

Applicable Urban Design Priorities Project Should Achieve

- [1] **Design, building placement, access, and transparency should be leveraged to establish a new and livable community at the end of the DART Green line that responds to its unique location and mix of neighboring uses.**

Development should include a mix of dense, thoughtfully articulated housing models that engage the street, scale down to the surrounding community, and locate community spaces and flexible uses for maximum benefit.

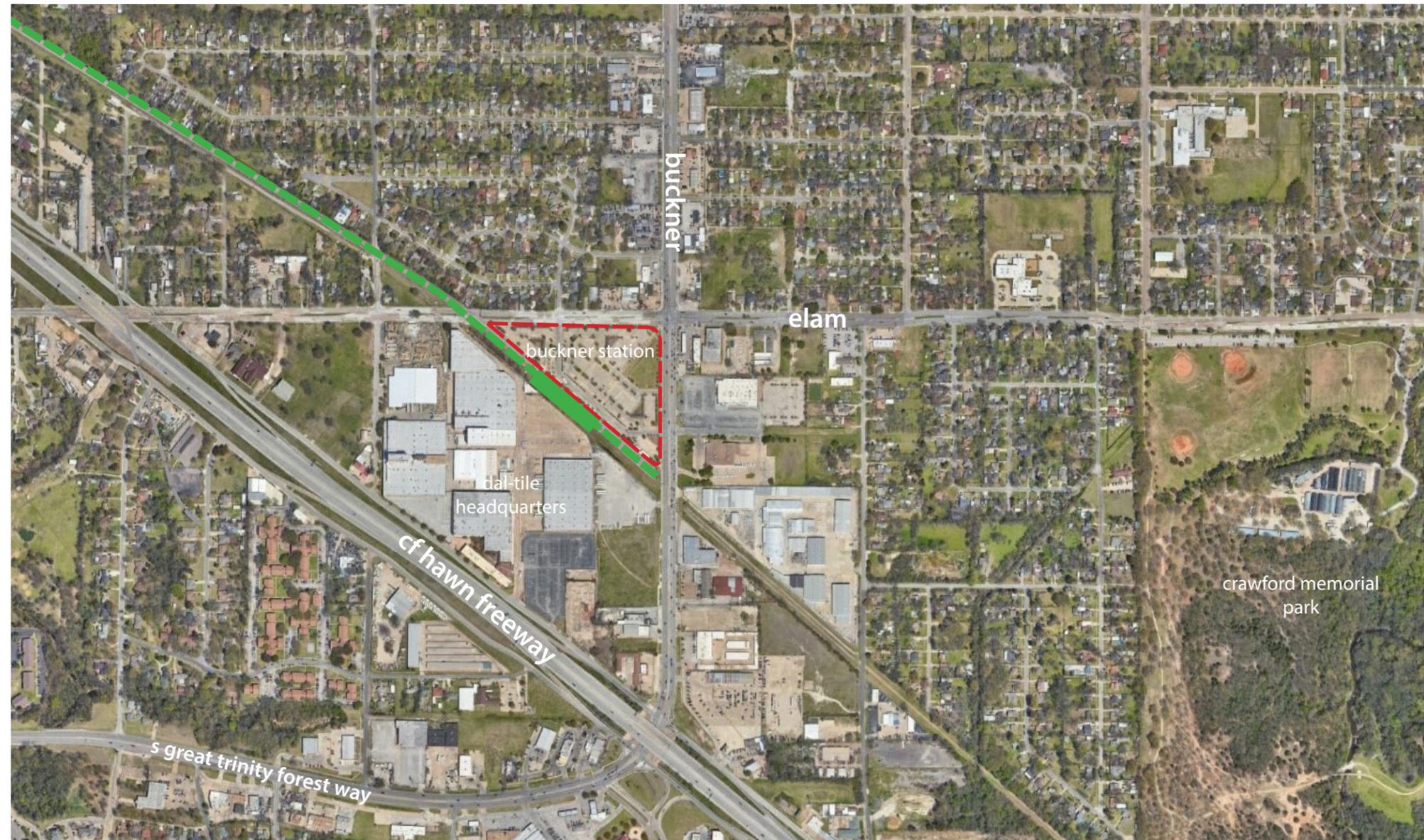
- [2] **Parking design should provide an environment that is safe, accessible, and comfortable for transit riders and residents while contributing to environmental sustainability and the well being of the community. Additionally, accommodating other uses in the future should be considered in design of the parking lot.**

Reduce visual and environmental impact of parking lot. Consider shading and incorporating landscaping and eco-friendly strategies to help mitigate flooding, water pollution, urban heat island effect, and negative views from the street and residential units above.

Provide well-lit, clear, and accessible pedestrian pathways to the new residential building and to the DART Station.

