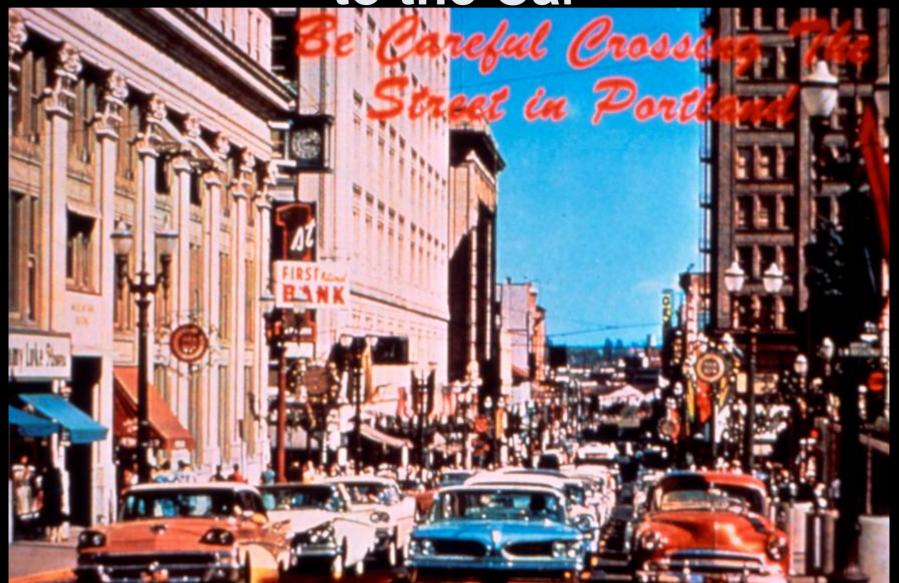
- **Destination** –A pleasant, multi-purpose place (not just a transit stop)
- **Density -**Higher densities & more intensive mixed-use at the transit stop
- **Diversity** A variety of uses and celebration of community character
- **Design -** A pedestrian friendly place, with a strong focus on the public realm







## The Public Realm was sacrificed to the Car





The Public Realm for transit oriented development requires that we create new street design guidelines

## Public Realm needs to be supported by private development



## Transitioning from the old to the new requires careful attention

