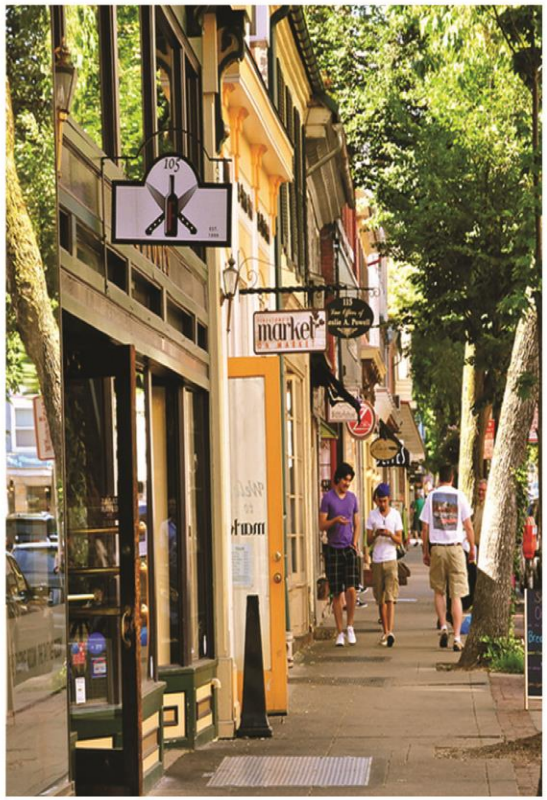
Baker Heights

Matthew Doeller
Tim McCartney
