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Work-in-progress Presentation
DickersonRoadStudy.nashville.gov
THANK YOU!!!

• Steering Committee Members
• Trinity Community Commons (Trinity United Methodist Church)
AN ESSENTIAL PIECE OF THE PUZZLE
TONIGHT’S AGENDA

1. Charrette Overview
2. What We Heard
3. Continue to Work: Next Steps
PHASE 1 PROJECT TIMELINE

**July**
- BUILD Grant

**Nov - Jan**
- Define study area
- Analyze study area
- Build public process
- Form Steering Committee

**Jan - Feb**
- Charrette Week
- Identify needs and vision
- Evaluate solutions

**Feb - Mar**
- Develop plan
- Consult Steering Committee

**Mar - May**
- Public Comment Period
- Vision Adoption

**June**
- Any Needed Council Action

* we are here

* start Phase 2
THE CHARRETTE OVERVIEW

STREET TOUR
STEERING COMMITTEE
VISIONING WORKSHOP
PLANNERS AT WORK & OPEN STUDIO
Nashville's Downtrodden Dickerson Pike Angles For A Turnaround

By TONY GONZALEZ — 8 HOURS AGO

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Metro planners focus on future for Dickerson Road

Posted: 4:29 PM, Jan 30, 2019  Updated: 6:26 PM, Jan 30, 2019
By: Rebecca Schlesicher

NASHVILLE, Tenn. (WTVF) — NewsChannel 5 continues to follow our
STEEERING COMMITTEE CHECK IN

- Affordability
- Redevelopment heights
- Transitions to neighborhoods to east
- Parking
- Traffic with interstate closures
WHAT WE HEARD
What is the number 1 thing that you love about the study area? Use one word.
What is the number 1 thing that bothers you about the study area? Use one word.
How do you get around the study area?

- Car: 61
- Walk: 2
- Bike: 4
- Bus: 1
- Scooter: 0
On a scale of 1-10 how concerned are you about each of these for the future of the study area? 10 being extremely concerned.

- Infrastructure - utilities, stormwater, sewer: 3.7
- Land use: 3.9
- Mobility - transit, sidewalks, bikeways: 4.1
- Housing costs: 3.4
- Building design: 3.5
- Parks and open space: 3.6
Use one word to describe what you hope the study area will be in the future.
MAINTAIN & CHANGE

Group will identify:
Areas that should be maintained and those that should change
Building on the results of Exercise 1, your group will identify:

- Future building types
- Future building heights
- Other additional details
TABLE EXAMPLE

CONSOLIDATION OF 9 TABLES AND CONTINUED REFINEMENT
DESIGN YOUR STREET

• Develop a street that addresses different ways to travel
• What is your ideal street within limited right-of-way?
PRELIMINARY RECOMMENDATIONS
Dickerson South, in the heart of a rapidly growing city, is ready for its renaissance. With stunning downtown skyline views, flanked by great neighborhoods, and a desire for change, we are presented with a unique opportunity to create one of Nashville's safest and most attractive streets. We embrace this moment in time to plan for Dickerson South to transform into a complete, mixed use, urban street that meets the needs of our community.
DRAFT FRAMEWORK PLAN

- Lower scale, less intensity along east side of Dickerson
- Highest intensity along west side next to Interstate
- Introduce new open space
- Increase connections (streets and community)
COMMUNITY CHARACTER PLANNING

Unique, recognizable character of the built environment that is different from neighboring areas
DEVELOPMENT SCENARIOS & CHARACTER IMAGES
Given future land use, what role does Dickerson Road serve?
MORE COORDINATION

- Issue of affordability
- Tools and resources
- Other Metro departments
- Mobility
  - Tennessee Department of Transportation
  - WeGo Public Transit
  - Greater Nashville Regional Council
DRAFT CORRIDOR PLAN

- Refine based on tonight’s feedback and more coordination:
  - Vision and Guiding Principles
  - Framework Plan
- Illustrate the Vision – Development Scenarios
- Develop a Draft Plan
AN IMPORTANT PIECE OF THE PUZZLE

- Infrastructure
- Economics
- Data
- Technical Standards
- Property Owners
- Community Vision
- Sustainability
- NashvilleNext
- Entitlements
BREAKOUT STATIONS

DICKERSON ROAD WORK-IN-PROGRESS

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