

#45  
3/8/07

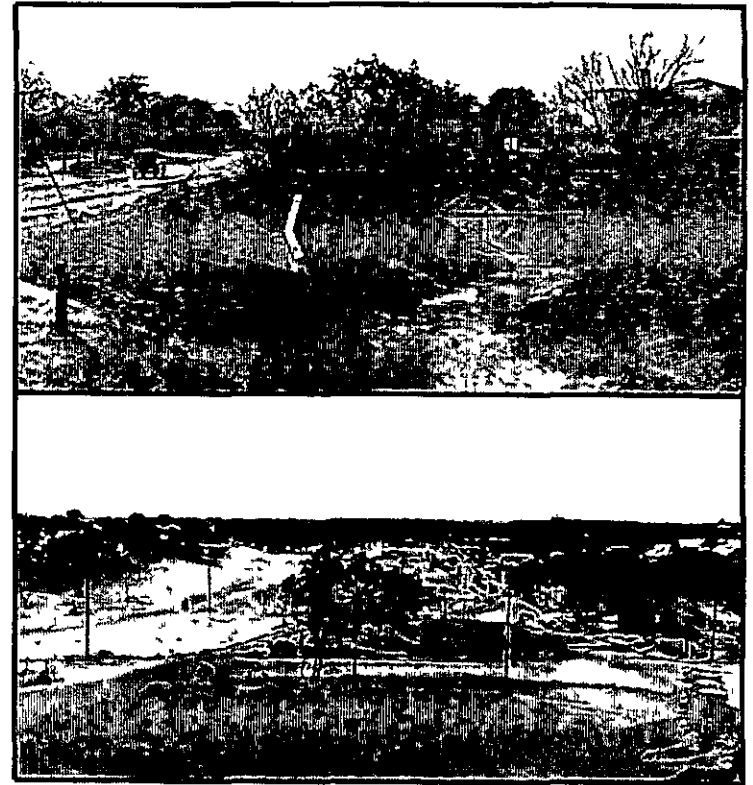
# WallerWaterWorks

Keep Austin in the Flow



# HISTORY

**In 1839, Edwin Waller** designed a city to become the capital of Texas between the banks of Shoal Creek to the west and Waller Creek to the east.



**Shoal Creek**



**Waller Creek**



# HISTORY

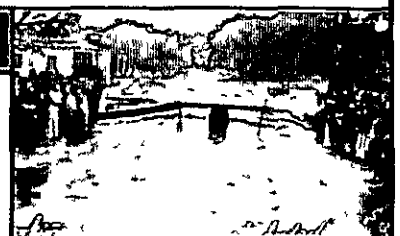
- **1840's**, a grist mill was built on the creek
- **1860**, a foundry was in operation between Neches and Trinity using Waller Creek's flow
- **1869**, the foundry becomes the site of the Negro school created by the Freedman's Bureau
- **1883**, University of Texas established on Waller Creek
- **1915**, Flooding along Waller Creek kills 35 people
- Waller Creek has always been an urban **"problem"** area



1883 UT

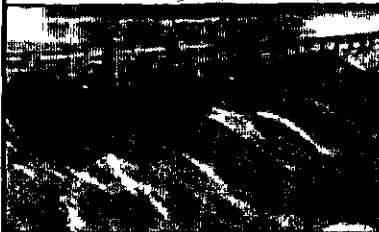
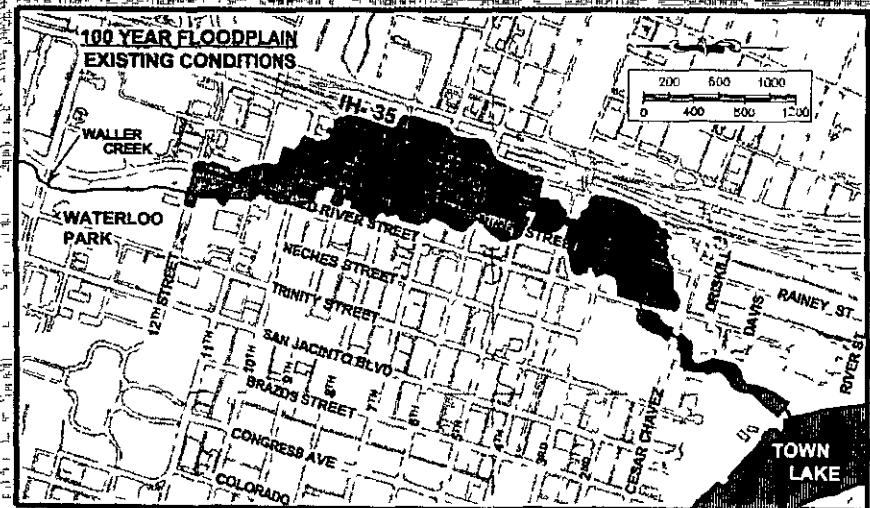


1915 Flood



# FLOODING

- 1915, 13 people died in the Waterloo Flood
- 1981, Memorial Day Flood
- 100 year flood plain is up to 800 feet wide
- Rampant bank erosion
- Previous trail and creek improvements have literally washed away



1981 Flood

Erosion



# POLLUTION

Investigators find an average of  
**72 pollution problems a year in  
Waller Creek**

1. Trash and Debris
2. Sediment
3. Wastewater

Permanent and Pure water in Waller  
will increase overall water quality as the  
water enters Town Lake



Sewage



Pollution

# FLORA & FAUNA

**Water nourishes natural life in Waller Creek**  
Waller Water Works will nurture an enhanced  
quality of life in Austin

