

# 2012 Activity Center Update

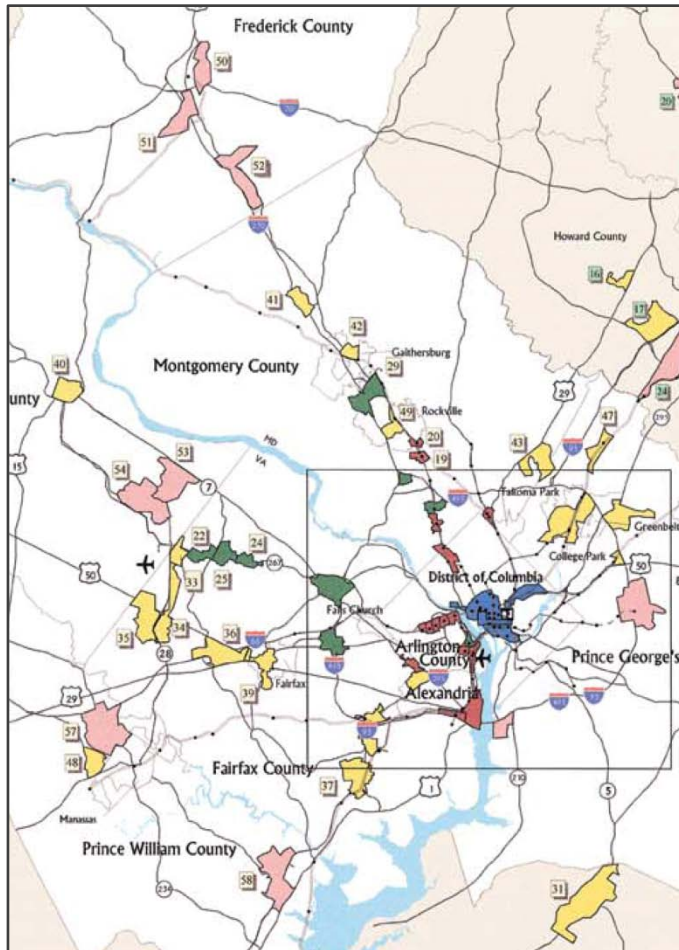
**September 21, 2012**

**Presentation to the Travel Forecasting Subcommittee**

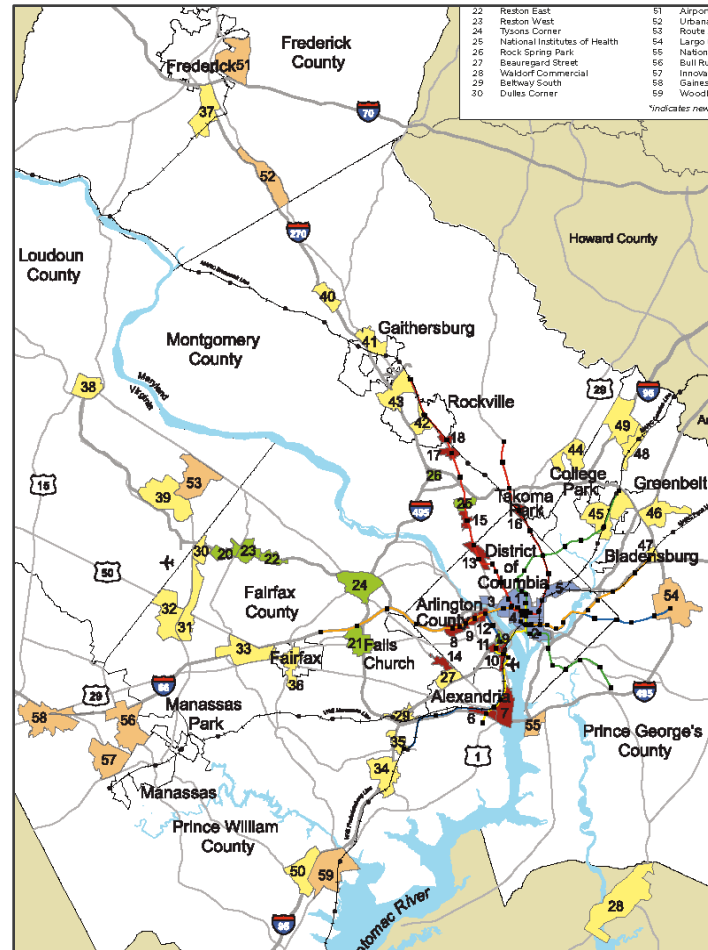
**Ryan Hand, COG/DCPS Staff**

# Activity Centers – Past

- Based on Cooperative Forecasting Results
- First map released in 2002; minor update in 2007



