



Isometric View - Phase 1

PHASE 1 - VILLAGE CENTER

100 acre gravel extraction site is a location for modest scale Transit Oriented Development (T.O.D.) situated between a suburban Boston commuter rail station and a small regional mall.

A high density, high amenity pedestrian community shall develop on the 'front' 50 ac. of the parcel, a village center of small shops, dining, services, a variety of housing choices, and a medical center for the town of Kingston.

T.O.D. transit villages require high densities to sustain metropolitan rail, and the majority of the neighborhood's building types are 3 stories or greater with mixed use or stacked residence programs.

As a complement to the village, the west ('rear') half of the parcel is kept as open land and is currently in agricultural and wind turbine uses, and connects the village - with parks and play fields - to extensive public woodlands to the west.



Street Elevation 1



Street Elevation 2

PHASE 1 PROGRAM

- 45,000 sf Ground Floor Commercial
- 406 Parking Spaces
- 112 Dwelling Units
- Veterinary Center



MIXED USE NEIGHBORHOODS
Village Center Setting
 6.0 Acre Site