

Draper Town Center Station Area Plan



Project Vision

- Walkable, active main street on Pioneer Road
- Nexus of trail connections
- Mixed-Use town center on city site
- Significant residential density on UTA site
 - Up-to-5-story buildings
- Flexible repurposing of IFA site
- Improved Trax Station Access



Agenda Item 10. d.



Project Vision (Continued)

- Rezoning of some areas around the station to allow and encourage transit-oriented community
- Preservation of the scale of Draper's historic downtown, south and west of the transit-oriented area, including encouragement of compatible new development
- Quality transitions to established residential neighborhoods and historic resources
- Connectivity improvements throughout the area



UTA Property

- Focus on multifamily residential with access to Town Center Trax Station
- Shared parking structures
- Ground floor retail fronting 12300 South
- Improved connectivity
 - Walkable streets
 - Continuation of canal trail
- Central open space

