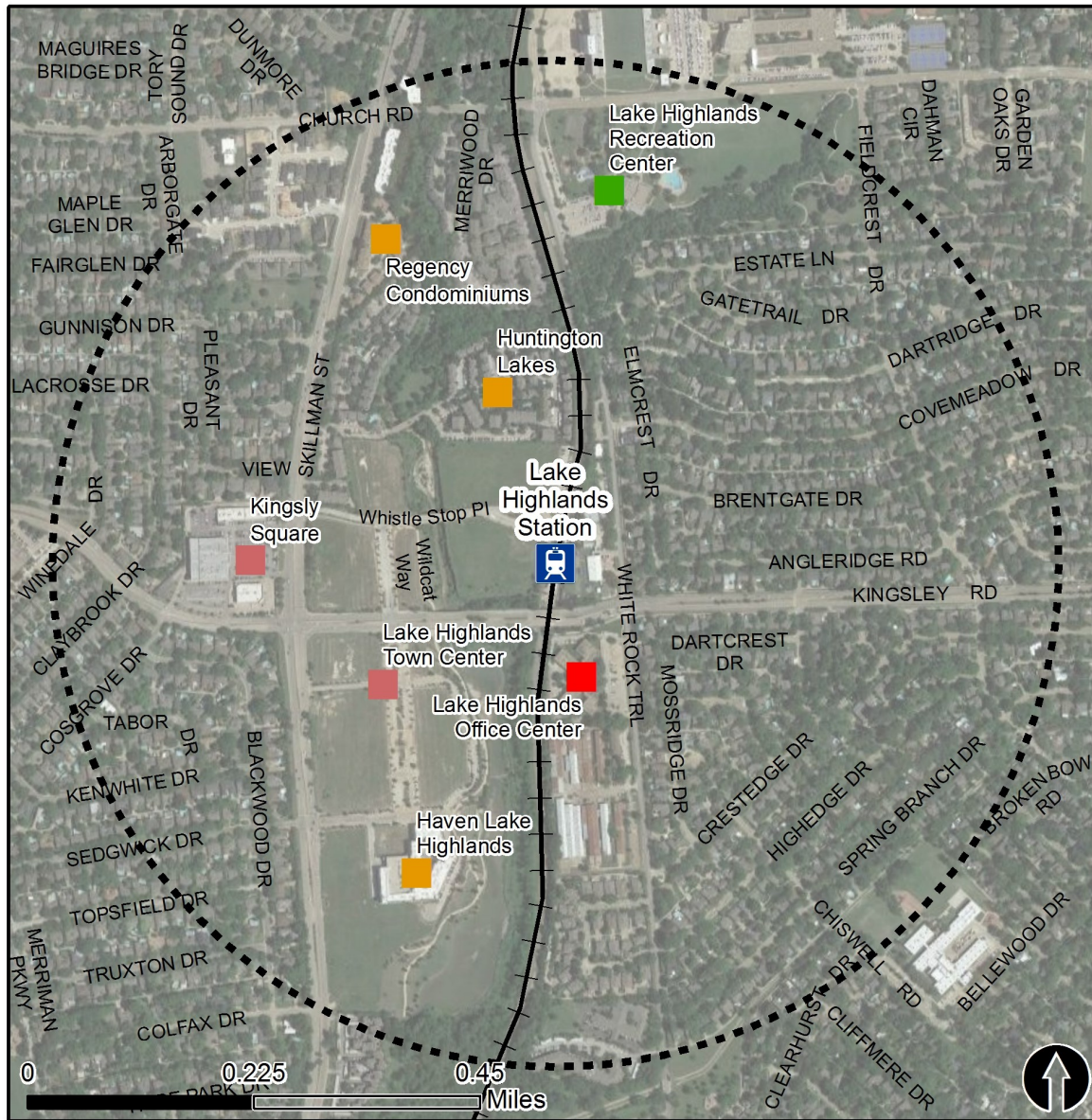


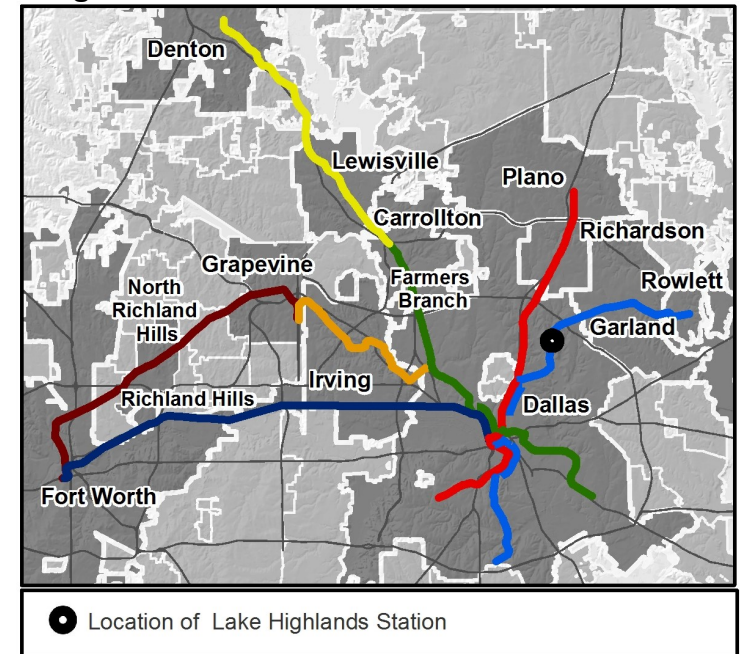
# Rail Station Fact Sheet – Lake Highlands Station



## Station Overview

Lake Highlands Station is located near Walnut Hill Lane and White Rock Trail in Dallas. The station opened in 2010 and is served by the DART Rail Blue Line.

## Regional Rail Transit Lines



0.5 Mile  
Station Buffer



Rail Stations



Rail Lines

## Key Developments



Multi-Family



Office



Recreation



Retail

# Rail Station Fact Sheet – Lake Highlands Station



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

Address	9393 Whistle Stop Place
City	Dallas
Agency	Dallas Area Rapid Transit
Rail Line(s)	Blue Line
Corridor	Northeast (NE)
Year Opened	2002
Park & Ride Spaces	64

## Ridership<sup>1</sup>

2015 Avg. Weekday	534
2015 Avg. Saturday	273
2015 Avg. Sunday	214

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

Bike	2.2%
Drive Alone	14.8%
Carpool	2.0%
Walk	39.2%
Drop Off	9.8%
Other	0.0%
Transit Transfer	32.0%

## Station Area Plans and Studies

Title	
Publisher	
Year	
Web Location	

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

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

Total Population	11,314
Population Density (pop/sq. mile)	4,745
Average Median Age	42
Average Median Income	\$92,041.18

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

Total Housing Units	5,166
Housing Density (units/sq. mile)	2,167
Percent Occupied	90%
Percent Owner-Occupied	67%
Percent Renter-Occupied	33%

