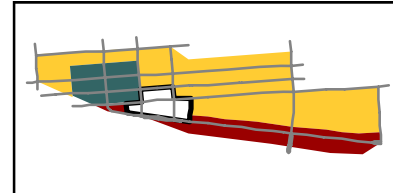


EXECUTIVE SUMMARY

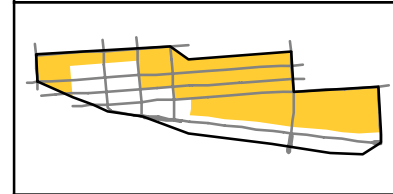
The overarching goal of the *Endion Land Use and Transportation Plan* is to analyze the cumulative impacts of proposed land use development on the transportation system and vice versa, to determine the ability of the transportation system to stimulate redevelopment in a way that changes the corridor to support land use revitalization initiatives. The plan examines current traffic patterns along the London Road business district between 10th and 26th Avenues East, throughout the adjoining Endion/East Hillside neighborhood, and within the adjacent St. Luke’s Medical Campus. The plan also examines the conceptual Armory/Plaza mixed-use district proposal. The plan strives to create a vision for the neighborhood, the London Road business corridor, and the redevelopment initiatives within the study area.

The *Endion Land Use and Transportation Plan* reviews various future land use and roadway changes within the area bordered by 6th Ave East to the west, 26th Ave East to the east, 4th St to the north and London Road to the south. Traffic modeling indicates that a new traffic signal at 26th Avenue East and Superior Street is required under all modeling scenarios. Selected intersections require additional changes to geometry and/or signalization as the existing transportation network is modified under various scenarios. The model results also show that a traffic signal is currently warranted at 10th Avenue East and 4th Street. However, as one-way streets are converted to two-way streets, the restrictive nature of the one-way street network will be lessened and traffic pressure along 4th Street decreased and a traffic signal would no longer be needed at 10th Avenue East. Mitigation measures and design options, as well as their associated costs, are presented to support the scenarios considered. An implementation timeframe is included with an action matrix outlining strategies to pursue funding sources.

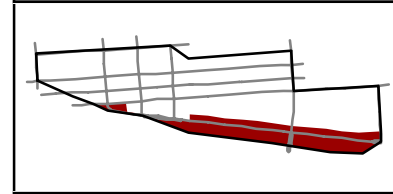
I. Entire Study Area



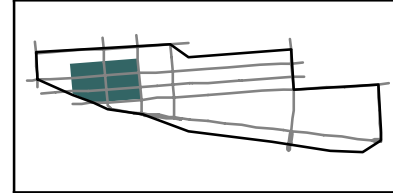
II. Endion/East Hillside Neighborhood
Area shaded in gold



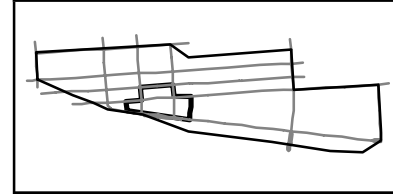
III. London Road
Area shaded in red



IV. St. Luke’s Medical Campus
Area shaded in green



V. Armory/Plaza District
Area bordered in green



The entire study area includes 6th Ave East to the west, 26th Ave East to the east, 4th St to the north and London Road to the south (#I, above).

Specific sub-areas (II-V, above) are analyzed separately throughout the plan. These geographical identifiers are used at the bottom of each page to orient the reader to the area being discussed.