

# *Livable Centers* **Reunion**



*2009 – 2012*

*Friday, March 30, 2012*



# Welcome

Partners and Friends—

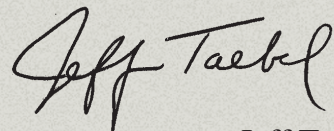
I would like to take this opportunity to offer a few reflections as we mark the fourth year of the Livable Centers program.

Just a few short years ago, Livable Centers were just a notion. When we talked about making this region more walkable, people would ask us where we would start? how would we do it? and, what would it look like? Now we know.

Thanks to the leadership and support of all of our study partners and the talents and skills of the top consultants in this region and beyond, we now have a template from which we can build

some truly great places that will, I believe, have a transformative effect on the region. Today, we hope to take the next steps on a journey that will make the Livable Centers vision a reality.

Today we are here to learn from each other – to celebrate successes and take lessons from where things have fallen short. Most of all, we wanted to let you know that, whether your project is just beginning or if you're well into implementation, we are committed to maintaining our partnership with you as we strive to make this a more walkable, economically vibrant region.



Jeff Taebel  
Director,

Community and Environmental Planning, H-GAC

## Class of 2009—

Greater East End Management District  
*East End Livable Centers Plan*

City of Tomball  
*Livable Centers Downtown Plan*

Waller Economic Development Corporation  
*Advance Plan: A Livable Centers Study for the City of Waller*

## Class of 2010—

Energy Corridor Management District  
*Energy Corridor Livable Center Plan*

Fourth Ward Redevelopment Authority and  
City of Houston  
*Fourth Ward Livable Centers Study*

City of Houston  
*Ensemble/HCC (Midtown) Livable Centers Study*

Greater Northside Management District  
*Northside Livable Centers Study*

Upper Kirby Management District  
*Upper Kirby Livable Centers Study*

## Class of 2011—

Houston Downtown Management District and  
East Downtown Management District  
*Downtown | EADO Livable Centers Study*



*A Livable Center Gathering Place*

## Alumni Panel Roundtable

**Quick Wins on the Road to  
Implementation**

**Wayne Norden - Class of 2012**  
*Near Northwest  
Management District*

**Ribbon Cuttings and Photo  
Ops: Getting it Done**

**Diane Schenke - Class of 2009**  
*Greater East End Management  
District*

**Some Roads are Bumpy:  
Addressing Implementation  
Challenges**

**John Isom - Class of 2009**  
*Waller Economic Development  
Corporation*

## Thanks to Our Sponsors

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Livable Centers studies are partially funded by:



For more information, visit

[www.h-gac.com/livablecenters](http://www.h-gac.com/livablecenters)



## Hempstead

Project Partner:  
City of Hempstead

Plan prepared by:  
Design Workshop, UrbanCore Collaborative,  
CobbFendley, Walter P Moore



*Water Tower in Hempstead*

CLASS OF  
**2012\***

## Nassau Bay

Project Partner:  
NASA Area Management District

Plan prepared by:  
SWA Group, CDS Market Research|Spillette  
Consulting, Powers Brown Architecture, Traffic  
Engineers, Inc, Dannenbaum Engineering



*Tourism in Nassau Bay Area*

## Galveston

Project Partners:  
Galveston Housing Authority, Historic  
Downtown Strand Seaport Partnership

Plan prepared by:  
Morris Architects, Clark Condon Associates, Inc,  
Traffic Engineers, Inc, Walter P Moore, The Lentz  
Group, Noteware Advisors



*Galveston Trolley*

*\* These Livable Centers Studies are currently under way  
and are projected for completion in 2012.*



*A Livable Center Storefront*

### Class of 2012—

Near Northwest Management District  
*Near Northwest Management District Livable Centers Plan*

City of League City  
*League City Main Street Implementation Plan:  
A Livable Centers Study*

City of Houston, Better Houston and TIRZ 15  
*Washington Avenue\**

Greater Northside Management District and  
Independence Heights Development Council  
*Independence Heights-Northline\**

Harris County and Airline Improvement District  
*Airline Improvement District\**

City of Hempstead  
*Hempstead\**

NASA Area Management District  
*Nassau Bay\**

Galveston Housing Authority and Historic  
Downtown Strand Seaport Partnership  
*Galveston\**

