waterloo greenway

Annual Project Plan

Waller Creek Local Government Corporation

waterloo greenway

Overview

Waterloo Greenway includes a vision for 35 acres of public green space along 1.5 miles of restored and ecologically resilient Waller Creek, extending from Waterloo Park to Lady Bird Lake. Within the park system, there will be three miles of new hike and bike trails, public art installations, play spaces for families and children, and engaging cultural programs. The revitalized urban ecosystem will reintroduce community-centered spaces to our city, transforming a historically forgotten place, plagued by flash floods, poor water quality, and crumbling infrastructure, into an extraordinary park system for Austin. The City of Austin (COA), and Waterloo Greenway Conservancy (WGC), with oversight from the Waller Creek Local Government Corporation (LGC) are developing Waterloo Greenway along a restored Waller Creek in downtown Austin.

This report, presented to the LGC Board, reflects the project's annual plan and ongoing activities. Projects in this plan are submitted as Phase Plans, including projects anticipated during Fiscal Year 2026 – 2027 (FY2027), per Joint Development Agreement requirements.

Implementation

Completion of the vision for Waterloo Greenway is being planned, designed, and constructed in a series of phases. Phase 1, including Waterloo Park and Symphony Square, is completed and fully operational through the commitment of WGC to operate and maintain the Moody Amphitheater and surrounding Waterloo Park.

Phase 2 includes The Confluence and Sir Swante Palm Park. Construction of The Confluence was completed in June 2026 and is now fully operational. The design of Sir Swante Palm Park continues to advance and has included extensive community engagement to ensure the design aligns with the community's priorities. The design has been informed by the history of the space and the neighborhoods around it.

Phase 3 includes 4th-12th Street, The Refuge, and the northwest corner of Waterloo Park. Design of 4th-12th Street began in 2025, advancing the effort to complete and fully connect all of Waterloo Greenway.

Project Phases

PHASE 1

Waterloo Park & Moody Amphitheater

Completed in 2021 and now open, Waterloo Park is an 11-acre park at the north end of Waterloo Greenway, featuring meandering hike-and-bike trails, playscapes constructed from natural materials, and the Moody Amphitheater at Waterloo Park. Waterloo Greenway Conservancy oversees year-round community programming and long-term operations and maintenance. Since opening, the park has welcomed over 1.4 million visitors, with over 100 programs offered to the community each year.

PHASE 2

The Confluence

The Confluence is 13 acres of parks, green infrastructure, and creek restoration along lower Waller Creek between 4th Street and Lady Bird Lake. The Confluence opened on June 6th, 2026 and has welcomed thousands of daily visitors since. Three 140-foot lattice bridges have been installed near the Ann and Roy Butler Hike-and-Bike Trail. Additional features include a leaf deck for programming and events, an expanded hike and bike trail, lighting and safety improvements, a reconstructed creek, and green infrastructure including a biofiltration pond serving 26 acres of downtown Austin.

Sir Swante Palm Park

The historic Sir Swante Palm Park will be revitalized as a destination for families and community gathering while celebrating the park's long-standing history in Austin. The space will include a restored historic Shelter House, dynamic custom play structures, immersive gardens, a new shade pavilion, integrated art installations, and areas for expanded programming. Extensive community engagement has informed the design of the future Sir Swante Palm Park.

PHASE 3

4th–12th Street

Phase 3 includes 4th-12th Street, The Refuge, and the northwest corner of Waterloo Park. This phase will create universally accessible bike and pedestrian trails and restore Waller Creek between 4th-12th Street. The restored creek and trail system will connect Waterloo Park and Symphony Square to Sir Swante Palm Park, and ultimately to the Ann and Roy Butler Hike-and-Bike Trail. In 2026, community engagement for Phase 3 included virtual public meetings, online survey, and individual workshop meetings with stakeholder organizations and Waller Creek adjacent properties.

