



AUSTIN and TRAVIS COUNTY STREET NAME STANDARDS

The naming of any new street or the renaming of existing streets within the City of Austin and Travis County must comply with the street naming standards described below. The standards presented combine requirements from the National Emergency Number Association (NENA), the Federal Geographic Data Committee (FGDC), the United States Postal Services Publication 28, and certain applicable portions of City of Austin Land Development code.

During the subdivision review process, the 911 Addressing section of the City of Austin reviews street names. Duplicate and/or similar-sounding street names are prevented and continuity with existing streets is maintained. Additional criteria for street names have been established based on street length, width, and other characteristics.

These are the checks applied against proposed street names:

- Current and reserved street names
- Overused words – words such as Creek or Ranch which may already be a part of many other existing street names in the County
- Proximity to similar sounding street names
- Street name spelling and/or phonetic duplication
- Existing streets in the same or an adjoining plat (street name continuity)
- Streets in adjoining plats not yet recorded (street name continuity)

Here are some things to avoid:

- Complicated words or unconventional spellings
- Offensive, derogatory, libelous or copyrighted words
- Long, difficult to remember in an emergency names

When a street makes a 90 degree turn, it will be considered a different street and require a separate street name.

NAMING STREETS

Each street name must consist of at least two parts:

- 1) Primary Name
- 2) Street (type)

Example: FAIRWEATHER COURT

FAIRWEATHER → Primary Name
COURT → Street type

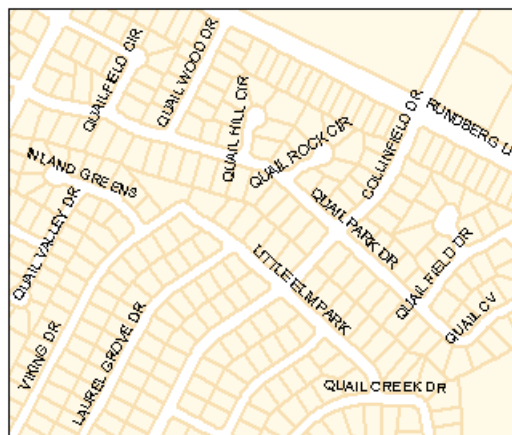
- The character limit for a street name, including the primary name, street type, word spaces, and a directional (if applicable), may not exceed 30 characters. It is recommended that the primary name itself be less than 20 characters to avoid the expense of oversized street signs.
- Each primary name should be used only once within a subdivision with the exception that one cul-de-sac may use the same name as a street it intersects (see Figure 1).

Figure 1



- Avoid use of the same street name in close proximity to similarly named streets

Figure 2
Many streets starting with same word create confusion



- Street names must be comprised only of characters using the standard English alphabet.
- No special characters (dashes, apostrophes, periods, slashes, tildes, etc.) may be used. A space may replace the special character.
- Only numbered streets and highways use numerals (2nd, 10th, FM 2244). Please do not use numbers or spelled out numbers in street names.

Example: **TWO THOUSAND PENNIES DRIVE**

Once the street is addressed, confusion can result from the house number in combination with the street name.

40 TWO THOUSAND PENNIES DRIVE

Sounds like...

42000 PENNIES DRIVE

42 THOUSAND PENNIES DRIVE

- Cardinal direction words, NORTH, SOUTH, EAST and WEST, may not be used as part of a street name. This restriction extends to cardinal direction words in other languages as well, such as NORD or SUR.
- Cardinal directions (called directionals) are required when a street crosses over a designated zero range boundary.
- Representation of required directionals is limited to the use of the four letters, N, S, E or W. The cardinal directions are not to be spelled out, and no punctuation used.
- Please do not combine cardinal directional words with other words to create street names.

Example: **SOUTHLANDS BLVD**
SOUTH LANDS BLVD

- Streets in new subdivisions *must* continue the names of existing streets on adjoining plats to maintain street name continuity.

Duplicates

A street name is considered a duplicate if an existing street shares the same street name. Number of words, spaces, spelling differences and street types do not make the street name unique. Changing the street *type* does not make the name unique

Example: SUN RAY LANE
SUN RAY TRAIL (duplicate)
SUN RAE LANE (phonetic duplicate)
SUNRAE LANE (duplicate despite number of words)
SON RAE LANE (phonetic duplicate)

Modifiers

A modifier is an extra word added to a street name to make it unique. This is useful when a street name is considered a duplicate.

