

bcWorkshop Know Your Neighborhood

As a part of *The 360 Plan*'s public input phase, bcWorkshop utilized their People Organizing Place tool to gather specific data about Downtown neighborhoods through an interactive website and guided facilitation to begin discussions of neighborhood boundaries throughout the study area.

DOWNTOWN DALLAS NEIGHBORHOOD MAPPING

PREPARED BY

buildingcommunityWORKSHOP is a Texas based nonprofit community design center seeking to improve the livability and viability of communities through the practice of thoughtful design and making. We enrich the lives of citizens by bringing design thinking to areas of our city where resources are most scarce. To do so, bcWORKSHOP recognizes that it must first understand the social, economic, and environmental issues facing a community before beginning work.





[bc]'s Elizabeth Jones reviews the new Draw Your Neighborhood mapping tool at the Cedars/Farmers Market Visioning Session, September 3rd, 2015.

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Neighborhood stakeholders take a look at the People Organizing Place mapping tool with [bc]'s Isaac Cohen at South Dallas / Fair Park Workshop, November 10th, 2015.

INTRODUCTION

Since 2012, buildingcommunityWORKSHOP's POP Neighborhood Map Project has positioned residents as community experts to assist in identifying boundaries for all definable neighborhoods within the city, creating a framework for a network of neighborhoods with strong identities which foster community and organize residents to advocate for their neighborhood's future. To date, through research and community outreach, the project has identified 378 neighborhoods, making it the city's most comprehensive neighborhood map and filling a void among existing local resources.

To make the neighborhood information collected more accessible to city residents and facilitate the collection of additional input, [bc] began work on a digital version of the POP Neighborhood Map. The resulting website, PeopleOrganizingPlace.com, adds two new tools for strengthening neighborhood identity and geographic definition:

- 1) Know Your Neighborhood (peopleorganizingplace.com/know), a directory of Dallas neighborhood information; visitors can find out about the history, existing neighborhood organizations, statistics about its residents and buildings, and city council information for all neighborhoods mapped by [bc].
- 2) Draw Your Neighborhood (peopleorganizingplace.com/draw), a digital tool for mapping neighborhoods; users can draw, name and describe their neighborhoods, greatly expanding our ability to crowdsource detailed neighborhood boundaries. Users can also draw super neighborhoods, a new focus of The Dallas Neighborhood Map. Super neighborhoods are contiguous groupings of neighborhoods or communities that function as an organizing element to bridge between neighborhoods and larger municipally designated geographies such as service areas or city council districts.

Simultaneous to the development of digital POP Neighborhood Map Downtown Dallas, Inc. (DDI), was working on relaunching Downtown Dallas 360, their master planning process first initiated in 2011. With the decidedly neighborhood focus of 360, a partnership between the 360 engagement process and [bc]'s new digital neighborhood tools was natural. The work plan between the two organizations established a formal partnership between [bc] and DDI that capitalizes on DDI's interest in creating alternative ways to gather information on, document, and engage with citizens about, the neighborhoods of Downtown. This work added an additional dimension of input to the Downtown Dallas 360 planning process by utilizing [bc]'s toolkit for engagement, planning, and design.

Through active participation in DDI's Downtown Dallas 360 engagement process, including city planning workshops, public events, and targeted presentations, [bc] and DDI used the POP Neighborhood Map digital tool to provide a better understanding of what downtown stakeholders know their neighborhood and super neighborhood boundaries to be. The results are intended to be used to confirm or revise DDI's officially recognized downtown neighborhood boundaries. The "Know Your Neighborhood" component of the site was presented alongside "Draw Your Neighborhood" as a means to promote neighborhood advocacy and involvement.

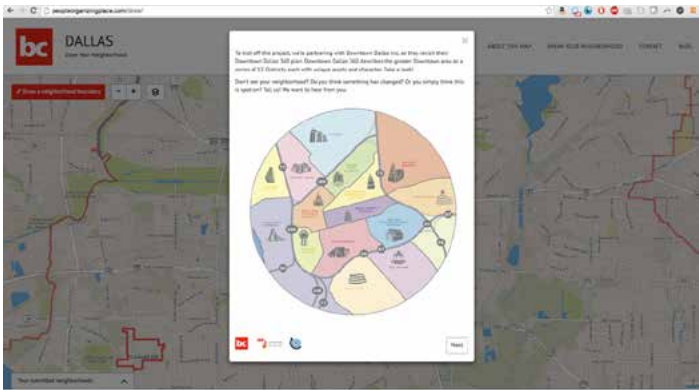
This report summarizes the findings of this engagement process, from August, 2015 to January, 2016. Although the focus of our engagement was the geography encompassed by DDI's 15 downtown districts, we had a number of submissions that fell outside of that area. The complete record of submissions is shown through maps at the beginning of the Neighborhood and Super Neighborhood sections in this report. Subsequent reporting is solely about the area defined by DDI as downtown.



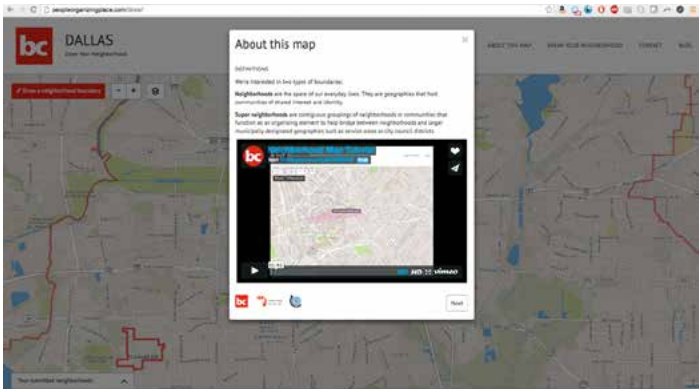
Know/Draw Your Neighborhood fliers at the South Dallas / Fair Park Workshop, November 10th, 2015.

THE ENGAGEMENT TOOL

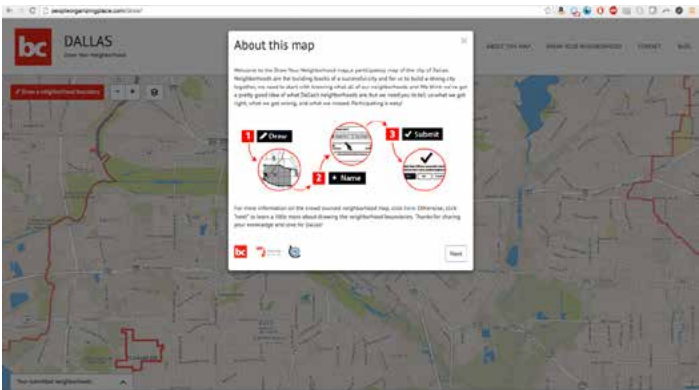
The information presented in this report were collected through a digital tool developed by Axis Maps for buildingcommunityWORKSHOP with support from DDI. The tool has two parts - Draw Your Neighborhood (collection) and Know Your Neighborhood (transmission). During our engagement process for this project we used the Draw Your Neighborhood collection tool to ask people who live, work, and/or play Downtown to draw the boundaries of and name their neighborhood. They were then asked to tell us a little bit more about what they drew, including whether they had identified a neighborhood or super neighborhood, how confident they were in the boundaries they had drawn, and to tell us a little about why they had chosen those particular boundaries. All information included in these responses are provided in this report. This page uses screen captures from peopleorganizingplace.org/know to illustrate the digital mapping process.



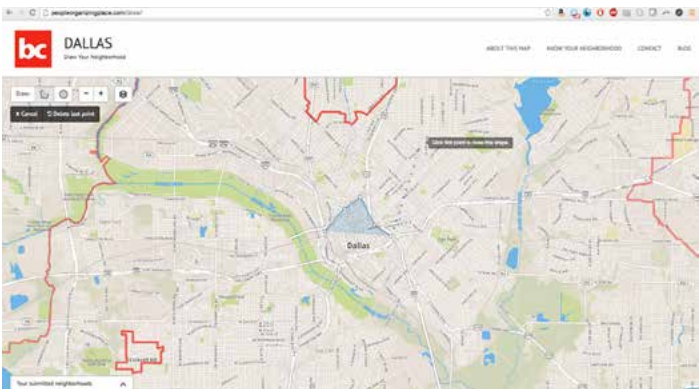
1. An introduction describes [bc]’s partnership with DDI and introduces Downtown Dallas 360.



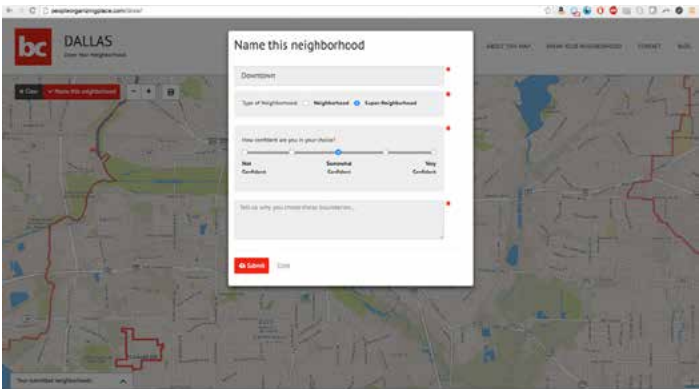
2. A breakdown of “neighborhoods” vs. “super neighborhoods”. A short video walks a participant through the process of mapping their boundary.



3. A diagram of the mapping process succinctly illustrates the three main steps - draw, name, and submit.



4. The participant picks a point to start drawing and clicks to make the first point in a polygonal boundary. Each mouse click is a new vertex.



5. When a boundary is complete, the participant must name their boundary, identify whether it’s a neighborhood or super-neighborhood, apply a confidence level, and explain why they chose those boundaries. In subsequent descriptions of submitted boundaries the confidence scale has been assigned a numerical value, 1 being “Not Confident”, 5 being “Very Confident”.

THE ENGAGEMENT PROCESS



Neighborhood stakeholders take a look at the People Organizing Place mapping tool with [bc]’s Isaac Cohen at South Dallas / Fair Park Workshop, November 10th, 2015.

The website was piloted on August 18th, 2015, at the Dallas Homeowners League Boot Camp where it was shared with 50 people through demonstration on a digital tablet and the distribution of Know Your Neighborhood postcards. After this successful test a press release was sent on September 2nd to 60 local and national organizations and press outlets. The site was picked up by a number of local digital publications and blogs including the Oak Cliff Advocate and the Lake Highlands Advocate. The press release was also sent to the 154 neighborhood leaders listed in Know Your Neighborhood.

With the official launch of the website, [bc] began its public campaign to engage Downtown stakeholders in using Draw Your Neighborhood to draw their neighborhood boundaries. A team of [bc] staff attended four Downtown Dallas 360 visioning sessions, mapping boundaries with 30 individuals at these events, and sharing information about the map with approximately 150 workshop attendees. In addition to the visioning sessions [bc] attended a number of DDI sponsored events including: the Arts District Block Party, where [bc] informed approximately 50 people about the map through



Downtown stakeholders discuss elements of downtown at map focused event held at Serj Coffee, October 28th, 2015.

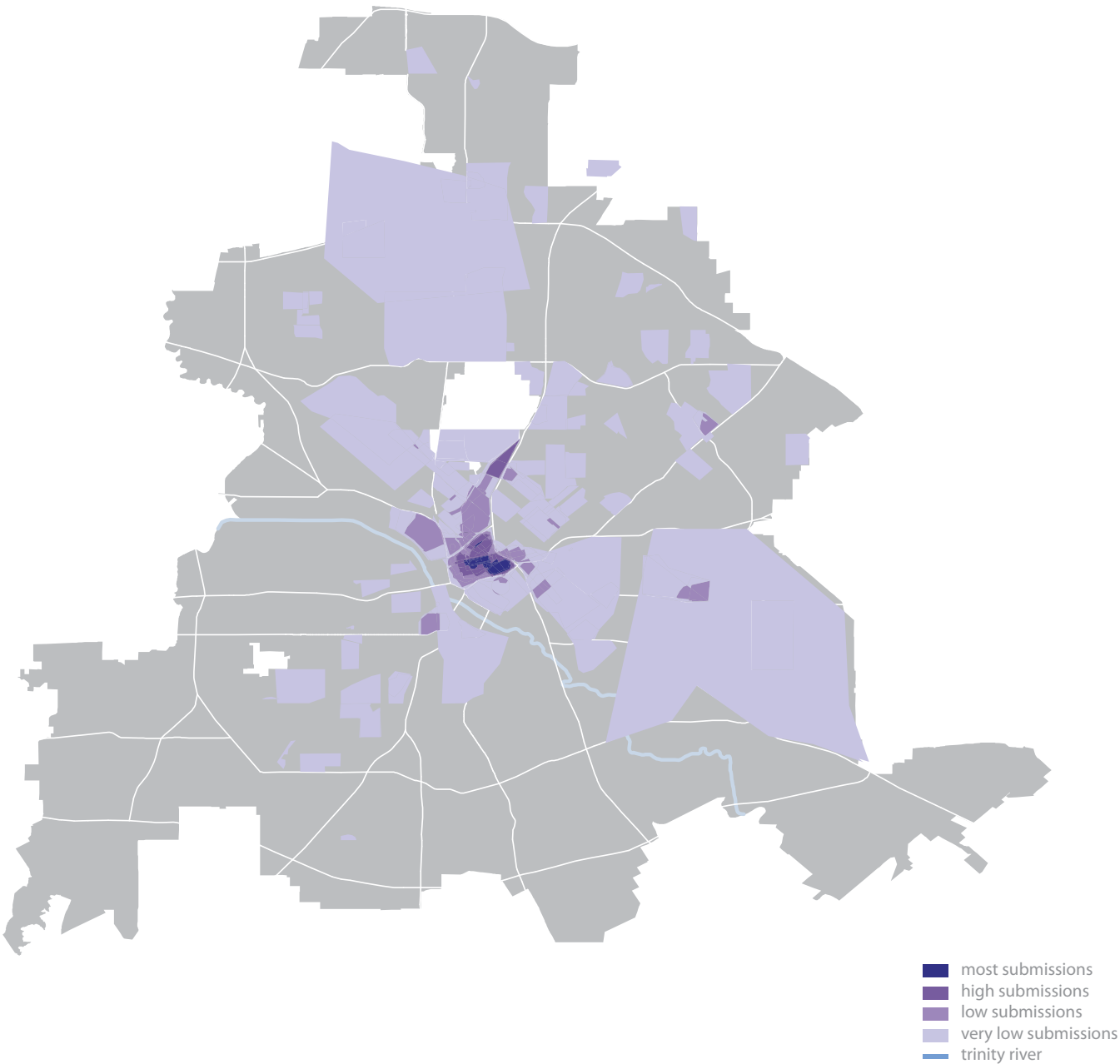
demonstrations and postcards; AURORA in the Arts District where [bc] and a team of volunteers used DDI’s media cart to map neighborhoods with approximately 30 people; and the DDI Membership Forum where [bc] mapped boundaries with 15 individuals. On October 28th, [bc] held a POP Neighborhood Map and Downtown neighborhood focused event at Serj Coffee with the goal of sharing the map and discussing with neighborhood leaders the importance of identifying unique neighborhood characteristics in setting neighborhood priorities.

