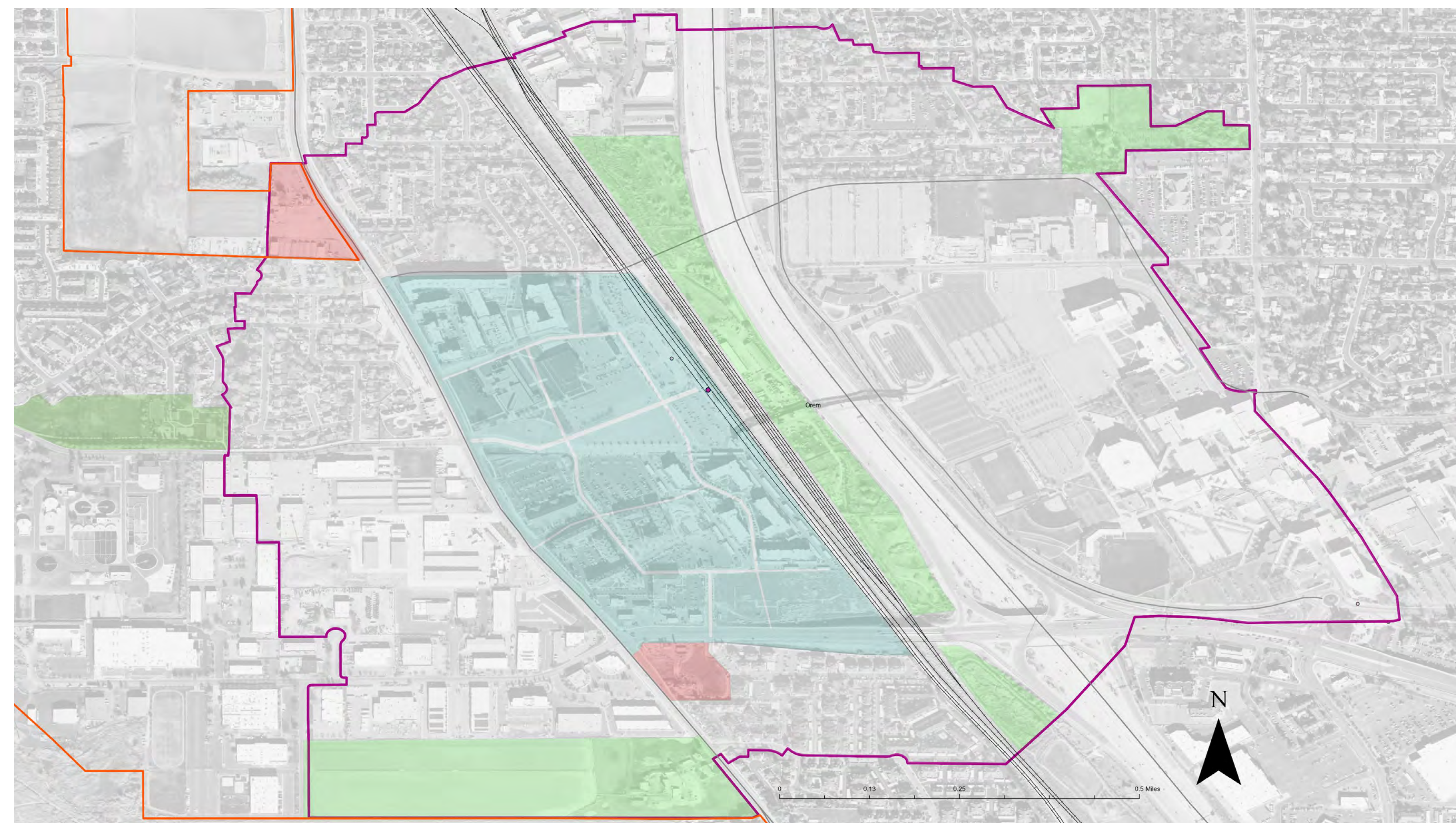
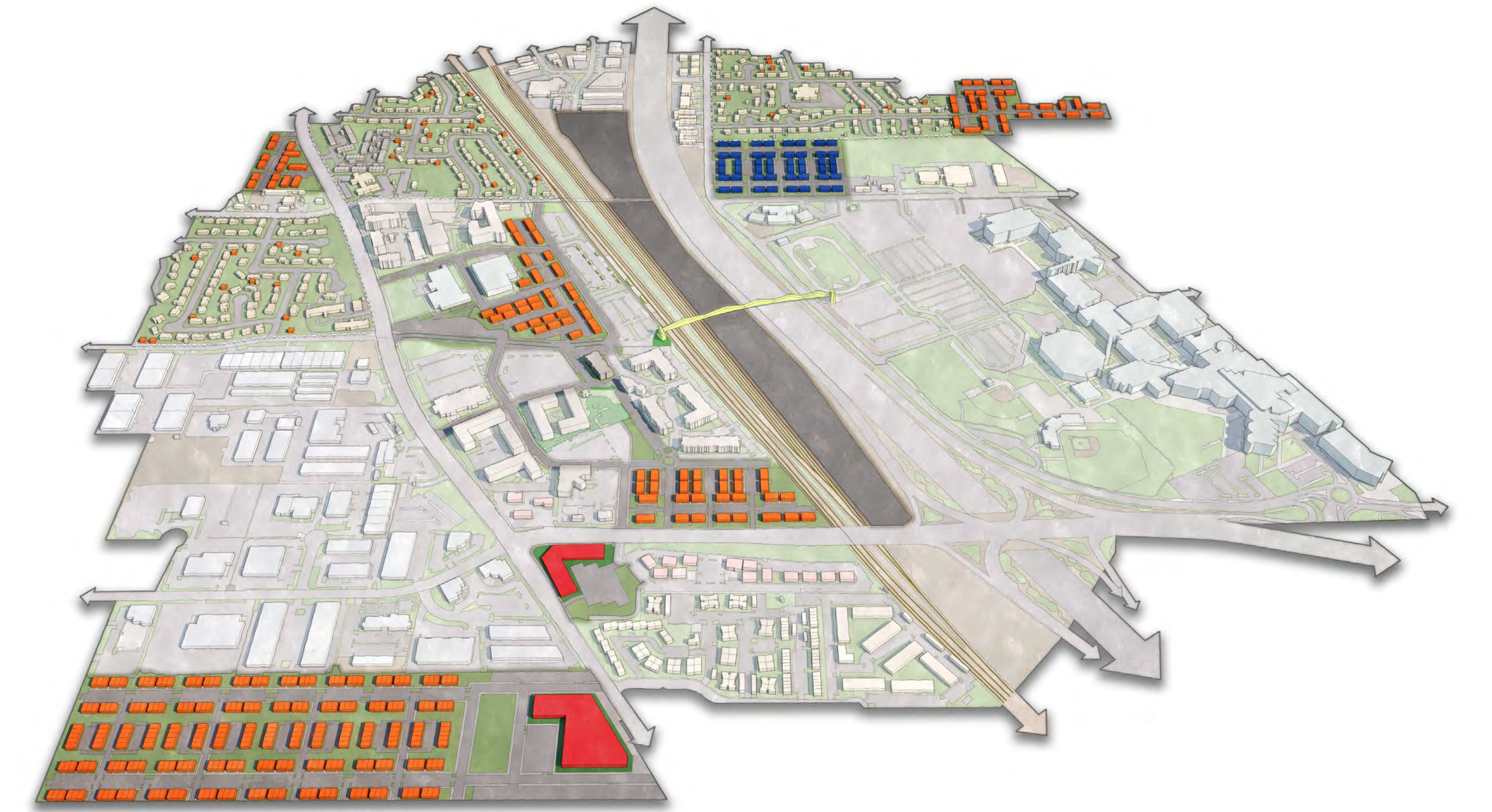
