

THE SHOPS

SHOPS

Alternative 1
No Median



Remove existing median,
increase sidewalk width

EXISTING: SE 9th Ave (looking west)



Sidewalk
Width
(\cong 5 Ft)

Private
setback
(varies)

Alternative 1: No Median. SE 9th Ave (looking west)



**Permanent
On-Street
Parking**

**Sidewalk
Widened**
(both sides
≈ 10 Ft)

**Private
setback**
(varies)

The rendering is intended to visually represent the proposed design.

EXISTING: SE 9th and 10th Terrace (looking east)



Alternative 1: No Median. SE 9th and 10th Terrace (looking east)



**Raised
mid-block
Crosswalk**

**Curb
Extended**

**≈ 2X
increase in
tree canopy
- Shops**

**39
SHADED
TREES**

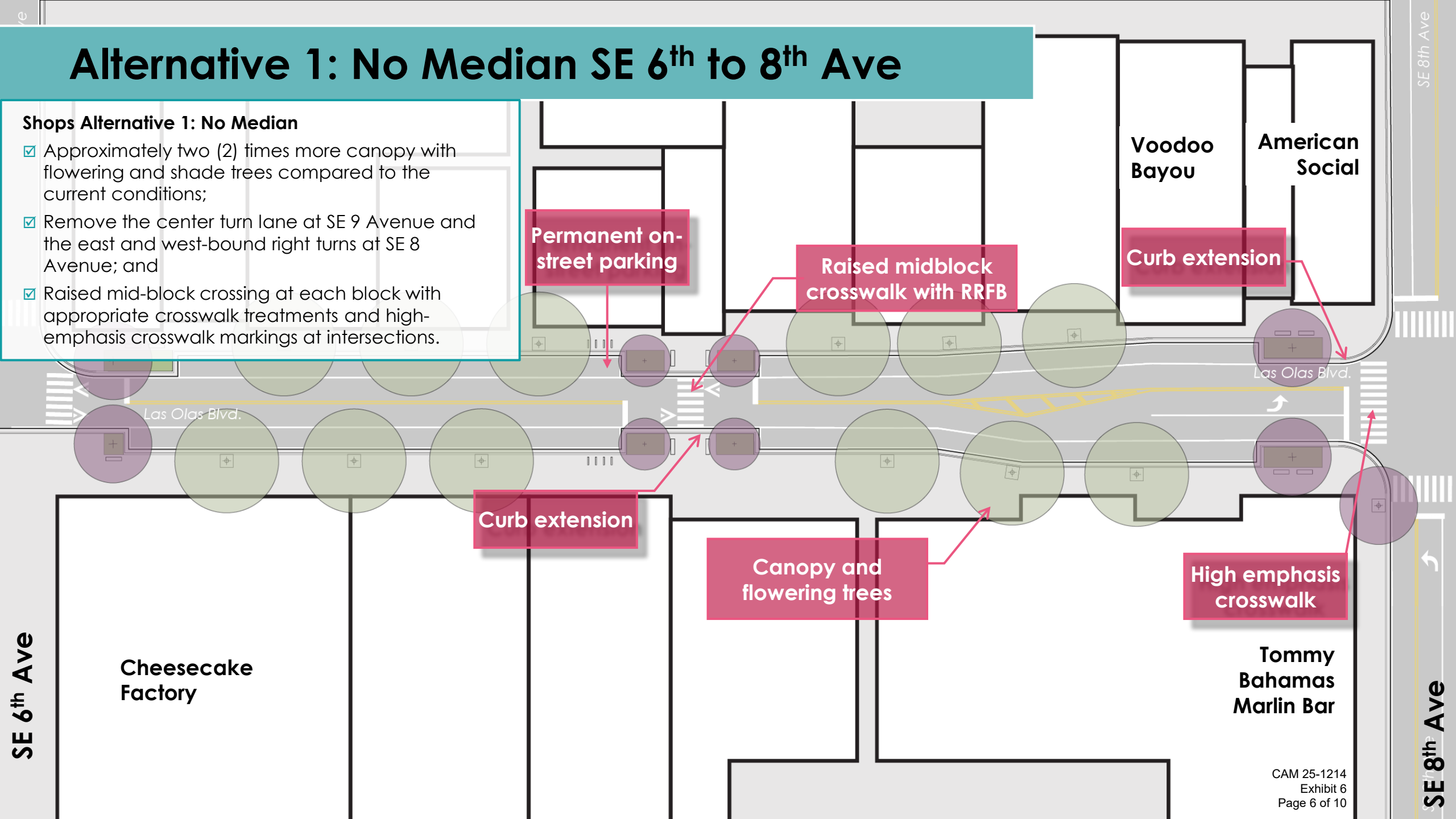
**34
FLOWER
TREES**

The rendering is intended to visually represent the proposed design.