To supplement the in person outreach, Know/Draw Your Neighborhood was promoted through printed and social media. Throughout the six months of engagement [bc] distributed over 400 postcards to individuals and businesses throughout downtown, in person and through the mail. Project updates and reminders to participate were tweeted and promoted in [bc]’s newsletter on a regular basis. A blog was setup to publish articles and updates on the project, and was cross promoted through [bc]’s website and social media.

NEIGHBORHOODS

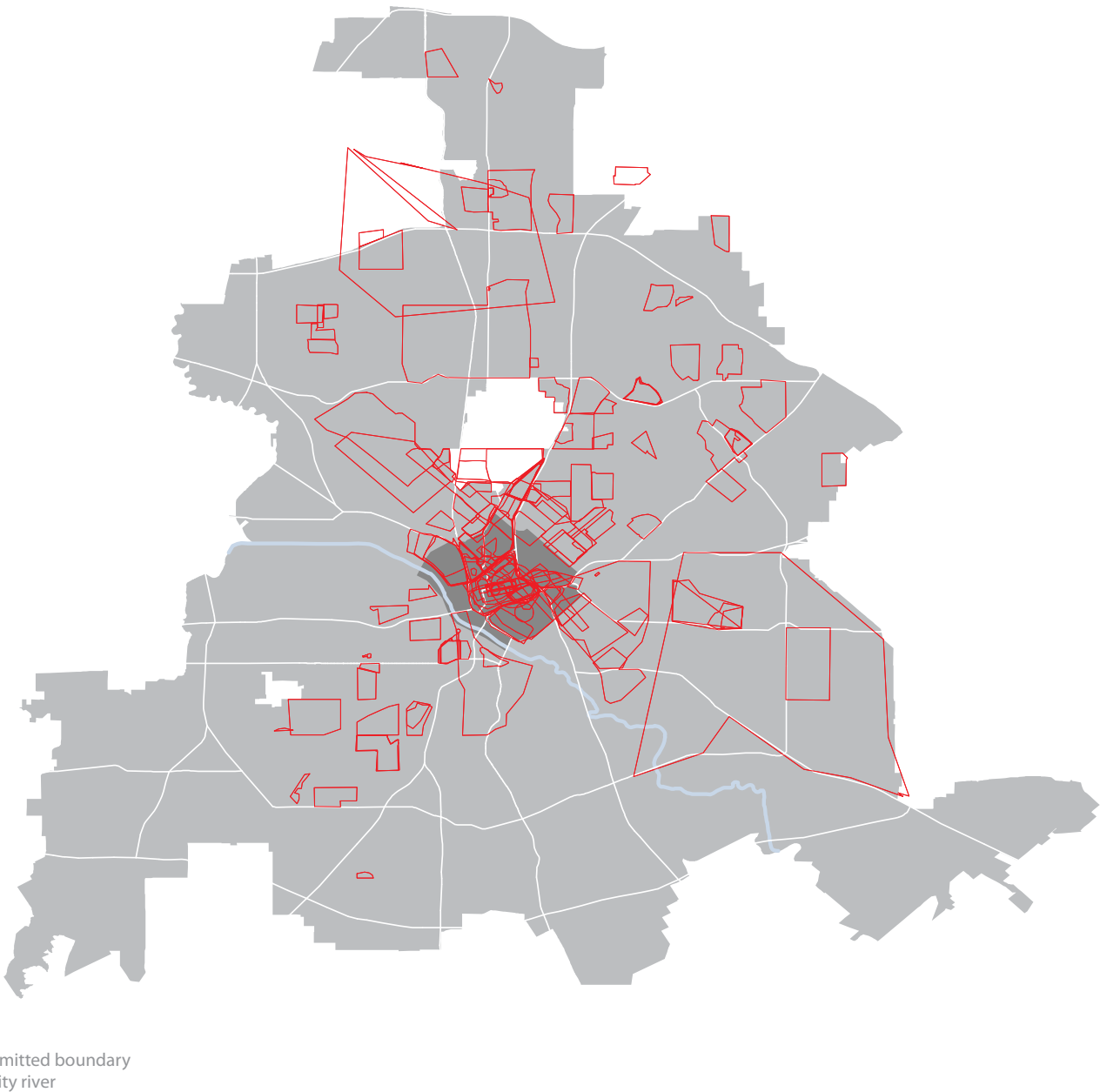
Neighborhood Submissions Overlaid

The map below depicts areas touched by the largest number of submissions. It illustrates activity, not consensus. The Central Business District and Uptown/Oak Lawn were easily the most mapped parts of the city, in particular areas in and around Main Street District and Farmers Market District were included in 11 or more boundary submissions. The overlay seems to show a greater interest in mapping older and denser areas of Dallas.



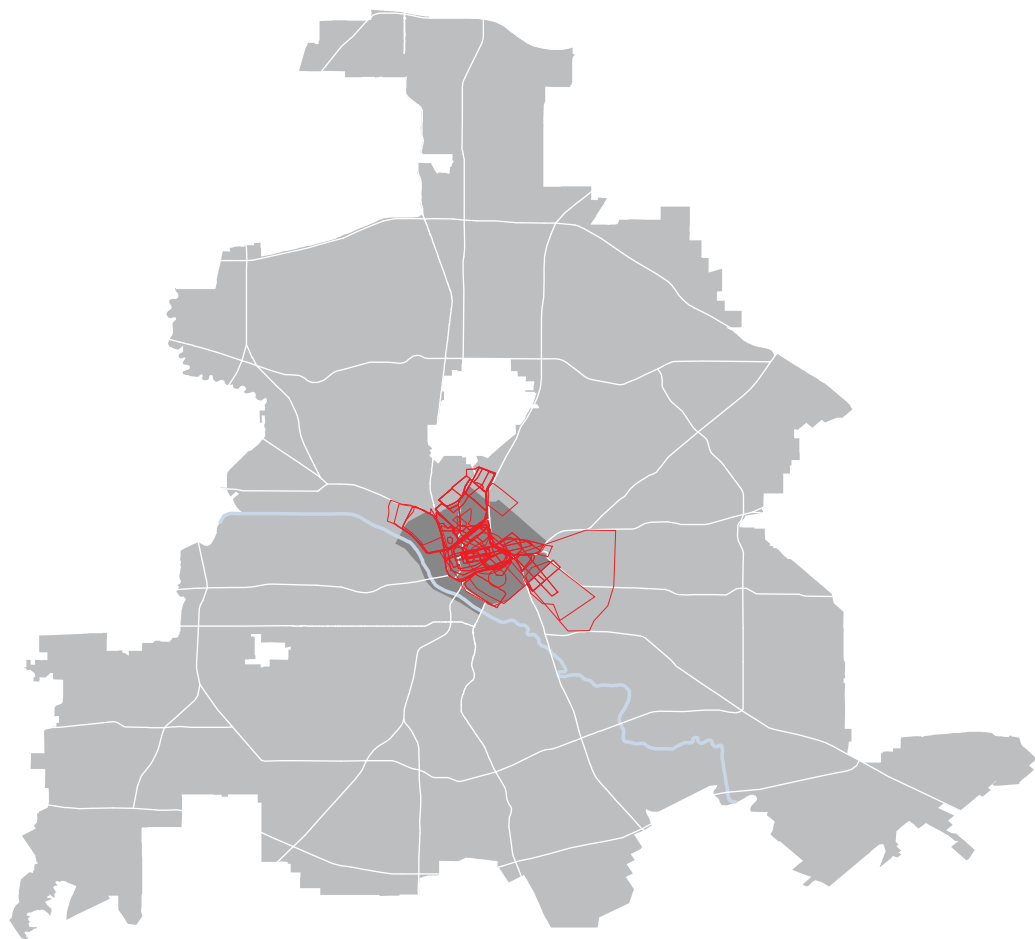
Neighborhood Submission Boundaries

The map below depicts the outline of every neighborhood submitted and begins to call attention to the features that form boundaries. In particular, the highways around the Central Business District become pronounced, along with other major roads.

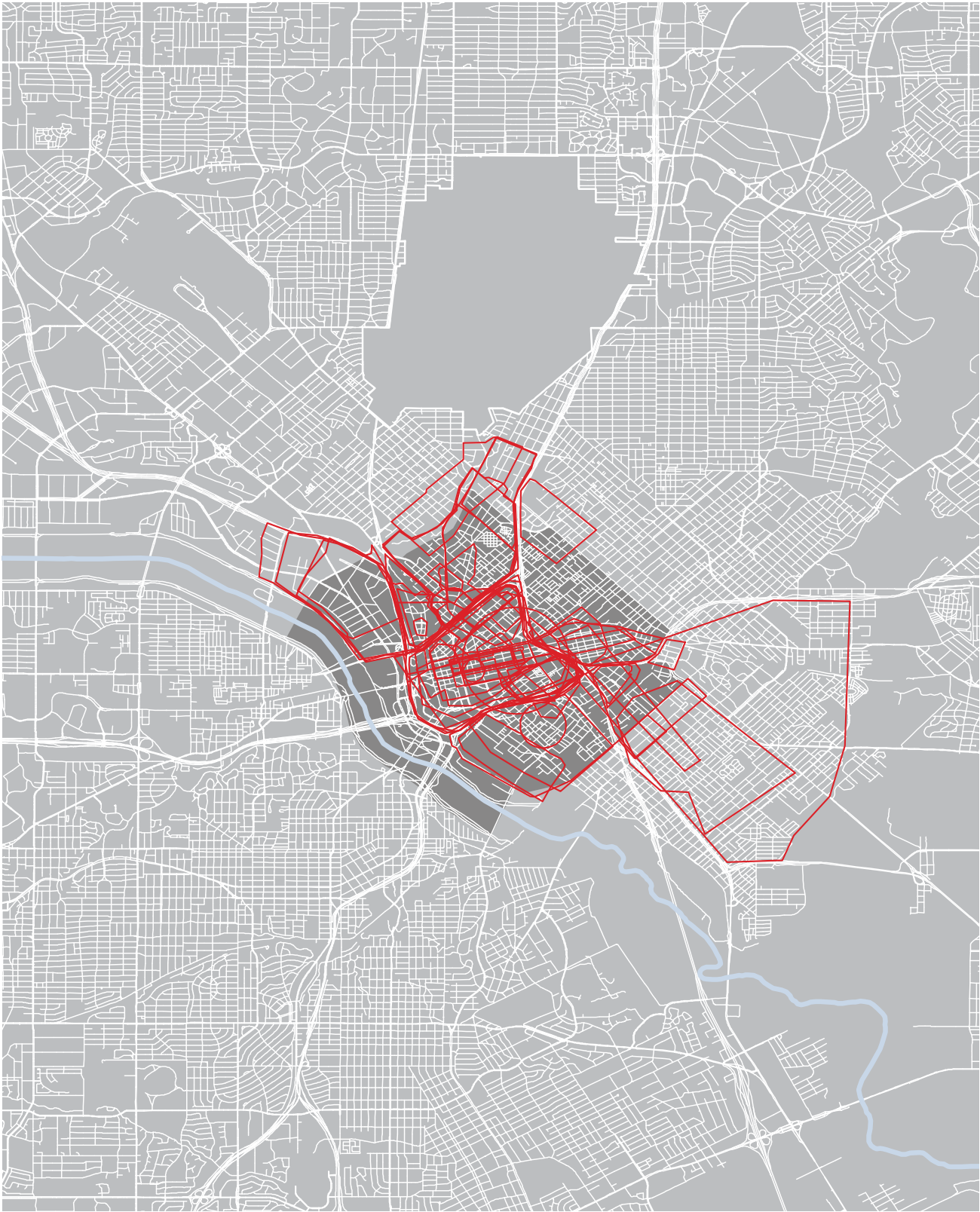


Downtown Neighborhood Submission Boundaries

The map below depicts the outline neighborhoods submitted that overlap with the downtown area of study. To the right is a zoom in on that area showing the boundaries in relationship to each other, the area of study, and street grid of the city.