- [3] **Focus on human scale design as a fundamental element of creating great places that support TOD.**

Design sidewalks, walkways, open space, and programmed space at a scale and with enough detail that makes them usable and interesting. Provide human-scale details viewable at ground level on building frontages, street furniture, and landscaping.



Policy References

Forward Dallas!
Section 5 [urban design element]

TIF Urban Design Guidelines

Urban Transit Design Guidelines

DART Transit Oriented Guidelines

Dallas TOD Buckner Station Area Plan

Context Description

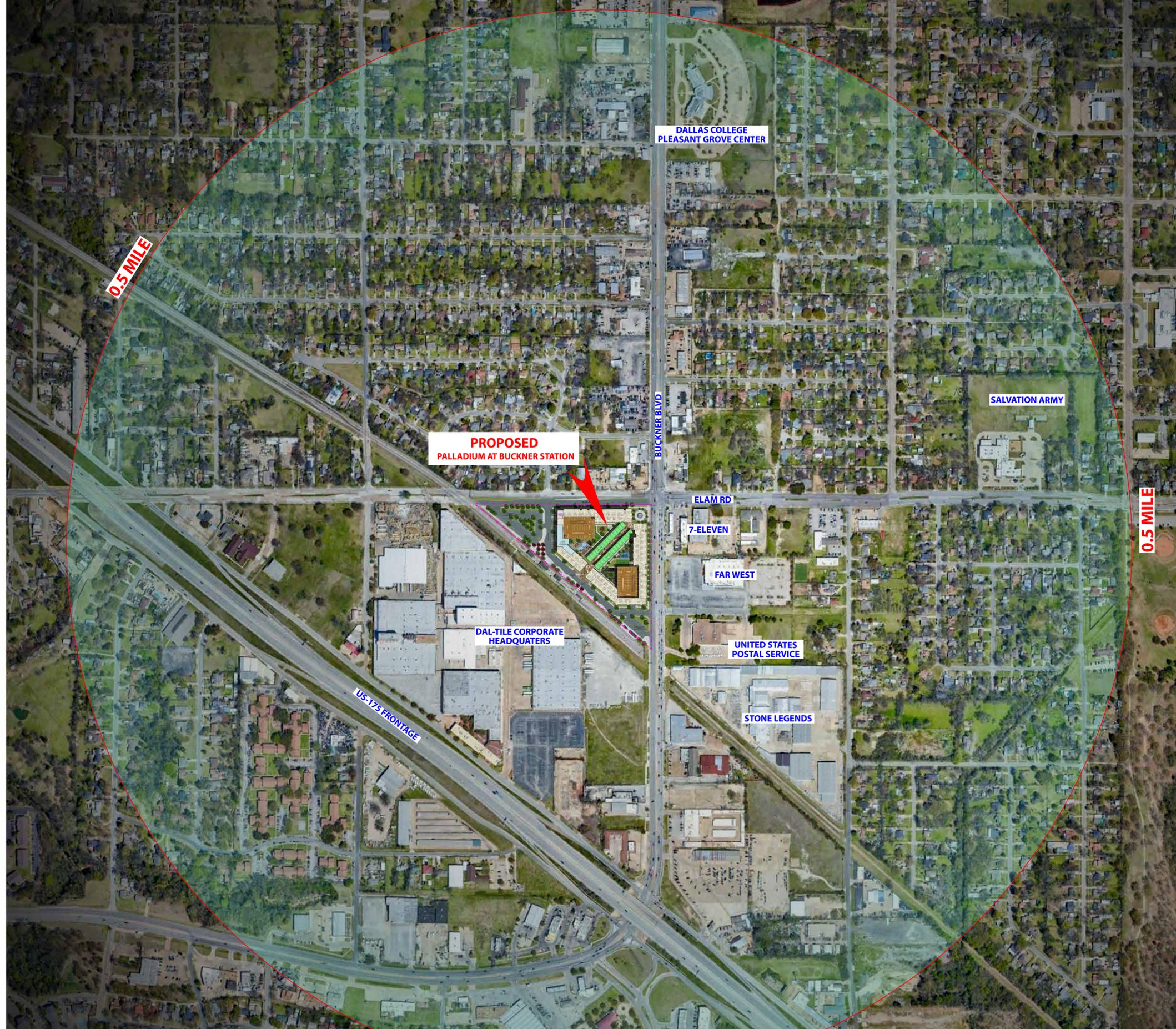
This proposal is one of five transit-oriented development projects on DART-owned property coming to the UDPR Panel for review. The Buckner Station TOD development seeks to maximize public benefit by increasing DART ridership, introducing a mix of market-rate and affordable housing and enhancing connectivity beyond the site consistent with DART Transit Oriented Development Policy and DART TOD Guidelines.

