Livable Centers Initiative
Rail~Volution 2009

October, 2009
LCI Program Overview

• Encourages local governments to plan and implement strategies that link transportation improvements with development strategies

• Planning grants provided to develop transportation efficient land use studies

• Program links implementation actions to receipt of transportation project funding

• Takes advantage of existing infrastructure in centers & corridors
• Mix of land uses
• Multiple transportation modes
• Public involvement

- $13 million for studies over 13 years
- $500 million for transportation projects
- Focus on activity centers, town centers & corridors
LCI Supplemental Studies

• Offered beginning in FY02

• Provides additional study funding to communities for assistance in implementing their completed LCI plans

• 48 Supplemental Studies awarded to 38 different LCI areas (2002 – 2009) from 99 applications

• $2.3 million, including local match
FY03 first year transportation funds available

$135 million programmed between FY 2003-2011 for design, right-of-way and construction projects

Funds distributed to 82 projects in 48 LCI communities

31 projects are under construction or have been constructed to date
Perimeter Center Parkway
Decatur MARTA Plaza
Stockbridge US 23
LCI communities reported 1,148 developments:

• 762 are complete
• 222 are planned
• 164 under construction

The LCI developments result in:

• 84,506 residential units
• 12,329 hotel units
• Over 19 million sq ft of commercial retail space
• Over 38 million sq ft of office space
Development Examples

Hapeville – Virginia Park

Woodstock

Morrow
Development Examples

Suwanee Town Center

Buckhead

Perimeter Place
78 LCI areas responded to the policy portion of the LCI Survey.

- 92% of LCI communities have adopted their LCI Study into their comprehensive plan
- 66% have special LCI zoning districts
- 56% of those surveyed reported having policies in their comprehensive plan that focus on building more senior, workforce, or special needs housing
- 83% have design guidelines in place to ensure that new development supports a livable, walkable environment
Public involvement is a key component of the LCI study process.

- Steering committee meetings, public meetings, and transportation coordination meetings required
- 61 different local governments have at least 1 LCI study in their jurisdiction
- Over 300 public meetings, reaching thousands of citizens, have been conducted
## Hwy 78 Build-Out Modeling

<table>
<thead>
<tr>
<th>INDICATOR</th>
<th>Base</th>
<th>LCI</th>
</tr>
</thead>
<tbody>
<tr>
<td>Population</td>
<td>4,172</td>
<td>11,384</td>
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<tr>
<td>Employment</td>
<td>4,940</td>
<td>4,652</td>
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<tr>
<td>Population Density</td>
<td>2.83</td>
<td>7.72</td>
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<tr>
<td>Employment Density</td>
<td>11.55</td>
<td>12.81</td>
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<tr>
<td>Street Route Directness</td>
<td>1.29</td>
<td>1.59</td>
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<tr>
<td>Use Mix</td>
<td>0.11</td>
<td>0.26</td>
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<tr>
<td>Use Balance</td>
<td>0.75</td>
<td>0.82</td>
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<tr>
<td>Jobs to Housing Balance</td>
<td>2.97</td>
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<tr>
<td>Single Family Share</td>
<td>77.6</td>
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<td>Multi Family Share</td>
<td>22.4</td>
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<tr>
<td>Vehicle Greenhouse Gas Emissions</td>
<td>5,868</td>
<td>5,241</td>
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<tr>
<td>Home Based Vehicle Miles Traveled</td>
<td>11.1</td>
<td>9.9</td>
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</table>
Emissions from VMT
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