

# Activity Centers by Place Type

## Urban Center

These are the strongest markets across multiple land uses and are dense, mixed-use, and urban in nature. They have a strong opportunity to capture value and shape future growth.

## Dense Mixed-Use Center

These Centers are high-performing, but with more variation in asset type and quality than Urban Centers. They will be most responsive to targeted, project- or site-specific market interventions and the creation of place-based organizations like BIDs, if not already in place.

## Suburban Multi-Use Center

These are moderate-rent, suburban markets in established locations that have the potential to become the “next generation” of denser, multiple use Centers with the right strategies to encourage future development.

## Close-In and Urbanizing Center

Centers in this category are weaker, close-in market areas with the fundamentals to become stronger regional locations with some help. They may gain the most market momentum from targeted public investment.

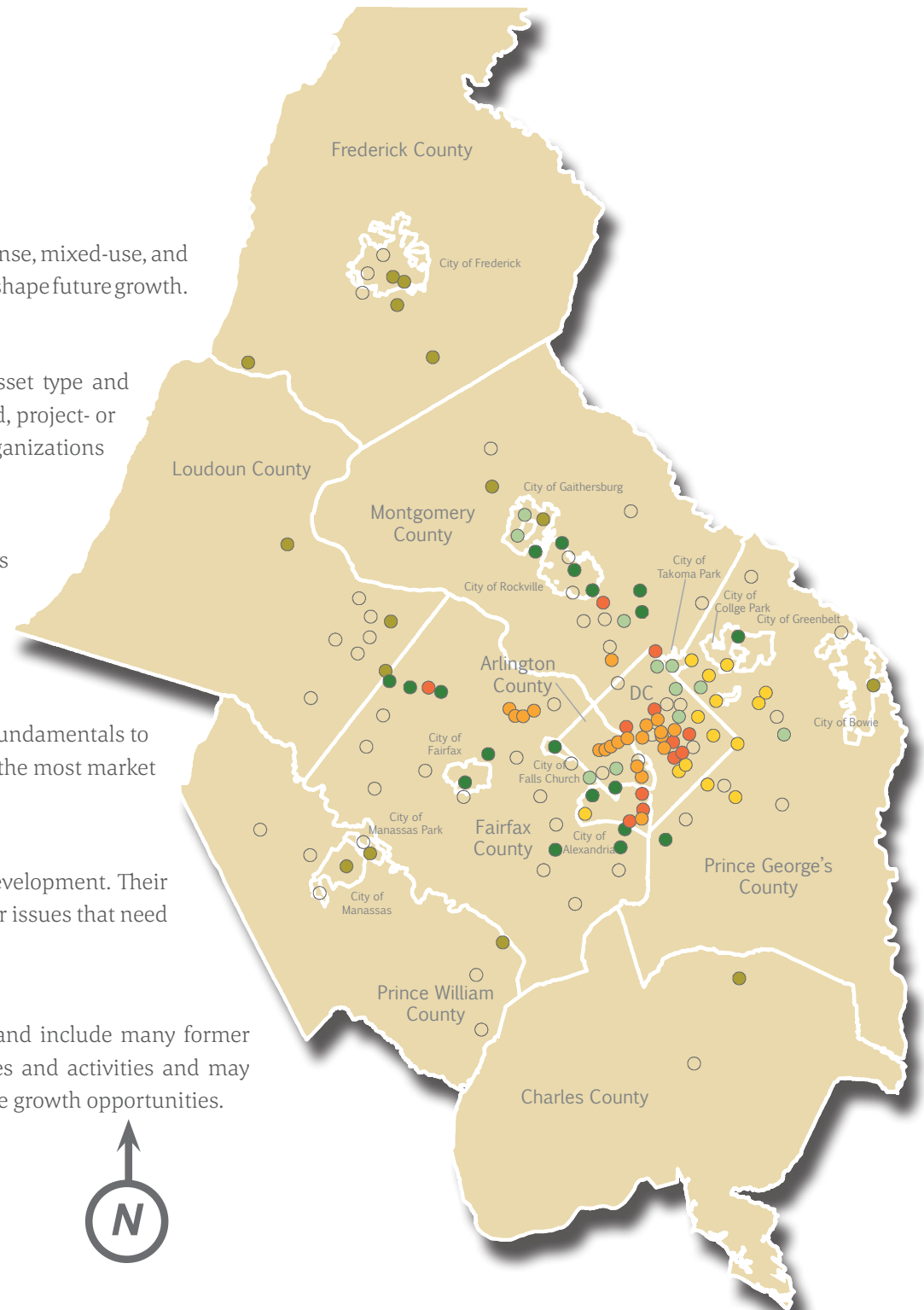
## Revitalizing Urban Center

Centers in this group are close-in markets with little or no recent development. Their primary challenges may not be market-based and may present other issues that need to be addressed, such as urban form or public safety.