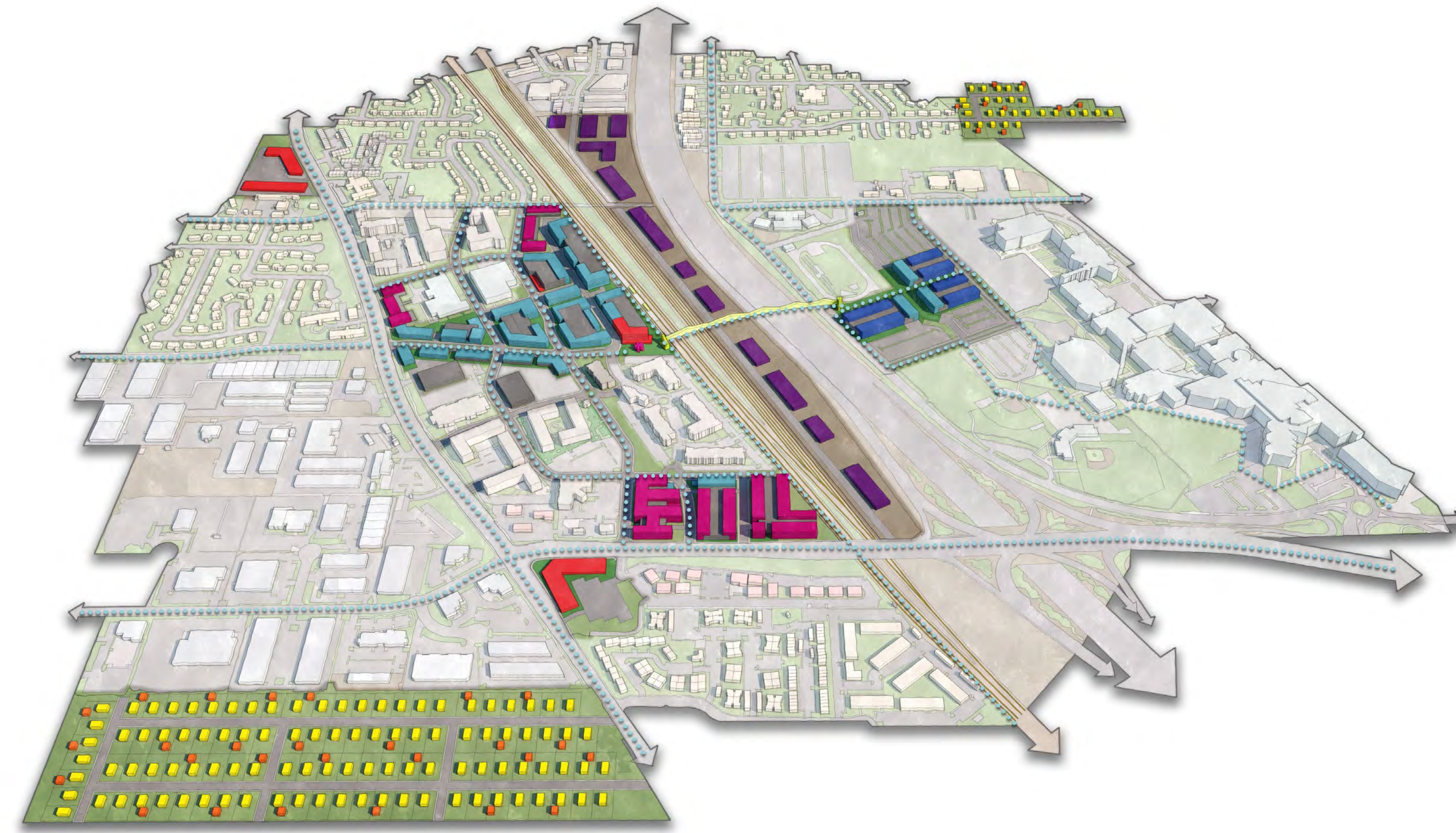
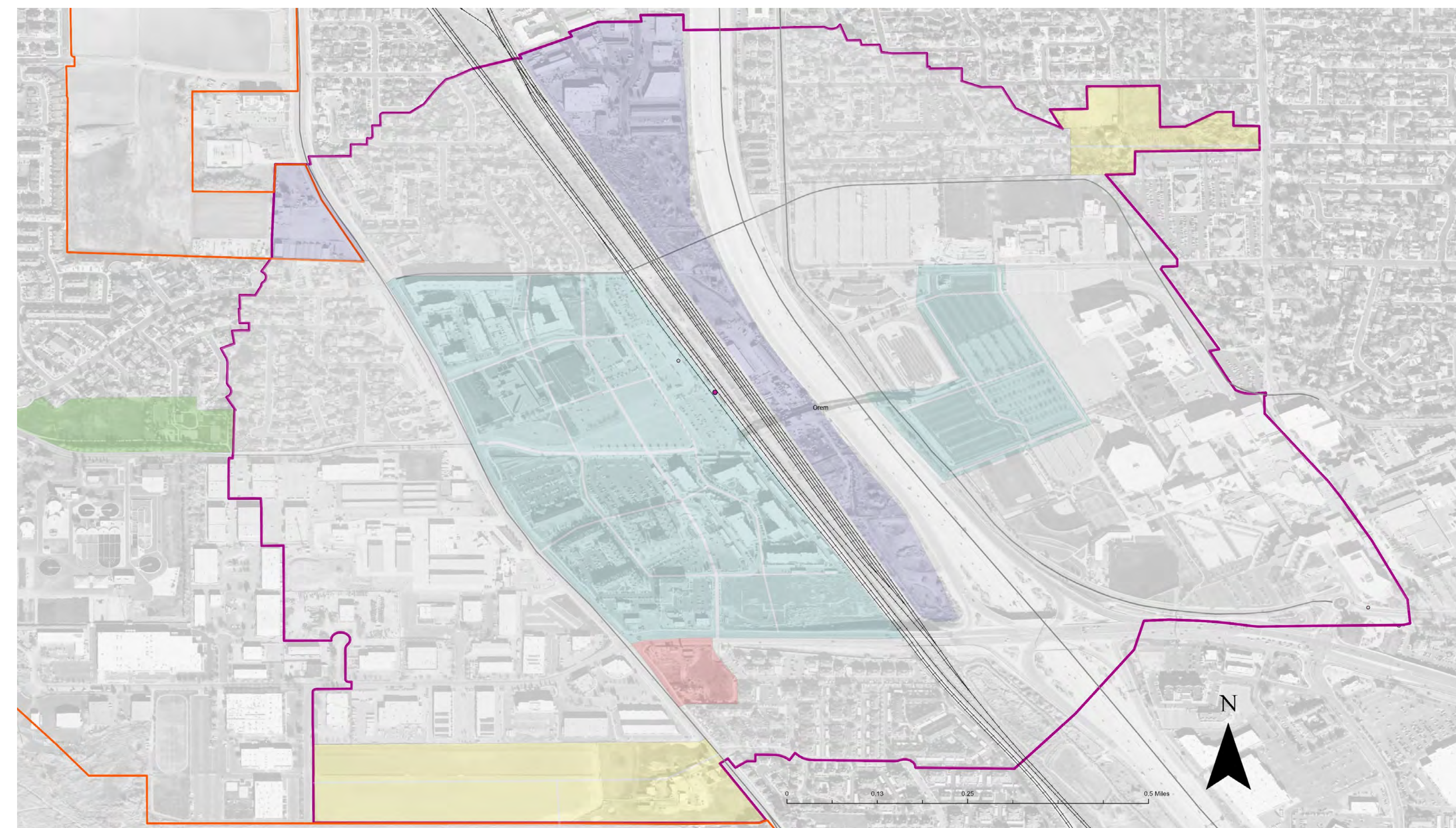


