

# AUSTIN URBAN LIVING



# State of Downtown Austin

*Growing. Thriving. Emerging.*

2018 DOWNTOWN  
BY THE NUMBERS

\$13B

TAXABLE

Property  
Value

14.9M

SF MULTI-TENANT OFFICE SPACE



14,671

DOWNTOWN RESIDENTS



93,665

DOWNTOWN EMPLOYEES

10,615

Hotel  
ROOMS

## Introduction

For more than 25 years, the Downtown Austin Alliance has been committed to the economic prosperity of downtown Austin. We use our expertise to ensure downtown continues to serve as an amenity for Austin's 2 million residents and 27 million annual visitors, while it also continues to grow and thrive as the economic engine of our region.

Additionally, Austin has quickly established itself as part of a new, emerging class of 21st century cities

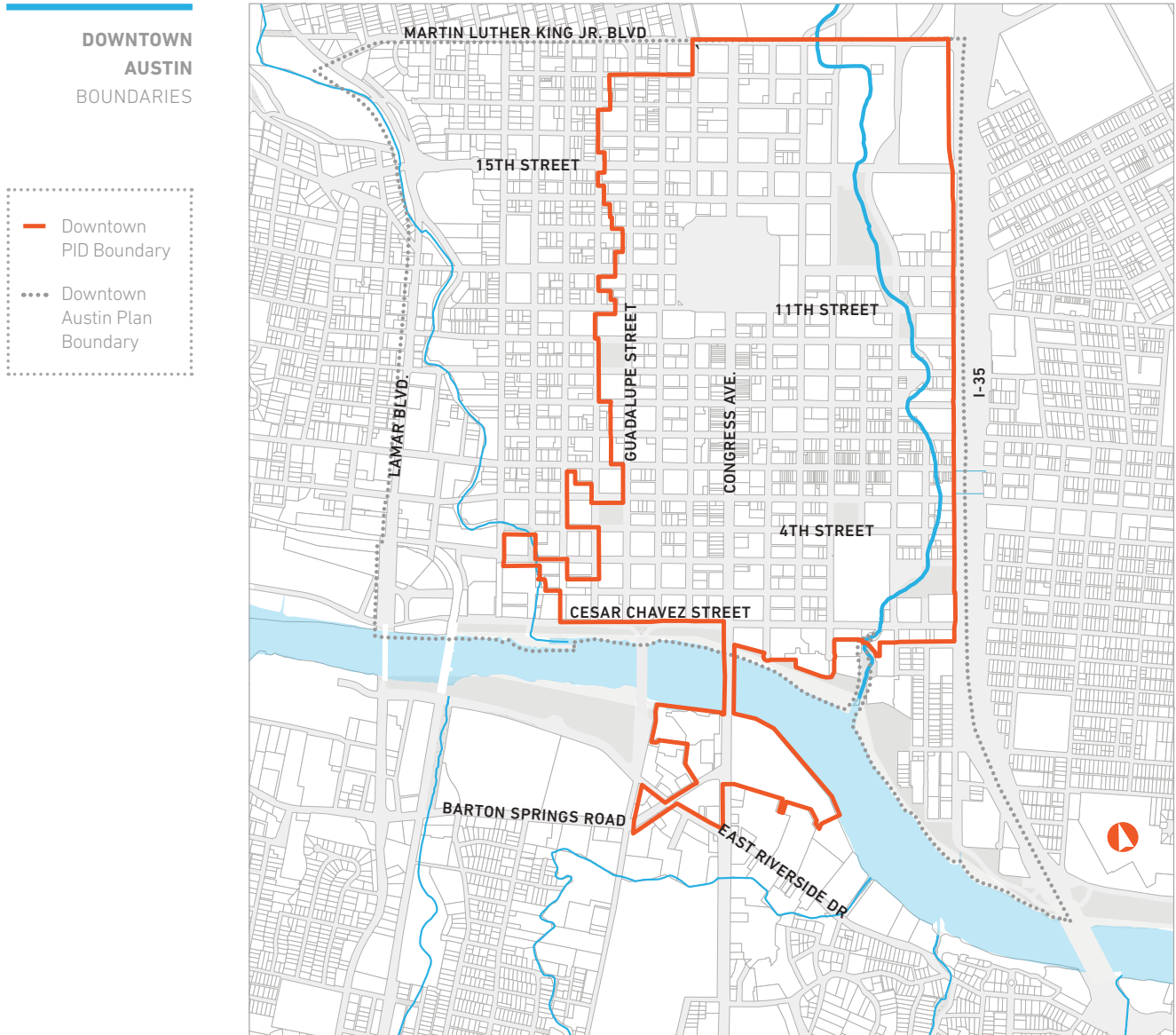
that serve as a window to first wave development trends. As the trusted stewards of this special place, we will continue to provide expertise, vision and leadership that help downtown Austin grow in a responsible, accessible and sustainable way for the benefit of the entire region.

We are committed to ensuring downtown Austin is *the downtown you will always love.*

*The State of Downtown report is a market snapshot illustrating the central role downtown plays as Austin's economic, governmental and cultural center.*

# Downtown Austin

*The Downtown You Will Always Love*



## About the Downtown PID

In 1993, the downtown property owners petitioned the City of Austin to create a Public Improvement District (PID) to address the unique needs of downtown Austin. The PID is currently authorized through 2023. The Downtown Alliance's primary funding source comes from a special assessment on privately owned, com-

mercial properties (over \$500,000) within the PID.

We use this revenue to provide direct services supporting downtown's safety and cleanliness. We also work as a full-time advocate for downtown through dozens of programs and initiatives that increase downtown's value and vitality.



# Austin Accolades 2019

## Business

- Austin is one of 25 winning cities in the American Cities Climate Challenge based on innovative and ambitious city climate action planning efforts. BLOOMBERG PHILANTHROPIES, January 2019
- Austin has the 2nd fastest growing U.S. airport based on 63% growth in passenger numbers over the last decade. UPGRADED-POINTS.COM, December 2018
- Austin is the Best Place in America for Starting a Business. INC., December 2018
- Austin ranks No. 4 in a ranking of the Best Cities for Conferences in 2018. SMARTASSET, October 2018
- Texas is the No. 2 State for Doing Business and ranks 1st in categories including cost of doing business, corporate tax environment, and competitive labor environment, based on annual survey of site selection consultants. AREA DEVELOPMENT, October 2018
- Austin ranks No. 2 on CNBC's list of Cities Where Jobs are Plentiful and Businesses are Thriving. CNBC, September 2018
- Austin is 6th on list of 10 Cities Americans are Flocking to where Salaries are Rising. CNBC, September 2018
- Austin is one of the 13 Most Tourist-Friendly Cities in the U.S. EXPEDIA, September 2018
- Austin is No. 1 in LinkedIn's ranking of U.S. Cities Attracting the Most Workers. LINKEDIN, August 2018
- Austin ranks 9th for rate of financed growth firms, 2nd for rate of organic growth firms, & 7th for small business life expectancy in study of 1.3 million small businesses' performance over the last 5 years in 25 major U.S. metros. JPMORGAN CHASE INSTITUTE, August 2018
- Austin ranks No. 3 for Economic Growth Potential and is the No. 2 Tech Hub based concentration of tech jobs in Business Facilities' 2018 Metro Rankings Report. BUSINESS FACILITIES, July 2018
- Texas ranks No. 2 for Business Climate and No. 3 for Economic Growth Potential in Business Facilities' annual State Rankings Report. BUSINESS FACILITIES, July 2018
- The City of Austin is No. 5 on EPA ranking of the largest Local Government Green Power Users. U.S. ENVIRONMENTAL PROTECTION AGENCY, July 2018
- Austin ranks 7th in North America and 52nd globally in Economic Performance Index ranking of the 300 largest global economies. BROOKINGS INSTITUTION, June 2018
- Austin will be the fastest growing top 50 metro economy through 2022, with average annual GMP growth of 3.7%. U.S. CONFERENCE OF MAYORS, June 2018

## Lifestyle

- Austin is the No. 1 destination for beer travel in 2019 due to the number and quality of craft breweries and beer-and-food pairing establishments. VINEPAIR, January 2019
- Austin is one of the 16 Most Relaxing Cities for a Vacation. REMEDYREVIEW, December 2018
- Austin is the Best College Town in America. WALLETHUB, December 2018
- Austin is the Best Big City to Live in Right Now. MONEY, November 2018
- Austin is the Best Place for Veterans to Live in ranking of the 100 largest U.S. cities based on 18 measures of employment, economy, quality of life, and health. WALLETHUB, November 2018

- Austin is No. 6 on ranking Best Winter Vacation Destinations for Warm-Weather Lovers WALLETHUB, October 2018
- Austin is one of the top 10 metro areas people are moving to based on residential real estate search activity in Q3 2018. REDFIN, October 2018
- Austin is one of the Top 10 Best Foodie Cities in America. WALLETHUB, October 2018
- Austin & Round Rock are among the 20 Fastest Growing Cities in America and Austin is the fastest growing large city in ranking based on 15 demographic and economic measures. WALLETHUB, October 2018
- Austin is one of the 15 Most Fun Cities in America. WALLETHUB, September 2018
- Austin is one of the Top 5 Most Livable State Capitals. SMARTASSET, September 2018
- Austin is the 8th Best Place to Buy a House in ranking of the 63 largest U.S. cities. WALLETHUB, September 2018
- Austin is one of the Top 10 Places to Retire according to assessment of 180 cities. WALLETHUB, August 2018
- Austin is the No. 4 Most Pet-Friendly City in ranking of the 100 largest cities. WALLETHUB, August 2018
- Austin is one of 15 Large Cities with the Highest Share of Black Residents with STEM Bachelor's Degrees. BROOKINGS, August 2018
- Austin is the 8th Safest City in America among cities with 300,000 or greater population. SAFEWISE, August 2018
- Austin is the 3rd Best City to Live In according to ranking of the 63 largest U.S. cities based on affordability, economy, education, health, quality of life & safety. WALLETHUB, July 2018
- Austin is No. 3 on Best Cities for Renters ranking. SMARTASSET, July 2018
- Texas is America's Top State for Business. CNBC, July 2018
- Among the 150 largest U.S. metros, Austin ranks as the 8th Most Educated City in America. WALLETHUB, July 2018

