

GRUDP

1

GRASSLAND SPECIAL AREA PLAN
PUBLIC INVOLVEMENT MEETING #1

VISIONING EXERCISE #1

What are the most important Planning, Preservation, and Development issues facing the Grassland Village?

turning
lane
north
Hillsboro
to OH

- Hillsboro Road - traffic issues solved before more commercial - then a plan needs to be in effect (ie Road widened)
- Concerned about widening and how it will impact village
- Sewer and septic capacity / availability are major issues
- Preserve open space / farm land
- Save hill sides & trees
- Walking availability, Sidewalks
 - keep sidewalk in a dead end
 - bike lanes a plus
- commercial needs to be kept small (sq footage defined - no big box)
- speed limit control measures
- more restaurant choices
- Signage: design, size placement ~~are~~ to be done with good planning
- parking placement is important
- 'village shopping' character ~~to~~ ^{to} be developed
- preserve recreational space
- connect recreation with village

Soccer fields

to be developed

• ~~walking trails~~

• infrastructure comes first

turning

lane arrow

going north

on Hillsboro

to Old

Hillsboro

GRASSLAND SPECIAL AREA PLAN
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VISIONING EXERCISE #2

What is your vision for the Grassland Village for the next 20 years?

- ① connectivity of neighborhoods & commercial areas → sidewalks/bike lanes separated by green space from traffic
- ② Branch of Williamson County Library
- ③ small hardware store
- ④ sewer available
- ⑤ A Real defined Village of Grassland
* : a unique character
ie. Good Cup (small neighborhood feel)
- ⑥ Access to Harpeth River (canoes)
Connecting to green space: Balance access
- ⑦ Integrity of Harpeth River preserved & improved
- ⑧ wine store
- ⑨ No apartments but nice condos (limited OK)
- ⑩ keep houses off hillsides (height & 2 stories)

GROUP

2

5/22/2

VISIONING EXERCISE #1

What are the most important Planning, Preservation, and Development issues facing the Grassland Village?

1. Sewers

2. turn Ⓛ out of Bobby Drive : Harpeth Hills

3. traffic

* 4. 2 Lanes

Hillsboro → old Hillsboro - Ⓛ Lane signal/lane

Ⓛ Lane → onto Battleground from Hillsboro

turning of Battleground St / Hillsboro Red light connections from neighborhoods to Battleground St or other signs

Grassland Village is a "cut through" between Loop & Hillsboro Road

Traffic in & out of Harpeth Gymnastics

3 1/2 acres in front of Bobby Drive - zoning?? who has jurisdiction

Development - intensifying / density ↑

* preservation of personality *

the look of the businesses

* fireplaces / Christmas tree stands *

lack of restrooms, uni stores, assisted living cleanliness across the street from office

aging community

sidewalks, trails, bike lanes

↑ Greenspaces ↑

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What is your vision for the Grassland Village for the next 20 years?

A village that has preserved its personality of a quaint community with locally owned businesses that inspire community involvement & "gathering" where businesses have maintained an ~~middle Tennessee~~ "feel" with a component architectural style. A village where traffic flows ~~in an out~~ & sewage flows freely & openly - preferably NOT together. & people can safely walk ~~in between~~ from place to place

imagine



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3

VISIONING EXERCISE #1

What are the most important Planning, Preservation, and Development issues facing the Grassland Village?

Flood Control & Control & Plan Growth
Quality look, buildings landscaping, overall
architectural design

Traffic: car, bike, pedestrian
specifically turn lane

Cartwright Watershed & Clean-up issues
to be made asset not liability

Want designated commercial pockets

Flood Control

Controlled growth

VISIONING EXERCISE #2

What is your vision for the Grassland Village for the next 20 years?

We know Grassland will continue ~~with~~ ^{with some} growth. However, our vision is for Grassland to keep its village and countryside ambience. We see Grassland as a self contained community with all amenities that you would need to not leave the village. We want to keep our sense of safety with emergency services readily available. We want a community that is for all, children through senior with events that bring community together not so spread apart. A community that supports and sustain more locally owned businesses. We would like to see the parks and recreational facilities more active.

GROUP

4

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VISIONING EXERCISE #1

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TRAFFIC

SERVICE - HARDWARE STORE, SEWER SYSTEM

~~RETAIL / FOOD -~~
~~FLOOD CONTROL~~

ZONING GUIDELINES CREATE A LOCAL FEEL
PARKS / ACCESS TO THE RIVER

PEDESTRIAN ACCESS (~~SIDEWALKS~~, ~~NATURAL TRAILS~~,
~~SAFE CROSSINGS~~, ~~CROSSINGS~~)

COMMUNITY GATHERING AREA (AMPHITHEATRE,
DEMONSTRATION AREA / CELEBRATION)

~~TURF LINES~~

~~ROAD WIDENING~~

~~EMERGENCY SERVICES~~

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VISIONING EXERCISE #2

What is your vision for the Grassland Village for the next 20 years?

- Make Grassland an inclusive, family-oriented, intergenerational self-contained community.

- Village Identity. Cohesive architecture
Common theme.

Community collaboration.

Blank lined area for additional responses.

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5

GRASSLAND SPECIAL AREA PLAN
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VISIONING EXERCISE

What are the most important Planning, Preservation, and Development issues facing the Grassland Village?

Improve traffic situation before approving new residential development

Future subdivisions should maintain 5 acre minimum

Designate permanent green spaces especially on commercial boundaries

Evolve into a greener Grassland - that is, businesses adopt energy efficient and environmental sensitive practices
(lighting, air quality, noise pollution)

Clean up and maintain attractive, and business properties - (no junk abandoned buildings or environmental

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What is your vision for the Grassland Village for the next 20 years?

Grassland Village will be a self sustaining community with local businesses, services ~~and~~ We'd like maintain the small town feel - preserving green spaces, ~~and the~~ and enhancing local history - Attractive to young families in

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6

GRASSLAND SPECIAL AREA PLAN
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VISIONING EXERCISE #1

What are the most important Planning, Preservation, and Development issues facing the Grassland Village?

Traffic - Hillsboro Pike
- School traffic

Sewerage

Growing faster than resources -> planned growth
Pressure open space, vegetation, character of area

River flooding - drainage - Cartwright Creek

Limitations on commercial & non-residential development

Limitations on the size of buildings (already <10,000ft)

Development on the top of hills - hilltop plan in character plan

Emergency services in the footprint

Is growth a necessity

Bus Rapid transit -> Nashville -> provisions for

Walking trail between schools & commercial areas

Pressure parks - school area

Centralized parking

Group 6

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What is your vision for the Grassland Village for the next
20 years?

Bumper Cars — and cyclists

Walking Trail between park - River Rest - Grassland -

- Battleground Commercial Area → services access

Emergency Services - substation for police

Looks like a village; good streetscape between commercial
area and schools

Dense development around commercial area → utilities (sewers)

Transportation - mass transit → Franklin & Nashville

Blank lined area for additional handwritten responses.