



City of Austin
Design Commission – Project Submittal Consideration Sheet (Continued)

Relate the project to applicable items addressed in the Urban Design Guidelines for Austin. For an explanation of each guideline, please review the document at:
http://www.ci.austin.tx.us/downtown/downloads/urban_design_guidelines_for_austin.pdf

ALTERNATIVE EQUIVALENT COMPLIANCE (AEC)

Is AEC being requested for this project? **Yes** **No**

If yes, please explain nature of request including alternatives offered and entitlements sought. Attach additional page if necessary.

AREA WIDE GUIDELINES

1. Create dense development

incorporated, need input, N/A

2. Create mixed-use development

incorporated, need input, N/A

3. Limit development which closes downtown streets

incorporated, need input, N/A

4. Buffer neighborhood edges

incorporated, need input, N/A

5. Incorporate civic art in both public and private development

incorporated, need input, N/A

6. Protect important public views

incorporated, need input, N/A

7. Avoid historical misrepresentations

incorporated, need input, N/A

8. Respect adjacent historic buildings

incorporated, need input, N/A

9. Acknowledge that rooftops are seen from other buildings and the street

incorporated, need input, N/A

10. Avoid the development of theme environments

incorporated, need input, N/A

11. Recycle existing building stock

incorporated, need input, N/A

GUIDELINES FOR THE PUBLIC STREETSCAPE

1. Protect the pedestrian where the building meets the street

incorporated,	need input,	N/A
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2. Minimize curb cuts

incorporated,	need input,	N/A
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3. Create a potential for two-way streets

incorporated,	need input,	N/A
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4. Reinforce pedestrian activity

incorporated,	need input,	N/A
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5. Enhance key transit stops

incorporated,	need input,	N/A
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6. Enhance the streetscape

incorporated,	need input,	N/A
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7. Avoid conflicts between pedestrians and utility equipment

incorporated,	need input,	N/A
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8. Install street trees

incorporated,	need input,	N/A
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9. Provide pedestrian-scaled lighting

incorporated,	need input,	N/A
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10. Provide protection from cars/promote curbside parking

incorporated,	need input,	N/A
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11. Screen mechanical and utility equipment

incorporated,	need input,	N/A
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12. Provide generous street-level windows

incorporated,	need input,	N/A
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13. Install pedestrian-friendly materials at street level

incorporated,	need input,	N/A
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GUIDELINES FOR PLAZAS AND OPEN SPACE

1. Treat the four squares with special consideration

incorporated,	need input,	N/A
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2. Contribute to an open space network

incorporated,	need input,	N/A
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3. Emphasize connections to parks and greenways

incorporated,	need input,	N/A
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4. Incorporate open space into residential development

incorporated,	need input,	N/A
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5. Develop green roofs

incorporated,	need input,	N/A
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6. Provide plazas in high use areas

incorporated,	need input,	N/A
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7. Determine plaza function, size, and activity

incorporated, need input, N/A

8. Respond to microclimate in plaza design

incorporated, need input, N/A

9. Consider views, circulation, boundaries, and subspaces in plaza design

incorporated, need input, N/A

10. Provide an appropriate amount of plaza seating

incorporated, need input, N/A

11. Provide visual and spatial complexity in public spaces

incorporated, need input, N/A

12. Use plants to enliven urban spaces

incorporated, need input, N/A

13. Provide interactive civic art and fountains in plazas

incorporated, need input, N/A

14. Provide food service for plaza participants

incorporated, need input, N/A

15. Increase safety in plazas through wayfinding, lighting, & visibility

incorporated, need input, N/A

16. Consider plaza operations and maintenance

incorporated, need input, N/A

GUIDELINES FOR BUILDINGS

1. Build to the street

incorporated,	need input,	N/A
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2. Provide multi-tenant, pedestrian-oriented development at the street level

incorporated,	need input,	N/A
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3. Accentuate primary entrances

incorporated,	need input,	N/A
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4. Encourage the inclusion of local character

incorporated,	need input,	N/A
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5. Control on-site parking

incorporated,	need input,	N/A
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6. Create quality construction

incorporated,	need input,	N/A
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7. Create buildings with human scale

incorporated,	need input,	N/A
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LAMAR BEACH MASTER PLAN