## Jobs & Employment

- Austin is ranked 4th of the Best Cities for STEM Professionals. WALLETHUB, January 2019
- Texas is the Top-Ranked State for Firm Relocations. FEDERAL RESERVE BANK OF DALLAS, January 2019
- Austin continues to attract the most workers—for every 10,000 LinkedIn members in Austin, 212 arrived in the last 12 months. LINKEDIN, November 2018
- Austin is one of the Top 10 fastest growing job markets in ranking of all 381 U.S. metropolitan areas for percent change over the last 5 years. HOWMUCH.NET, October 2018
- Austin is the Biggest Boomtown in America in ranking of the U.S. metros seeing the biggest influx of people, work opportunities and business growth. MAGNIFYMONEY, August 2018
- Austin is No. 1 in LinkedIn's ranking of U.S. Cities Attracting the Most Workers. LINKEDIN, August 2018
- Austin is No. 3 Best Performing Economy in ranking of the top 40 U.S. metros. BUSINESS INSIDER, July 2018
- Austin is No. 2 in Forbes' annual ranking of America's Best Cities for Jobs. FORBES, May 2018

## Technology

- Austin ranks among the top Digital Economies of the Future, placing in the top 10 for Digital Infrastructure & Environment (No. 2) & Business Friendliness (No. 9). FDI INTELLIGENCE, October 2018
- Austin is featured on Cushman & Wakefield's "Tech Cities 2.0" list as one of ten cities where technology is critical to the economy. CUSHMAN & WAKEFIELD, September 2018
- Austin is the Best City to be a Game Developer. VALUEGAMERS, September 2018
- Austin is the No. 6 Tech Talent Market based on its depth, vitality and attractiveness to tech employers and tech talent. CBRE, July 2018
- Austin ranks No. 3 for Economic Growth Potential and is the No. 2 Tech Hub based concentration of tech jobs in Business Facilities' 2018 Metro Rankings Report. BUSINESS FACILITIES, July 2018
- Austin is one of North America's Most Competitive Cities for electronics (#2), IT and communications (#5), and life sciences (#5) investments. SITE SELECTION, May 2018



# Downtown Development

*Shaping the Center of the City*

## Growth and Opportunity

In 2018, Austin was ranked the fastest growing large city in America, and you do not need to look further than downtown to see it for yourself. In the last year, downtown Austin has experienced a significant amount of development in all categories at a larger scale than ever before. Since the Downtown Alliance completed its future development capacity analysis in 2016, downtown has developed almost 11 million square feet.

With current zoning and pace of development, downtown has hit just over half of its development capacity. Demand remains strong, although office, residential and hotel markets are limited by supply. As Austin looks to revise its land development code in the coming years, adding supply in downtown is a critical solution to meeting Austin's housing demand, more pedestrian activity and overall economic output.



## KEY TAKEAWAYS

- ▶ At 70 million square feet developed, downtown has hit just over half its development capacity according to current land development codes.
- ▶ With such a strong market demand for development in the urban core, adding supply will produce a number of benefits including increased activity and economic output.

## 2018 COMPLETED PROJECTS

<b>5th + West Residences</b>	Residential
<b>Fairmont Hotel</b>	Hotel
<b>Hyatt House</b>	Hotel
<b>Miller Blueprint Building (The Goodnight)</b>	Restaurant
<b>Third + Shoal</b>	Office
<b>Travis County Ronnie Earle Building</b>	Office
<b>UT Robert B. Rowling Hall</b>	Education

## PROJECTS UNDER CONSTRUCTION

HOTEL	OFFICE	RESIDENTIAL	RETAIL
5th & Brazos Hotel	300 Colorado	70 Rainey Street	Plaza Saltillo
Austin Proper Hotel & Residences	SXSW Center	Alexan Capitol	
Canopy by Hilton	Block 71	Gables Republic Square	<b>PARK</b>
East Austin Hotel	Block 185	Plaza Saltillo Apartments	Waterloo Park
Marriot Hotel at Cesar Chavez	200 E 18th	The Independent	
The Otis Hotel and AC Hotel	Offices at Saltillo East		<b>INFRASTRUCTURE</b>
	State Office Building #1		Downtown Transit Station
	405 Colorado		
	RiverSouth		

# Downtown Development

DOWNTOWN  
DEVELOPMENT  
BY THE NUMBERS

## PROJECTS UNDER CONSTRUCTION

 **26** *Projects* UNDER CONSTRUCTION & **7.0** *MSF*

 **3,017**  
RESIDENTIAL UNITS

 **12,632**  
SF RESTAURANT

 **2,040**  
HOTEL ROOMS


 **148,832**  
SF RETAIL

## PROJECTS PLANNED

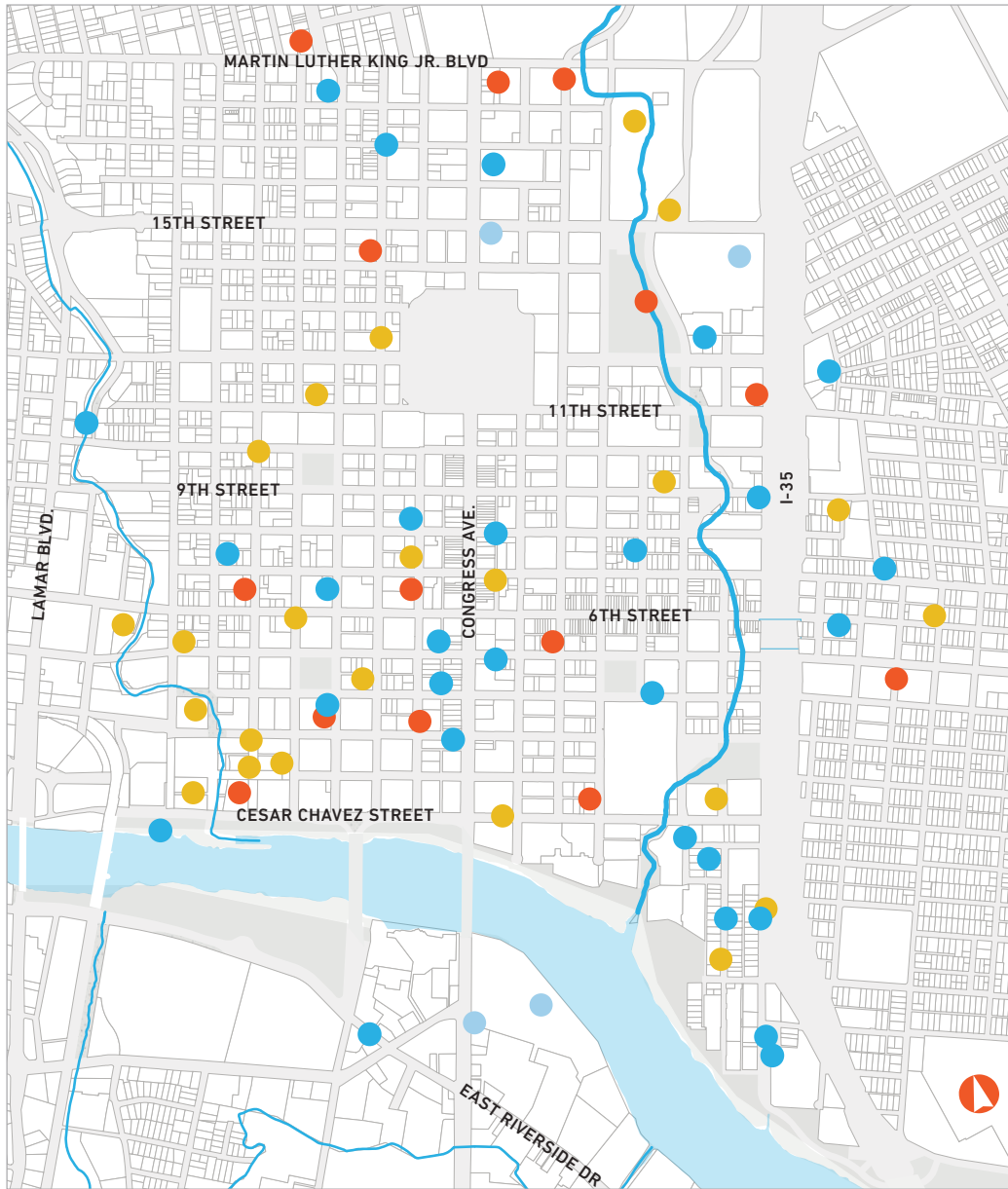
 **32** *Projects* PLANNED & **9.5** *MSF*

 **3,370**  
RESIDENTIAL UNITS

 **44,736**  
SF RESTAURANT

 **930**  
HOTEL ROOMS

 **166,181**  
SF RETAIL



**DOWNTOWN  
AUSTIN'S EMERGING  
PROJECTS**

- Recently Completed
- Under Construction
- Planned
- Master Planned

Downtown's value and impact across the city will continue to rise as the downtown development boom continues at a brisk pace. Above is a snapshot of downtown's current development projects as of March 1, 2019.

