Bristol West: Integration of Conservation in Development

Commercial Cluster #1
- Food and Beverage
  - Coffee Shop
  - Deli - Grill and Brewery Restaurant
  - Bakery Shop
  - Bistro
- Retail Stores and Shops
  - Outdoor/Recreational shop
- Clothing and Specialty Shops
  - Integrated rain gardens and bioswales
- Open Green Space

Commercial Cluster #2
- Office Complex
  - Professional Offices
  - Integrated rain garden with bioswales
  - Infiltration and stormwater treatment
- Conservation Easement
  - Preserves Open Space for:
    - Wildlife Corridors
    - Hiking and Recreational Trails
    - Character of the area
    - Reduction of Erosion and environmental degradation

Commercial Cluster #3
- Office Complex
  - Professional Offices
    - Banking
    - Regional Professional Offices (e.g. Accounting, design firms, and Environmental Agencies)
  - 2 story parking garage
  - Integrated rain gardens and bioswales

Greenway and Walking Trails
- Re-use of Existing Barn
  - Bicycle Rental
  - Small snack and beverage shop
- Picnic/Gathering Shelters
  - Existing Bristol Lodge
  - Renovated and re-developed using conservation techniques

Agriculture-Tourism
- 25 Acre Vineyard with full processing facility
  - Accommodates local visitors, tourists, and venue events such as weddings and parties
- Bristol West Boulevard
  - Wetland/Stormwater Retention Area
  - Wetland/Vegetated Retention Area with Bridge

Commercial Cluster #2
- Retail Complex
  - Hardware Store
  - Convenience Center
    - Fueling Station
    - Full Service Automotive Shop
    - Information Center
    - Diner
- Commercial Cluster #3
  - Local Retail Shops/Lofts
    - Art and Design Studio Spaces
    - Specialty Shops
  - Restaurants
    - Steakhouse
    - Country Diner

I-81 Corridor
- Agriculture-Tourism
  - 25 Acre Vineyard with full processing facility
  - Accommodates local visitors, tourists, and venue events such as weddings and parties
- 2 story parking garage

Existing Barn to remain
- Existing Residential to remain
- Wetland/Vegetated Retention Area with Bridge

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