

## Experience

MICHAEL WATKINS ARCHITECT, LLC

*Urban Design & Architecture*

*The following is a list of selected projects:*

### **ACHE Property Master Plan and Code, Fort Smith, Ark. 2016 – present.**

Northwest Arkansas is disproportionately lacking in healthcare professionals per capita. Kyle Parker has responded to this need by building a medical school, the Arkansas Colleges of Health Education (ACHE), in Ft. Smith, Arkansas. MWA was hired to design a walkable, mixed-use neighborhood that will surround the school. It will provide a community in which residents, employees, students and visitors can participate in an active and engaged civic life. This new neighborhood will include housing of various types (both market rate and student housing), offices, shops, restaurants, and civic buildings. The first phases of construction are underway, and MWA recently completed follow-up charrette to design a neighborhood on adjacent land recently acquired, tune-up the master plan, and look closely at the next phase.

### **Ford's Colony, Williamsburg, Va. 2020 – present.**

Located about 4 miles from historic Williamsburg is the existing community of Ford's Colony. MWA was asked to prepare a master plan for a 180-acre site in that community. Unlike the development patterns of the surrounding neighborhoods, MWA was charged with creating a compact, walkable neighborhood, incorporating a mix of building types, civic spaces, as well as a senior living community.

### **Boardwalk, Northwest Oh. 2019 – present**

This 4.9-acre site located on the west shore of a lake in Northwest Ohio is less than a half-mile from a local downtown and includes an existing restaurant directly across the street from the lake and a pier. RCS construction hired MWA to prepare a short-term plan for one area of the site considering the renovation of the existing restaurant and the addition of food trucks, seating, and pop-up retail, as well as a long-term plan for the entire site to include housing. Because the site sits atop the dam than hold the lake, the topography was a challenge, but an opportunity which enabled all off-street parking to be away from the lakefront. The plan includes a mix of cottages and townhouses oriented around 4 pedestrian neighborhood greens and paths giving optimum views and recreation opportunities to all.

### **Blueberry Farm, Central Fla. 2019 – 2020**

The Blueberry Farm is a successful pick-your-own blueberry business located in central Florida. The owner and operator of the farm hired MWA to consider phased plan for the farm which saves the pick-your-own portion of the fields (the most profitable portion) as the final phase of the project and incrementally takes over the existing irrigation system to allow for optimal use of the fields through development, keeping the farm as an amenity for the residents. The plan includes a variety of housing types, streets, and civic spaces and incorporates the large area of storm water management required within the civic spaces.

### **3215 Southern Avenue, Shreveport, La. 2020 – present.**

Michael Watkins Architect was asked to prepare a study for a small site in Shreveport, located in close proximity to a medical school campus and a regional mall. The site is located at the intersection of two busy roads and adjacent to an Interstate highway. A schematic plan was developed, which emphasized the quality of the public realm that could be created within the interior of the site, given the challenging adjacencies. A building type was selected that allowed the primary living spaces to be oriented towards interior lanes and a central public space, while still presenting a dignified edge to the

surrounding context.

**Provenance, Shreveport, La. 2019 – present.**

MWA was hired to participate in a design charrette to update the master plan for Provenance, a new town designed by Steve Oubre and Architects Southwest in the early 2000s. The charrette team developed a master plan for all currently undeveloped phases of the project, including a plan for a new mixed-use town center that will become the focal point of community life in Provenance. Schematic architectural designs were prepared for the buildings in the town center. In addition, the team addressed the landscape design and made recommendations for existing civic spaces in Provenance.

**Drake Farms, Fayetteville, Ark. 2019 – present.**

Drake Farms is a 170-acre mixed-use pedestrian-friendly neighborhood 3-1/2 miles north of downtown Fayetteville. The founders hired Michael Watkins Architect, LLC to assemble a team for two charrettes that took place in early 2019, during which the master plan was prepared as well as a detailed plan for Phase I and all of the Phase I buildings. The Master Plan incorporates an existing Walnut Grove and connections to the adjacent Razorback Greenway. The neighborhood will be a health-focused employment center with a mix of housing types, uses, a network of streets and civic spaces, and a health district, which will be home to one or more local health institutions. Plans for Phase I are well underway as is the consideration for rezoning of the rest of the property.

**Endview, Newport News, Va. 2018 – 2019.**

Endview is a proposed 250-acre new town adjacent to the existing Endview Plantation, a house built in 1769 and used as a hospital during the Civil War. Today, the plantation is a regional destination that puts on Civil War reenactments for visitors. The Endview site plan incorporates the Plantation as a regional park, with contiguous park land reaching into the neighborhood. The plan also preserves views into the Plantation from nearby Yorktown Road. A variety of constraints are found on the site including a water easement that bisects the site, wetlands and reservoir protection. The plan includes a variety of housing types, a commercial center, community clubhouse and a school, as well as parks, greens and squares.

