40th & Colorado Next Steps Study
Community Workshop
December 17, 2015
Purpose of Meeting:

1 - Project Overview and Schedule

2 – Discuss connectivity conditions today and better understand community needs
What is a Next Steps Study?

Study that builds off the input and recommendations of the Neighborhood Plan;

Develops specific transportation improvements that support those recommendations.
### 40th & Colorado Next Steps Study

<table>
<thead>
<tr>
<th>Months</th>
<th>OCTOBER</th>
<th>NOVEMBER</th>
<th>DECEMBER</th>
<th>JANUARY</th>
<th>FEBRUARY</th>
<th>MARCH</th>
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<td><strong>Existing Conditions/Influence Area Analysis</strong></td>
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<td><strong>Stakeholder Advisory Group (SAG)</strong></td>
<td>Influence Area Analysis</td>
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<td>Focus Area Work</td>
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<td>Concept Development</td>
<td>Draft Recommendations</td>
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<td><strong>NDCC Town Halls (Sept 9)</strong></td>
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*Note: The table represents the schedule of the 40th & Colorado Next Steps Study. The shaded areas indicate the months during which specific tasks are scheduled.*
E-S NEIGHBORHOOD INPUT

✓ Need for better connectivity; walkable and bikeable neighborhood
✓ RR tracks disrupt connections and are not safe (47th and York, Market Lead)
✓ New RTD stations difficult to access from local neighborhood street
✓ Sidewalks are older and are less than 5’ wide –or sidewalks, curb and gutter are missing
✓ Connections to Bruce Randolph & Swansea schools
✓ Need better bicycle facilities within neighborhood–should be transportation option

Informs our planning process
E-S NEIGHBORHOOD INPUT

✓ 40th Ave impediment to cyclists and pedestrians
✓ Redevelop Market Lead to improve connections
✓ New streets to access industrial and employment north of the 40th Station is needed
✓ More bus stops; better bus stop facilities and sidewalks connecting to stops
✓ Bus connector to future rail stations
✓ Increase activities for kids and create connections to green space and parks
✓ Incorporate water quality improvements throughout the neighborhood (Health Impact Assessment)
Transportation Framework | Projected Growth

DRCOG: Projected growth in traffic volumes through 2040 - 10% Colorado Blvd., 70% York St., Steele St., 40th Avenue

Current ADT

University of Colorado A-Line Commuter Rail Station
38th & Blake National Western Center
39th Ave 38th Ave
38th St Blake St
36th Ave Martin Luther King Jr. Blvd
Bruce Randolph Ave
42nd Ave 43rd Ave 44th Ave 45th Ave
I-70 I-70 I-70
47th Ave Vasquez
Colorado Blvd Dahlia St

Future ADT

200,000
19,000
24,000
22,000
60,000

Growth Predictions
Primary Vehicular Connections

60,000
22,000
16,000
18,000
XX

Existing ADT

Dunham Park

South Platte River

City of Nairobi Park

Curtis Park

City of Axum Park

Saint Charles Place Park

Russell Square Park

Schafer Park

George Morrison Sr Park

J Langston Boyd Park

Official Vegetation

Martin Luther King Jr. Blvd

40th & Colorado Next Steps Study

Primary Vehicular Connections

Existing ADT

Growth Predictions

Transportation Framework | Projected Growth
School District – Bruce Randolph Middle School
Existing Bicycle Facilities/Pedestrian Priority Intersections
40th & Colorado Next Steps Study
Urban Land Conservancy
2015

Northeast Park Hill
Place Based
EQUITABLE IMPACT
Northeast Park Hill @ 40th & Colorado Station: $6.2 Million
Equitable Transit Oriented Development

Park Hill Village West

- **March 2013** – ULC purchases 9.4 acre property on East Rail Commuter Line for $6M using the TOD Fund and Piton & GCI @ $600K/each
- **June 2014** – Completed 7 month (13 meetings) community planning process = options for mixed use development of 6.7 acres at est. total development costs $56M - $70M
- **July 2014** – Phase 1 Sale of 2.7 acres to private developer DelWest for $2.1M for affordable housing.
- **Fall 2015** – Evaluate and Select partners for Phases 2/3
- **Spring 2016** – Completion of $30M Phase 1 by DelWest of 156 permanently affordable apartments + local workforce training pilot
- **Also opening in the Spring of 2016** are 119 affordable apartments across Colorado Blvd. at the former Budget Motel ULC purchased in 2006 for CCH
**Northeast Park Hill @ 40th & Colorado Station:**

*Neighborhood Principles*

**Public Realm** – emphasize the community’s access by extending the “public realm” including strong direct access to transit.

**Integrated Accessibility** – Promote movement with reduced reliance on cars.

**Quality of Life** - All outcomes must enhance the fundamental quality of life for all area community members.

**Arts and Culture** – Respect and reflect the multi-cultural historic roots of the surrounding communities.

**Social Equity** – Create opportunities that advance economic opportunities for low income residents and communities of color.
Northeast Park Hill: Creative Placemaking Strategy
ULC Community Asset Connections

2012 Health Impact Assessment - Northeast Park Hill has significantly higher chronic instances of asthma, diabetes, high blood pressure, high cholesterol and obesity.

2014 – Proposed 1.6 mile Arts, Health and Heritage multi-use trail!

2015 – ULC ArtPlace America $250K Planning Grant = Vision plan & 5 demonstrations over next 18-24 months.
Northeast Denver: Creative Placemaking Strategy
303 ArtWay Expansion – 9 mile loop

40th & Colorado Station TOD
9 mile bike/ped cultural loop, improving and linking:
Greater Park Hill
City Park
Skyland
Whittier
Cole
Clayton
Elyria/Swansea
Example: Indianapolis Cultural Trail

$63M investment for 8 mile corridor of Economic Impact

- Property values increased 148% from 2008 to 2014 = $1B in assessed value
- Businesses report increases in revenues and customers, which have led to additional full- and part-time positions

Public/Private Partnership Investment

$27.5M - private & philanthropic support for ($15M from Eugene and Marilyn Glick)

$35.5M - federal transportation grants.

No City of Indianapolis budgeted funds were used to construct the Trail.
Community Workshop Tables