# **WALKSHED CONSIDERATIONS**



# **ABOUT ULI**

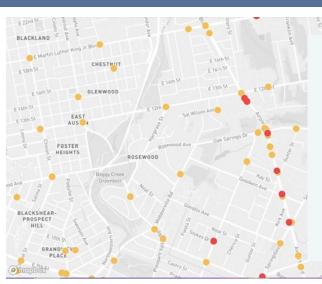
The Urban Land Institute (ULI) is a member driven organization focused on shaping the future of the built environment for transformative impact in communities worldwide. As the preeminent, interdisciplinary real estate forum, ULI facilitates the open exchange of ideas, information and experience among local, national and international industry leaders and policy makers who are dedicated to creating better places. ULI has long been recognized as one of the world's most respected and widely quoted sources of objective information on urban planning, growth, and development.

Established locally in 1994, ULI Austin is a district council of the Urban Land Institute where real estate professionals from across Central Texas exchange ideas and best practices to serve community needs. ULI Austin's Strategic Councils convene public, private, and non-profit entities to discuss and impact local issues. Current councils are Affordability, Transportation and Creative Culture. The Transportation Strategic Council focuses on issues related to mobility across Central Texas. ULI Austin does not advocate; we offer fact-based information through research, education and publishing.

### WHY WALKSHED?

Walkshed is the area that is reachable to a person on foot and is defined by the paths available for pedestrians to reach their destination. An area's walkshed impacts efforts to encourage alternative means of transportation, as well as walkability scores for affordable housing. Walkshed is particularly important in Austin as additional high-capacity and high-frequency transit is built through Project Connect and access to those transit lines and stops for community members will affect the overall success of the project. Walkshed is equally important in new communities as they plan access to amenities, commercial zones, and municipal services.

# BARRIER ONE **BLOCK LENGTH**



Concentration of traffic crashes between E. 12th and Springdale along Airport Blvd. (Source: Visionzero)

# **ISSUE ONE**

Pedestrians and cyclists are exposed due to wide intersections with no medians, multiple driveways along the corridor, no protected infrastructure for bikes and pedestrians, at least 0.5 miles between signalized intersections, and multiple points of interest on both sides of four-lane road.

### **SOLUTION**

This corridor should be labeled as part of the High Injury Network in the ASMP. The problem can be addressed by adding medians to help slow vehicles and provide protection for pedestrians and cyclists, improving intersections, adding mid-block crossings, and consolidating driveways to minimize conflicts.

### **ISSUE TWO**

There are unmarked legal pedestrian crossings that are unsafe between neighborhoods or points of interest on main corridors.

### SOLUTION

This problem can be solved by installing Pedestrian Hybrid Beacons (PHBs), in addition to more signage, striping changes, and other signals to drivers to expect pedestrians at this crossing location.



Unmarked legal pedestrian crossing at South First/Monroe Intersection without PHB

# BARRIER TWO DEAD END STREET



# **ISSUE ONE**

A cul-de-sac was designed to cut off single-family homes from chemical company property. Crestview Station has replaced the chemical company property and is now a primary destination for work, entertainment, dining and transit.

# **ISSUE TWO**

A cul-de-sac prevents connection to South Congress Avenue and connection to The Yard, a business/entertainment district.



# Snow Cloud Sol tions Chick Snow Cloud Sol tions Chick Snow Cloud Sol tions Chick Southpark Meadows Southpark Meadows

# **ISSUE THREE**

Cul-de-sacs and dead end streets separate housing from regional shopping center and park. They also prevent bike and pedestrian access to major arterials and connections to transit.

# **SOLUTIONS**



Cul-de-sacs are mitigated by including a hike and bike connections from the neighborhood to 45th Street in the Grove community. This can be implemented in both new and existing communities!



In the Goodnight Ranch community, there are no cul-de-sacs at all. Dead end streets connect to the hike and bike trail which also connects to Onion Creek Metro park.



In the Mueller development, garden courts (shared yards) are used instead of cul-de-sacs. This allows walking and biking connectivity while limiting auto traffic.

# BARRIER THREE **DEVELOPMENT BACKED TO COMMUNITY**



# **ISSUE ONE**

A cul-de-sac was designed to cut off single-family homes from commercial corridor but now Congress Avenue is a secondary arterial to downtown.

# **ISSUE TWO**

Disconnected street forces people to create pathways to reach destinations. Disconnected streets have been used as an argument against adjacent affordable housing.



# Hobby Lobby Wide range of supplies for arts & Grafts GEORGIA ACRES

# **ISSUE THREE**

Disconnected residential neighborhoods and separated commercial/industrial uses keep households from walkable access to the North Lamar Transit Center. Unimproved North Lamar is not comfortable for pedestrians.

# **SOLUTIONS**



At the AMLI South Shore property, there is a connection between the cultural hub (hike and bike trails) to commercial and transportation corridor via trails.



In the Grove community, cul-de-sacs are mitigated by including a hike and bike connection for the neighborhood to the north via a crossing at 45th Street.

# BARRIER FOUR RAILROAD TRACKS AND CREEKS



### **ISSUE ONE**

Railroad tracks and a creek both contribute to lack of connection between the Bouldin Creek neighborhood to the East, the commercial and entertainment destination along South Lamar Blvd., and the neighborhood adjacent to Zilker Park.

## **ISSUE TWO**

Both railroad tracks and a creek contributed to the disconnection between neighborhoods and discontinuity in street grid. Lack of connectivity forces pedestrian and bicycle traffic to use Airport Blvd., a busy primary arterial without a protected bicycle lane.



# Construction Building 32 Townitake Dollar General Sallpark North Estates at East Riverside Austin Community Follege Riverside Riverside Building A

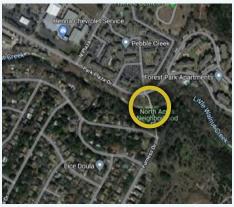
# **ISSUE THREE**

Country Club Creek and other greenspaces act as barriers to connectivity between Pleasant Valley, housing along Crossing Place, and neighborhoods served by Grove Blvd.

# **SOLUTIONS**



Using a strict gridded street network allows for pedestrians and cyclists easy access to both the Guadalupe St. and Speedway corridors.



The North Acres and Heritage Hills neighborhoods are connected to multi-family housing to the north by a pedestrian bridge in the North Acres Neighborhood Park.



This proposed concept shows how the former rail corridor can be used to connect commercial/industrial areas south of US 71 to the future CapMetroBlue Line.

