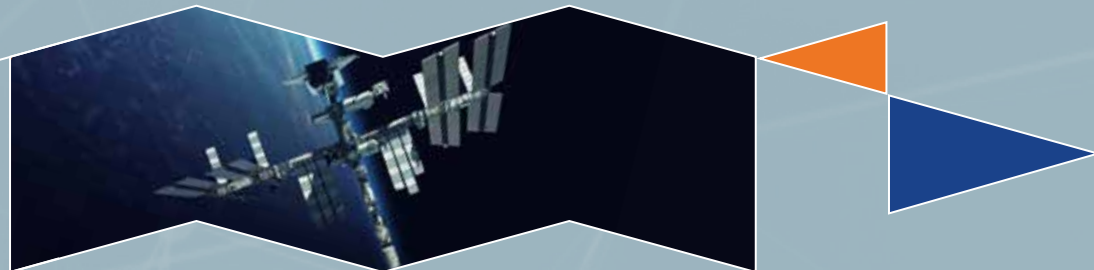


“Innovation distinguishes between a leader and a follower.”  
STEVE JOBS

Innovation Research and Technology Park is a truly unique setting designed specifically for companies that are on the leading edge of their industries — or aspire to be. Nestled into the rolling hills of Edwardsville, Indiana, the campus offers quick interstate access, close proximity to air travel, and a highly educated workforce with a large number of colleges and universities within the metropolitan area.

The park is being designed from the ground up to offer the perfect environment for research and development divisions, aerospace companies, advanced technology firms, software development companies, biomedical / medtech and laboratory facilities, agricultural research — any organization that is or aspires to be on the leading edge of technology and design / development.



In creating the park, the emphasis will be on energy efficiency, green construction methods and materials, amenities such as bike paths and walking trails, conservation and preservation of surrounding historic natural resources and wildlife, and much more.

This unique setting, situated in a small community with fast, easy access to all of southern Indiana and the Louisville Jefferson Metropolitan Area, offers the best of all possible worlds. With talent acquisition and retention playing a key role in business success, the Park is being thoughtfully designed to provide an engaging and pleasant work environment.

The Park is being developed as part of the Edwardsville Gateway Master Plan, which also includes infrastructure enhancements, thoughtful local development and more. This effort will continue to enhance the local community with additional shopping, dining and service offerings.

A Location  
on the Leading  
Edge of Innovation.



**Novaparke**  
INNOVATION & TECHNOLOGY CAMPUS

[novaparke.org](http://novaparke.org)

Floyd County Redevelopment Commission  
Pine View Government Center  
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New Albany, IN 47150  
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“Innovation comes from  
creating environments  
where ideas can connect.”

STEVEN JOHNSON

SITE PLANNING STANDARDS

- Preserve semi-rural character and modify existing gateway overlay district to include appropriate regulatory techniques to preserve existing semi-rural character, preserve environmentally sensitive areas, promote conservation areas and office/institution campus development.
- Provide landscape buffer between residential and commercial areas.
- On-street parking and pedestrian crossings should be used extensively in the office/institution area to enhance the streetscape and delineate an edge between sidewalks and the street.
- Develop appropriate signage and wayfinding elements to direct both automobile and pedestrian traffic.
- Encourage the use of bonus system for development incentive such as in development density, provision of open space, shared parking.
- Promote sustainable storm water management practices such as bioswales, rain gardens, porous pavements & native plants.
- Lighting and landscaping should allow for surveillance and policing activities, but should be designed primarily to accommodate the intended use of the public space.



BUILDING CHARACTER

- Energy efficiency should also be considered when locating and orienting buildings on a site.
- Promote energy conservation techniques with proper use of high quality building and architectural materials, color, doors, and windows and proper utilization of building mass to create shade.
- Promote breaking up surface planes of the building to create depth and remove the monotony of unvarying surface facades.
- Promote hierarchy of heights of buildings on primary streets to secondary streets.
- Pedestrian-scale features should be incorporated on the first floor of buildings and at entrances to help relate buildings to the streetscape. These features include entrance canopies, landscaping, lighting and signs.
- Provide main entrances along the primary street to create a pedestrian-friendly presence.
- Promote the use of sustainable design and construction practices both in construction phase and throughout the life of a building.



CONNECTIVITY

- Promote tree-lined secondary/internal street network.
- Provide alternative connections between neighborhoods to green spaces, parks, and commercial areas through walking / biking trails and sidewalks.



LEGEND

- Study Boundary
- Existing Buildings
- Proposed Buildings
- Green Space/Parks

KEY

- 1 Rural vernacular in wooded setting
- 2 Potential Office/Research & Development/Institution Campus Development
- 3 Preserve Environmentally Sensitive Areas and Woodlots
- 4 Greenway/Blueway
- 5 Organic Farming Area/Research Fields
- 6 Potential Trails to connect campus development, neighborhoods on either side of I-64, historic core and the Town Center area