

## STAFF REPORT

To: Planning and Economic Development Comm      Date: April 21, 2015  
Via: Cathy Ball, Executive Director  
From: Stephanie Monson Dahl  
Subject: Riverfront Office Update

Summary Statement: The Riverfront Office is providing the attached status update for riverfront projects.

Review: Progress is being made on various riverfront projects. Please find status updates on these projects on the attached spreadsheet. Staff will be available to answer questions as needed.

Recommendation: Update provided for information only. No action is necessary.

Attachment:  
(1) River Arts Projects Update

RIVER ARTS DISTRICT 5 YEAR PLAN			
City of Asheville Projects		DATED FEBRUARY 2015	All projects on this list are funded and a part of the City of Asheville's 5 year Capital Improvement Plan or General Fund Budget.
PROJECT NAME	PROJECT DESCRIPTION	PROJECT COMPONENTS	STATUS/PROGRESS MILESTONES
Construction Activities			
RADTIP	The River Arts District Transportation Improvement Project (RADTIP) is the first piece of an urban, multimodal riverfront parkway in Asheville. This project serves as the spine for all of the City's RAD innovation district improvements; it improves the way people move through and around the district and provides an environment for private development in the RAD to	The addition of the following components along a 2.2 existing roadway corridor: stormwater management system; bicycle facilities; pedestrian facilities; on street parking; streetscape; new Riverside Drive alignment that eliminates congestion at Lyman Street; additional clearance under railroad trestle bridge; and public art and historic interpretation of the region to create a better sense of place.	draft of 25% final engineering drawings delivered to City; currently under staff review. Protected Bicycle lanes being designed for southern half of project. Land Acquisition planning (pre appraisal) starts in June. Critical need by June: funding partnership for Craven Street Bridge Improvement (upgrade and addition of bike ped) to connect Craven Streets Project to RADTIP. County, City and NCDOT/FBRMPO able to supply partial resources for project.
Clean +Accesible River	The Clean and Accessible River Strategy aims to maintain and improve water quality in the French Broad River and help get people next to, into, and around the river itself.	The addition of the following components along the French Broad River between Carrier Park and Pearson Bridge: 3 acres of new riverfront park in RAD; new boat ramps and parking at Amboy Road and at Craven Street; improvement to existing Jean Webb Park river access facilities; improvement to Pearson Bridge river access facilities; constructed wetlands in two riverfront areas of the RAD; stream restoration of Penland Creek through the New Belgium Brewing site, stormwater bmps on Craven Street.	Stream restoration at Craven curenly underway. RiverLink application in for step access at COA Amboy River Park. Next meeting with RiverLink and grantors April 27 on site (1 pm). Stormwater best management practices for Riverside Drive being drafted. Whitewater park/in stream playhole proposal being evaluated, back to Council May 26.
Craven Street Improvements	The Craven Street Improvement Project provides critical infrastructure improvements that insure economic viability for the former Stockyards area and implement the community's vision for a safer, greener riverfront.	The addition of the following along or near Craven Street: .5 mile of new industrial water line, .5 mile of street rerouting and reconstruction to include bicycle lanes, on street parking and a sidewalk; transit stop; greenway trailhead; public parking (surface) lot for 85 vehicles.	The project continues to track on schedule. The utilities have been installed. The section of roadway between Hazel Mill and Waynesville is expected to be opened by the end of April. The stream restoration work is continuing with the stream walls being built. The fill material for the LID parking area is in with the stone remaining. The roadways section from Waynesville to Haywood will see activity beginning this spring. The roadway component is expected to be finalized by the end of summer.
Greenway Network	The French Broad River Greenway Network provides a foundation for an urban bicycle and pedestrian system that connects people to jobs, activities, schools, and residences.	The addition of the following sections of greenway: Town Branch Greenway, a 1.2 mile relatively flat paved trail with historic interpretation of key people and places in the Southside neighborhood in the 1960's; Clingman Forest Greenway, a .5 mile boardwalk and paved trail through a hilly ravine featuring environmental interpretation of the regions flora and fauna; French Broad River Greenway west bank section, almost 2 miles of paved trail from an area north of New Belgium Brewing to the existing 3 miles of greenway, parks and outdoor recreation facilities along Amboy Road and beyond; French Broad River Greenway east bank connection- 1 mile of art infused greenway in the heart of the River Arts District between the Captain Bowen Bridge and the Arts and Culture Dispensary at 14 Riverside Drive.	engineered drawings for Town Branch and Clingman Forest complete. French Broad River Greenway west bank (FBR park to W. Avl/RiverLink bridge) will hit 25% construction mark third week of May.
Arts and Culture Dispensary	The Arts and Culture Dispensary renovates a historic building into a place where visitors to the district can find out what's happening, how to get around, and get a taste of Asheville's arts and culture scene	The renovation of an 1800 square foot building and surrounding site to include: public restrooms; reserved area for future bicycle rental or bike share station; building signage/visitor information display; flex space for gallery and/or performance space; deck area parking lot for 35 vehicles; streetside trolley dropoff ; bicycle racks to support 10 bicycles	Construction begins spring 2015, completed by spring 2016
Transportation Connections	The Transportation Connections Project addresses gaps in transportation needs and builds important facilities that make the River Arts District an attractive place to live, work and play.	The addition of the following components in and around the River Arts District: Creation of 25 on street parking spaces on Depot Street; creation of bicycle lanes and sidewalk on Haywood Road to Craven Street; creation of wayfinding and building of on street connections between off road greenway pieces; building of a roundabout at the 5 points intersection to improve traffic flow, safety, wayfinding; complete streets re-build of Livingston Street (River Arts District to Hospital District).	RFQ for Livingston Street engineering (complete streets) is ready for release week of April 6.. Communication strategy is being developed and will occur as part of the design process, consultant and staff will work together to make sure the community is well informed. The greenway connectors grant application was awarded by the MPO. Roundabout design being refined for better bike ped safety.
Non- Construction Activities			
Redevelopment of City owned Property on Riverside Drive		Releasing an RFQ for perspective developers to create 300,000 to 1,000,00 square feet of new mixed use construction on property located between 6 and 99 Riverside Drive.	future project. Continued privated sector interest. Council goals include affordable housing, parking, support for arts and culture and economic development.
New Form Based Development Code		creation of new development code for greater River Arts District	Top ranked firm chosen; contract to Council April 14. May kickoff.
Equitable Development Strategies		creation of strategies that follow up on Neighborhood Scenario Planning and Alternatives to Gentrification in the East of the Riverway neighborhoods.	US EPA technical assistance award will fund 2 community workshops in spring 2015