

## **Christiansted Town Plan X (Circa:2013) Project Phasing**

**Phase I.** Cultural Resources Assessment: property owners / neighborhoods / streets / buildings / ruins assessment (mapping) – lot clearing and mapping of rubble foundations, mortise & tenon wood structures for viability and reuse - (1 year)

**Phase I, Phase II, Phase III.** Neighborhood Rebuilding: small vernacular cottage restoration/rehabilitation - (2 to 8 years)

**Phase I, Phase II, Phase III.** Boutique Infill Hotels & Hotel Rehabilitation - (2 to 10 years)

**Phase I.** Boardwalk Expansion: design and implementation around Fort, construction of boardwalk to Gallows Bay - (2 to 4 years)

**Phase I.** Old Barracks rehabilitation, restoration and adaptive reuse as UVI Annex - (2 to 4 years)

**Phase I.** Green belt development along Christiansted ByPass – (2 to 4 years)

**Phase II.** Old Hospital Rehabilitation & Restoration - (4 to 6 years)

**Phase II.** 4 Star Hotel Development w/ Convention Center: Promenade development along western edge to existing boardwalk - (4 years)

**Phase II.** Aquarium / Cultural Village Development : Green belt buffer to Richmond Power Plant - (4 years)

**Phase I, Phase II.** Sunday Market Square Redevelopment & Alexander Theater Rehabilitation - (2 to 6 years)

**Phase I, Phase II.** Condo development upper land of Christiansted ByPass - (2 to 6 years)

**Phase II, Phase III.** Elevated Car Garages - (3 to 8 years)

**Phase II, Phase III.** New Ferry / Sea Goddess Dock w/ constructed breakwater - (4 to 8 years)

**Phase III.** 5 Star Hotel Development: Hotel on the Cay - (6 to 10 years)

This town plan once enacted is conceived to be executed within a 2 to 10 year development time frame. Based on the listed action items, a total of 3 completion phases are being proposed – Phase I (2 to 4 year window), Phase II (4 to 6 year window) & Phase III (6 to 10 year window). Some action items are complex and would be spread over varying phases to achieve full completion.