## Quality of Life

Waller Water  
Works increases  
wildlife  
**Move forward  
3 spaces**

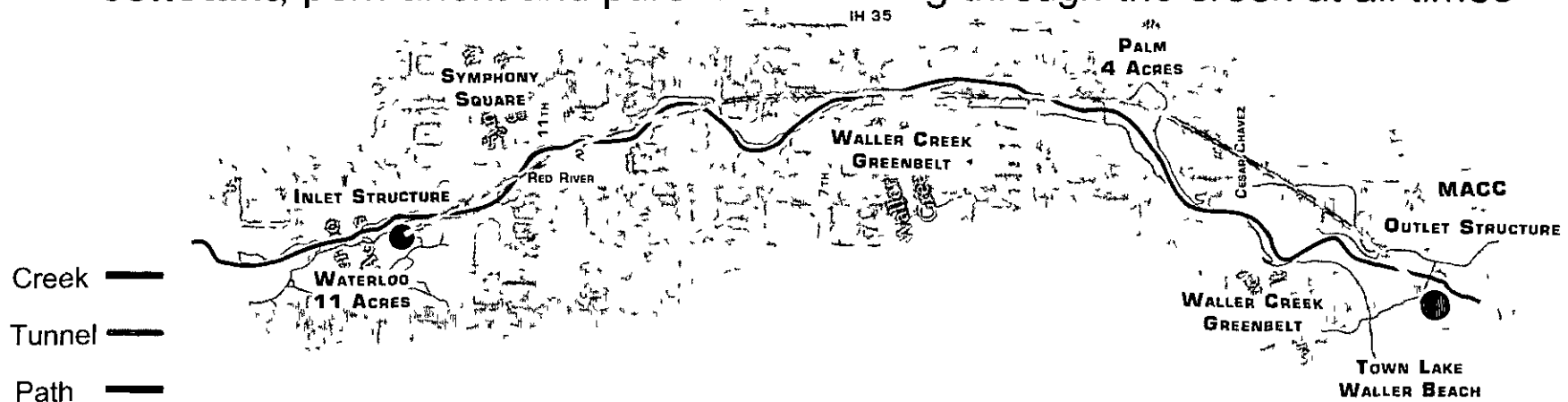


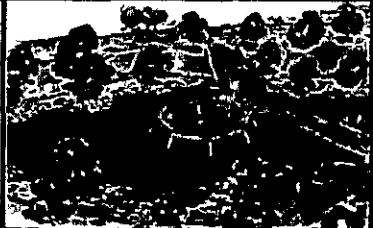


Natural Life

Quality

# TUNNEL STRUCTURE

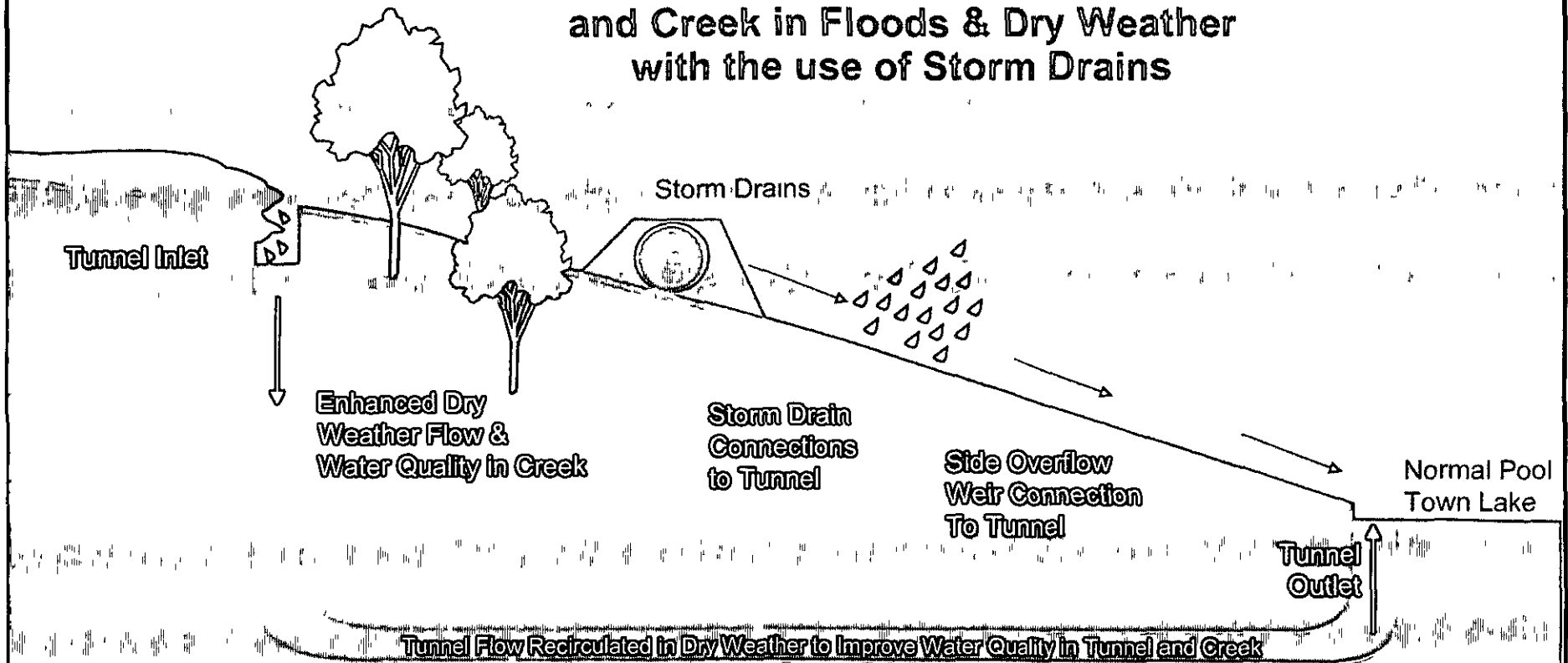
- **Waller Creek** drainage area is 6 square miles
- Tunnel would be **5,400 feet long, 22 feet in diameter, 70 feet below Sabine Street**
- Water will flow through the tunnel at **16 feet per second**
- Water will be pumped, via the tunnel, from Town Lake keeping **3-4 feet of constant**, permanent and pure water flowing through the creek at all times



Inlet		5,880 ft long	Outlet	
				

# TUNNEL STRUCTURE

Trash & Debris Removed from Tunnel  
and Creek in Floods & Dry Weather  
with the use of Storm Drains