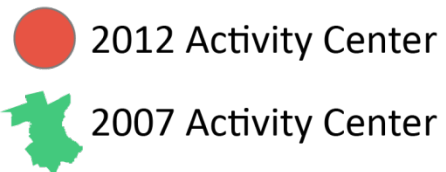
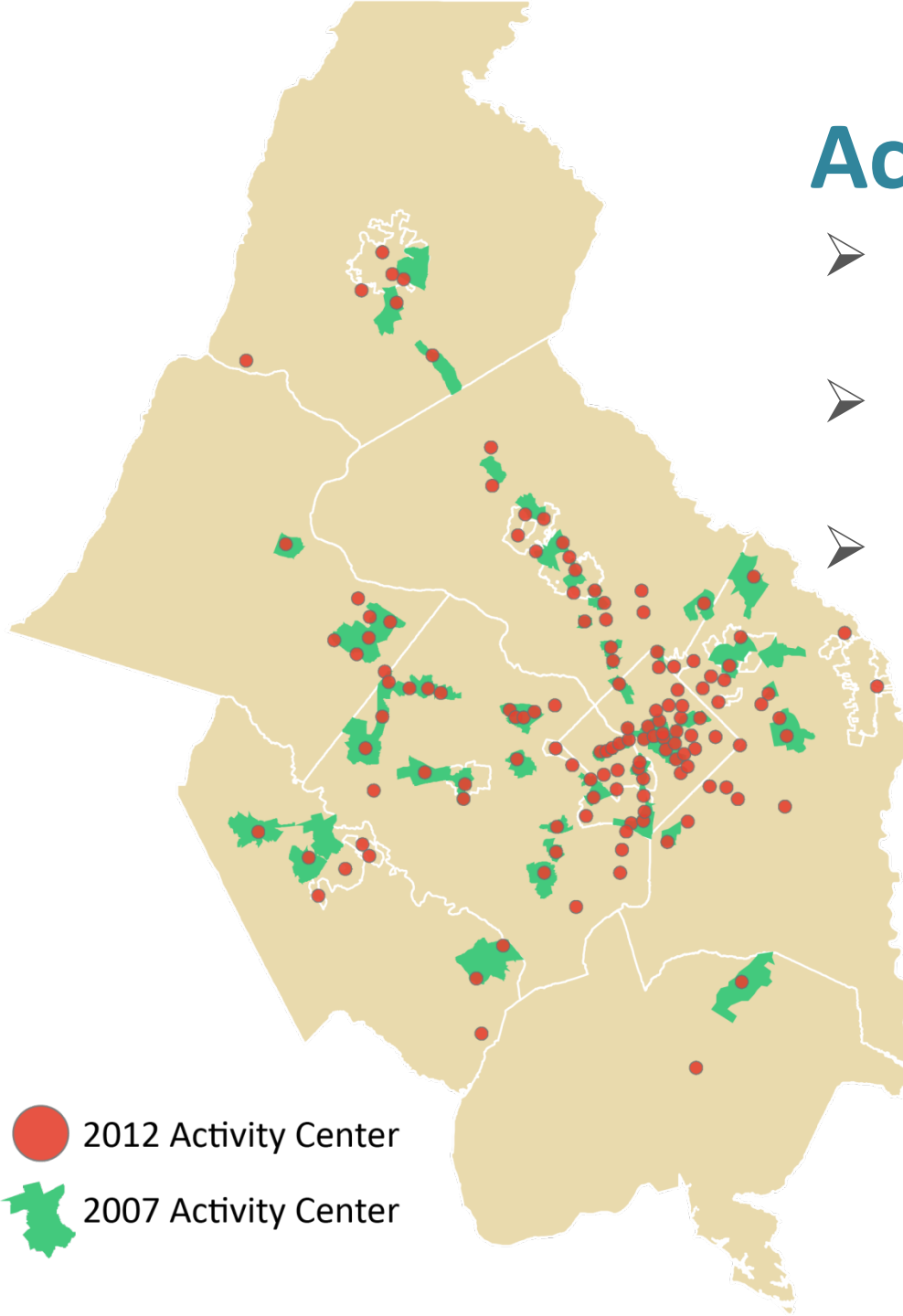
2002 – 58 centers



