

Mueller Development Update



RMMA Plan Implementation Advisory Commission 9-12-17

Vision and Goals

M U E L L E R



Vision

Mueller will be an interactive, mixed-use community that will be a model for responsible urban development, offering a compact pedestrian-oriented alternative to the land-consumptive and automobile-dependent development patterns that could influence the form and pattern of growth within Austin.

Goals

- Fiscal Responsibility
- East Austin Revitalization
- Economic Development
- Diversity & Affordability
- Neighborhood Compatibility
- Sustainability

Mueller Then

M U E L L E R



September 12, 2017

Mueller Now

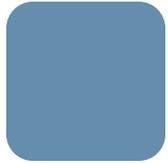
M U E L L E R



In-Flight View – July 2017
Courtesy of Betsy Hilton

September 12, 2017

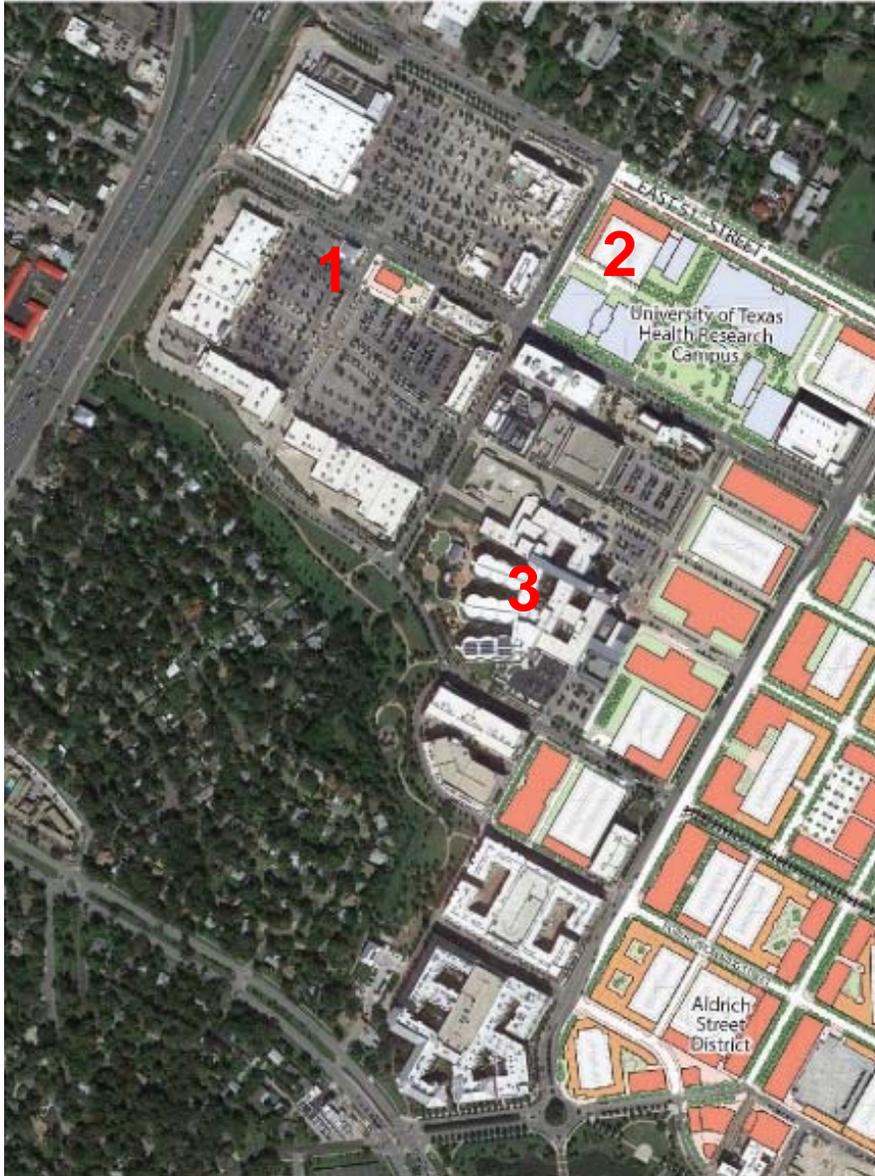
Development Program



		Total at Completion (current program - projected)	Current Status (estimated)
	Homes, Apts, Condos	6,200 (1,550 affordable)	4005 (1116 affordable) 2579 complete
	Commercial (square feet)	4.5 million	2.1 million
	Residents	14,000	6,500+
	Employees	14,000	5,000+
	Total Parks & Open Space	140	90

