Guidelines for Transit-Sensitive Suburban Land Use Design

July 1991
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DOT-T-91-13

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ABSTRACT

This report provides guidelines for the planning and design of land use patterns that are sensitive to the needs of public transit. These guidelines are meant to create an efficient environment for future growth in suburban areas. The guidelines have been prepared from a market-based point of view. Design elements are proposed that directly address the success of development activities and transit services. The report discusses requirements for successful transit and provides design guidelines for land use, access systems and transit service types through a range of scales.

Transit-sensitive land use design can be developed through the designation of Transit Corridor Districts (TCDs) which would separate transit- and auto-oriented land uses. Such areas would have a mix of land uses with higher densities located near a transit route. A high quality access system for pedestrians and bicyclists should be provided to permit easy connections between buildings and transit vehicles. Guidelines are developed for the overall administrative and policy issues, systems planning considerations and specific designs of individual districts where transit service is provided. Steps to implement the guidelines are also included.

A prototype Transit Corridor District, based on the guidelines, is presented in the final section of this report. The proposed TCD illustrates how the guidelines can be applied at a specific location.
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This project was conducted under the sponsorship of a University Research and Training grant from the Urban Mass Transportation Administration of the U.S. Department of Transportation. Additional support was provided through the University of Wisconsin -- Milwaukee and from Mark Stone. The opinions expressed are those of the authors and not necessarily those of the project sponsor.

Many organizations and people provided useful input into this report, either directly or through our review of their work. This includes planners, architects and officials in Washington, D.C., Maryland, Virginia, Illinois, California, Florida, and Ontario. We would like to thank Norm Paulhus, Fred Ducca, Marina Dransack and Joe Goodman of the U.S. Department of Transportation for their helpful suggestions and comments.

Primary authorship of this report was by Edward Beimborn, Harvey Rabinowitz, and Peter Gugliotta. Illustrations in the report were refined by Chuck Mrotek and Nancy Jaeger. The bibliography was developed by Sharon Brandt. Word processing and report organization was done by Linda Rupp. The first theoretical prototype design was done by Shuming Yan. The prototype designs were done by the research team with contributions by the following faculty and students in the School of Architecture and Urban Planning: Steve Besch, Cletus Hasslinger, Frederick Jules, Emad Muqattash, Kevin Pound, James Piwoni, William Reece, and Gregory Stroika.