Example: **CANARY CT** is a duplicate.

Suggested modifiers: YELLOW → CANARY YELLOW CT (not a duplicate)

CAGE → CANARY CAGE CT (not a duplicate)

WINE → CANARY WINE CT (not a duplicate)

STREET TYPES

A street type is used to describe the characteristics of a street. Some attempt should be made to match the configuration of the street to the Type applied to the name of the street. Just because a street type can be used does not mean that it should be used.

Example: **SWEARINGEN TUNNEL**

Meets the technical requirements of an acceptable street name, but would be misleading and confusing if this street does not go through or lead to a tunnel.

Street type words may not be used in place of or within a street name. **Any street submitted for review using a street type word within the street name will be rejected.**

Example: **SKYWAY CIRCLE COURT**

SKYWAY and CIRCLE are both considered street types, and so this proposed name would be rejected.

Example: **CROSSING PATH DR**

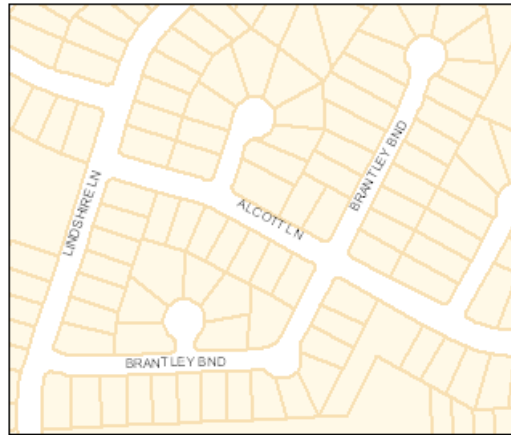
CROSSING, PATH and DRIVE are all considered street types, and so this proposed name would be rejected.

For a list of words which may not be used in street names, see Appendix D

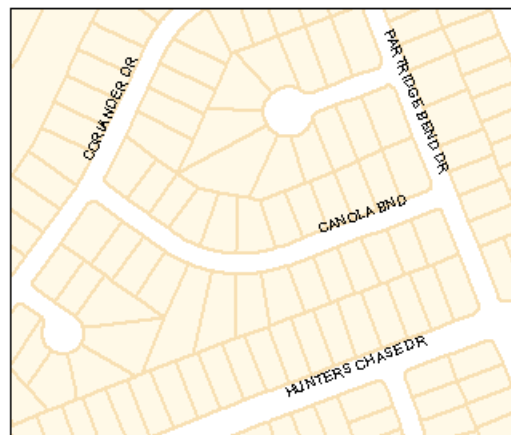
Certain streets require specific street type designators:

- BOULEVARD can only be used for streets with a right-of-way greater than 90 feet in width; however these streets are not limited to this street type.
- AVENUE can only be used for streets greater than 1500 feet in length; however these streets are not limited to these street types.
- PARKWAY can only be used for streets greater than 2500 feet in length, with right-of-way greater than 90 feet in width, and which serves as a connector between two major thoroughfares.
- BEND designates a street with at least one bend in it. The bend must exceed 100 degrees. (See Figures 3 and 4)

**Figure 3
BRANTLEY BND**



**Figure 4
CANOLA BND**



- Streets that include a 90 degree turn may not use the BEND street type; two street names must be used.

- COURT, COVE, or PLACE may only be used for cul-de-sacs and cul-de-sacs may only use COURT, COVE, or PLACE.
- Cul-de-sacs are intersected by only **one** street and do not provide through access (see Figures 5 and Figure 6).

Figure 5
MEDITERRA PLACE is a cul-de-sac

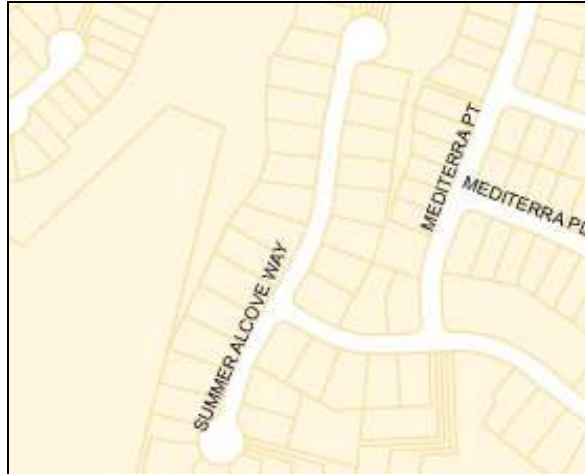


Figure 6
MONTEREY PATH is not a cul-de-sac



- Streets opposite each other that end in a cul-de-sac should have the same name with a non cul-de-sac street type (see Figure 7).

