



# Sustainable Mobility Guide

A guide of sustainable mobility options to and from The Hatchery

**THE HATCHERY | MOBILITY GUIDE**

**Prepared by: Movability | [movabilitytx.org](http://movabilitytx.org)**







# About the Hatchery

## Comal St. @ Lady Bird Lake

Situated on the shores of Lady Bird Lake, The Hatchery is located in the heart of the city.

## A Hidden Gem in East Austin

Tucked away in a natural enclave, the land is both in the center of everything happening in the city and also free from the commotion and crowds of downtown.

## Abundance of Mobility Options

Whether you are driving, riding transit, biking, walking, or scooting, you are minute from all that Austin has to offer.



# SITE PLAN

**1320 LBJ WAY  
NORTH MARKET GARAGE**  
4,000 SF Retail

**49 NAVASOTA**  
30 Multifamily Units

**41 NAVASOTA ST**  
KMFA HQ

**31 NAVASOTA**  
27,631 SF  
Class A delivered July 2020  
Parking: 2.5:1,000 provided  
*(additional reserve parking available)*  
Retail

**1401 ART DILLY DR  
WEAVER APARTMENTS**  
251 Multifamily Units  
4,000 SF Retail  
*(additional reserve parking available)*

**1310 LBJ WAY  
NORTH MARKET OFFICE**  
150,848 SF Office planned  
Class A office delivering Fall 2021  
Parking: 4:1,000 provided  
*(additional reserve parking available)*

**1320 ART DILLY DR  
SENIOR LIVING**  
250 New MF Units  
250 Refurbished MF Units  
Retail

Nash Hernandez Senior Dr.

Waller St.

Haskell St.

LBJ Way

Navasota St.

Art Dilly Dr.

Cornal St.



# Site Features

**Micro-Mobility Hub = Travel Options**

**Electric Vehicle Charging Stations**

**Hatchery Park – On-site Green Space**

**Lady Bird Lake Hike & Bike Trail Direct Access**







# Mobility Guide – Overview



## Bus Stop

3 bus stops on Capital Metro's 322 Chicon/Cherrywood Route



## Bike Rack

5 bike racks with space for over 75 bikes\*



## Micro-Mobility Hub

2 Designated hubs for dockless mobility options (scooters and bikes)



A photograph of a person from the waist down, wearing a blue denim shirt over a white and orange striped t-shirt, and blue jeans. They are carrying a large olive green backpack and holding the handlebar of a bicycle with orange-rimmed wheels. The background is a blurred outdoor setting with a concrete wall and a paved path.

# Take the Active Route

**Bike, Walk, or Scoot**



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# Minutes Away from it All – no car required