2007 – 59 centers

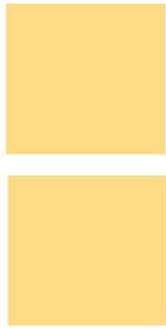
# Activity Centers - Now

- Selected using new approach
- Major changes for 2012 update
- 136 centers



# Attribute Menu to Identify Activity Centers

Core  
Attributes



Any 2  
Additional  
Attributes



Activity  
Center



# Core Attributes *(both required)*

- **Policy:** Designated as a center or priority growth area in locally-adopted land use plan
- **Density:** By 2040, has a persons per acre density (employment + population) within top half of densities in the jurisdiction

# Additional Attributes *(any 2 required)*

- **Intersection Density:** At least 55 intersections/square mile
- **Transit Capacity:** Existing high-capacity transit, planned transit in CLRP, or planned transit with local funding
- **Land Use Mix:** Mixed-use development designation in land use plan/zoning ordinance
- **Housing & Transportation Affordability:** Combined housing & transportation costs don't exceed 45% of regional median income

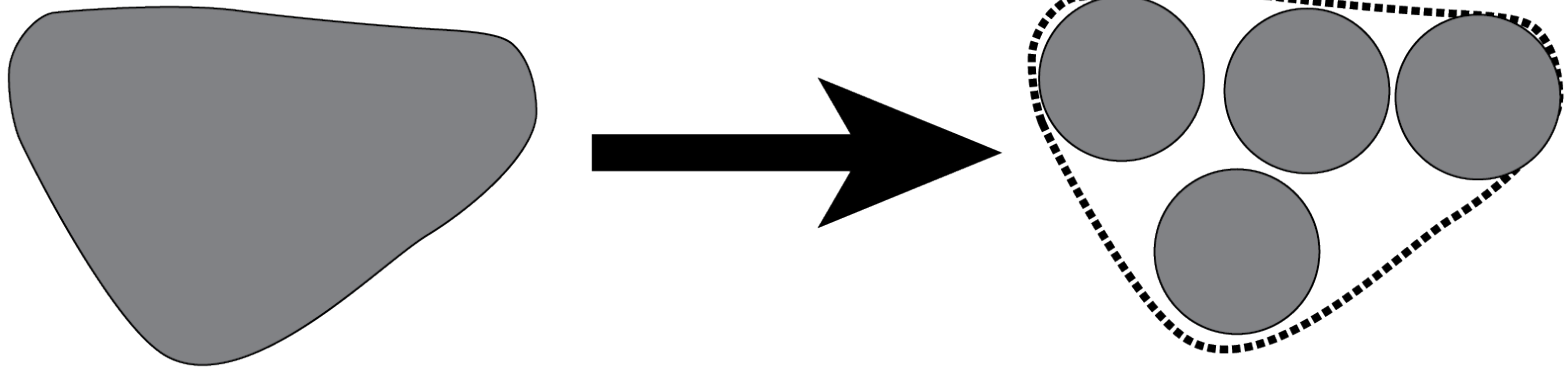
# Key Changes/Outcomes

- **Involved Local Planning Departments in Center Selection**
  - Worked one-on-one with every jurisdiction
- **Aligned with Local Planning**
  - Picks up places local governments have designated as significant
- **Most Centers are Mixed-Use**
  - Shift from primarily employment-focused centers to majority mixed-use centers

# Key Changes/Outcomes

## ➤ More, but Smaller Centers

- 2007 Centers: 59
- 2012 Centers: 136 – occupy less total land area than previous centers



