

Center Name

Jurisdiction

HOW TO read and understand the Activity Center profile pages



PLACE INDICATORS



Market Strength Market Potential State of Place



PEOPLE INDICATORS



Job Access by Transit Income Diversity Housing Affordability Concentration of Low-Income Households

Investment Strategy for X Center

PLACE TYPOLOGY:

Revitalizing Urban Location

Revitalizing Urban centers are close-in markets (inside the beltway) with weak market fundamentals and little or no recent development. Their primary challenges may not be market-based, and present other issues that need to be addressed to set the stage for future growth opportunities.

See Recommendations: Page XX

PEOPLE TYPOLOGY:

Vulnerable, High Equity Assets

These Activity Centers have a large proportion of income vulnerable residents and several key equity assets such as strong access to jobs via transit, affordable housing and transportation, and a location provides for an immediate need for housing based on the Place and People typologies and the Placemaking and ensure neighborhood stability Needs for each Center.

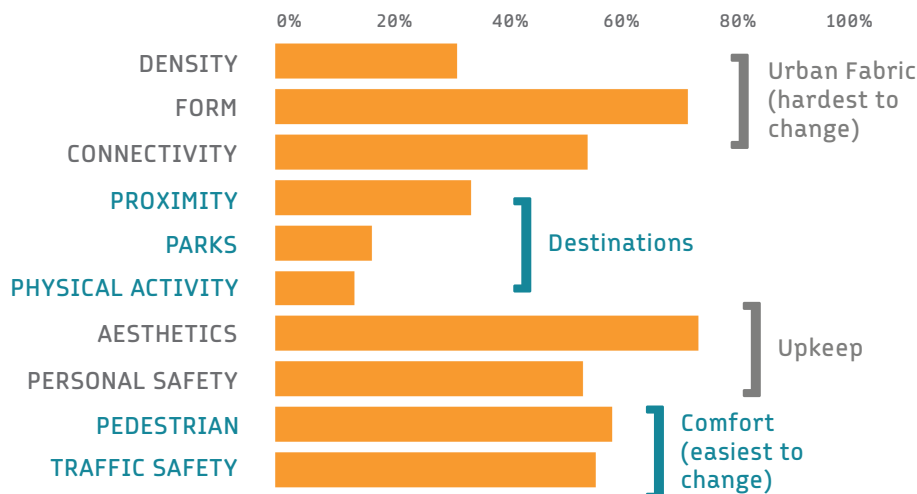
See Recommendations: Page XX
 For more detailed information on any of these three elements, see the page numbers listed. ("XX" will be replaced with the actual numbers in the final version).
 Most Needed for Walkability: Density, Proximity

Greatest Return on Investment: Density

Low-Hanging Fruit: Physical Safety

See Recommendations: Page XX

CENTER NAME STATE OF PLACE PROFILE



Full Dimension Titles & Categories: Urban Fabric: Density, Form, Connectivity / Destinations: Proximity, Parks & Public Space, Physical Activity Facilities / Upkeep: Aesthetics, Personal Safety / Comfort: Pedestrian Infrastructure, Traffic Safety Measures

State of Place Dimensions grouped from hardest to change (at top) to easiest to change (at bottom)

Investment Strategy for X Center

PLACE TYPOLOGY: Urban Center

Urban Centers are the strongest markets across multiple land uses. These places consistently capture their fair share of development activity and command the highest rents and occupancies in the region. They are also dense, mixed-use, and human-scaled. In these centers, there is little need for "market-mover" type incentives to mitigate development risk. A high level of opportunity exists to

How each Center scored on the Place and People indicators is demonstrated by the number of orange and blue boxes filled in for each category, respectively. For example, Clarendon is in the High category for 4 indicators (Market Strength, Market Potential, State of Place, and Job Access by Transit), the Moderate category for 1 indicator (Income Diversity), and the Low category for 2 indicators (Housing Affordability and Concentration of Low-Income Households).

See Recommendations: Page XX

PEOPLE TYPOLOGY:

Stable, High Equity Assets

These Centers score high on equity assets but in the middle on vulnerability need a greater mix of housing types, especially housing that is affordable to lower incomes. Providing more affordable housing will help expand access to opportunity and diversify the housing and employment base of these Activity Centers.

See Recommendations: Page XX

PLACEMAKING NEEDS

Most Needed for Walkability: Proximity

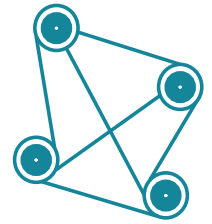
Greatest Return on Investment: Density

Low-Hanging Fruit: Aesthetics

See Recommendations: Page XX

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PLACE INDICATORS



Market Potential

State of Place



PEOPLE INDICATORS



Job Access by Transit

Income Diversity

Housing Affordability

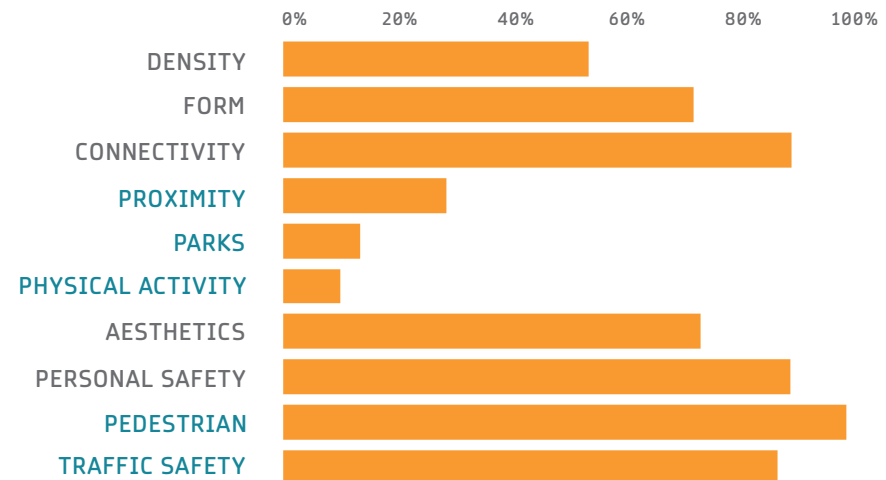
Concentration of Low-Income Households

HIGH

MODERATE

LOW

CENTER NAME STATE OF PLACE PROFILE



Full Dimension Titles & Categories: Urban Fabric: Density, Form, Connectivity / Destinations: Proximity, Parks & Public Space, Physical Activity Facilities / Upkeep: Aesthetics, Personal Safety / Comfort: Pedestrian Infrastructure, Traffic Safety Measures