**Ft. Monroe, Hampton, Va. 2018 – present.**

The Ft. Monroe site sits on Old Point Comfort peninsula in the Chesapeake Bay at the mouth of the James River. Ft. Monroe guarded the entrance to the waters that serve the Hampton Roads area. Today, it is decommissioned but it an historic destination. The area adjacent to the fort consists of housing and businesses and the site itself contains a few contributing buildings, existing street grid and a power substation. The proposed plan provides an increased variety of housing types for the area by the addition of new single-family lots as well as renovations to a few existing buildings. The plan addresses its surroundings by facing homes to Mill Creek to the north, the fort to the south and the neighborhood to the west, all while screening the substation from street view. The land directly east of the site is proposed as a park.

**Midlothian Special Area Plan, Midlothian, Va. 2018 – present.**

Midlothian, a suburb of Richmond, is a hub of commercial activity and a good number of residents but is bisected by Midlothian Turnpike and lacks a clear center. Chesterfield County hired Michael Watkins Architect to prepare an illustrative plan for a specific area. The study area was a 400-acre “Special Area Plan,” an area for which the county is in the midst of preparing an overall plan. Watkins’ team utilized the quarter-mile, 5-minute walk circle to inform the location of multiple neighborhood centers with commercial and civic uses and located as infill residential in between.

**Heritage Cottage Court, Ft. Smith, Ark. 2018 – present.**

Upon the beginning of construction of the ACHE Property, the town built around the Arkansas Colleges of Health Education, builder Rick Mooney hired MWA to refine the phase 1 plan, which will be called Heritage Village, and to choose houses for specific lots. MWA proposed a cottage court with houses oriented toward the center and mid-block paths with small cottages facing them. Since the program here was primarily student housing, the client wanted a strong common space for students to be able to spend their free time, while being within walking distance of classes.

**Car-Free Community, Location Withheld by Request. 2018 – present.**

Near a suburb of a major city, MWA was asked to design a town that is not only pedestrian-friendly but completely car-free. The plan follows the site topography and wetlands and hinges on a double armature, one civic and one commercial. Within the armature and fabric of the community, multiple mixed-use neighborhood centers and a variety of housing types, a farm, community gardens and elementary school were proposed.

**East Rockville Design Guidelines, Rockville, Md. 2018 – present**

East Rockville is a neighborhood in Rockville, Md., about 14 miles from Washington, DC. The neighborhood is in somewhat of an adolescent stage, as historically it was mostly 1 or 2 story houses, but as the property values in the neighborhood have gone up, developers and property owners have begun to enlarge existing houses and, in some cases, tear down and start over. The city of Rockville hired MWA, LSG Landscape Architecture and Green Space Alliance to write Design Guidelines to help control the development in the neighborhood and encourage cohesive and unified design. The team collaborated with the city to host community workshops which allowed neighbors to voice their concerns about what issues might be addressed in the design guidelines. The guidelines address issues such as building mass and height, building orientation, building articulation and parking.

**Blythe Oldfield Neighborhood Enhancement Plan, Cleveland, Tenn. 2018 – present.**

Blythe Oldfield is an historically industrial neighborhood in the city of Cleveland, Tenn., near Chattanooga. Non-profit organization City Fields hired Michael Watkins Architect, LLC to lead a public charrette in January of 2018 to propose a master plan for the neighborhood. As the neighborhood has been historically disconnected from adjacent Downtown Cleveland, Watkins and his team proposed before-and-after proposals of thoroughfares, public spaces and a trail network throughout the neighborhood and a regional park in the abandoned factory site which currently separates the neighborhood from downtown.

**Evans Farm, Lewis Center, Ohio 2017 – 2019.**

In the summer of 2017 the developers of Evans Farm, located just outside of Columbus, Ohio, approached Michael Watkins Architect to review their residential design standards. The neighborhood plan covers roughly 250 acres, however the first 75-acre phase is under construction now. Watkins is involved in not only refining the residential standards but also reviewing the architecture for conformance to these standards.

**Town Architect for Norton Commons, Louisville, Ky. 1997 – present.**

As the Town Architect, Watkins provides extensive urban design development and conceptual architectural designs, and reviews proposed designs for private buildings, civic buildings and civic spaces prepared by others for compliance with the Design Code and Pattern Book. The original Master Plan for Norton Commons was prepared by DPZ and the Pattern Book was prepared by Steve Mouzon and PlaceMakers.

**Town Architect and Urban Designer for Johnson Square, Johnson, Ark. 2015 – present.**

Of the five largest cities in Northwest Arkansas, Johnson is the only one that doesn't have a proper town square. That is about to change! In March of 2015 while working for a private developer and with the City, Michael Watkins Architect designed a new neighborhood centered on a town square on a 69-acre site at the intersection of Main Street and Johnson Mill Boulevard. The first building is well under construction and others will soon follow. Watkins continues to work with the local consultant team to refine the master plan and with architects and designers to refine the quality and compatibility of the proposed buildings.

**The Central Apartments, New Port Richey, Fla. 2015.**

In 2015, Frank Starkey hired MWA to prepare the design for two vacant parcels flanking the entrance street into Orange Lake park, one block away from Main Street. A design charrette was held with Brown Design Studio, LLC working on building design, MWA prepared the urban design, giving better spatial definition to the park, allowing the developer to charge healthy premiums for the lake, street, and passage views, and carefully blending in with the surrounding single-family houses. The design team also proposed changes within the right-of-way of the all-too-wide Central Avenue, including adding on-street parking and a tree-lined median.

