Downtown Redevelopment Concept Plan

Sister Bay, Door County, Wisconsin

Green Bay

Views to the Sister Islands

Marina Park

Scandia Road

42

District Gateway
- Sense of Arrival
- Signage

Connect Bay Shore Drive to Existing Public Parking Lot

Sunset Drive

E
Potential Redevelopment Site
(3-4 Stories)
(~0.7 ac)

Market Walkway
- Arts and Crafts retail location
- Provides additional access to businesses to relieve congestion on Bay Shore Drive and improve safety
- Built in phases as sites redevelop/infill
- Opens up additional sites for infill development
- Provide fire access and ability to limit to pedestrians only during special events

Sister Bay Marina

District Gateway
- Sense of Arrival
- Signage

Sister Bay

"Complete Street"
- Part of Reconstruction
- Increased Bike and Pedestrian Facilities

New Retail

C

New Retail

Redevelopment Site
Retail and Lodging
(3-4 Stories)
(~1.7 ac)

Lodging

(~0.2 ac)

Spring Road

New Retail

Swimming Platform

Outdoor Rooms
Integrated Green Space
(Existing Pond Features)

(~0.3 ac)

Swim Beach

Village Hall
Community Center
Visitor Center and Additional Programming

Al Johnson's Restaurant

Yacht Club Marina

Quiet Sports Kayak and Canoe Launch

Bay Shore Drive

Business Expansion Area

Stormwater Separator

Potential Ordinary High Water Mark

Existing Playground

Post Office

Spring Road

Waterfront Park

Pedestrian Connection

Mill Road

Downtown Core

Recreation and Waterfront Oriented Business and Lodging

B
Redevelopment Site
Recreation and Waterfront Lodging
(~0.7 ac)

Planned Door County Ice Cream Factory

Outdoor Rooms
Integrated Green Space

District Gateway
- Sense of Arrival
- Signage

Wetlands

Pedestrian Connection to Public Parking

Connection between Waterfront Park and Potential Nature Preserve

Spring Road

A
Redevelopment Site
Retail and Housing/Lodging
(3-4 Stories)
(~1.9 ac)

Trailhead

Library

Mill Road

Public Parking

Potential Sister Bay Nature Preserve
(Walking trails, Bird watching, Visitor Destination)

F
Long-term Village Use
(~1.3 ac)

Bluffside Lane

To Village → Sports Park (~0.5 miles)

Grand Staircase with Overlooks

Maple Drive

Integrated Green Space

Future Realignment

School House Adaptive Reuse

D
Redevelopment Site
(~3 ac)

New Residential

New Retail / Residential

New Retail / Residential

New Retail / Residential

School House Overlook
- Housing, 3-4 Stories
- Arts and Craft focused retail
- Adaptive reuse of historic school house structure
- Shared parking and circulation
- Integrated green space, steep hillside with overlooks and views to Sister Bay and Sister Islands

Green Space

42

Gateway Drive

Existing Off-Street Bike/Ped Trail

57

Redevelopment Sites
New Retail Development
Market Walkway
Market Walkway Alternative Locations
Vehicular Connection
Pedestrian Connection
Public Parking
Public Parking Sites
Public Parking Wayfinding
Existing Building Footprints
Parcels
Contours (2')
Wetlands (Delineated or Data from Door County)
Potential Wetlands (Need Field Verification)

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0' 100' 200'