Models, Lessons of Village & Downtown Design

PRESENTED BY RHONDA IRISH, WILTON TOWN MANAGER
Welcome to
Wilton
A great place
to live, work & play
Planning For Wilton’s Downtown Revitalization

Step 1: Conduct a Walking Audit – August 2010 – Androscoggin Valley Council of Governments (AVCOG)

_A walkable Wilton in the works – Daily Bulldog_

That’s just what 20 or more people that included town officials and interested residents did this morning in a discussion and brainstorming walk downtown. The benefits of a "walkable community" not only serve to bring more business downtown. Joan Walton, a community and regional transportation planner with the Androscoggin Valley Council of Governments, said providing safe areas for foot and bike traffic make people healthier too.
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Step 2: Begin a Downtown Revitalization Plan

Wilton Downtown Revitalization
PUBLIC WORKSHOP

TUESDAY, DECEMBER 13, 2011*
6:00pm at the Academy Hill School

* This meeting will be rescheduled for January in the event of inclement weather.

Residents, property owners, and business owners are invited to attend this public workshop on the development of a Revitalization Plan for the Downtown.

RESULTS WILL BE PRESENTED ON THE COMMUNITY-WIDE SURVEY ON THE DOWNTOWN

What are the most important downtown assets and resources?

How can the town build a strong business environment downtown?

Who needs to be involved in revitalizing the downtown?

What are your ideas to help improve the downtown for residents and visitors?

What are some of the public improvements that can be made?

YOUR INPUT IS NEEDED for this important planning process which will address enhancements and public improvements, economic development, and strategic planning for the downtown. PLEASE JOIN US!

LIGHT REFRESHMENTS WILL BE PROVIDED

For more information, contact Rhonda Irish, Town Manager, 645-4061 or see the Town’s website: www.wiltonmaine.org.
## Planning For Wilton’s Downtown Revitalization

**Step 2: Begin a Downtown Plan:** Form a Downtown Committee, Hold Public Meetings, Invite the Media, Conduct a Survey!

### DOWNTOWN WILTON REVITALIZATION PLAN QUESTIONNAIRE

The Town of Wilton is developing a strategic plan to reinvigorate and improve the downtown Main Street between Depot Street and Route 9. Please take a moment to access the following questions to help the Town prioritize revitalization efforts and understand residents’ and business needs and ideas for the downtown.

You can return a completed form to the Wilton Town Office, or complete the ON-LINE VERSION (available on the town website www.wiltonmaine.org) by **NOVEMBER 24, 2011**.

**Thank You!**

<table>
<thead>
<tr>
<th>Question</th>
<th>Options</th>
</tr>
</thead>
<tbody>
<tr>
<td>Do you (check all that apply):</td>
<td>Live in Wilton</td>
</tr>
<tr>
<td>How often do you go downtown?</td>
<td>1=Excellent</td>
</tr>
<tr>
<td>How often do you make purchases or use services downtown?</td>
<td>Sometimes</td>
</tr>
<tr>
<td>Please rate Downtown Wilton on each of the following:</td>
<td>The character</td>
</tr>
<tr>
<td>On the lake</td>
<td>Library/church (social/</td>
</tr>
<tr>
<td>Not on the lake</td>
<td>Commercial)</td>
</tr>
<tr>
<td>Do you think the Town Office should be located on Main Street, in the downtown?</td>
<td>Yes</td>
</tr>
</tbody>
</table>

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**Return to Wilton Town Office or go to www.wiltonmaine.org on-line survey by November 24, 2011.**

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Wilton Survey Results

There were a total of 221 respondents to the survey. The responses were fairly evenly split between those that completed the survey online using Survey Monkey and those that completed a paper copy. Of the respondents that answered the question, 179 reported that they live in Wilton, with 76 living in or near the Downtown Wilton area. There were also 55 respondents that stated they worked in Wilton. Respondents were able to check more than one response to the question.

How Often Do You Go Downtown?

Almost half of all respondents stated that they go to Downtown Wilton at least once a day with another thirty-nine percent reporting they go at least once a week. Only 12 percent (or 44 respondents) only go once a month or less.
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Step 3: Complete the Downtown Revitalization Plan!
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Step 4: Move on to the Next Phase

Held Downtown Committee Meetings, Began to Follow the Plan, Couldn’t Get Out of Our Own Way

Downtown Committee Meeting  
September 12, 2013  
Wilton Congregational Church  
6:30 p.m. to 8 p.m.

Agenda

1. Update of downtown properties (property maintenance)
   a. Discussion of palisade board and property clean-up funds
2. Update and discussion of “Events Sign”
3. Discussion of “boning” of the downtown (& town)
4. Discussion of WMCA Polar Plunge & events
5. Update of Maine Downtown Network workshops
6. Other
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Step 4: Move on to the Next Phase – We hired a Consultant!!

We asked our Consultant: Do you think we could apply for a CDBG grant in three years or so??

He said: You’re ready now!!!

Step 5: Hold Public Meetings, Do your homework – follow your plan. We then applied for a Downtown Revitalization Grant in 2015.
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We were awarded the grant in 2015. The Downtown Committee spearheaded the Plans. They determined the main highlights of what they wanted to see in a revamped Downtown:

- Make the Town Monument a focal point of Downtown
- Create a Safer, Walkable Downtown
- Try to slow down the speed of traffic
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Step 7: Construction Phase

Construction began in the late fall of 2016. During construction, this was the reaction of those who had been involved in the Planning from conception to Construction
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Step 8: Construction Phase 2016

This was the reaction of those who weren’t involved at all:

The Concerns of the Public........
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Step 10: Completion of Construction
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Step 11: The “After-Effects” Realized and Continuation of Efforts

- Four New Businesses in this Downtown Section since completion of the project 2016-17
- One more Business to open in November; Another being considered
- The main Anchor to the Downtown, the Bass Building has also gained new businesses
- Two new small manufacturing businesses in the immediate area have also opened
- People now want to live Downtown; four new apartments being constructed in existing buildings
- The Town has improved infrastructure by rebuilding or repaving sidewalks, paving downtown streets.......

The Planning and Remodeling/Refurbishing continues to the next stage!!!