Primary considerations for this project include maximizing the use and benefit of transit adjacency with thoughtful design and arrangement of residential and support uses, safe and convenient pedestrian circulation through and along the perimeter activated by direct ground-floor residential access, and a shared buffered parking strategy.

Palladium Buckner Station TOD

Neighborhood:
Pleasant Grove

Program:
Transit Oriented Development



CONTEXT PLAN / PALLADIUM AT BUCKNER STATION

SCALE: NTS





ELAM RD



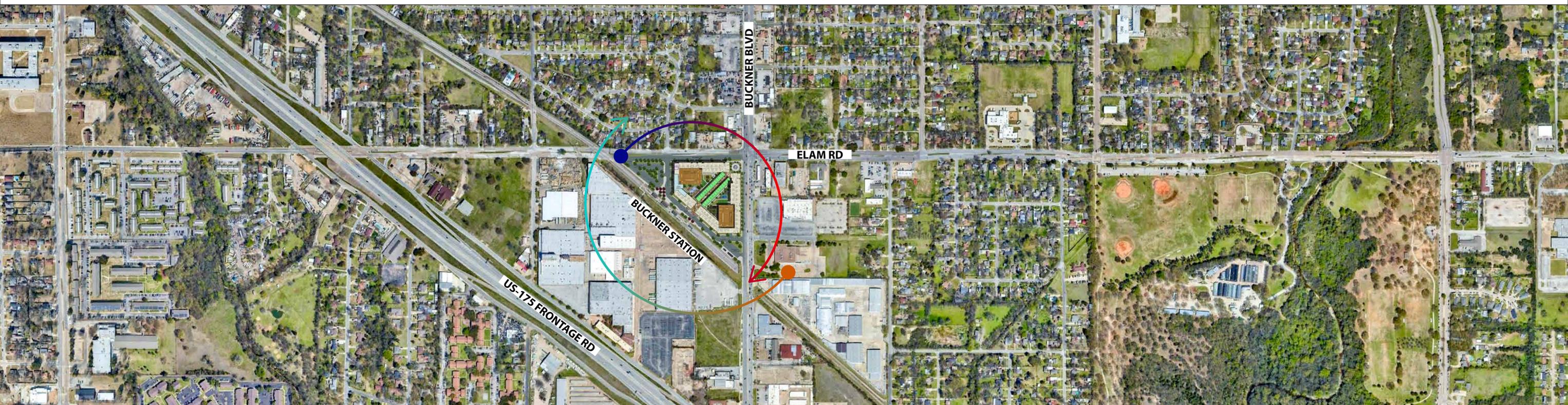
AUTO CLINIC & SOUTH BUCKNER MARKET



BUCKNER BLVD

7-ELEVEN & FAR WEST

RESIDENCE



INTERSECTION AT BUCKNER STATION & ELAM RD



BUCKNER STATION



UNITED STATES POSTAL SERVICE

BUCKNER STATION

BUCKNER BLVD

SURROUNDING / PALLADIUM AT BUCKNER STATION

SCALE: NTS





**CLUBHOUSE & COMMUNITY ROOM
ALL ON GROUND LEVEL**

**SMALL GROUND LEVEL COURTYARD
EACH SIDE**
 • POOL, GRILLING AREA, DOG PARK,
 PLAYGROUND, SPORT COURT & FIRE PIT

BLDG #1 - 4-STORY
 • TUCK-UNDER CLUBHOUSE
 • COMMUNITY SPACE
BLDG #2 - 4-STORY
BLDG #3 - 3-STORY
 • GARAGE
BLDG #4 - 3-STORY
 • GARAGE
BLDG #5 - 2-STORY
 • 2-STORY RESIDENCE UNITS