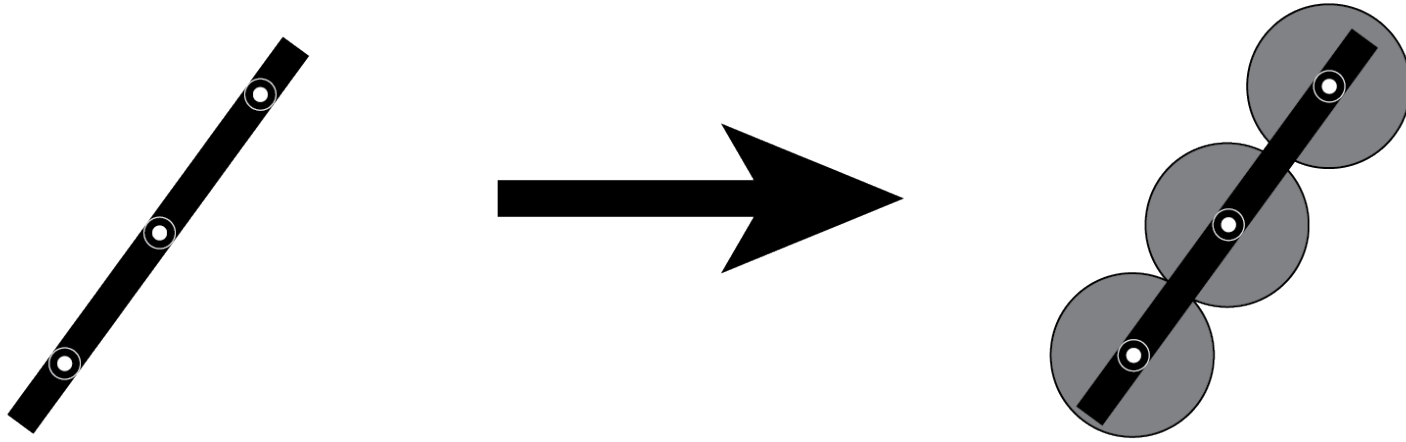
- Most fall within old center boundaries
- Better scale for implementation



# Key Changes/Outcomes

## ➤ More Aligned with Major Transportation Infrastructure

- Many additional rail stations included in centers