FY2027 Proposed Phase Plans

In FY2027, design work will continue on Sir Swante Palm Park along with critical new design scopes for Phase 3 of Waterloo Greenway. The 4th–12th Street Design Development Phase Plan will advance design of the creek and trail improvements. This will ultimately connect Waterloo Park to Sir Swante Palm Park and The Confluence. Through this Phase Plan, the partnership will develop a more detailed design allowing us to reduce project costs through design solutions and be shovel ready for new funding opportunities that we are pursuing through local and federal sources. Below is a summary of the proposed phase plans for FY2027.

SIR SWANTE PALM PARK CONSTRUCTION DOCUMENTS PHASE PLAN

Construction documents and permitting for park improvements and restoration of the historic Shelter House.

Estimated Budget	LGC Meeting Date
$1,847,306	Q1 2027

4TH-12TH ST CONSTRUCTION DOCUMENTS AND BIDDING PHASE PLAN

Finalizing the design of stream restoration and trail improvements along Waller Creek between 4th-12th Street and bidding the project. This may be all of 4th-12th Street or a sub-phase of the eight blocks.

Estimated Budget	LGC Meeting Date
TBD	Q3 2027

Active Phase Plans

In addition to the FY2027 Proposed Phase Plans, the COA and WGC continue to work together to advance phase plans approved by the LGC in previous fiscal years. Below is a summary of the Active Phase Plans the partnership is currently working on.

ADDENDUM NO. 1 TO CONFLUENCE CONSTRUCTION

Stream and trail improvements along Waller Creek between Lady Bird Lake and 4th Street.

Budget	Expenses	Balance	Percent Remaining	Start Date	Status
$84,391,288	$73,490,017	$10,901,270	13%	4/29/2023	Active

SIR SWANTE PALM PARK SCHEMATIC DESIGN AND DESIGN DEVELOPMENT

Design development of park improvements and restoration of the historic Shelter House.

Budget	Expenses	Balance	Percent Remaining	Start Date	Status
$775,066	$721,266	$53,800	7%	4/19/2023	Active

4TH–12TH ST SCHEMATIC DESIGN

Design of stream restoration and trail improvements along Waller Creek between 4th-12th Street.

Budget	Expenses	Balance	Percent Remaining	Start Date	Status
$3,633,526	$3,199,622	$433,903	12%	9/24/2024	Active*

*Pending final invoice and closeout.

4TH–12TH ST DESIGN DEVELOPMENT

Design of stream restoration and trail improvements along Waller Creek between 4th-12th Street.

Budget	Expenses	Balance	Percent Remaining	Start Date	Status
$4,264,696	$0*	$4,264,396	100%	8/12/2026	Active

*Initial invoice anticipated October 2026.

ADDENDUM NO. 2 TO EMERGING PROJECTS COORDINATION

District-wide coordination with adjacent developments as needs arise within the district.

Budget	Expenses	Balance	Percent Remaining	Start Date	Status
$460,000	$303,691	$156,309	34%	11/1/2018	Active

CONFLUENCE CONSTRUCTION PHASE PLAN

This phase was completed in 2026. This Phase Plan is funded through the partnership between various City departments, WGC, and U.S. Army Corps of Engineers. The U.S. Army Corps of Engineers (USACE) funding comes from the Environmental Infrastructure Program. Construction of The Confluence addressed critical partnership priorities including: creation of new accessible trails, restoration of Waller Creek, planting 200,000 plants and over 1,500 trees, relocation of overhead utilities, and creation of new public spaces. The diverse funding reflects how The Confluence addresses these many priority areas.