## 15-minute Walk

within walking distance of fine dining, coffee shops, and retail shops



**Royal Blue Grocery**  
(Rainey St.)  
13-minute walk



**CapMetro Rail Station**  
(Plaza Saltillo)  
15-minute walk



## 15-minute Bike/Scooter Ride

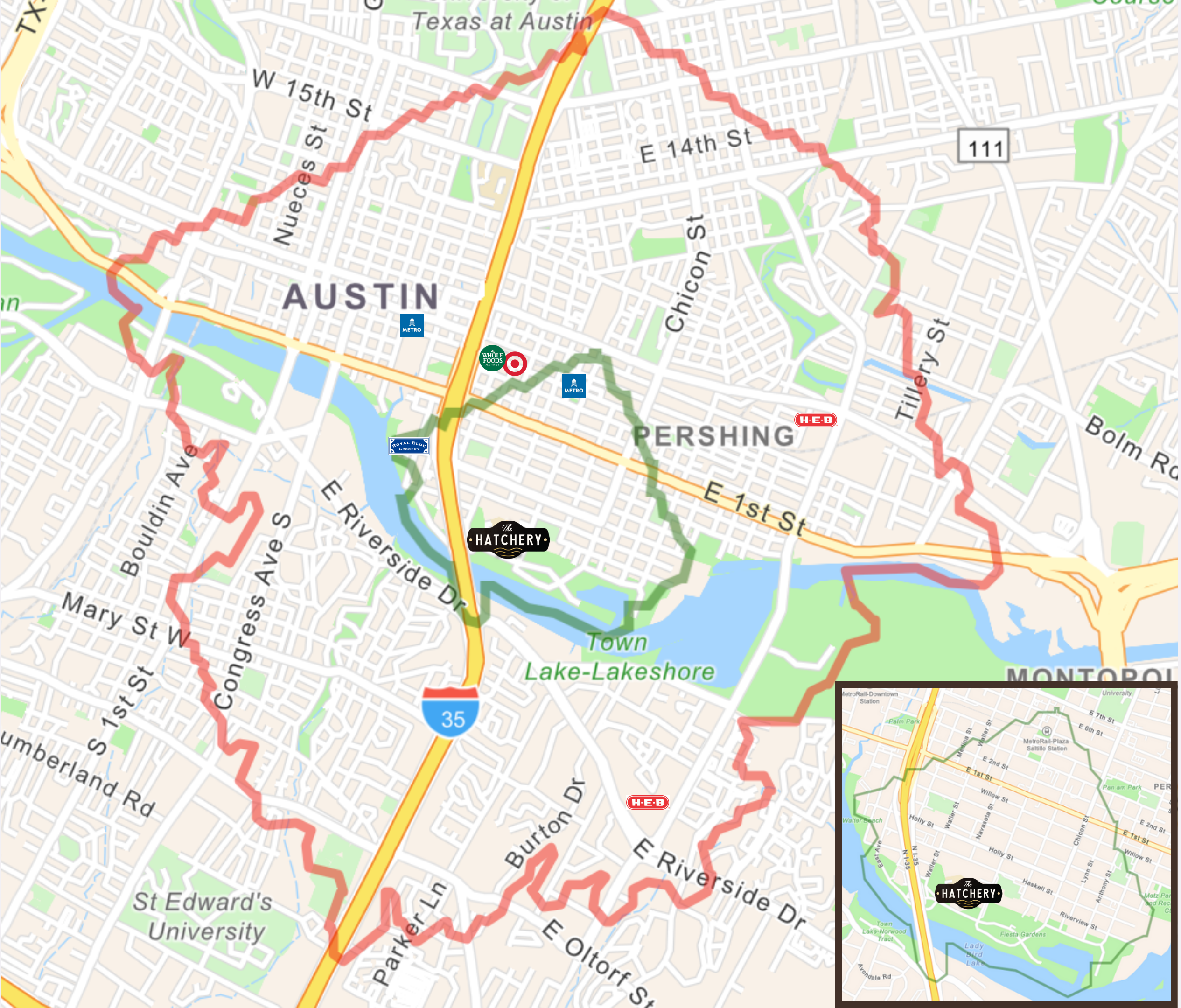
within bike/scooter distance of all of downtown, South Congress, and East Austin



**H-E-B** (East 7th St.)  
9-minute bike/scooter  
**H-E-B Plus**  
(East Riverside Dr.)  
12-minute bike/scooter



**Whole Foods Market & Target**  
(East 5th St.)  
4-minute bike/scooter





# Well Connected to Bike Routes and Trails

## Connection to Routes

The Hatchery is surrounded by comfortable biking routes that will quickly connect travelers to the best of the City's amenities.

## Connected to Trails

The Hatchery has direct access to the Lady Bird Lake Hike & Bike trail – a 10-mile trail that provides a central Austin travel option free from the stresses of on-road vehicles.