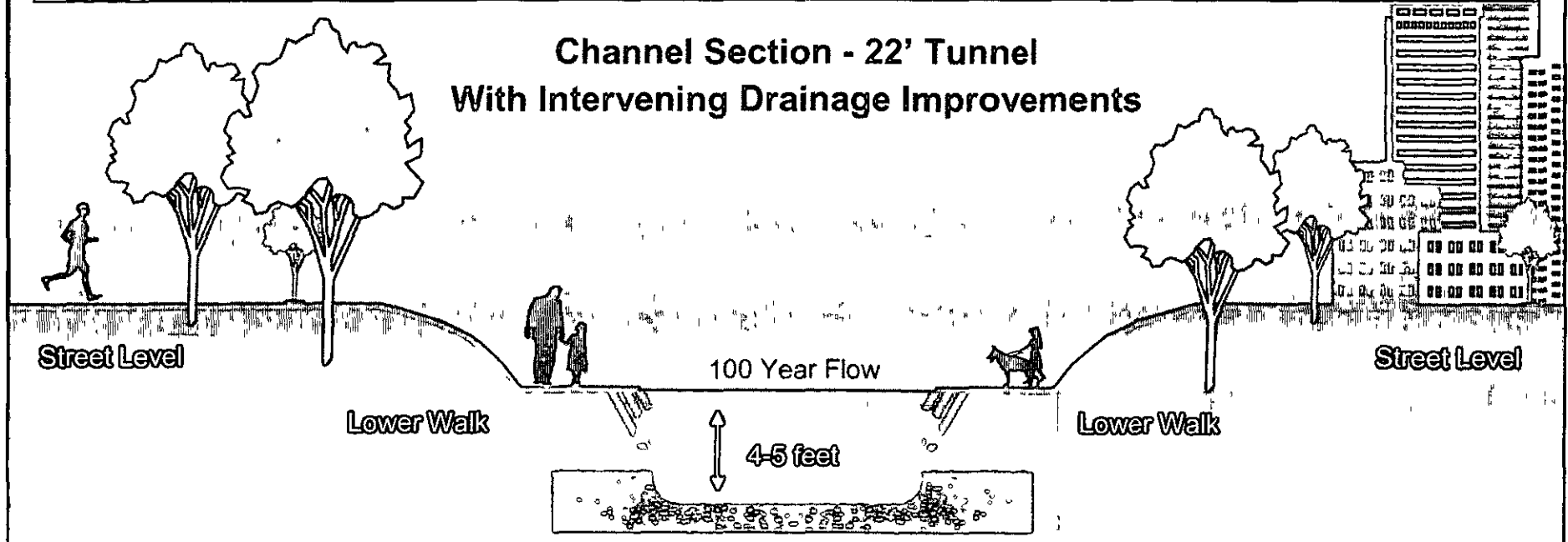
Trash & Debris Removed



Storm Drain Technology

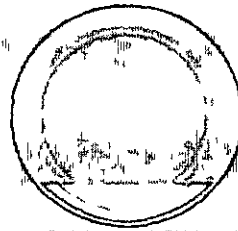
# TUNNEL STRUCTURE


## Channel Section - 22' Tunnel With Intervening Drainage Improvements



Limiting Flood Flow to 4 to 5 feet of  
Rise Reduces Bank Erosion

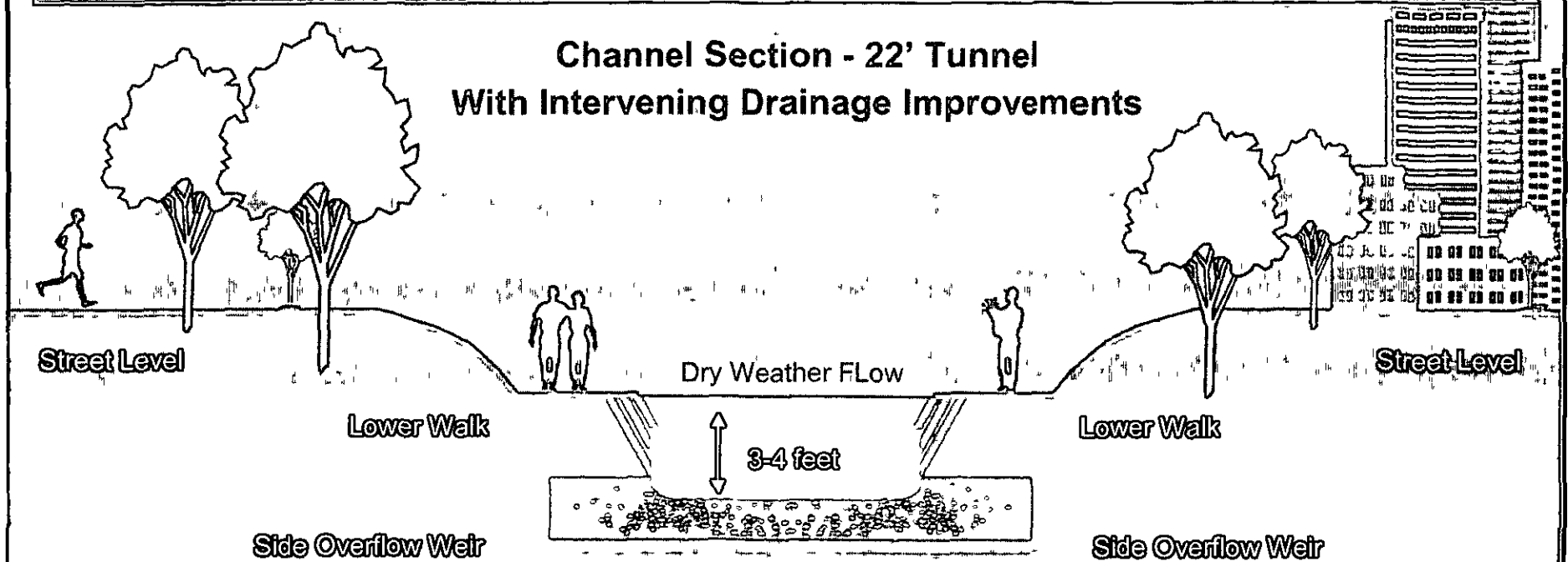
Screening Reduces Trash in Creek




		Reduce Bank Erosion		Reduce Trash

# TUNNEL STRUCTURE

## Channel Section - 22' Tunnel With Intervening Drainage Improvements



In dry weather sediment drops to bottom of tunnel to be removed clarifying the water

22' Tunnel		Side Overflow Weirs		Removes Debris
				

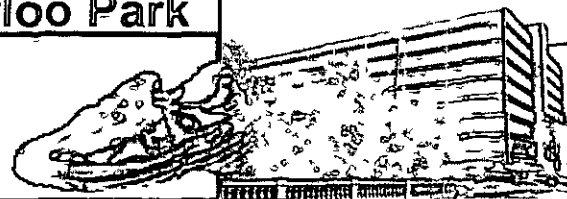
# WATERLOO PARK INLET

- Tunnel starts at Waterloo Park
- creates a "Morning Glory" Inlet with a pump house on 12<sup>th</sup> Street
- water feature across the street from Hospitals and adjacent to the Ronald McDonald House
- add additional feature to Waterloo



Inlet

Waterloo Park



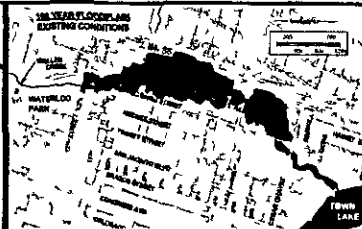
# EMERGING PROJECT MAP

- 100 year flood plain has deterred development
- Permanent and pure water will create incentive to develop along Waller Water Works



100 Year

Flood Plain



Incentive



# ECONOMIC DEVELOPMENT

- **Waller Water Works** will remove **42 commercial and residential structures, 12 roadways, and over 1,000,000 square feet of land** from the 100-year floodplain making more room for development.
- Will link East Austin to Downtown and strengthen current revitalization efforts at 11<sup>th</sup> and 12<sup>th</sup> Street, Robertson Hill and I-35 Makeover
- Allow further growth along the creek