- Downtown as defined by the 15
- submitted boundary
- trinity river



- Downtown as defined by the 15
- submitted boundary
- trinity river

DOWNTOWN DALLAS NEIGHBORHOOD MAPPING

NEIGHBORHOOD SUMMARY STATISTICS

Of the 170 neighborhoods submitted through the POP Neighborhood Map website, 77 (40 percent) fell within DDI’s coverage area. Two-thirds of the 57 super neighborhood boundaries submitted touched DDI’s coverage area. (Figure 1)

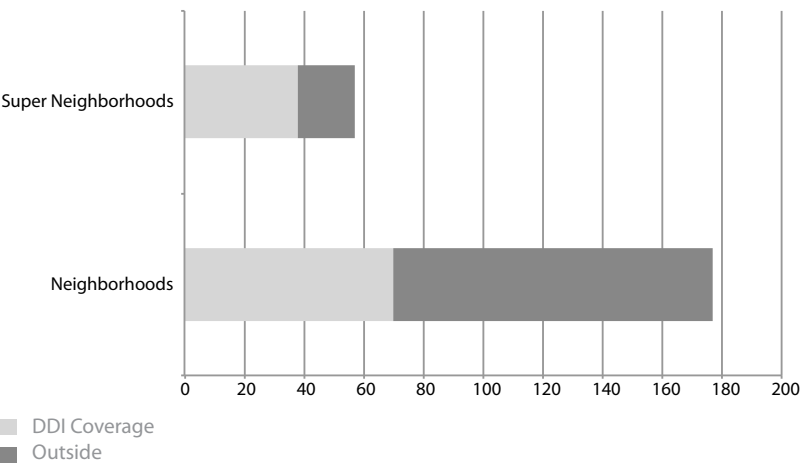
Neighborhood boundary submissions were categorized into four different types:

- 1. *Circles* - rough estimations of neighborhoods drawn as a circle without specific boundaries
- 2. *Confirmations* - exactly confirms an existing neighborhood boundary (we did receive any confirmations for neighborhoods within DDI’s coverage area.)
- 3. *Modifications* - neighborhood submission that resembles an existing neighborhood
- 4. *New* - neighborhood submission that does not substantially intersect with any existing neighborhoods

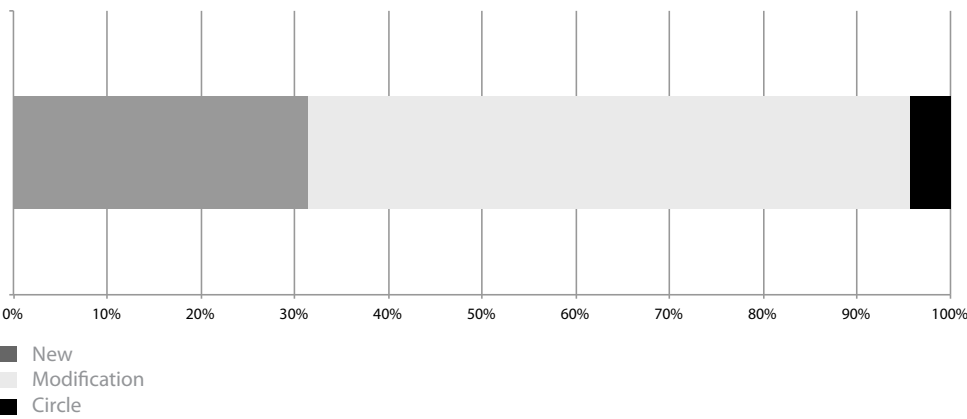
31 percent of all downtown submissions, were in the New category, 64 percent of submissions modified DDI and [bc]’s current neighborhood boundaries, and 4 percent were circles. (Figure 2)

Several neighborhoods were more heavily represented in boundary submissions than others. Eight variations on the Main Street District were submitted, along with seven of the Farmers Market District, five of the Dallas Arts District and four each of Deep Ellum, Design District, Uptown, West End Historic District, and Victory Park. (Figure 3)

Downtown Submissions



Submissions by Category

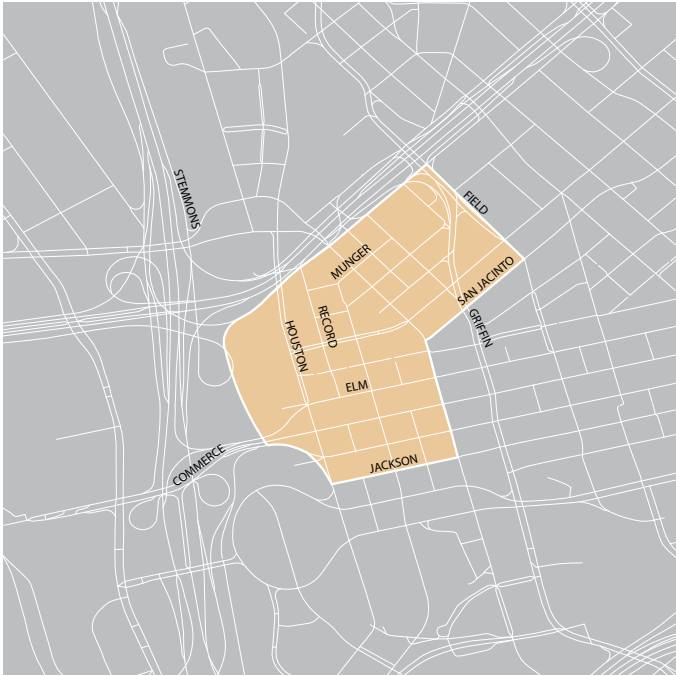


MODIFICATIONS TO ALREADY KNOWN NEIGHBORHOODS

While there were no boundaries drawn to confirm existing neighborhood definitions, 71 participants drew modified versions of neighborhoods defined by DDI's 15 districts. For neighborhoods whose boundaries are partially defined by infrastructure - for instance Woodall Rogers in the Design District and I-45 and I-30 for the Farmers Market - that's the boundary that remains constant in multiple submissions while the boundaries formed by regular streets, especially those without a significant landmark, distinct appearance, or change in grid pattern, are the ones that vary the most. In order to easily compare new submissions with existing definitions we've overlaid new boundaries on top of boundaries as defined by the POP Neighborhood Map boundaries of DDI's 15 districts. In 2 instances we received modified boundaries for neighborhoods - Exposition Park and Cityplace - that are not part of the 15 but have been established as neighborhoods through the POP Neighborhood Map research and are within the same geography as the 15. We included the boundaries for those neighborhoods as shown on the POP Neighborhood Map for reference.

West End Historic District

There is no strong agreement on what constitutes the West End. One submission appears to be in error. Among the other three, two agreed on Elm as the southern boundary, two agreed on Record as the western boundary and two agreed on Woodall Rodgers as the northern boundary. There seems to be agreement that the district centers around Ross between Lamar and Market.



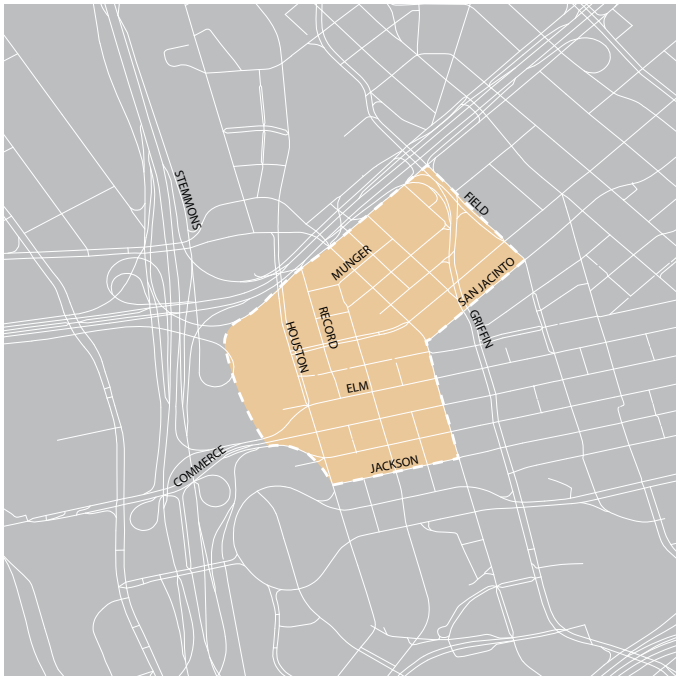
DDI boundary - West End Historic District



Confidence 4 - West End Historic



Confidence 4 - Near El Centro - "Parking transit lunch in proximity to el centro,"



[bc] boundary - West End Historic District



Confidence 4 - West End Historic



Confidence 5 - I'm A BIRD!!!! - "Yes"

- West End Historic District boundary - DDI
- West End Historic District boundary - [bc]
- submitted boundary

Dallas Arts District

There were five submissions that clearly referenced and modified the existing Arts District Boundary. Each submission agreed that Woodall Rodgers was the northern boundary of the neighborhood. Ross Avenue was the majority choice for southern boundary, although two submissions extended to the south to include Pearl/Arts District Station, and one submitter specifically mentioned the Spire Properties, anticipating future development adjacent to the current arts district may interface with the Arts District or incorporate its identity into their branding. There was also majority agreement on N. St. Paul Street as the western boundary of the district (the back of the Dallas Museum of Art). To the east, the majority of submissions extended as far as Central Expressway.



DDI boundary - Dallas Arts District



Confidence 5 - Dallas Arts District



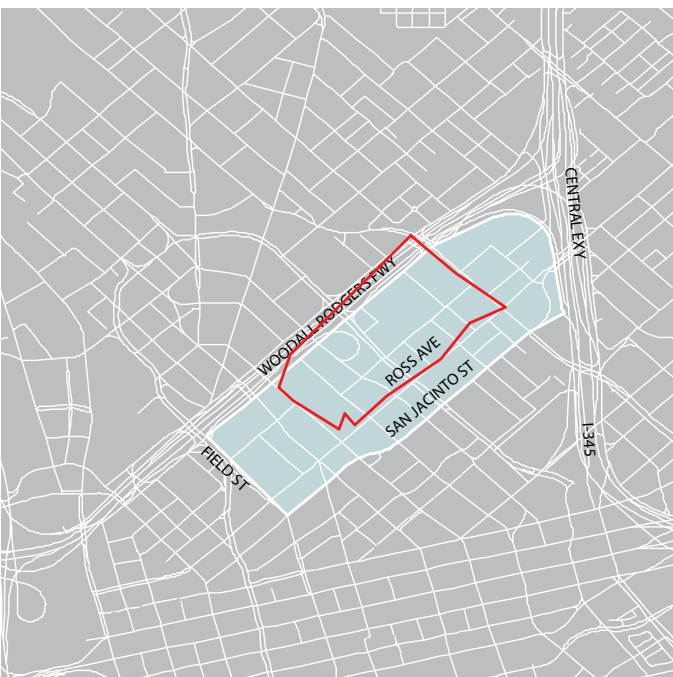
Confidence 3 - Dallas Arts District - "It's the area with the highest concentration of performance venues and art museums within the Dallas downtown, and I most frequently hear buildings in this area being reported as being located in the Arts District."



[bc] boundary - Dallas Arts District



Confidence 5 - Arts Ghetto - "Love the art but the neighborhood could use a little more ump"



Confidence 4 - Arts District - "Live here"

- Dallas Arts District boundary - DDI
- Dallas Arts District boundary - [bc]
- Submitted boundaries



Confidence 4 - Dallas Arts District - “what i believe they are but added the south arts district (eg spire properties) area as well.”

Farmers Market District

Out of the eight submissions there was considerable consensus on several boundaries. The southern boundary was generally agreed upon as I-30, the eastern boundary as I-45, and the western boundary as Ervay St. In terms of name, the neighborhood was split between Farmers Market District and Farmers Market. One adventurous submission extended the Farmers Market across I-30 to intentionally include Dallas Heritage Village in a configuration they called Dallas Farmers Market and Historical Agriculture. There was some dispute as to whether Commerce or Young was the rightful northern boundary.



