## FIRESTONE VILLAGES MASTERPLAN, BATH TOWNSHIP, OHIO PRESERVING OPEN SPACE IN A MEANINGFUL WAY

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An integrated network of natural open space is central to the Firestone Masterplan. The Firestone Masterplan creates a meaningful relationship between development and open space, where open fields and forest define the edge of a village and are large enough to support wildlife, trails, and the area's scenic beauty. Creeks, wetlands, woodlands and steep slopes will be permanently set aside. Activities that may degrade the environment will be strictly regulated on private lots, while the most valuable habitat areas will be protected as public open space.

This proposed pattern of compact villages surrounded by large open spaces contrasts with conventional large-lot developments that privatize open space, degrade sensitive habitat, and ruin rural scenes by spreading development everywhere. Furthermore, these large lot developments cannot support civic and retail amenities within walking distance of most homes.

The Firestone Masterplan preserves over 75% of the site as protected natural open space. Wetlands, riparian corridors, dense woodlands, windrows, and roadside fields will provide an extensive network of open space with connections for migrating wildlife and trails for the community's enjoyment.

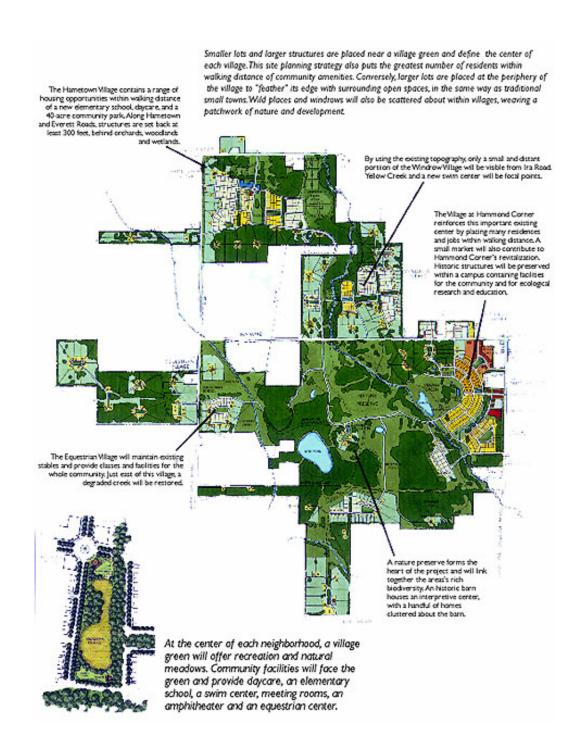
A village green, smaller lots and larger structures define the center of each village. This site planning strategy puts the greatest number of residents within walking distance of community amenities. Conversely, larger lots are placed at the periphery of the villages to "feather" its edge with surrounding open spaces just as with traditional towns. Wild places and windrows will also be scattered within villages, weaving a patchwork of nature and development.

At the center of each neighborhood, a village green will offer recreation and natural meadows. Community facilities will face the greens and provide day care, an elementary school, a swim center, meeting rooms, an amphitheater and equestrian center.

Streets will be designed to slow traffic and to provide walking environments, by narrowing travel lanes, planting street trees, and reintroducing the porch as a way to see your neighbor. The outdoor "living room" of these traditional streets contrasts with conventional streets lined with garage doors and wasteful setbacks.

Congress for the New Urbanism

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