TOD and the Climate Opportunity
The core of larger metro areas grew quickly in the 2000s

Downtown population growth, 1980 – 2018, 100 metropolitan areas

Source: Brookings analysis of Decennial Census Data and American Community Survey population estimates
Countless studies documenting real estate ROI, including:

- Greater net investment
- Higher tax revenues
- Adjacent neighborhood development
Pew Research Center continually finds support for climate action.
U.S. Greenhouse Gas Emissions, by Sector and Source

Transport CO₂
Electricity CO₂
Industry CO₂
Methane (CH₄)
Buildings CO₂
Nitrous Oxide (N₂O)
All Other Emissions*

Annual Emissions

2005
2019
1. TOD has climate answers
2. What’s the problem?
3. How do we break through?
4.4 Average Trip Mileage

9.1 Average Trip Mileage
- 74% stormwater runoff in denser developments

4x build-out savings in denser locations
1. TOD has climate answers
2. What’s the problem?
3. How do we break through?
One Hundred Seventeenth Congress of the United States of America

AT THE FIRST SESSION

Begun and held at the City of Washington on Sunday, the third day of January, two thousand and twenty-one

An Act

To provide for reauthorization pursuant to title II of S. Con. Res. 9.

Be it enacted by the Senate and House of Representatives of the United States of America in Congress assembled:

SECTION 1. SHORT TITLE.

This Act may be cited as the “American Rescue Plan Act of 2021”.

SET 2. TABLE OF CONTENTS.

The table of contents for this Act is as follows:

Sec. 1. Short title.
Sec. 2. Table of contents.

TITLE I—COMMITTEE ON AGRICULTURE, NUTRITION, AND FORESTRY

Subtitle A—Agriculture

Sec. 1001. Food supply chain and agriculture pandemic response.
Sec. 1002. Emergency rural development grants for rural health care.
Sec. 1003. Pandemic preparedness and food security.
Sec. 1005. Farm loan assistance for socially disadvantaged farmers and ranchers.
Sec. 1006. USDA assistance and support for socially disadvantaged farmers, ranchers, forest landowners, and operators, and groups.
Sec. 1007. Use of the Commodity Credit Corporation for commodities and associated expenses.

Subtitle B—Nutrition

Sec. 1101. Supplemental nutrition assistance program.
Sec. 1102. Additional assistance for SNAP online purchasing and technology improvements.
Sec. 1103. Additional funding for nutrition assistance programs.
Sec. 1104. Additional school meal programs.
Sec. 1105. Improvement in WIC benefits.
Sec. 1106. WIC program modifications.
Sec. 1107. Meals and supplements reimbursements for individuals who have not attained the age of 21.
Sec. 1108. Pandemic EIP program.

TITLE II—COMMITTEE ON HEALTH, EDUCATION, LABOR, AND PENSIONS

Subtitle A—Education Matters

PART 1—DEPARTMENT OF EDUCATION

Sec. 2101. Elementary and Secondary School Emergency Relief Fund.
Sec. 2102. Emergency assistance to elementary schools.
Sec. 2103. Higher Education Emergency Relief Fund.
Sec. 2104. Maintenance of effort and maintenance of equity.
Sec. 2105. Quality and accountability.
Sec. 2106. Student and administration.
Sec. 2107. Howard University.
These are the paths of least resistance

People won’t need to change where or how they live

There’s less need to wholly retrofit neighborhoods

We accommodate established political constituencies
Aggregate VMT, Moving 12-Month

U.S. Average Trip Mileage, 2017

10.7
We need to accelerate more sustainable solutions
1. TOD has climate answers
2. What’s the problem?
3. How do we break through?
Who are our critical audiences?
How do we get the marketing right?
Where should we focus our **geographic** efforts?
What are the most impactful interventions?
TOD and the Climate Opportunity