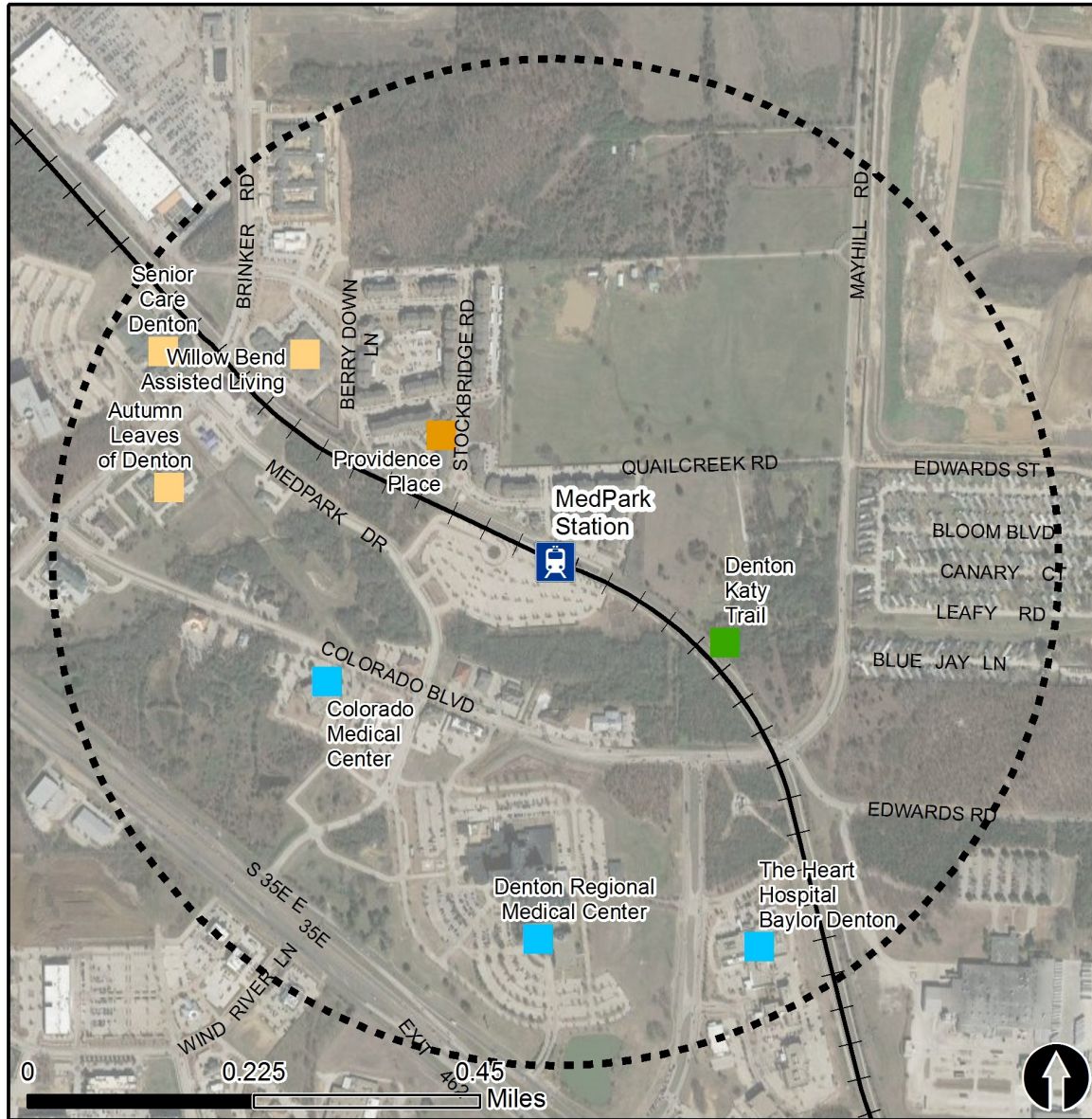


# Rail Station Fact Sheet – MedPark Station



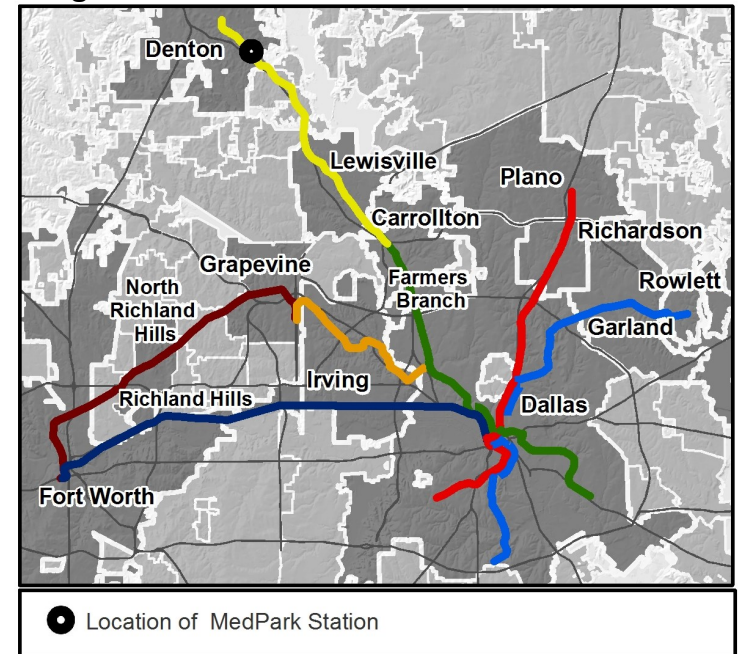
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## Station Overview

MedPark Station is located northeast of IH 35E and east of Brinker Road in Denton and is connected to the Denton Rail Trail and the Denton Regional Medical Center. The station opened in 2011 and is served by the DCTA A-train.

## Regional Rail Transit Lines



0.5 Mile  
Station Buffer



Rail Stations



Rail Lines

### Key Developments



Group Quarters



Institutional



Multi-Family



Recreation

# Rail Station Fact Sheet – Medpark Station



## Station Characteristics<sup>1</sup>

Address	3220 Medpark Drive
City	Denton
Agency	Denton County Transportation Authority
Rail Line(s)	A-train
Corridor	DCTA A-train
Year Opened	2011
Park & Ride Spaces	716

## Ridership<sup>1</sup>

2015 Avg. Weekday	197
2015 Avg. Saturday	51
2015 Avg. Sunday	N/A

## 2014 On-Board Transit Survey: Access Mode to Station<sup>2</sup>

Bike	0.0%
Drive Alone	17.9%
Carpool	0.0%
Walk	67.1%
Drop Off	11.3%
Other	0.0%
Transit Transfer	3.8%

## Station Area Plans and Studies

Title	
Publisher	
Year	
Web Location	

## Station Area Characteristics (1/2 mile radius)

### Demographics<sup>3</sup>

Total Population	14,731
Population Density (pop/sq. mile)	1,606
Average Median Age	29
Average Median Income	\$50,955.00

### Housing<sup>3</sup>

Total Housing Units	6,140
Housing Density (units/sq. mile)	669
Percent Occupied	93%
Percent Owner-Occupied	42%
Percent Renter-Occupied	58%