## Further Growth

East Austin  
merges with  
downtown  
Move forward  
2 spaces

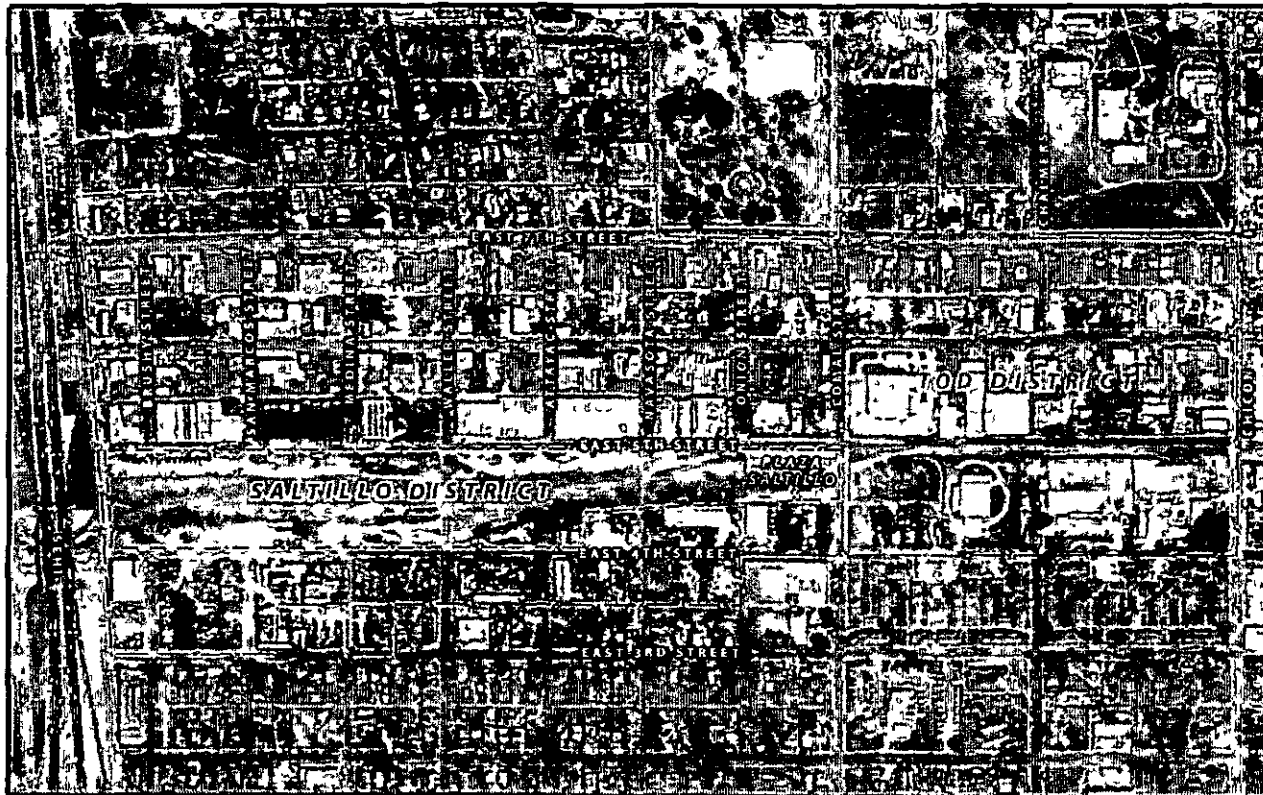


More Room



Allow Growth

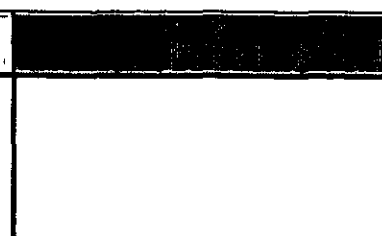
# EXPANSION EAST



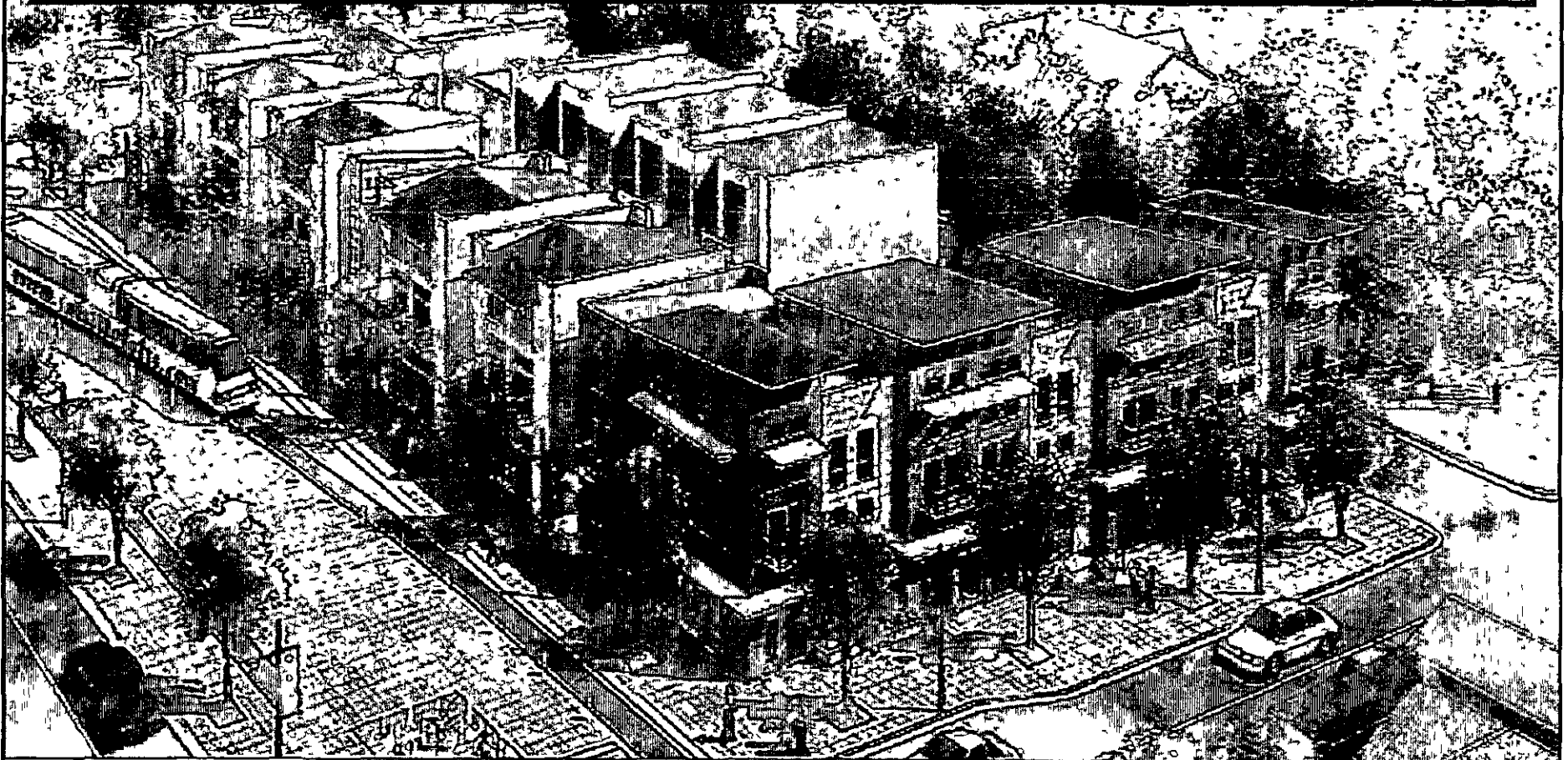
Transit Oriented



Rail



# SALTILLO PROJECT



Live



Work

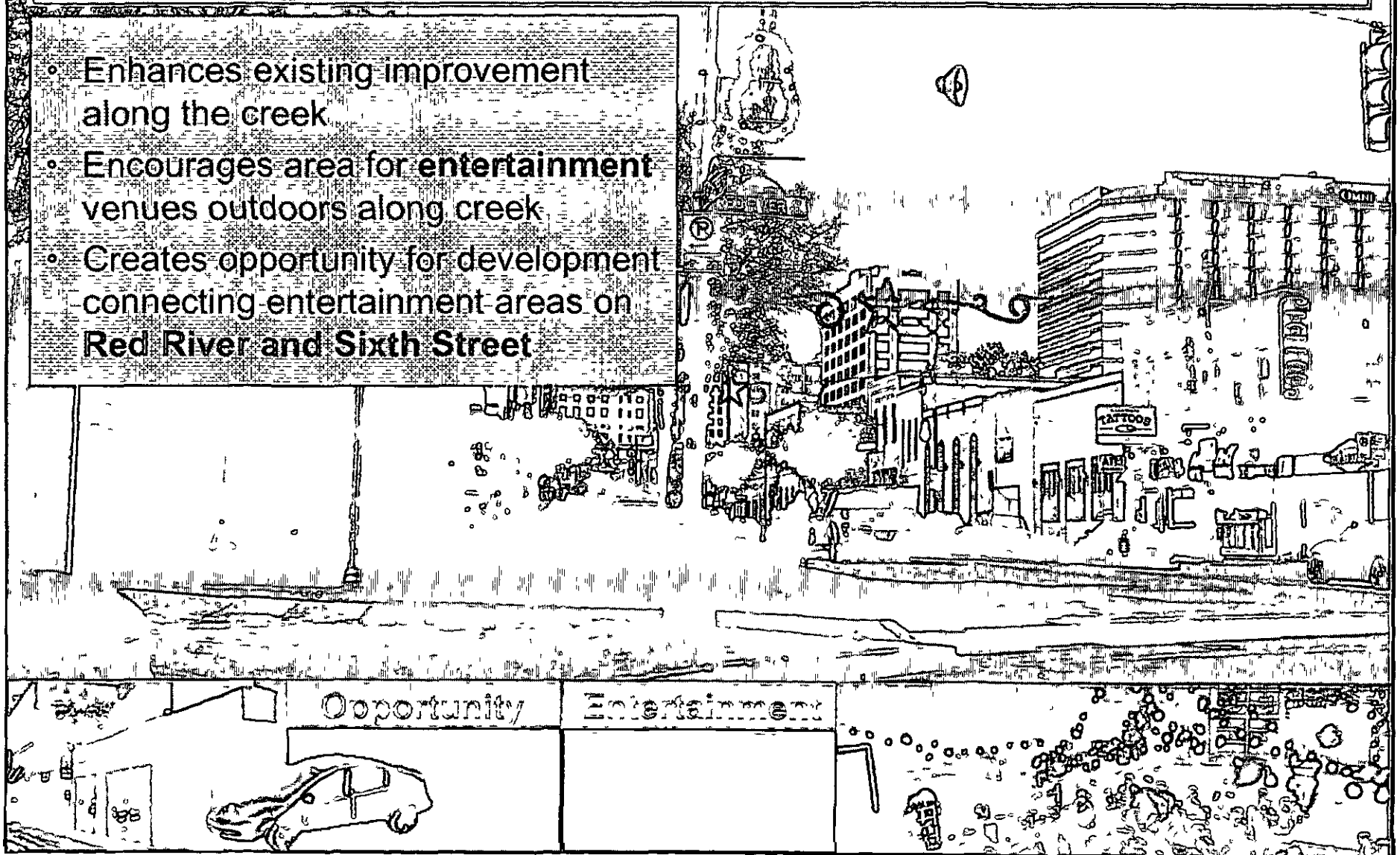


Play



# 6th STREET

- Enhances existing improvement along the creek
- Encourages area for entertainment venues outdoors along creek
- Creates opportunity for development connecting entertainment areas on Red River and Sixth Street