Employment Center Update

M U E L L E R



Future Plans

1. Regional Retail Center
2. UT Health Research Campus
3. Dell Children's Hospital



September 12, 2017

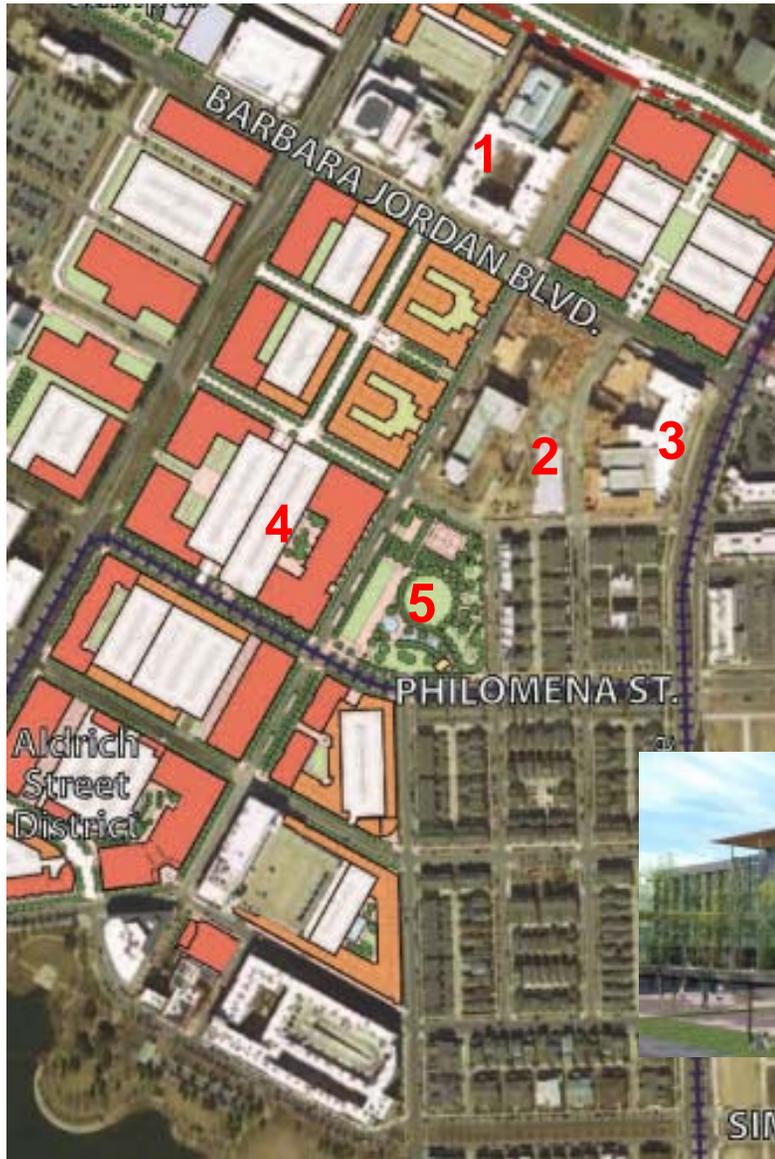
Aldrich Street - Town Center District

M U E L L E R



Conceptual bird's eye view

September 12, 2017



Projects Underway

1. Aldrich 51
2. AMLI on Aldrich
3. Overture
4. Texas Mutual Insurance
5. Town Center Park



Texas Mutual Insurance

Town Center Park

M U E L L E R



1. Dog area
2. Sand volleyball
3. Playground/Picnic
4. Lawn/Market area