Alternative 1: No Median SE 6th to 8th Ave

Shops Alternative 1: No Median

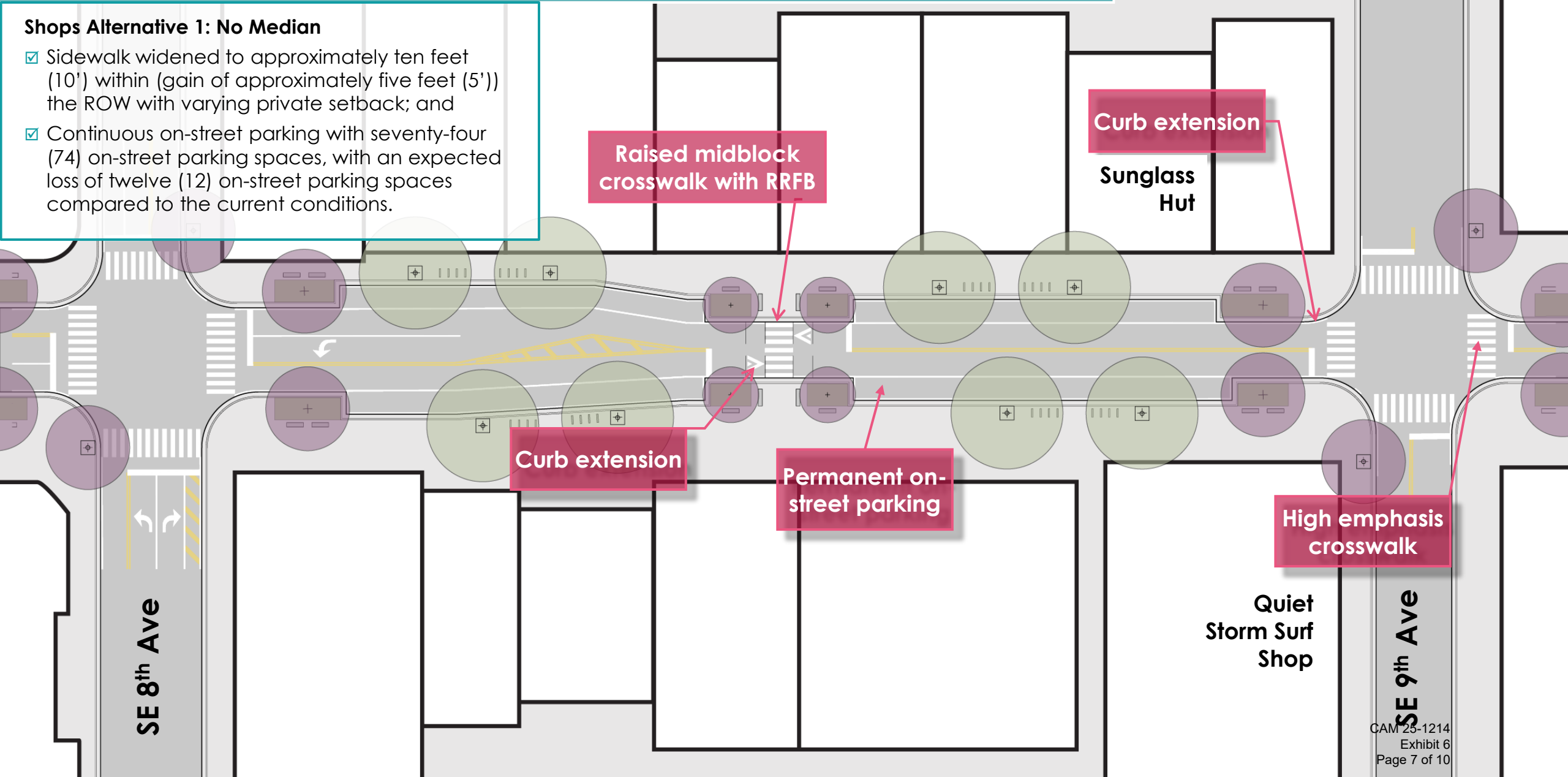
- ✓ Approximately two (2) times more canopy with flowering and shade trees compared to the current conditions;
- ✓ Remove the center turn lane at SE 9 Avenue and the east and west-bound right turns at SE 8 Avenue; and
- ✓ Raised mid-block crossing at each block with appropriate crosswalk treatments and high-emphasis crosswalk markings at intersections.



Alternative 1: No Median SE 8th to 9th Ave

Shops Alternative 1: No Median

- ☑ Sidewalk widened to approximately ten feet (10') within (gain of approximately five feet (5')) the ROW with varying private setback; and
- ☑ Continuous on-street parking with seventy-four (74) on-street parking spaces, with an expected loss of twelve (12) on-street parking spaces compared to the current conditions.