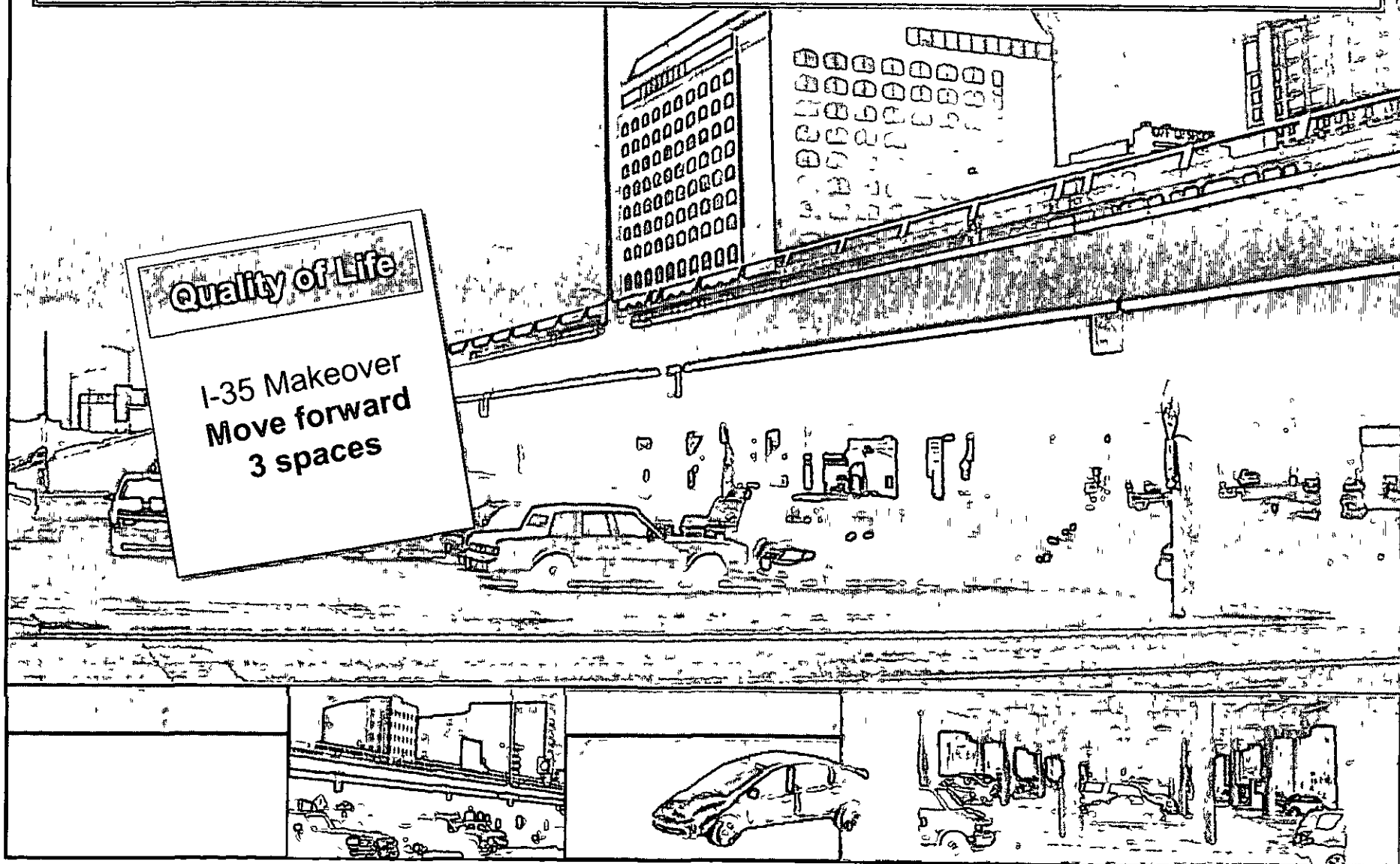
Opportunity

Entertainment

# 6<sup>th</sup> STREET BEAUTIFICATION

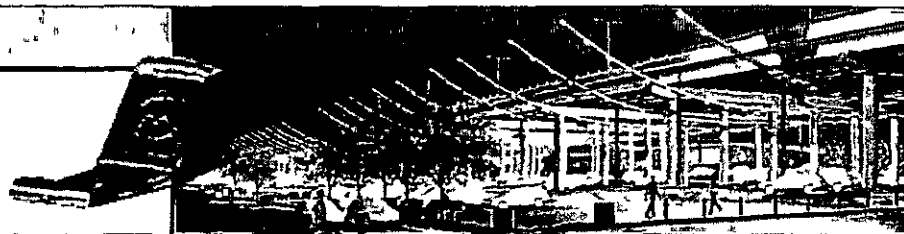
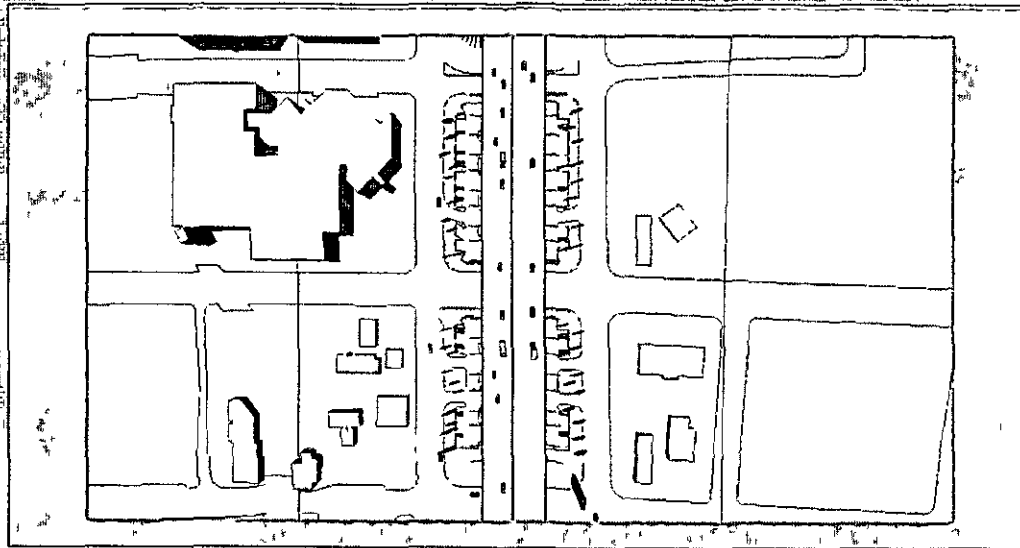
Quality of Life

