

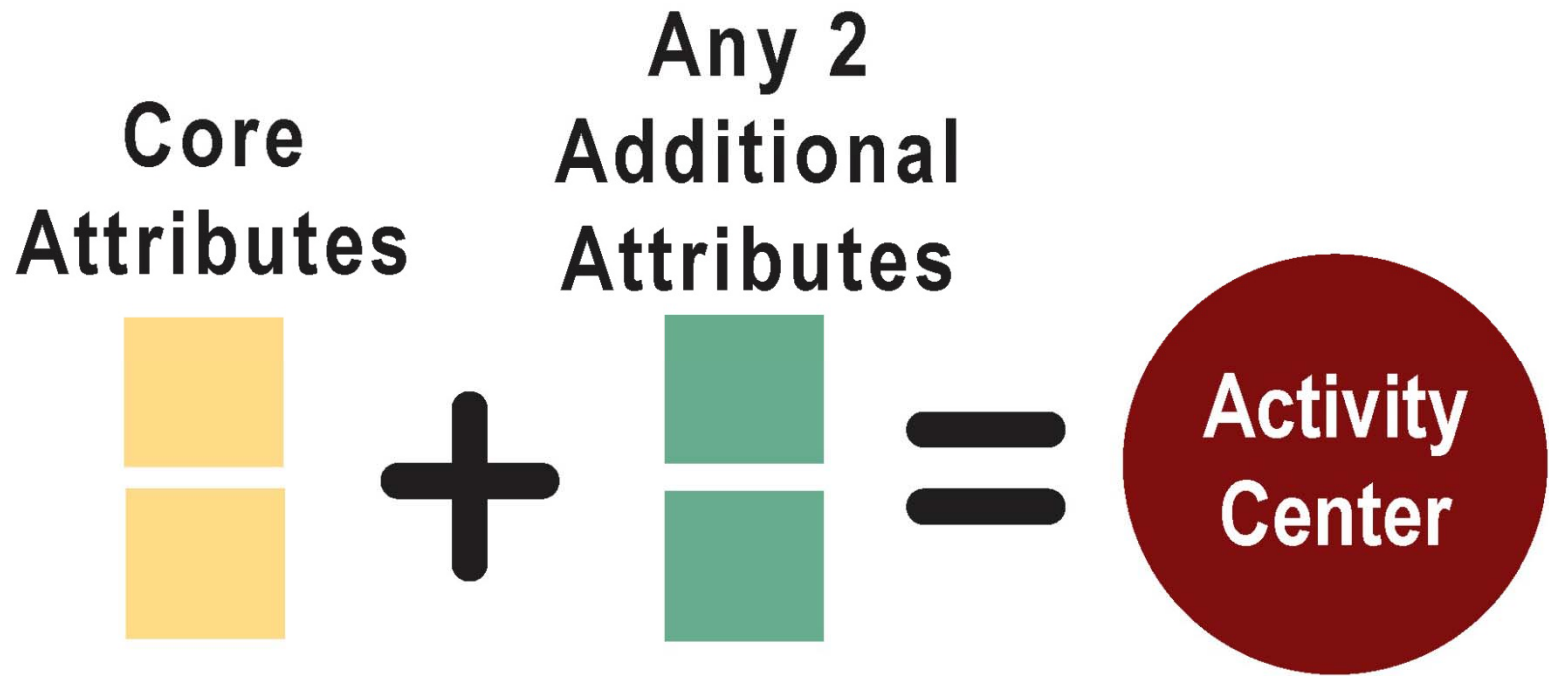
2012 Activity Center Update

September 7th, 2012

Transportation Planning Board Technical Committee

Sophie Mintier, DCPS Staff

Attribute Menu to Identify Activity Centers



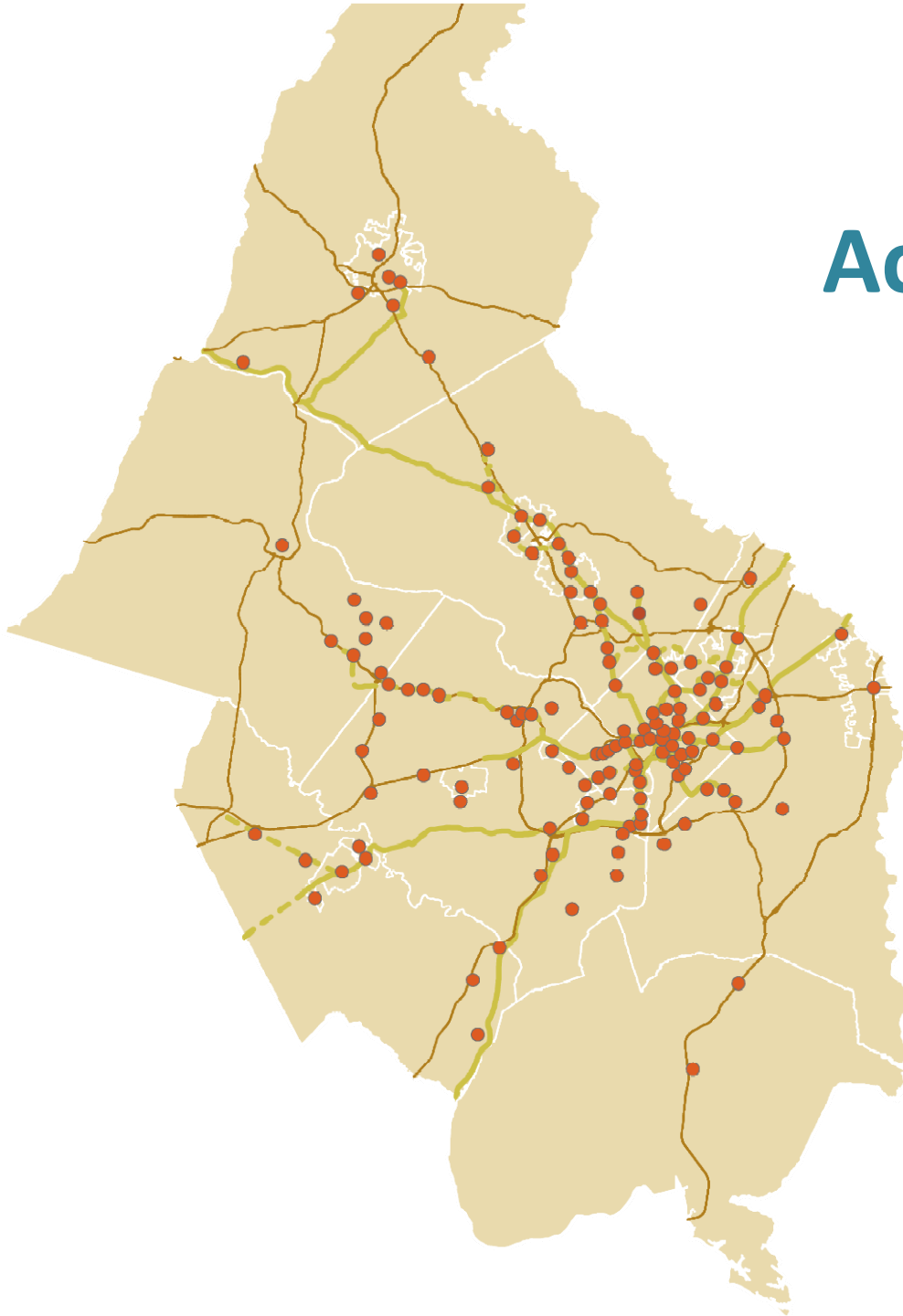
Core Attributes *(both required)*

- **Policy:** In 2012, the center or priority growth area should be designated in a jurisdiction's adopted comprehensive/general plan or other locally-adopted land use plan.
- **Density:** By 2040, have a persons per acre density (employment + population) that falls within the top one-half of densities within the jurisdiction.