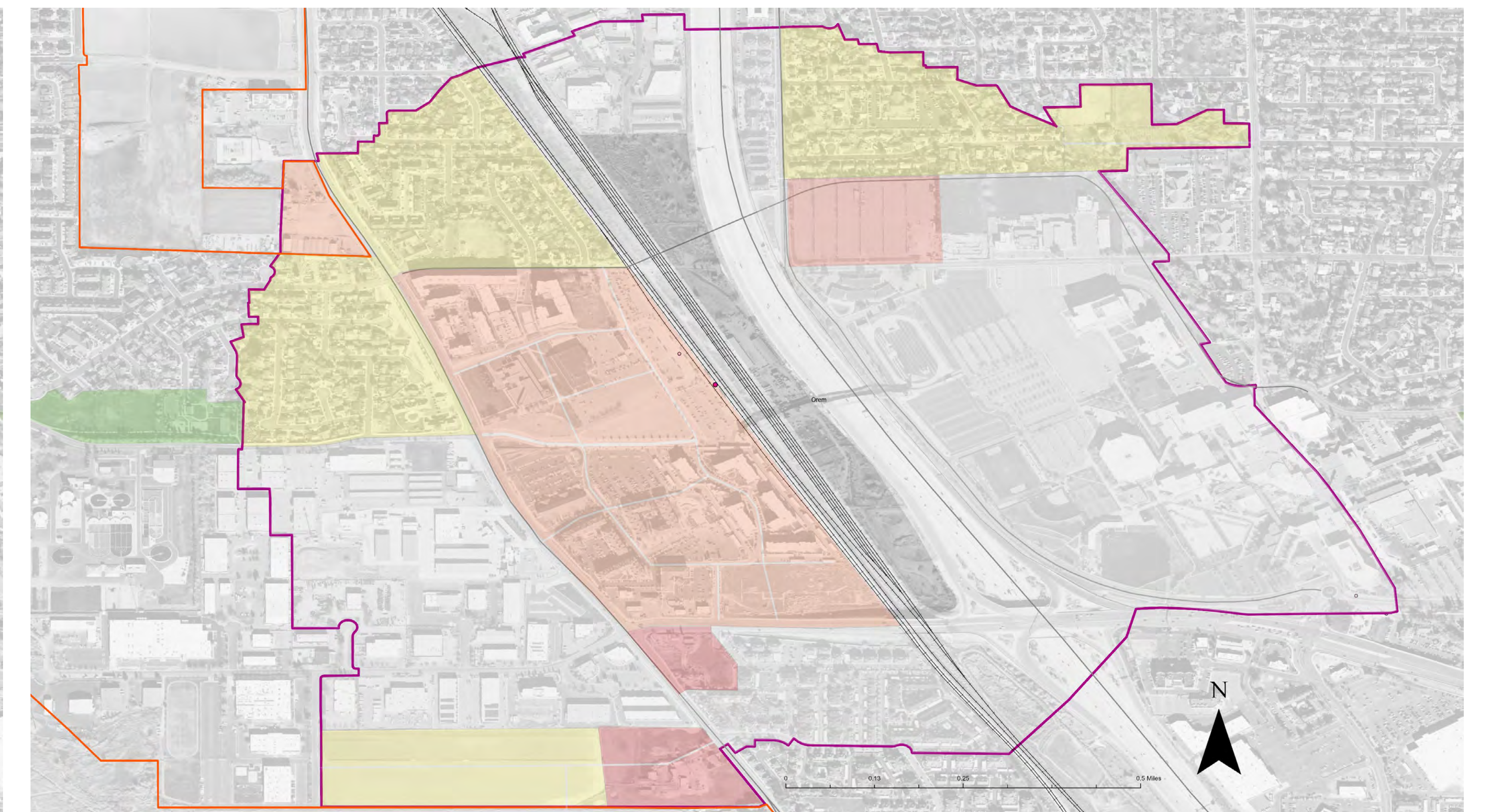
Orem Station Area Scenarios



1. Station Area Mixed-Use Village



2. UVU Mixed-Use Village

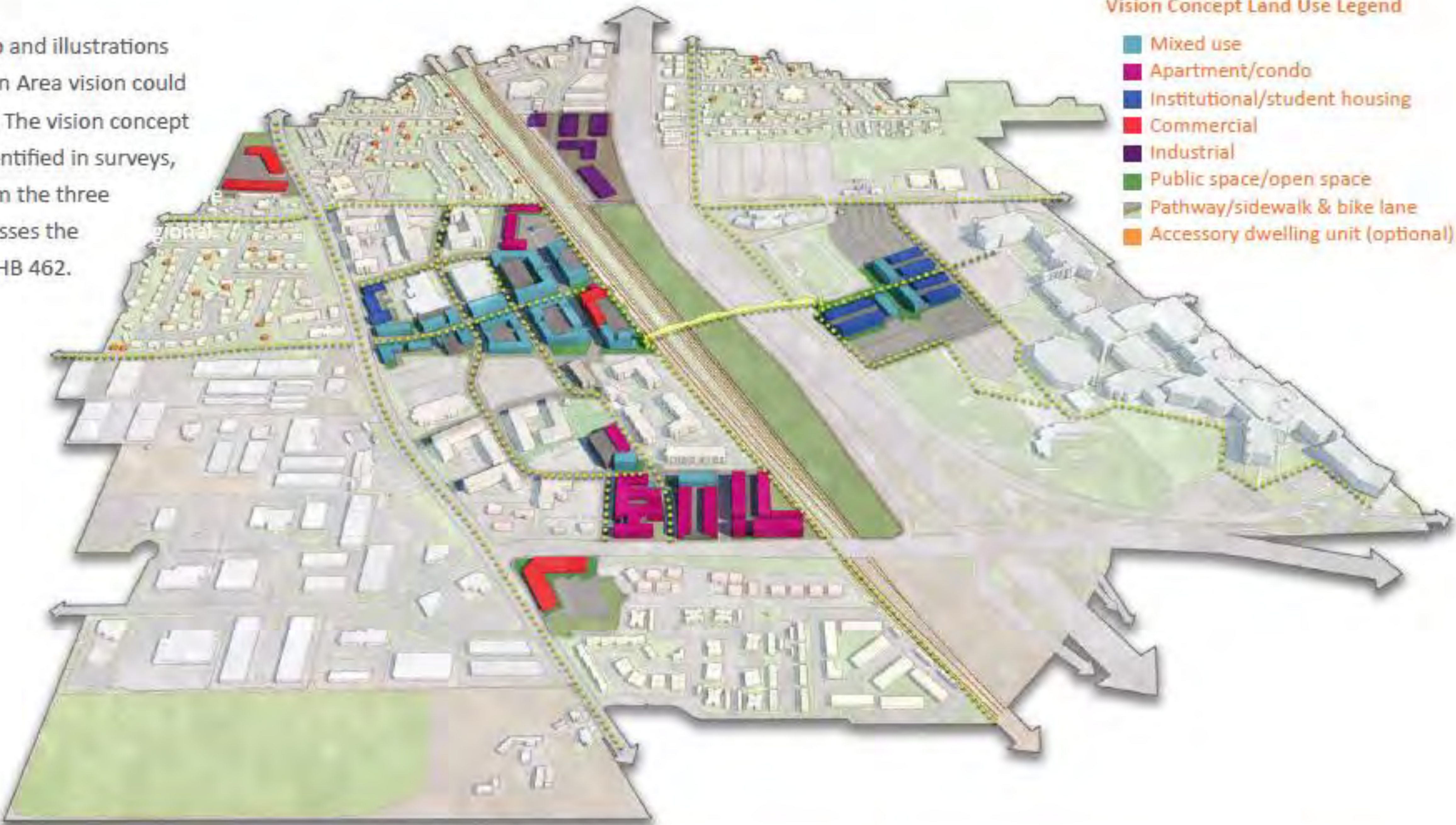


3. Neighborhood Infill

Orem Station Area Plan Scenario

Vision Concept

The vision concept land use map and illustrations demonstrate one way the Station Area vision could unfold on the ground over time. The vision concept embraces public priorities as identified in surveys, employs preferred concepts from the three alternative scenarios, and addresses the four regional goals identified in HB 462.