*\*Denotes Livable Centers Studies currently under way.*

# AGENDA

**Registration and  
Breakfast**  
*8:30 a.m.*

**Reflections on  
Successes, Challenges**  
*9:00 a.m.*

**Alumni Panel  
Roundtable**  
*9:20 a.m.*  
**Wayne Norden - Class of 2012**  
*Near Northwest Management District*

**Diane Schenke - Class of 2009**  
*Greater East End Management District*

**John Isom - Class of 2009**  
*Waller Economic Development Corporation*

**Break/Walking Tour**  
*10:20 a.m.*

**Table Topics and  
Brainstorming**  
*10:40 a.m.*  
*Governance, Financing, Partnerships,  
and Construction*

**Ask the Experts**  
*11:40 a.m.*

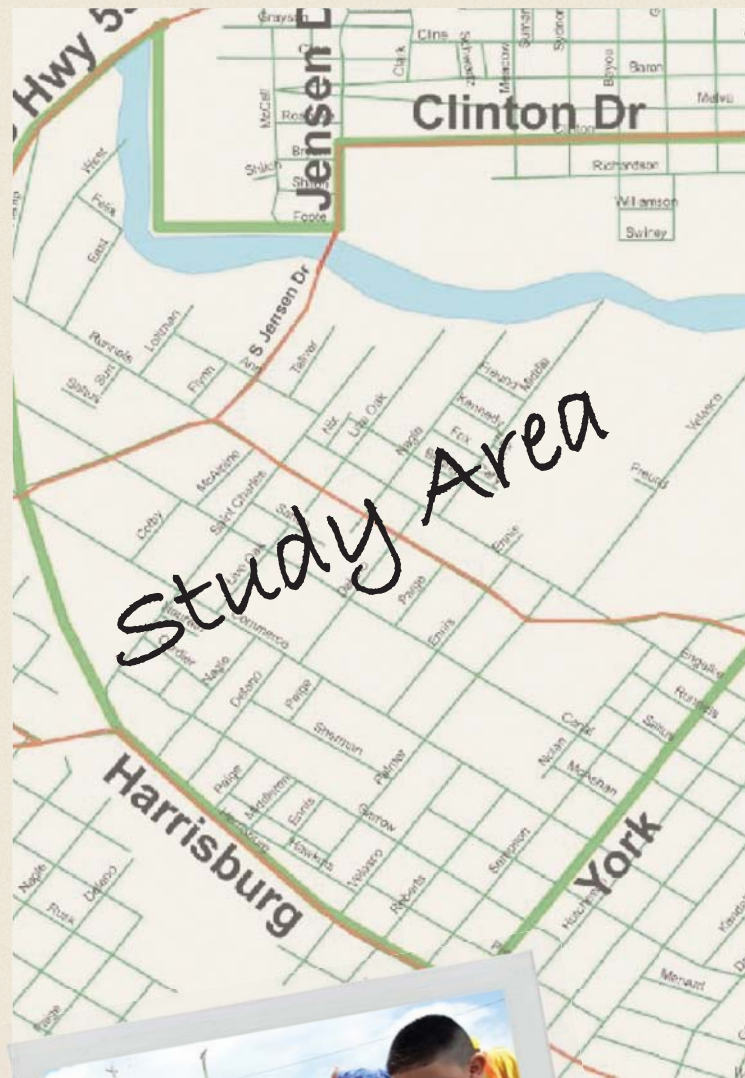
**Tools and Closing  
Remarks**  
*12:10 p.m.*



# East End Livable Centers Plan

## Project Area Opportunities

- New Development
- Continuity Opportunities
- Rail Transit on Harrisburg
- Excellent Bus Transit
- Active, Successful Development District
- Qualifications for Federal Funding
- Proximity to Downtown
- Opportunities for Connectivity
- Opportunities for Urban Structural Elements
- Pedestrian/Bicycle Linkages
- Corridors Enhancements
- Gateways
- Districts
- Growing Demand for Locally-Oriented Retail



Kipp Academy Tree Planting



Sidewalk Project

Project Partner:  
Greater East End  
Management District

Plan prepared by:  
The Goodman Corporation  
Cooper Carry  
Clark Condon Associates  
Brave/Architecture

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2009

## Washington Avenue



Historic Site on Washington Avenue

### Project Partners:

City of Houston, Better Houston, TIRZ 15

### Plan prepared by:

Asakura Robinson Company, LLC, Damon Williams Consulting, Morris Architects, Traffic Engineers, Inc, SWA Group, ARUP, Robert Charles Lesser & Co

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2012\*

## Independence Heights/ Northline



### Project Partners:

Greater Northside Management District,  
Independence Heights Development Council

### Plan prepared by:

Design Workshop, Urban Core Collaborative, CobbFendley, Walter P Moore, SWCA Environmental Consultants, Bryant Design Group

