You Are a Neighbor Too!

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Outline

• Before You Start
• Considerations
• Opportunities
• Case Study
Before you start

• What kind of neighborhood and what kind of facility?
• Who will be working at this site?
• New construction or existing buildings?
• What is existing impact of site?
Considerations

Site

- Site line and screening
- Landscaping and setbacks
- Aesthetic fit for neighborhood
- Vendor impact to surrounding roads, site
Considerations

Pollution
- Noise pollution
- Air pollution
- Light pollution
- Litter at site and in neighborhood
Considerations

Parking
- Employee on-site and on-street parking
- Visitor access and parking
- Secured? Assigned?
- Shift safety considerations?
Considerations

Functional
• Programming
• Interests of occupants
• Overall needs of agency
Opportunities

• Use of neighborhood businesses
• Model alternate use of transportation
• Participate in community associations
• Know your neighbors
Portland-Milwaukie Light Rail Impact on Trimet Facilities – Case Study
Expanding Rail System
Case Study

TriMet’s Center Street Light Rail Impacts

- Location of Command Center
- Loss of leased office and training space
- Loss of facilities management regional shop
- Loss of employee parking
A Tale of Two Neighborhoods

Center Street Operations

Ruby Junction Operations
Case Study

Before We Started

• Existing facilities: administrative, transportation and maintenance functions
• Industrial, commercial, residential neighborhood
• “De-densifying” area for parking vs utilization
• Increased impact on site - buses and parking
• Coordination with project impacts on area
Evaluate the functions
Case Study: Considerations

Site
• Entry more inviting from street/neighborhood
• Better screening
• Improved traffic movement for buses and cars
• Optimal utilization of bus maintenance yard

Pollution
• Established smoking areas and lunch facilities
• Monitor impact of site lighting on neighborhood
Case Study: Considerations

Parking
- Extensive work on parking ahead of project
- Possible employee parking in maintenance yard
- Improve mode split among employees
- Policy changes

Functional
- Operations department parking impacts
- Pre-programming “big picture” determinations
- Communications with staff
Parking Rows and Parking Woes

Center Street Operations

Ruby Junction Operations
Case Study: Opportunities

- Improve functional adjacencies for agency
- Increase bus capacity at most desirable location from deadheading standpoint
- TOD opportunities to support campus
- Improve transportation mode split
- Incorporate sustainable features in remodel
- Work with neighborhood on parking solution
Final Thoughts......

A work in progress....

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