DDI boundary - Farmers Market

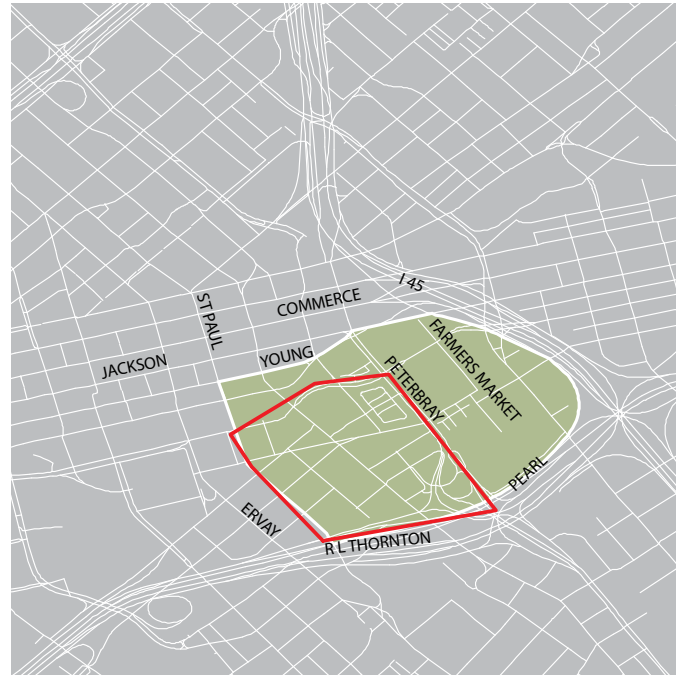


[bc] boundary - Farmers Market

- Farmers' Market District boundary - DDI
- Farmers' Market District boundary - [bc]
- Submitted boundaries



Confidence 3 - Farmers Market



Confidence 2 - Farmers Market District - "Just cause"



Confidence 5 - Farmers Market District - "Its defined by the Farmers Market"



Confidence 3 - Farmers Market



Confidence 3 - Farmers Market District



Confidence 5 - Farmers Market District - "Our boundaries Ervay - Commerce - Good Latimer - I30. However, we do allow members outside our border area who support our Neighborhood Revitalization Cedars. We are also part of a Super Neigh-"



Confidence 4 - Dallas Farmers Market and Historical Agriculture - "Local Food System with farmers market and community gardens and the historical heritage village."

Main Street District

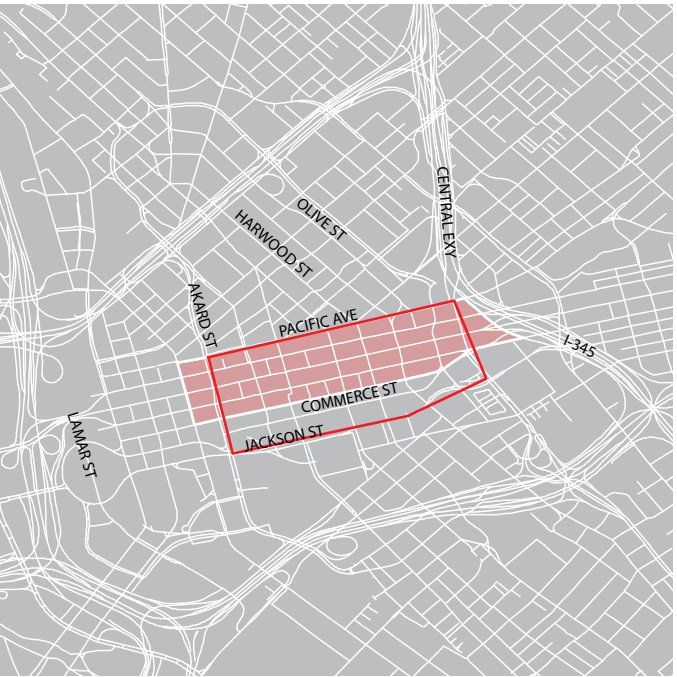
The eight submissions that modify the existing Main Street District showed some of the greatest variation among downtown neighborhoods. Half of the submissions identified Commerce Street as the southern border, the strongest consensus of any boundary. To the east, only one submission extended as far as Cesar Chavez Blvd; to the south, only two extended to Lamar Street. There was some agreement on Pacific Avenue as the northern border, although one submission pushed as far north as Federal Street. Notably, multiple submissions proposed the district’s name as EMC, an abbreviation of Elm-Main-Commerce.



DDI Boundary - Main Street District



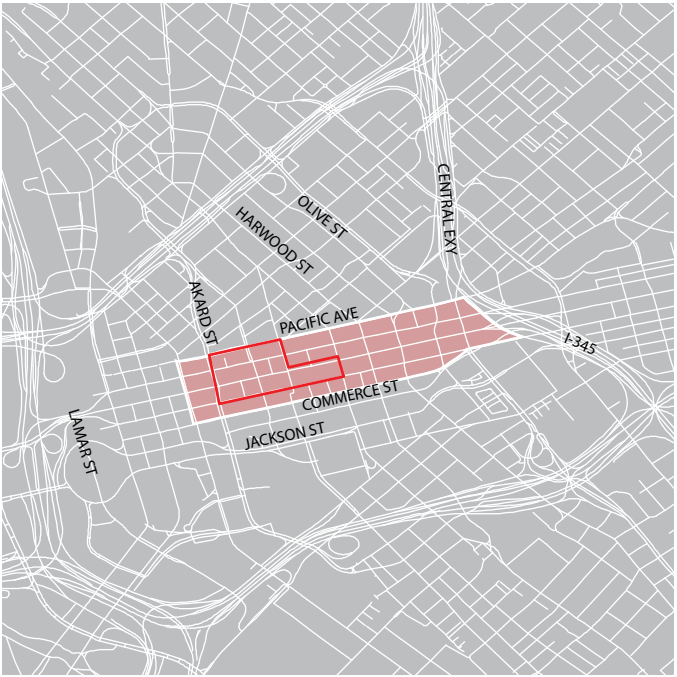
Confidence 3 - Main Street



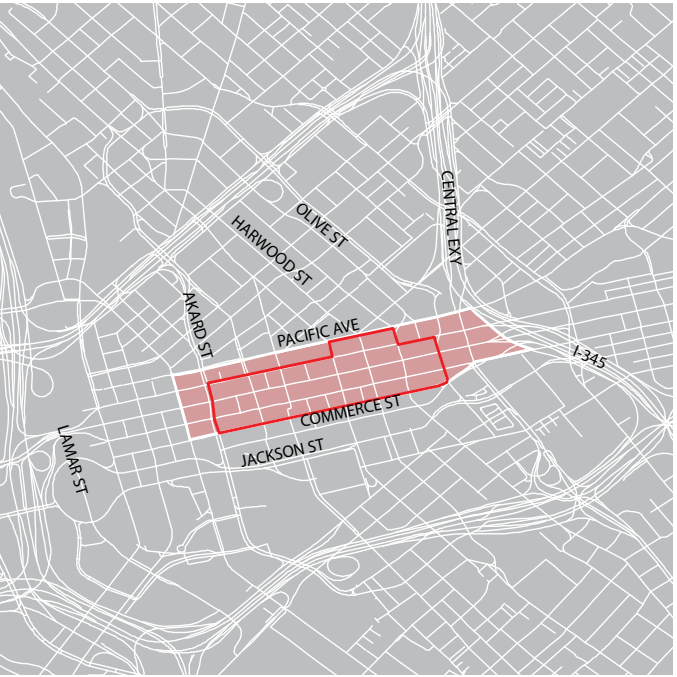
Confidence 3 - Downtown Dallas - “Areas I walk to regularly”



[bc] Boundary - Main Street District



Confidence 3 - Main Street District



Confidence 4 - EMC - “Elm-Main-Commerce bounded by the Belo garden and the main Street Garden in the grain of the streets is booming with new retail and residential that brings a new identity to the city center as a neighborhood for the first time since the 40’s.”

DOWNTOWN DALLAS NEIGHBORHOOD MAPPING



Confidence 3 - Main Street District



Confidence 3 - Main Street - "That's where I shop/walk"



Confidence 5 - EMC - "Its EMC"

Victory Park

There is strong consensus that Victory Park's boundaries do not extend far enough to the east and should go at least as far as Field Street. Stemmons and Woodall Rodgers are also largely agreed upon for the West and South boundaries, respectively. The Northern boundary is contended of being as far south as American Airlines Center and as far north as Goat Hill.

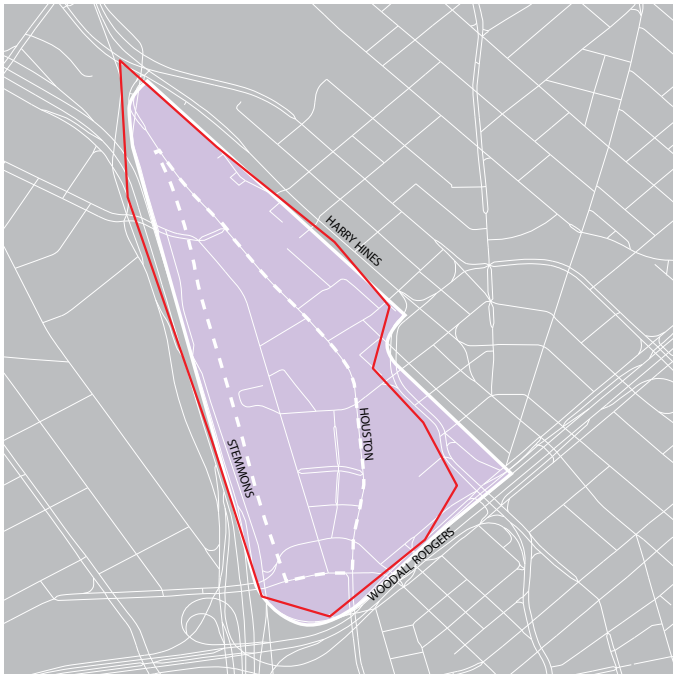


DDI boundary - Victory Park District

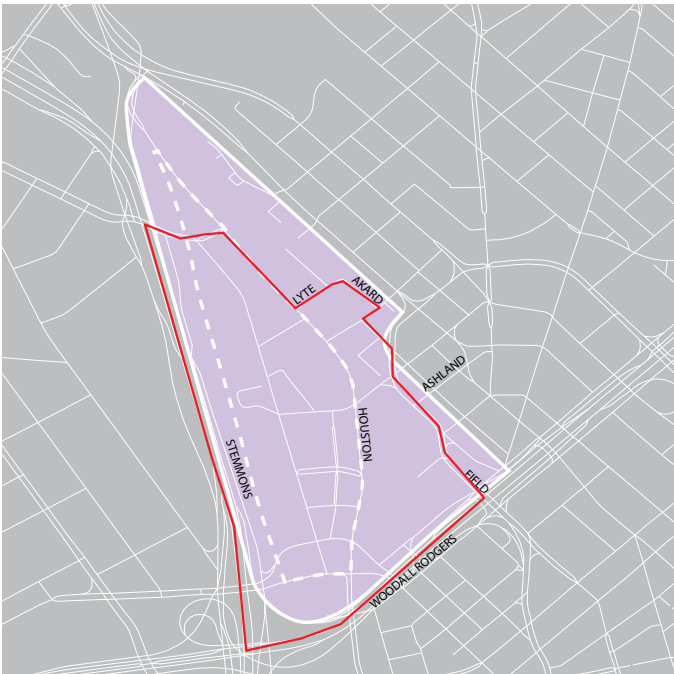


[bc] boundary - Victory Park

- Victory Park District - DDI
- Victory Park District - [bc]
- Submitted boundaries



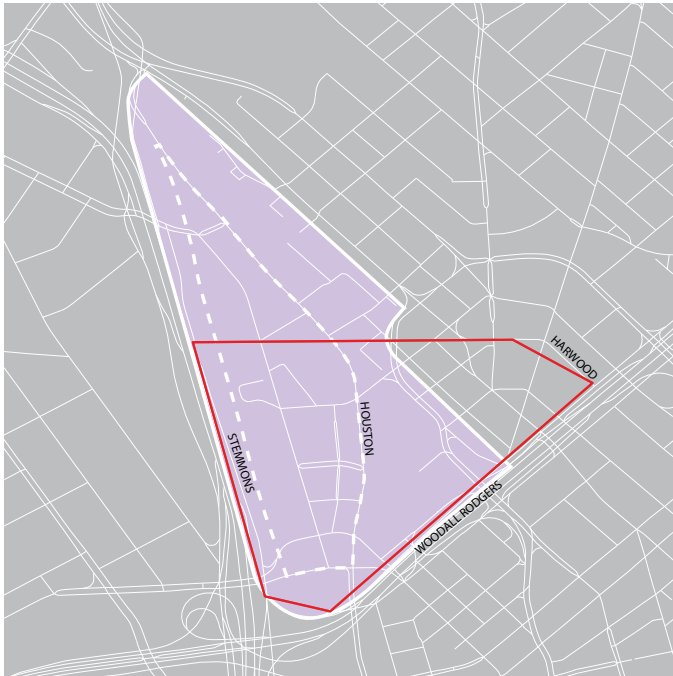
Confidence 4 - Victory Park



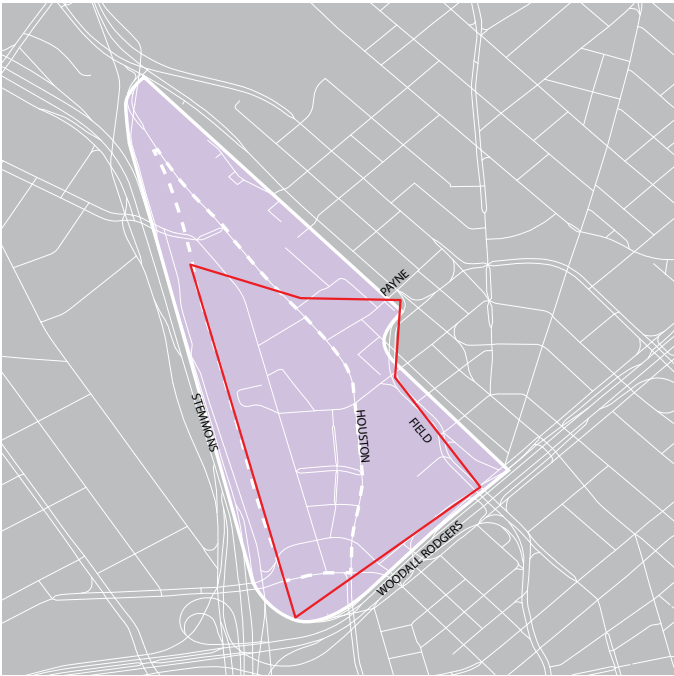
Confidence 3 - Victory Park - "It's the location of American Airlines Center and The W, which I know are located in the Victory Park, and also the location of many construction projects described as located in Victory Park. The 'Victory' DART station is also here."