- Vision Concept Land Use Legend**
- Mixed use
 - Apartment/condo
 - Institutional/student housing
 - Commercial
 - Industrial
 - Public space/open space
 - Pathway/sidewalk & bike lane
 - Accessory dwelling unit (optional)

New Housing	Sq Ft	Units
ADUs	52,763	53
Townhome/Rowhome	52,590	53
Student Housing	352,657	705
Condo/Apartment	1,291,659	1,615
Total Housing	1,749,669	2,425

New Commercial	Sq Ft	Jobs
Restaurant/Retail/Office/Hotel	499,266	344

New Parking	Sq Ft	Stalls
Residential Stalls	1,122,028	3,506
Commercial Stalls	479,775	1,499
Replacement Stalls*	752,640	2,352
Surplus Stalls	4,655	15
Total Parking Stalls	2,359,098	7,372

*stalls that replace stalls removed during redevelopment

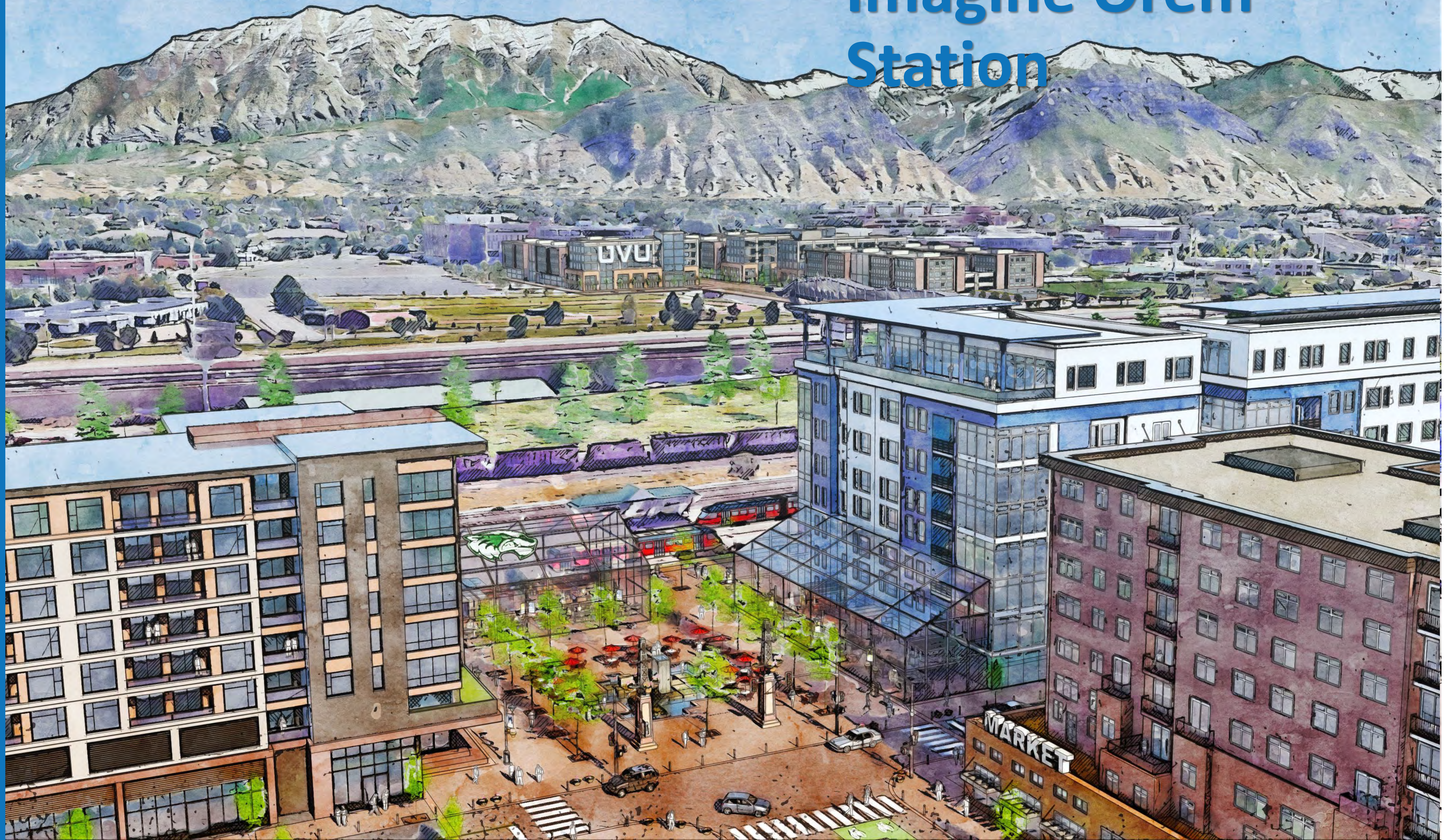
Public Amenities	Sq Ft/Lin Ft	Acres/Lane Miles
Public Parks and Plazas	13,888	.3
Open Space/Urban Forest*	668,003	15.3
Improved Streets (streets with sidewalks & bike lanes or separated pathways)	18,868	3.6

*public viewshed, not physically accessible

Orem Station is an urban neighborhood that supports Orem residents, UVU students, and commuters who are living, working, playing, learning, and traveling in the area. It's a friendly place to call home, an innovative educational and vocational hub, a launch pad for workdays and school days, and a place to gather and enjoy time with friends, family, classmates, and coworkers.



Imagine Orem Station



Implementation



Anthony Fletcher, MCMP.



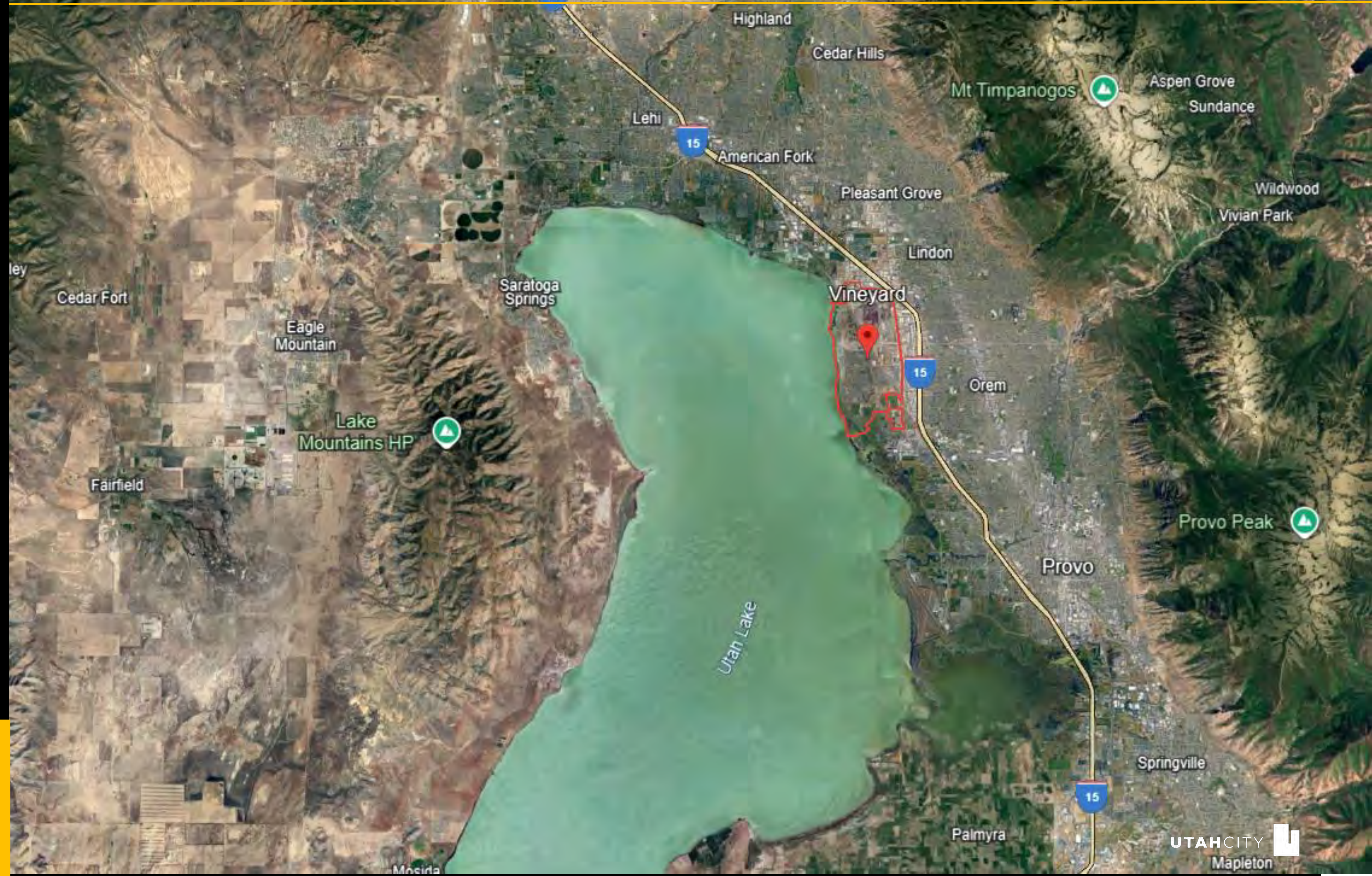
Outline

- . Location Context
- . Partnerships/ Collaboration
- . Planning Process
- . Progress
- . Way Forward

Utah County

“Utah County is going to be the epicenter of growth,” EDC Utah

Utah County is in **Need** of an Urban Core.



