Open Space Summary

- Total Area: 48,17 acres
- Open Space Area: 28,23 acres
- Open Space Percentage: 58.3%
- Open Space Auditing Date: 11/24/2022
- Open Space Percentage: 23.7%
- Open Space as Shown on Master Plan: 5,030 ft² (471 m²)

Open Space Plan

The Downs

Developed by: Hines Plastics, Houston
Planner: Hines Consultant

Sheet 4
Know what's below. Call before you dig.
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Note Key:

1. Pedestrian River Access
2. Existing Pedestrian Connection to Downtown
3. Substation
4. Mid-Block Pedestrian Connectors
5. Townhome Unit Landscape
6. Landscape Enhancement at Parking Lots
7. Seven Mile/Custer Street Gateway
8. Existing Wooded Area and Stream
9. Pocket Parks
10. North South Pedestrian Link
11. Seven Mile/River Street Gateway (River Park Entrance)
12. Native Planted Side Slopes
13. Bioretention
14. River Park Pedestrian Spine with Lighting and Benches
15. Existing Underground Storm Culvert
16. Meadow Planting
17. Pond Edge Planting
18. Detention Pond
19. Forebay
20. Pedestrian Connection to Neighborhood
21. River Park Gateway Iron
22. Pedestrian Connection to Hines Trailhead
23. New River Course, Min. 30' Wide Bankful Channel and 70' Wide Floodplain
24. New Pedestrian Connection to Town Square Plaza
25. Pedestrian Bridge