40' WIDE PUBLIC PROMENADE

**DART STATION CONNECTION
WITH BIKE RACKS**

DART BUCKNER STATION

PROJECT DATA
 2 & 4-STORY
 304-UNIT MULTY-FAMILY
 COMMUNITY
 420 PARKING SPACES

ON STREET PARKINGS

STREET ENTRANCE LOBBY

STOOPS ON ELAM ROAD

VIEW & WALK TO STATION

STREET ENTRANCE LOBBY

STOOPS ON BUCKNER BLVD

SITE PLAN / PALLADIUM AT BUCKNER STATION
 SCALE: NTS

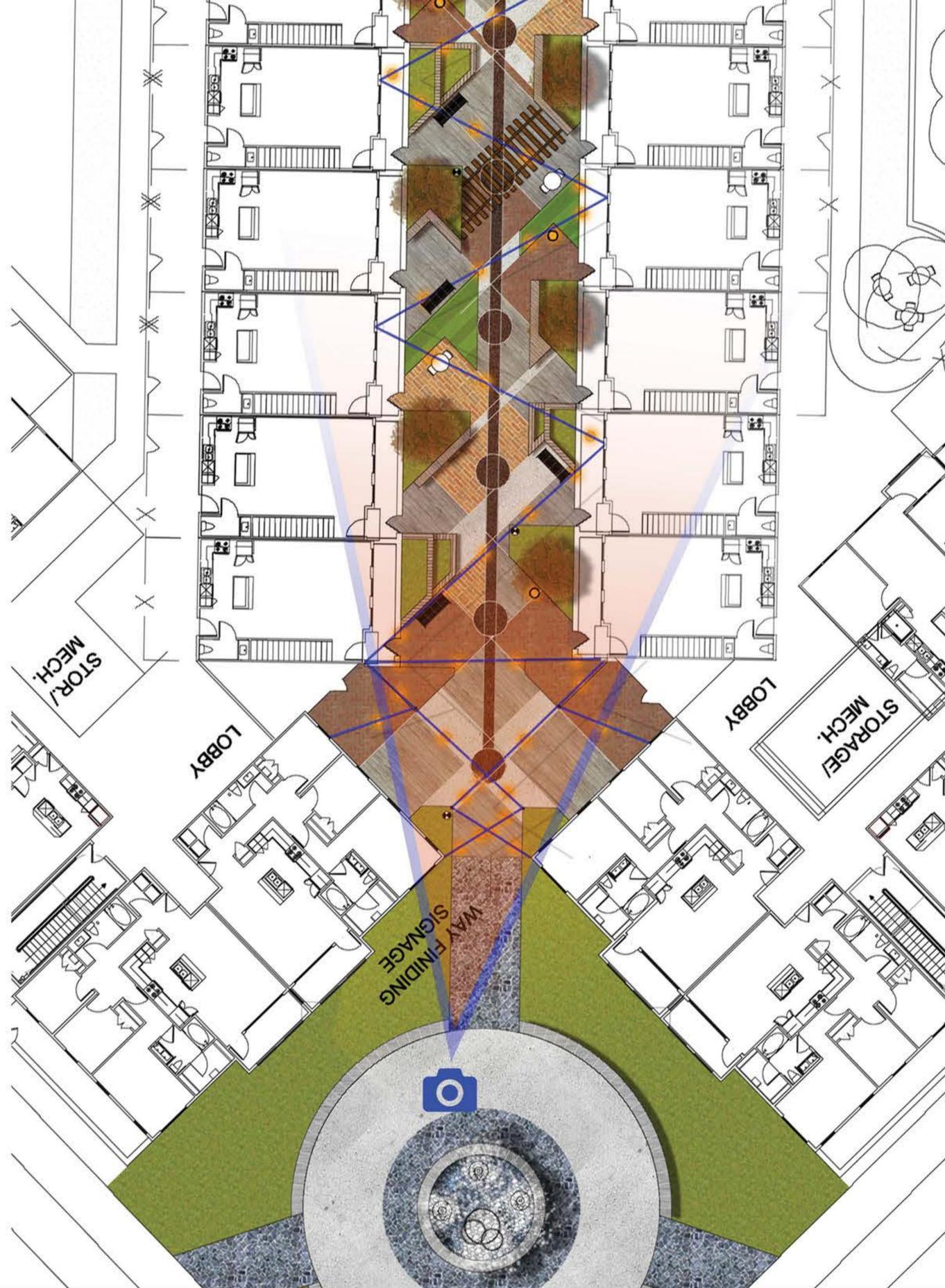