# Travel with Transit

Easy connections to explore  
the city far and wide





# Whether it's Bus or Rail The Hatchery has it all

## Nearby Rail Station (1-mile away)

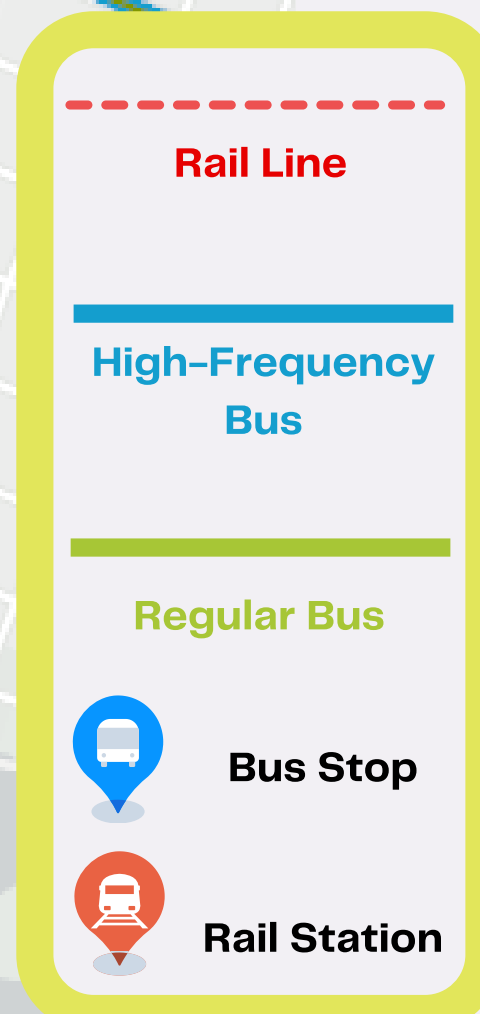
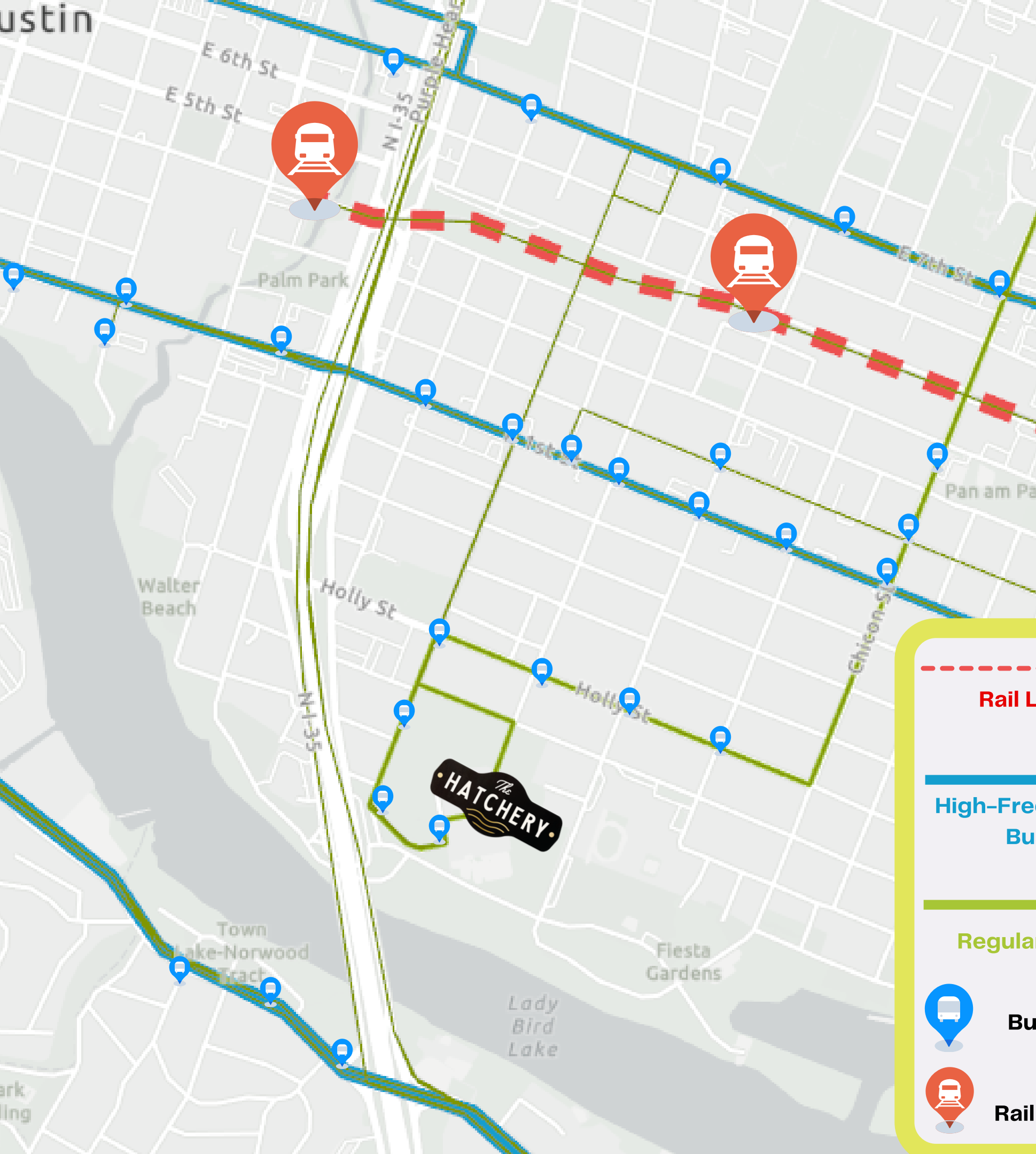
Within walking distance of the Plaza Saltillo Rail station that travels from downtown Austin to the city of Leander, including stops at the Domain and Lakeline.