SOURCE: DOWNTOWN AUSTIN ALLIANCE EMERGING PROJECTS DATABASE

**70M**

*SF Existing*  
OR UNDER  
CONSTRUCTION

**9.5M**

*SF Planned*  
OR PROPOSED

**48M**



*SF Redevelopment*  
OPPORTUNITY

**DEVELOPMENT  
POTENTIAL**



# The Districts of Downtown Austin

## A Photographic Tour

### Judge's Hill

The only remaining generalist residential neighborhood in downtown, Judge's Hill, in the far northwest corner of downtown, is a quiet, tree-lined area with an eclectic mix of large, historic homes and more modern structures.

### Uptown

The Texas Chili Parlor is a popular restaurant and local landmark in a district with an eclectic mix of retail, association, restaurants, churches, art galleries and residential towers. The district is bounded on the north by the University of Texas at Austin, on the east by the State Capitol complex and on the south by the Texas County complex, and the district reflects these influences.

### Capitol

The Texas State Capitol (5 feet taller than the National Capitol in Washington, DC) and the Bob Bullock Texas State History Museum are major visitor attractions in a district dominated by State government buildings. Other popular attractions include the State Archives and Library, the Capitol Visitors Center and Chico's Cartel restaurant and lounge.

### University

The Frank C. Erwin, Jr. Special Events Center, the Perovich Allison Tennis Center and the University of Texas Nursing School occupy an extension of the University of Texas at Austin campus into the northeast corner of downtown.

### Hospital

University Medical Center at Brakeridge Hospital and other related buildings overlook Water Creek and the nearby streets are Waterloo Park, home to popular Austin events like Blues Festivals, jazzweek celebrations and Spangama.

### Red River

Red River Street has become the center of downtown Austin's live music scene, with clubs like SoMo, the Red Elephant, Ernie's, Club de Villa, MoHawk, Dharma, Room 775, Symphony Square and Barland, as well as associated businesses like True Blue Tattoo down here.

### Northwest

Tree-lined streets with residential scaled buildings (most often converted to business uses) characterize the Northwest area of downtown, which is also home to Austin Community College's Bio Grande campus, Texas Community School (the oldest continuously operating school in the state of Texas), House Park Stadium, the Austin Recreation Center and the Duncan Park BMX track.

### Civic

A National Register Historic District, the Brinson Block is a key landmark in the Civic District's home to the Texas County Courthouse and Criminal Justice Complex, the U.S. Courthouse, the Austin History Center and the John Henry Park. Central Library and many other civic uses. Many of the residential buildings in the area are now home to law offices serving these civic uses.

### Northeast

Several large, historic churches, including St. Mary's Cathedral shown here, are a major presence in the Northeast District, along with a mix of state and federal offices, hotels and social service agencies.

### West End

Anchored by Whole Foods flagship store and corporate headquarters, the West End also known as the Market District is an active shopping district with dozens of local and national retailers like Waterloo Books, RW, Austin Java, Anthropologie and Book People.

### Warehouse

Stretching 3 blocks west from Congress Avenue, past Republic Square to the banks of Shoal Creek, the Warehouse District has emerged in the past 15 years as a trendy and upscale entertainment area, with dozens of restaurants, nightclubs and music venues, such as Antbar's, Starline LA, Zine Area and the Lucky Lounge.

### Convention Center

The historic, Perovich Theater and adjacent State Theater are anchors on the "Main Street of Texas" home to Austin's high-rise office buildings, cultural venues like the Austin Museum of Art, ArtHouse, Mecca, and a mix of popular retail stores. Congress Avenue is anchored on the north by the Texas State Capitol and on the south by the Ann and Roy Butler Congress Avenue Bridge, summer home to a 1.5 million Mexican-Festivalists.

### E. 6th St.

The "historic" entertainment district of Austin, the green-block entertainment area stretches from the Dillard Hotel to 10th and has over 20 historic landmarks, and dozens of restaurants, clubs and retail businesses. Sixth Street is also home to many Austin events, like the Austin Marathon, Gun Celebration, C2C, the Republic of Beer Block Bash, the Peak Street Festival and Sixth Street's Halloween celebration.

### W. 6th St.

Kat's, a long-established landmark, is at the heart of a new restaurant and entertainment district emerging on West 6th Street in conjunction with a high-rise residential neighborhood centered just to the south around the intersection of 5th and West streets.

### Sealholm

The Sealholm District is a former industrial section of southwest downtown Austin that is undergoing a transformation into a vibrant urban neighborhood. At the core of the district is the decommissioned Sealholm Power Plant which will be redeveloped into a landmark residential and retail destination. East of the power plant, on the banks of Shoal Creek, is the site of the planned new Austin Central Library.

### Lakefront

Wrapping around Lady Bird Lake in the heart of Austin, the Lakefront is best known for the 10-mile trail serving thousands of outdoor and fitness enthusiasts every day. The trail is a half-urban bike and hike path that is arguably Austin's most recognized and popular recreational area. A meeting point for residents, concertgoers, fans, the arts and more, the district and trail attract some 1.5 million annual visits.

### Rainey Street

The Mexican American Cultural Center sits near the foot of the Rainey Street district, which is being transformed from a cottage-scattered single family neighborhood to a high-rise neighborhood of condos and apartments.

### 2nd Street

The 2nd Street District is a lively mix of office, mid-rise apartment, restaurant, sidewalk cafe, retail and Austin City Hall. Along Austin City Hall's northwestern wall, the W Austin Hotel and Residence, along with a new Austin City Limits Music Center, will soon complete the area block district, which will be expanded westward with the redevelopment of the Thomas C. Green Water Treatment Plant.

### Convention Center

The 800,000 square foot Neal R. McMillen Memorial Austin Convention Center anchors a district with a large number of hotels and restaurants catering to Austin's visitor industry. Here you can find popular national chains such as R.F. Chang and Frank & Peter, as well as local favorites including Iron Works Barbecue, Moonshine and the Cedar Door.

### Lakefront

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NOTE: This map was designed for visitors and residents, to provide a "snapshot" of each of the 19 districts of downtown Austin. Districts described on this map are for this purpose only and have no official status. This map has been produced by the City of Austin for the site purpose stated above, and is not warranted for any other use. Photography and map by Michael Knox, City of Austin Economic Growth & Redevelopment Services Office

- Legend**
- Public Parking
  - Historic Landmarks
  - Libraries
  - Stadiums
  - Convention Centers
  - Elementary Schools
  - Hotels

# Housing and Residents

*Home is Where the Heart Is*

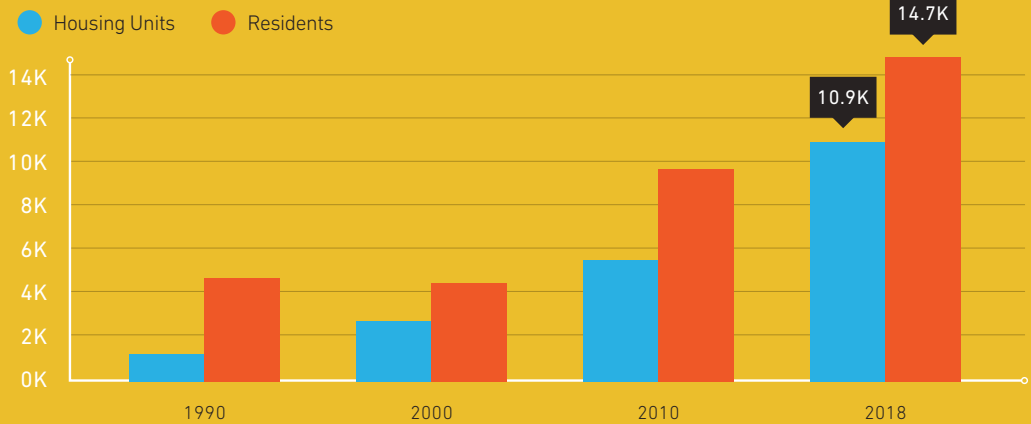
## Downtown Living

Downtown has become an increasingly attractive place to live with its access to outdoor recreation, live music and unique dining experiences, as well as close proximity to top Austin employers. As the Austin area population grows, downtown alone has added more than 2,800 residents in the last three years, primarily in the desirable Seaholm and Rainey districts, and is expected to continue to grow in the future. Downtown has added 2,000 housing units since 2016, bringing our total to 10,882 units and enabling our downtown population to top 14,600 residents. The strong demand to live downtown coupled with a historically