Partnerships/ Collaboration

1. Property Owners

- a. Flagship Homes
 - b. Woodbury Corporation
 - c. Flagborough
 - d. M.S. Properties
-

1. Institutions

- a. Utah Valley University (UVU)
 - b. Mountainland Association of Governments (MAG)
 - c. Huntsman Cancer Institute
 - d. University of Utah
 - e. UDOT
 - f. UTA
 - g. Utah Lake Authority
-

1. Residents

Planning Process

1. Existing Conditions
2. Public & Stakeholder Engagement
3. Multimodal Transportation Plan
4. Open Space Plan
5. Land Use Plan
6. Utility Infrastructure Plan
7. 5-Years Action Plan
8. Statements of Consistency
9. SAP Draft / Final Report & Certification and Approval Process

Planning Progress

- 5 out of 9 Steps completed - MAG Scope of Work (i.e., Items 1 - 5)
- 82.25% completed

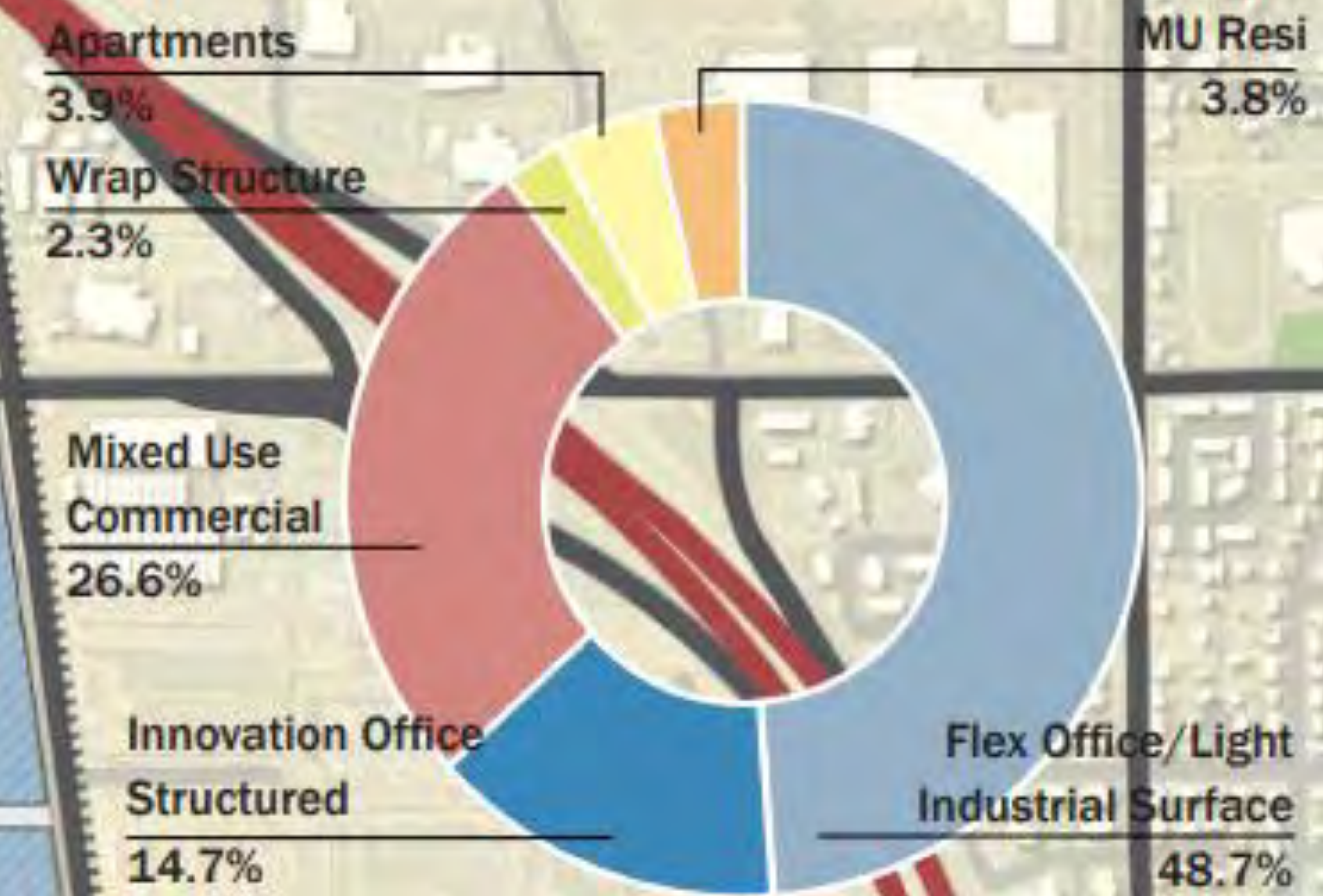
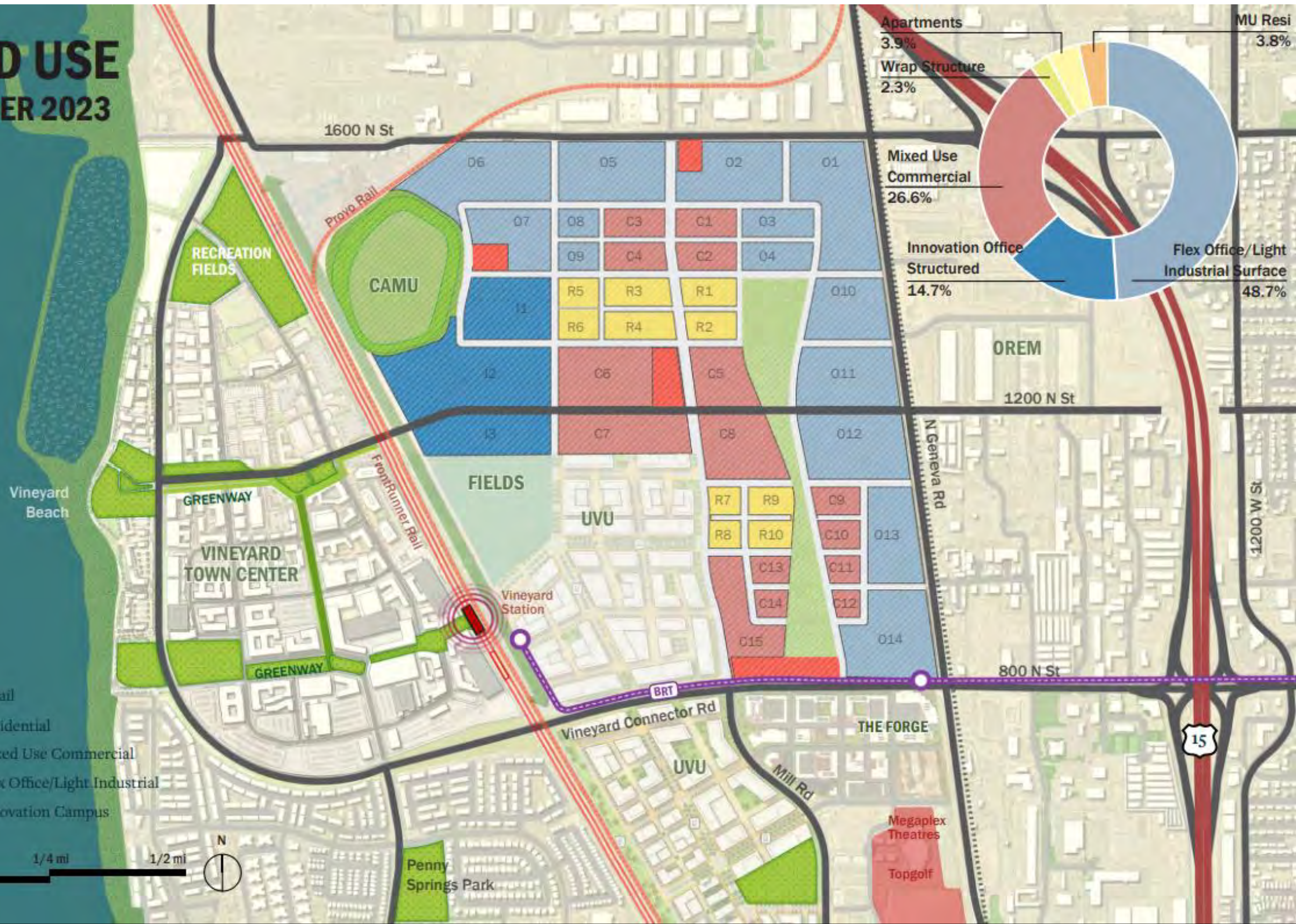