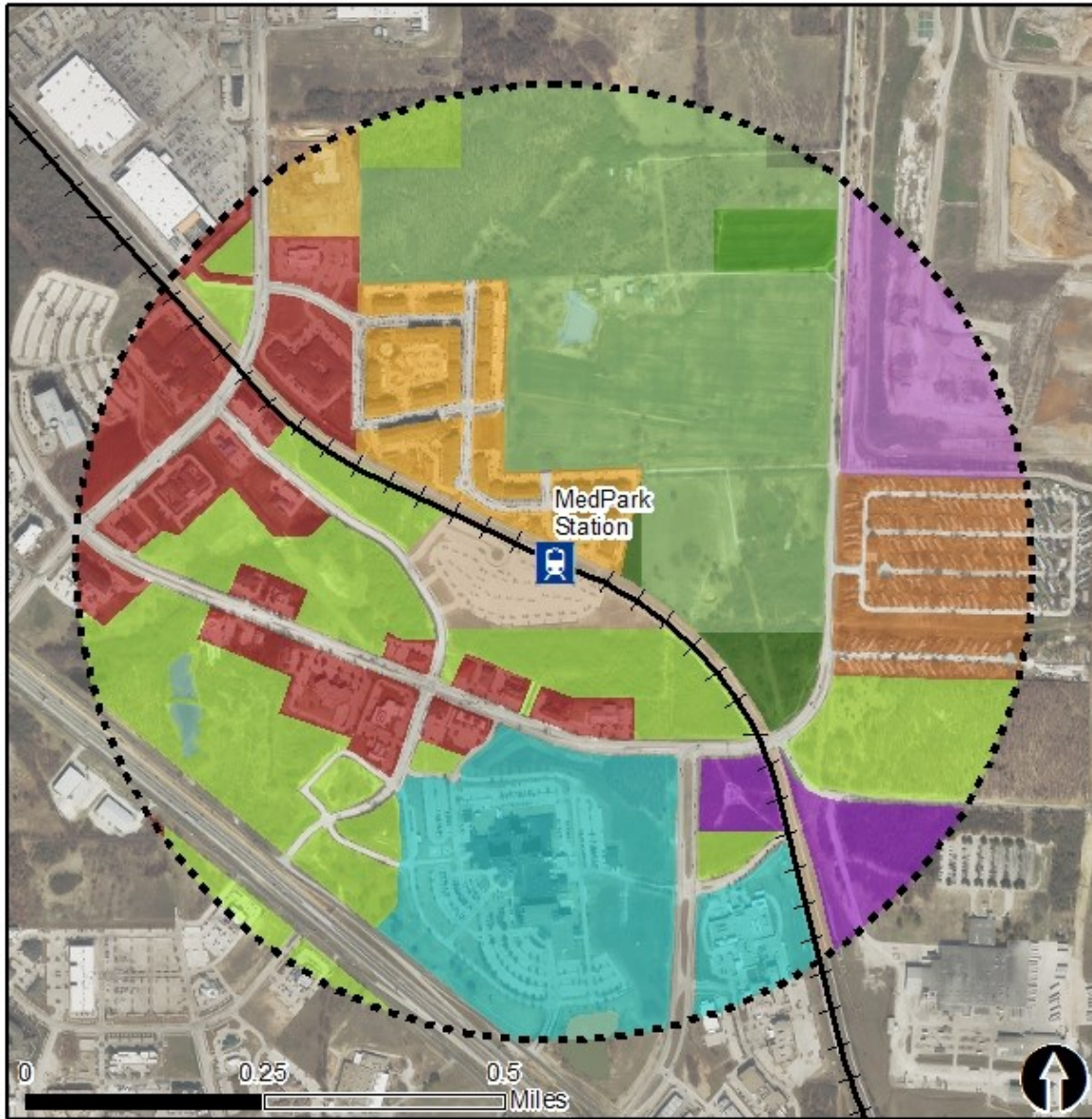
### Commute To Work<sup>3</sup>

Percent Automobile	90.1%
Percent Drive Alone	76.6%
Percent Carpool	13.4%
Percent Transit	1.6%
Percent Bike	0.0%
Percent Walk	3.1%
Percent Other	1.8%
Percent Work from Home	3.5%
Percent Zero-Vehicle Households	7.4%

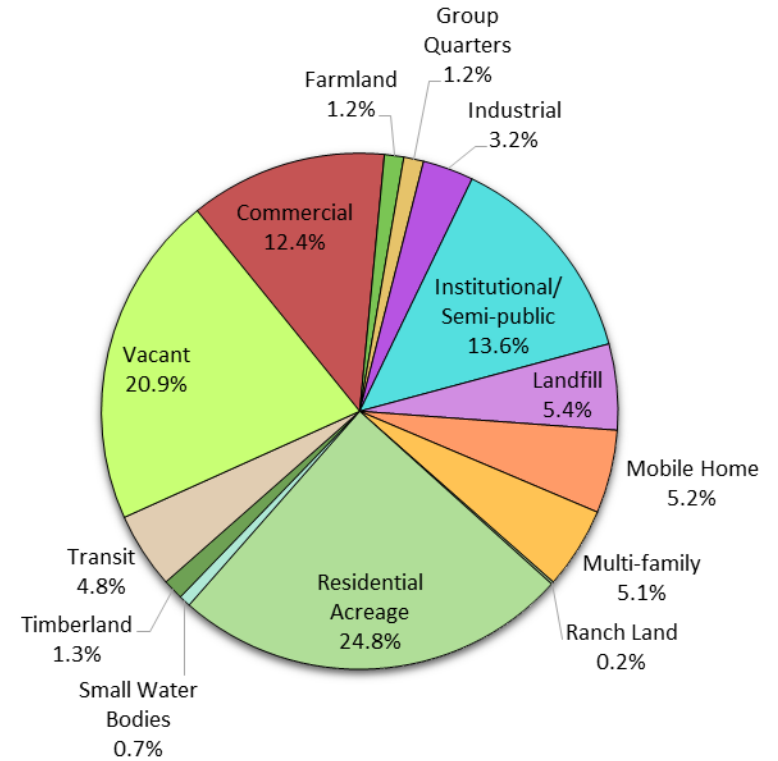
### Traffic Survey Zone 2017 Employment Forecast<sup>2</sup>