NE CORNER VIEW / PALLADIUM AT BUCKNER STATION

SCALE: NTS





PROMENADE VIEW / PALLADIUM AT BUCKNER STATION

SCALE: NTS





COURTYARD VIEW / PALLADIUM AT BUCKNER STATION

SCALE: NTS





NW CORNER VIEW / PALLADIUM AT BUCKNER STATION

SCALE: NTS





01 GROUND FLOOR PLAN
SCALE N.T.S.



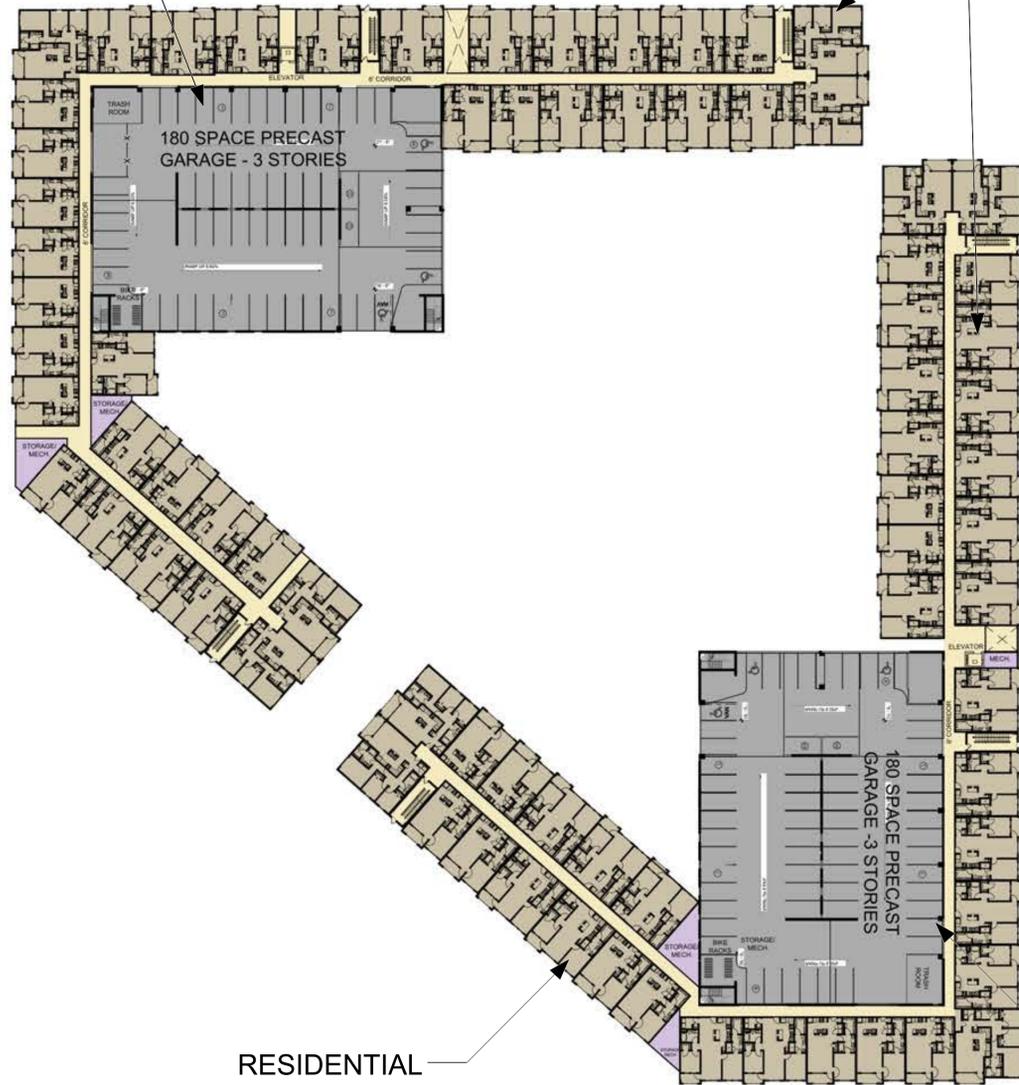
02 SECOND FLOOR PLAN
SCALE N.T.S.