## Direct Access to the 322 Bus Route

This on-site bus route connects The Hatchery to the Hancock neighborhood in central Austin.

## Additional Bus Routes in Walking Distance

- 17 Bus – Cesar Chavez (0.7-miles away)
- 4 Bus – 7th St. (1.1-miles away)







# Ongoing Support for Mobility Options

**It is critical for tenants to support mobility options at The Hatchery as this can:**

- increase awareness and adoption of sustainable mobility options
- increase local economic, health, safety, and environmental outcomes
- establish a culture that is not reliant on personal vehicle travel





# Recommendations for Ongoing Support



## Bike Friendly Site

Look to be bike friendly through advocacy, encouragement, and consideration of bike friendly policies.

## Wayfinding

Help travelers find mobility options/amenities through signage and wayfinding that guides them to their options.

## Vehicle Sharing

Whether it's a full-size vehicle or a moped, vehicle sharing helps people feel more comfortable not driving or owning a personal vehicle.

## Promotions and Events

Promote options by hosting or joining mobility events and working with transportation providers to offer discounts and promotions.

## Parking Demand Management

Manage demand for parking by charging hourly/daily rates and discounting shared mobility parking like carpools or vanpools.

## Join Movability

Movability can help you with all of this and more! Contact us to learn more.



# About Movability



## Who Are We?



Movability is a nonprofit transportation management association (TMA) in Austin TX, solely dedicated to working to improve the region through mobility options that save time and money.

## What Do We Do?



We help members implement mobility strategies that:

- reduce traffic congestion
- reduce parking constraints
- improve recruitment/retention
- increase cost savings and
- promote local stewardship.

## OUR SERVICES

### MOBILITY PLANNING

Build or improve a customized mobility program

### PROMOTIONS AND DEALS

Exclusive offers for Movability members

### NETWORKING AND EVENTS

Meet with other leaders and transportation providers

### LEADERSHIP AND RECOGNITION

Opportunities for local and national recognition





# Contact Us

We love to talk about all things mobility.

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# The Hatchery – Mobility Guide

This guide was provide by Movability at the request of Southwest Strategy Group as part of the 2020 Mayor's Mobility Challenge.

Contact Movability for more details.