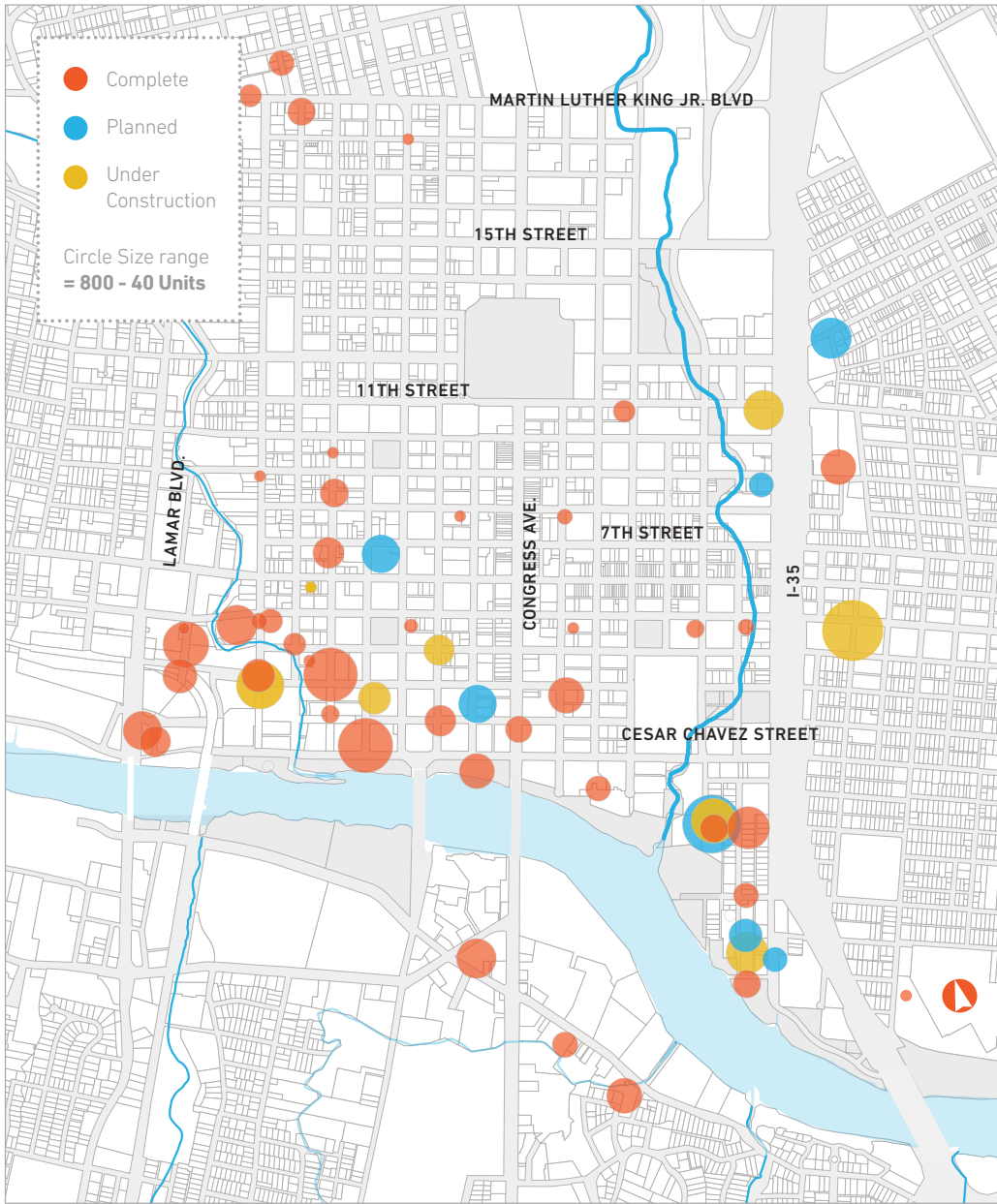
limited supply of options have pushed downtown rental rates north of \$2.50 SF, approximately double the rate for Austin as a whole.

While Austin's rapidly growing population and strong economic conditions have made for a strong housing development market, it hasn't been enough to address issues of housing affordability in downtown. Even as new supply is rapidly added, demand in the region has made downtown living unaffordable for many in our community. Imagine Austin projected that 30,000 people will live in downtown by 2030.

### DOWNTOWN POPULATION AND HOUSING ESTIMATES



SOURCE: U.S. CENSUS BUREAU, AMERICAN COMMUNITY SURVEY 2013-2017; DOWNTOWN AUSTIN ALLIANCE, 2018



RESIDENTIAL DEVELOPMENT



Residential Development

DOWNTOWN

3,017

UNITS UNDER CONSTRUCTION

3,370

UNITS PLANNED



By the Numbers



The Independent

DOWNTOWN'S TALLEST SKYSCRAPER IS

58 STORIES

ALL 72 ONE-BEDROOM UNITS WERE SOLD BEFORE COMPLETION

Austin Ranked Number One Place to Live for Third Year in a Row (US News & World Report)



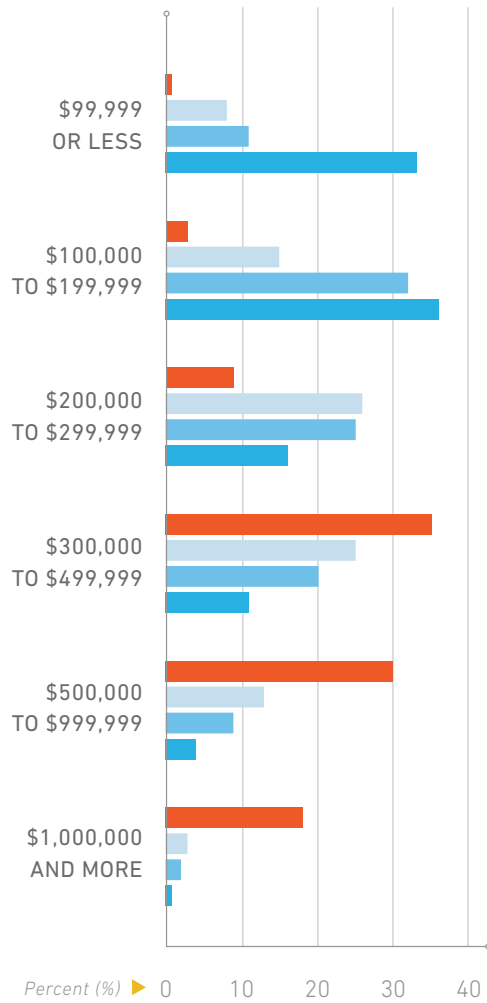
KEY TAKEAWAYS

- ▶ Population and housing supply have grown substantially since 1990, creating new vibrant neighborhoods along the lakefront.
- ▶ Even with steady growth, the downtown residential population makes up only 1% of Austin's total population. As people continue to move to Austin, downtown can continue to expect to be one of the fastest growing neighborhoods.

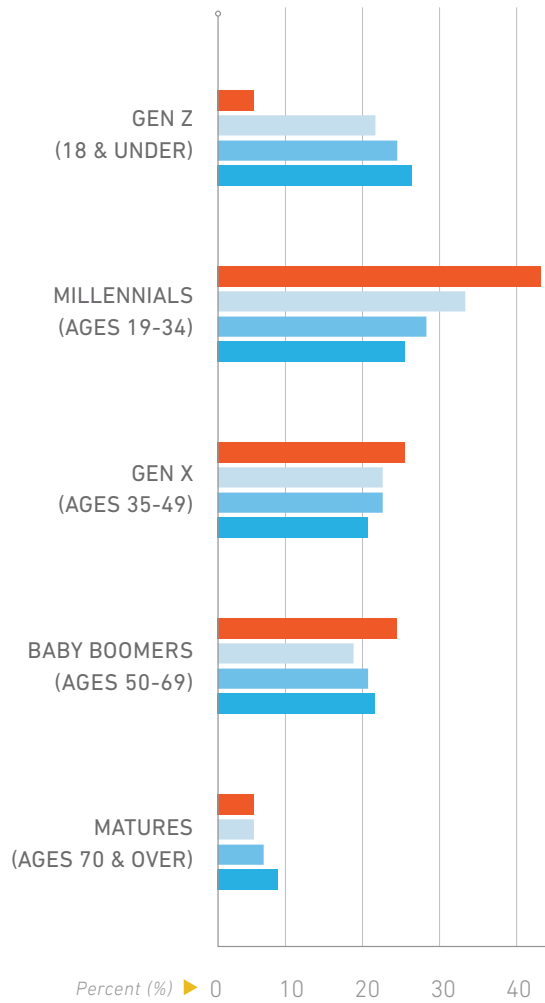
● Texas ● Austin MSA ● Austin ● Downtown

**RESIDENTIAL PROFILE**

**HOME VALUES**



**GENERATIONS**



*By the Numbers*



2

out of

3

DOWNTOWN RESIDENTS RENT APARTMENTS



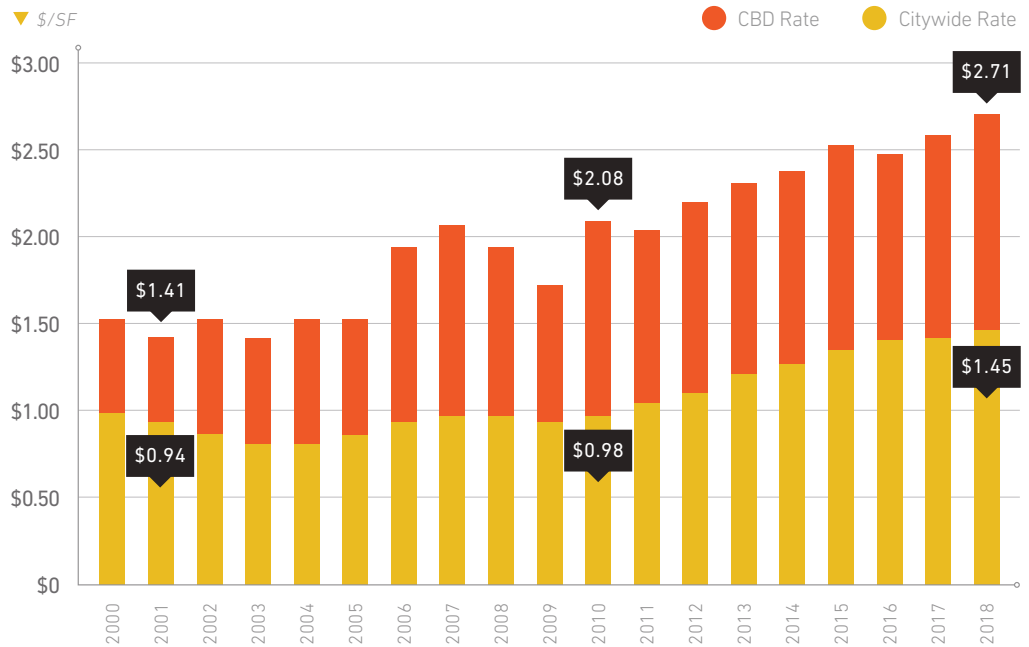
SOURCE: U.S. CENSUS BUREAU, ACS ESTIMATES 2013-2017

### Residential Market

Downtown households are roughly made up of single, young professionals earning a median household income of \$110,000 annually which is 54% higher than Austin's median values. Over 25% of downtown

households have an annual income that exceeds \$200,000. Along with incomes, home values have grown by 500% since 2000.