- 67% of 2012 centers served by rail transit by 2040 (vs. 50% of 2007 centers)

# Key Applications

## How Activity Centers will be used

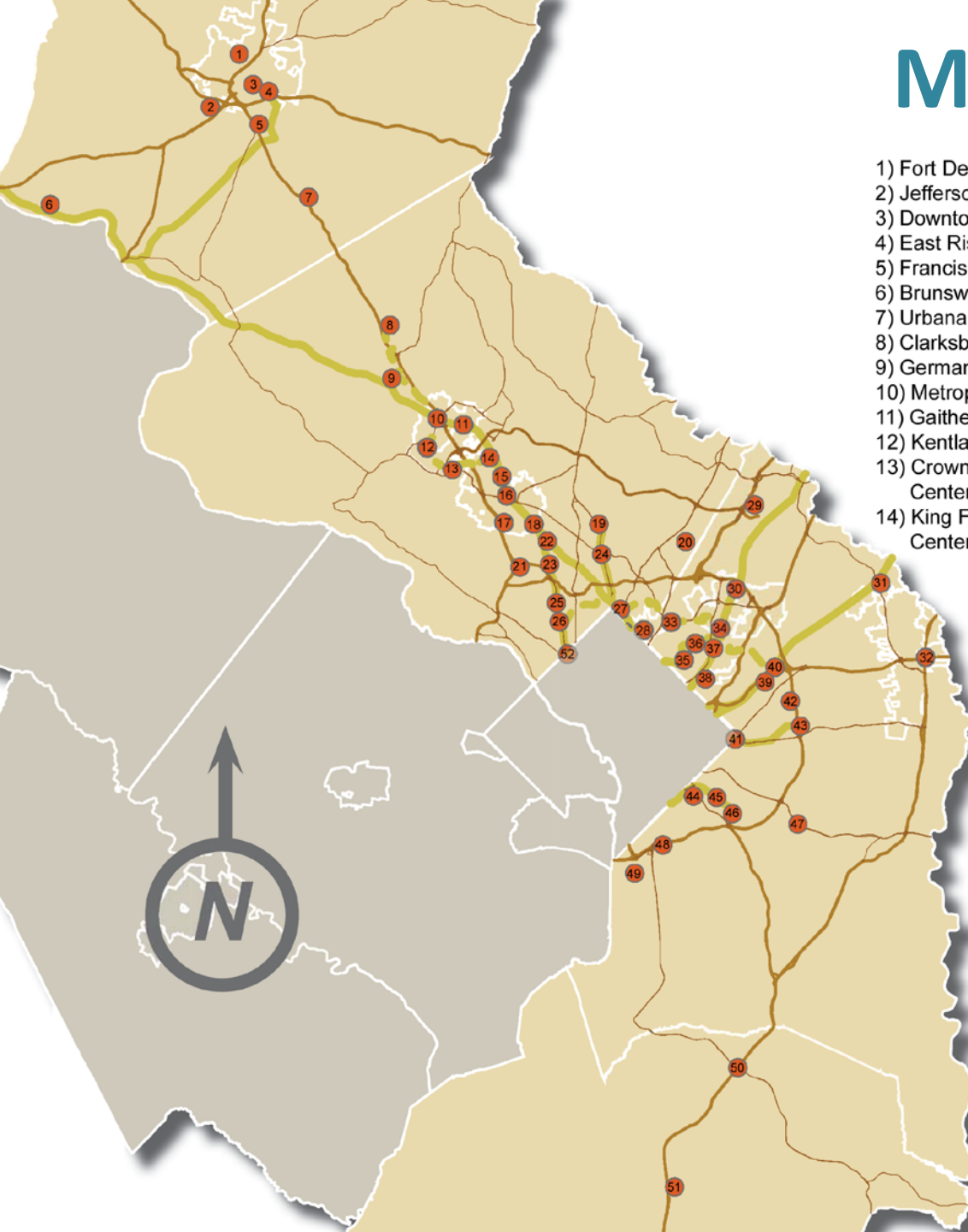
### Technical:

