

Creative Districts and Economic Development

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CREATIVE DISTRICTS- LAND USE AND ECONOMIC DEVELOPMENT

Development patterns are changing

Numerous forces for changes in development patterns:

- *Demographics*
- *Changing consumer preferences*
- *Need for interaction- Humans are a social animals*
- *Desire for individuals to stay connected*
- *Sense of community*
- *Opportunity to work, live, play and dine in close proximity*
- *Less dependence on transportation*
- *More environmentally-friendly (sustainable)*
- *Vibrant, walkable communities*
- *Need to interact- social, business, and culture settings*
- *Transportation options have driven development patterns for decades*



CREATIVE DISTRICTS- LAND USE AND ECONOMIC DEVELOPMENT

CREATIVE DISTRICTS & TOOLS

- *Conservation design*
- *Sustainable development*
- *Form-based Code*
- *Innovation Districts*
- *Maker Districts*
- *Creative/ Arts Districts*



CREATIVE DISTRICTS- LAND USE AND ECONOMIC DEVELOPMENT

Conservation Design for Subdivisions

A PRACTICAL GUIDE TO CREATING OPEN SPACE NETWORKS



Randall G. Arendt

Natural Lands Trust, American Planning Association, and American Society of Landscape Architects

CREATIVE DISTRICTS- LAND USE AND ECONOMIC DEVELOPMENT

CONSERVATION DESIGN



- Identify natural, cultural and historic features
- Identify all potential conservation areas
- Locate house sites
- Design street alignments and trails
- Locate lot lines

Conservation Design for Subdivisions, A Practical Guide to Creating Open Space Networks, Randall Arendt, (Island Press, 1996).



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