**Urban Design Officer, Leander, Tex. 2014 – 2019**

After overhauling Leander's previously adopted SmartCode Zoning Ordinance (by others), the City continues to keep the firm involved by asking for reviews of proposed designs for properties in the area where the SmartCode applies.

**Town Architect for Whitehall, New Castle County, Del. 2010 – present.**

Watkins' experience as Town Architect for Kentlands, Norton Commons and elsewhere led Town Founder EDiS Company to seek him out as Town Architect for Whitehall. Watkins, working with Steve Mouzon, prepared the Pattern Book based on the Norton Commons Pattern Book prepared by Mouzon and PlaceMakers. The original master plan for Whitehall was prepared by PlaceMakers.

**Hammonds Ferry Design Review Committee, North Augusta, S.C. 2016 – present.**

Michael Watkins Architect is part of a small committee that reviews all architecture built within the neighborhood of Hammonds Ferry.

**Union Village, Lebanon, Ohio. 2013 – present.**

Otterbein Properties owns and operates a 800-unit retirement and nursing home community on about 135 acres in the center of their 1400-acre property. Having come to the conclusion that folks grow older better when they do so in communities of people of all ages, they decided to develop the property as mixed-use, mixed-income neighborhoods and hamlets. Watkins led an open design charrette to prepare the masterplan for the property in November of 2013.

**Seaside Code, Seaside, Fla. 2012 – present.**

When the time came to update The Seaside Code, Robert Davis and Andres Duany tapped Watkins to collaborate with Seaside's Town Architect, Ty Nunn, Davis' attorney, Doris Goldstein, and DPZ to undertake the effort. Watkins' familiarity with DPZ, Seaside and his long history as Town Architect in other communities, led to his inclusion in the effort.

**Family property in Va. 2012 – present.**

Following the success of Watkins' collaboration on an infill community in the D.C. area, when this

Virginia family decided to consider developing their 185-acre family farm, they turned to the developer/planner team that designed and built Evans Farm (see Evans Farm). Charged by the family with enabling them to leave an honorable legacy, Watkins proposed a collection of small hamlets sensitively woven into the site's beautiful natural features and retaining and enhancing the family's beloved places on the property—the sledding hill and the horse trail, among them.

**Tuckahoe Neighborhood Center Master Plan, Henrico County, Va. 2016.**

In December of 2016, Michael Watkins Architect was charged with creating a master plan for a neighborhood center in Henrico organized by a local church. They are looking to expand their campus and are first considering their role in the neighborhood. Following a week-long charrette, Watkins refined the master plan and civic space designs.

**Evans Town Center, Columbia County, Ga. 2015.**

After successfully redesigning Riverwood Center (see below), the same developer approached the town of Evans and together they hired Watkins to design a mixed-use, walkable town center on a 20-acre site in the center of a county that is virtually all sprawl. The master plan was well received by both parties, approved by the County and is under construction.

**Leander SmartCode Update, Leander, Tex. 2014.**

The town of Leander, Texas wanted to change their development pattern from sprawl to that of traditional, walkable, mixed-use neighborhoods, so in 2005 they adopted a SmartCode. Its details and regulating plan have been resisted by developers. Recognizing that the issue was not the principles, the City hired Michael Watkins Architect and Sandy Sorlien to work with residents, developers and their planning staff to rewrite their 2005 SmartCode to encourage and incentivize development. This effort is nearly complete.

**Riverwood Town Center, Augusta, Ga. 2014.**

At the center of this large, successful golf course community is a fairly conventional shopping center. After the first phase was built, the developer decided they wanted a more walkable “downtown” at the center of their community and asked Watkins' firm to redesign the subsequent phase to deliver this. Construction and leasing are under way.

**Smith Lake, Cullman, Ala. 2014.**

Working with Dover Kohl & Partners, Watkins prepared a master plan and design code for this large property on Smith Lake north of Birmingham, Alabama. This community will have two centers—a public plaza on the lake with restaurants, waterfront activities and shops, and a variety of housing types, and, a quieter square on top of the hill overlooking the lake anchored by the community clubhouse. The community will include a wide variety of residential types and will appeal to both the primary and secondary home markets.

**Old Wauhatchie Pike, Chattanooga, Tenn.**

Following the successful completion of the St. Elmo revitalization charrette (see below), the Lookout Mountain Conservancy hired Watkins' firm to prepare a master plan for the properties they have been acquiring (and would like to acquire) on the neighborhood's northwest corner. This masterplan will be used to appropriately develop a small portion of the property in a manner sympathetic with the St. Elmo neighborhood while at the same time generating funds to further LMC's mission.

**St. Elmo Revitalization Plan, Chattanooga, Tenn. 2014.**

Chattanooga Neighborhood Enterprises hired Watkins' firm to conduct a public design charrette to prepare a revitalization masterplan for this charming, diverse village on the south side of Chattanooga at the base of the Lookout Mountain Incline. The charrette, held in 17-degree January weather, drew an enthusiastic, passionate crowd of several hundred people resulting in a very rich masterplan.