Confidence 5 - South Victory Park - "Victory Park is really two neighborhoods because of the boundaries separating VP from uptown and the design district. North Victory Park accesses uptown via Olive and design district via Hi Line. South Victory Park access design district via continental"



Confidence 5 - Victory - "Correct area"



Confidence 3 - Victory Park - "I live there"

Uptown

There is mostly agreement about Uptown’s general shape, particularly on retaining Woodall Rodgers and Central Expressway as borders to the east and south. Two of the submitted variations are nearly identical, extending the western boundary to Turtle Creek and the southern boundary to Harry Hines, with the northern boundary as Blackburn. Another submission offers Fitzhugh as the northern border. A final submission concentrates on a small area focused around the Crescent Center.



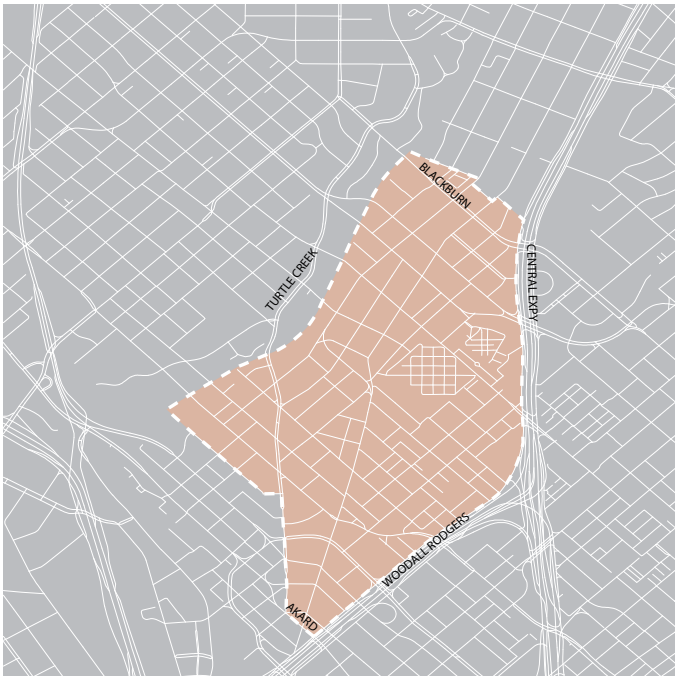
DDI boundary - Uptown



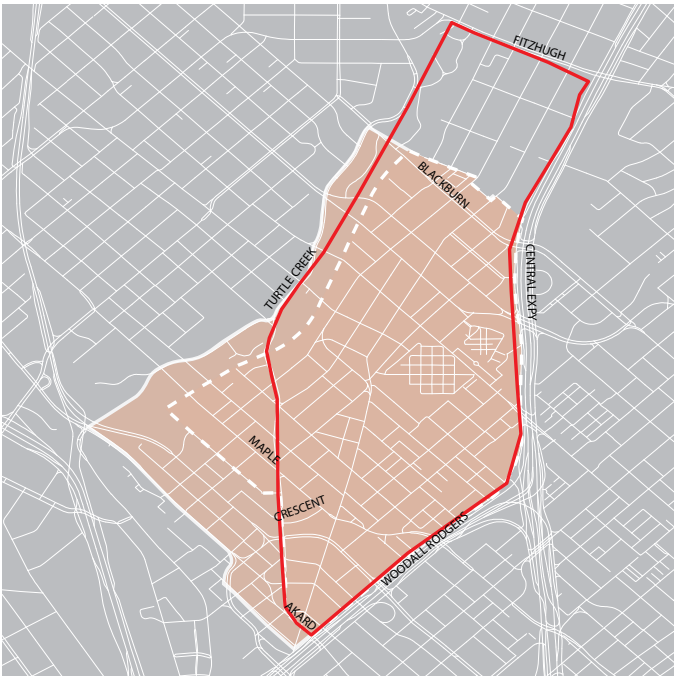
Confidence 3 - Uptown



Confidence 3 - Uptown - “The tall buildings begin to feel like downtown to me so I cut what many may consider uptown off before the park for that reason. Past west village stops feeling like uptown because the lower density. Besides that the highways and especially park space”



[bc] boundary - Uptown



Confidence 4 - Greater Uptown - “Think Uptown is greater than its ‘legal’ boundaries including area toward Cole Park, etc.”



Confidence 5 - Uptown - “It’s where I live”

- Uptown District boundary - DDI
- Uptown District boundary - [bc]
- Submitted boundaries

Design District

The Design District has the most agreed upon neighborhood boundaries among all DDI coverage neighborhoods. Stemmons to the east and the levee to the west are hard and fast boundaries in people’s minds. There is slight variation to the north and south, however. One submission adjusted the southern boundary to Payne, whereas the others have the boundary at the Margaret Hunt Hill Bridge, and the existing boundary is Continental. The northern boundary has been alternatively drawn near Express Street, confirmed at Wycliff, or extended to the ends of Valdina, Vantage, & Monitor streets.



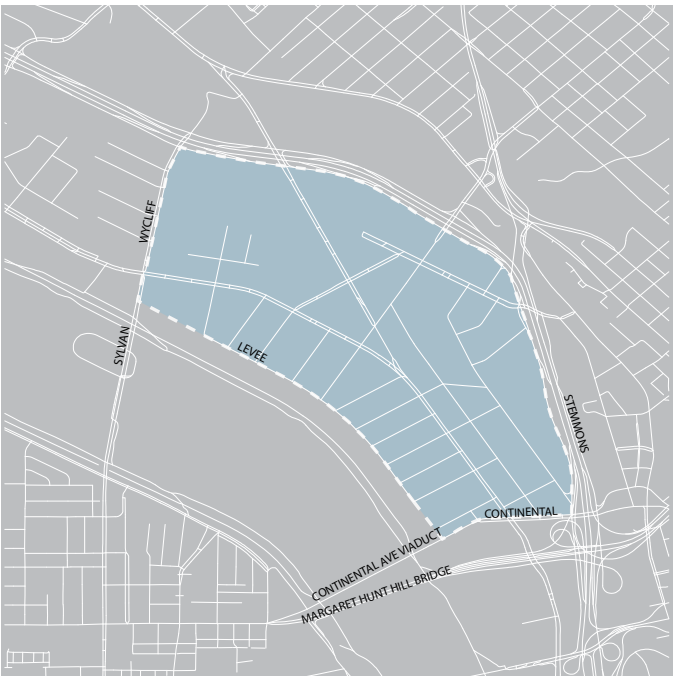
DDI boundary - Dallas Design District



Confidence 3 - Design District - Nothing written



Confidence 4 - Design District - “Core group of retail in that area. New buildings and hotels going up.”



[bc] boundary - Design District



Confidence 3 - Design District - “Businesses in that area. New apartments have same architectural style.”



Confidence 3 - Design District - “Nature of the businesses in that area. Similar businesses in that geography.”

- Design District boundary - DDI
- Design District boundary - [bc]
- Submitted boundaries

The Cedars

Three boundaries were submitted that modified the Cedars neighborhood, two of these three boundaries combined what are known as the Cedars and South Side. One submission was nearly identical to the current boundaries, but moved the I-45 boundary to Harwood Street. One submission used a circle focused on S Ervay Street and McKee Street. A third submission moved the neighborhoods southern border from Riverfront Blvd to the railroad tracks, and from I-45 to S Central Expressway.



DDI boundary - The Cedars



Confidence 5 - The Cedars - "boundaries of the Cedars Neighborhood Association"



Confidence 4 - Cedars - "general understanding of the neighborhood. Cedars open studios. TIF"



[bc] boundary - The Cedars



Confidence 3 - Cedars

- ▬ The Cedars boundary - DDI
- ▬ The Cedars boundary - [bc]
- Submitted boundaries

South Side

One boundary was submitted identical to DDI’s South Side boundary. [bc] currently has no boundaries drawn for South Side. This boundary called this neighborhood South Lamar.



DDI boundary - South Side



Confidence 5 - South Lamar - “future land use”



[bc] boundary - have not defined any boundary for South Side

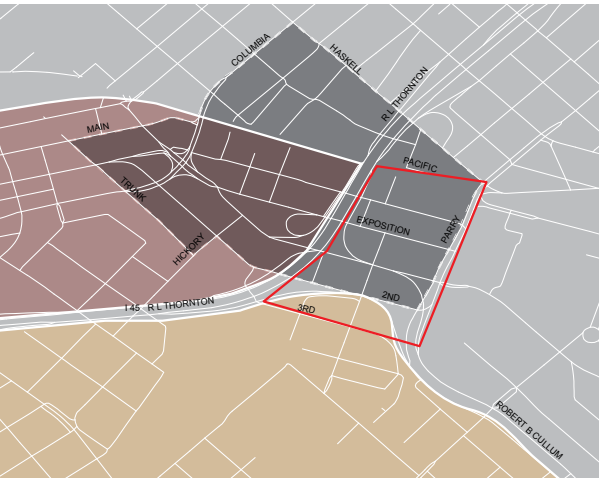
- South Side boundary - DDI
- South Side boundary - [bc]
- Submitted boundaries

NEW BOUNDARIES

There were a number of instances of boundaries that were drawn within the DDI circle, were not one of the 15 downtown districts, but had previously been defined on the POP Neighborhood Map. For a neighborhood to be included on the POP Neighborhood Map, its boundaries have to be confirmed by 3 different sources. The boundaries drawn here reaffirm that these neighborhoods - Exposition Park, Cityplace, State Thomas, Turtle Creek Corridor, Peak's Addition, and Park Row - are unique neighborhoods within the downtown area. However, none of the boundaries drawn coform to the existing definitions, although Turtle Creek Corridor comes close.

Exposition Park

Most notable about the single submission modifying Exposition Park is the contention that the neighborhood ends at I-30.



Confidence 2 - Exposition Park - "From daily walks around expo park, not sure of northern boundaries. Boundaries of lunch time comfort"

- DDI drawn boundary - Deep Ellum
- DDI drawn boundary - South Dallas
- [bc] drawn boundary - Exposition Park
- Submitted boundary

Cityplace

This version of the Cityplace neighborhood cuts off at the highway, in this case Central Expressway, resolving the overlap with West Village. The proposed new Cityplace boundaries significantly grow the neighborhood into East Dallas to the north and south.



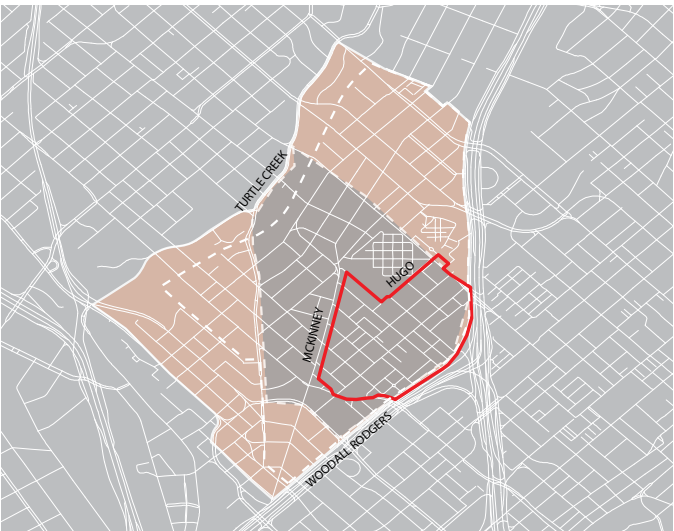
Confidence 2 - Cityplace - "From daily walks around expo park, not sure of northern boundaries. Boundaries of lunch time comfort"

- DDI drawn boundary - Baylor
- [bc] drawn boundary - Cityplace
- Submitted boundary

DOWNTOWN DALLAS NEIGHBORHOOD MAPPING

State Thomas

The single submission using the State Thomas name greatly expands the existing State Thomas boundaries to the West and Northwest, extending its northern border along Hall Street before following Turtle Creek Blvd and Cedar Springs Rd to the south.