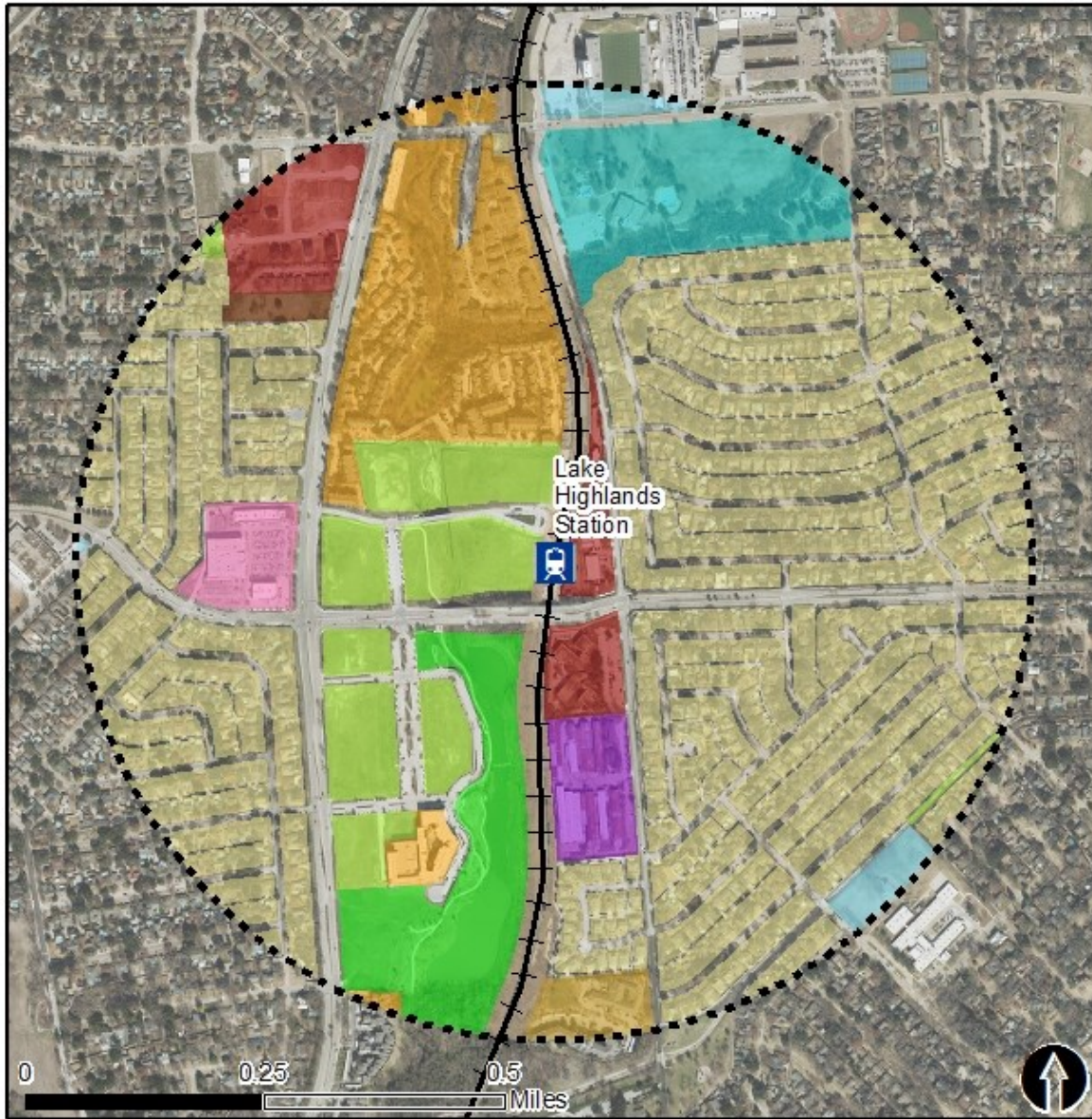
### Commute To Work<sup>3</sup>

Percent Automobile	86.6%
Percent Drive Alone	82.8%
Percent Carpool	3.7%
Percent Transit	3.7%
Percent Bike	0.0%
Percent Walk	0.0%
Percent Other	0.9%
Percent Work from Home	8.9%
Percent Zero-Vehicle Households	4.6%

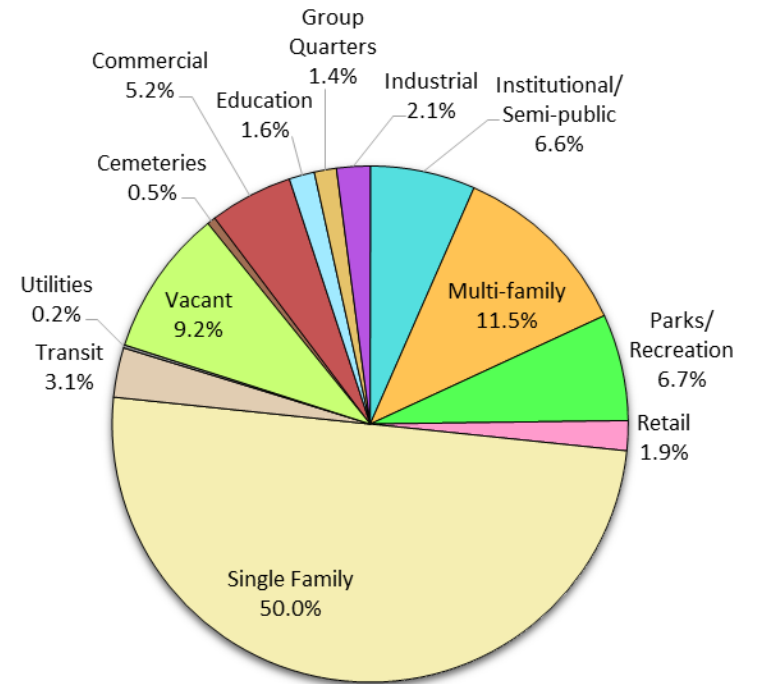
### Traffic Survey Zone 2017 Employment Forecast<sup>2</sup>