**Hammonds Ferry (West End Addition), North Augusta, S.C. 2013.**

At the west end of Hammonds Ferry (see below) this residential section was purchased by a local builder. The new owners hired Watkins to redesign this section in response to market conditions and some concerns raised by the City.

**Hoffman Property, Red Hook, N.Y. 2013.**

Watkins prepared an infill plan for 100 units which is likely to be the first plan submitted under Red Hook's new TND zone (based on version 9.0 of the SmartCode).

**Mashpee Commons, Mashpee, Mass. 2012.**

As Mashpee Commons transitions to new residential phases, Cornish Associates asked Watkins to explore opportunities to maximize the residential yield using their preferred building types, while maintaining fidelity to the original DPZ masterplan.

**Storrs Center, Storrs, Conn. 2012.**

Leyland Alliance, a longstanding client of Watkins', asked him to join their design team for Storrs Center, and redesign the predominantly residential component of the mixed-use town center to maximize yield while creating a high-quality public realm.

**Granary District, Salt Lake City, Utah. 2012.**

In early 2012 Watkins led a public design charrette with James Alfandre, director of The Kentlands Initiative, for the Granary District, a 240-acre "gritty, diverse and grounded" neighborhood revitalization area adjacent to downtown Salt Lake City. The "crowd-sourced" charrette (whoever shows up and volunteers!) was a first for Watkins. Alfandre and Watkins were able to direct the extraordinary efforts of the local designers into a coherent and exciting plan that reflects the stakeholders' vision. The first phase, a "temporary" block-long "tactical urbanism" installation featured retail incubators in repurposed shipping containers, food carts, a biergarten and a concert stage, all designed as a thin block in the middle of one of the city's excessively wide streets. Fully operating within 12 months of the planning effort, its popularity during its first summer jeopardized its temporary status.

**Corporately owned property in a small town in Ga. 2012 – 2013.**

The owners of this 300-acre property wanted a compact, mixed-use, pedestrian friendly community that integrated regional commercial uses. The resulting plan does so in a way that exceeds the desired program for the site while creating two exemplary neighborhoods.

**Capon Bridge Master Plan, Capon Bridge, W.Va. 2012.**

This small town in West Virginia is home to a passionate and committed community. They recognize that its attributes have not gone unnoticed by those in the greater Washington region looking for that "small-town life" and sense of community that they have enjoyed for generations. Excited about its future and determined to see that future changes reinforce their sense of community, Watkins was asked by members of the community to prepare a master plan that would direct future growth in a manner that enhances and protects this tight-knit community.

**Crawford Cottages, The Woodlands, Tex. 2012.**

After spotting Watkins' work on a Katrina Cottage for Seaside's Academic Village, this Texas builder asked Watkins to prepare a couple of designs for small cottages, as well as a master plan for a prototypical hamlet of these cottages that would guide his site selection process.

**Hammonds Ferry, North Augusta, S.C. 2008 – 2013.**

This beautiful traditional neighborhood on the Augusta River was master-planned by Dover-Kohl a number of years ago. Changes in the market in recent years led the developer to hire Watkins to re-design the neighborhood center, still within the principles of New Urbanism, but with reducing soils, topography and other expensive site costs also in mind.

**Seaside Cemetery, Seaside, Fla. 2011.**

Town Founder Robert Davis hopes to realize his long-standing intention to build a cemetery behind the Chapel. Currently in the conceptual design stage, the proposal includes a memory garden and a graveyard.

**Five communities and related codes, Galapagos Islands, Ecuador. 2010 – 2012.**

The population of the Galapagos Islands has tripled since the 1980's, but no urban expansion was permitted until 2010. The Prince's Foundation for the Building community was hired to provide the design direction for expansion in a manner consistent with the Foundation's and the Islands' sustainability goals. Watkins consulted with the Foundation and their client in this regard. Public charrettes were held in Puerto Ayora, the highlands of Santa Rosa, Isla Florena, Puerto Villamil and the highlands community of Santo Tomas to focus on an urban design and architectural design issues, and to prepare sustainability design codes.

**Town extension, Marshall, Va. 2011 – 2012.**

Watkins prepared a 145-acre extension at the edge of this rural Virginia town. He was sought out to fulfill the intention of making this plan a model for the growth of similar rural communities in the region.

**Camana Bay, Grand Cayman, Cayman Islands. 2009 – 2011.**

The team of Torti/Gallas and Watkins was selected to provide masterplan refinement, architectural design and Town Architect services, including the preparation of a Design Code for the first phase of DPZ's masterplan. Watkins refined the Smart Code for the Cayman Islands (initially calibrated by DPZ), contributed to the planning and architectural efforts, and spear-headed the preparation of the Camana Bay Design Code.

**Dry Valley competition, Trelawny, Jamaica. Spring 2010.**

The National Housing Trust (NHT) sponsored an international competition to design Dry Valley. NHT sponsored the competition with the clear instructions that a design based on the principles of New Urbanism and other sustainable design principles was encouraged. Watkins' team placed second.