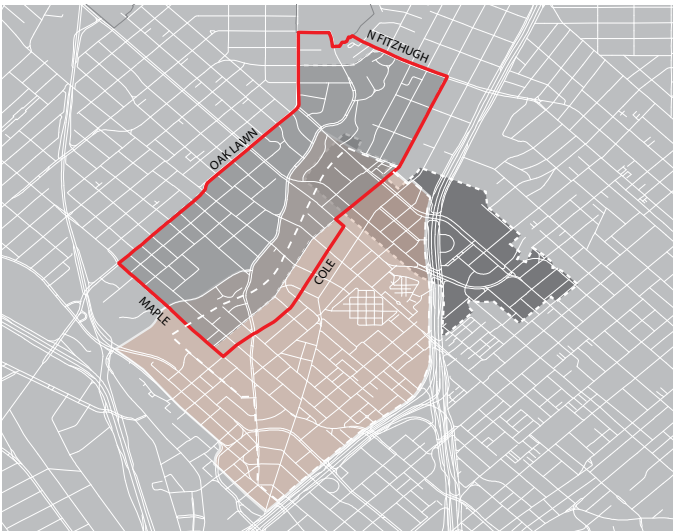


Confidence 5 - State Thomas - "that's where I walk around"

- DDI drawn boundary - Uptown
- [bc] drawn boundary - Uptown
- [bc] drawn boundary - State Thomas
- Submitted boundaries

Turtle Creek Corridor

There was a single submission that modified the Turtle Creek neighborhood boundaries, but only very slightly. Whereas [bc]'s follows Cole Avenue as its southeastern boundary the submission follows Carlisle Street. [bc]'s northern boundary for Turtle Creek hugs the southern border of Highland Park, the submission extends only as far north as Avondale.

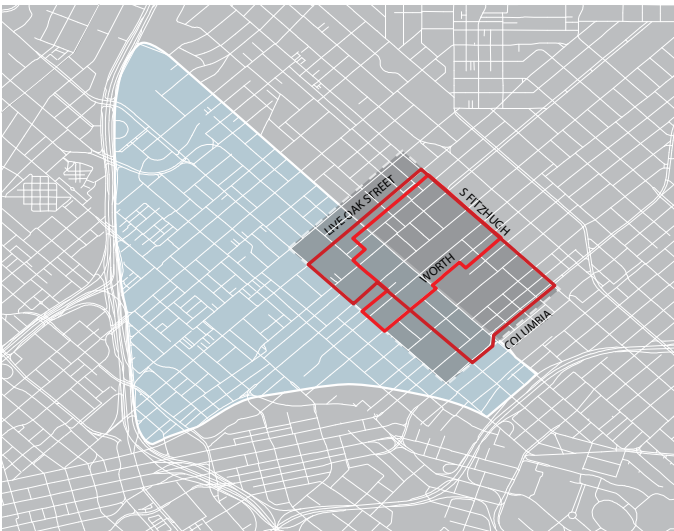


Confidence 4 - Turtle Creek Corridor - "Historically considered the Turtle Creek Corridor neighborhood bordering on each side of Turtle Creek. There is some overlap with the Uptown and Oak Lawn neighborhoods as well. See the Turtle Creek Association's website for more details including a stu-"

- DDI drawn boundary - Uptown
- [bc] drawn boundary - Uptown
- [bc] drawn boundary - Turtle Creek
- [bc] drawn boundary - City Place
- Submitted boundaries

Peak's Addition

The Peak's Addition boundary was updated to reflect new official neighborhood association boundaries during the course of the Downtown 360 engagements. Two submitted boundaries varied slightly from the current and previous boundary. Each using Columbia Ave and Fitzhugh Ave as borders, while one pushed the northwestern boundary from Live Oak St to Bryan St and the other included both Peak St and Haskell Ave as boundaries to the southwest.



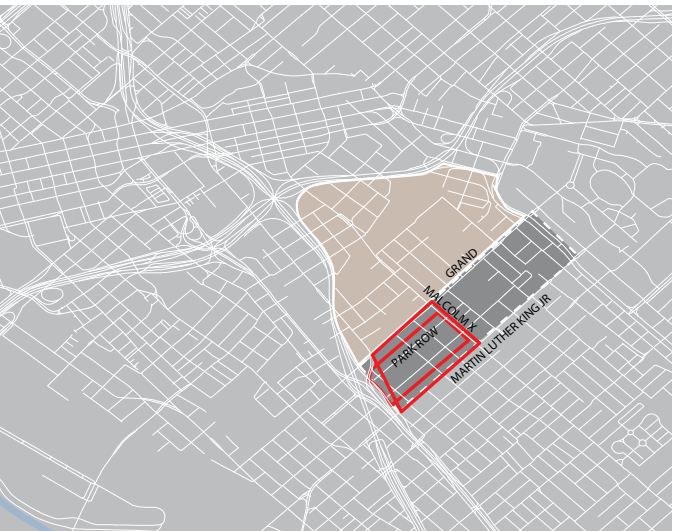
Confidence 5 - Peak's Addition - "These are the official boundaries of Peak's Addition which also encompass Peak's Suburban Addition. The GIS Dallas maps lists this neighborhood as Mill Creek but the name was officially changed many years ago."

Confidence 5 - Peak's Addition - "I live in Peak's Addition neighborhood. Our neighborhood encompasses an historic district (Peak's Suburban Addition), but our area also encompasses non-historic and commercial streets. We are the closest single family neighborhood to downtown and Deep -"

- DDI drawn boundary -Baylor
- [bc] drawn boundary - Peak's Addition
- Submitted boundaries

Park Row

Of the two submitted neighborhood boundaries for Park Row/South Boulevard, one nearly mirrors the existing boundary while one expands it. The first bumps the boundary from the lot lines behind Park Row and South Boulevard to Al Lipscomb Way and MLK Jr Blvd. The other submission uses this same extension and stretches the neighborhood boundary all the way to Fair Park.



Confidence 5 - Park Row - "Neighborhood association"

- DDI drawn boundary - South Dallas / Fair Park
- [bc] drawn boundary - Park Row / South Boulevard
- Submitted boundaries

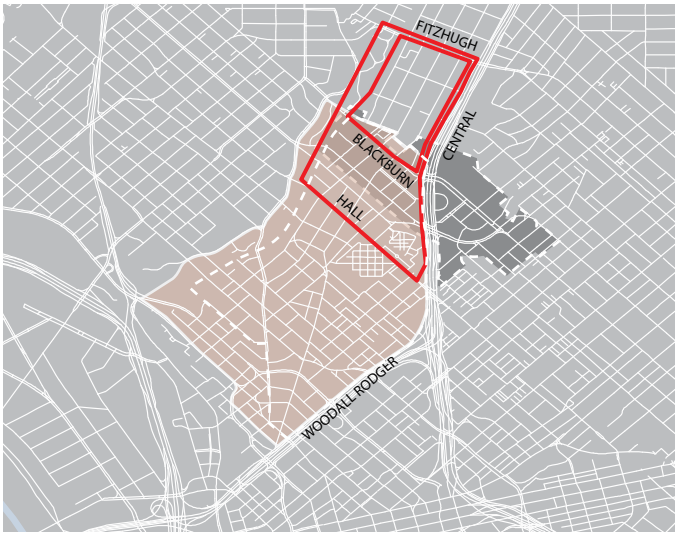
NEW BOUNDARIES & NEW NAMES

A majority of the boundaries drawn were for already identified neighborhoods. However, during this process there were a few new neighborhoods, with unique boundaries and names, that appeared: Lower McKinney (LoMac), Cole/West Village, Hickory Crossing/Deep Fair Park, Deep Ellum to South Dallas, Exposition Park Limited, South Dallas, Near El Centro, South Victory Park,

There were two “new” neighborhoods that were drawn multiple times. While the different participants who drew these boundaries did not draw them exact same way, there was some agreement for each. It should be noted that both of these “new” neighborhoods appeared in the area known as Uptown.

Cole Park / West Village

Two submissions contributed for a neighborhood called Cole Park, also referred to as Cole Park/West Village, could be considered either a new neighborhood, or a modification to the existing neighborhood of West Village. Whether they are new or a modification, they overlap with the existing boundaries of Uptown and Oaklawn. Cole Park/West Village (1), is bounded by Blackburn, the North Central Expressway, Fitzhugh, and the properties on the North/West side of Buena Vista. The second boundary, Cole Park (2) covers a larger area, and also begins at Fitzhugh and North Central Expressway and extends south to Hall Street and west beyond the Katy Trail.



Confidence 5 - Cole Park/West Village - “Everything south of Fitzhugh to Lemmon Avenue to Katy Trail and Central Expressway seems to be the center of activity. If you go north across Fitzhugh that seem to be another community totally”

Confidence 5 - Cole Park - “Definitive Cole Park”

- DDI drawn boundary - Uptown
- [bc] drawn boundary - Uptown
- [bc] drawn boundary - City Place
- Submitted boundaries

Lower McKinney / LoMac

Three submissions were contributed for a new neighborhood called Lower McKinney, or LoMac, in a southern portion of the area currently described as Uptown. All three submissions agreed that 366 constitutes the south eastern boundary and Field the south western boundary of Lower McKinney. The smallest of the three areas drawn designates Ashland and Cedar Springs Road as its northern boundary. The second largest area drawn for Lower McKinney is comprised of the full horseshoe formed by Field, N Pearl, and 366. The largest boundary drawn follows Cedar Springs Road and McKinney, ending at the intersection of Howell and Clyde.



Confidence 5 - LoMac - “Land use of LoMac”

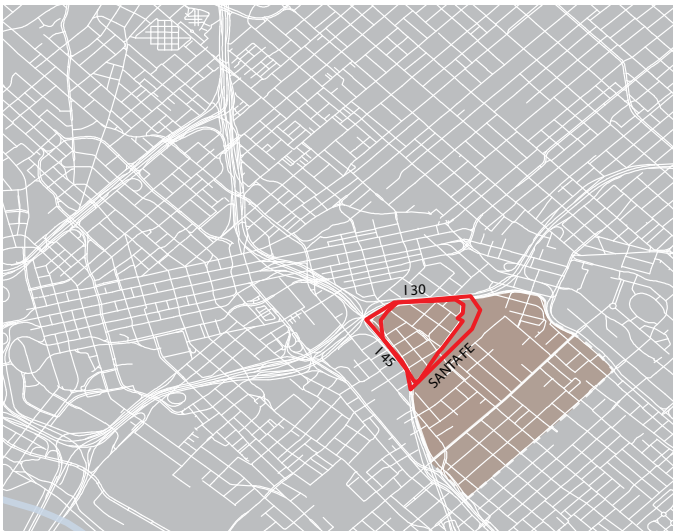
Confidence 5 - LoMac or Lower McKinney - “As the horseshoe has filled in with development, it has taken on its own character that is slightly different from the rest of Uptown. Uptown becomes the super-neighborhood and this “end” becomes it’s own thing. Since many orient themselves around McKi-

Confidence 4 - Lower McKinney (LoMac) - “May need some adjustment. Though, not everyone refers to it as such, just yet, it is picking up and I hear it more often. Boundaries may need some adjustments, but it is generally this area.

- DDI drawn boundary - Uptown
- [bc] drawn boundary - Uptown
- Submitted boundaries

DOWNTOWN DALLAS NEIGHBORHOOD MAPPING

Hickory Crossing / Deep Fair Park

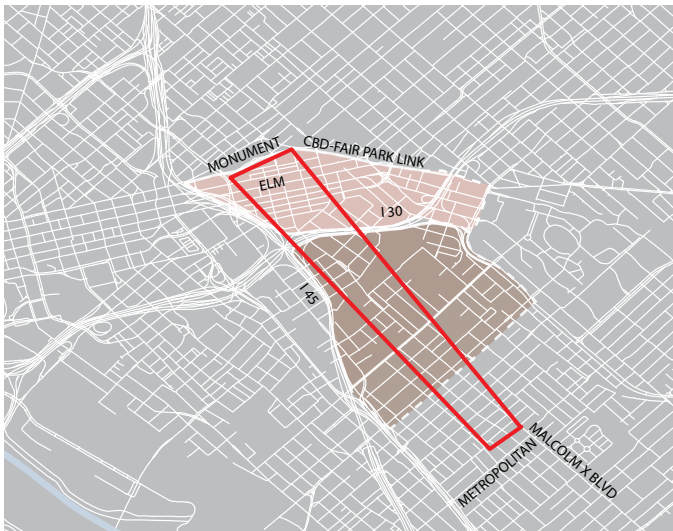


Confidence 3 - Deep Fair Park

Confidence 3 - Hickory Crossing - "Space b/w I-45, I-30, Dawson, & Ferris"

- DDI drawn boundary - South Dallas / Fair Park
- [bc] drawn boundary - Grand Park South
- Submitted boundaries

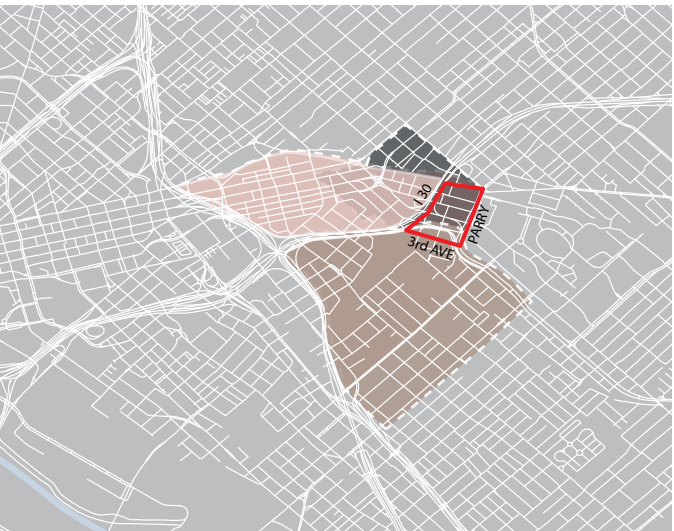
Deep Ellum to South Dallas



Confidence 4

- DDI drawn boundary - Deep Ellum
- [bc] drawn boundary - Deep Ellum
- DDI drawn boundary - South Dallas/ Fair Park
- [bc] drawn boundary - Grand Park South
- Submitted boundaries