Taylor Stout
Dan Holt-Moreno

CITY FABRIC



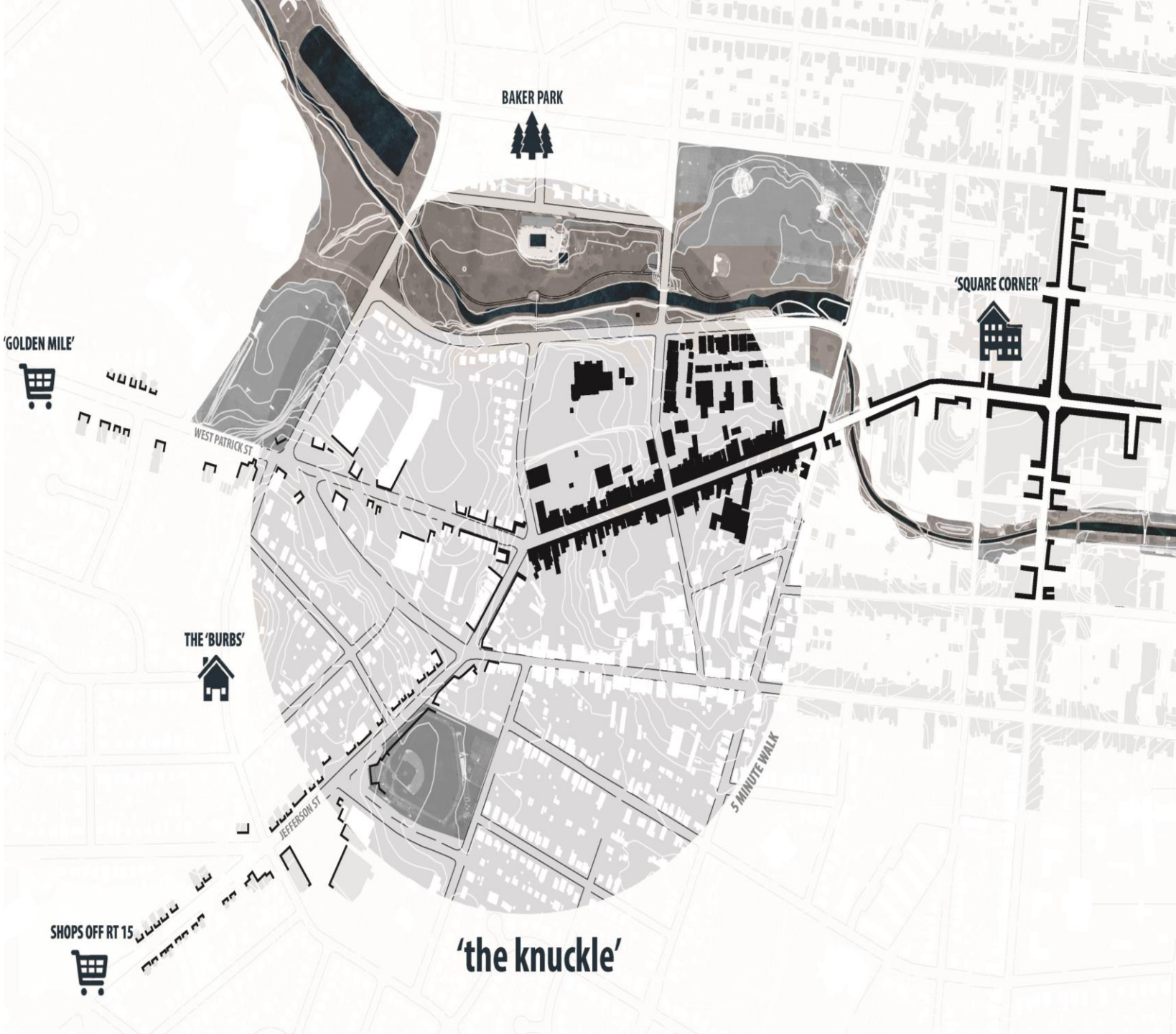
GATEWAY

