The Atlanta BeltLine
Quarterly Briefing
March 30, 2017

Reynoldstown Senior Affordable Housing
• Framework for a multi-use and transit corridor in the heart of the region

• Links many of Atlanta’s historical landmarks and cultural destinations

• Connects four historic rail corridors
• **The Atlanta BeltLine TAD**

  - Area: 6,500 acres
  - Part of Total Planning area: 15,000 acres
  - 22% of the City of Atlanta population is within the planning area
  - 19% of the City’s land is within the planning area
Bringing 45 neighborhoods Together

- **22 MILES** of transit
- **1,100 ACRES** of environmental clean-up
- **46 MILES** of streetscapes and complete streets
- **$10-20B** in economic development
- **33 MILES** of urban trails
- **30,000 permanent jobs**
- **1,300 ACRES** of new greenspace
- **48,000 construction jobs**
- **700 ACRES** of renovated greenspace
- **28,000 new housing units**
- **5,600 affordable units**
- CORRIDOR-WIDE public art, historic preservation, and arboretum
Organizational Structure

**Project Sponsors**
- Public Redevelopment Authority (TAD oversight)
- Private Non-profit Redevelopment Corporation (Implementation Agent)

**Private Non-profit 501c3 Partner**

- Invest Atlanta
- Fulton County
- Atlantic Public Schools
- Atlanta BeltLine
Public & Private investment to date:

$447 million

(Over $53m in private donations)
Private development is following Public & Private investment:

- Over 130 projects complete or underway within Planning Area*
- More than 7 million SF of new commercial space completed
- Over 8 to 1 return on investment through 2016

* Projects larger than 10 dwelling units or 10,000 square feet
Atlanta Streetcar System Plan

- Atlanta Light Rail Transit Program
- 50+ Miles
- Adopted by City Council December 8, 2015
NEPA 1 - Transit Alignments

- 4 Corridors
  - Atlanta BeltLine East
  - Atlanta BeltLine West
  - Crosstown Midtown
  - Crosstown Downtown

- 16 Miles

- 4 Connections to MARTA Rail
• West: Submitted September 2017 - Response to FTA initial review and comment to be submitted in Spring 2017

• Crosstown Midtown: Submitted January 2017 - Awaiting FTA initial review and comment

• Crosstown Downtown: Plan to submit to FTA by the 2Q 2017

• East: Plan to submit to FTA by the second 2Q 2017
NEPA 1 - Milestone Schedule

- Transit Routing Options/MARTA Connectivity Assessments
- Technical Studies and Evaluation
- Complete Draft Environmental Document
- Public/Agency Review and Public Meetings
- FTA Concurrence

We are here
Westside Trail

- Concrete poured from University Avenue to Allene Avenue
Westside Trail

- Concrete poured between bridge over Martin Luther King, Jr. Dr. and Stafford Street connection
Westside Trail

- Ramp under construction at Ralph David Abernathy Boulevard
- Ramp under construction at Martin Luther King, Jr. Drive
Westside Trail

- Ramp under construction at Lee Street
- Stairs under construction at Lawton Street
Eastside Trail Extension

- Wylie Street from Krog to Kenyon is complete
- Trees planted on Wylie
- Lighting to be installed towards the end of March
- Pours beginning between Kirkwood Avenue and Wylie Street
Eastside Trail Extension

- Krog Street Tunnel: Lighting & Pavers
Eastside Trail Extension

- Streetscapes at Krog St. & DeKalb Avenue
- Prep for plaza on northwest corner to be poured in mid-March
- Installation of pedestrian scramble
Eastside Trail Extension

- Irwin Street: Grading & Paving
- Concrete pouring to begin in Mid March
- Trail to remain closed until all construction is complete
Eastside Trail Extension

- Irwin Street: Road Closure – March 20 – April 17
- Detour routes will be marked for pedestrians and vehicles
- Southern end of Eastside Trail will be removed and replaced to accommodate speed table
Southside Trail Design

- 4 miles, University Ave to Glenwood Ave
- 18-24 month design process
- ABI to return to community spring 2017
- 50% design due summer 2017
Art on the Atlanta BeltLine

• Call for Artists OPEN NOW!!! Proposals accepted through May 1

• What will be your adventure on the Atlanta BeltLine? What will you Discover?

• Info session via Facebook Live on March 31, 3:00 p.m
Excelsior Steam Engine

- Relocating piece of industrial equipment into Historic Fourth Ward Park
- Exhibited as a historic art artifact
- Placed atop local Elberton granite
- Signage in development
REYNOLDSTOWN PAVILION/STAGE

- NEA Our Town grant to design a merging of art and landscape
- Design more than 50%, next report out scheduled for April 24
- Design to transform the hillside into sculptural seating and pavilion
NEW FUNDING STRATEGY
• $18+ million commitment of TAD revenue over next three years:
  – 20% of available TAD increment
  – $11.6M from 2016 bond issue
  – 75% of any mid-year increment

PROGRAMS
• Affordable Housing Trust Fund incentives
• Acquisition and predevelopment

PARTNERSHIPS (in addition to Invest Atlanta and City of Atlanta)
• Atlanta Housing Authority: Englewood partnership
• Arthur M. Blank Foundation: Westside community retention effort
• Atlanta BeltLine Partnership: Homeowner education workshops
### ACTIVE 2017 PROJECTS IN TAD (335+ UNITS)

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<thead>
<tr>
<th>Project</th>
<th>N’hood</th>
<th>Affordable/Workforce Units</th>
<th>Partners</th>
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<tbody>
<tr>
<td>670 Dekalb</td>
<td>Inman Park/O4W (NE)</td>
<td>36</td>
<td>Invest Atlanta, ABI</td>
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<tr>
<td>Gateway Capitol View</td>
<td>Capitol View (SW)</td>
<td>160</td>
<td>Invest Atlanta, Georgia DCA</td>
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<tr>
<td>Phoenix House</td>
<td>Capitol View (SW)</td>
<td>69</td>
<td>Invest Atlanta, Georgia DCA</td>
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<tr>
<td>Adair Court</td>
<td>Adair Park (SW)</td>
<td>70</td>
<td>Invest Atlanta, Georgia DCA, ABI</td>
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<tr>
<td>1016 Monroe</td>
<td>Midtown (NE)</td>
<td>20%+</td>
<td>Invest Atlanta, ABI</td>
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<td>Lofts at Reynoldstown Crossing (II)</td>
<td>Reynoldstown (SE)</td>
<td>40%+</td>
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<tr>
<td><strong>TOTAL</strong></td>
<td></td>
<td><strong>335+ units</strong></td>
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Thank you!

@AtlantaBeltLine // engage@atlbeltline.org

Westside Trail next to Urban Farm site