#### AUSTIN APARTMENT RENTAL RATE (CBD VS CITYWIDE)



#### DOWNTOWN APARTMENT RENTAL STATS



### One Bedroom

AVG RENTAL RATE



**\$2,300**



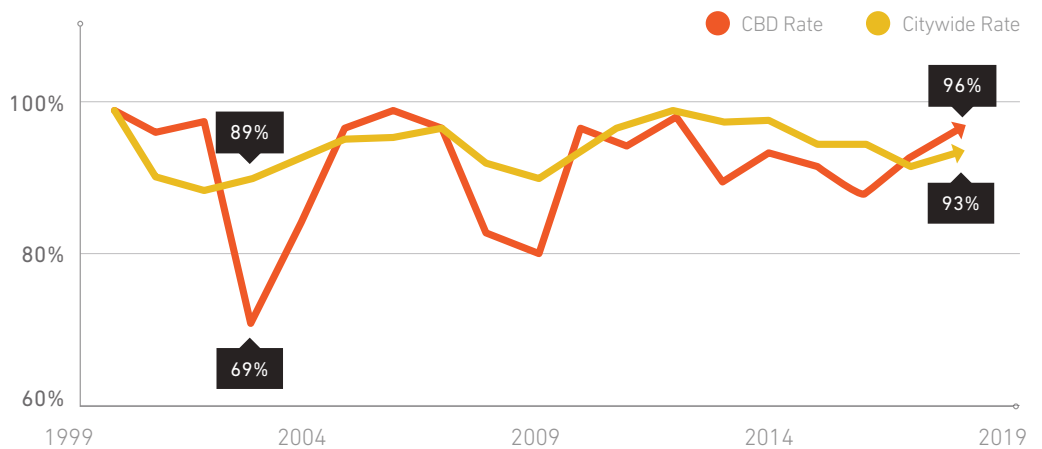
### Two Bedroom

AVG RENTAL RATE



**\$3,500**

#### AUSTIN APARTMENT RENTAL OCCUPANCY (CBD VS CITYWIDE)



# Hotel, Culture and Entertainment

*Bright Lights, Big City*

## Downtown Tourism

Austin has become a tourist mecca for travelers seeking good food, unique experiences and legendary live music. Downtown has quickly become the home base for our welcomed guests. The highest concentration of Austin's hotels are located downtown, with 4,343 hotel rooms added since 2010. Occupancy remains very high even as new supply is added, resulting in a market for new hotel development that is stronger than ever. Accordingly, we have seen a significant employment increase in this category, with 4,946 jobs added in accommodation and food service since 2010.

Unfortunately, the same cannot be said for the creative arts in downtown. Despite the significant growth downtown has seen, it was not enough to rebuild the arts, entertainment and recreation jobs that were lost downtown during the Great Recession. Looking forward, there is even more opportunity on the horizon as projects like the Waller Creek chain of parks, a new arena for the University of Texas and a reimagined Convention Center district move from vision to reality.



*By the  
Numbers*



*Austin  
Tourism*

**27.4M**  
VISITORS

**\$8B**  
SPENT

## 2018 EVENT ATTENDANCE

ACL Festival	450,000
SXSW	432,500
Trail of Lights	400,000
Pride Week	400,000
Pecan Street Festival	100,000
Convention Center Attendees	341,000



**27%**

*of Austin Hotels*  
ARE LOCATED **DOWNTOWN**

**BUT ACCOUNT FOR ALMOST**



**47%**

OF AUSTIN'S  
*Hotel Tax Revenue*

# VISIT Austin

Texas State Capitol Building

## DOWNTOWN

## WEST SIXTH STREET DISTRICT

## CONGRESS CORRIDOR

## RED RIVER DISTRICT

## EAST AUSTIN DISTRICT

## WAREHOUSE DISTRICT

## 6th STREET DISTRICT

## 2nd STREET DISTRICT

## RAINEY STREET DISTRICT

## SOUTH AUSTIN DISTRICT

## TO SOUTH CONGRESS (SOCO) DISTRICT



# Employment and Talent

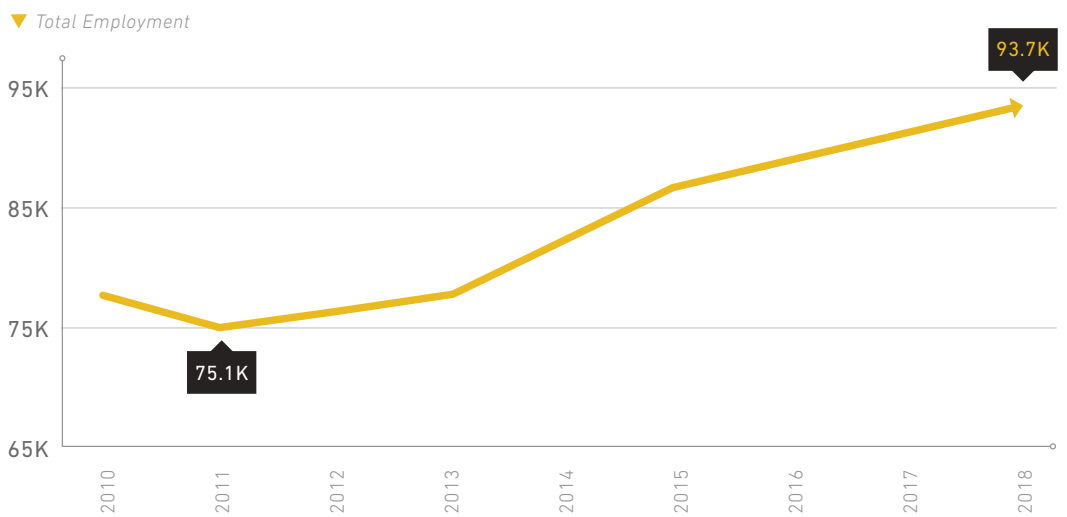
*Attracting the Best and Brightest*

## Thriving Employment Center

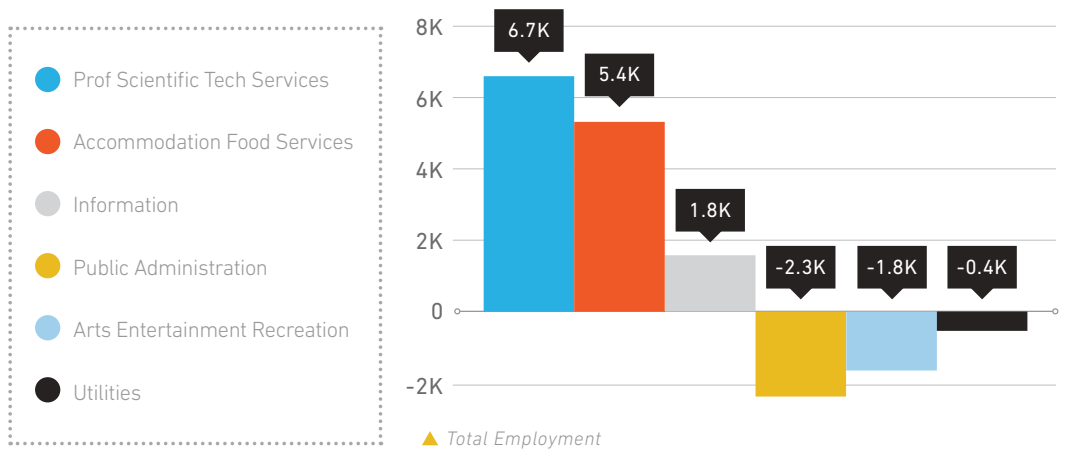
Downtown Austin holds the largest and most diverse concentration of employment opportunities in Central Texas with 93,000 jobs densely packed in. The diverse array of employment opportunities located downtown are an essential component to our city's economic resilience as growth in one sector can lessen the impact of losses in another sector.

Since the recession, downtown has added 17,402 jobs with nearly a third of those falling in the professional, scientific and technical services sectors. During this same time period, downtown lost 2,315 jobs in public administration as municipalities, nonprofits and universities were heavily affected by the recession.

### DOWNTOWN AUSTIN EMPLOYMENT GROWTH



### BIGGEST CHANGES IN DOWNTOWN EMPLOYMENT 2010-2018





# Restaurants and Retail

*Uniquely Austin*

**By the Numbers**



2018 RETAIL  
Vacancy  
**6%**

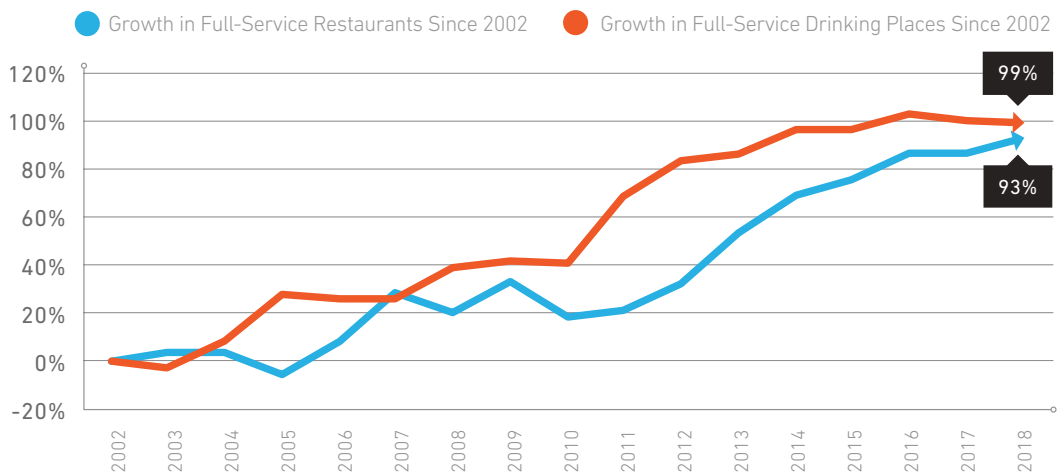
2018 RETAIL  
Rent  
**\$25-\$40**  
PER SF

**DOWNTOWN BAR AND RESTAURANT EMPLOYMENT BOOM**

## Downtown Eats and Treats

As downtown Austin has grown into distinct corridors, it is the retail and restaurant offerings that give each area of downtown its unique personality. New developments downtown are consistently adding more high-quality space to satisfy the increased demand from our rapid office, hotel and residential growth.