- Growth forecasts
- Transportation modeling
- Demographic analysis

### Policy:

- Priority growth areas
- Monitor progress on Region Forward
- Inform planning, development, grantmaking activities
- Prioritize locations for investment – e.g. Activity Center Strategic Investment Plan, Transportation Priorities Plan

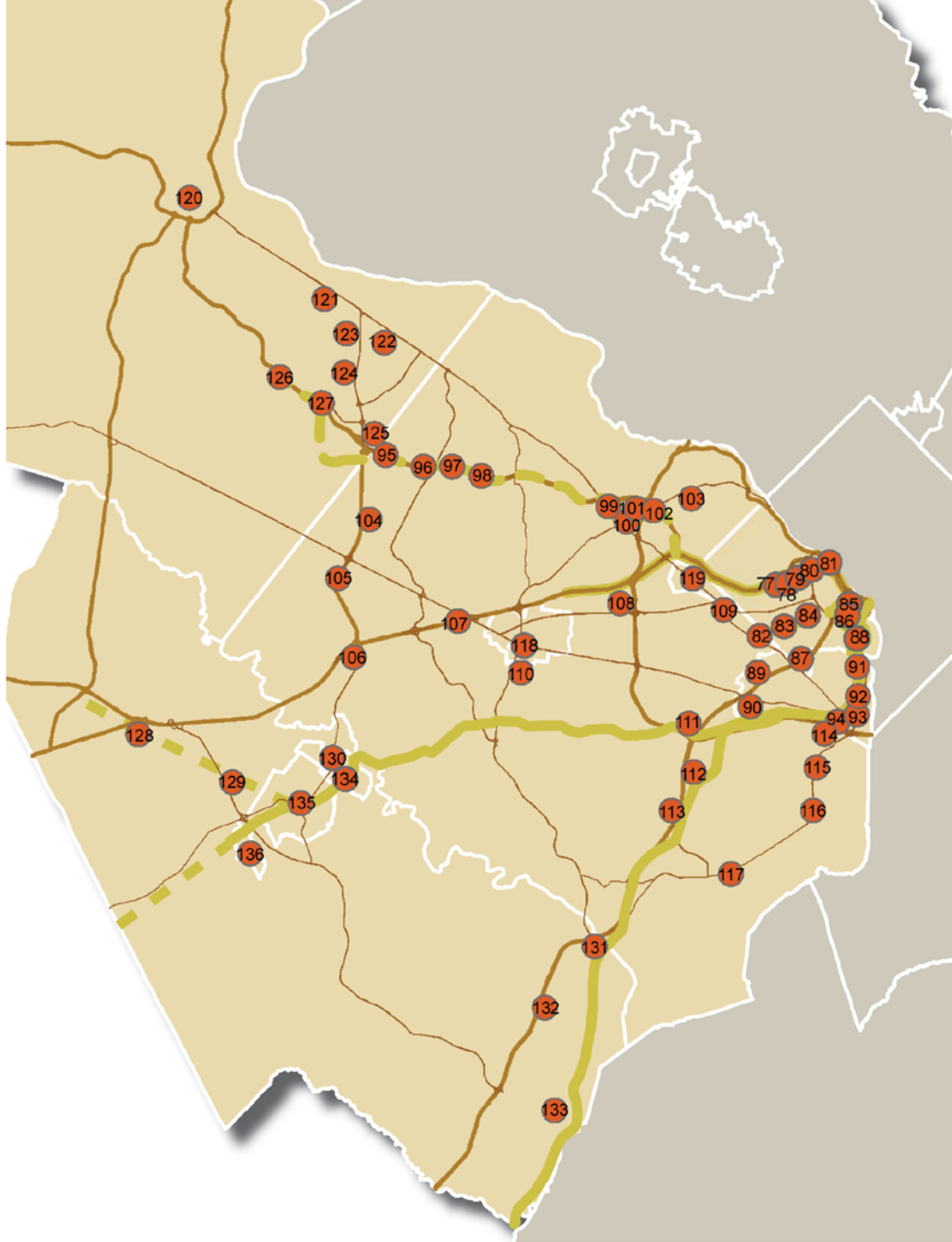
# Maryland Centers



- 1) Fort Detrick
- 2) Jefferson Tech Park
- 3) Downtown Frederick
- 4) East Rising
- 5) Francis Scott Key Mall
- 6) Brunswick
- 7) Urbana
- 8) Clarksburg
- 9) Germantown
- 10) Metropolitan Grove
- 11) Gaithersburg
- 12) Kentlands
- 13) Crown Farm/ Life Sciences Center
- 14) King Farm / Rockville Research Center / Shady Grove
- 15) Montgomery College
- 16) Rockville
- 17) Tower Oaks
- 18) Twinbrook
- 19) Glenmont
- 20) White Oak
- 21) Rock Spring
- 22) White Flint
- 23) Grosvenor
- 24) Wheaton
- 25) National Institutes of Health
- 26) Bethesda
- 27) Silver Spring
- 28) Takoma Park\*
- 29) Konterra
- 30) Greenbelt
- 31) Bowie MARC
- 32) Bowie Town Center
- 33) Langley Park
- 34) College Park
- 35) West Hyattsville Metro
- 36) Prince George's Plaza
- 37) Riverdale MARC
- 38) Port Towns
- 39) Landover Metro
- 40) New Carrollton
- 41) Capitol Heights / Addison Road\*
- 42) Landover Mall
- 43) Largo Town Center / Morgan Blvd
- 44) Naylor / Southern Ave
- 45) Suitland
- 46) Branch Ave
- 47) Westphalia
- 48) Oxon Hill
- 49) National Harbor
- 50) Waldorf
- 51) La Plata
- 52) Friendship Heights\*