**White Flint Neighborhoods, Rockville, Md. 2009 – 2010.**

When the White Flint Sector of Rockville came up for Master Plan review by the county, neighborhoods decided to proactively work with the owners of the adjacent White Flint Mall to build consensus around the potential for growth to benefit everyone in the area. Watkins was hired jointly by the mall owner and the adjacent neighborhoods to provide professional planning advice and serve as representation for the neighborhoods. Watkins advised the neighborhood associations, typically in joint meetings with the mall owners and in a manner that was well received by all parties. Given the

strong consensus developed when Watkins got involved and the satisfactory resolution and refinement of outstanding issues, the mall owners and the neighborhoods were able to go to the County with a joint recommendation for the future development of the mall property.

**Church Lands in Kingston, Jamaica. 2009.**

Church Lands is a 22-acre infill site located between Kingston's historic downtown and their bustling new downtown. The plan offers the owner, the Anglican Church, the opportunity to grow their existing ministries on the site (including a hospital and a seminary) through better stewardship of the land, specifically through the sale and thoughtful development of underutilized parcels.

**Luana Gardens competition in Black River Jamaica. Spring 2009.**

The National Housing Authority of Jamaica (HAJ) sponsored an international competition to design Phase IV of Luana Gardens. Eighty percent of residential development infrastructure in Jamaica is undertaken by this agency of the government. With the support of the Jamaican Architects' national association, HAJ sponsored the competition with the clear instruction that a design based on the principles of New Urbanism and other sustainable design principles was encouraged. Watkins' team, which included an architect from the U.S. and three from Jamaica, was awarded first place.

**Harbor Village, Pass Christian, Miss. 2008.**

Harbor Village, a neighborhood infill master plan, intended to offer the many faith-based groups building scattered-site Katrina relief housing a neighborhood where both housing and community could be restored.

**Consultant/editor for SmartCode by others for a small town in Va.**

Proofread and critiqued a SmartCode calibrated by another firm.

**Consultant to additional New Urbanist communities including:**

- Rose Town, Kingston, Jamaica. The Prince's Foundation for Community, developer.
- Salt Creek, Grand Cayman, Cayman Islands
- West Ridge, Kincardine, Ontario, Canada
- New Amherst, Cobourg, Ontario, Canada
- East Beach, Norfolk, Va.; Leyland Alliance, developer
- Newburgh Waterfront, Newburgh, N.Y.; Leyland Alliance and Frye Properties, developer
- Miles Point, St. Michaels, Md.; Midland Companies, developer
- The Village of Saxony, Indianapolis, Ind., 2009
- Mint Brook, Bealeton, Va.; Doug Darling, developer
- Cannon Ridge, Marshall, Va.; Doug Darling, developer

**The Georgia Institute of Technology**

- MS Classical Design Architecture and Planning Studio, Spring '10, visiting critic.
- Community Design and Construction seminar, Spring '09, visiting instructor.
- MS Classical Design Architecture and Planning Studio, Spring '09, Harrison Design Assoc. Visiting Scholar.
- Community Design and Construction seminar, Spring '08, visiting instructor.

**Duany Plater-Zyberk & Company (DPZ), Director of Town Planning, 1988 – 2007.**

Established the Washington, D.C. office of this Miami-based firm. Project Director and / or Town Architect for the projects that follow.



***New Towns and Neighborhoods***

- Kentlands, a 352-acre neighborhood in Gaithersburg, Md., northwest of D.C. This work included extensive design development, review of architectural drawings for compliance with Design Code.
- Pine Hall, a 259-ac. new downtown, Fergueson Township, State College, Penn.
- Suncana Dolina, a 62-acre neighborhood in Mostar, Bosnia i Herzegovina
- Independence, a 309-acre new town near Lancaster, Penn.
- Summerfield, 3 new neighborhoods on 943-acres in Snow Hill, Md.
- Santa Paula, a 1000-acre new town in Campinas, Brazil
- Blackhorse, a 203-acre new neighborhood in Gettysburg, Penn.
- Stagecoach Crossing, a 268-acre new neighborhood in La Plata, Md.
- Big Springs (aka Magnolia), a 409-acre new neighborhood in La Grange, Ga.
- Kings Park, 360-acre brownfield redevelopment, Smithtown, Long Island, N.Y.
- New Post, two neighborhoods on 416 acres in Fredericksburg, Va.
- Lambs Point, a 200-acre new neighborhood in Lewes, Del.
- Tuscarawas Creek, a new neighborhood in Leesburg, Va.
- Ladysmith, an 800-acre new town in Ladysmith, Va.
- Potomac Green, a 35-acre infill site in Alexandria, Va.
- Lovettsville, a 30-acre extension to a small town in western Loudoun Co., Va.
- Lakelands, a 343-acre neighborhood adjacent to Kentlands.
- White Ash, a 193-acre model TND in Columbus, Ohio
- Scioto Trails, a 47-acre, 208-unit trailer park in Columbus, Ohio
- Miles Point, an 80-acre neighborhood in St. Michael's, Md.
- Barberton, a 700-acre annexation to Barberton, Ohio
- Warwick Grove, an 80-acre village extension in Warwick, N.Y.
- University of Virginia Foundation, 500-ac. research village, Charlottesville, Va.
- Shenstone, Leesburg, Va.
- Haymount, a 1600-acre town proposed outside Fredericksburg, Va.

