

# TRANSIT ORIENTED DEVELOPMENT: OVERVIEW AND TOOL DEMONSTRATION

Maryland Department of Planning  
February 25, 2020

# TOD “WORK PLAN” AND PRODUCTS

- **Transit Station Area Profile Tool (released in July)**
  - Outreach plan: focused on local planners, developers, existing and potential users ([why we're here](#))
- **Agency Coordination**
  - MDOT, DHCD, Commerce = Hub page; make it easy for the public/outside users to find tools and resources; consistent message
- **State Development Plan**
  - *A Better Maryland*: focused on data sharing; state, local and regional collaborations - making data available and useable
- **TOD Assessment (next project?)**
  - Analysis completed in 2016: Typologies; what should we do with it?

# BUILDING OUT A SUITE OF ONLINE TOOLS

- Convergence of factors driving the creation of online data applications
  - New ESRI platforms make it easier for agencies to create these tools
  - *A Better Maryland*, other plans and initiatives are focused on data sharing, especially between state and local agencies, and the public
  - Planners, governments, business leaders and the public need/expect simplified access to data
- Need to build expertise and capacity to develop and support these applications
  - Transit Station Area Profile Tool - a template for future dashboards/applications
  - What other tools are needed? How can and should they work together? How can we promote their use?

# TRANSIT STATION AREA PROFILE TOOL DEMONSTRATION

# BACKGROUND

- What is it?
  - A tool to encourage TOD by providing users with socioeconomic, demographic, employment, median housing sales and ridership information.
- Who is it for?
  - General public
  - Policymakers
  - Planners: public and private sector
  - Real estate/developers
  - Transit and bicycle advocates

**TSAPT**

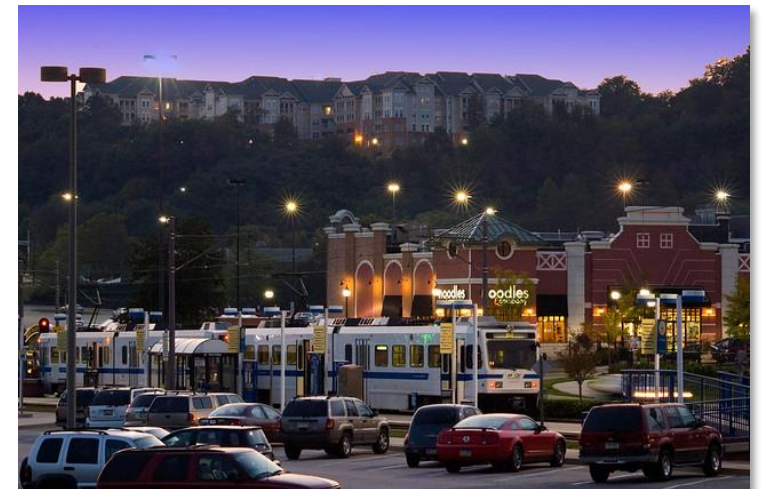
Transit Station Area  
Profile Tool

A versatile data tool providing  
up-to-date TOD information  
for each rail transit station in  
Maryland.

Click here or go to  
[TOD.Planning.Maryland.gov](http://TOD.Planning.Maryland.gov)

# GOALS

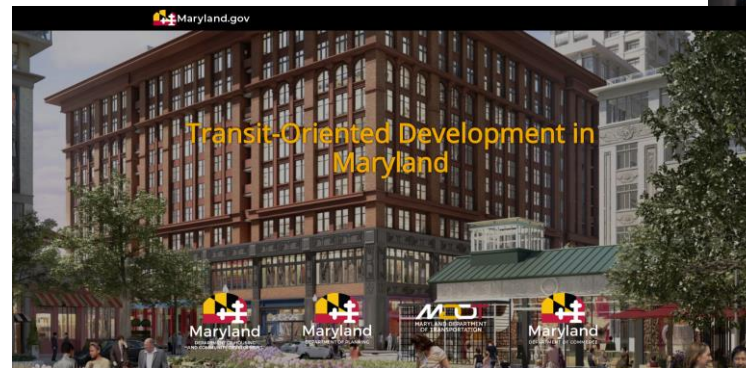
- Support local community development efforts
- Increase Maryland's transit Return On Investment (ROI)
- Increase private investment and local tax base
- Strengthen Planning's role in promoting TOD locally/statewide





# OPPORTUNITY

- Un-matched scale of TOD economic development opportunities
  - 120+ rail stations in rural areas, towns and cities across Maryland
- Collaboration of multi-agency State programs to grow and revitalize communities
  - MDOT
  - Housing and Community Development
  - Commerce
  - Planning