I-35 Makeover  
Move forward  
3 spaces



# 6<sup>th</sup> STREET BEAUTIFICATION

IH-35 Makeover

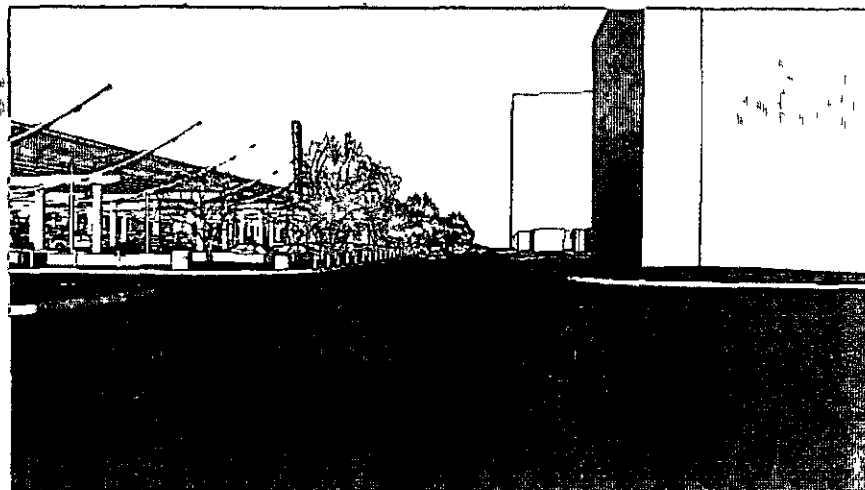


Connectivity



# 6<sup>th</sup> STREET BEAUTIFICATION

IH-35 Makeover

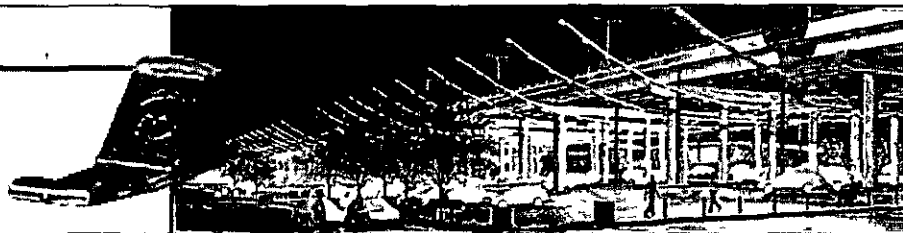
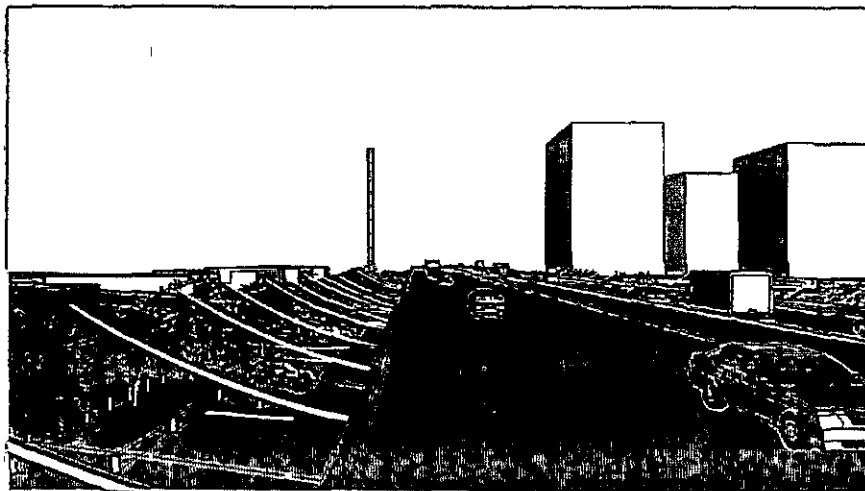


Aesthetic

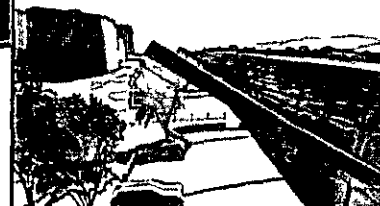


# 6<sup>th</sup> STREET BEAUTIFICATION

IH-35 Makeover



Revitalized

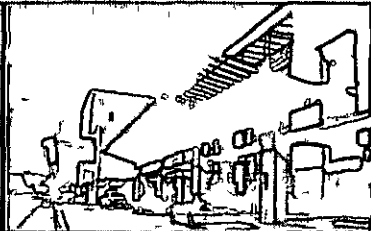


# CONVENTION CENTER

- Flood control could open up Waller Creek as an asset to tourists and convention attendees
- Waller Creek side of Convention Center is visually appealing but lost with the absence of foot traffic
- With a footbridge it could be a connection to the Convention Center from the East Side



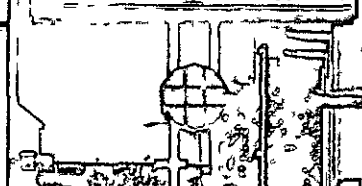
Tourism



Appealing



AUSTIN CONVENTION CENTER

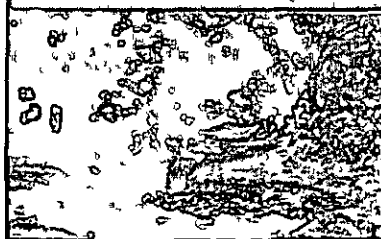


Connections



# PALM PARK

- Palm Park will be removed from floodplain
- Most underutilized park in the City of Austin
- Palm School built in 1892



## City Parks



## Palm School

# PARKS & TRAILS

- 21 acres of existing parks and trails frequently washed out
- Waller Creek Trail an extension of the Town Lake Trail