***Redevelopment / Brownfield / Downtown Revitalization***

- Upper Rock, 20-acre office park redevelopment, Rockville, Md.
- The Commons, a 40-acre infill town center redevelopment, Tysons Corner, Va.
- East Beach, an 80-acre urban redevelopment, Norfolk, Va.
- G & B Wire Mill, 50-ac. brownfield revitalization plan, Georgetown, Conn.
- Downtown Master Plan, implementation under way, Gaithersburg, Md.
- Kentlands Village, redevelopment of failed big box into 307 apts. in Kentlands.
- Worthington Basin, a 42-acre neighborhood near Annapolis, Md.
- Bloomfield Park, an 80-acre, 10-story town center in Birmingham, Mich.
- Adams Landing, a 30-acre urban redevelopment project in Cincinnati, Ohio

***Urban Infill***

- Newburgh Waterfront, 33-acre redevelopment in Newburgh, N.Y.
- Ruskin Heights, a 29-acre infill neighborhood in Fayetteville, Ark.
- Madison Landing, an 80-acre, age-restricted, mixed-use neighborhood in Madison, Conn.
- Porthaven, a 37-acre infill neighborhood in Eastpoint, Fla.
- Evans Farm, 25-acre neighborhood in McLean, Va.
- Ocean Highway, 2-block mixed-use, mid-rise infill in Ocean City, Md.

- 2nd and K Streets, 3-block of neighborhood infill in NE Washington, D.C.
- Virginia & M Streets, 3-block mixed-use infill in SE Washington, D.C.
- Several neighborhood infill projects, from 6–43 acres in Columbus, Ohio
- Greentree, 6-acre urban infill site in Anacostia, Washington, D.C.
- Bedford Green, suburban infill in Glenview, Ill.
- Wyndcrest, a 6-acre rural infill project completed in Montgomery Co., Md.
- Diamond & Summit, one-block mixed-use infill in Gaithersburg, Md.

#### ***TODs***

- Leeland Station, 329-acre T.O.D. in Stafford County, Va.
- Springhill Lake, 157-acre 5000-unit TOD replacing 2000 apts., Greenbelt, Md.

#### ***Corridor Plans***

- Frederick Ave., 4-mile mixed-use corridor in Gaithersburg, Md. with EDAW/ISG
- Harford Road Partnership, one-mile urban revitalization project, Baltimore, Md.

#### ***Resorts***

- New neighborhood, 515-ac. preliminary master plan, Guanacaste, Costa Rica
- Sunset Island, a 35-acre island resort under construction in Ocean City, Md.
- Avonlea, 5 sites from 2.5-ac. infill to 300-ac. resort on Grand Cayman Island.
- James Island, a small village and a collection of family compounds on an 800-acre private island near Victoria, British Columbia.
- Wolf Mountain, a ski resort in Park City, Utah.

#### ***Zoning Ordinances***

- SmartCode training for the planning department in Lincoln, England at the request of the Prince's Foundation for the Built Environment.
- SmartCode for Montpelier, Vt., instruction & guidance to citizens and the City.
- SmartCode for Spotsylvania and Stafford Counties, Va.
- SmartCode for Onondaga County, N.Y., adopted.
- TND Ordinance for Columbus, Ohio, adopted.
- TND Ordinance for Orlando, Fla.
- Building Types SmartCode Module.

#### ***Other Projects***

- Rose Town, a 120-acre neighborhood revitalization plan for a shanty town in Kingston, Jamaica at the request of the Prince's Foundation for Community.
- Mississippi Renewal Charrette, 11 municipalities on Miss. Gulf Coast
- Clarksburg Town Center. Mediation advisor to Clarksburg, Md citizens group.
- Municipal consultation and advice, LaGrange, Ga.
- Washingtonian Bridge, Gaithersburg, Md.
- Kentlands Office Building, conceptual design of 25K sf building in Kentlands.
- Retirement Community for world-renowned hotelier in Glenview, Ill.
- Hudson, Ohio, critique for municipal planning department of "TND" application.
- Kentlands Exxon, Gaithersburg, Md.
- Advisor to BYU Students for New Urbanism Campus Redevelopment Plan, Provo, Utah.

#### ***Designer/charrette team participant on the following projects:***

- Pawling, N.Y.
- Alys Beach, Walton County, Fla.
- Downtown Sarasota Masterplan
- Eva Marina, Honolulu, Hawaii
- Owl's Head, Freeport, Fla.
- Mashpee Commons, Mass.
- Westhaven, Franklin, Tenn.
- Regional Plan Covington, Ga.
- Harmony, Georgetown, S.C.
- Belmont, Leesburg, Va.
- Stonelei, Detroit, Mich.
- Pattonsburg, Mo.
- Rosemary Beach, Fla.
- Nicholson Quarter, Williamsburg, Va.
- Big Bay Point, Markham, Ont.
- Sandy Spring, Md.
- Valmeyer, Ill.
- Daniel Island, Charleston, S.C.
- Freemont, Loudoun County, Va.
- Black Oak, Loudoun County, Va.
- Istanbul, Turkey
- Oracabesa, Jamaica