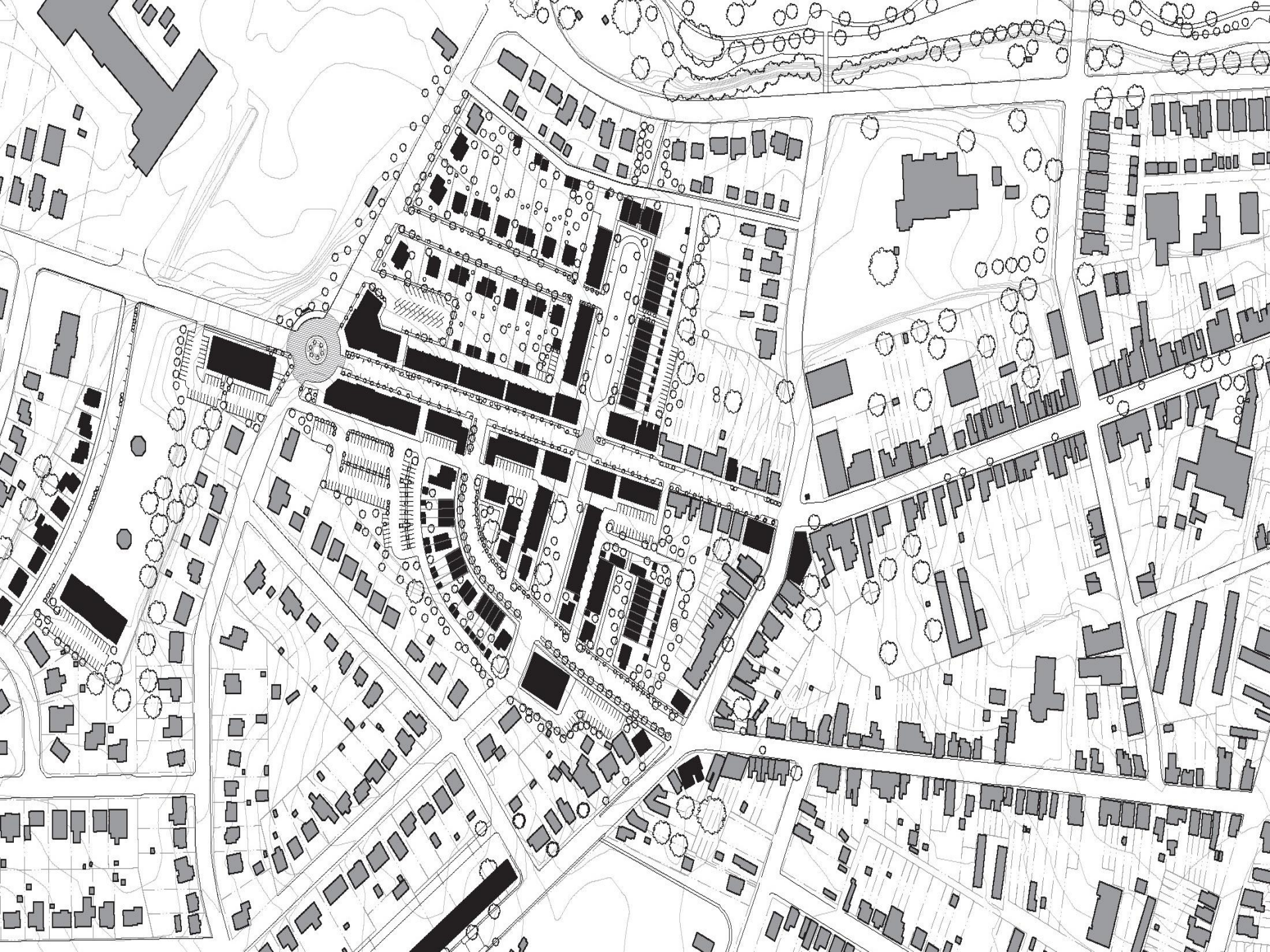
AMENITY

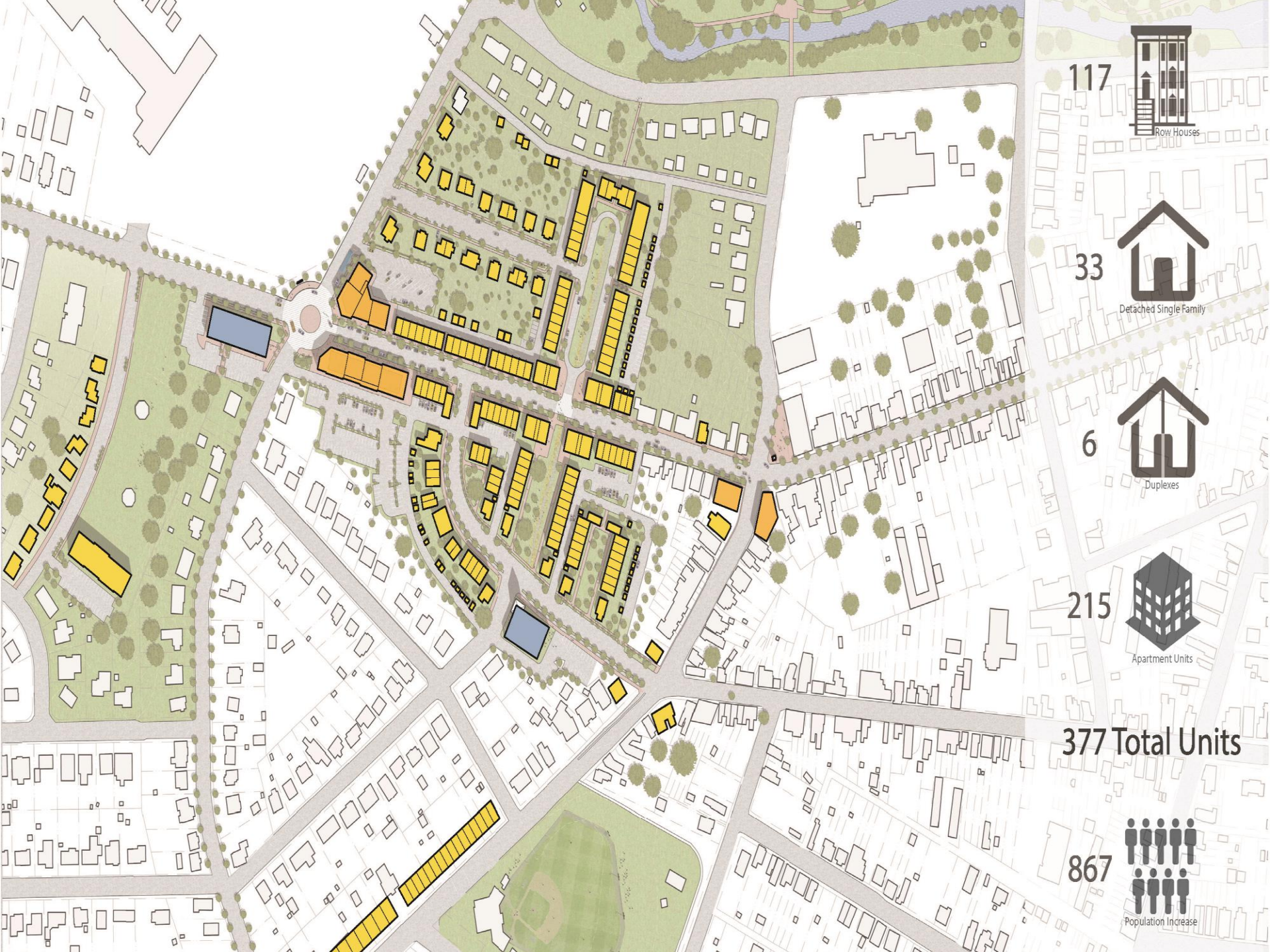