Figure 7
SUMMER ALCOVE WAY is not a cul-de-sac



- A street that intersects another and continues into a cul-de-sac should not change name or street type and is not considered a cul-de-sac (see Figure 8).

Figure 8
PLAINS CREST DRIVE does not change name or street type



- LOOP may be used for streets that loop back onto or across themselves.

Figure 9
VILLAGE VIEW LOOP



Figure 10
**AMY CIR begins and ends
with intersections on the same street
and has lots inside the circle**

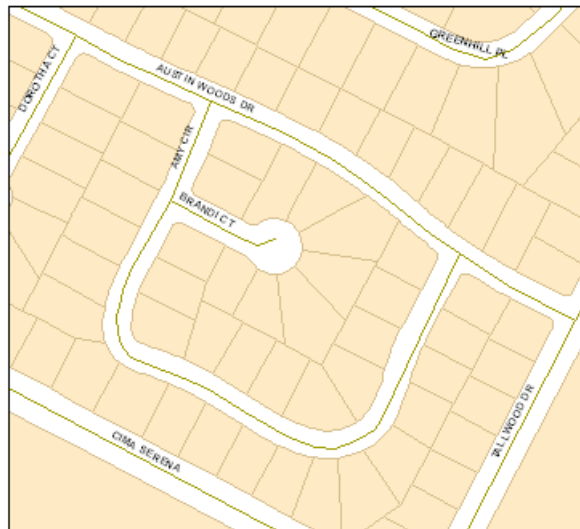
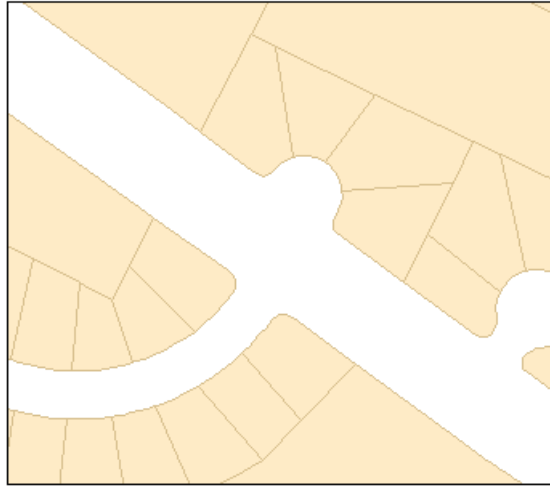


Figure 11
Crescent streets have no lots inside the crescent



OVERUSED WORDS

Words used as the first word in more than 50 street names in the City of Austin/Travis County Street Name Database are considered overused. **Street names submitted for review will be rejected if overused words are included in the name (regardless of Subdivision Name or marketing theme).** Changing the spelling of an overused word does not create a new word (ANN is equivalent to ANNE). Compound or combined words using an overused word will also be rejected (SUNBURST uses the overused word SUN).

For a list of words not allowed, see Appendix D.

RESERVING STREET NAMES

Prior to or during subdivision review, developers must submit street names for review and reservation. Reserving street names allows the developer to pre-approve street names and reserve them for their use. This process prevents other new developments from using the same names, preventing the creation of duplicate street names. Street names will only be reserved for five years unless the subdivision project is proceeding throughout that five years in phases. A street name reservation will expire 5 years after the date on which it is reserved if no phases of the subdivision have been recorded in that time. After the street name has expired, it will be released.

911 Addressing does not guarantee pre-approvals and reservations of street names. It is important for developers to note that even though a street name has been reserved, future factors may prevent the street name from being used. If a street name has been pre-approved, but at the time of subdivision or site plan review either it no longer meets the street naming guidelines, or it's spatial characteristics are inconsistent with the Type reserved or the name is found to pose an emergency service response risk, 911 Addressing reserves the right to reject a previously reserved street name.