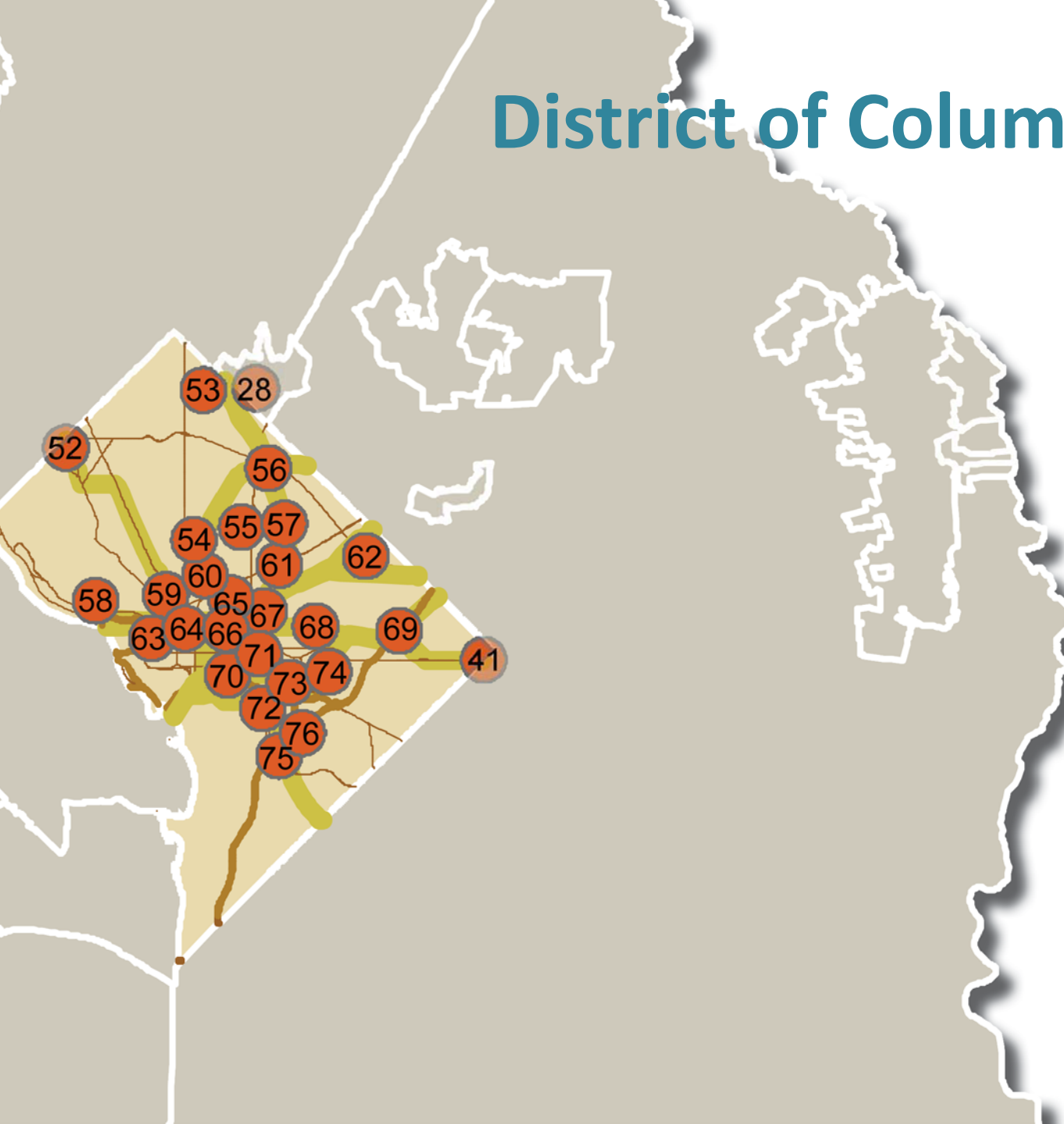
\* Cross-jurisdictional center with the District of Columbia

# Virginia Centers



- 77) Ballston
- 78) Virginia Square
- 79) Clarendon
- 80) Courthouse
- 81) Rosslyn
- 82) Bailey's Crossroads / Western Gateway
- 83) Columbia Pike Village Center
- 84) Columbia Pike Town Center
- 85) Pentagon
- 86) Pentagon City
- 87) Shirlington
- 88) Crystal City
- 89) Beauregard
- 90) Landmark / Van Dorn
- 91) Potomac Yard
- 92) Braddock Road Metro Area
- 93) King Street / Old Town
- 94) Carlyle / Eisenhower East
- 95) Dulles Corner / CIT
- 96) Herndon / Monroe
- 97) Reston West
- 98) Reston East
- 99) Tysons West
- 100) Tysons Central 7
- 101) Tysons Central 123
- 102) Tysons East
- 103) McLean
- 104) Dulles East
- 105) Dulles South
- 106) Centreville
- 107) Fairfax Center
- 108) Merrifield / Dunn Loring
- 109) Seven Corners
- 110) George Mason University
- 111) Beltway South
- 112) Springfield
- 113) Engineers Proving Ground
- 114) Huntington/ Penn Daw
- 115) Beacon / Groveton
- 116) Hybla Valley/ Gum Springs
- 117) Fort Belvoir
- 118) Fairfax City
- 119) City of Falls Church
- 120) Leesburg
- 121) One Loudoun
- 122) Dulles Town Center
- 123) Route 28 North
- 124) Route 28 Central
- 125) Route 28 South
- 126) Route 772 Transit Area
- 127) Route 606 Transit Area
- 128) Gainesville
- 129) Innovation
- 130) Yorkshire
- 131) North Woodbridge
- 132) Potomac Town Center
- 133) Potomac Shores
- 134) Manassas Park
- 135) Manassas
- 136) Manassas Airport