PLANS / PALLADIUM AT BUCKNER STATION
SCALE: NTS



PARKING GARAGE

RESIDENTIAL

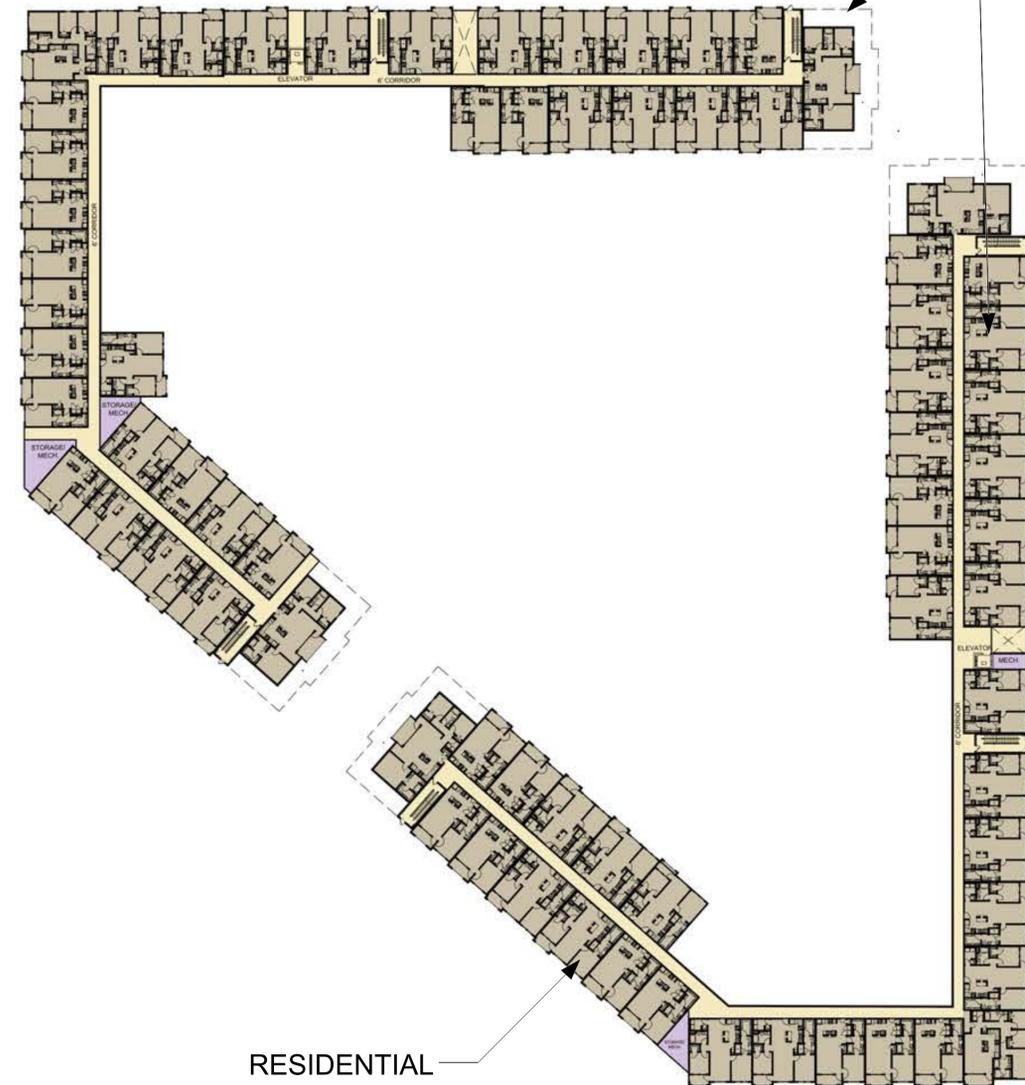


RESIDENTIAL

PARKING GARAGE

01 THIRD FLOOR PLAN
SCALE N.T.S.

RESIDENTIAL



RESIDENTIAL

02 FOURTH FLOOR PLAN
SCALE N.T.S.





01 North
3/64" = 1'-0"



02 North Elevation 1
3/32" = 1'-0"



03 North Elevation 2
3/32" = 1'-0"

MATERIAL LEGEND

- 01 BRICK MASONRY VENEER - FIELD COLOR 1
- 02 CEMENTITIOUS PANEL SYSTEM - FIELD COLOR 01
- 03 CEMENTITIOUS PANEL SYSTEM - FIELD COLOR 02
- 04 METAL RAILING SYSTEM
- 05 METAL CANOPY
- 06 METAL PANEL SYSTEM - FIELD COLOR 1
- 07 CONCRETE COLUMN
- 08 WOOD TRELLIS SYSTEM





01 West
3/32" = 1'-0"



- MATERIAL LEGEND**
- 01 BRICK MASONRY VENEER - FIELD COLOR 1
 - 02 CEMENTITIOUS PANEL SYSTEM - FIELD COLOR 01
 - 03 CEMENTITIOUS PANEL SYSTEM - FIELD COLOR 02
 - 04 METAL RAILING SYSTEM
 - 05 METAL CANOPY
 - 06 METAL PANEL SYSTEM - FIELD COLOR 1
 - 07 CONCRETE COLUMN
 - 08 WOOD TRELLIS SYSTEM

02 South West 1
3/32" = 1'-0"



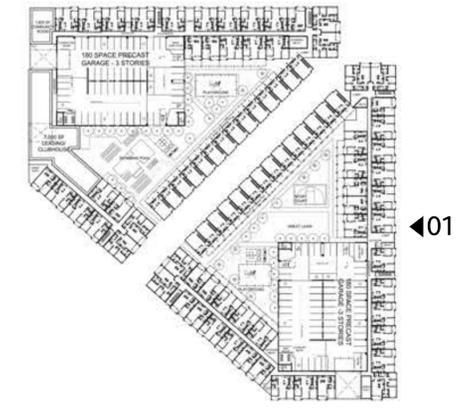


01 South West 2
3/32" = 1'-0"



02 South
3/32" = 1'-0"





01 East
3/64" = 1'-0"



02 East Elevation 1
3/32" = 1'-0"



MATERIAL LEGEND

- 01 BRICK MASONRY VENEER - FIELD COLOR 1
- 02 CEMENTITIOUS PANEL SYSTEM - FIELD COLOR 01
- 03 CEMENTITIOUS PANEL SYSTEM - FIELD COLOR 02
- 04 METAL RAILING SYSTEM
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- 08 WOOD TRELLIS SYSTEM