This growth is most evident in downtown's rapid increase in retail sales, which have doubled since 2010, and a substantial increase in restaurant/bar employment. While downtown Austin can boast a substantial daytime population, this impressive growth can only be explained by Austin's position as a tourist's paradise.





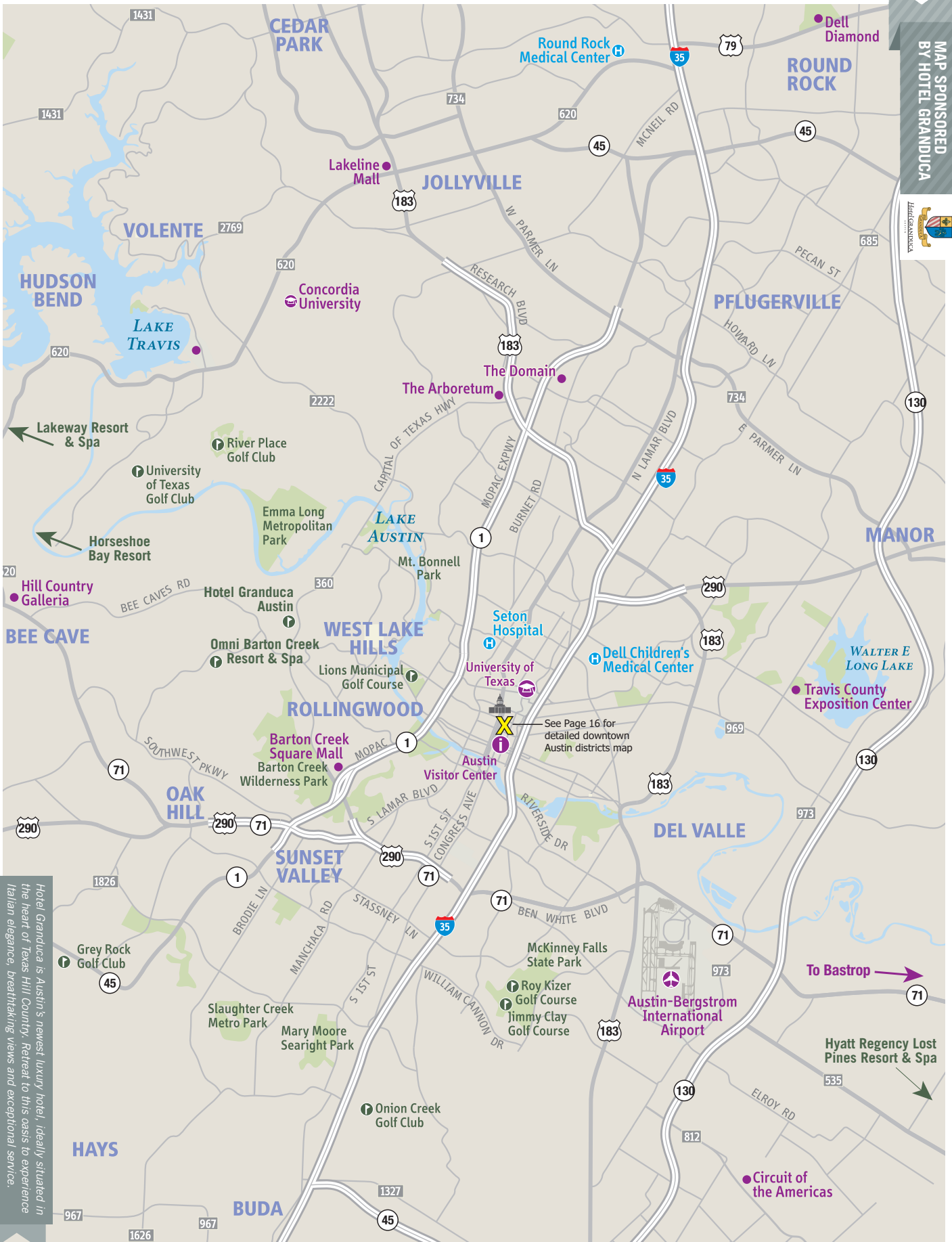
# Explore the Murals of East Central Austin

## Turn-by-Turn Directions From 12th and Chicon Street

1. Start at the *Black Luminaries* mural on the NE corner of 12th and Chicon.
2. Head west on 12th St and look for the *Check the Box* mural as you pass Leona St.
3. **↶** onto Navasota St **↷** onto E 11th St **↶** at Waller St. *Rhapsody* mosaic will be at the SW corner.
4. Head south on Waller St and look ahead to your left to see *Til Death Do Us Part*.
5. **↶** onto E 6th St. Look both ways before safely crossing 7th st.
6. Take the rightmost lane to cross under I-35 on 6th St. Dismount your bike to view the *Howdy Austin* murals along I-35 southbound frontage road.
7. Continue west on 6th St and make a **↶** onto Red River St.
8. After you pass 5th St, begin making a **↶** on the two-way cycletrack on 4th St.
9. Continue on the Lance Armstrong Bikeway, check for traffic at each intersection before crossing.
10. Look **↷** at *Walls Bring Us Together*. Make your first **↷** onto Brushy St.
11. Look **↷** to view a wall of changing murals.
12. Make a **↶** on 2nd St, **↷** onto Comal St, **↷** onto Willow St.
13. **↶** onto Chalmers Ave. Pull into the parking lot of Flat Track Coffee to view the *Loteria* mural.
14. Head back to Willow St and continue East then make a **↶** onto Pedernales cycletrack.
15. Make a **↶** onto Webberville and then veer **↷** to head north on Northwestern St
16. Look both ways before turning **↶** onto Rosewood Ave
17. Make your second **↷** onto Chicon to view the *You're My Everything* Mural, then head **↷** onto Chicon St to head back to the start of the ride!



MAP SPONSORED  
BY HOTEL GRANDUCA



Hotel Granduca is Austin's newest luxury hotel, ideally situated in the heart of Texas Hill Country. Retreat to this oasis to experience Italian elegance, breathtaking views and exceptional service.