**Cho, Wilks & Benn Architects, Baltimore, Md. Project Architect, 1985 – 1988**

**Internships**

Skidmore, Owings and Merrill, San Francisco, Calif.; Fall 1984  
Walt Disney World Imagineering, Orlando, Fla.; Spring 1984  
Cho, Wilks and Benn, Baltimore, Md.; Spring and Fall 1983  
Skidmore, Owings and Merrill, Houston, Tex.; Spring and Summer 1982

**Education**

Master of Science (in Classical Design), 2008. The Georgia Institute of Technology, Atlanta, Ga. in  
assoc. with the Institute for Classical Architecture & Classical America, NYC, N.Y.  
Bachelor of Architecture. University of Cincinnati, Cincinnati, Ohio, 1985

**Licenses**

Registered Architect

- State of Maryland, 1987 (#7643)
- National Council of Architectural Registration Boards, 2006 (#38788)
- Commonwealth of Kentucky, 2006 (#6097)
- State of Delaware, 2013 (#S5-0007940)
- State of Arkansas, 2017 (9317)
- State of Ohio, 2017 (ARC.1717170)
- Commonwealth of Virginia, 2020 (0401018905)

Licensed Real Estate Agent, referral status

- State of Maryland, 2002 (#575558)

**Accreditation**

LEED 2.0 Accredited Professional, 2004

**Certifications**

American Institute of Certified Planners, 1997

National Charrette Institute (NCI) Charrette System Certificate, 2011  
National Charrette Institute (NCI) Management and Facilitation Certificate, 2011

**Honors**

American Institute of Architects, Fellow, 2014  
American Institute of Certified Planners, Fellow, 2016  
New Urban Guild, Michael Barranco Award, 2018

**Honors  
and  
Memberships**

Congress of the New Urbanism, Charter Member  
The Seaside Institute  
New Urban Guild  
American Institute of Architects  
American Planning Association  
Institute of Classical Architecture & Art  
National Town Builders Association

**Publications**

“The Kentlands Code” Urban Design Journal (U.K.), Winter 2007, Issue 101  
Guidebook to Old and New Urbanism in the Baltimore / Washington Region, 2003  
“Kentlands” CNU Council Report, Spring 2001  
Mike’s Living and Working On Main Street Article  
Mike’s Change and the Role of the Community Architect Article  
“Change and the Role of the Town Architect,” Kentlands Town Crier, March 2001

**In Print**

Chillicothe Gazette, May 2015  
UC Magazine, March 2015  
Visions of Seaside, 2013  
Preferred Magazine, “New Urbanism,” Summer 2011.  
The Classicist No. 8 by The Institute of Classical Architecture and Art, 2009  
“Live/Work” by Deborah Dietsch, 2008 (personal home)

**Awards**

CNU Award for Norton Commons. 2019  
John Russell Pope Award for Urban Planning from Washington Mid-Atlantic Chapter of the Institute of Classical Architecture & Art for Johnson Square, 2019.  
John Russell Pope Award for Urban Planning from Washington Mid-Atlantic Chapter of the Institute of Classical Architecture & Art for Union Village, 2015 (inaugural award).  
CNU Award for East Beach (one of a number of project team members), 2011.  
Fairfax County Design Awards 2010, Honorable Mention Award for Evans Farm, McLean, Va.  
Second Place, International Dry Valley competition sponsored by the National Housing Trust of Jamaica, Summer 2010, team leader.  
First Place, International Luana Gardens competition sponsored by the Jamaica Housing Authority, Spring '09, team leader.  
CNU Award for The SmartCode (one of a number of co-authors), 2009.  
Homebuilders Association of Louisville, Best Development Over 700 homes, 2008, Norton Commons, Louisville, Ky.  
Tidewater Building Association, Community of the year, 2008, East Beach, Va.  
AIA Maryland 2006 Honor Award for Kentlands, Gaithersburg, Md.  
AIA Maryland 2006 Merit Award for Evans Farm, McLean, Va.  
Washington SGA, 2004, Upper Rock, Washington Smart Growth Alliance, 2004 Smart Growth award, Leeland Station, Va.

NAHB Seniors Housing Council, Gold Achievement Award, 2004 Best of Seniors Housing Design Awards for Small Active Adult Community “On the Boards” for Madison Landing, Madison, Conn.  
NAHB Seniors Housing Council, Gold Achievement Award, 2004 Best of Seniors Housing Design Awards for Small Active Adult Community “On the Boards” for Warwick Grove, Warwick, N.Y.  
Outstanding Single-Family Smart Growth Award, Watkins Residence, 1999, Gaithersburg, Md.  
Maryland Economy Growth 1996, Wyndcrest.  
Maryland National Capitol Park and Planning, 1994, Wyndcrest.  
Maryland State Office of Planning, 1992, Kentlands.  
Builder Magazine, 1992, Kentlands.  
Time Magazine, 1991, Kentlands.