Below is a list of considerations taken into account when reviewing street names:

- Active street names in use
- Reserved street names
- Street name duplication and phonetic duplications
- Overused words
- Street types
- Existing streets in adjoining plats (street name continuity)
- Streets in adjoining plats not yet recorded (street name continuity)
- Jurisdiction
- Proximity to a similar sounding street name
- Proximity to streets starting with same word
- Emergency service response risk

Site Plans

Private streets, driveways or easements on Site Plans are reviewed on a case-by-case basis. When 911 Addressing feels the application of a name to a private drive, driveway or easement will enhance delivery of Emergency Services, they will contact the site plan applicant and ask the applicant to select names according to the Street Name Standards in force at the time, and place those approved and reserved names as labels on the private drives, driveways or easements. Name labels on Site Plans for private streets must be followed by the word "PRIVATE"

Once the Site Plan has been Approved and Accepted, 911 Addressing will add the named private streets, driveways or easements to the 911 data, and add house numbers appropriately according to the block ranges and the over-arching County-wide grid.

Process for Reserving Street Names

Please email or fax the following information to City of Austin 911 Addressing section:

1. List of street names with street types. You may submit more names than necessary for review, but you can only reserve a number equal to the number of streets within the subdivision.
2. Number of streets names required for the project
3. Name of project
4. Location map of subdivision (required) and/or preliminary plat (preferred if available)
5. Contact information (name, phone and email)

There is a **5 day turnaround time** for reviewing street names. Names will not be reserved unless all of the information listed above is provided.

Providing a copy of the preliminary overall plan showing the street layouts will allow for a more accurate review of street names and street types.

During subdivision review, some previously approved street names may be rejected due to changes in street layouts, street types, spelling, or expiration of reserved street names. Adjoining plats and connecting streets may also impact street name approvals.

For more Information

City of Austin 911 Addressing
P O Box 1088
City of Austin
Austin, TX 78767-1088
Main: 512-974-2797
Fax: 512-974-3337
Email: addressing@austintexas.gov

Variance from Adherence to Street Naming Guidelines

Use of names which vary from the Street Naming Standards for the purposes of honoring persons or commemorating particular places or events will be considered on a case-by-case basis and presented to the Addressing Committee for approval.

Appendix A

From the Subdivision Requirements section of the Land Development Code:

§ 30-2-155 STREET NAMES

(A) New streets in subdivisions shall be named to provide continuity of name with existing streets and to prevent conflict with identical or similarly spelled or pronounced names in other parts of the planning jurisdiction.

(B) An applicant may suggest a street name. Approval of a street name by the city's 911 computer mapping division is required before a final plat may be approved.

Source: City Code Section 25-4-155; County Code Section 82.303(a); Ord. 031211-11; Ord. 031211-42.

Appendix B

Glossary of Terms

Term	Meaning
Address grid	A schema based upon two axes: a North/South axis and an East/West axis, crossing at the intersection of Congress Avenue and Cesar Chavez St, and extending over City of Austin and Travis County. Used to determine the dominant cardinal direction of a road and the starting point for property addressing
Street Name	1. Name of street including all elements of street name used in combination 2. Portion of Full Street Name which is considered the name, ie., the portion of the full street name before the street TYPE word
Street Type	is the word that follows the name of a street to further describe that street in more spatial, geographic or cultural detail
Continuous road	A street that has no permanent gaps, impassable interruptions or intersecting road centerline offsets throughout its entire course; or, a previously continuous road that has become segmented by road construction or improvement resulting with intersecting road centerline offsets of less than 100 feet
Datum	A mathematical surface on which a mapping and coordinate system is based.
Directional	Required when a street crosses one of the identified center chords or zero range boundaries of a city. The

	Directional is limited to the leading initial of the four cardinal directions, N, S, E or W. It is required to eliminate duplicate addresses (101 E 5 th St vs. 101 W 5 th St are different addresses)
Duplicate road name	A street as compared to that of another street or street section with the same or similar name, in spelling or pronunciation, regardless of the application, or lack of, directional and/or street type
Modifier word	A word added to the street name to make it unique. The modifier word is the 2 nd word in a street name, before the street type
Zero range boundary	An imaginary line extending north and south and east and west from the center of the x-y coordinates of the City and County. This 0-0 point is located at the north end of the Congress Street Bridge, and extends north and south along Congress Avenue to the county lines, and east and west along Cesar Chavez continuing to the county lines

Appendix C

Street Types Available for Use

STREET TYPE	ABBREVIATION	Description	Use
Arcade	ARC	Shops along it, pedestrian access	Commercial locations
Avenue	AVE	Minimum 1500' length	Residential or Semi-major roadway
Bend	BND	Small, bendy, with no sharp corners	Residential
Boulevard	BLVD	Wide, important street, minimum 90' ROW	Semi- or major roadway
Circle	CIR	Street begins and ends on same intersecting street	Residential or semi-major roadway
Commons	CMN	Urban, high density around grass park area	Residential

