

Eules, Tx - Huffman Drive Area: Planning & Economic Analysis

Client

City of Eules, Texas
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"The Study provided us a comprehensive evaluation of the area and a realistic vision for moving forward. This will help the City and the businesses recover quickly from the road construction."

- Mike Collins, Director of Planning and Econ. Development

Background

S.H. 183 (Airport Freeway) was about to expand, taking with it several businesses important to the City. The City desired to evaluate the area for potential ways to relocate the dislocated businesses and keep them in the same area.

Scope of Work

Perform an inventory and analysis of all factors important to redevelopment of the Study Area. Evaluate the factors, perform a planning analysis and provide recommendations and a Concept Plan representing potential redevelopment of the property.

Study Content / Organization

The Study is comprehensive in content and organized in an efficient manner. Following is an outline.

- Introduction / Goals
- Define Study Area / Issues & Opportunities
- Existing Land Uses & Businesses
 - Existing Businesses
 - Existing Land Uses
 - Existing Zoning
 - Comprehensive Development Plan
 - Existing Values Analysis
 - Existing Water / Sewer
- Airport Freeway Expansion
 - ROW Acquisition
 - Impacted Buildings
 - S.H. 183 Design Schematics
- Redevelopment Issues & Concept Plan
- Recommendations

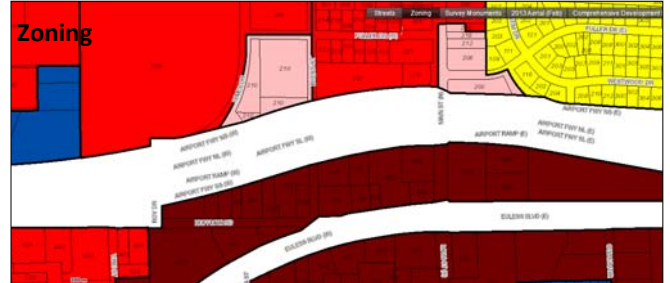
Roadway Analysis

An analysis was done on S.H. 183 to determine the extent of the ROW taking and impacts on access and drives.



Existing Conditions

An inventory and analysis was done to determine the existing conditions within the Study Area.



Existing Businesses Inventory & Analysis



Redevelopment Concept Plan

A Redevelopment Concept Plan was developed to graphically represent the potential redevelopment of the Study Area.