Additional Attributes *(any 2 required)*

- **Intersection Density:** In 2012, have at least 55 intersections per square mile.
- **Transit Capacity:** In 2012, have
 - existing high-capacity/performance transit (e.g. Metrorail, BRT, commuter rail, or light rail) OR
 - a planned transit station identified in the Financially Constrained Long-Range Transportation Plan (CLRP) OR
 - a planned transit station with dedicated local funding*(Region Forward Target)*
- **Land Use Mix:** In 2012, have a locally-adopted land use plan/ ordinance that encourages mixed-use development (e.g. through a mixed-use designation, form-based codes, or overlay zoning).
- **Housing & Transportation Affordability:** Combined housing and transportation costs do not exceed 45% of regional median income, as measured by the H + T Index. *(Region Forward Target)*

Conceptual Activity Centers Map



Key Outcomes / Changes

➤ **Aligned with Local Planning**

- Picks up places local governments have designated as significant

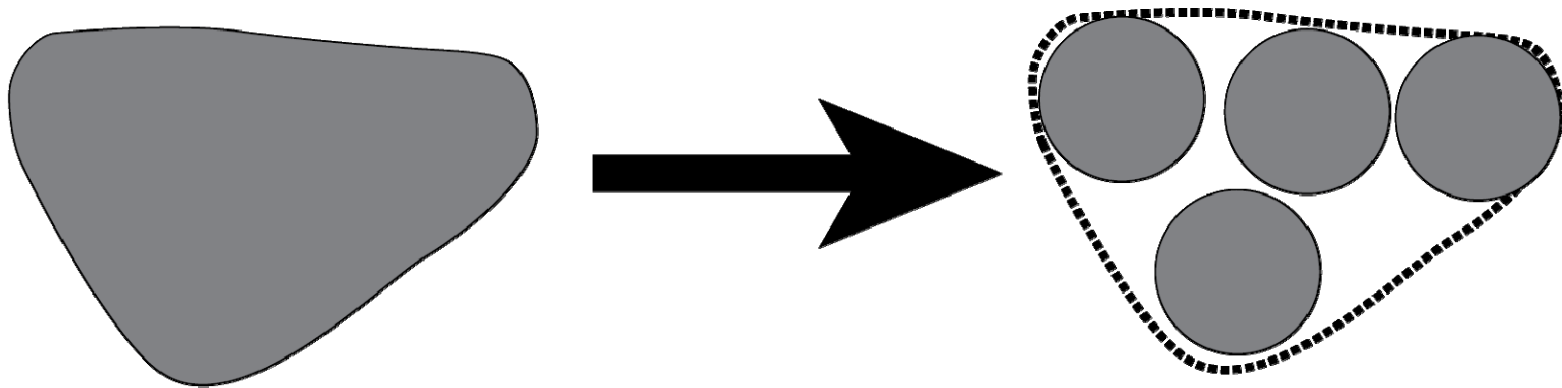
➤ **Most Centers are Mixed-Use**

- Shift from primarily employment-focused centers to majority mixed-use centers

Key Outcomes / Changes

➤ More, but Smaller Centers

- Old Centers: 59
- New Centers: 136 – occupy less land area than previous centers



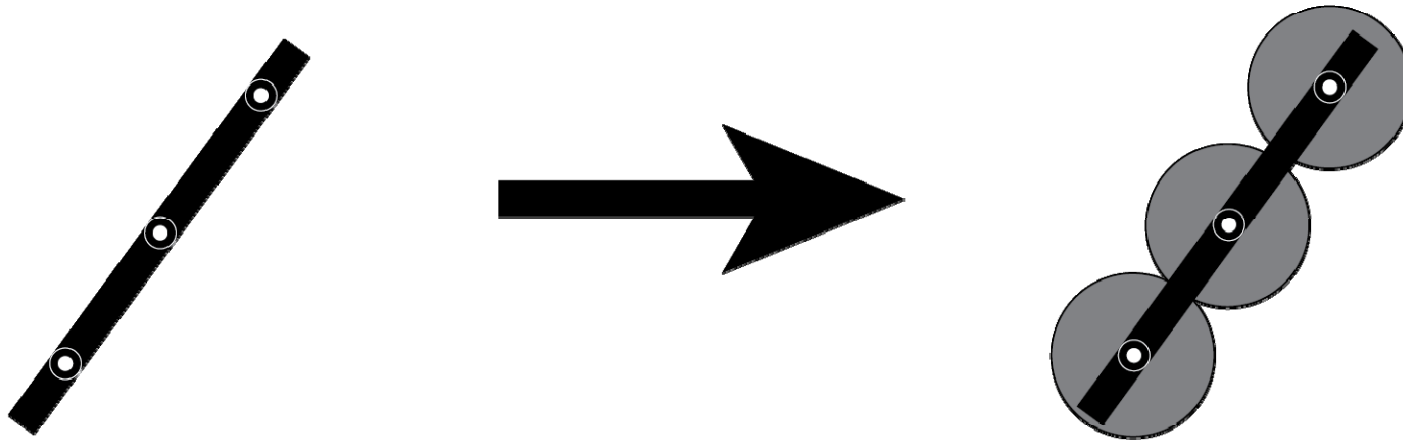
- 60% fall within old center boundaries
- Recognizes diverse types of centers
- Better scale for implementation