Total Jobs	8,639
Job Density (jobs/sq. mile)	1,509

# Land Use (2016) – MedPark Station



### Land Use Percentages



0.5 Mile  
Station Buffer

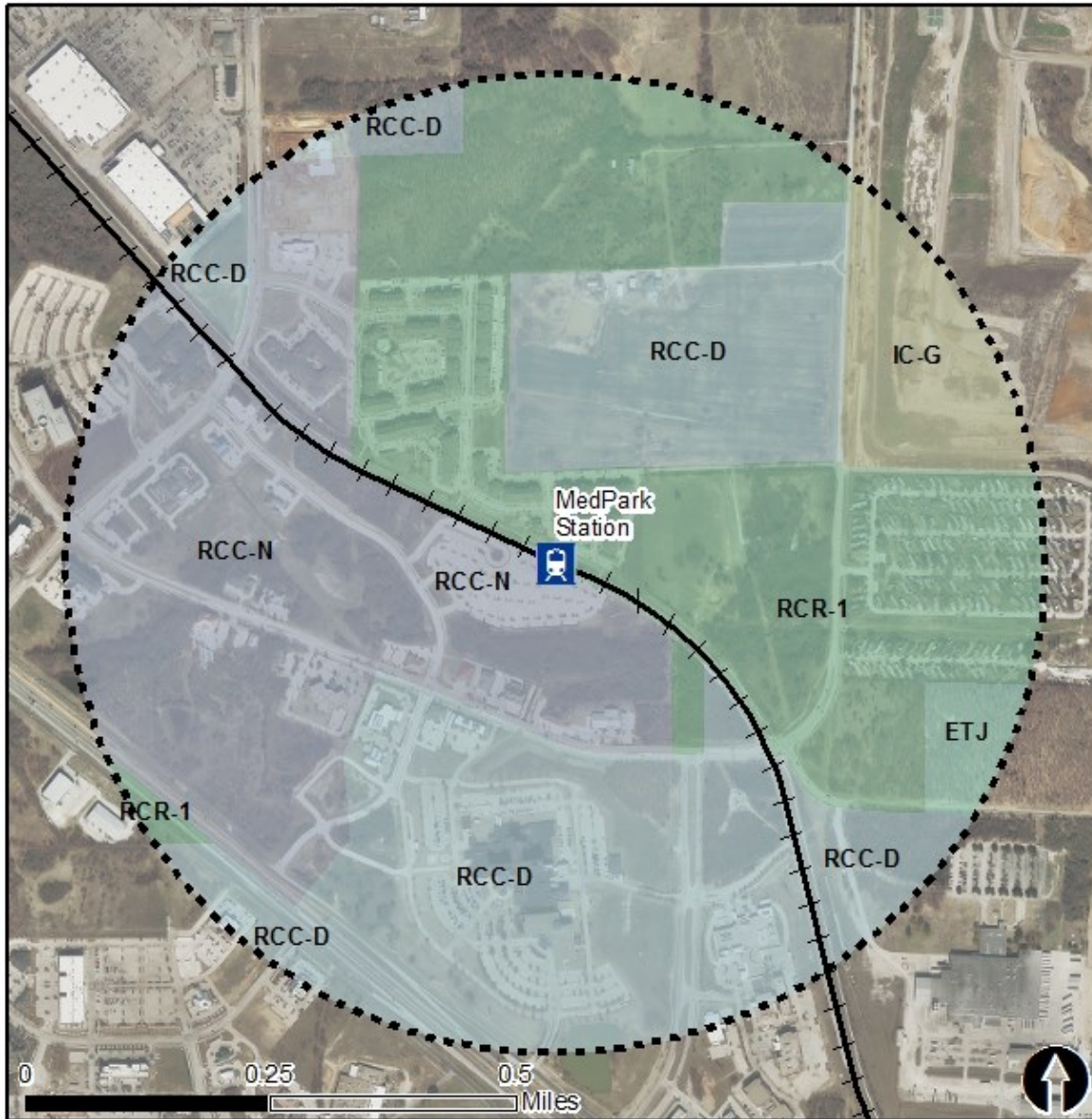


Rail Stations



Rail Alignment

# Zoning (2016) – MedPark Station



## Zoning Districts

IC-G – Industrial Center General

RCC-N – Regional Center Commercial Neighborhood

RCC-D – Regional Center Commercial Downtown

RCR- 1 – Regional Center Residential 1

RD-5X – Rural Residential

For more information on zoning, please visit the City of Denton Planning and Zoning website at:

<http://www.cityofdenton.com/departments-services/departments-g-p/planning>



0.5 Mile  
Station Buffer



Rail Stations



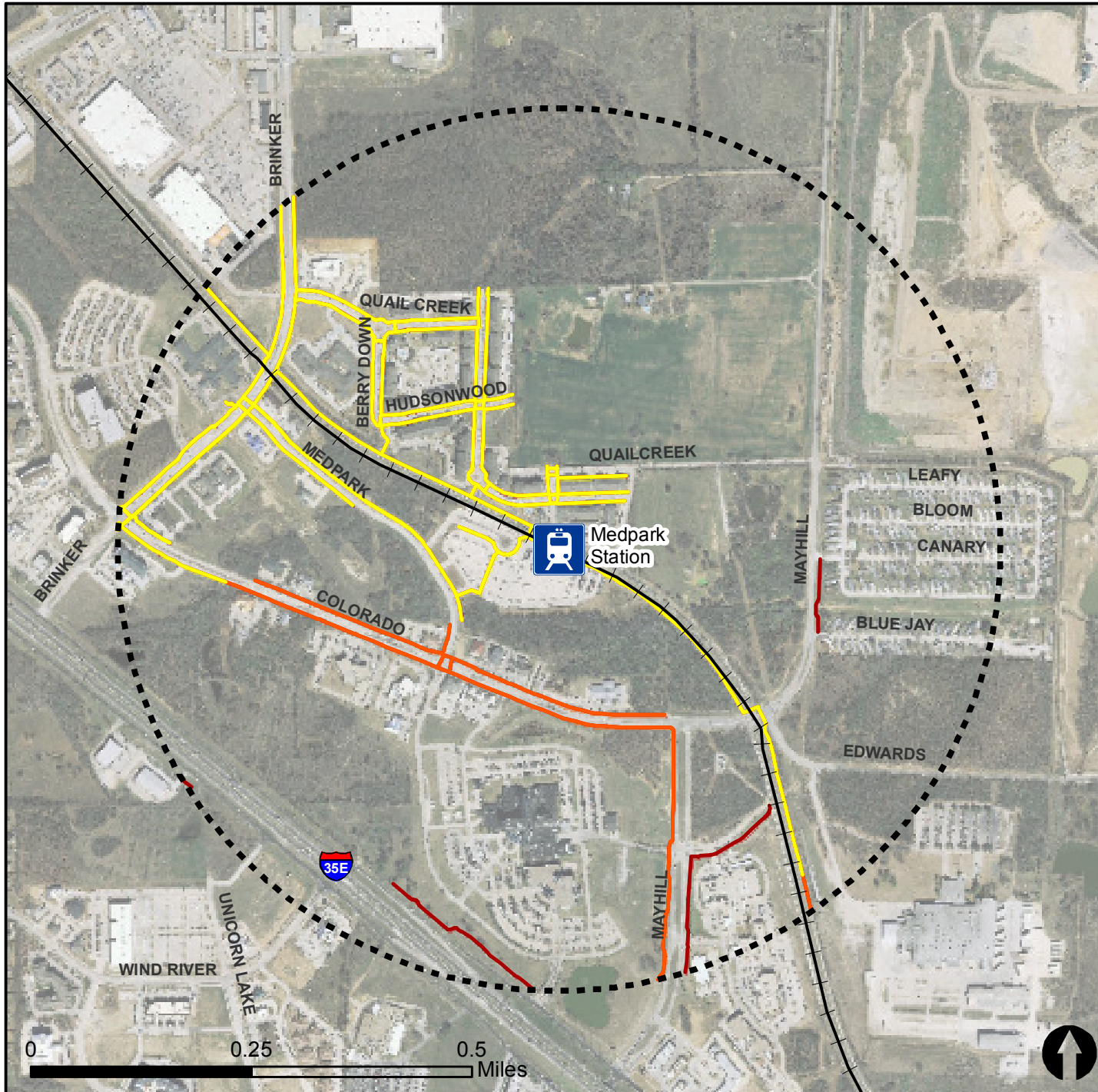
Rail Lines

# Pedestrian Routes to Rail - Medpark Station

Last Updated: February 2015



North Central Texas  
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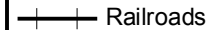
## Legend



Rail Stations



0.5 Mile  
Station Buffer



Railroads



Existing sidewalk facilities within a  
0.5 mile walk distance



Existing sidewalk facilities greater than  
a 0.5 mile walk distance

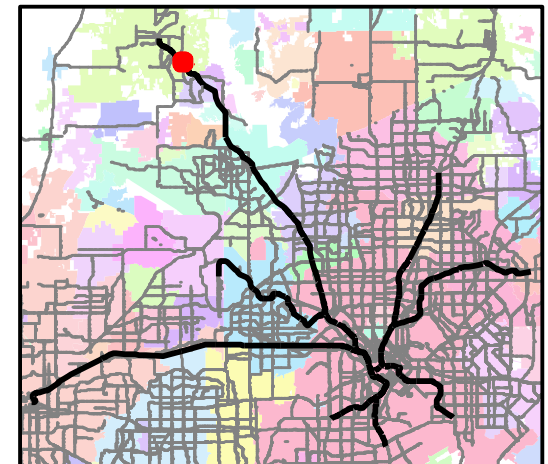


Existing sidewalk facilities that are  
disconnected due to a gap in the  
network

## Project Overview

The Pedestrian Routes to Rail study identifies all existing pedestrian facilities within a half-mile radius of existing light rail and commuter rail stations in the Dallas-Fort Worth region based on 2014 data. ArcGIS Network Analyst tool was used to identify continuous facilities that are less than or greater than a half-mile actual walking distance to a station. The maps also reflect existing facilities that are disconnected due to gaps or other barriers not allowing a continuous pedestrian route to a station. The maps do not reflect the condition or ADA compliance of the existing infrastructure. More information on the Routes to Rail study and methodology is available at:

[nctcog.org/RoutesToRail](http://nctcog.org/RoutesToRail)



# Bicycle Routes to Rail - MedPark Station

Last Updated: October 2016



North Central Texas  
Council of Governments



## Legend



Rail Stations



0.5 Mile  
Station Buffer

Rail Lines

On-Street Bikeway, Existing

On-Street Bikeway, Planned

2040 Veloweb

Off-Street Path, Existing

Off-Street Path, Planned

## Project Overview

The Bicycle Routes to Rail study identifies all existing and planned bikeways in proximity to existing or under-construction light rail and commuter rail stations in the Dallas / Fort Worth region based on 2016 data. The maps reflect off-street paths (trails) and streets designated by local adopted master plans for dedicated bikeways (e.g. bike lanes, cycle tracks) located on the street. In accordance with the Texas Transportation Code, bicyclists have a right to the road. As such, the map does not reflect other roadways around the station that may have signed bike routes or by state law may be used by bicyclists. More information about the Routes to Rail study and methodology is available at:

[nctcog.org/RoutesToRail](http://nctcog.org/RoutesToRail)