Confluence Construction Phase Plan Funding Sources

Phase Plan Funding Source	Current Funding Contributions	Percent Contribution
City of Austin	**$60,520,086**	**72%**
Austin Watershed Protection (DUF, UWO, CO, TIF)	$50,321,281	60%
Austin Parks and Recreation (PLD, Mitigation)	$2,310,772	3%
Austin Climate Action and Resilience - Urban Forest Replenishment Fund*	$5,266,185	6%
Austin Energy	$1,330,018	2%
Austin Convention Center	$500,000	1%
Austin Water	$300,000	0%
Austin Transportation and Public Works	$491,830	1%
Waterloo Greenway Conservancy	**$12,487,894**	**15%**
U.S. Army Corps of Engineers**	**$11,383,308**	**13%**
TOTAL	**$84,391,288**	**100%**

*Reimbursement to AWP. Funding pursued by WGC.
**Reimbursement to AWP. Funding jointly pursued by the City and WGC. Includes increased USACE contributions.

The Confluence was procured as a COA contract and is managed by the COA's Capital Delivery Services with oversight and guidance from the sponsor team, Austin Watershed Protection, Austin Parks and Recreation, and WGC. The prime contractor was Jay-Reese Contractors, Inc. Below are images from Opening Day of The Confluence on June 6, 2026.

SIR SWANTE PALM PARK SCHEMATIC DESIGN AND DESIGN DEVELOPMENT PHASE PLAN

This phase is nearing completion and closeout is anticipated by the end of this calendar year. A new Phase Plan to advance the construction documents, permitting and bidding scopes of work is anticipated to go to the LGC in 2026. In 2025, Sir Swante Palm Park was rezoned from Unzoned to Public to preserve parkland and allow for a Historic zoning overlay for the Sir Swante Palm Park Shelter House. Funding contributions include sources from Austin Parks and Recreation and WGC as outlined in the table below.

Phase Plan Funding Source	Current Funding Contributions	Percent Contribution
City of Austin	**$387,533**	**50%**
Austin Parks and Recreation (2012 GO Bond - Proposition 14)	$387,533	50%
Waterloo Greenway Conservancy	**$387,533**	**50%**
TOTAL	**$775,066**	**100%**

4TH–12TH STREET SCHEMATIC DESIGN PHASE PLAN

This phase concluded in Q1 of 2026. This Phase Plan completed the initial design for 4th–12th Street.

Phase Plan Funding Source	Current Funding Contributions	Percent Contribution
City of Austin	**$2,543,467**	**70%**
Austin Watershed Protection (TIF)	$2,486,222	68%
Austin Watershed Protection (DUF)	$57,245	2%
Waterloo Greenway Conservancy	**$1,090,057**	**30%**
TOTAL	**$3,633,526**	**100%**

4TH–12TH STREET DESIGN DEVELOPMENT PHASE PLAN

This phase will conclude in Q2 of 2027. This Phase Plan will progress the design for 4th–12th Street.

Phase Plan Funding Source	Current Funding Contributions	Percent Contribution
City of Austin	**$2,697,592**	**64%**
Austin Watershed Protection (TIF)	$2,697,592	64%
U.S. Army Corps of Engineers*	**$1,078,874**	25%
EPA Community Grant**	**$488,230**	11%
TOTAL	**$4,264,696**	**100%**

*USACE Environmental Infrastructure Project Partnership Agreement. Total award amount of $1,500,000 to be distributed between Design Development and Construction Document phases.

**Total FY26 EPA Community Project Funding award amount of $1,092,000 is awarded, but pending final funding determination letter. Funds to be distributed between Design Development and Construction Document phases. Funding amounts will be updated formally with an addendum to the phase plan.

For more information

WATERLOO GREENWAY CONSERVANCY

John Rigdon
Chief Planning and Design Officer
jrigdon@waterloogreenway.org

Melissa Ayala
Vice President of Government Relations
mayala@waterloogreenway.org

CITY OF AUSTIN

Thomas Grauzer
Waller Creek Local Government Corporation Liaison
thomas.grauzer@austintexas.gov

Lana Denkeler
Project Manager, Austin Parks and Recreation
lana.denkeler@austintexas.gov

Kelley Rich
Engineer C, Austin Watershed Protection
kelley.rich@austintexas.gov

waterloo greenway

Austin

Photo credits:
Waterloo Greenway Conservancy