# STRATEGY

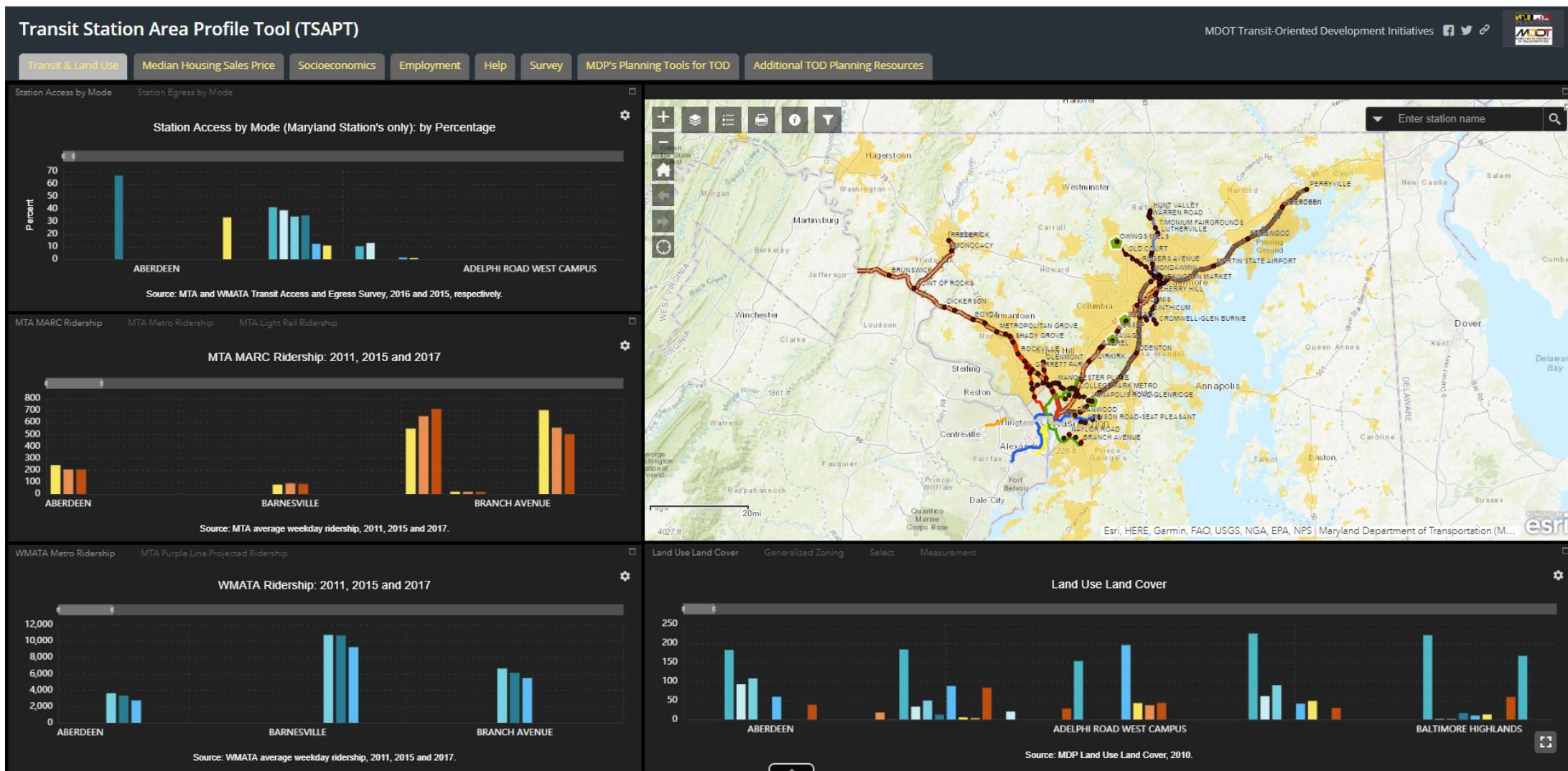
- Provide users with Planning and MDOT TOD-related information in an easy-to-use interface.
- Engage with stakeholder group of representatives from:
  - Local and state governments
  - Metropolitan planning organizations
  - Transit advocacy and non-profit organizations
  - Small business organizations
  - Private developers/real estate professionals
- Coordinate with MDOT leadership
- Implement changes based on user feedback



## USER GROUP FEEDBACK

- Add layers (Opportunity Zones, MTA routes and stops, Commuter Bus routes and stops, Charm City Circulator, bike share)
- Identify station areas and how the information is being gathered (one-half mile buffer and intersecting Census block group boundaries)
- Incorporate real estate activity (MD Property View)