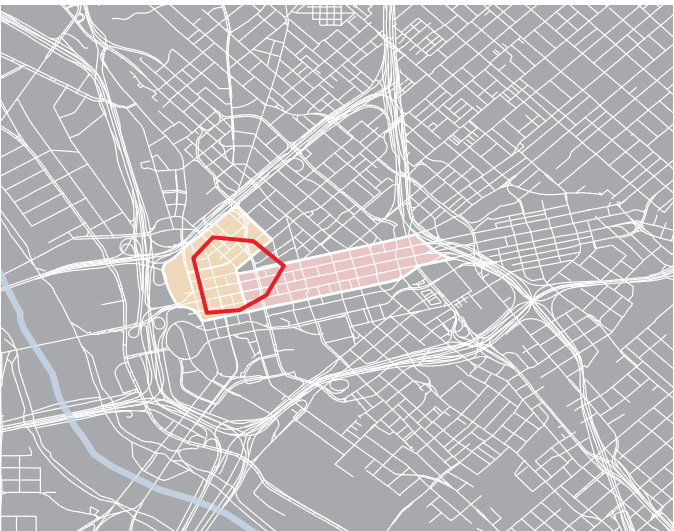
Exposition Park Limited



Confidence 2 - "From daily walks around expo park, not sure of northern boundaries. Boundaries of lunch time comfort"

- DDI drawn boundary - Deep Ellum
- [bc] drawn boundary - Deep Ellum
- DDI drawn boundary - South Dallas/ Fair Park
- [bc] drawn boundary - Grand Park South
- Exposition Park
- Submitted boundaries

Near El Centro



Confidence 4 - "Parking transit lunch in proximity to el centro"

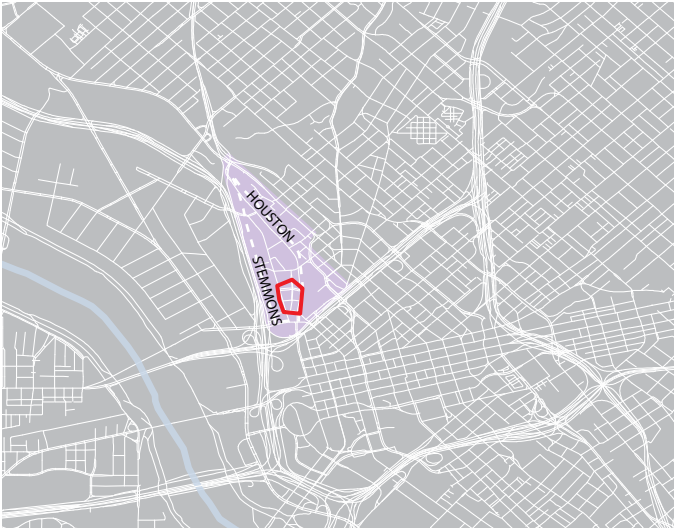
- DDI & [bc] drawn boundary - Main Street District
- DDI & [bc] drawn boundary - West End Historic District
- Submitted boundaries

South Dallas

South Victory Park



Confidence 3



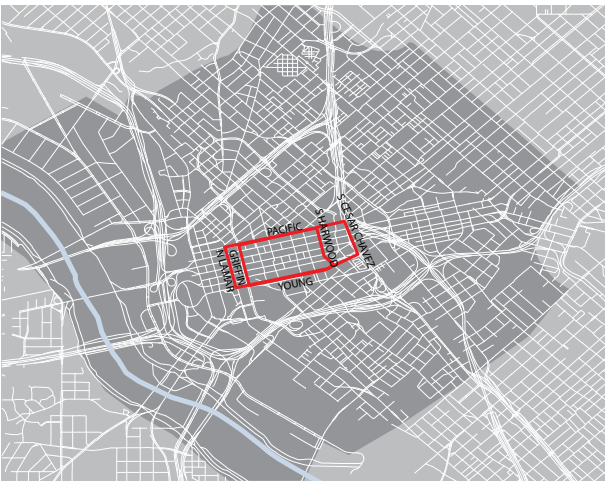
Confidence 5 - "Victory Park is really two neighborhoods because of the boundaries separating VP from uptown and the design district. North Victory Park accesses uptown via Olive and design district via Hi Line. South Victory Park access design district via continental"

- DDI drawn boundary - South Dallas / Fair Park
- [bc] drawn boundary - Grand Park South
- Submitted boundaries

- DDI drawn boundary - Victory Park
- [bc] drawn boundary - Victory Park
- Submitted boundaries

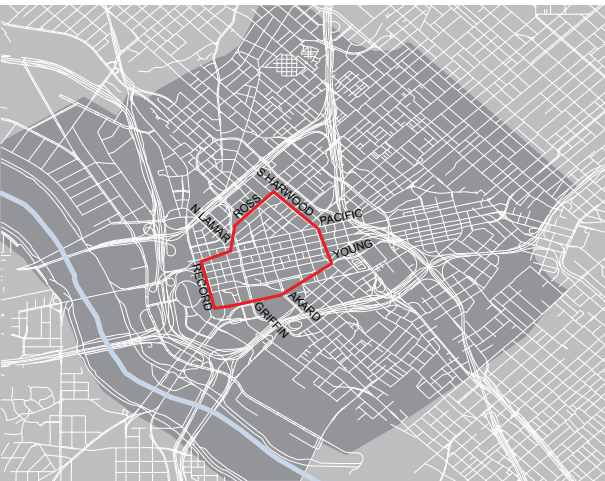
IS “DOWNTOWN” A NEIGHBORHOOD?

There were 10 neighborhood boundaries drawn for a “Downtown” neighborhood - 8 labeled definitively as Downtown, 1 as “Inner Loop”, and 1 as Central Business District. Overall the descriptions of these boundaries lacked detail - none explained why they chose the particular boundaries they’d drawn or even wrote out what those boundaries were. When an explanation was given, it had to do with familiarity and comfort. 4 people wrote that their boundaries were based on an area they are able to walk. There were 5 boundaries that were strictly defined by highways. Despite this, aside from 1 mention of Klyde Warren Park, there were no acknowledgments of neighborhood characteristics, major landmarks, or significant infrastructure.

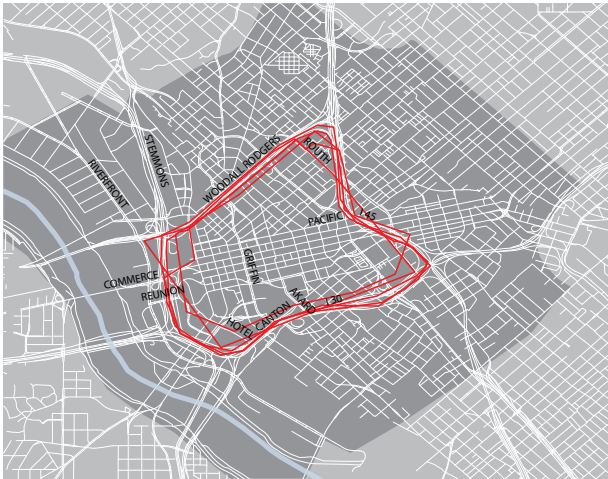


Confidence 3 - Downtown Dallas - “Areas I walk to regularly.”

Confidence 3 - Downtown Dallas - “It’s where I live and walk around.”



Confidence 3 - Downtown Dallas - “The area where I can comfortably walk from my apt.”



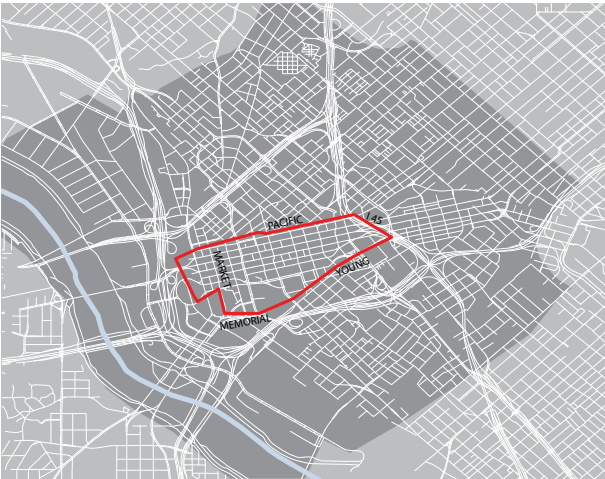
Confidence 5 - Downtown Dallas - “Its as far as I can walk without crossing a highway. Well, I could cross over the Klyde Warren Park but Uptown is the worst.”

Confidence 5 - Downtown Dallas - “i based it off of landmarks I’m familiar with downtown.”

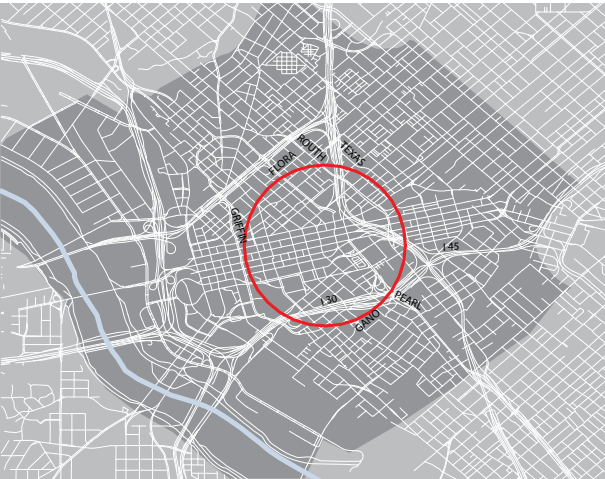
Confidence 3 - Inner Loop

Confidence 3 - Downtown - “I live Downtown”

Confidence 3 - Downtown



Confidence 4 - Downtown - “I live there.”



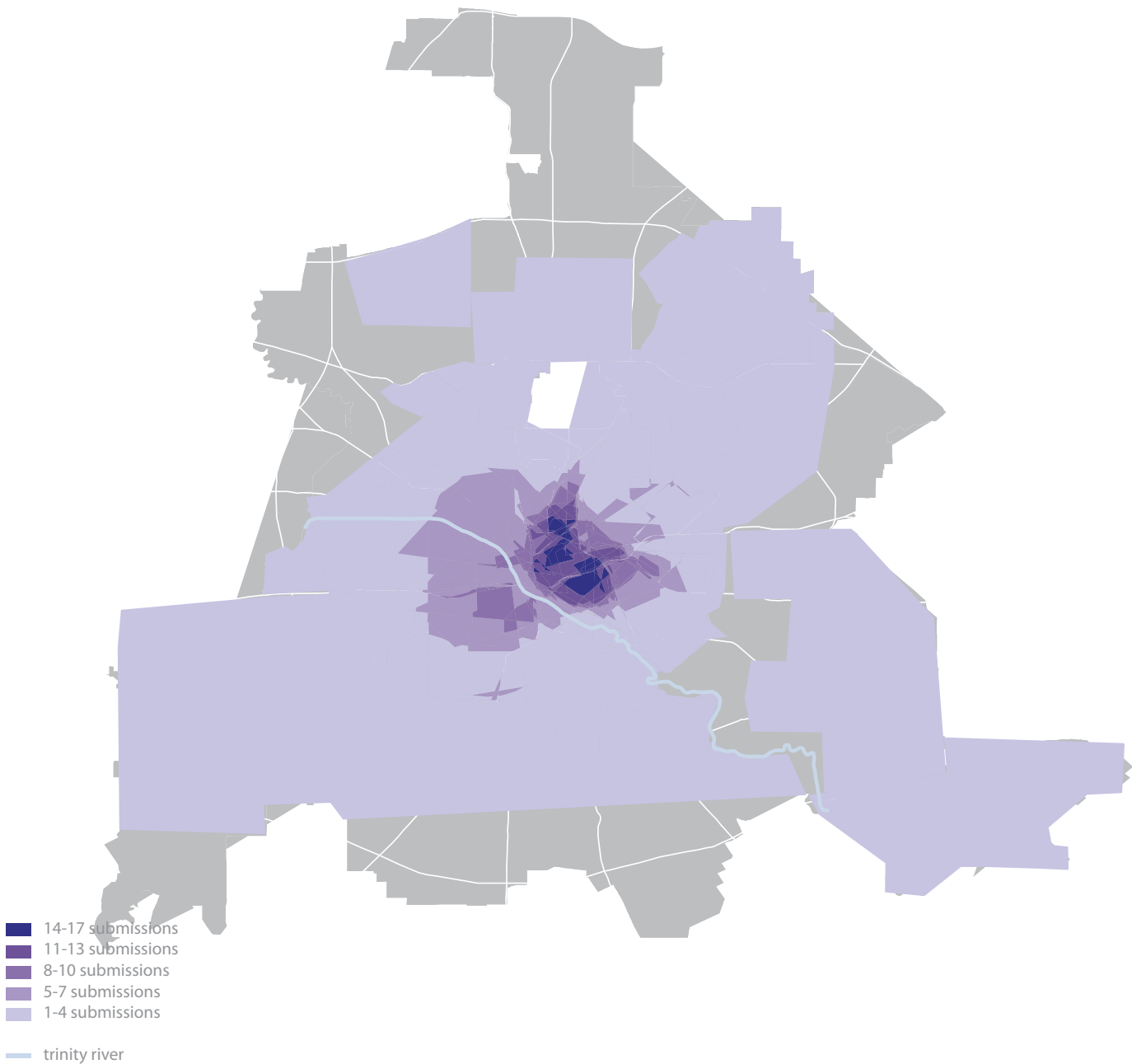
Confidence 3 - Central Business District - Nothing written