LAND USE

OCTOBER 2023

- Retail
- Residential
- Mixed Use Commercial
- Flex Office/Light Industrial
- Innovation Campus

0 1/4 mi 1/2 mi



Masterplan

Developed with Jeff Speck and DPZ, the first 350 acres of Utah City were thoughtfully designed to feature a variety of distinct spaces, including two linear promenades, a downtown core, lakefront living with a re-established beach and lake-oriented boardwalk, a retail street and several “shared spaces” for both residents and visitors.



Utah City By the Numbers



Variety in Residential Product Layered with Mixed-Use Retailers

Mixed-Use

- 1,600 units (144,000 sqf) of commercial space directly adjacent to the train station
- 10 min. All residential and commercial spaces are within walking distance of the train station
- 17 Million Square Feet of Mixed-Use Space throughout the development



50+ ACRES OF PARKS AND PASEOS

GREEN SPACES THROUGHOUT

- Miles of trails and pedestrian paseo network integrated throughout Utah City
- 5 miles of developed shoreline along Utah Lake
- 12-acre 50 million dollar Promenade Park connecting the train station to Utah Lake



TRANSIT FOCUSED + CLEAN UP INITIATIVES

ENVIRONMENTALLY FOCUSED

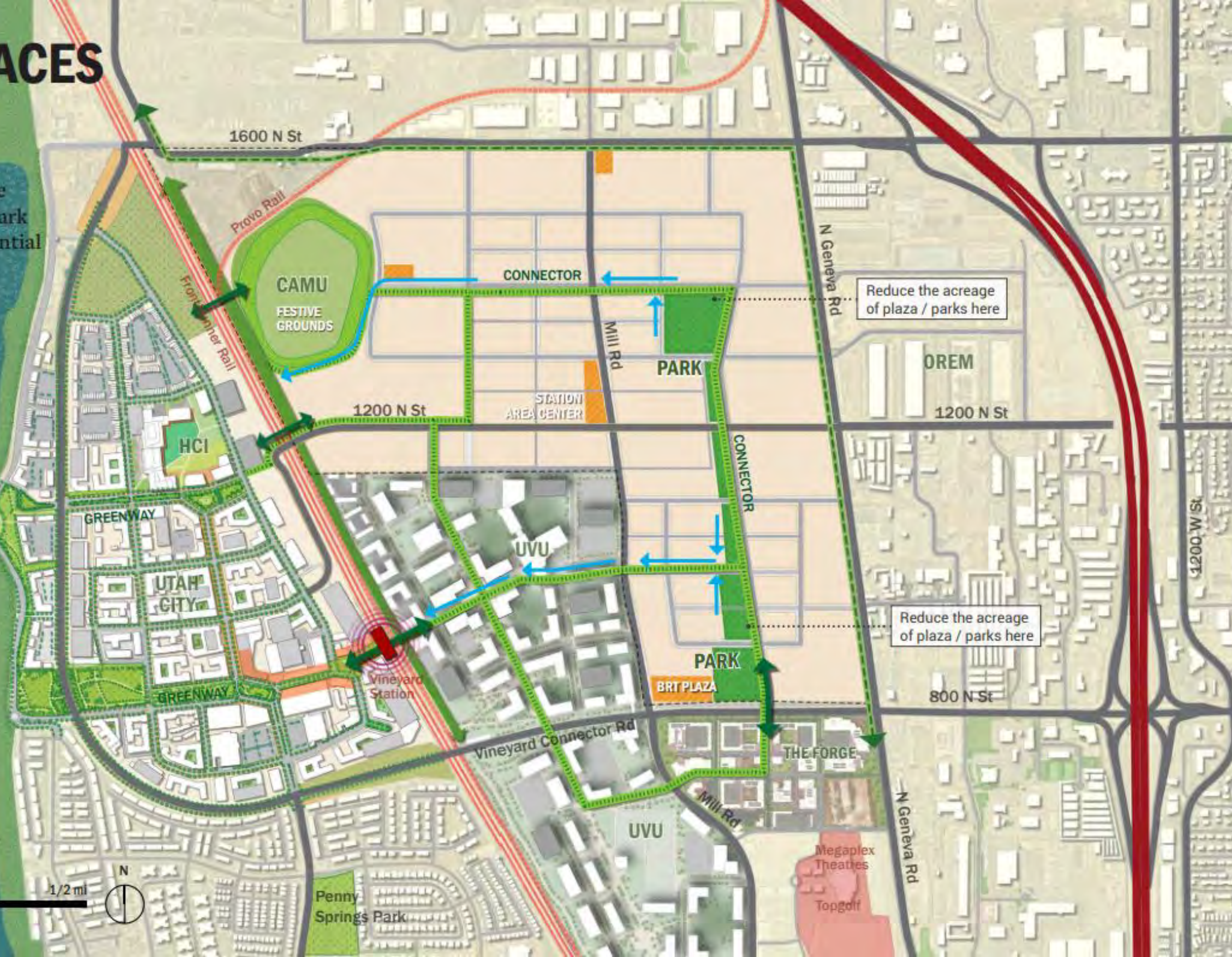
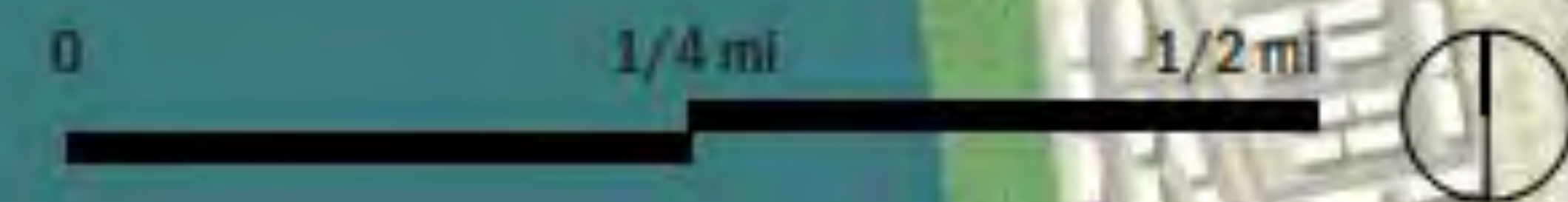
- New commuter rail station constructed and opened in 2022
- \$3 million dollar pledged to the clean up and development of Utah Lake & shoreline
- Power grid enhancements that provide significant power efficiencies

