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Lowry Redevelopment Authority Releases Mobility Study

The Lowry Redevelopment Authority (LRA) has completed a mobility study for the 1,866-acre community, started in 1994 and now nearly complete. The study assesses the current multimodal network at Lowry along with planned and recommended improvements.

“Lowry was carefully planned as a walkable, bikeable, transit-served community from the beginning,” said Hilarie Portell, public relations director. “But with the city’s rapid growth, and community concerns about traffic congestion, we wanted to make sure we addressed any gaps and positioned the area for long-term mobility enhancements.”

The study is broken into six parts, with recommendations for short and long-term enhancements. The LRA has committed to numerous short-term actions that can be implemented in coordination with the Boulevard One project build-out by 2020. The document is being shared with community groups, design review committees, RTD and the City of Denver as a resource and to inform future mobility initiatives. An appendix contains information about a wide range of mobility apps and services.

Walk Lowry

- There are 60 miles of paved sidewalks at Lowry, with planted buffer zones between sidewalks and vehicles.
- There are 12 miles of multi-use paths. These are off-road, paved, and accommodate both pedestrians and bicyclists.
- All residents are within a 10-minute walk to one of 20 community parks.
- Key recommendation: two future development areas should implement the same connectivity and quality of pedestrian environments

Bike Lowry

- 9 miles of bike travel on roads with painted bike lanes, bike-friendly roads and multi-use paths.
- 5 Denver bike routes, with two more planned
- Bike racks for up to 300 bicycles
- Most destinations are within a 10-minute bike ride.
- Three possible locations for future B-cycle stations or bike corrals
- LRA will add signage on multi-use paths and bike racks at the Town Center and community parks

Ride Lowry

- Lowry is served by 7 RTD bus routes
- There are more than 80 bus stops in and around Lowry, with more than 1,000 daily passengers

- The transit system is in place to accommodate future growth and demand.
- Three light rail stations located within 5 miles of Lowry will open this spring, providing service to downtown, DIA and southeast business parks
- LRA will encourage RTD to increase transit service and amenities as ridership demands grow

Drive Lowry

- Lowry streets extend into the city's grid network, helping to disperse traffic throughout the day
- Most neighborhood streets are posted at 25 MPH, with collectors and arterials posted at 30 to 40 MPH
- The LRA will undertake warrant studies at three intersections on Quebec Street to evaluate the need for new or enhanced traffic signals.
- The LRA will continue to support the city's planned improvements to Quebec Street north of Lowry

Boulevard One

- This is the last mixed-use, multimodal neighborhood built by the LRA
- Multi-use trail connecting to the mixed-use center and parks at Lowry and Crestmoor
- Bicycle paths, 10 bike parking locations and a repair station
- Two sites for electric car charging stations
- Bulbouts at key pedestrian crosswalks, to shorten the walking distance and increase safety

Build Lowry

- The mobility study will be shared with the community design review committee to assist them in evaluating mobility plans by multifamily, mixed-use and commercial developers.
- The study will also be shared with Denver's Department of Public Works for consideration as part of the update to Denver Moves , the city's pedestrian and bicycle plan.

All the planning has paid off, as Lowry is one of the city's most desirable neighborhoods. "This is consistent with research findings that walkable, ridable neighborhoods are in demand by urban homebuyers, support property values and drive local business," said Portell.

The Lowry Mobility Study is posted at [www. http://lowryredevelopment.org/boulevard-one/](http://lowryredevelopment.org/boulevard-one/). It was created with Denver-based [Design Workshop](#).

The [Lowry Redevelopment Authority](#) is a quasi-governmental entity created by the cities of Denver and Aurora to redevelop the former Lowry Air Force Base in East Denver. [Boulevard One](#) is a 70-acre site at Quebec Street and Lowry Boulevard, 3.5 miles east of the Cherry Creek shopping district. Plans call for approximately 120 single family homes, 230 rowhomes, 450 apartments, up to 200,000 square feet of retail stores and offices, and 13 acres of parks and open space.