**Teacher/Speaker**

***Recent***

CNU 27, Louisville  
ICAA New Height program at ICAA Summer Intensive 2018, 2017, 2016, 2015  
CNU 23, Dallas  
ICAA University Workshops: Mississippi State, Tuskegee College, University of Miami  
CNU 22, Buffalo  
CNU 21, Salt Lake City, Utah  
McGuire Woods Consulting webinar: Tonic or Toxic? Reimagining Home Owner Associations, Architectural Codes and Community Building.  
CNU XX, West Palm Beach, Fla.  
CNU XIX, Madison, Wis.  
University of Notre Dame’s Seaside at 30 Conference  
Ohio State University, guest speaker  
University of Maryland, thesis juror  
Judson University, Winterim Course instructor, Winter 2013  
University of Notre Dame, studio juror  
Virginia AIA Arch Exchange

***Past***

Numerous CNUs  
Seaside Institute & LWLP Retail & Mixed-Use Development Conf., Montreal, Canada  
National Town Builders Association, various Roundtables  
The Georgia Institute of Technology, Instructor, Spring ‘09

- Community Design and Construction seminar
- MS Arch Classical Design studio

Seaside Institute, Town Architects Seminar  
The Georgia Institute of Technology, Instructor, Spring ‘08

- Community Design and Construction

Seaside Institute, Atlanta on the Cutting Edge, Welcome Address  
The Prince’s Foundation for Building Community, 2007

- Planning for Better Urbanism—Form-based Codes and their Implementation, London, Eng.
- SmartCode Workshop, Lincoln, Eng.

Korea City Forum, Seoul, Korea

- Everyone’s Ideal City, “Kentlands: A Model of the New Urbanism”

**And...**

- The Seaside Institute
- Princeton University
- Rail-Volution 2002
- Catholic University of America
- Johns Hopkins University
- University of Maryland
- University of Penn.
- Morgan State University
- Urban Land Institute
- Countless Kentlands tours
- VPI, Adjunct Professor, Fall '03
- Dartmouth College, Tuck School of Business
- Frentes Acuaticos de las Ciudades de Caribe
- AIA National Convention
- Women in Government Midwest Conf.
- BYU SNU Charrette advisor, Winter 2003
- EPA National Smart Growth Award Juror
- National Association of Homebuilders
- NAHB Plan Review Workshops, Critic
- Harvard University, Business School

## Service

### National

CNU-MCC (Members Christian Caucus) Executive Committee, 2017 – 2019.

NAAB roster of AIA representatives available for accreditation visits, 2016 –2019.

The Seaside Institute, Board of Governors, 2008 – 2017.

- The Seaside Institute is a non-profit organization promoting the building of community through design, education and the arts. It promotes a full and informed civic life with a variety of educational and cultural programs. These programs, which focus on community enhancement, the built and natural environment, urban planning and architecture, appeal to an international constituency. The Institute contributes significantly to the dissemination of New Urbanism/Smart Growth ideals and information.
- Peer Review
  1. La Chaland, Mauritius (Moule & Polyzoïdes)
  2. Kalu Yala, Panama (Moule & Polyzoïdes)
  3. Seabrook Village, Pacific Beach, Wash. (Qamar Arch. & Town Planning Co.)

The Institute of Classical Architecture & Art (ICAA) Washington Mid-Atlantic Chapter Board of Directors, 2014 – present and, Education Committee chair, 2014 – 2016.

The Institute of Classical Architecture & Art (ICAA) National Core Curriculum Committee, 2012 – present.

National Architectural Accrediting Board (NAAB) accreditation review team (observer), Andrews University, 2012.

### State of Maryland

- Governor's "Transit-Oriented Development" Task Force, 2000.
- Governor's "Smart Codes" Task Force, 1999.

### Regional

- AIA DC Fellows Committee 2014 – present.
- Montgomery County Zoning Advisory Panel charged with commenting on the rewrite of the then 1000-plus page ordinance, 2009 – 2012.

**City of Gaithersburg, Maryland**

- Various committees including: Arts and Monuments Funding Corporation, Thoroughfare Design, Road Code Review, Smart Growth, TND Zoning Ordinance, Art in Public Places, Kentlands Barn Renovation, Kentlands Founder's Day (past).
- Kentlands 25th anniversary celebration and 10th and 15th anniversary charrettes.

**Personal**

**Joey Potter Ministries, Board of Directors, 2018 – present**

**B.O.T.A. Project, Board of Directors 2004-2009.**

- Mission trips (Judson University), Tecate, Mexico, Spring of 2006, 2007, 2009
- Mission trips (high schools), Tecate, Mexico, Summer of 2004, 2005, 2006

**Journey's Crossing Christian Church, Gaithersburg, Md., 2001 – 2004**

- Mission trip, orphanage in San Luis Potosi, Mexico, 2003

**McLean Bible Church, McLean, Va., 1997-2000**

- Senior High Youth Ministry Staff, 2000-2001
- Junior High Youth Ministry Staff, 1998-2000
- Mission trip to Toronto, Canada

**Mountain Christian Church, Joppa, MD, 1986-1997**

- Junior High Youth Ministry Staff, 1987-1996
- Building Committee for new 1200-seat sanctuary
- Mission trips to Mexico (8) and Jamaica, Ky., Maine, N.C., Tenn., S.C., W.Va. & Va.