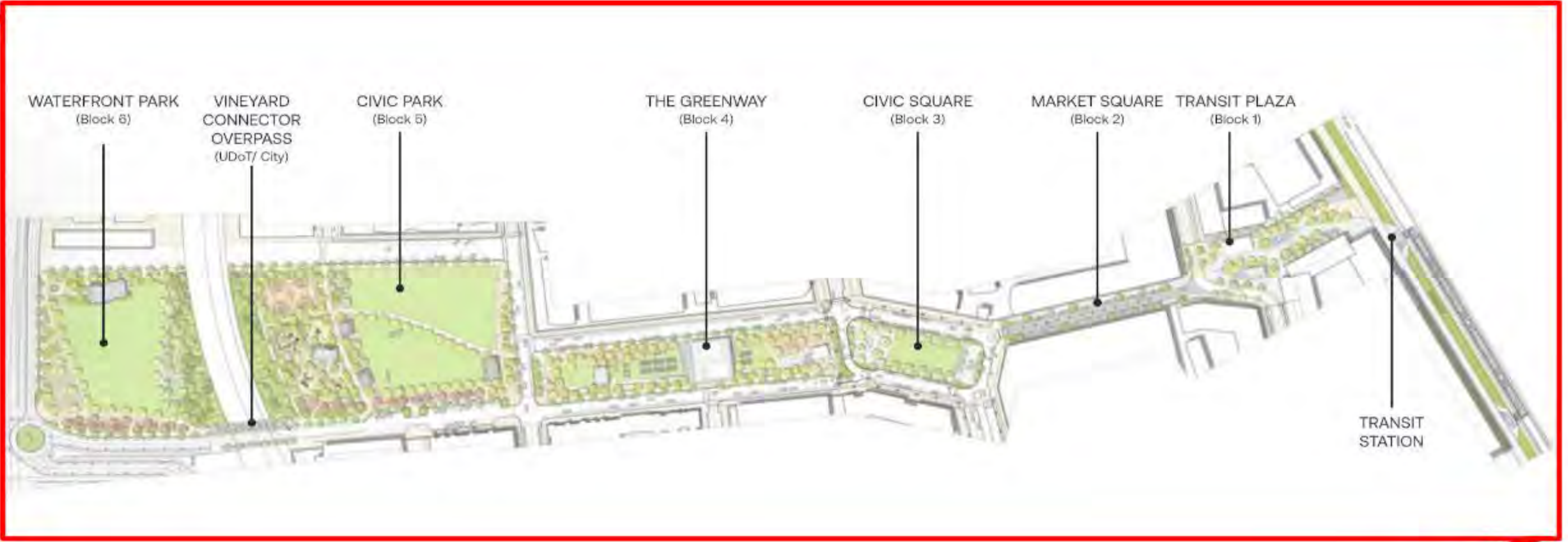


OPEN SPACES

- Green Loop will be amenitized with park spaces near residential uses

- Regional Parks
- Retail Plazas
- Recreation Fields
- Parks
- Stormwater Flow
- Pedestrian Connector

