# DEMONSTRATION

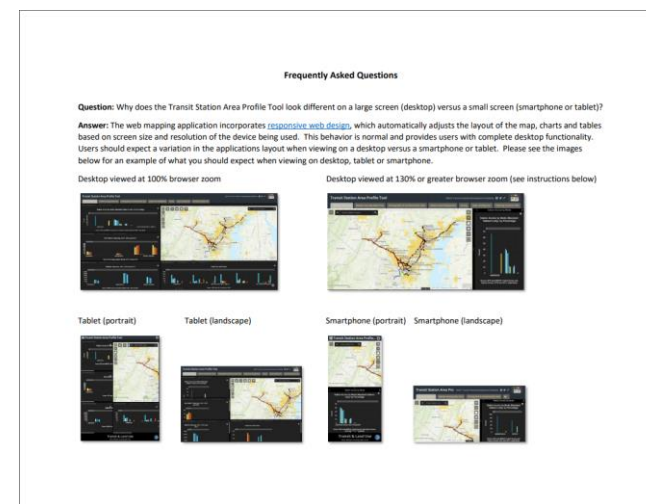


# ADDING FEATURES AND FUNCTIONALITY

- Introduced measurement feature.
- Introduced select feature.
- Map extent bug has been fixed, which will result in the applications ability to populate graphs for two or more transit stations, if selected.
- Transit Station Area Profile Tool Version 2.0 is launched for internal and stakeholder review.
- Added the following Map Feature Services: MTA's Bus Line and Bus Stops and WMATA's METRO Bus Line and Bus Stops. Users now have access to MTA bus service route and label information (both Bus Line and Bus Stop) as well as boarding and alighting information (Bus Stop) when viewed at a city-level and lower geographic scale/map extent.
- Added Regional Transportation Agency Routes and Stops and Charm City Circulator stops.
- New contextual Planning Tools for Transit-Oriented Development homepage.
- Added Maryland Property View Residential Sales Data. This information is updated every 30 days. Layer can be toggled on/off by navigating to the Layer List Icon (top left corner of map).
- Employment Dashboard introduced.
- Scale-dependencies for MDOT Designated TOD Boundary, MTA bus routes and stops, MDP Priority Funding Areas and one-half mile rail transit station area buffer have been revised.
- Add a Median Housing Sales Price gauge.
- Revised search feature now includes search by station or address.
- Transit and Land Use bar charts now sort alphabetically.
- Help documentation released.
- Added Number of Jobs in 2018 by NAICS Sector in the Employment Dashboard. Attribute table now provides employment-related information.
- Added U.S. Census' Longitudinal Employer-Household Dynamic Jobs Data in the Employment dashboard. Map pop-up's now show employment related information.
- Dashboard now incorporates responsive design. Map and widgets will adjust position and size based on web browser resolution.
- Added Maryland Department of Commerce Opportunity Zones map service.
- Demographic and Socioeconomic Data and Median Housing Sales Price dashboard introduced.
- Added heat map-type symbolization to the Median Housing Sales Price dashboard.
- Added one-half mile buffer to Transit and Land Use dashboard. Layer will appear when user zoom's to a transit station.
- Data source links for MTA transit ridership work correctly. Station area employment data source links have been revised.
- MDP GIS services are now labeled for improved identification.
- Added MDOT Real Estate TOD Opportunities map service.
- Baltimore and Washington Metro area median income information now included on Median Housing Sales Price bar chart.
- Station Area Employment map now symbolized by total station area employment.
- New revised Survey now has its own tab.
- Revised map extent provides complete view of Maryland's rail transit network.
- Single tool tip for bar charts greatly improves readability. New halo themed pie charts display labels by default. Jobs by NAICS Sector pie chart replaced with vertical bar chart. Check out the new "Share" functionality, which allows you to email links to colleagues, send to Facebook, Twitter and more.
- MDOT's Bicycle Spine Network now available in the layer list. A new help page contains a Frequently Asked Questions document and tutorial videos.
- MTA-owned parking lot information now available when clicking on a station in the "Transit and Land Use" tab.
- Montgomery and Prince George's County Ride On bus route and stop information now available. MTA Commuter Bus Route information is available as part of the "Maryland Transit - MTA Bus Lines" layer.
- MDP's 2019 walkshed and bikeshed layer added to the "Transit and Land Use tab." This planning-level information utilizes Open Street Map data and ArcGIS Network Analyst to illustrate walking and bicycling "sheds" from a rail station outward, at distances of a .25 and .50 mile (walking) and 3 miles (bicycling). Expressways and interstates are omitted from this analysis.
- Added Baltimore Metropolitan Council's Regional Bicycle Facilities Map.
- DHCD's Multi-Family Mapper feature service added to the "Median Housing Sales Price" tab.
- Added "TOD in Maryland" tab, the new multi-agency web page devoted to all things TOD. Check it out at [tod.maryland.gov](http://tod.maryland.gov).
- Added Baltimore City Charm City Circulator routes (this information disappeared in late 2019). Please note, local transit layers must be turned on in the layer list to appear on the map. Local transit layers are now visible on the map at the neighborhood/city level instead of the block level.
- Updated MTA and WMATA rail transit ridership data. We now have 2011, 2015, 2017 and 2019 data.

# NEXT STEPS

- We continue to enhance the functionality based on user feedback
  - 100+ revisions made in the past 6 months
- Creating and enhancing help documentation with video tutorials





THANK YOU

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Transit-Oriented Development in Maryland

[tod.maryland.gov](http://tod.maryland.gov)

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