DESIGN COMMISSION REQUEST FOR RECOMMENDATION

Charles Mabry, Park Development Coordinator

Rebecca Leonard, President
Design Workshop

October 24, 2016

BACKGROUND

- Lamar Beach includes 65.4 acres of parkland within Ladybird Lake Metropolitan Park System bounded by Lady Bird Lake to the south, YMCA of Austin, railroad tracks and various parcels to the north, Austin High School and Mopac to the west and North Lamar Boulevard to the east.
- In June, 2014 the City Council passed [Resolution No. 20140612-060](#) to initiate the Lamar Beach Master Plan
- Lamar Beach is home to multiple organizations that provide public benefits: Austin Animal Center/Austin Pets Alive!, West Austin Youth Association, the YMCA of Austin, the Texas Rowing Center and Austin Independent School District/Austin High School.
- Community expressed a strong desire to move forward with a comprehensive plan to address issues like parking, environmental protection, public benefits and impacts of traffic changes.



PROJECTTIMELINE

- **June, 2014 – Council initiates Lamar Beach Master Planning Project**
- **February, 2015 - July, 2015 – Design Workshop procured through a Request for Proposals (RFP) process to develop the master plan**
- **August, 2015 – Master Planning Process Begins**
- **September, 2015 – January, 2016 – Stakeholder Meetings and Public Workshops Held**
- **March, 2016 – Draft Master Plan Submitted**
- **September, 2016 – Revised Draft Master Plan Submitted**
- **October, 2016 – Boards and Commissions**
- **November 10, 2016 (Anticipated) – Request for Council Adoption**

PROJECT GOALS

GOAL 1

BALANCE EXISTING USES ON THE SITE WITH ADDITIONAL SOCIAL AND RECREATIONAL POSSIBILITIES THAT MAXIMIZE THE ENJOYMENT OF THE PARK BY ALL.

GOAL 2

GAIN SUPPORT FROM AFFECTED STAKEHOLDERS INCLUDING CURRENT USERS, ADJACENT PROPERTY OWNERS, SURROUNDING RESIDENTS AND COMMUTERS.

GOAL 3

ENHANCE THE NATURAL ASSETS AND MINIMIZE THE NEGATIVE IMPACTS ON THE SITE AND ITS SURROUNDING CONTEXT.

GOAL 4

INTEGRATE ADJACENT PROPERTIES AND NEARBY NEIGHBORHOODS WHILE PROVIDING SAFE, ACCESSIBLE CONNECTIONS THROUGH THE PARK.

GOAL 5

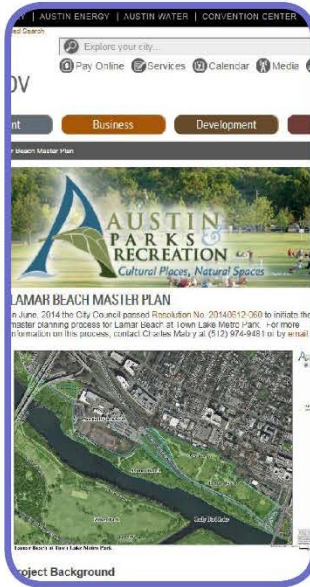
ENSURE FINANCIAL SUSTAINABILITY FOR THE PARK WHILE CREATING LONG-TERM VALUE FOR THE RESIDENTS OF AUSTIN.

GOAL 6

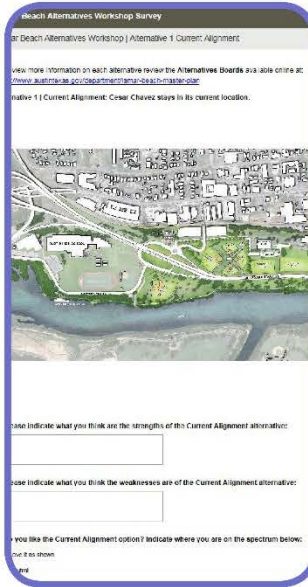
SOLIDIFY THE IDENTITY OF LAMAR BEACH.

