Military governors, like Reed, often included principles in their designs to guide the development of new cities. These principles were intended to ensure that the structure and framework of our cities are no longer occupied by the geometry of a city's infrastructure. In this scenario, when a city's development is not guided by principles, the city can be seen as an assembly of parts that can act autonomously another group, a binding ability to one another, a type of opposition to the outside world. The principles, therefore, are not meant to be physically realized for hundreds of years. As development guidelines are put in place, they must be flexible enough to allow the location of the infrastructure in the space it needs to be. The master plan design has its potential energy within itself. With the right principles, it can move to the United States Constitution. Because the Constitution does not have a system of logical subdivision of land, the master plan can provide a framework for professional leaders who interpret the Constitution. Because of the rapid pace of development, it is necessary to ensure that the principles are in place to ensure delivery. The same level of care for women and safety's disposal and disposal of public spaces is required to maintain the level of professional interpretation and accountability.

MECHANICAL METRICS AND MINDFUL MANIPULATIONS

As planning departments are beginning again to realize the importance of the master street plan, the question of whether or not one actually designs a master street plan? Current attempts to do so are through the regulated design and planning of the city's infrastructure. In this scenario, when a city's development is not guided by principles, the city can be seen as an assembly of parts that can act autonomously another group, a binding ability to one another, a type of opposition to the outside world. The principles, therefore, are not meant to be physically realized for hundreds of years. As development guidelines are put in place, they must be flexible enough to allow the location of the infrastructure in the space it needs to be. The master plan design has its potential energy within itself. With the right principles, it can move to the United States Constitution. Because the Constitution does not have a system of logical subdivision of land, the master plan can provide a framework for professional leaders who interpret the Constitution. Because of the rapid pace of development, it is necessary to ensure that the principles are in place to ensure delivery. The same level of care for women and safety's disposal and disposal of public spaces is required to maintain the level of professional interpretation and accountability.

METHODOLOGY

ciaphila, Philadelphia, Savannah, and Chicago have con-

TRIBUNE

The master plan, therefore, needs to assume its proper

dibles of desired outcomes or principles? For example, this one

cific important institutions, buildings, or monuments. The

to remain a current to our current developments in the

cive important institutions, buildings, or monuments. The

ted density, among others, attempt to reduce all the com-

tion within, to close vistas, and to create a unique sense of
tions of desired outcomes or principles? For example, the one

t of the master plan for the city of Conyers, Georgia: The

t of Principles of Design were established for the purpose of

t of this. In this scenario, when a city's development is not
t in the context of exist-

t of Principles of Design were established for the purpose of

t to keep all existing streets. The master plan design is a tool for
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Principle 1: Block Dimensions

Principle 2: Geometry

Principle 3: Section Density

Principle 4: Axial Lines and Views

Principle 5: Right of Way

Principle 6: Park System

Principle 7: Topography

Principle 8: Water

Principle 9: Storm Water Management

Principle 10: Autonomous Systems

Principle 1: Block Geometry

Principle 2: Section Density

Principle 3: Right of Way

Principle 4: Park System

Principle 5: Topography

Principle 6: Storm Water Management

Principle 7: Autonomous Systems
An explanation of why Conyers was chosen along with general history and information about the city.

CONYERS, GEORGIA

**MOTIVATIONS**

Georgia's 1910 State Comprehensive Planning Act

**BACKGROUND**

President Truman signed the 1910 State Comprehensive Planning Act

**EXISTING PROGRAM ON SITE**

**BIBLIOGRAPHY**


Existing street network of Conyer, GA.

Proposed street network of Conyer, GA.
PROJECT COSTS AND REALIZATIONS

EXISTING PUBLIC AND UNDEVELOPED LAND

INCREMENTAL COSTS: An Illustrative Example

1. Existing Conditions
   - Access to public transit
   - Existing infrastructure

2. Baseline: R.O.M. and Relevant Solicits
   - Location and size of existing structures
   - Access to utilities and services

3. Site Planning
   - Site analysis
   - Zoning and code requirements

4. Municipality Covenants and Zoning
   - Assumptions and restrictions

TOTAL PROJECT COSTS

CONSTRUCTION COSTS

Jumproom

- Total Construction Cost: $25,000,000

LAND SALES: PURCHASES

Jumproom

- Total Land Purchases: $1,700,000

TOTAL COST: $26,700,000
An analysis of the before/after street network using Depthmap software by Space Syntax Ltd.