AUSTIN STUDIOS
OPERATED BY THE AUSTIN FILM SOCIETY
E. 51st Street
Philomena St.
Tilley Street
Stage 1
Stage 2
Stage 3
Stage 4
Stage 5
Stage 6
Stage 7
1
2
3
4
5
6
7
8
9
10
NOT TO A SCALE
CONCEPT DIAGRAM IS FOR PLANNING PURPOSES ONLY;
SUBJECT TO CHANGE AS SITE BOUNDARIES AND DESIGNS ARE FINALIZED

5 June 2014

AUSTIN STUDIOS CONCEPT DIAGRAM*

1**	Security, Screening & Landscaping Improvements • Install Fencing, Pedestrian Gate with Key-Card Access, Pedestrian Path and Outdoor Break Area/Garden • Upgrade & Install Additional Security Cameras
2**	Drainage & Foundation Improvements • Reinforce Stage 1 Foundation, Reconstruct and Enhance Drainage Swale
3	Security & Vehicular Connectivity Upgrades • Widen Gate Opening, Install Automatic Gate with Key-Card Access, Upgrade Security Cameras
4**	Infrastructure Upgrades • Upgrade Water, Wastewater, Telecommunications, and Electrical Service • Retrofit HVAC Systems (Stage 3, Red Building) for Energy Efficiency
5	Security & Screening Improvements*** • Install Fencing and Pedestrian Gates with Key-Card Access
6**	Accessibility, Wayfinding, Security & Landscaping Improvements • Complete ADA-Compliant Access Pathways and Enhance Landscaping Along East 51st Street • Install Monumental & Directional Signage, Upgrade & Install New Automatic Gates with Key-Card Access & Security Cameras
7	Trailers & Trailer Infrastructure Upgrades*** • Upgrade Water, Wastewater, Telecommunications and Electrical Service to Trailers for Additional Capacity • Purchase Trailers for Additional Production Office/Creative Media Tenant Space
8**	Vehicular & Infrastructure Connection, Drainage Improvements*** • Create Vehicular and Infrastructure "Bridge" to former Armory site, Reconstruct & Enhance Drainage Swale
9**	Renovation of former National Guard Armory including Code Compliance & Infrastructure Upgrades • Upgrade Building's Core Systems, including utilities service, restrooms, roof replacement, and life safety • Create Critical Infrastructure for Creative Media Hub and Production Tenants
10	Vehicular & Infrastructure Connection, Security & Wayfinding Improvements*** • Create Vehicular Connection to future Tilley Street, Connect Utilities to Tilley Street • Install Fencing and Automatic Gates with Key-Card Access, Install Monumental and Directional Signage

* Concept Diagram for planning purposes only and is subject to change as site boundaries and designs are finalized.
**Denotes activities that are anticipated to be completed in a first phase.
***Implementation of these items is subject to determination of final lease boundaries.