5. Water Play
6. Prospect mound
7. Restrooms

September 12, 2017

Upcoming Openings

M U E L L E R



- Stella
- Halcyon
- Stantec
- AARP

- Barre 3
- Colleen's Kitchen
- Orange Theory



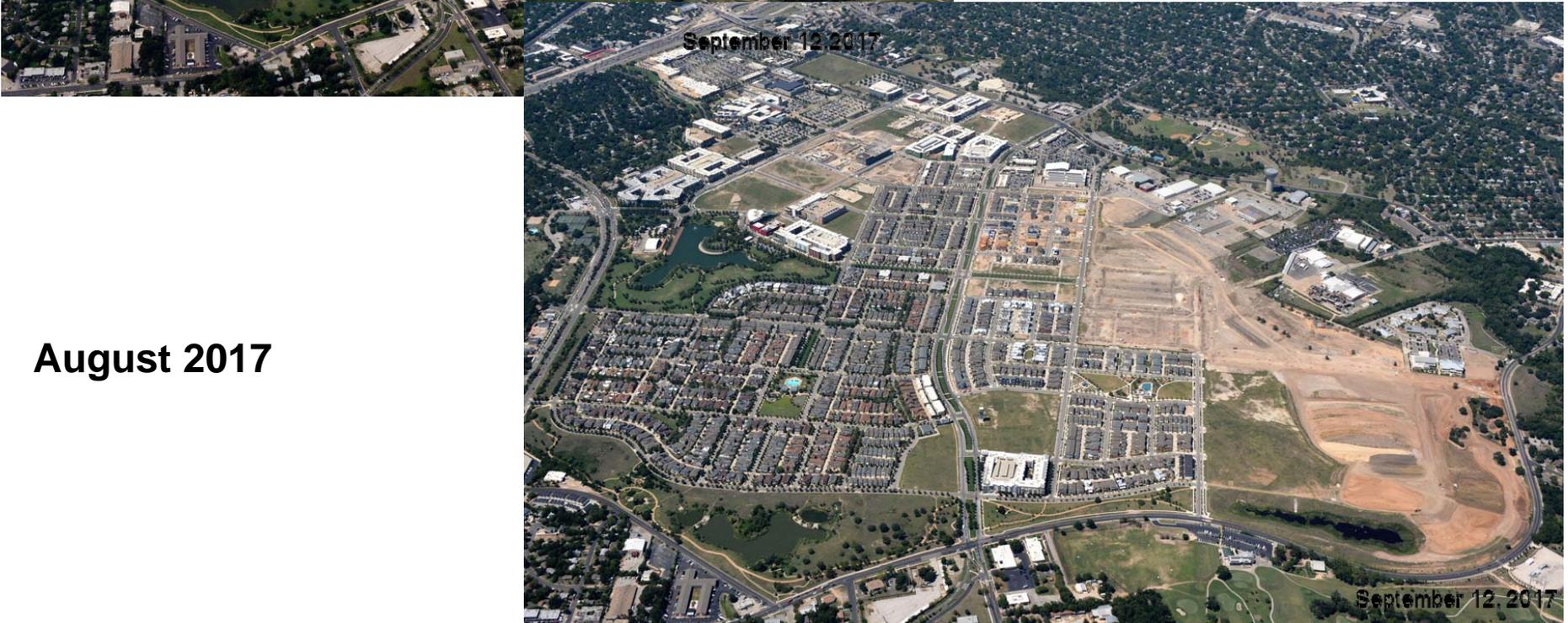
September 12, 2017

Residential Development

M U E L L E R



August 2016



August 2017

Future Development

M U E L L E R



Roadway completion

- Zach Scott Street
- Tilley Street

Development

- 1** Foundation Communities
- 2** School Site

September 12, 2017

Control Tower

M U E L L E R



September 12, 2017