03 East Elevation 2
3/32" = 1'-0"



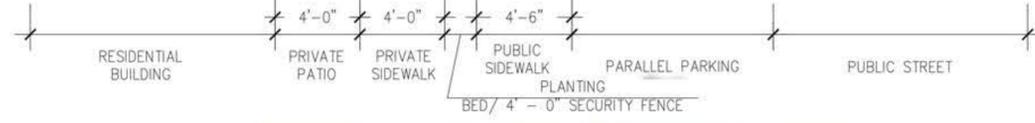


01 2 STORY UNITS Front
3/32" = 1'-0"

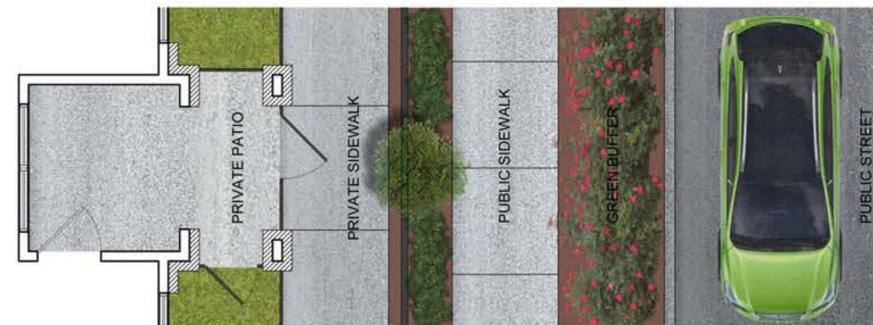
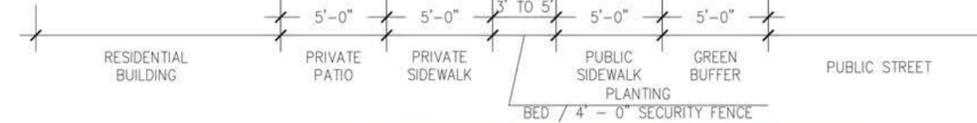
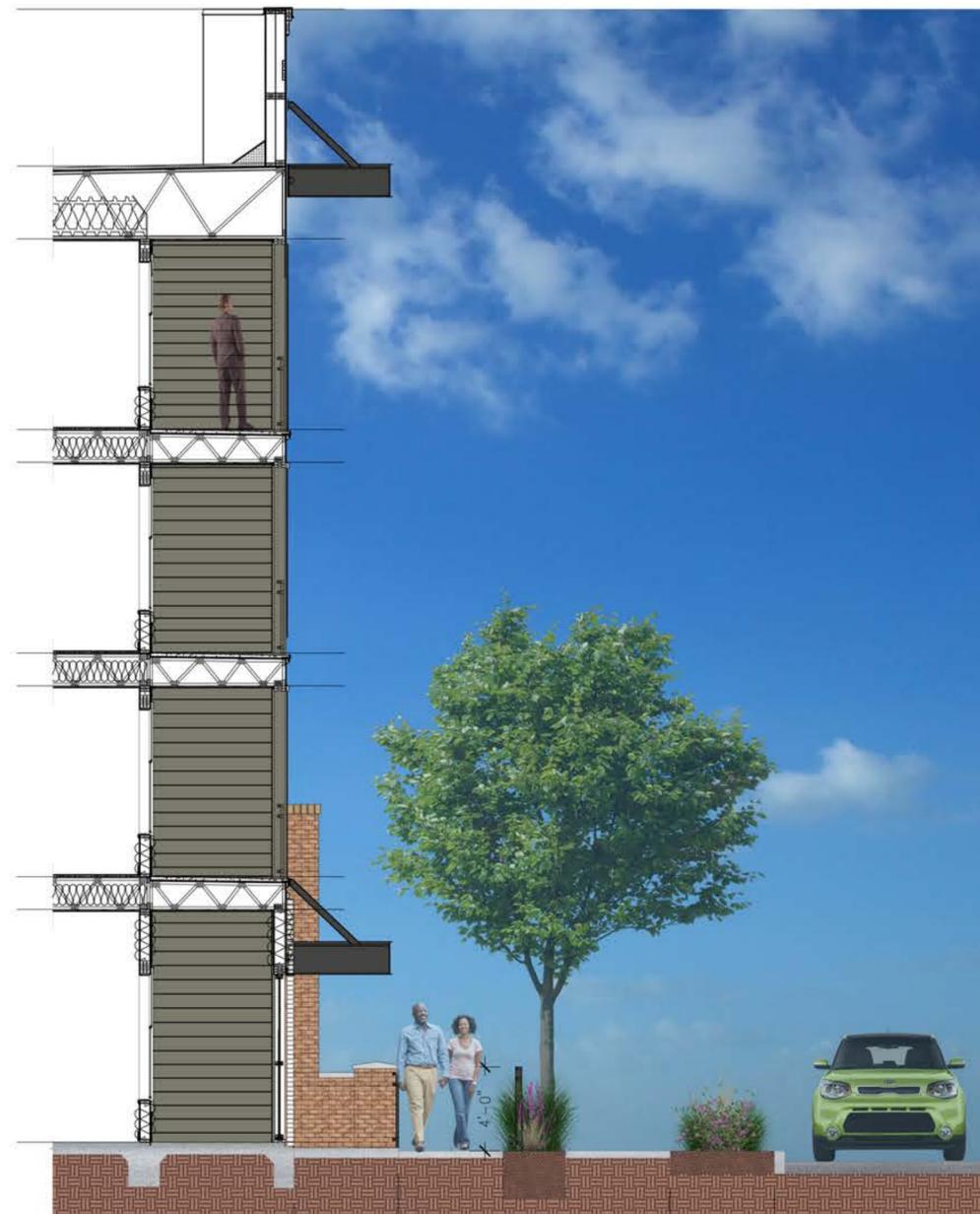
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- 01 BRICK MASONRY VENEER - FIELD COLOR 1
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- 06 METAL PANEL SYSTEM - FIELD COLOR 1
- 07 CONCRETE COLUMN
- 08 WOOD TRELLIS SYSTEM
- 09 WOOD PANEL SYSTEM
- 09 METAL COLUMNS