Total Jobs	6,953
Job Density (jobs/sq. mile)	2,837

# Land Use (2016) – Lake Highlands Station



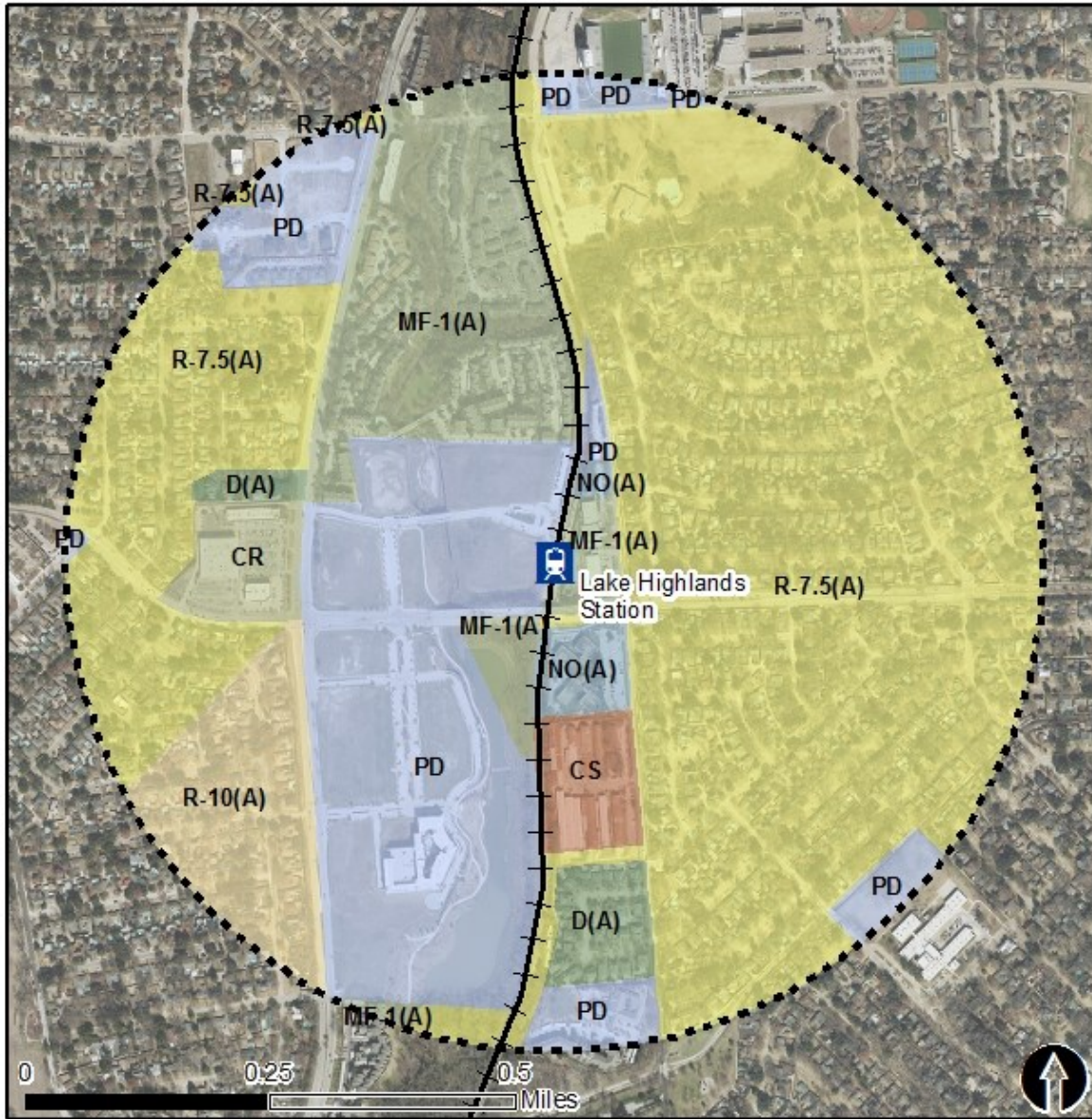
### Land Use Percentages



0.5 Mile  
Station Buffer

Rail Stations Rail Lines

# Zoning (2016) – Lake Highlands Station



## Zoning Districts

- CR – Community Retail
- CS – Commercial Service
- D(A) – Duplex District
- MF-1(A) – Multi-family
- MU-1, MU-2 – Mixed-Use
- NO(A) – Neighborhood Office
- PD – Planned Development
- R-7.5, R-510A) – Single Family

For more information on zoning, please visit the City of Dallas Zoning website at:

<http://gis.dallascityhall.com/zoningweb/>



0.5 Mile  
Station Buffer



Rail Stations



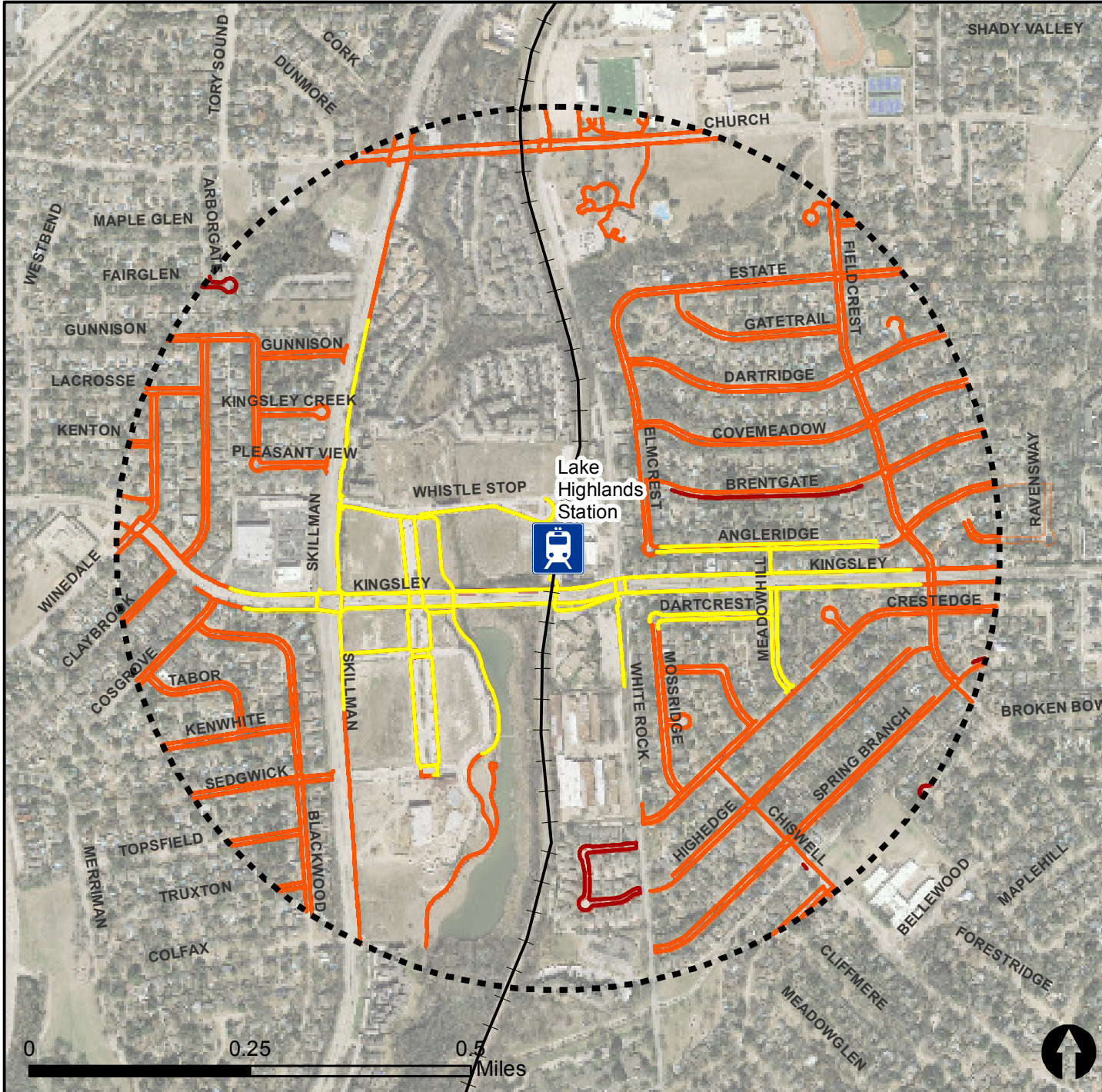
Rail Lines

# Pedestrian Routes to Rail - Lake Highlands Station

Last Updated: February 2015



North Central Texas  
Council of Governments



## 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

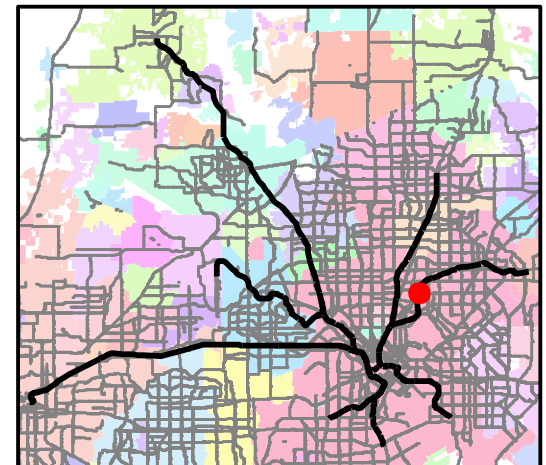


Existing sidewalk facilities that are  
disconnected due to a gap in the  
network