BAKER HEIGHTS

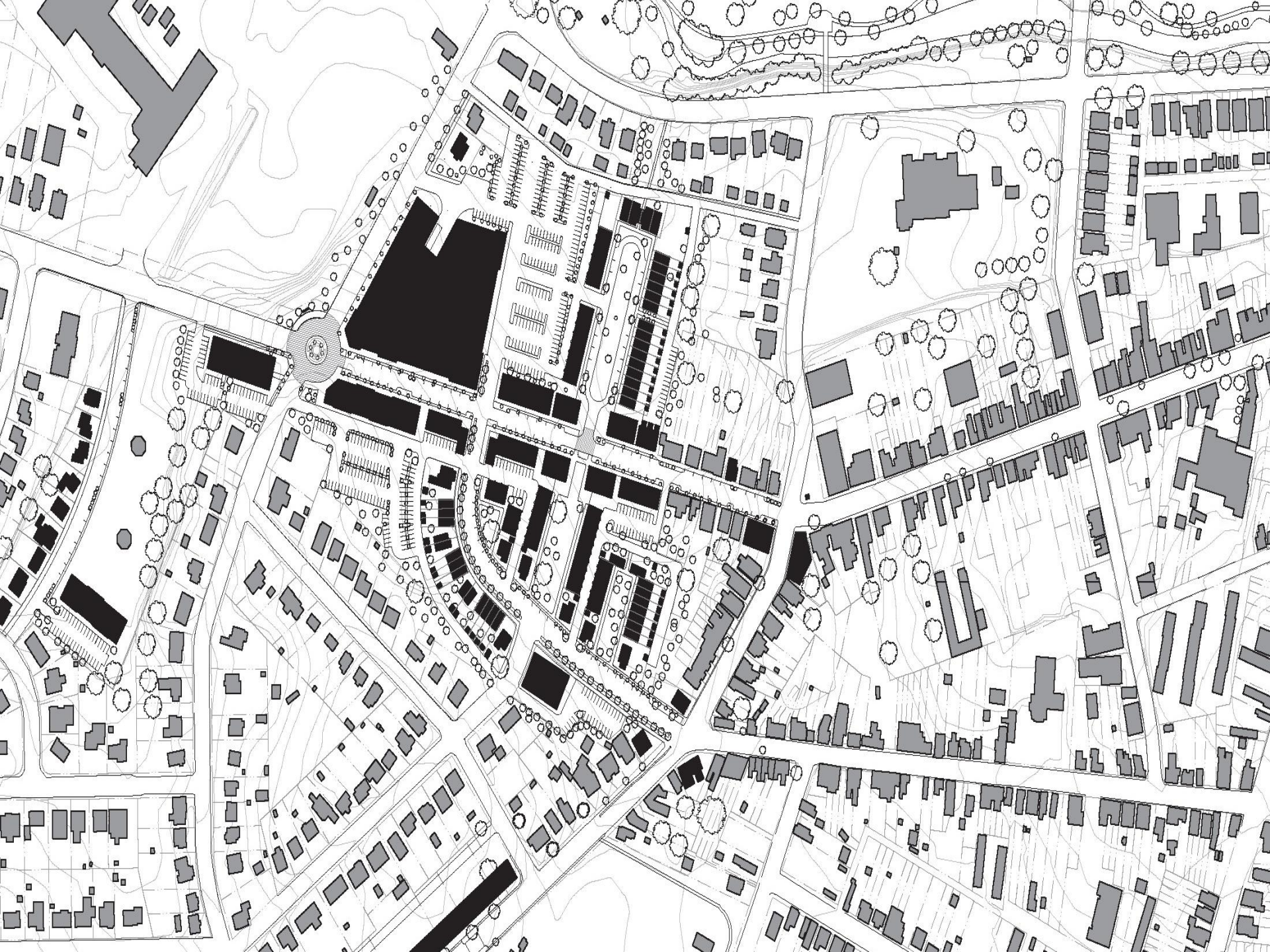
FedEx

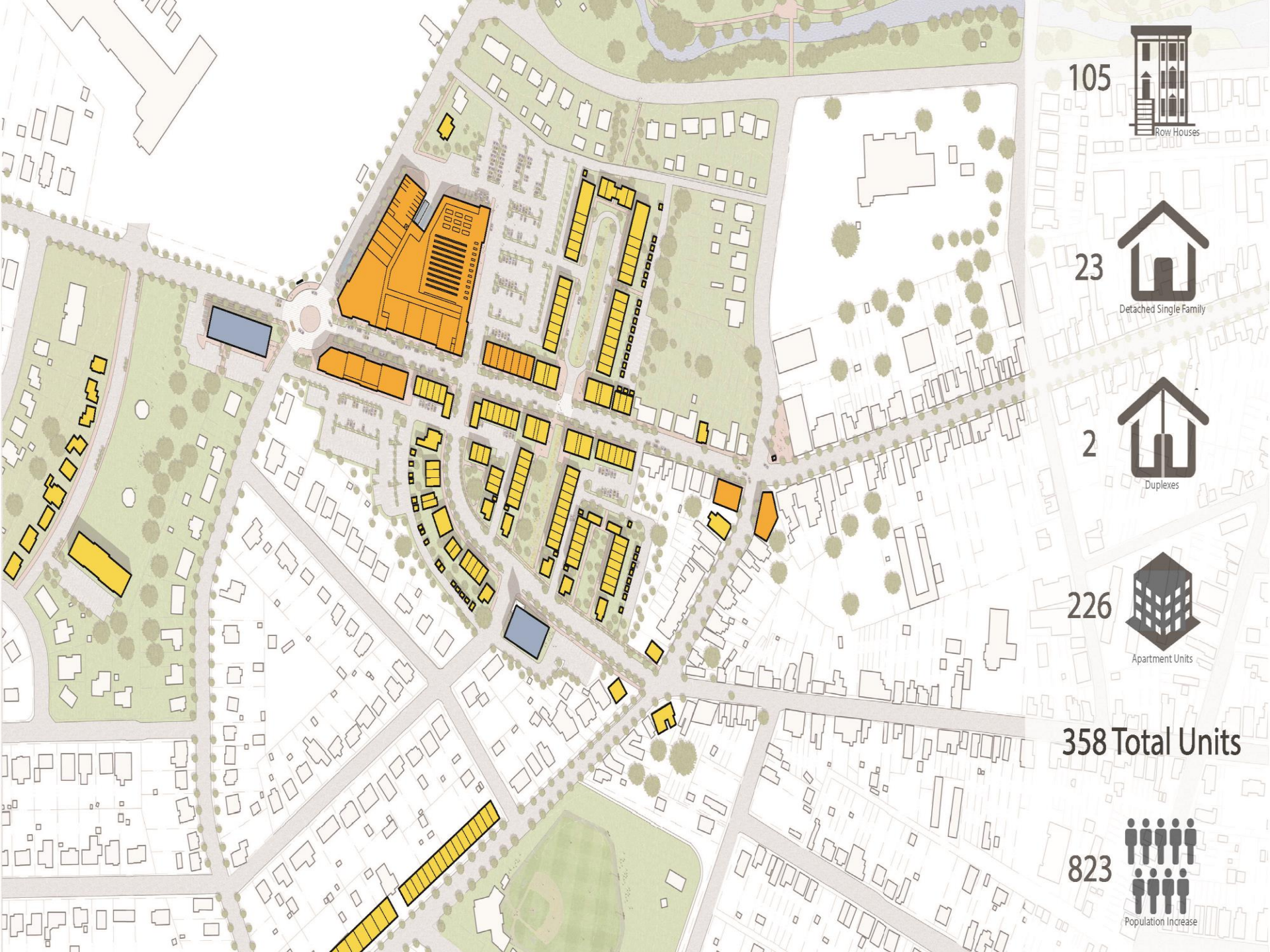