Court	CT	Cul-de-sac, 600' long or less	Residential
Cove	CV	Cul-de-sac, 600' long or less	Residential
Crescent	CRES	Short curved street; a wide part of the road it lies off of (like a bump on one or the other side of a street) Usually has lots on only on one side	Residential
Crossing	XING	Connector between two other streets on either side of water courses or major roadway	Residential or Semi-major roadway
Cutoff	CTOF	Juts off another road and doesn't return. Used when ROWs are re-routed or changed. Used only by 911 Addressing	Semi-major roadway
Drive	DR	One of most common types used	Residential and Semi-major roadway
Expressway	EXPY	Limited access highway	Major roadway
Extension	EXT	Newer portion of existing street	Residential and Semi-major roadway
Freeway	FWY	Limited access, no toll	Major roadway
Gardens	GDNS	Access to Garden or Townhomes or free-standing Condos	residential
Highway	HWY	Minimum four lanes	Major roadway
Lane	LN	One of most common types used	Residential and Semi-major

			roadway
Loop	LOOP	street with at least one intersection to the intersecting street. Loops back onto or even crosses itself	Residential or Semi-major roadway
Parkway	PKWY	Min 90' ROW, minimum 2500' length and serves as a connector between semi-major roadways	Semi- or major roadway
Pass	PASS	Small, neighborhood street	Residential
Path	PATH	Small, neighborhood street	Residential
Place	PL	Cul-de-sac, 600' long or less	Residential
Plaza	PLZ	Small, neighborhood street	Residential
Ramp	RAMP	feeder to divided roadways between named service road and named highway. Used only by 911 Addressing	Semi- or major roadways
Road	RD	One of most common types used	Residential and Semi-major roadway
Run	RUN	Small meandering street, similar to a cul-de-sac but much longer	Residential
Skyway	SKWY	Small street along high elevation, rambling in nature	Residential and Semi-major roadway
Square	SQ	Square-shaped w/a central park or open space	residential

Station	STN	Leads to or gives access to Train Station	Residential or Semi-major roadway
SPUR	Spur	Used for abandoned ROWs that have not been vacated. Use determined exclusively by 911 Addressing	Semi- or major roadways
Street	ST	One of most common types used	Residential and Semi-major roadway
Terrace	TERR	Small, neighborhood street	residential
Trace	TRCE	Small, neighborhood street	residential
Trail	TRL	Meandering street	Residential and Semi-major roadway
Turnaround	TRN	U shaped connector between service roads going in opposite directions. Used only by 911 Addressing	Major roadways only
View	VW	Small, neighborhood street	residential
Walk	WALK	Small, neighborhood street	residential
Way	WAY	Small, neighborhood street	residential

Appendix D

Do Not Use These Words In Street Names

ALLEY
AND
ANNEX
ARCADE
ASH
AVENUE
BEND
BIG
BLACK
BLUE
BOULEVARD
BLUFF
CANYON
CASTLE
CEDAR
CENTER
CIRCLE
CLIFF
COMMON
COURT
COVE
CREEK
CRESCENT
CREST
CROSSING
CUTOFF
DEER
DRIVE
EAST
EDGE
EXPRESSWAY
FOREST
GARDENS
GLEN/GLENN
GREEN
HIGHWAY
HILL
HILLS
HOLLOW

HUNDRED
LAKE
LANE
LITTLE
LONG
LOOP
MEWS
NEW
MEADOW
MT (abbreviation of MOUNT or MOUNTAIN)
NORTH
OAK
OLD
ONE
OVERLOOK
PARK
PARKWAY
PASS
PATH
PLACE
PLAZA
POINT / POINTE
PINE
QUAIL
RACE
RAMP
RED
RIDGE
RIVER
ROCK
ROAD
ROW
RUN
SAN
SUN
SKYWAY
SOUTH
SQUARE

ST (abbreviation for SAINT)
STATION
STONE
TERRACE
THOUSAND
TRACE
TRAIL
TUNNEL
TURNAROUND
VALLEY
VIEW
VIA (18)
VILLA (13)
WALK
WATER
WAY
WEST
WHITE
WILD
WIND
WOOD