Livability Improvements

SIDEWALK

Entire corridor



SEATING (precast concrete)

Entire corridor



LIGHTING

Shops,
(Pedestrian Lighting)



Pole height 15'

Entire corridor
(Vehicle Lighting)



COST: \$

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DURABILITY: ++++

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+++

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MAINTENANCE: Minimal

Minimal

Moderate

Moderate

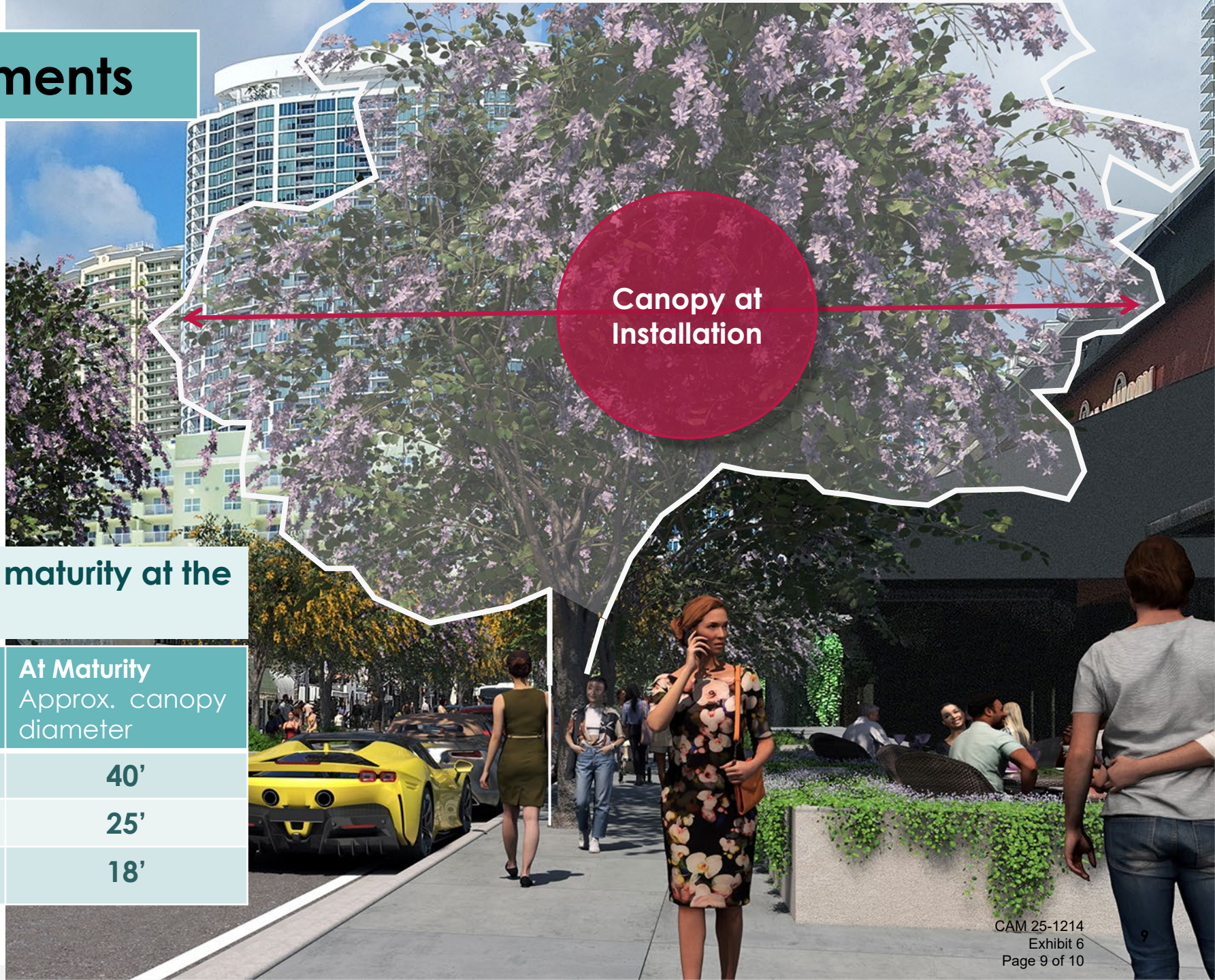
COMMENTS: Custom colors,
permeable

Modular and customizable with
handrails

Modular with different finishes
and mounting heights

Modular, various
finishes, mounting
heights

Livability Improvements



Proposed trees will be at 75% maturity at the time of installation.

	At Installation Approx. canopy diameter	At Maturity Approx. canopy diameter
Large trees	35'	40'
Medium trees	20'	25'
Small trees	15'	18'

Livability Improvements



Proposed trees would have maximum shade potential in 5-8 years after installation

	At Installation Approx. canopy diameter	At Maturity Approx. canopy diameter
Large trees	35'	40'
Medium trees	20'	25'
Small trees	15'	18'