Memorandum

DATE November 6, 2017

CITY OF DALLAS

TO Honorable Members of the Mobility Solutions, Infrastructure and Sustainability Committee: Lee M. Kleinman (Chair), Rickey D. Callahan (Vice-Chair), Sandy Greyson, Adam Medrano, Casey Thomas, II and Tennell Atkins

SUBJECT High-Speed Rail Update – Station Zone Assessment

On Monday, November 13, 2017, you will be briefed on the Station Zone Assessment for the High-Speed Rail project. The briefing materials are attached for your review.

Please feel free to contact me if you have any questions or concerns.

Majed A. Al-Ghafry
Assistant City Manager

[Attachment]

C: Honorable Mayor and Members of the City Council
   T.C. Broadnax, City Manager
   Larry Casto, City Attorney
   Craig D. Kinton, City Auditor
   Blierae Johnson, City Secretary (Interim)
   Daniel F. Solis, Administrative Judge
   Kimberly Bizor Tolbert, Chief of Staff to the City Manager
   Jo M. (Jody) Puckett, Assistant City Manager (Interim)

   Jon Fortune, Assistant City Manager
   Joey Zapata, Assistant City Manager
   M. Elizabeth Reich, Chief Financial Officer
   Nadia Chandler Hardy, Chief of Community Services
   Raquel Favela, Chief of Economic Development & Neighborhood Services
   Theresa O'Donnell, Chief of Resilience
   Directors and Assistant Directors

“Our Product is Service”
Empathy | Ethics | Excellence | Equity
High-Speed Rail Update – Station Zone Assessment

Mobility Solutions, Infrastructure & Sustainability
November 13, 2017

Mark Duebner
Project Manager
High-Speed Rail
Overview

• Update committee on High-Speed Rail (HSR) Station Zone Assessment (SZA) progress
• Share vision for development of HSR station
• Provide feedback related to performance criteria and key policy items
• Next steps
Background

- Texas Central Partners is the private company developing the Dallas-to-Houston HSR
- Hired Perkins+Will to complete the SZA
- The City has been working with consultants to formulate modern ideas and recommendations for the station area
SZA Major Components

- Placemaking
- Mobility and connectivity
- User experience
- Sustainability
- Land use and open space strategy
- Cedars District
- Mixed-use concept
City of Dallas Participation in SZA

- Building Inspections
- Convention Center
- Dallas Police Department
- Dallas Water Utilities
- Economic Development
- Public Works
- Planning and Urban Development
- Transportation
External Partnerships

• DART
• Downtown Dallas Inc.
• Matthews Southwest
• North Central Texas Council of Governments
Performance Criteria

• Economic and environmental sustainability
• Economic development
• High-quality urban design
• Infrastructure and circulation improvements
• Multi-modal transportation connections
• Revenue enhancements for City facilities
Economic and Environmental Sustainability

HIGH-SPEED RAIL DISTRICTS
RESIDENTS + JOBS/SQUARE MILE

- HSR Station Dallas
- Transbay Terminal SF
- Union Station Denver
- Southern Cross Melbourne
- Kings Cross London

100,000 residents and jobs per square mile is the median value.

20,000 residents per square mile is the baseline population density for a vibrant neighborhood.
Economic Development

TRANSIT ORIENTED DEVELOPMENT
Infrastructure and Circulation Improvements

VEHICULAR ACCESS
ACCESS AND PARKING

WALKABILITY

THE MOST WALKABLE DOWNTOWNS RANGE FROM:
140 - 400 INTERSECTIONS PER SQUARE MILE
Multi-Modal Transportation Connections

TRANSPORT AND WALKABILITY

- BRT/Streetcar (Proposed)
- Autonomous Transit
- Dallas Streetcar
- Preferred Orange Line (D2)
- Preferred Green Line (D2)
- Orange Line
- Green Line
- Blue Line
- Red Line
- Trinity Railway Express
- Core Express Service (CES)
- HSR Station
- Study Area

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Revenue Enhancements for City Facilities

HIGH-SPEED RAIL DISTRICTS
JOBS AND RESIDENTIAL PROGRAM TARGETS

1/2 MILE RADIUS TOTALS
150 ACRES DEVELOPABLE LAND

MAXIMUM RESIDENTIAL SCENARIO
1.5 JOBS/DE 29,000 JOBS
60K PPL/SF 50,000 RESIDENTS

79,000 PEOPLE
DAYTIME + NIGHTTIME POPULATION

1/2 MILE RADIUS TOTALS
150 ACRES DEVELOPABLE LAND

MAXIMUM JOBS SCENARIO
10 JOBS/DE 63,000 JOBS
20K PPL/SF 16,000 RESIDENTS

79,000 PEOPLE
DAYTIME + NIGHTTIME POPULATION

Legend:
- High density
- Medium density
- Low density
- Planned Hsr Station
- Study Area

Mobility Solutions, Infrastructure & Sustainability
Key Policy Items

• Parking
• Street grid
• Walkability
• Ingress and egress
• Connectivity to all DART stations
• Design guidelines
Items to Be Resolved

- TxDOT plans for I-30 Corridor
- Decommissioning of Cadiz Pump Station
- DART stations
  - Additional connections
  - Increased accessibility
- Utility locations along I-45 alignment
High-Speed Rail Station
Timeline

- End of 2017: Publish draft Environmental Impact Statement and submit 404/408 permits
- Summer 2018: Publish final Environmental Impact Statement
- End of 2018: Federal Railroad Administration publishes Record of Decision
- End of 2018/Early 2019: Begin construction
- 2023: Begin operations
Next Steps

• Draft Development Agreement
• Work with DART to create a transit mall area
• TxDOT design of I-30 Corridor