## 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)

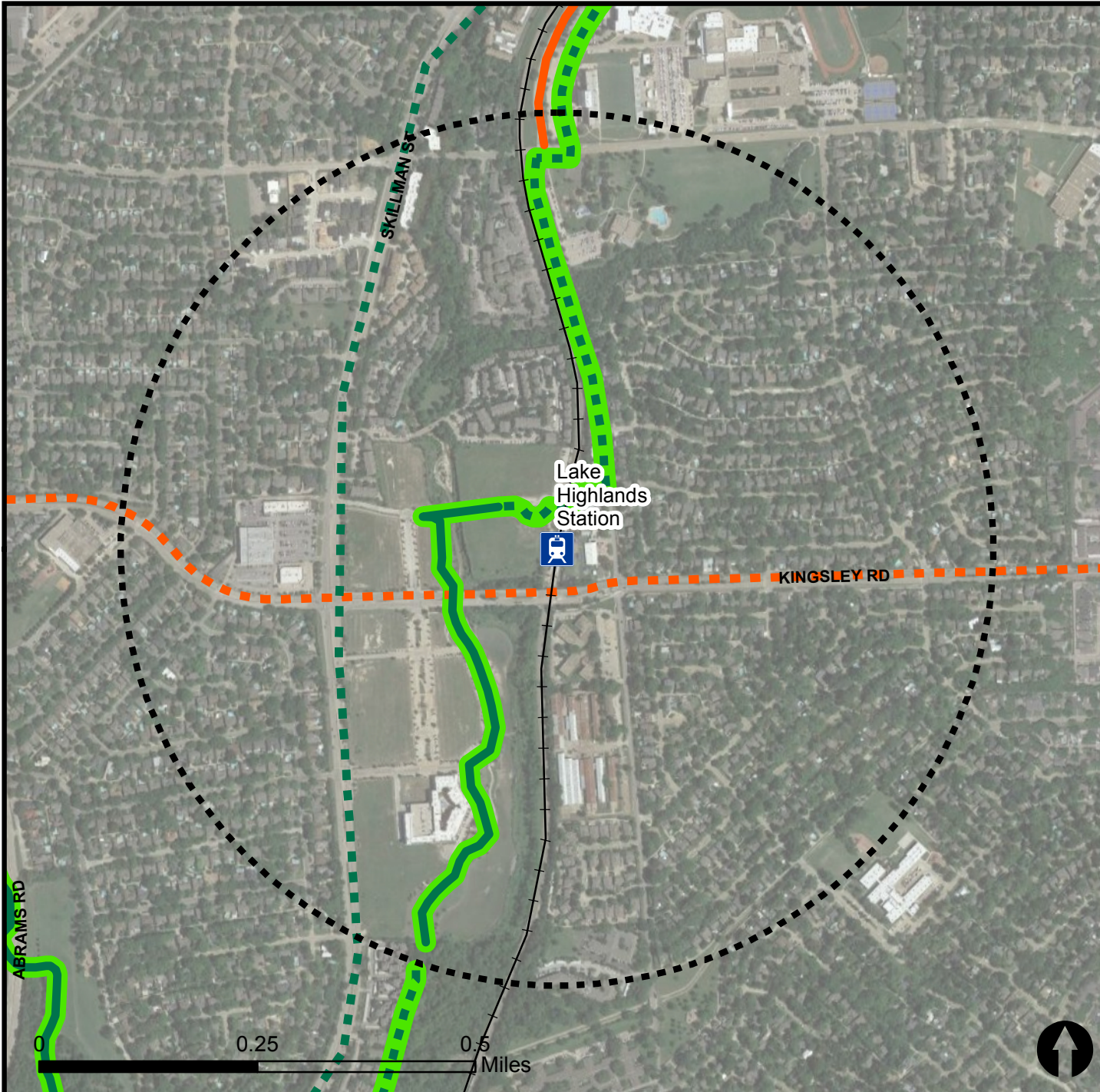


# Bicycle Routes to Rail - Lake Highlands Station

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)