MD-144

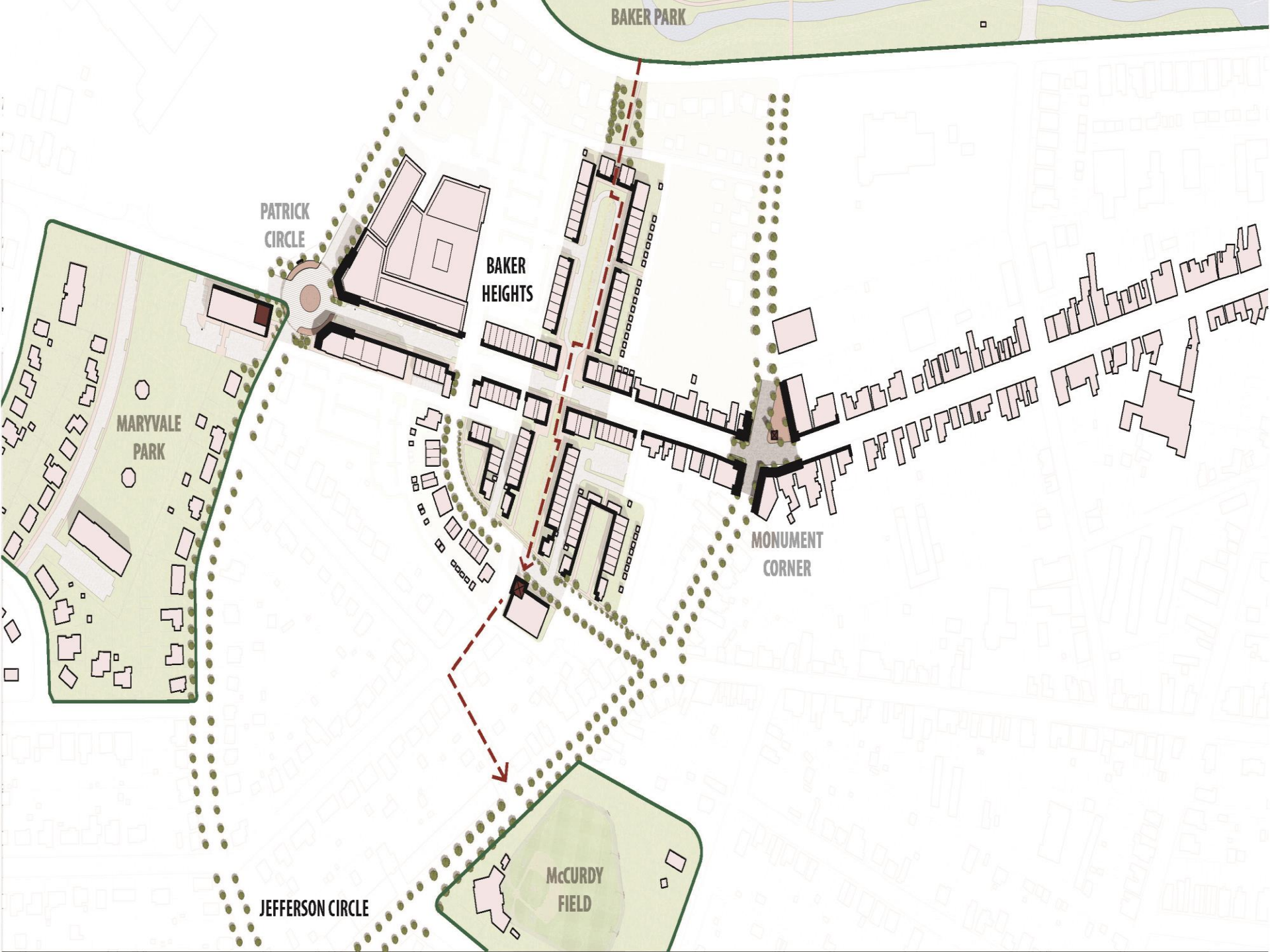

BAKER PARK
'SQUARE CORNER'
'GOLDEN MILE'
WEST PATRICK ST
THE 'BURBS'
JEFFERSON ST
5 MINUTE WALK
SHOPS OFF RT 15
'the knuckle'