## Satellite City

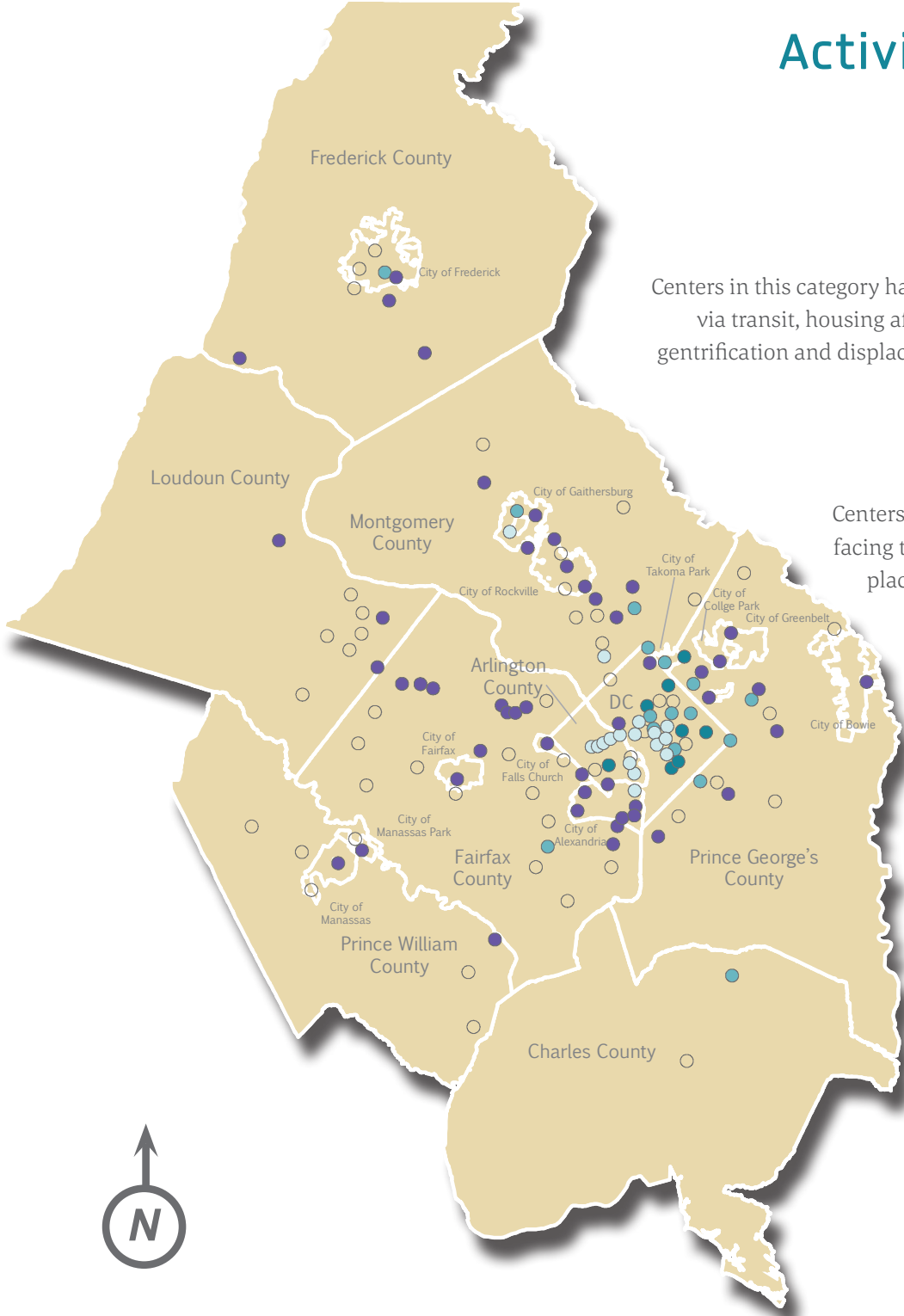
These Centers are located on the edge of regional activity today, and include many former historic cities with downtown cores. They may have a mix of uses and activities and may benefit most by branding and positioning themselves now for future growth opportunities.

## Center Not Studied in Plan



[Link to the full Place + Opportunity report](#)

# Activity Centers by Opportunity Type



## Transforming Center

Centers in this category have a high proportion of low-income residents, along with high job access via transit, housing affordability, and income diversity, making them particularly vulnerable to gentrification and displacement. These Centers have an immediate need for strategies to maintain affordability and ensure neighborhood stability.

## Transitioning Center

Centers in this group have a high proportion of low-income residents, but are not facing the immediate development pressures of the Transforming Centers. These places need proactive preservation strategies in place to prepare for medium-term change.

## Connected Core Center

These Centers have strong assets and amenities, particularly job access by transit. They need a greater mix of housing types to help diversify the housing and employment base, and expand access to opportunity for low- and moderate-income households.

## Stable Center

Centers in this group are currently stable and most in need of market- and place-based strategies to improve quality of life. Many have existing or planned transit infrastructure that could provide opportunities for transit-oriented development and enhancing accessibility.

## Center Not Studied in Plan