building footprints, open space, development program and links to downtown.