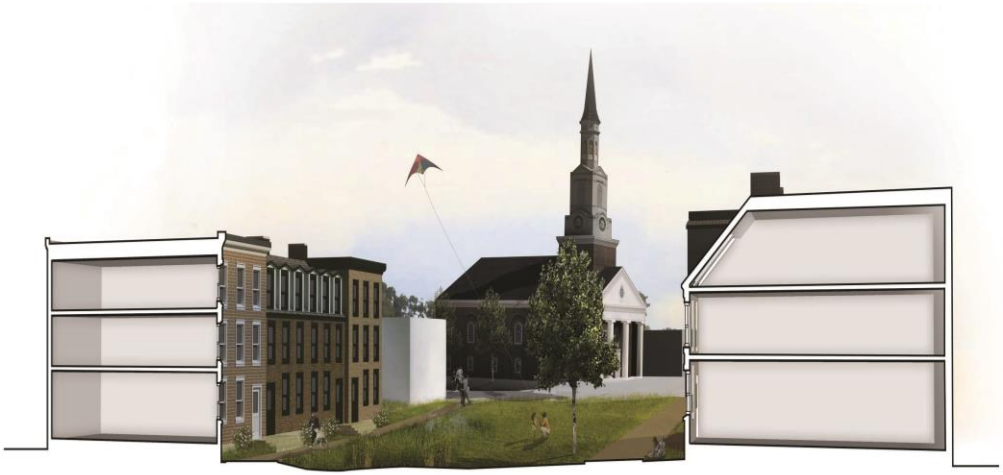



117
Row Houses
33
Detached Single Family
6
Duplexes
215
Apartment Units
377 Total Units
867
Population Increase




105
Row Houses
23
Detached Single Family
2
Duplexes
226
Apartment Units
358 Total Units
823
Population Increase


BAKER PARK
PATRICK CIRCLE
BAKER HEIGHTS
MARYVALE PARK
MONUMENT CORNER
McCURDY FIELD
JEFFERSON CIRCLE



BIOSWALE

BAKER HEIGHTS PARK

99% BUILDING RUNOFF CAPTURED

96K SF TREATED BY BIOSWALE

