

Fact Sheet

16 Downtown Technology District



- Bounded by 16th Street to the north, 10th Street to the south, the White River to the west and Fall Creek to the east, 16 Tech will offer one million square feet of development and redevelopment opportunities.
- Located within the downtown certified technology park, the vision for 16 Tech came into focus in 2010. Recommendations for the district were ultimately put forth by a task force of eight community leaders, representing public, private and community organizations. Task force members were appointed by Mayor Greg Ballard.
- Develop Indy is leading the overall 16 Tech development effort.
- 16 Tech phase 1 infrastructure is supported by approximately \$3 million in RebuildIndy funds.
- **At completion, 16 Tech will feature:**
 - > **Indiana Avenue Streetscape.** The district's first public improvement phase will include the development of the Technology Trail, which will expand pedestrian zones and reduce vehicular lanes. The project integrates street trees, ground level plantings, public art and new lighting. New bike lanes also will be offered.
 - > **Helix Park.** 16 Tech's modern central park will run parallel to Indiana Ave., and provides a central public space that incorporates sustainable storm water management, pedestrian spaces, public art, and attractive frontages for planned development.
 - > **Sustainability.** In 16 Tech, a drainage and bioswale system will replace retention ponds, LEED design will be encouraged, Bush Stadium is an example of effective and creative reuse of an existing structure, the streetscape was designed with sustainability in mind with bicycle friendly pathways throughout.
 - > **New Housing.** In addition to the Bush Stadium redevelopment, 1201 Indiana, a \$27 million mixed-use student housing development, will offer first floor retail space. The Avenue, a \$20.5 million mixed-use development will also offer first floor retail space.

FOR MORE INFORMATION

Develop Indy
111 Monument Circle, Suite 2450, Indianapolis, IN 46204
office: 317-808-3255 fax 317-808-3233

www.16techindy.com



downtown technology district

Bush Stadium (Stadium Lofts and Stadium Flats)

- A \$22 million housing development that will transform the historic baseball stadium.
- John Watson, with Core Redevelopment, LLC will serve as developer. Watson is the former chairman of the Historic Landmarks Foundation of Indiana board.
- It is the developer's intention to preserve the historic façade of the stadium on its perimeter and retain portions of the outfield walls to create a courtyard feel for the interior of the ballpark.
- The ticket area and art deco façade also will be preserved, as well as the area under this stadium seating of this section, creating a common space for the project which will have the feel and presence of the interior of the old stadium.
- The developer also intends to preserve the roof, masonry, and steel structure, as well as the light towers on the roof.
- The Indianapolis Indians vacated Bush Stadium mid-season 1996 to move to Victory Field.
- Construction will begin in October 2011 and completion is slated for August 2013.



Indiana Avenue Streetscape

- The district's first public improvement phase will include the development of the Technology Trail, which will expand pedestrian zones and reduce vehicular lanes.
- The project integrates street trees, ground level plantings, public art and new lighting. New bike lanes also will be offered.
- At completion, the traffic pattern will be altered from four traffic lanes to three, in order to create a pedestrian and bicycle-friendly avenue.
- Additional improvements include sidewalks on both sides of the street, new pavement surface, curbs and street drainage.
- Indiana Avenue will not close during construction, but lane restrictions will be necessary.
- The estimated project cost is \$3 million.
- The anticipated construction period is August 2011 to June 2012.



Location, Location, Location

- 16 Tech is strategically located at the center of Indiana's life sciences and technology sectors. The IU Medical School—the second largest in the nation—is within walking distance.
- 16 Tech is adjacent to the IUPUI campus, and is in close proximity to the IU School of Informatics, the IU Health People Mover station, and the IU Biotechnology Research and Training Center is located within 16 Tech.
- Housing opportunities—including the redeveloped Bush Stadium—and the adjacent Riverside neighborhood offer something for everyone.
- Nearly \$955 million in public and private investment is occurring nearby or in 16 Tech, including the modern Wishard Hospital.

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