Native Grasses

Pavilion

Recreational Lawn

Sculpture

Children's Park

Recreational Lawn

The Beach

Native Grasses

Enhanced Streetscape

Kiosk/Pavilion

Planting

Restaurant/Pavilion

The Pier

Future Connection

OJB



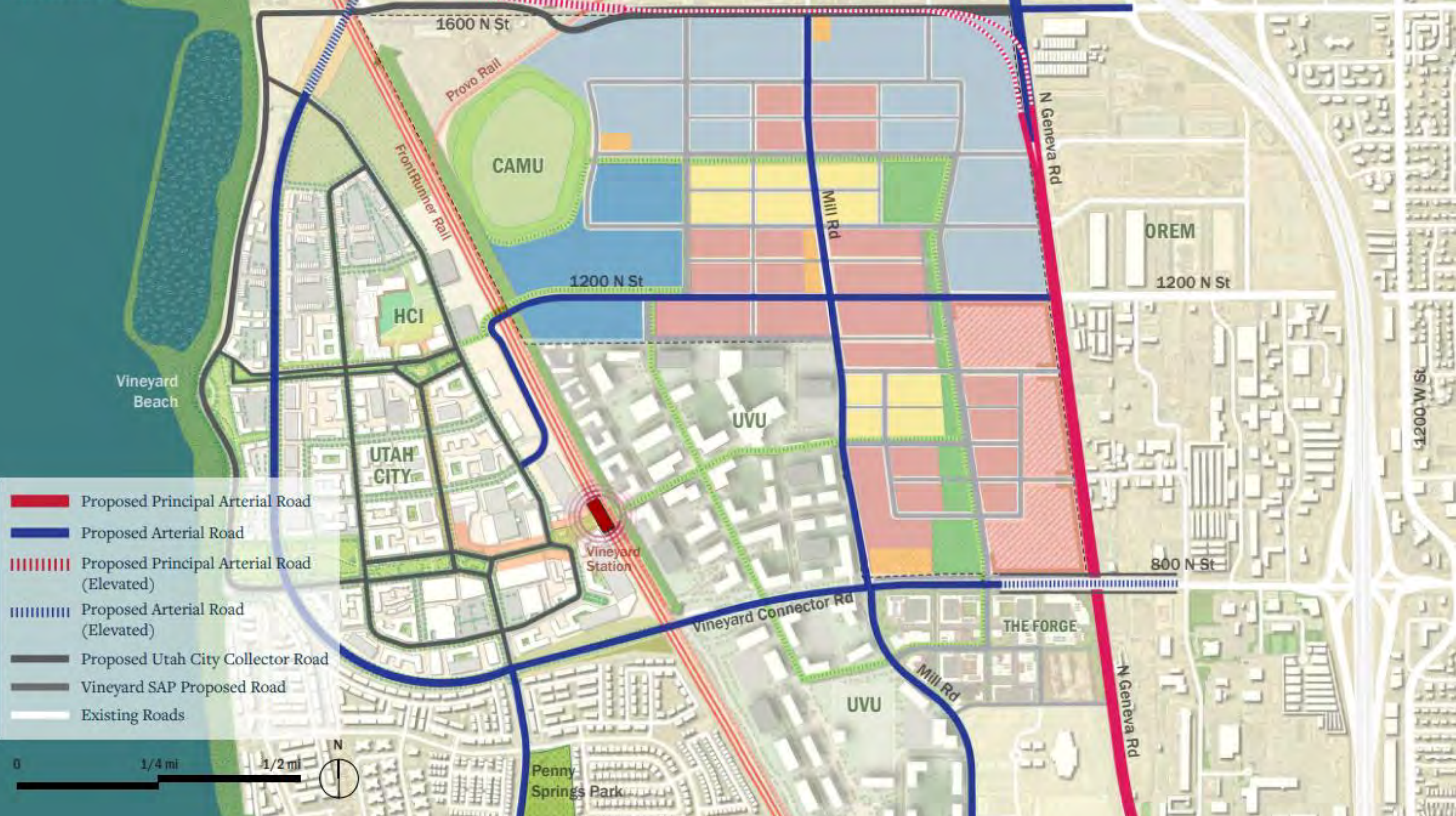






VINEYARD TMP

MARCH 2024

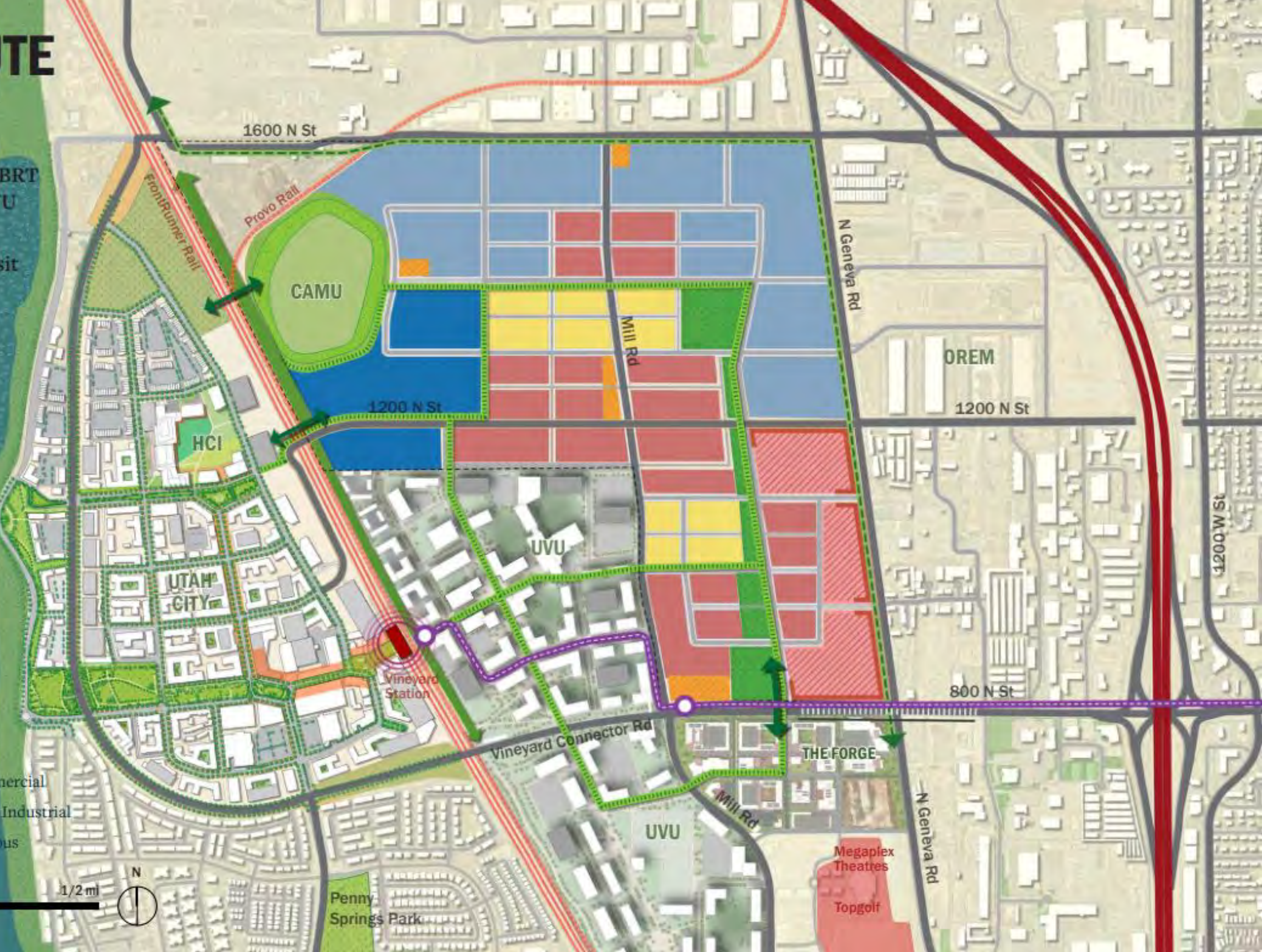


BRT ROUTE

- Alignment of the BRT route through UVU plan
- Multimodal Transit Hub at Vineyard Station

- BRT Line
- Residential
- Retail
- Mixed Use Commercial
- Flex Office/Light Industrial
- Innovation Campus

0 1/4 mi 1/2 mi



TRANSIT-FOCUSED COMMUNITY

Connectivity



It's everything in one place,

and it will be not just be the downtown of Vineyard but,... the downtown for the whole region. And everyone who lives here will be within a reasonable walk of a very effective transit service that links them to the whole region."

– Jeff Speck, City Planner, author of Walkable City



LOCATED ON I-15 CORRIDOR

Utah City is easily accessible off of I-15 from three interstate exits, 1600 N, 800 N and Center Street.



FRONTRUNNER RAIL STATION

A new UTA FrontRunner station opened in 2022 that connects to Salt Lake City, Ogden, Provo and beyond.



DESIGNED FOR WALKABILITY

Renowned city planner Jeff Speck and DPZ masterfully designed Utah City, emphasizing human connection, walkability and fostering a sense of community.

Connectivity

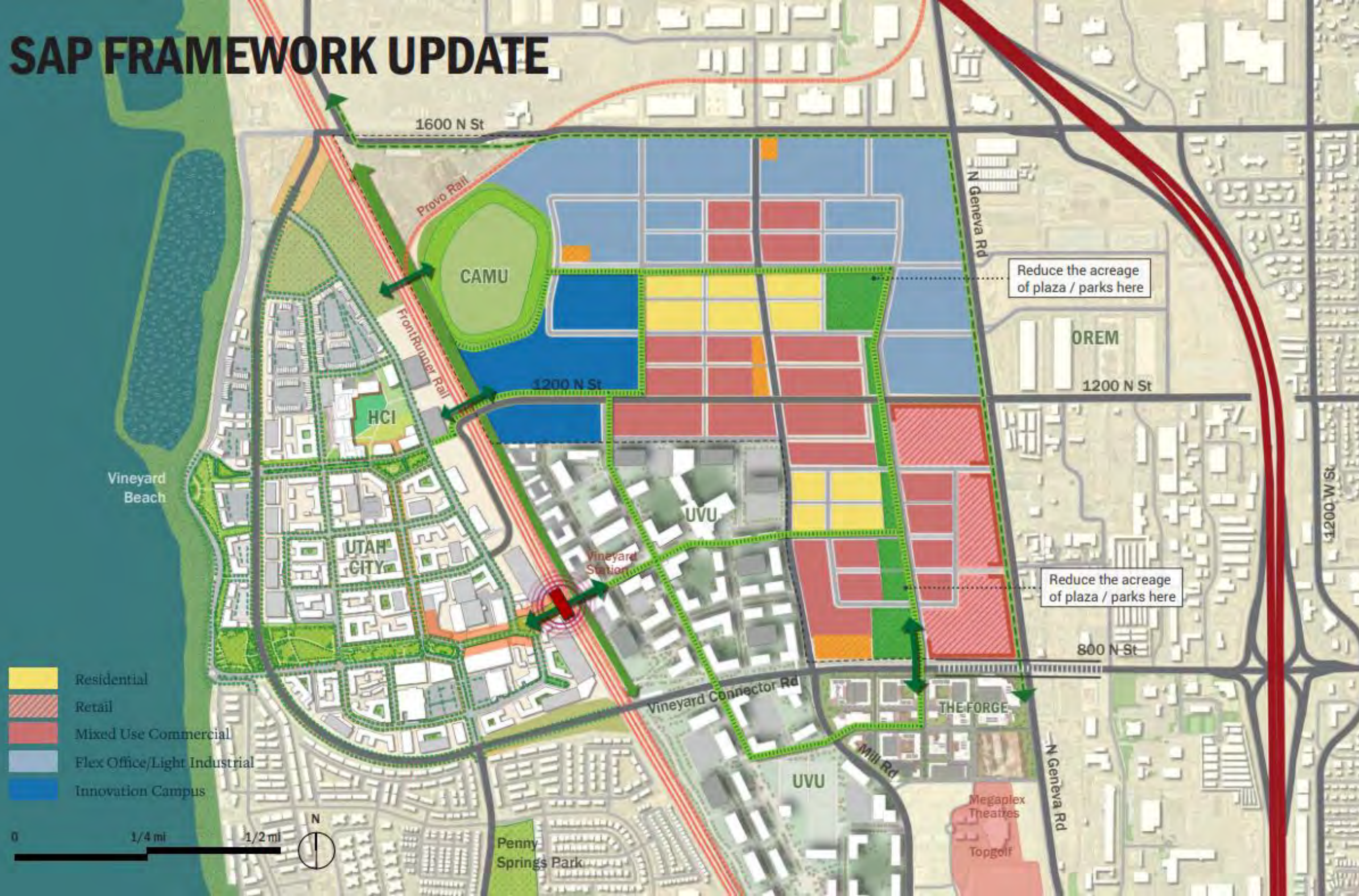


Utah City is designed with walkability at the forefront of urban planning. Residents or visitors can navigate through the Community easily without the need for a vehicle.

COMMUTE TIME	Train	Car
Salt Lake Int'l Airport	1:15	0:40
Salt Lake City Business District	0:50	0:35
Sandy / S. Jordan City Center	0:40	0:25
Draper / Bluffdale	0:30	0:20
Silicon Slopes	0:15	0:15
Orem Provo Metro District	0:10	0:15
Sundance Resort	-	0:20
Park City Resorts	-	1:00



SAP FRAMEWORK UPDATE



Way Forward

- . Complete the rest of MAG Scope of Work (i.e., Items 6 - 9)
- . 17.75% to be completed
- . 5 year action plan - Guides development for compliance with the established SAP.

PLANNERS, URBAN DESIGNERS

Project Planners



Sasaki is a global **planner & architect** and is planning our East side Expansion.

MOST NOTABLE PROJECTS

- Chicago Riverwalk
- Boston Seaport
- Costa Smeralda
- 2008 Beijing Olympics

Partners



Transportation Planning/ Advisory



Affordable Housing Compliance



VINEYARD

STAY CONNECTED



Thank You



UTAH CITY