71% REDUCTION OF IMPERVIOUS SURFACES

+10 WALK SCORE

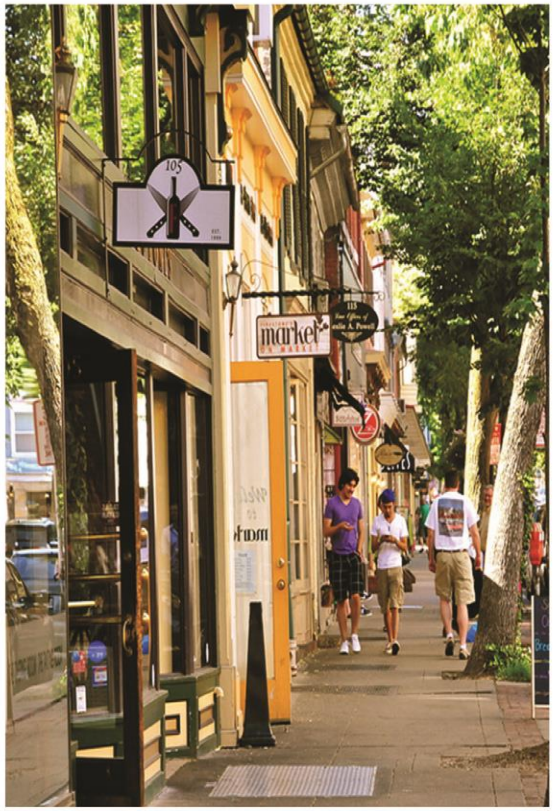
MOTORS

STARBUCKS COFFEE

Patrick Street
North Jefferson Street

Patrick Street
North Jefferson Street

DRIVE TIME

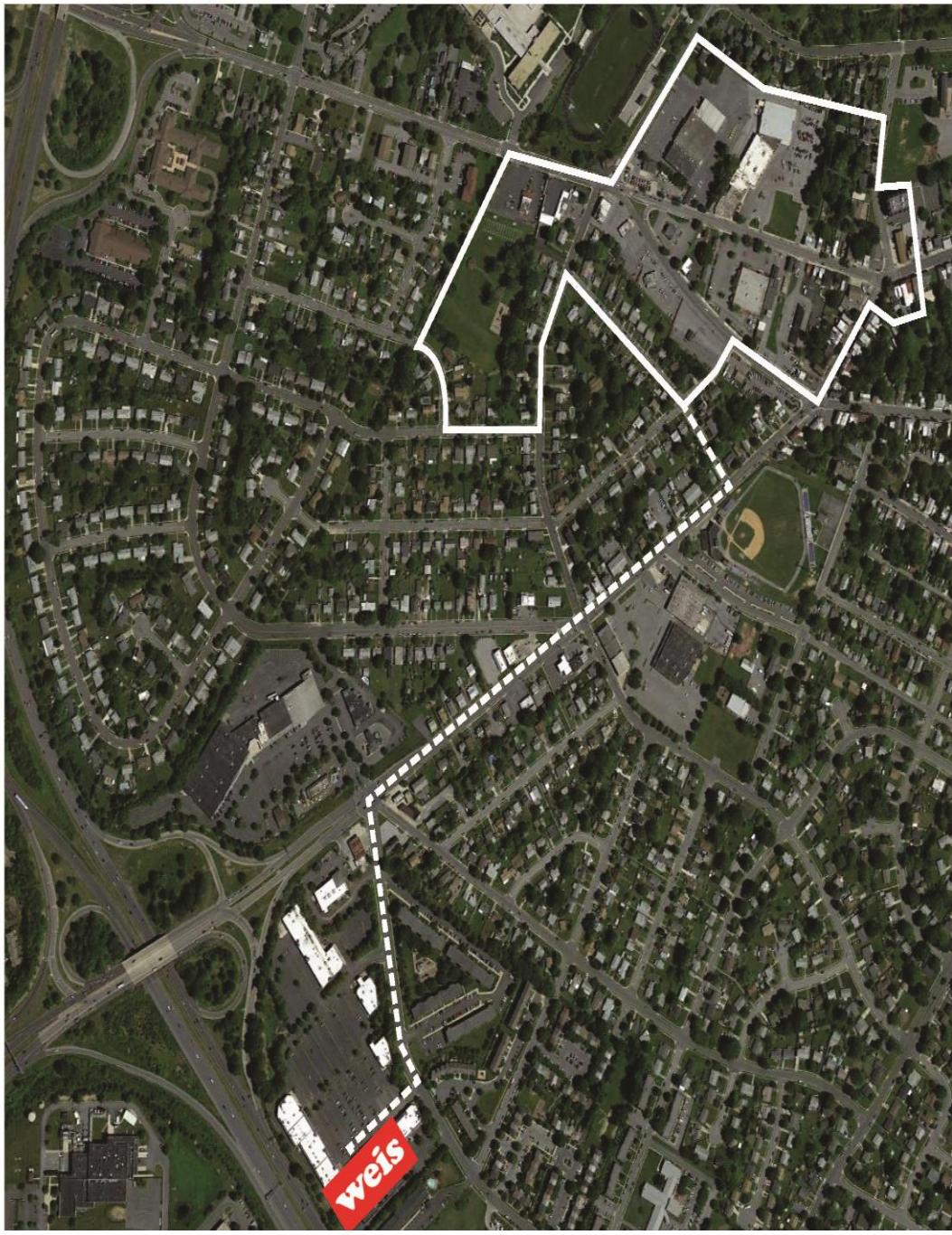


STORM WATER

MIXED INCOME

weis

distance	1.6 miles	7,310 miles
gas	0.06 gal	292 gal
emissions	569 grams	5729 lbs
cost	$0.19	$877



STORMWATER MANAGEMENT PLAN | METRICS | Bioswales | Tree Trenches | Green Roofs