



AIRLINE HIGHWAY SOUTH OF FLORIDA BOULEVARD DISTRICT

- Florida Boulevard and Airline Highway are both major commercial corridors with heavy traffic
- Roadways do not have sidewalks, cross walks, or bike lanes
- CATS Route 44- Florida serves the Growth Center; the district does not include bus stops shelters
- North Branch Wards Creek behind Women's Hospital, serves as west boundary of district and Growth Center
- "Cloverleaf" designed interchange is lined with trees, and designed as a floodplain for drainage
- District almost fully developed, few vacant lots
- Large scale commercial buildings; building materials include stucco, metal and concrete block
- Building materials and signage throughout area is inconsistent, numerous temporary signs and off-premise sign in the district
- Airline Highway median is landscaped; large trees in median near Woman's Hospital
- Florida Boulevard median has no grass or trees
- Signage inconsistent throughout district; numerous temporary signs and off-premise sign
- Woman's Hospital a unique feature and landmark for district
- Service road is access for commercial business in Growth Center

MALL AT CORTANA DISTRICT

- District includes Mall at Cortana, a major shopping mall, and other heavy commercial uses
- CATS Route 44- Florida serves the Growth Center; the district includes bus stops shelters
- Florida Boulevard and Airline Highway do not have sidewalks, cross walks or bike lanes
- Cortana Place has few sidewalks with no crosswalks or bike lanes
- The Mall at Cortana features very expansive parking areas with minimal landscaping
- Cortana Place features landscaped street frontage
- Jones Creek is northern boundary of the Growth Center
- Vacant lots along Cortana Place, Oak Villa Boulevard and Airway Drive are an opportunity for infill development
- Area north of Cortana Mall contains forested wetlands area
- Building materials and signage throughout area is inconsistent

AIRLINE HIGHWAY NORTH OF FLORIDA BOULEVARD DISTRICT

- Florida Boulevard and Airline Highway are both major commercial corridors with heavy traffic
- Roadways do not have sidewalks, cross walks, or bike lanes
- Jones Creek is northern boundary of Growth Center
- CATS Route 44- Florida serves the Growth Center; the district does not include bus stops shelters
- Florida Boulevard and Airline Highway have large medians medians a mix of concrete and grass/ trees
- "Cloverleaf" designed interchange is lined with trees, and designed as a floodplain for drainage
- Building materials and signage throughout area is inconsistent, numerous temporary signs and off-premise sign in the district
- Residential area behind commercial on west side of Airline
- Several abandoned commercial buildings
- Oak Villa Boulevard recent roadway extension



Growth Center 19 - Florida Boulevard and Airline Highway
Regional Growth Center