## Airline Improvement District



Airline Carnival and Marketplace

### Project Partners:

Harris County, Airline Improvement District

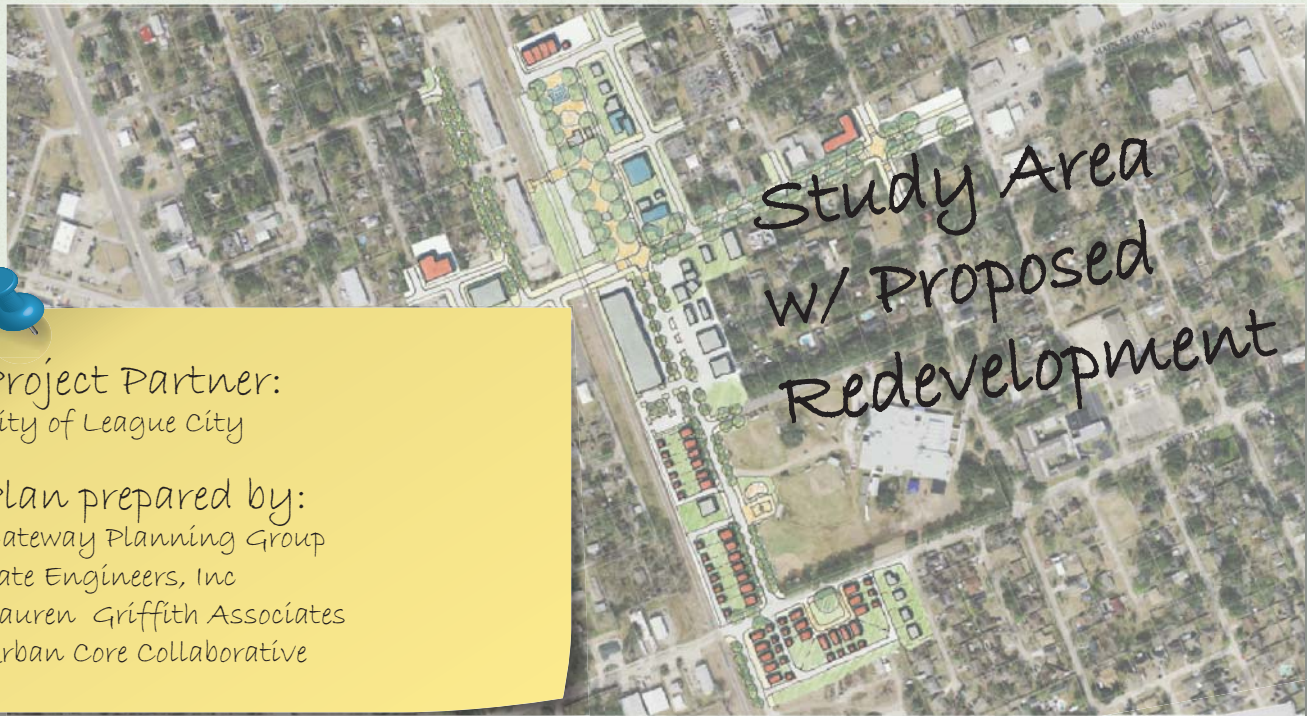
### Plan prepared by:

SWA Group, Knudson Services, CDS Market Research|Spillette Consulting, Alliance Transportation Group

\* These Livable Centers Studies are currently under way and are projected for completion in 2012.



# League City Main Street Implementation Plan: A Livable Centers Study



Project Partner:  
City of League City

Plan prepared by:  
Gateway Planning Group  
Pate Engineers, Inc  
Lauren Griffith Associates  
Urban Core Collaborative

## Project Area Opportunities

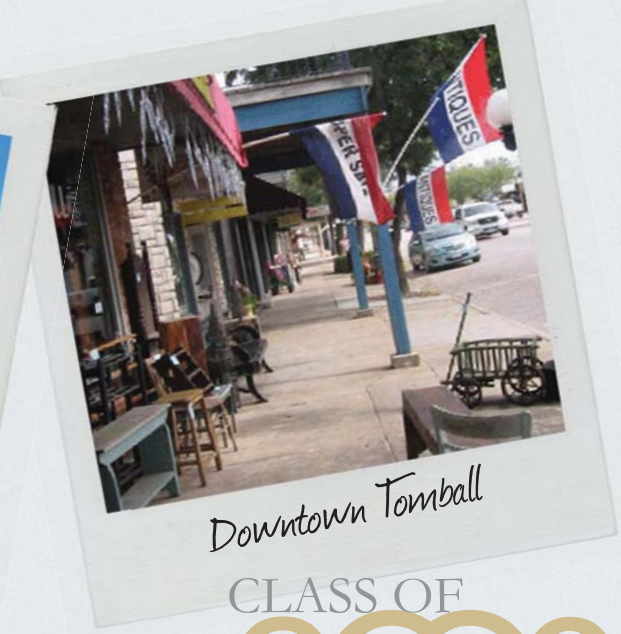
- Amenities, history and culture
- Clear Creek
- Locally-owned businesses.
- Small-town character
- Invested neighbors
- Vacant land for new development
- Arts and entertainment



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Historic Tomball



Downtown Tomball

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## City of Tomball Livable Centers Downtown Plan

### Project Area Opportunities

- Character and Attitudes
- Community Pride
- Interaction Atmosphere
- Heritage and History
- Traditions
- Events and Celebrations
- The Arts
- Architectural Image and Character
- Building Type and Land Usage
- Pedestrian and Open Space
- Vehicular Traffic and Accessibility