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# Austin Rankings

## *Noteworthy Mentions*



**NO. 1: AUSTIN, BEST PLACE TO START A BUSINESS**  
*Inc.*



**NO. 5: AUSTIN, TOP 10 HOUSING MARKETS TO WATCH IN 2019**  
*Trulia*



**NO. 6: AUSTIN, INVESTMENT PROSPECTS IN COMMERCIAL REAL ESTATE**  
*PWC and ULI*



**NO. 4: AUSTIN, BEST CITY FOR CONFERENCES IN 2018**  
*SmartAsset*



**NO. 14: AUSTIN, MOST FUN CITY IN THE NATION**  
*Wallet Hub*



**NO. 1: AUSTIN, BEST CITIES FOR LIVE MUSIC**  
*Thrillist*

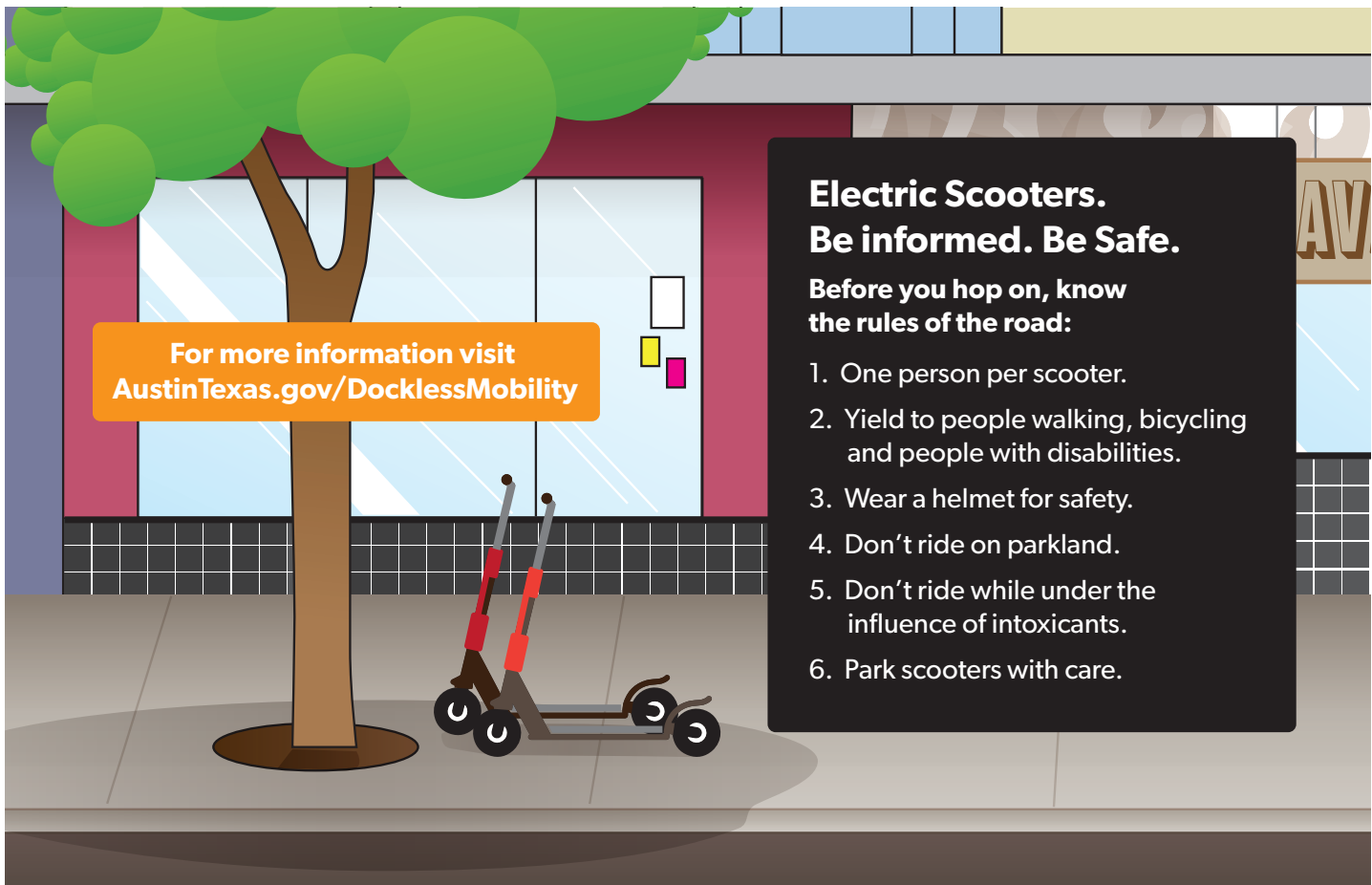
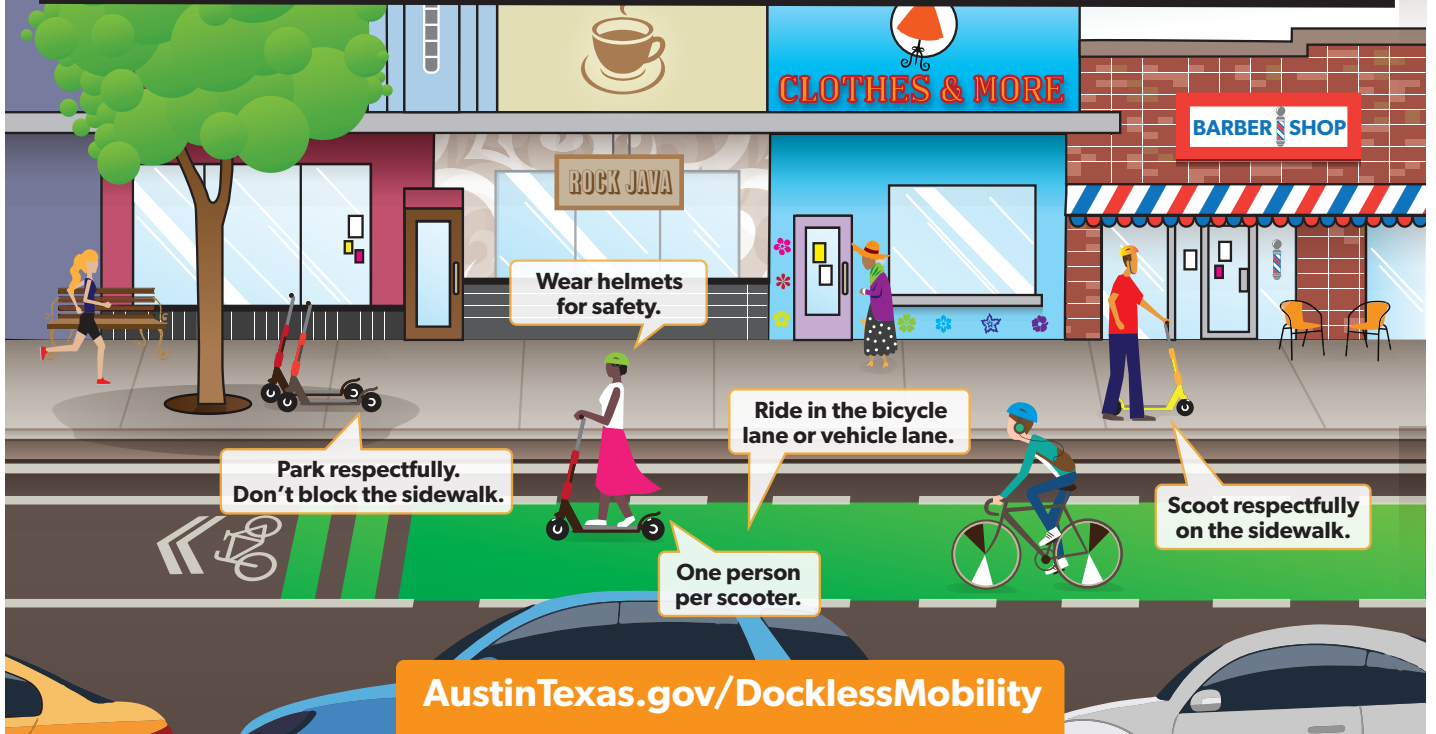


**NO. 1: AUSTIN TOPS LIST OF U.S. BOOMTOWNS**

Magnify Money, a consumer finance website, released a new study this week that found Texas dominated the list of U.S. "boomtowns" and Austin scored the top spot.

*Magnify Monday*

# How Austin E-Scoots



## Electric Scooters. Be informed. Be Safe.

Before you hop on, know the rules of the road:

1. One person per scooter.
2. Yield to people walking, bicycling and people with disabilities.
3. Wear a helmet for safety.
4. Don't ride on parkland.
5. Don't ride while under the influence of intoxicants.
6. Park scooters with care.



- While enjoying the Trail:**  
**Mientras disfruta del sendero:**
- Trail is closed from 10pm - 5am  
Sendero es cerrado: ¡0pm - 5am
  - Dogs on a leash (unless otherwise signed)  
Perros con una correa (a menos que se firme de otra forma)
  - Scoop the poop  
Recoger la caca
  - Call out "on your left" when passing  
Gritar "a tu izquierda" al pasar
  - Walk 2 abreast  
Caminar dos al corriente
  - Speed limit 10 mph  
Limite de velocidad 10 mph
  - Orange icon denote TTF Projects  
Iconos naranja denota proyectos TTF
  - Dark Orange icon denote TTF Projects Collaborations  
Iconos naranja denota proyectos TTF Colaboraciones

MOPAC	Pflugler Bridge	S 1st St.	Congress Ave.	I-35	Pleasant Valley Rd.	Trail Loop
	3.10	4.2	4.8	6.9	10.2	
Pflugler Bridge	1.6	2.0	2.0	4.1	7.2	
S 1st St.		1.1	3.3	3.3	6.3	
Congress Ave.			3.2	3.2	6.3	
I-35				4.0		

Support Austin's beloved Butler Trail - become a member of The Trail Foundation! [TheTrailFoundation.org](http://TheTrailFoundation.org)/Member

## BIKE SAFELY AND LEGALLY

State law requires that bicyclists abide by the same basic rules as those operating other vehicles.

**Always:**

- Ride with traffic, never against it.
- Obey traffic signs and signals, and observe others' rights of way.
- Stay visible and predictable.
- Control speed and pass safely on trails.

For a complete description of State traffic laws applicable to bicyclists, visit:

[bills.texas.gov/TransportationCode](http://bills.texas.gov/TransportationCode)

For bike laws specific to Austin, visit:

[bills.austintexas.gov/BikeLaws](http://bills.austintexas.gov/BikeLaws)

Thanks for riding!



2017 Edition

[austinmobility.com](http://austinmobility.com)

**Austin** [texas.gov/Bicycle](http://texas.gov/Bicycle)

ISBN 978-0-615-53172-1

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## CHOOSE ROUTES BY BIKING COMFORT

Plan a trip | Find better bikeways

For more information, visit:

[austintexas.gov/bicycle](http://austintexas.gov/bicycle)

or

[austintexas.gov/UrbanTrails](http://austintexas.gov/UrbanTrails)

[Bicycle@austin.texas.gov](mailto:Bicycle@austin.texas.gov)

Have an issue with a bike way or report? Call Austin 3-1-1 or use the online form at [austintexas.gov/Department/311](http://austintexas.gov/Department/311)

Bike share: learn how to use Austin B-Cycle [austintexas.gov](http://austintexas.gov)

The City of Austin assumes no liability for bicyclists traveling on bike ways. The City of Austin assumes no liability for bicyclists traveling on bike ways. The City of Austin assumes no liability for bicyclists traveling on bike ways.

## BIKE LANES

Enter and exit bike lanes prudently. Do not stop in the travel lane. Do not stop in the travel lane. Do not stop in the travel lane.

**STAY OUT OF THE DOOR ZONE**

And don't forget...

- Ride with traffic, never against it.
- Obey traffic signs and signals, and observe others' rights of way.
- Stay visible and predictable.
- Control speed and pass safely on trails.

**SHARE LANE MARKINGS**

RIDE THREE MORE PROGRESS

Share the outer lane when it's safe to do so. Signal your intentions to the lane on both sides of you. Only show the full hand if it is necessary to help others to pass safely by cutting them to the inside of the lane, and only when you are confident about the lane, and only when you are confident about the lane, and only when you are confident about the lane.

**ON ALL OTHER ROADS**

Share the outer lane when it's safe to do so. Signal your intentions to the lane on both sides of you. Only show the full hand if it is necessary to help others to pass safely by cutting them to the inside of the lane, and only when you are confident about the lane, and only when you are confident about the lane.