**Waller Trail**

Waller Creek  
Trail connects to  
Town Lake Trail

**Pass Go**



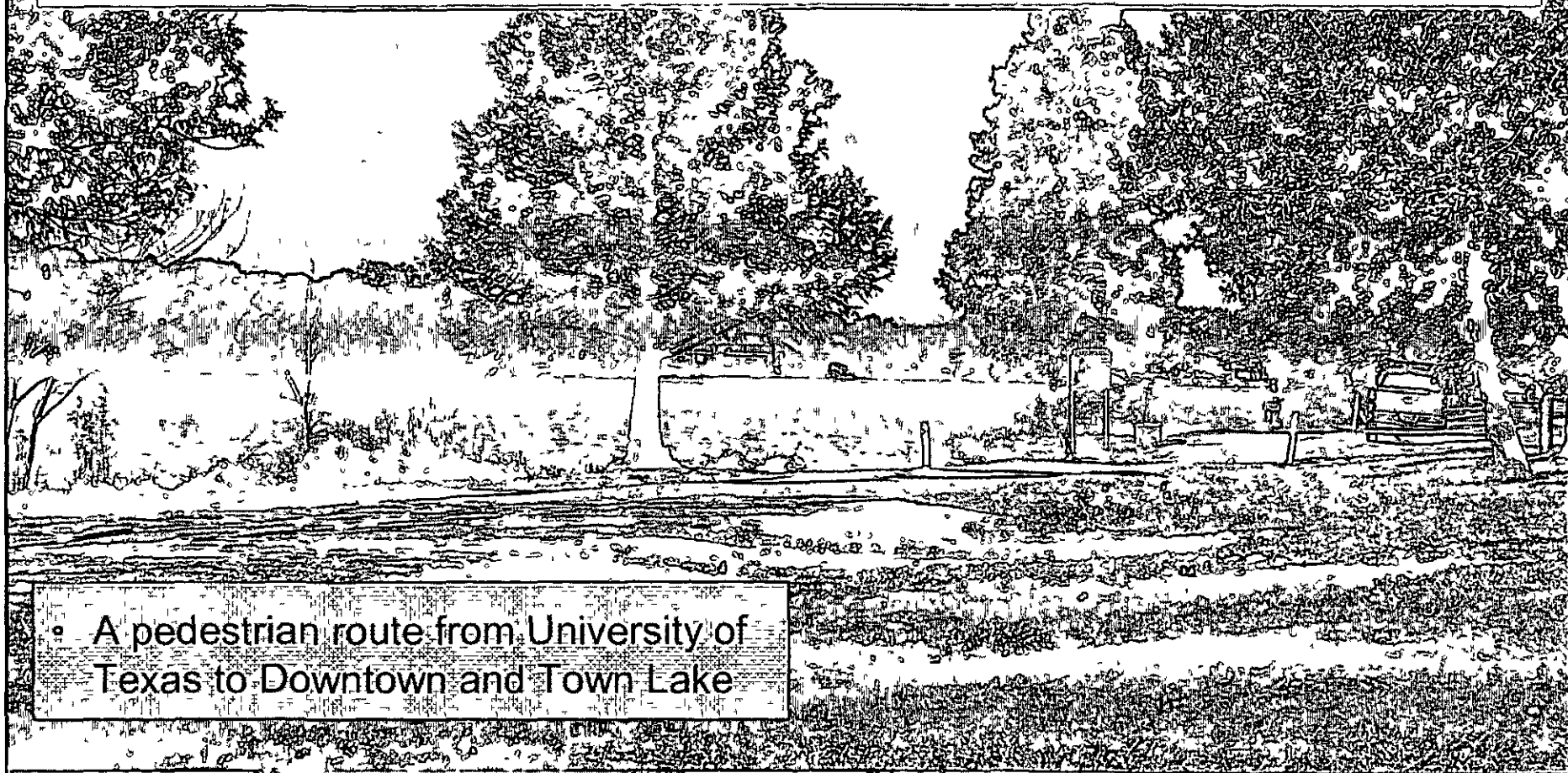
**21 Acres**



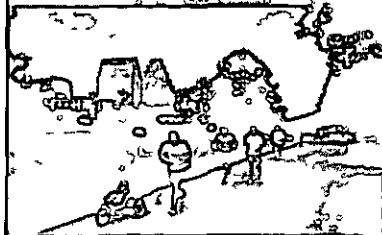
**Pedestrian Route**



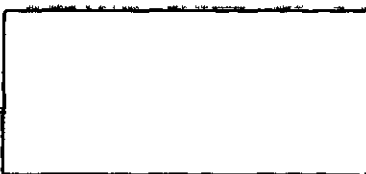
# PARKS & TRAILS



- A pedestrian route from University of Texas to Downtown and Town Lake



Recreation



Scenic



# CULTURE & ARTS

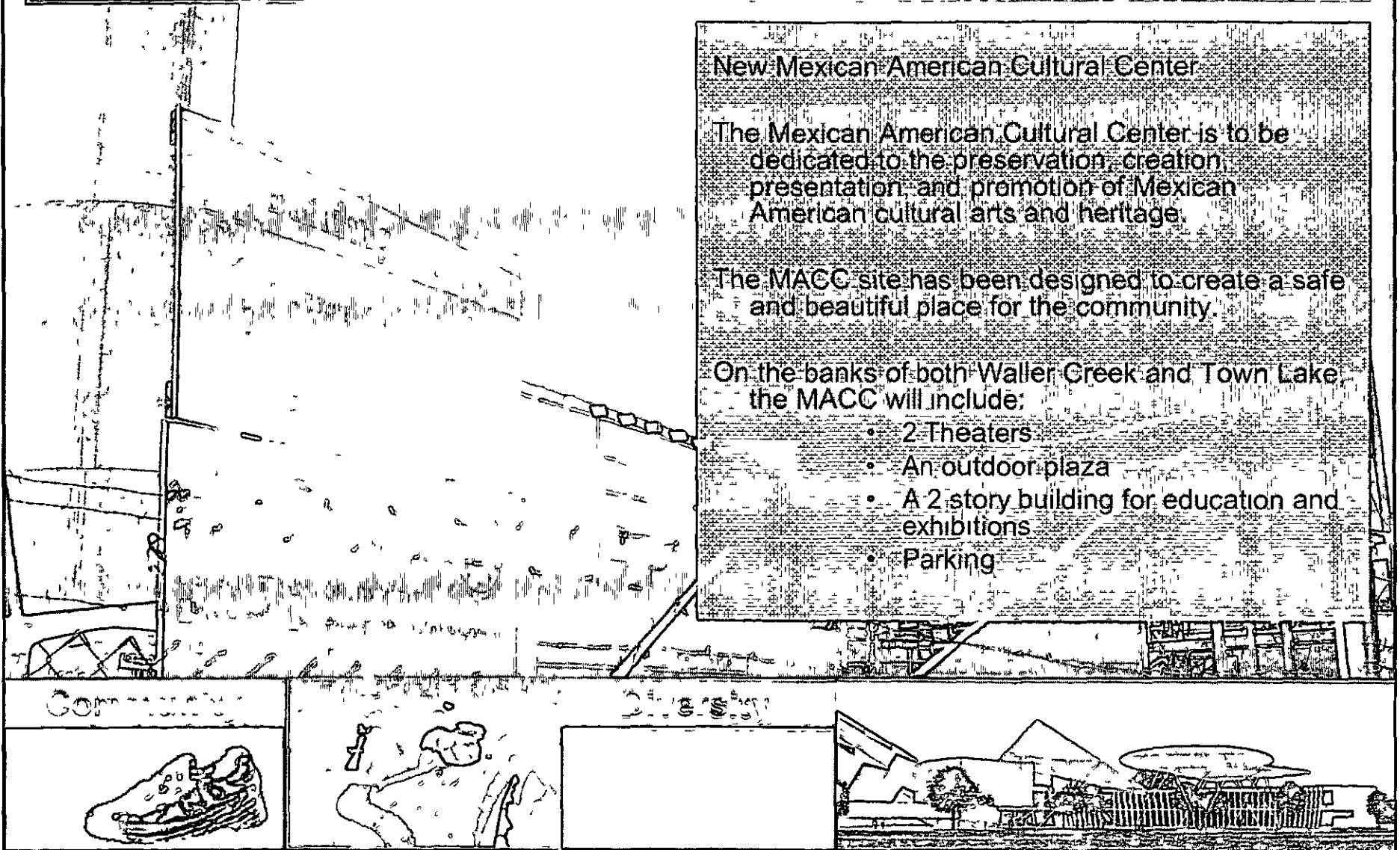
## New Mexican American Cultural Center

The Mexican American Cultural Center is to be dedicated to the preservation, creation, presentation, and promotion of Mexican American cultural arts and heritage.