Project Partner:  
City of Tomball

Plan prepared by:  
HTNB Corporation



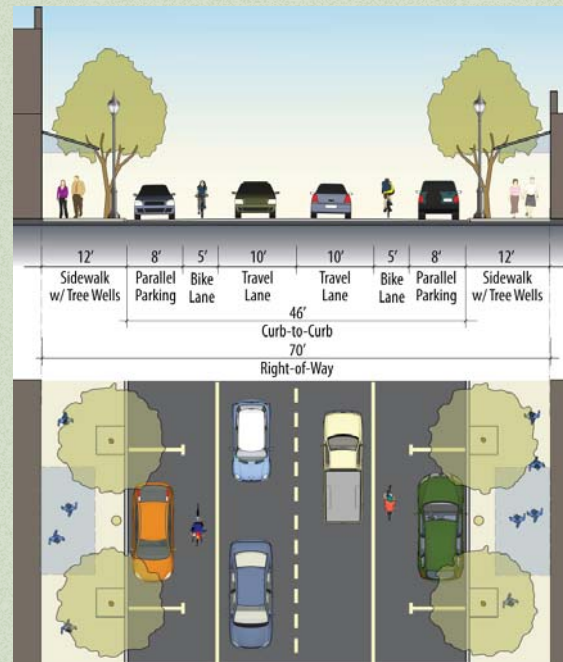


# Advance Plan

## *A Livable Centers Study for the City of Waller*

### Project Area Opportunities

- Small town atmosphere with peaceful, quiet streets and low taxes, crime and traffic.
- New growth in US 290 and BR 290 corridors should serve as a connection between multi-modal transportation and Waller's heritage.



Welcome to Waller



Charrette Planning

Project Partners:  
City of Waller  
Waller Economic Development Corporation

Plan prepared by:  
Kendig Keast Collaborative  
HDR Engineering, Inc  
CDS Market Research | Spillette Consulting  
The Lentz Group

The **vision** for Waller is a new or re-established “civic” center that is **distinct** to Waller, is loyal to the community’s history and agricultural roots, and offers increased **opportunities** for local businesses and choices in living.

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2009

# Near Northwest Managment District

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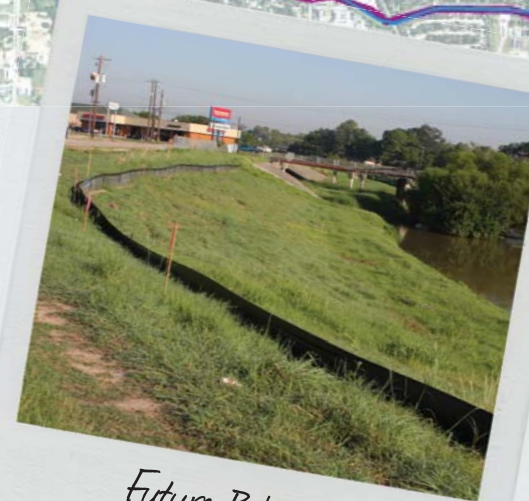
## *Livable Centers Plan*

### Project Area Opportunities

- In proximity to the airport, Galleria, downtown and other employment areas.
- Parks and open spaces.
- A mix of retail and residential areas that can be transformed into destinations.
- White Oak Bayou and other waterways flow through the community.



Aron Ledet Park



Future Bike Path

Project Partners:  
Near Northwest Management District

Plan prepared by:  
LRK Inc  
TBQ Partners  
CDS Market Research | Spillette Consulting  
Quadrant Consultants Inc



