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*Within Our Reach: Your World in a Half Mile*

Samuel Assefa

Department of Planning & Development

*MPC/CTA Roundtable, January 10, 2008*



Richard M. Daley Mayor

Chicago

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Why  
TOD?

# Chicago

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- **Environment**
- Economic
- Quality of Life

# Environment



Energy Management

Water Conservation

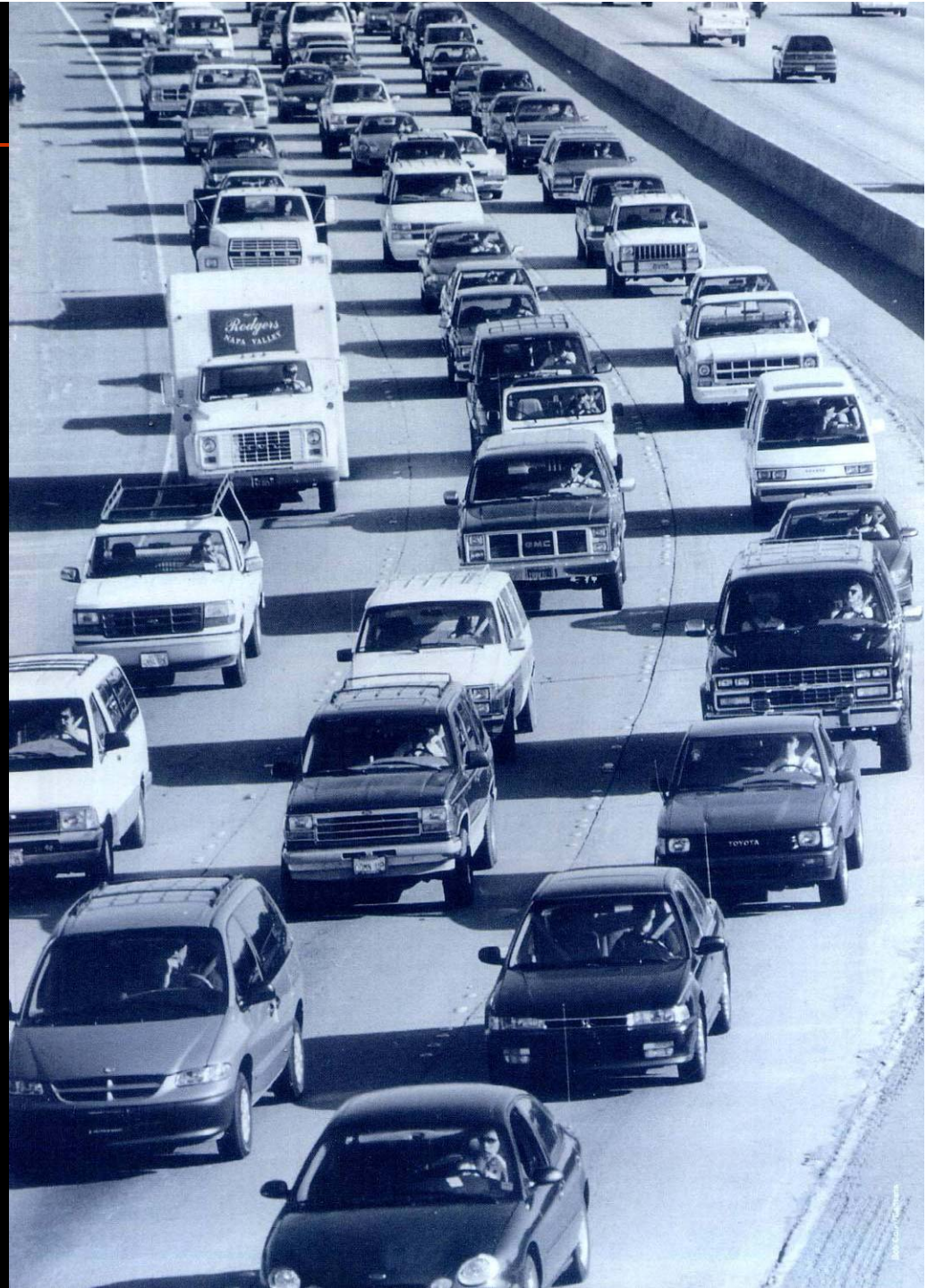
Air Quality

Land Use

*...at peace with your environment...*

# Environment

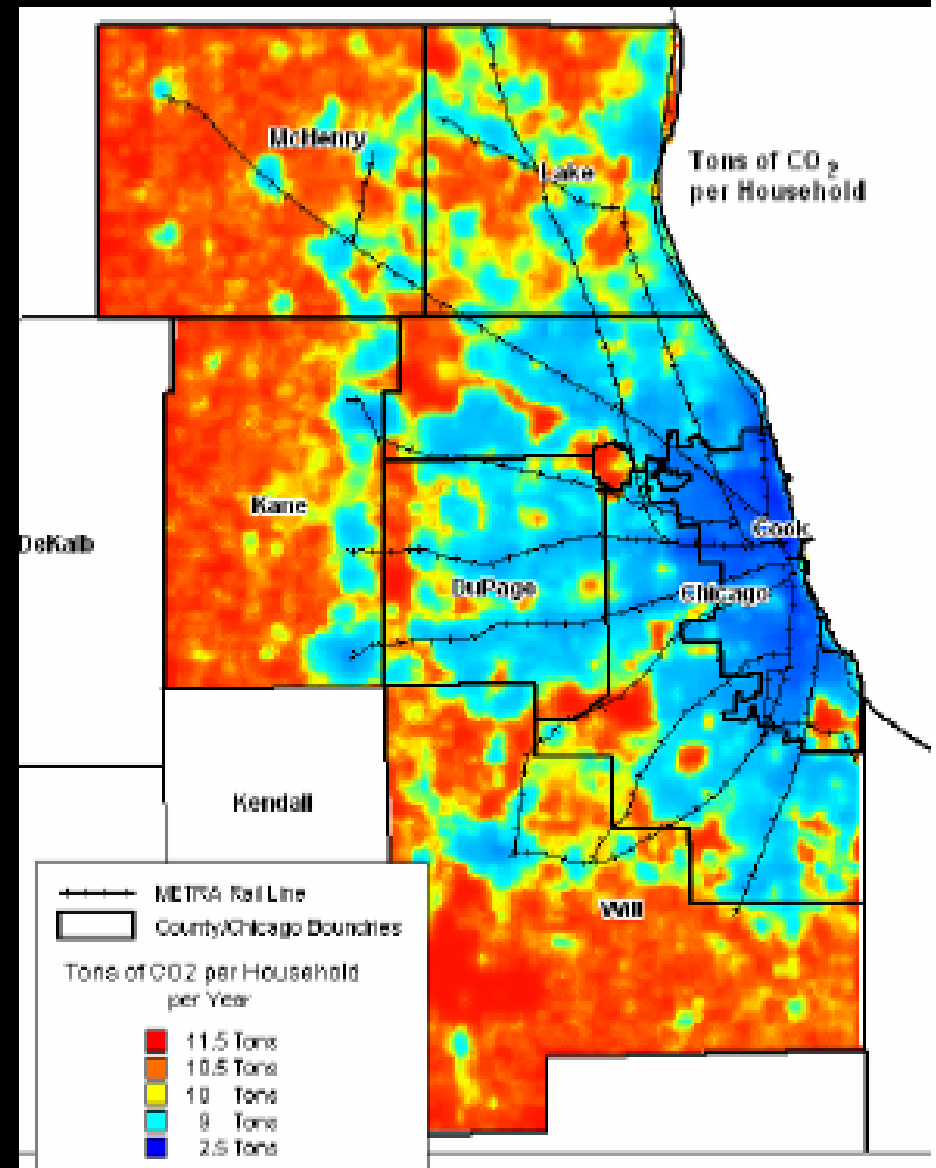
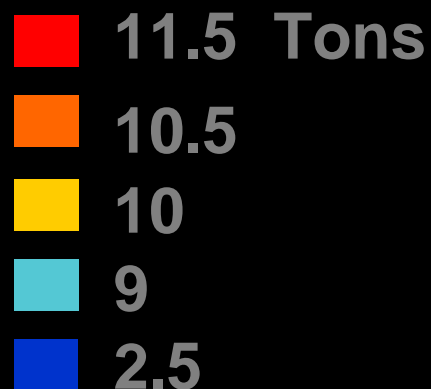
on-road vehicles  
emit 52% of the  
nitrogen oxides  
and **69% of  
carbon monoxide**



