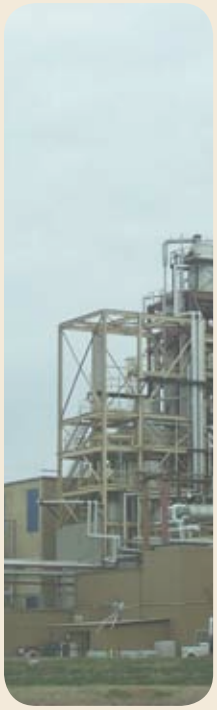
discovering your community character



Character Area [kar-ik-ter air-ee-uh]

specific geographic area within community...possessing unique characteristics to be preserved...requiring attention due to development issues.

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The Purpose.

Understanding the character area concept and

Identifying character areas in your community

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character

Understanding the Character Area

Street design and layout.

Size and arrangement of lots.

Site design features.

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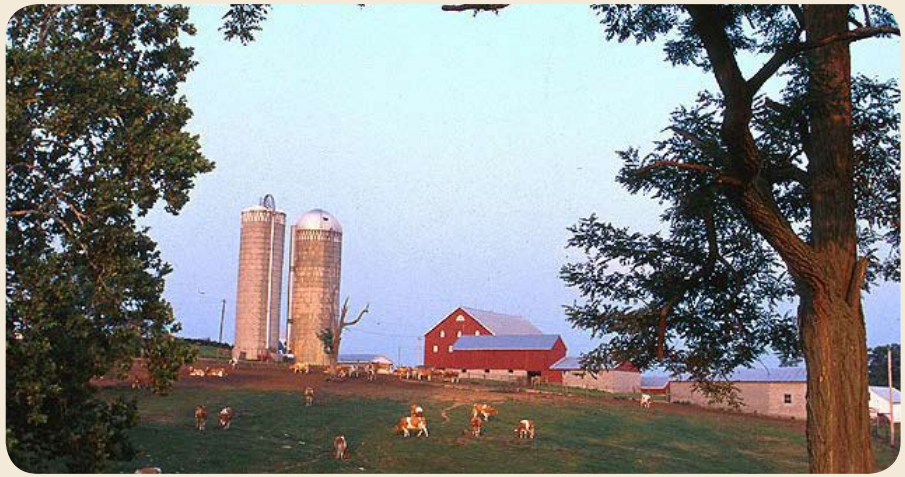
Characteristics That Help Define an Area

character

Understanding the Character Area

Intensity of development.



Parking arrangements.

Location, dimension and orientation of buildings.

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Characteristics That Help Define an Area

character

Understanding the Character Area

Natural features and landmarks.

The way uses interact within the area.

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Characteristics That Help Define an Area

character

Understanding the Character Area

Building orientation and relationships

Amount of open space

Distinct edges

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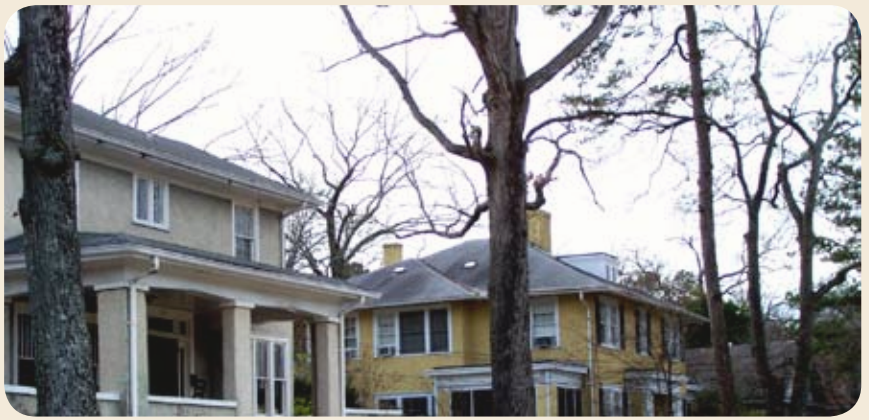
Characteristics That Help Define an Area

character

Understanding the Character Area

Single and mixed uses



Building sizes & styles

Accessibility

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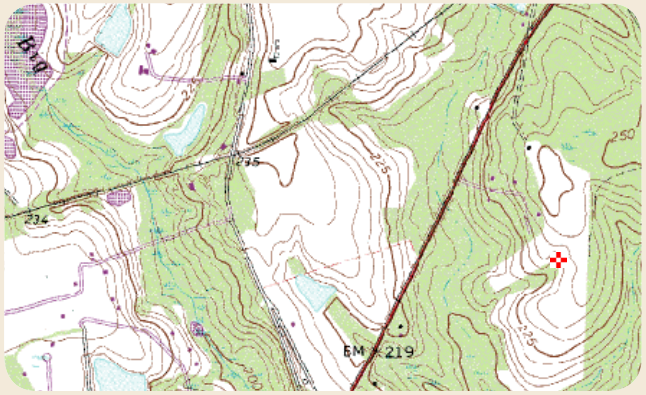
Characteristics That Help Define an Area

character

Identifying Character Areas in Your Community

Property of plat maps



Maps of natural resources and environmental features

Aerial maps

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Methods of Defining Character Area Boundaries

character

Identifying Character Areas in Your Community

Windshield and walking survey

Surveys and questionnaires

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Methods of Defining Character Area Boundaries

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Character Areas Process

a. Identification of areas
b. Visioning for the area
c. Develop Strategies
d. Implementation

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"Discovering and Planning your Community Character"

DCA Planning Guidebook Series available on-line at www.dca.state.ga.us

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