Houston Downtown Management District  
East Downtown Management District

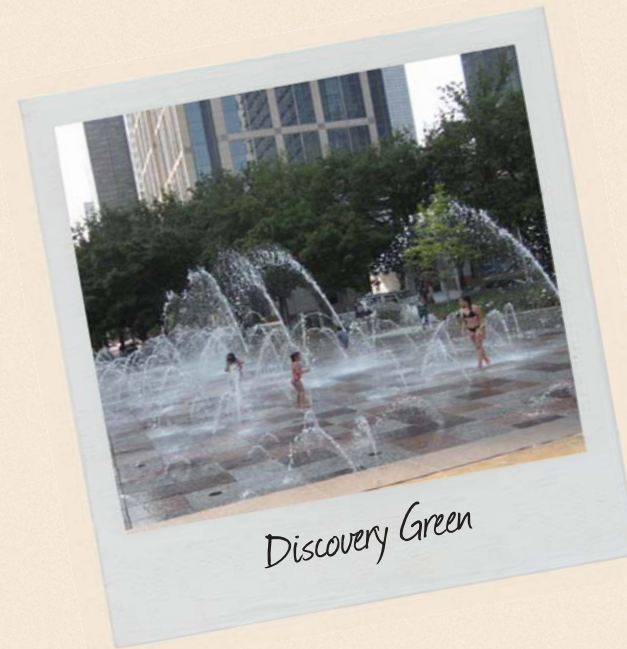
Morris Architects

Clark Condon Associates

CDS Market Research | Spillette Consulting

Kimley-Horn and Associates, Inc

Omega Engineers, Inc

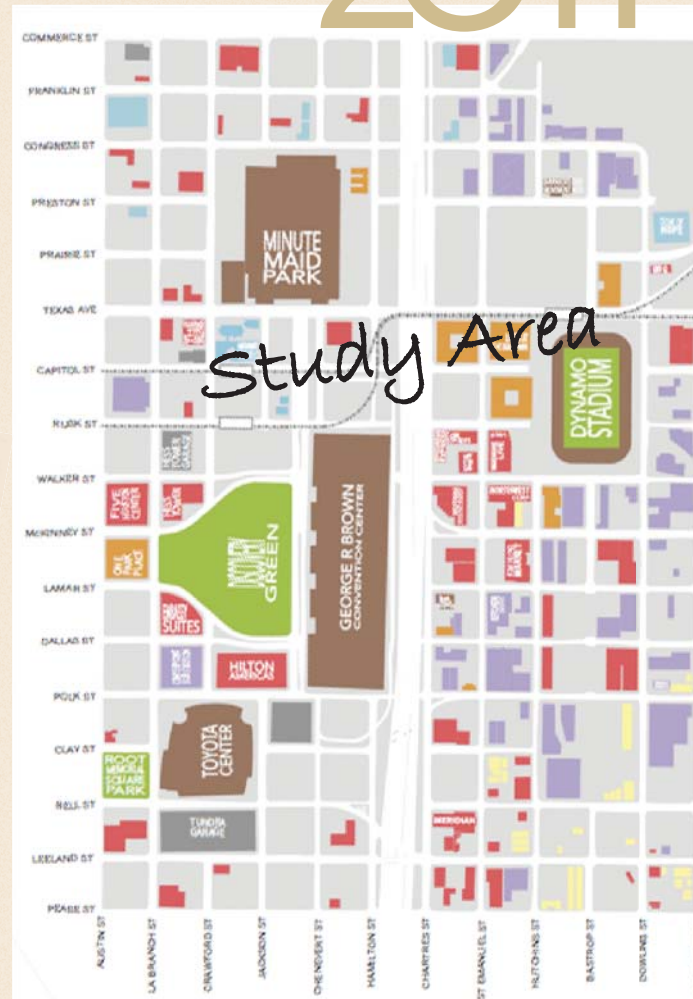


Discovery Green

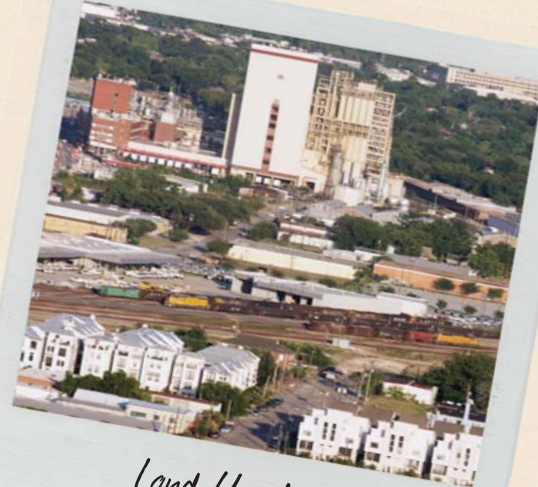
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2011

## Project Area Opportunities

- Multi-modal transit structure in place.
- Bicycle and pedestrian facilities.
- Numerous parks and open spaces, including Discovery Green.
- Gathering places, including the GRB Convention Center and Minute Maid Field.
- Multiple land uses include residential, industrial, commercial, entertainment and educational.

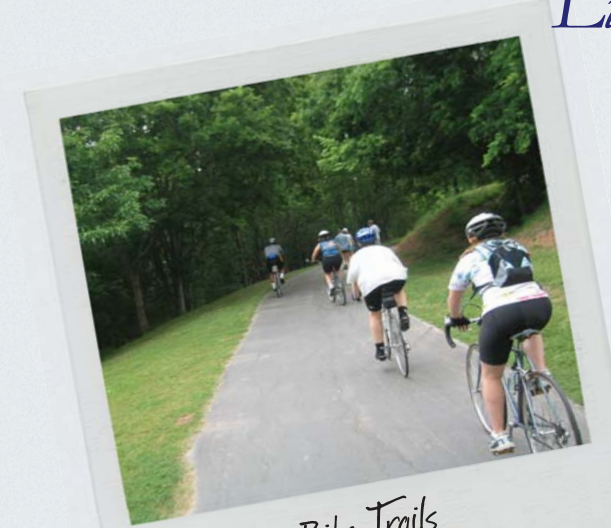


## Study Area



Land Use Mix

# CLASS OF 2010



## Bike Trails

- The Energy Corridor is surrounded by 26,000 acres of open space situated in the Addicks and Barker reservoirs.
- With 50 miles of recreational trails, the Energy Corridor has more trails than any place in the Houston region outside of The Woodlands and Kingwood.
- I-10 is a lifeline that moves more than 200,000 trips per day to and through the Energy Corridor.
- The Addicks Park and Ride lot could be redeveloped to help anchor the proposed center.