— submitted neighborhood boundary
■ Downtown as defined by the 15 neighborhoods

SUPER NEIGHBORHOODS

Super Neighborhood Submissions Overlaid

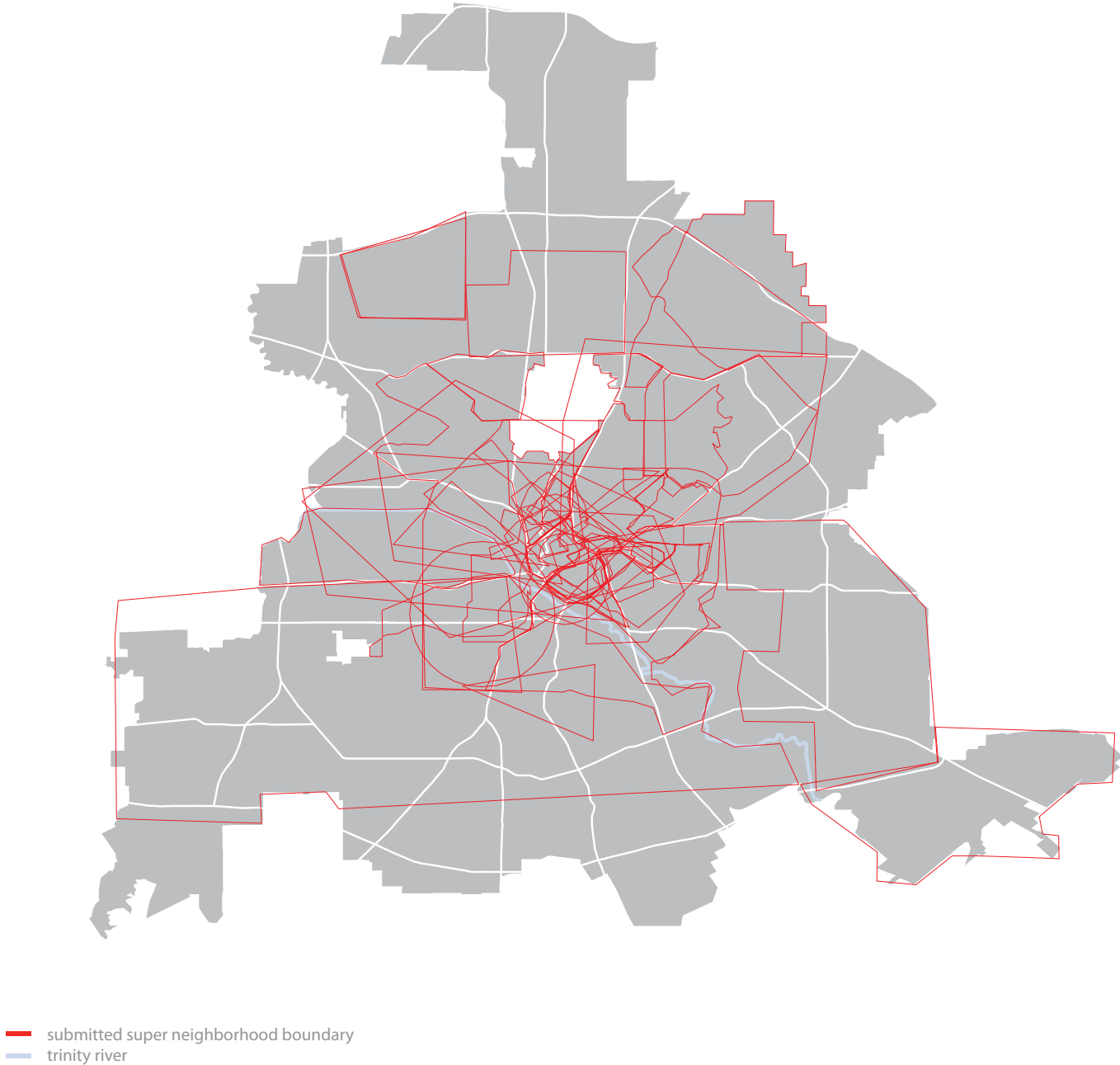
Just like the “neighborhood submissions overlaid map”, the map below depicts areas touched by the largest number of super neighborhood submissions. It illustrates activity, not consensus. The downtown area, particularly the areas outside the “loop” saw the most activity.



50

Super Neighborhood Submission Boundaries

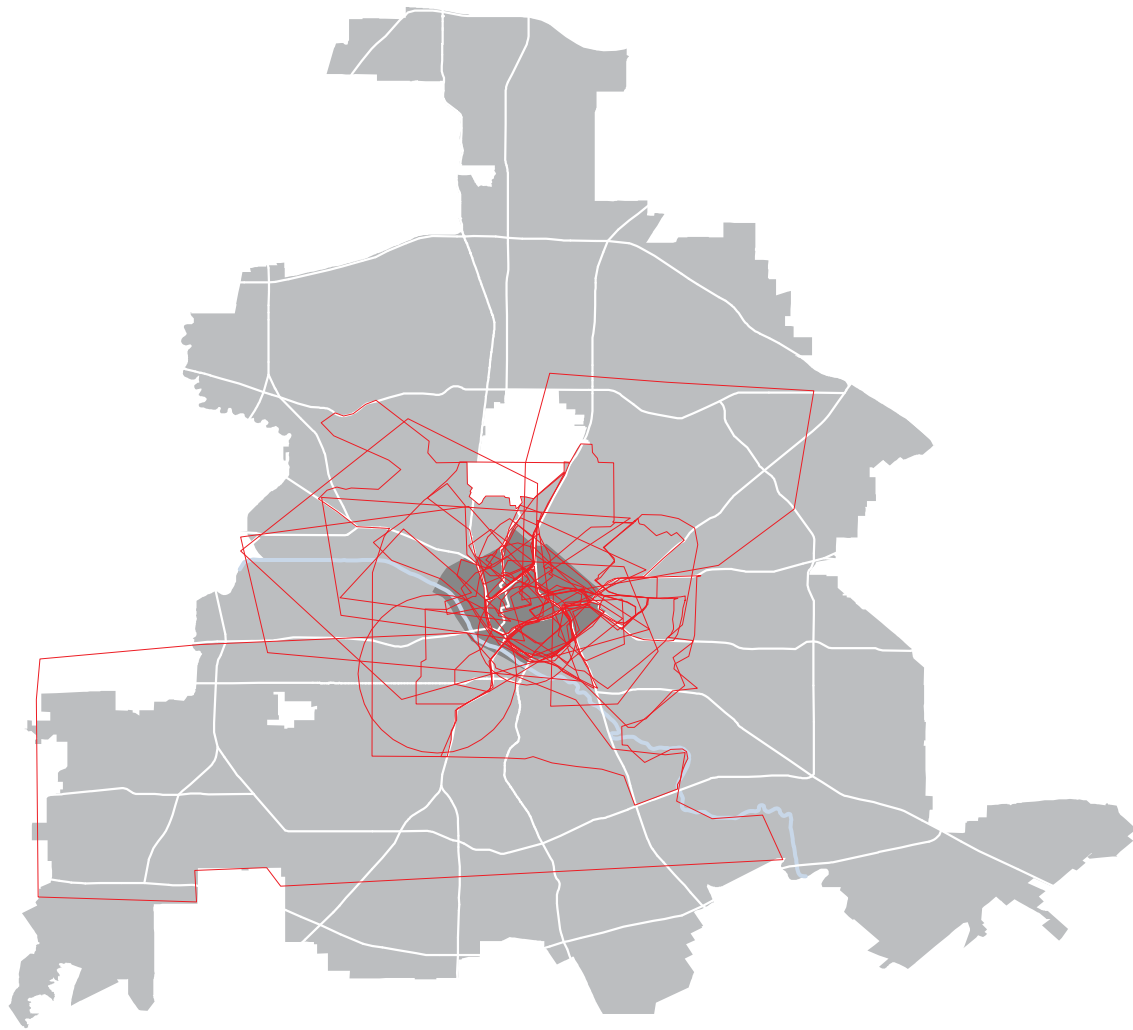
The map below depicts the outline of every super neighborhood submitted. Like the neighborhood boundaries drawn, highways, major roads and the river emerge as a defining features determining a number of boundaries. However, a number of them appear to be more random, perhaps more intuitive, than the neighborhood boundaries. The area of the boundaries varied greatly and covered much of the city except for far north Dallas.



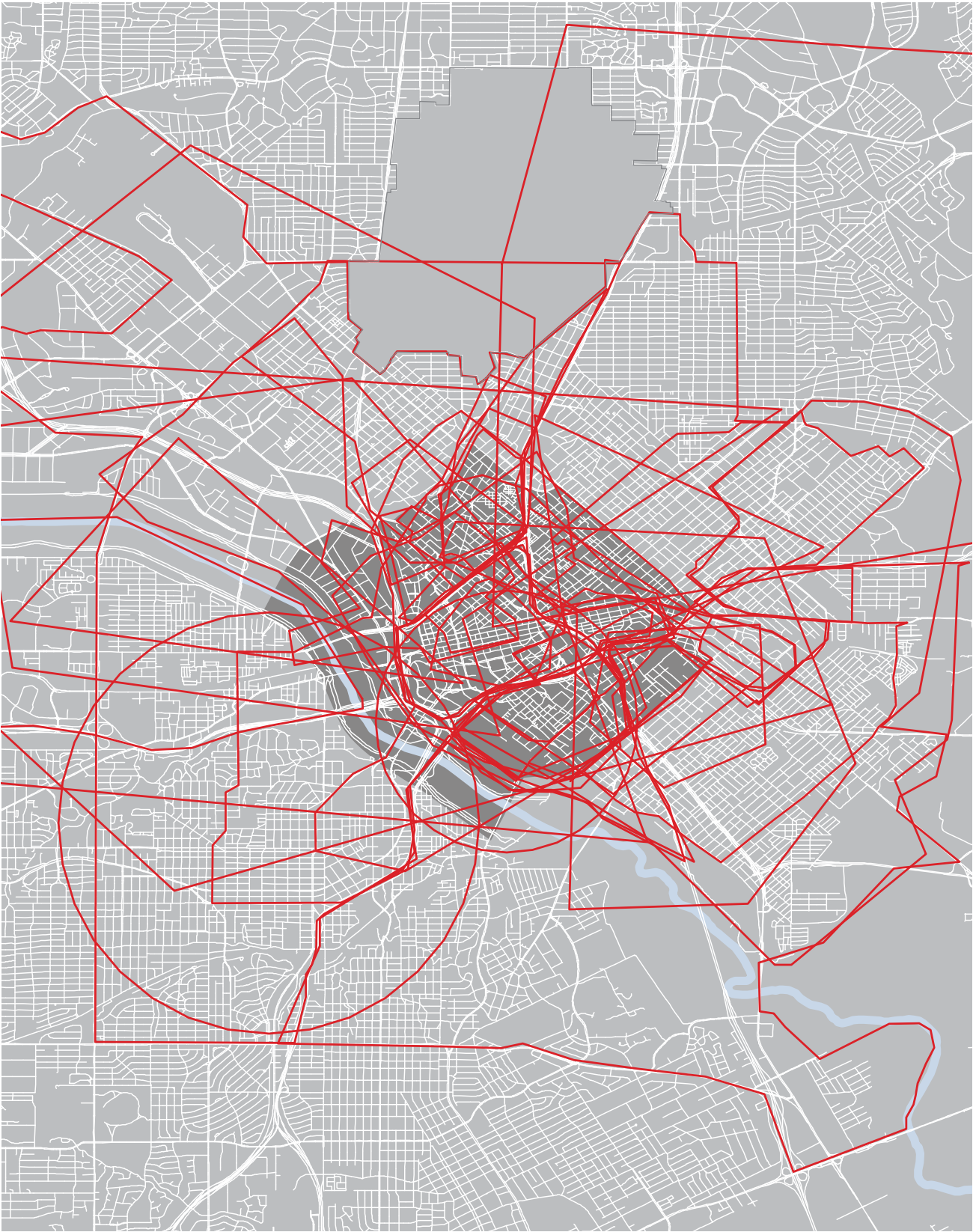
DOWNTOWN DALLAS NEIGHBORHOOD MAPPING

Downtown Neighborhood Submission Boundaries

The map below depicts the outline neighborhoods submitted that overlap with the downtown area of study. To the right is a zoom in on that area showing the boundaries in relationship to each other, the area of study, and street grid of the city.



- submitted neighborhood boundary
- Downtown as defined by DDI's 15 districts
- trinity river



- submitted neighborhood boundary
- Downtown as defined by DDI's 15 districts
- trinity river