New Urbanism and Transit: The Need for Cross-Training

David Taylor, CNU
National Director, Transit-Oriented Design
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Transit and Development

Transit - A Single, Powerful Investment that:

- Reinforces Healthy Patterns
- Revitalizes By-passed Properties
- Redirects New Development Patterns
TOD – The Narrow Definition

- 1/4-1/2 Mile Radius
- 5–10 Minute Walk
- Are Proximate to Stations
- Have a Diverse Mix of Uses
- Promote Street and Sidewalk Connectivity
- Incorporate Public Spaces
- Foster Pedestrian Activity

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TOD Examples

Farmer’s Branch, TX

Pasadena, CA
Beyond the Narrow Definition

- Learn the FTA New Starts Criteria
- Affect the FTA Technical Processes
- Establish Comprehensive Planning and Policy Structure
- Apply New Urbanism to the Full Range of Transit – Systems, Corridors, Districts, Neighborhoods, and TOD
- Understand Mode and Station Typologies
- Expand and Engage the Dialogue
The Federal Process

- Alternatives Analysis/NEPA Screening
- Preliminary Engineering and DEIS
- Final Design and FEIS
- New Starts Report and Application Process
- FTA Technical Negotiations
- Monitoring and Influencing Statutory and FTA Criteria
FTA New Starts Criteria

- Land Use - Essential to FTA’s Funding Recommendation
- Criteria - Present and Future Oriented
- Economic Development - A “New” Criterion
- Progressive Levels of Implementation
- Land Use Templates are Provided
- “Place-Making” is a Missing Piece
FTA New Starts Criteria

- Existing Land Use
  - Patterns and Character
- Transit-Supportive Plans and Policies
  - Growth Management
  - T-S Supportive Corridor Policies
  - Supportive LDRs Near Stations
  - Other Implementation Tools
- Performance and Impact of Plans and Policies
FTA Land Use Criteria

EXISTING PATTERNS

PLANS AND POLICIES

POLICY PERFORMANCE
Charlotte: Land Use and Transit

"An Unique American City for the 21st Century"

2025 Plan Recommendations

- Expand Transit Services
- Focus Development in Centers and Corridors
- Develop Regional Transit System in Corridors
- Promote Compact, Mixed-Use Development
Charlotte: Land Use and Transit

- Land Use Given Equal Priority with Transportation
- FTA New Starts Criteria as Base
- Land Use Drove HH/Jobs Inputs
- Corridors Designed End-to-End
- Stations are Market-driven
Layered Policy Structure

Regional Growth Strategy

- Regional Vision
- System Plan
- Growth/Urban Service Boundary
- Transect Application
- Transit-Supportive Land Use Policies
Layered Policy Structure

Corridor Planning

- 10-15 Mile Corridors
- Land Use Analyses
- Pattern Analysis and Center Typologies
- Corridor Development and Transit-Supportive Character

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Layered Policy Structure

Urban Design Structure
Layered Policy Structure

Corridor District and Centers Structure
Households and Job Creation

- Regional Model Intervention
- Micro-TAZ LU Estimation
- Market Allocation
- Priority Station Identification
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Station Area Land Use Analysis
Opportunities and Constraints
Station Area Development Potential
Layered Policy Structure

- Station Area Plans
  - Use Mix
  - Density
  - Intensity
  - Standards
  - Incentives

- Overlay Zoning
  - Flexible Standards
  - Shared Parking
  - Open/Public Space
  - Streamlined Permitting
Layered Policy Structure

- Form-based Codes
  - Regulating Plan
  - Standards
    - Blocks
    - Lots and Buildings
    - Streets and Paths
    - Public Spaces
    - Architectural

Up to 50'-0" from the corner, buildings may extend the full height limit without stepping back.

60'-0" maximum height
Alternative Technologies

Commuter Rail

Light Rail
Alternative Technologies

Bus Rapid Transit

Streetcar
Station Typologies

- REGIONAL SERVING
- DISTRICT SERVING
- COMMUNITY SERVING
- NEIGHBORHOOD SERVING
Transit Planning and New Urbanism Intersections

Land Use is a Major Transit Planning Component – with a FTA Twist

The EIS Phases has “Planning” Elements

- Land Use
- Regulatory
- Socio-Economic
- Public Involvement
New Starts Applications
  - Regional Growth Management
  - Transit- Supportive Land Use Policies
  - Standards and Criteria
  - Station Area Planning

TOD Design
  - Detailed Site Planning
  - Form-based Codes
  - Site Development
Transit Planning and New Urbanism Intersections

Understanding Mode and Station Typologies
- Commuter-serving vs. Community-serving
- Station Function, Scale, and Access

Engage and Expand the Dialogue
- CNU
- APTA
- FTA
- RA/CTOD
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david.taylor@hdrinc.com