## Energy Corridor Management District

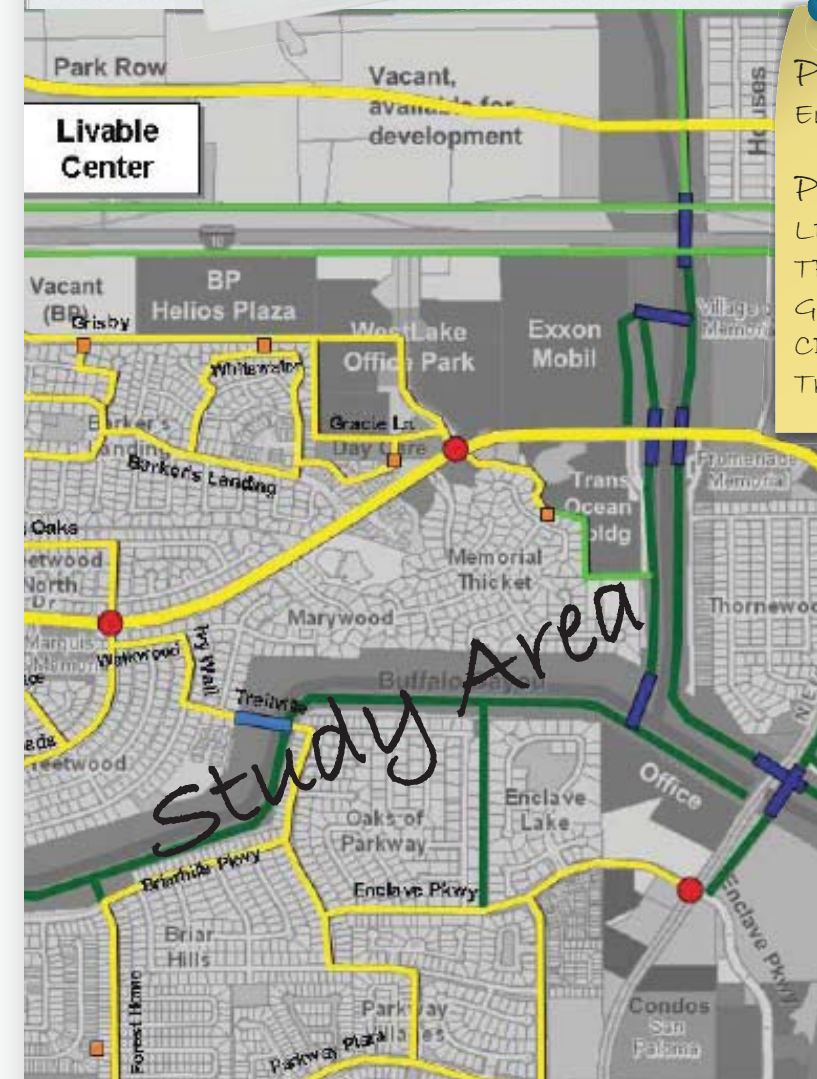
LRK Inc

## TBC Partners

Gunda Corporation, LLC

CDS Market Research | Spillette Consulting

Transight LLC d.b.a. Bicycle Solutions



A map of the Buffalo, New York area, showing the intersection of I-190 and I-19. The study area is highlighted in blue, located near the Buffalo River and Enclave Lake. The map includes labels for Marywood, Thickett, I-190, I-19, Buffalo River, Enclave Lake, and Oaks of Parkway.



Employment Center



# Fourth Ward *Livable Centers Study*

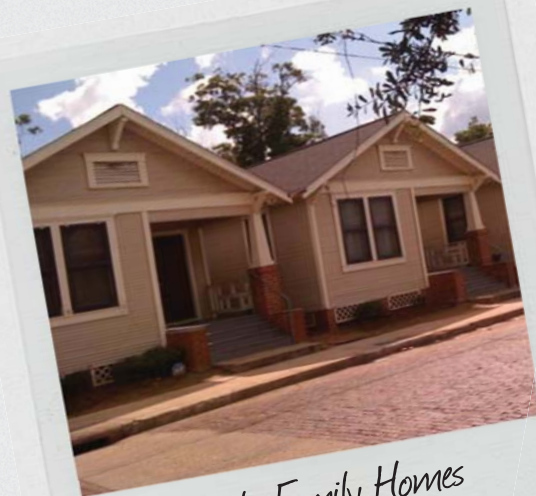


**Project Partner:**  
Fourth Ward Redevelopment Authority  
City of Houston

**Plan prepared by:**  
Design Workshop  
Bryant Design Group  
Green Door Advisors, LLC  
MWA Architects  
Morris Architects  
Robert Charles Lesser & Co  
Walter P Moore

## Project Area Opportunities

- Long-standing civic and religious organizations can help keep the community united.
- Higher-intensity development is more viable along major roadways and directly adjacent to Midtown.
- Many blocks have retained historic layout and property lines.
- Much of the core of the neighborhood remains single family.