STAKEHOLDER OUTREACH

INFORM



CONSULT



INVOLVE



COLLABORATE



EMPOWER



8,240+
WEBSITE VISITS
(FROM 9/1/2015)

1,540
ONLINE SURVEY
TAKERS

300+
WORKSHOP
PARTICIPANTS

11+
STAKEHOLDER
GROUP MEETINGS

6
TECHNICAL
ADVISORY GROUP
MEETINGS

TECHNICAL ADVISORY GROUP (TAG)

- **Met six times during the course of the nine month planning process**
- **Provided technical guidance for the project**
- **Included staff from Austin Parks and Recreation Department, Animal Services, Transportation, Watershed Protection, Public Works, Water Utility, Central Texas Regional Mobility Authority, TXDOT and Austin Independent School District**

STAKEHOLDER FOCUS GROUPS

- **Stakeholder focus groups provided feedback on programming, infrastructure, transportation, neighborhood connectivity, environmental concerns and other relevant issues affecting the development of Lamar Beach**
- **Key stakeholders included:**
 - **Austin High School**
 - **AISD**
 - **The Trail Foundation**
 - **Austin Parks Foundation**
 - **Old West Austin Neighborhood Association**
 - **Downtown Austin Alliance**
 - **Downtown Austin Neighborhood Association**
 - **West Austin Youth Association**
 - **Austin Pets Alive!**
 - **YMCA**
 - **Texas Rowing Center**

PUBLIC WORKSHOPS

Vision Workshop
October 2015

Alternatives Workshop
December 2015

Recommendations Workshop
January 2016

■ 140+ Participants

■ Introduced Team,
Planning Process and
Project Goals

■ Listened to Issues and
Opportunities:

- Maintain Current Uses
- Expand Recreation
- Improve Mobility

■ 80+ Participants

■ Reviewed Issues and
Opportunities

■ Shared 6 Plan
Alternatives

■ 80+ Participants

■ Shared 4 Refined
Plan Alternatives

■ Determined
Preferred Alternative



MASTER PLAN RECOMMENDATIONS – PHASE 1



PROJECT

- 1 Cesar Chavez Street Minor Improvements
- 2 Stephen F. Austin Drive Improvements
- 3A Ball Field Improvements Phase One
- 4A West Parking Area Phase One (220 spaces)
- 5A Neighborhood Amenity Area Phase One
- 6 Flume and Boat Ramp Improvements
- 7 Butler Hike and Bike Trail Improvements
- 8 Heron Creek Park Trail Improvements
- 9 South Parking Area
- 10 Town Lake Animal Facility/Austin Pets Alive!

COST RANGE

- \$270,000 – \$350,000
- \$240,000 – \$320,000
- \$4,400,000 – \$5,700,000
- \$520,000 – \$674,000
- \$240,000 – \$310,000
- \$200,000 – \$270,000
- \$925,000 – \$1,200,000
- \$220,000 – \$290,000
- \$1,500,000 – \$2,000,000
- \$18,000,000 – \$24,500,000

PARTNER/LEAD

- Austin Parks and Recreation Department
- Austin Department of Public Works
- West Austin Youth Association
- Austin Parks and Recreation Department
- Austin Parks and Recreation Department
- Austin Parks and Recreation Department
- The Trail Foundation
- Austin Parks and Recreation Department
- Austin Parks and Recreation Department
- Austin Pets Alive!

MASTER PLAN RECOMMENDATIONS – PHASE 2



PROJECT

COST RANGE

PARTNER/LEAD

11 Cesar Chavez Street Realignment	\$27,000,000 – \$37,000,000	Austin Transportation Department
12 Cesar Chavez Street and B. R. Reynolds Drive Intersection	\$340,000 – \$440,000	Austin Transportation Department
13 Lamar Bridge Underpass Intersection Improvements	\$2,600,000 – \$3,700,000	Austin Transportation Department
14 Lamar Boardwalk	\$2,400,000 – \$3,200,000	The Trail Foundation
15 Pressler Street Extension and Pedestrian Connection	\$990,000 – \$1,300,000	Austin Transportation Department
16 South Park Road / Cesar Chavez Street Diet	\$460,000 – \$590,000	Austin Transportation Department
17 Savanna Restoration	\$1,000,000 – \$1,400,000	Austin Parks and Recreation Department
18 Gateway and Water Quality Features	\$1,000,000 – \$1,400,000	Austin Art in Public Places
3B Ball Field Improvements Phase Two	\$1,100,000 – \$1,400,000	Austin Parks and Recreation Department
4B West Parking Area Phase Two	\$324,000 – \$420,000	Austin Parks and Recreation Department
5B Neighborhood Amenity Area Phase Two	\$164,000 – \$213,000	Austin Parks and Recreation Department

MASTER PLAN RECOMMENDATIONS



Full Lamar Beach Master Plan Report Available Here:

<https://austintexas.gov/departments/lamar-beach-master-plan>