**BIKING BY BUS**

Make yourself less more visible. Signal your intentions to the lane on both sides of you. Only show the full hand if it is necessary to help others to pass safely by cutting them to the inside of the lane, and only when you are confident about the lane, and only when you are confident about the lane.

**HIGH-COMFORT BICYCLE FACILITIES**

Look for these protected on-bike bike lanes on a growing number of city streets. They are designed to make it easier to ride your bike safely and comfortably.

**ABOUT THE ROUTE CODING**

Motorists must give cyclists at least three feet.

It's the law!

- Motorists must pass at least three feet from a bicyclist on other vulnerable road users (i.e. feet for large trucks and heavy machinery). Do not pass until you have at least three feet of clearance.
- Motorists must not pass a cyclist and then turn right into the same lane.
- Motorists may not drive in any way meant to intimidate, harass, or threaten a cyclist or other vulnerable road user.
- Cyclists should ride predictably, communicate with other road users, and move over when safe to do so. This includes within three feet, whether they're moving or not.

## GET READY TO ROLL

Be sure your bike is always in good working order. Check your bike before every ride. Check your bike before every ride. Check your bike before every ride.

**KEEP YOUR WHEELS ON**

Check your tires for proper inflation. Check your tires for proper inflation. Check your tires for proper inflation.

**STAY PREDICTABLE**

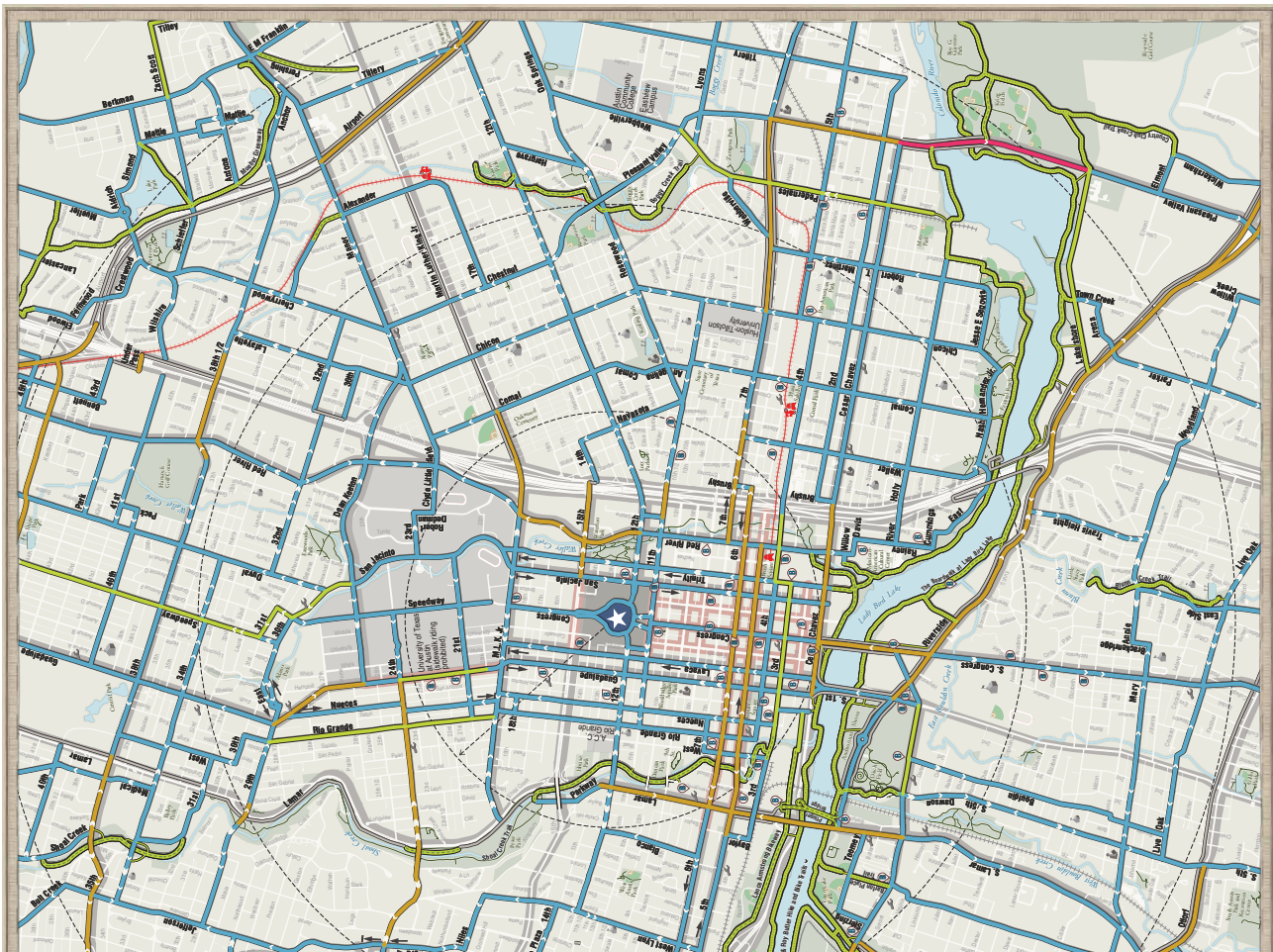
Hold others to predict your movements with lane position, eye contact, and signals. Hold others to predict your movements with lane position, eye contact, and signals.

**BIKING ON SIDEWAYS**

Ride with caution, crossing bike lanes on the sidewalk. Ride with caution, crossing bike lanes on the sidewalk.

**AVOID TROUBLE**

Watch traffic behind and beside you. Watch traffic behind and beside you. Watch traffic behind and beside you.



## LEGEND

**Routes by Biking Comfort**

See [austintexas.gov/bicycle](http://austintexas.gov/bicycle) for more information.

- High Comfort
- Medium Comfort
- Low Comfort

**Points of Interest**

- Elementary Schools
- Middle Schools
- High Schools
- Low-Cost Housing
- Libraries
- Metro Stations
- Metrolink Stations
- Bike Stops
- Swimming Pools
- Bike Share Stations

**Street Grade**

- Steep
- Medium
- Mild

**Scale**

0 0.5 1 1.5 2 miles

**North Arrow**

**Map Labels**

Map labels include street names, landmarks, and geographic features.

# Bus & Rail Service

EFFECTIVE JANUARY 6 - JUNE 1, 2019

## LEGEND

### High-Frequency Routes

Buses arrive every 15 minutes, 7 days a week, with 20-30 minute service early in the morning and later in the evening.

- MetroRapid** - Limited-stop service for faster city-center and downtown service.
- MetroBus Local** - Local-stop service along major streets.

### Regular Routes

Times and service levels vary by route. Consult individual route schedules for specific information.

- MetroBus Local** - Service to, from and via Downtown Austin along major streets.
- MetroBus Local** - Service in outlying areas, including Crossroads, Fane and Feeder routes.
- UT Shuttle** - Service serving University of Texas main campus (outgoing) residential areas.
- MetroExpress, MetroRyer** - Including limited routes.
- Round Rock Transit** - Round Rock service with connecting AMTRAK trips to Austin.
- MetroRail Shuttle** - Shuttle service linking MetroRail stations to nearby activity centers.

Special routes such as **Night Owl E-Bus**, **combined UT Shuttle**, and **UT Shuttle campus circulator** routes do not appear on this map. See the DowntownUT app, the Night Owl & E-Bus inset and individual route schedules for more information.

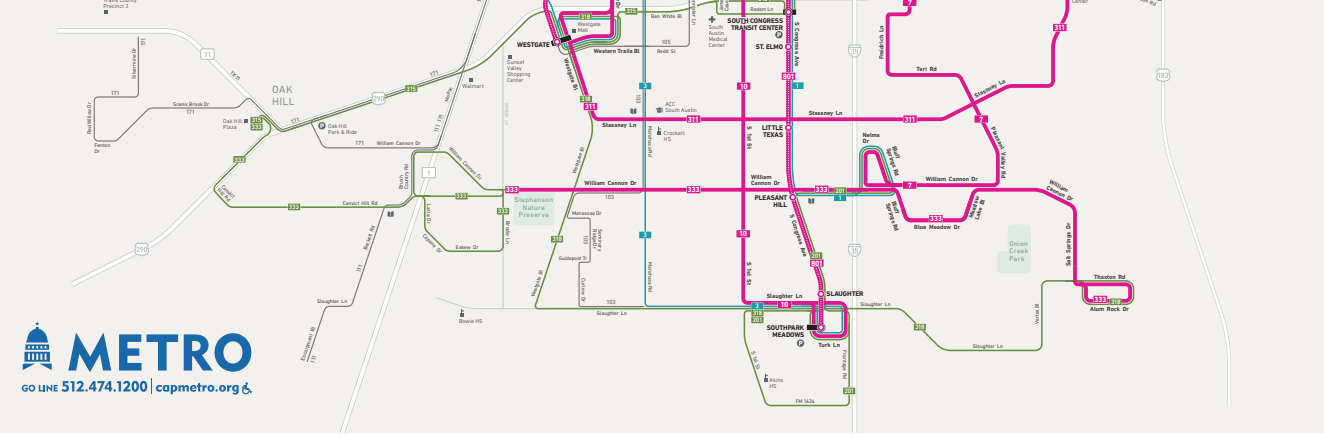
### MetroRail

Rail service between Leander and downtown Austin. Consult the schedule for weekday and Saturday times at each station.

- MetroRail Red Line**

- ### Places to Go
- Transit Hub
  - School
  - Hospital/Medical Center
  - Point of Interest
  - Park & Ride
  - Library
  - College/University
  - Airport

SCHEMATIC MAP NOT TO SCALE



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