Single Family Homes



Historic Cemetery

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# Upper Kirby *Livable Centers Study*

## Project Area Opportunities

- Existing and planned transit structure.
- Proximity to major thoroughfares.
- Levy Park serves as a community gathering place.
- Multiple land uses include residential, commercial and educational.

**Project Partner:**  
Upper Kirby Management District

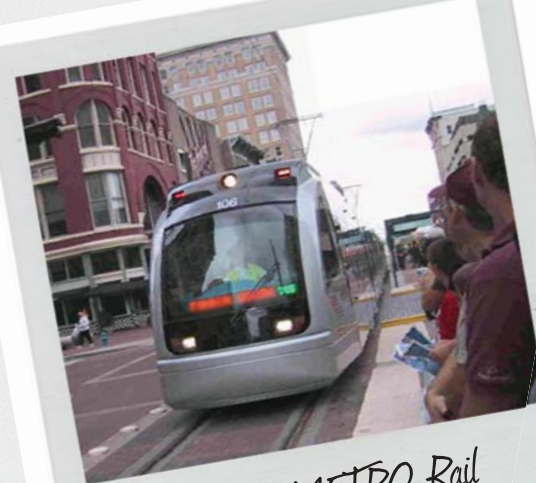
**Plan prepared by:**  
Van Meter Williams Pollack, LLP  
Strategic Economics  
Lockwood, Andrews & Newnam, Inc  
Asakura Robinson Company  
Infill Planning and Development, LLC

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US 59 @ Kirby today



US 59 @ Kirby  
gateway concept



Future METRO Rail



Levy Park



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### Project Area Opportunities

- Quitman and Fulton area can be emphasized as the "heart" of the area.
- Areas of opportunity (vacant or underused property) are available throughout the study area.
- New transit stations are planned in the community.
- Neighborhoods are geographically situated to provide connectivity to open spaces network along Little White Oak Bayou.

## Northside *Livable Centers Study*



*Pedestrian Improvements Needed*



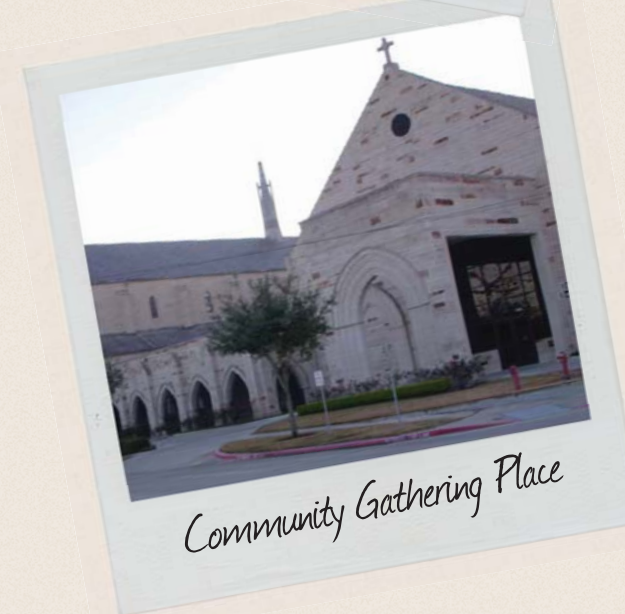
*Infill Potential*

Project Partner:  
Greater Northside Management District

Plan prepared by:  
Van Meter Williams Pollack, LLP  
Strategic Economics  
Lockwood, Andrews & Newnam, Inc  
Asakura Robinson Company  
Infill Planning and Development, LLC



*METRO Stop*



*Community Gathering Place*

### Project Area Opportunities

- Close to amenities
- Three vibrant districts - Design, Arts and College
- Great streets to bring people into neighborhoods
- New destinations

## Ensemble/HCC (Midtown) *Livable Centers Study*






Project Partner:  
City of Houston  
Plan prepared by:  
Morris Architects  
Design Workshop  
Bay Area Economics  
Community Development Strategies  
Nelson/Nygaard Consulting Associates  
Walter P Moore  
Knudson Services

