Refined Strategies and Concepts for Phase One of the Artisan and Creative District and Concept Plans for the Fewell Property
Spiral Experiences, LLC was contracted to refine a Phase One approach for the Artisan and Creative District within the town core of the Town of Timnath. The Artisan and Creative District had been envisioned during a community-based project in the later portion of 2015. A DreamBook was created to define and illustrate that concept.

The Artisan and Creative District featured a new vision for the heart of Timnath by creating a visionary development approach for a tract of land just east of the town core. The District, as envisioned, would gain its economic success through its unique placemaking characteristics, as well as a commitment to creating an activated, engaging environment that would attract visitors, guests, and most importantly, residents to the District. In short, the District would become a regional attraction on a daily basis. On-going festivals, weekly activities and events, and a special focus on craft foods, artisan creations, local retailers, farm-to-table restaurants and artistic environmental design elements (such as video-projected buildings and digital art walks) would create the impetus to attract people to come here often. The District would be alive with energy each and every day.

Further, the District would attract creative industries and companies to locate here, as well as individuals, couples and families who would choose to live within walking or biking distance.

This document highlights opportunities for a first phase of the Artisan and Creative District. In addition, it further refines some design details given recent direction related to the tract, development constraints and surrounding street alignments.

Phase One of the Artisan and Creative District

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Concept Plans for the Fewell Property

The second portion of this document is focused on creating an initial concept for the northern portions of the Fewell Property located adjacent to Harmony Road. A concept plan was developed to provide an early look at the potential commercial development for a portion of this property. The Fewell property is strategically located east of the Riverbend development and the future home of the Town Hall, Fire Station and Police Facilities. As such, it will become an important element in the development of the Harmony corridor. Additional tracts within the Fewell property (southern portions) are available for further development but have not been designed into this concept plan.
Timnath, Colorado
Downtown Core - Artisan and Creative District:

Artisan and Creative District
Bell Tower

Creative Industries Village
(artists, craftsmen, design firms, web designers, galleries, restaurants, cheese shop, bakery, specialty retail, coffee and tea house, etc.)

Artisans Market
(craft foods, indoor farmers market, farm-table restaurant, indoor music stage, specialty beverages, ice cream/yogurt, etc.)

Artisan Green
(amphitheater, special entertainment and activation district)

New Parking Area

Residential/Mixed Use Tract

Potential Full Turn Location

Artisan and Creative District Entry Plaza and Signage

Signature Restaurant / Specialty Retail

Brewery / Distillery

Timnath Landing Development
Timnath, Colorado
Downtown Core -
Artisan and Creative District:

Phase One

Artisan and Creative District

The first phase of this project is highlighted within the dashed line. This phase could include the entry plaza with water feature, signage, beginning of the digital art walk and outdoor rooms. It can also include the signature restaurant and specialty retail stores to give the corner a more finished look and feel.

Parking will be needed as shown in the south eastern portion of the site. This aspect of phase one will enable the west side of the new Parkway to be developed and landscaped, along with turn access into the Artisan Village.
Timnath, Colorado
Downtown Core - Artisan and Creative District:

Phase One

Signature Restaurant with iconic architecture, outdoor patio facing Artisan Green and mountain views

Artisan and Creative District Entry Plaza and Signage with water feature, signage, landscaping and entry plaza

Potential Rooftop Patio

Phase One Parking Area

Optional Specialty Retail in Phase One

Potential Phase One Construction Area Boundary
Fewell Property - Commercial Area on the Northern Portion of the Site

Commercial Village

The commercial center on the south side of Harmony Road is featured here. The property is located adjacent (south) of the Riverbend development and future home of the Town Hall, Fire Station and Police Facility, as well as additional retail/commercial development.

The concept illustrated here includes a combination of 1-, 2- and 3-story buildings that feature retail on the first levels and other commercial uses above (e.g. offices, professional services).

Several larger uses are included such as a specialty food store or health/wellness facilities, as well as many smaller retail and commercial buildings fronting onto Harmony Road.

A Harmony Road landscaping and corridor concept has been considered that features a modern take on Timnath's agricultural roots (orchard groves, rows of ornamental grasses, etc.). Signage is also included for the village.
Harmony Road

Fewell Property -
Commercial Area on the Northern Portion of the Site

Commercial Village - Phase One

The first phase of this project could include the area highlighted within the dashed line. A signature restaurant and retail stores could be designed at the northwest corner. Additional stores, casual dining and service providers could be included along Harmony Road.

Patios to the north and west take advantage of our outdoor lifestyle preferences.

Commercial pads can then be developed over time, along with larger uses on the southern portion of the site.

A more detailed round of concept design can include special amenities and public space features that create an attractive, active ambience for this commercial village.

Potential Phase One Construction Area Boundary

Commercial / Mixed Use Tract

Commercial / Mixed Use Tract