Key Outcomes / Changes

➤ More Aligned with Major Transportation Infrastructure

Old Centers:

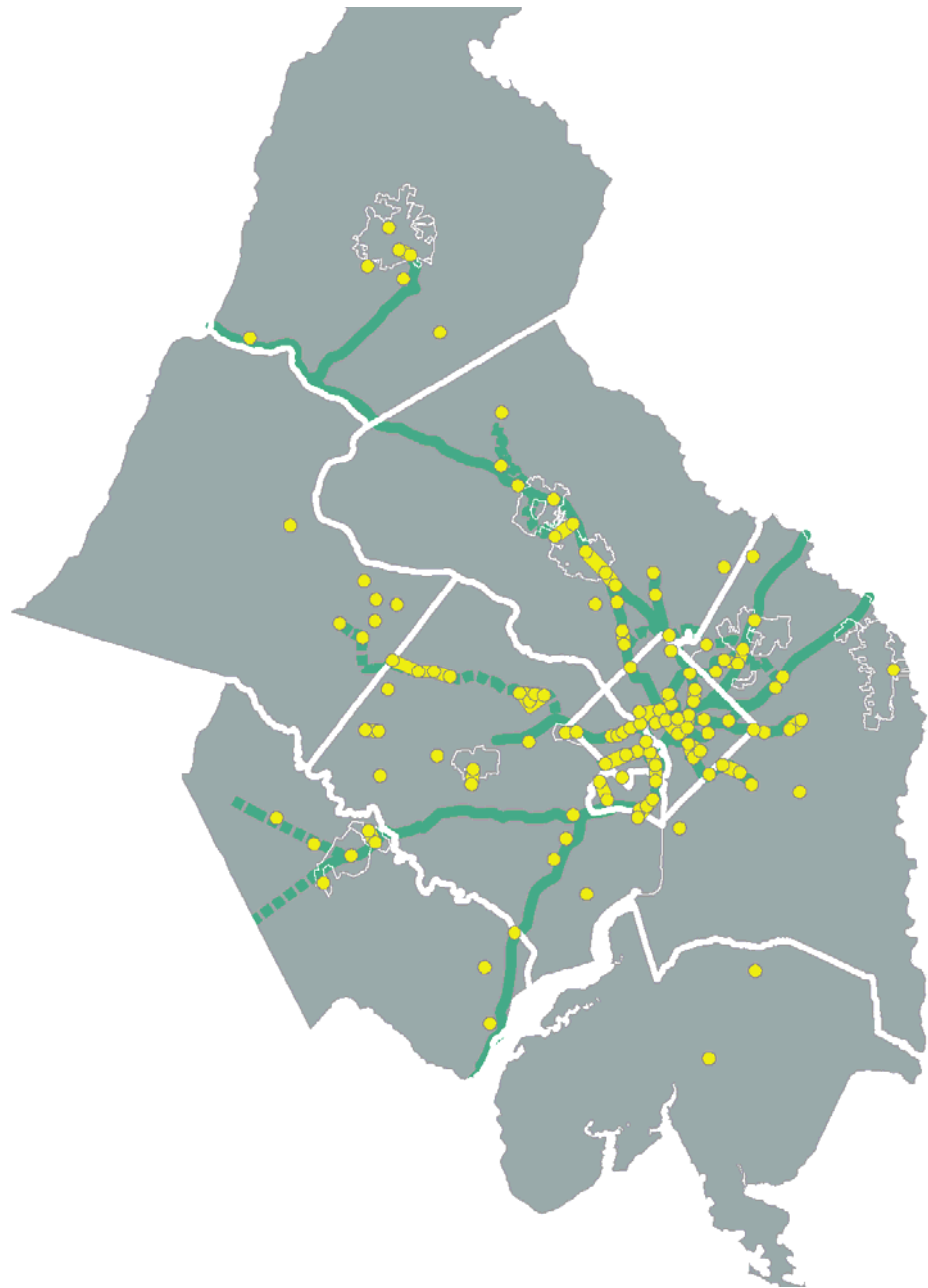
- Many transit stations were not in centers
- 50% of centers served by transit by 2040