01 STREET SECTION ALONG ELAM ROAD
SCALE 1/4"=1'-0"



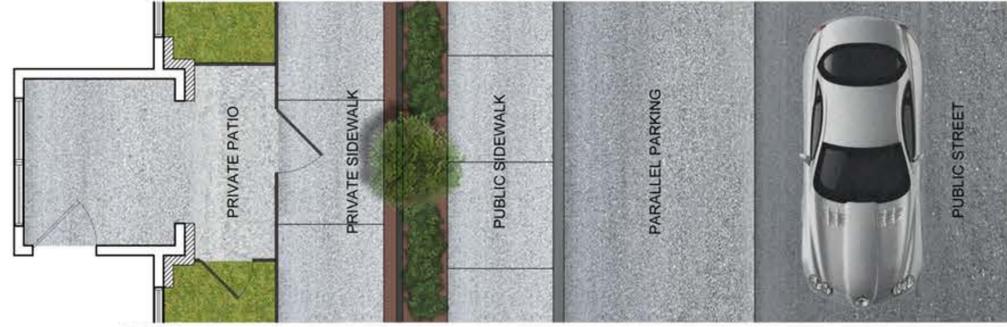
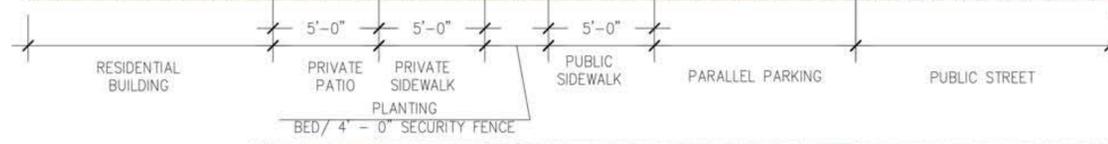
02 STREET SECTION ALONG BUCKNER BOULEVARD
SCALE 1/4"=1'-0"



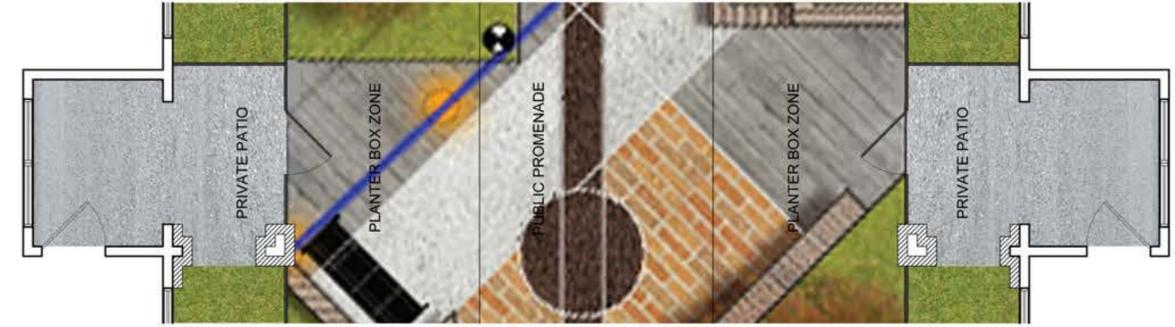
SECTIONS/PALLADIUM AT BUCKNER STATION

SCALE: NTS





01 STREET SECTION AT DART LINE SIDE
SCALE 1/4"=1'-0"



02 STREET SECTION AT PROMENADE
SCALE 1/4"=1'-0"



SECTIONS/PALLADIUM AT BUCKNER STATION

SCALE: NTS