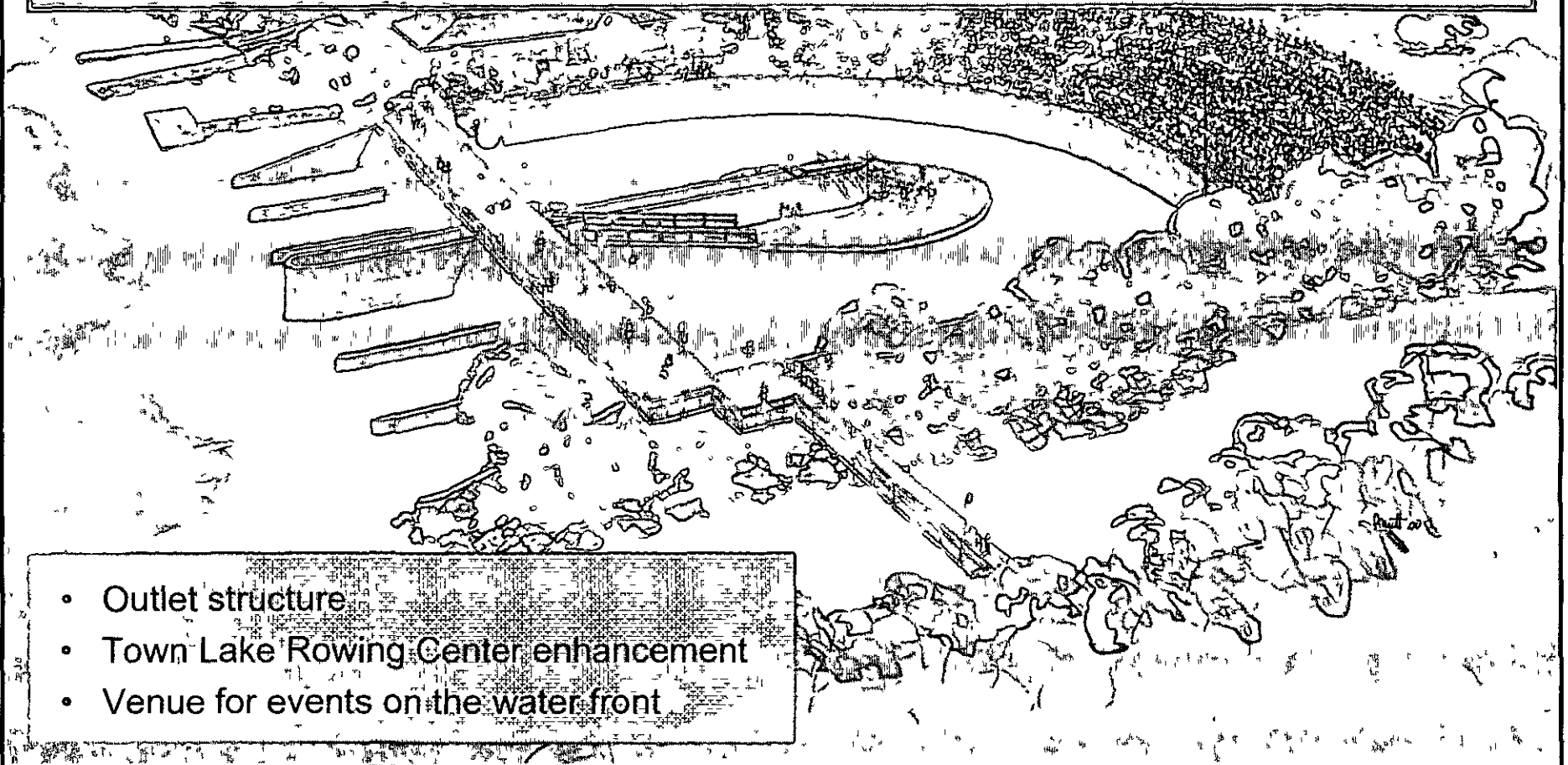
The MACC site has been designed to create a safe and beautiful place for the community.

On the banks of both Waller Creek and Town Lake, the MACC will include:

- 2 Theaters
- An outdoor plaza
- A 2 story building for education and exhibitions
- Parking



# TOWN LAKE AMPITHEATRE



- Outlet structure
- Town Lake Rowing Center enhancement
- Venue for events on the water front

Outlet

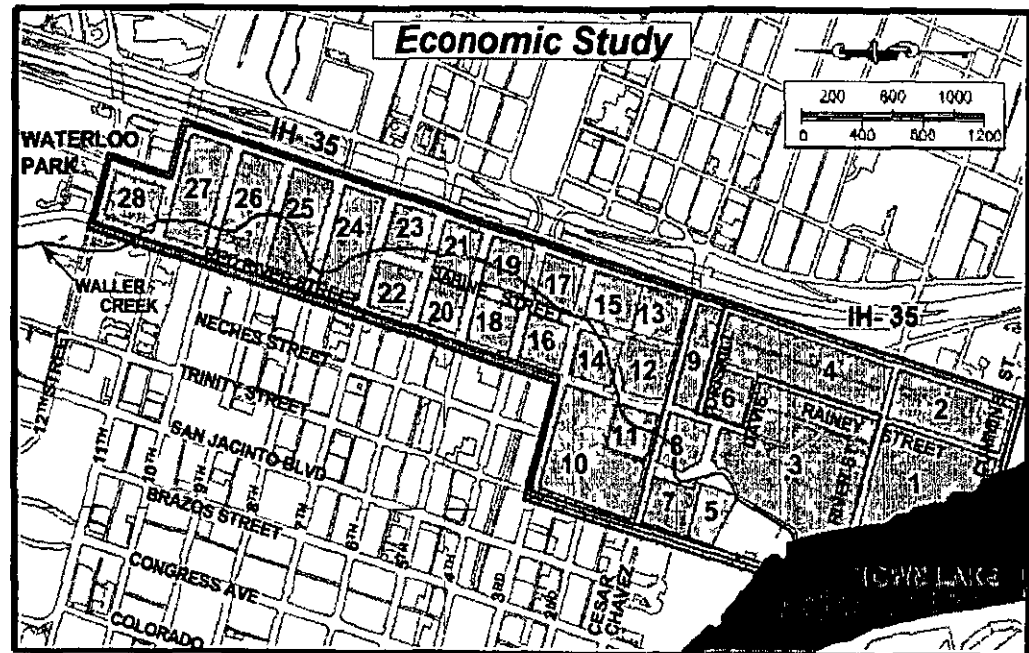


Rowing Center



# TIF AREA

- TIF would stay in place for **20 years**
- **City would contribute 100%** of its tax increment with the **County contributing 50%** of its tax increment
- Design and construction of the tunnel and maintenance costs starting in 2013 would all be financed through the City of Austin



**GO**

**County**

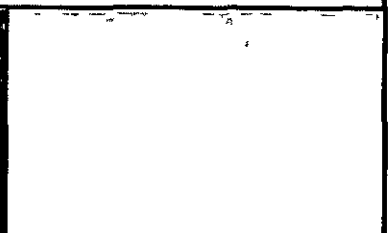


**Support**



# CITY PROPOSAL

- City would form TIF before December 31, 2007 to capture as much incremental assessed value as possible
- The TIF would stay in place for 20 years
- City would contribute 100% of its tax increment, with County contributing 50% of its tax increment
- The City would issue debt under its own authority to finance the design and construction of the entire tunnel and would also pay for the maintenance of the tunnel
- The City takes all the risk that development will not be sufficient to pay for the tunnel – the County has no risk, only contributes 50% of its tax increment in the TIF area and keeps the other 50%

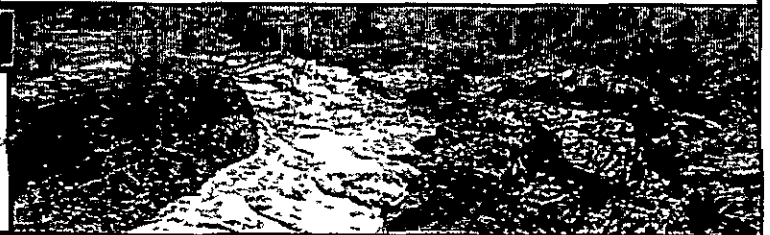


# TIMELINE FOR PROJECT

- March 8, 2007 The Austin City Council will hold a public hearing at 6 00 p m and consider a resolution requesting support from Travis County in funding the tunnel
- March 27, 2007 The Austin City Council asks the Travis County Commissioners to pass a resolution to participate in the TIF to fund the tunnel
- April 2007 After the County Commissioners pass a resolution of support for the TIF, the City takes the formal steps required under State law to create the TIF
- May 2007 The City concludes the steps required to form the TIF including a public hearing, passing an ordinance to form the TIF, appointing the TIF board



AN OASIS



# SPECIAL THANKS

John Stephens, Chief Financial Officer

Leslie Browder, Deputy Chief Financial Officer

## **Watershed Protection & Development Review**

Victoria Hsu, Director,

Nancy McClintock, Assistant Director

Lynne Lightsey, Public Information & Marketing Program Manager

George Oswald, Division Manager

Joe Pantaloni, Deputy Director

Gary Kosut, Supervising Engineer

Myrna Rios, Program Specialist

## **Neighborhood Planning & Zoning Department**

Greg Guernsey, Director

George Adams, Manager Community Info & Planning

## **Economic Growth & Redevelopment Services**

Rodney Gonzales, Assistant Director

Michael Knox, Principal Planner

## **Parks & Recreation Department**

Warren Struss, Director

Stuart Strong, Assistant Director

Dolph Scott, GIS Coordinator

Gene Acuna, Director of Communications



# WallerWaterWorks

Keep Austin in the Flow

