

Charrette

Another means of collecting public input is a charrette – a multi-day workshop during which ideas are developed and sketched out, with the goal of putting together a plan for a specific area. Citizens are invited and encouraged to come in any time during the charrette to offer their ideas, critique the plan, and generally shape the plan.

A charrette was held for the purpose of developing a plan for the New Hudson part of the Township, resulting in the Lyon Center Vision Plan.

Residents who participated in the charrette agreed on a plan that calls for creation of a compact, walkable downtown, with a hamlet at its center, and high density residential adjacent to the hamlet on the south. The hamlet, consisting of individual building on individual lots, is intended to mimic the way New Hudson historically developed and provides a way to seamlessly integrate the new and old structures.

Looking beyond the hamlet, residents agreed that the southwest quadrant of downtown, but within the ring road, should be developed with a combination of multiple family at 12 to 14 units per acre and single family at 7 to 8 units per acre.

On the east side a downtown, the charrette resulted in a substantial amount of land being set aside for civic use on the land use plan. At the entrances to the downtown, the plan proposes Gateway Corridor land uses, which are intended to consist of low impact office and service uses in redeveloped single-family homes.

Goals and Policies

The opinion survey provides information about community values. These values provide the basis for a set of goals and policies, which, in turn, provide the foundation for the master plan. The goals and policies reflect the development concerns of the community, give direction regarding the physical environment desired by the citizens of the Township, provide direction for more detailed analysis and eventual changes in zoning, and establish a barometer to assist the various boards and commissions in assessing the impact of their planning and zoning decisions.

General Planning and Development Goals

1. **Balance of Land Uses:** Provide for a balance and variety of land uses, including commercial, office, industrial, open space, and recreational uses in locations that will enhance the quality of the residential environment.