# District of Columbia Centers



- 28) Takoma Park\*
- 41) Capitol Heights / Addison Road\*
- 52) Friendship Heights\*
- 53) Walter Reed
- 54) Columbia Heights
- 55) McMillan / Old Soldiers Home
- 56) Fort Totten
- 57) Brookland
- 58) Georgetown
- 59) Dupont
- 60) U / 14th Street Corridor
- 61) Rhode Island Ave Metro
- 62) New York Avenue Corridor
- 63) West End
- 64) Farragut Square
- 65) Convention Center
- 66) Downtown DC
- 67) NoMa
- 68) H Street
- 69) Minnesota Ave
- 70) Monumental Core
- 71) Capitol Hill
- 72) Southwest Waterfront
- 73) Capital Riverfront
- 74) Stadium Armory
- 75) St. Elizabeth's
- 76) Poplar Point

\* Cross-jurisdictional center with Maryland

# Next Steps

## September - October:

- Present centers at city/county Council & Board work sessions
- Develop Activity Center technical boundaries
- Launch Activity Center implementation work: Strategic Investment Plan

## November:

- COG Board approval of Activity Centers

# Outreach Schedule

## Council & Board work sessions

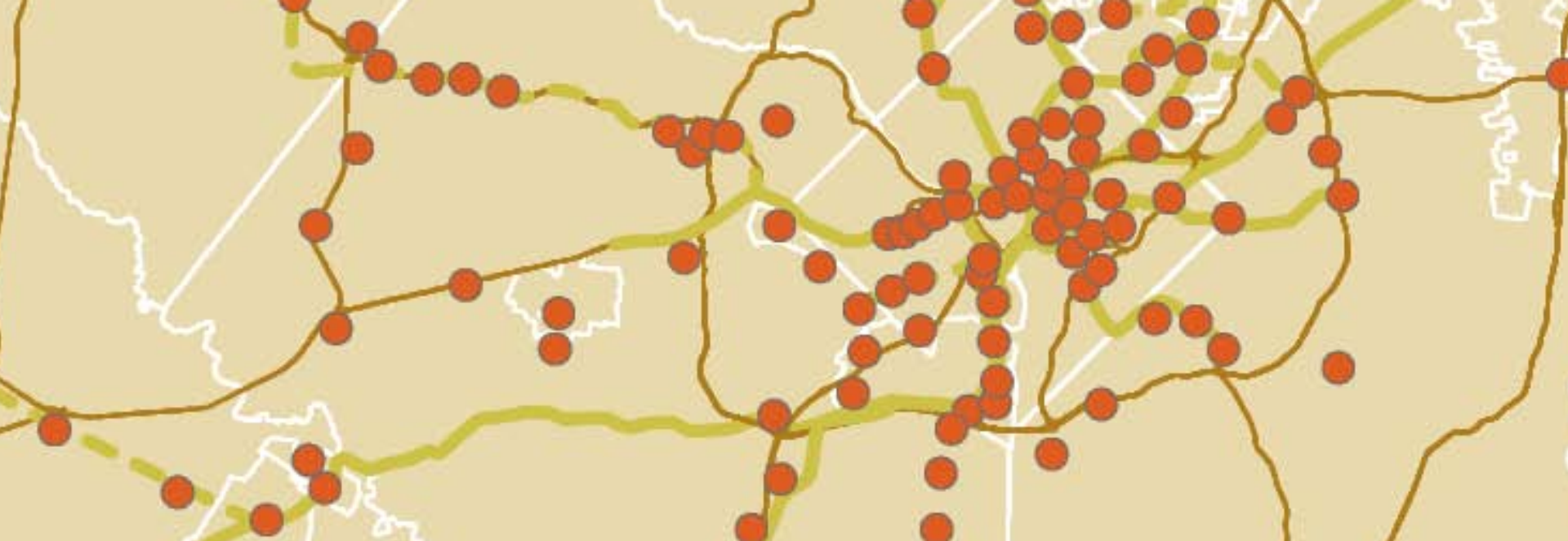
### Done:

- Manassas
- Takoma Park
- Greenbelt
- Montgomery Co.
- Alexandria
- Frederick Co.
- Charles Co.
- Bowie

### Upcoming:

- Today: City of Frederick
- 9/25: City of Fairfax
- 10/1: Rockville
- 10/2: Fairfax Co.
- 10/2: Manassas Park
- 10/3: Loudoun Co.
- 10/9: District of Columbia
- 10 /15: Falls Church
- 10/16: Arlington
- 10/16: College Park
- 10/23: Prince George's Co.
- 10/29: Gaithersburg





# 2012 Activity Center Update

**September 19, 2012**  
**Transportation Planning Board**

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