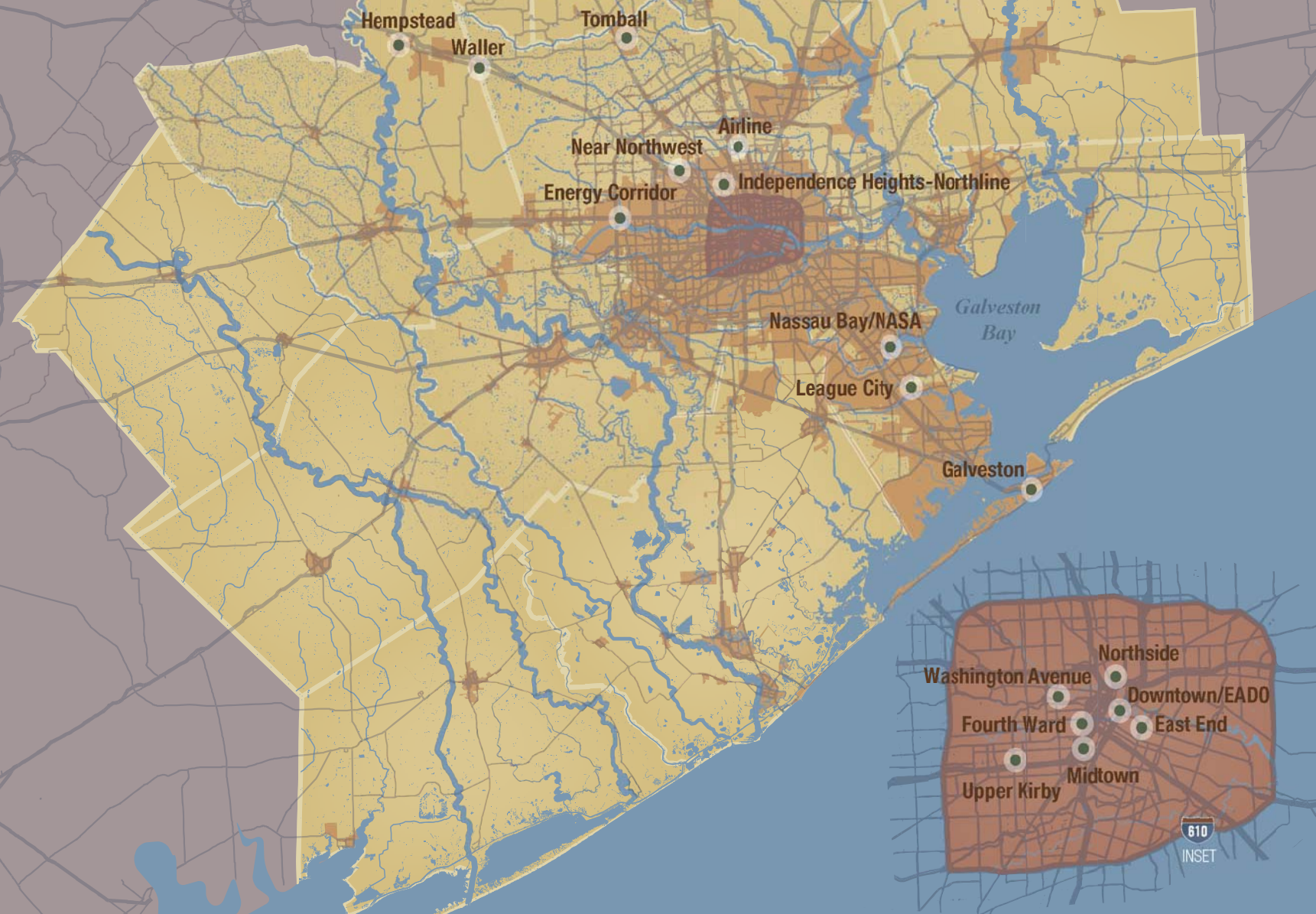
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# Livable Centers

## H-GAC Study Areas

-  Livable Centers
-  City Limits
-  13-County H-GAC Region



## Livable Centers are:

### Convenient

Livable Centers concentrate housing, employment, shopping, and entertainment in areas with good pedestrian networks that are easily served by transit. Livable Centers also function as one-stop destinations for drivers, reducing the number of vehicle trips area drivers need to make each day.

### Walkable

Livable Centers provide safe, convenient, and engaging experiences for pedestrians with properly oriented and scaled buildings, plazas or parks for interaction with others, and adequate separation of people from vehicle circulation.

### Accessible

Livable Centers make it easy to reach multiple destinations by foot, bicycle, car or transit. A well-designed street and sidewalk system provides good connectivity and safety for everyone.

## Benefits of Livable Centers include:

### Community

Livable Centers feature open spaces, such as parks, plazas, and marketplaces that accommodate public gatherings and foster a sense of community.

### Mobility

Livable Centers make walking, bicycling, and transit more convenient by concentrating many destinations, helping to reduce congestion on major thoroughfares.

### Environment

Livable Centers help preserve the environment by requiring less land for surface parking than scattered strip development, thus improving both air and water quality.

### Economic Development

Livable Centers create a unique, identifiable destination, bolstering civic pride and acting as a catalyst for investment and development.