New Centers:

- 67% of centers served by transit by 2040

Conceptual Activity Centers Map



High-Capacity/Performance Transit Network

● Proposed Activity Center

— Transit Network

- - - Planned Transit Network

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

Schedule

To Date:

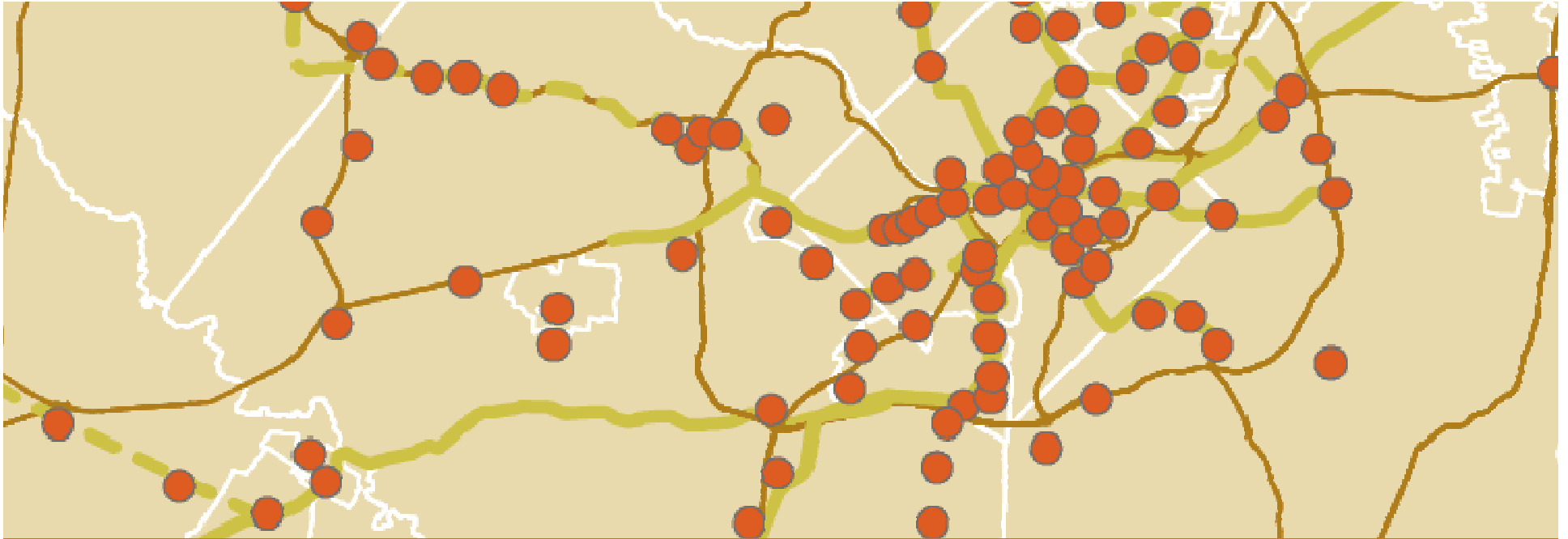
- Planning Directors approved **illustrative Activity Center Map**
- Introduced Activity Centers to COG Board at retreat
- Soliciting public comment on applications for centers

September - October:

- Continue outreach to city councils and county boards
- Develop Activity Center **technical boundaries**
- Launch **Activity Center implementation work – Strategic Investment Plan**

November:

- COG Board and TPB approval of Activity Centers



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