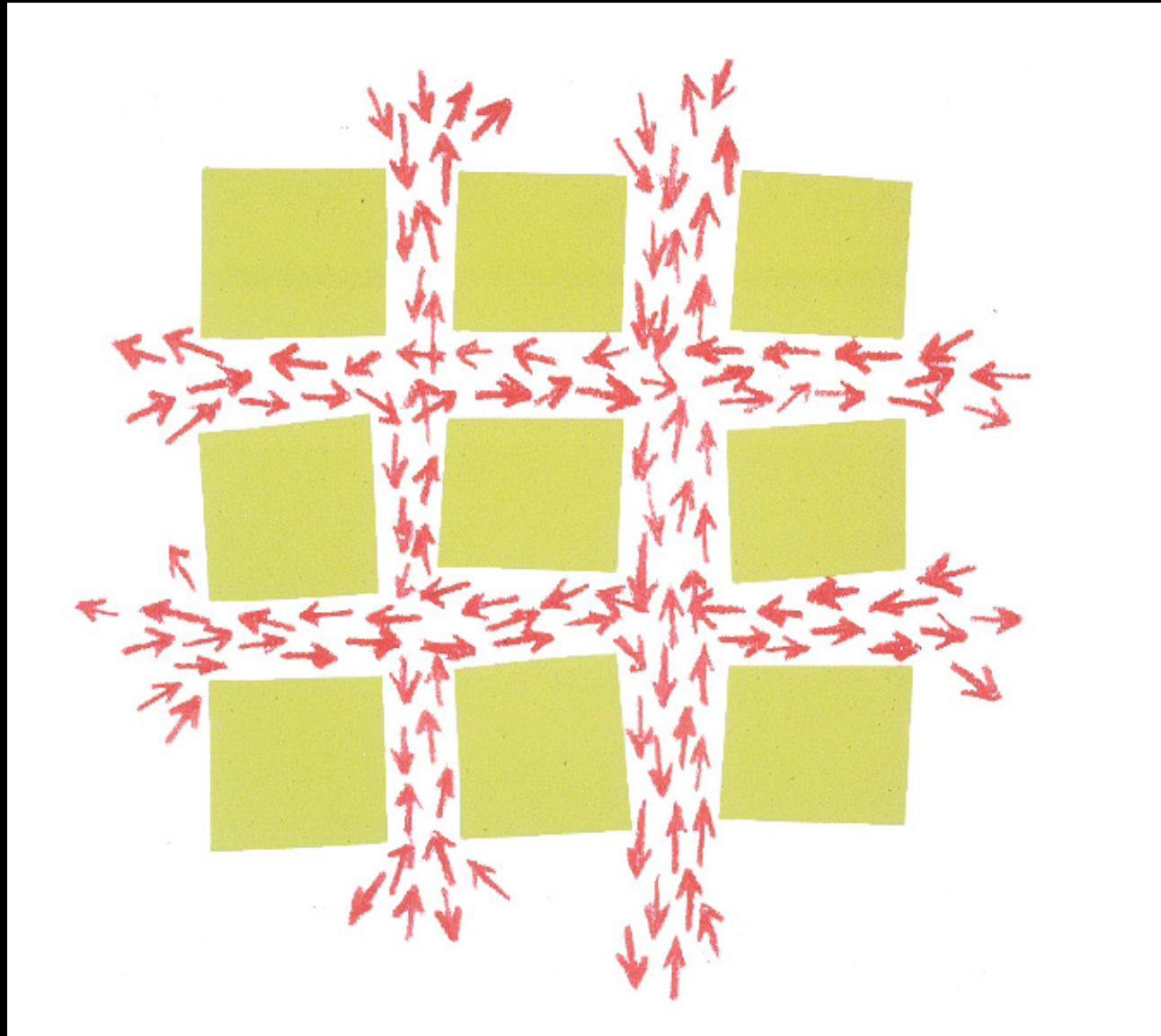
# Environment

## *CO<sub>2</sub> Generated by Automobiles in the Chicago Region*

**Tons of CO<sub>2</sub> per Household per year**



# Environment



# Environment

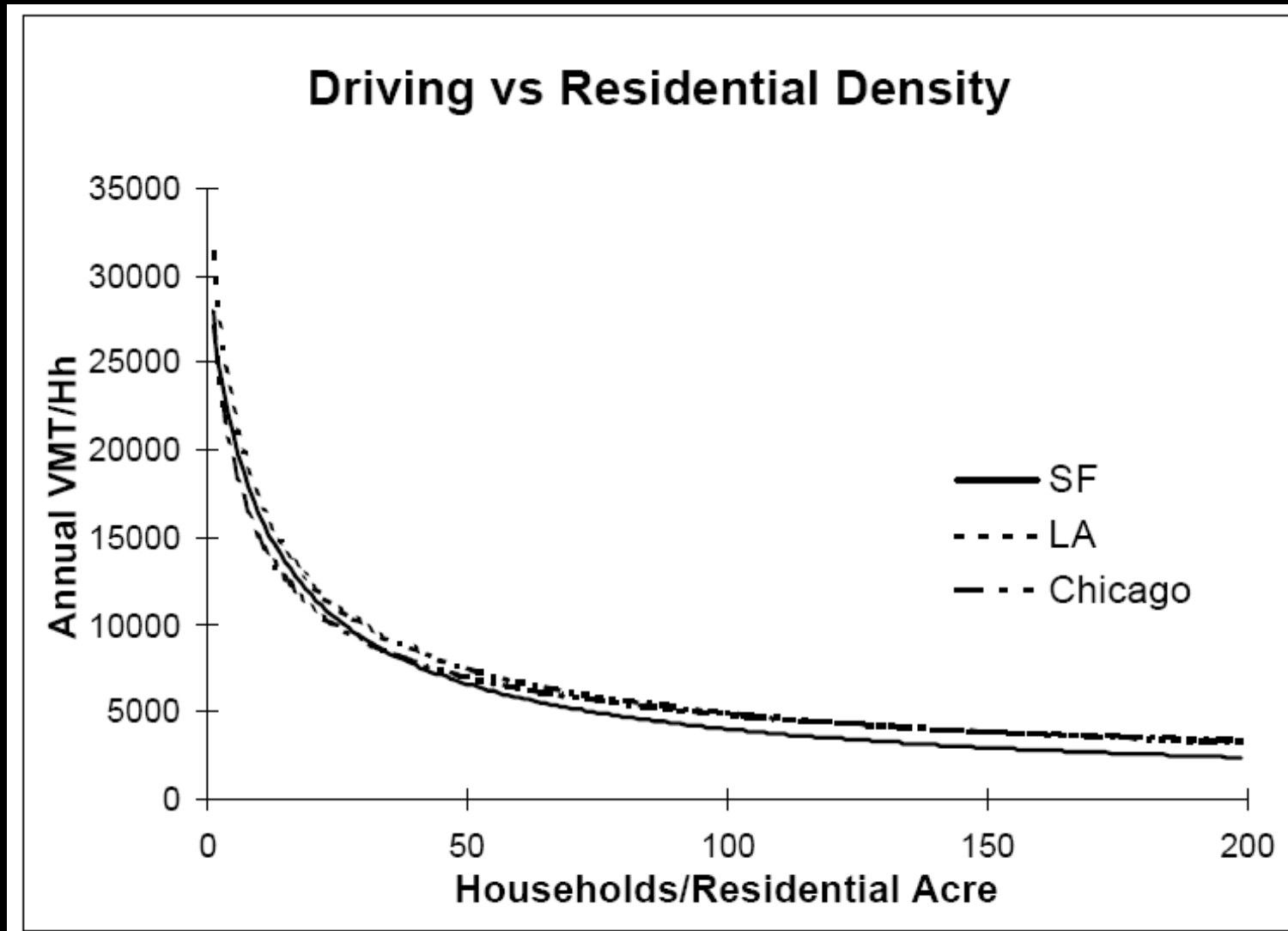
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Every time  
**density doubles,**  
driving is  
reduced by 30  
percent

**Source: John W. Holtzclaw**  
Consultant, Natural Resources Defense Council



# Environment



**Source: John W. Holtzclaw**

Consultant, Natural Resources Defense Council;

# Environment



**Cars on the Street**

# Environment



**People in Cars**

# Environment



**People on a Bus**



# Chicago

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- Environment
- **Economic**
- Quality of Life

# Economic

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By **growing compactly**,  
the Chicago metropolitan  
region over the next 20  
years would save **\$3.7**  
**billion** in infrastructure  
costs

Estimates by the Commercial Club of Chicago

# Economic

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- Expand access to jobs
- Create new job opportunities
- Increase tax base



# Economic

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Transit proximity  
often **increases**  
**real estate** values

# Economic

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TOD projects  
help to translate  
**increased value**  
into **public benefits**

# Economic

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**Increased value**  
also has the  
potential to fund  
**transit initiatives** in  
the wake of scarce  
**transit funding**

# Economic

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It takes **25-30**  
**units per acre** to  
sustain **frequent**  
**bus service**

# Economic



# Chicago

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- **Economic**
- **Economic**
- **Quality of Life**

# Quality of Life

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**TOD** provides  
**more amenities**  
within walking  
distance

# Quality of Life





# Quality of Life

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TOD promotes  
health by  
encouraging  
**walking &  
biking**

# Quality of Life



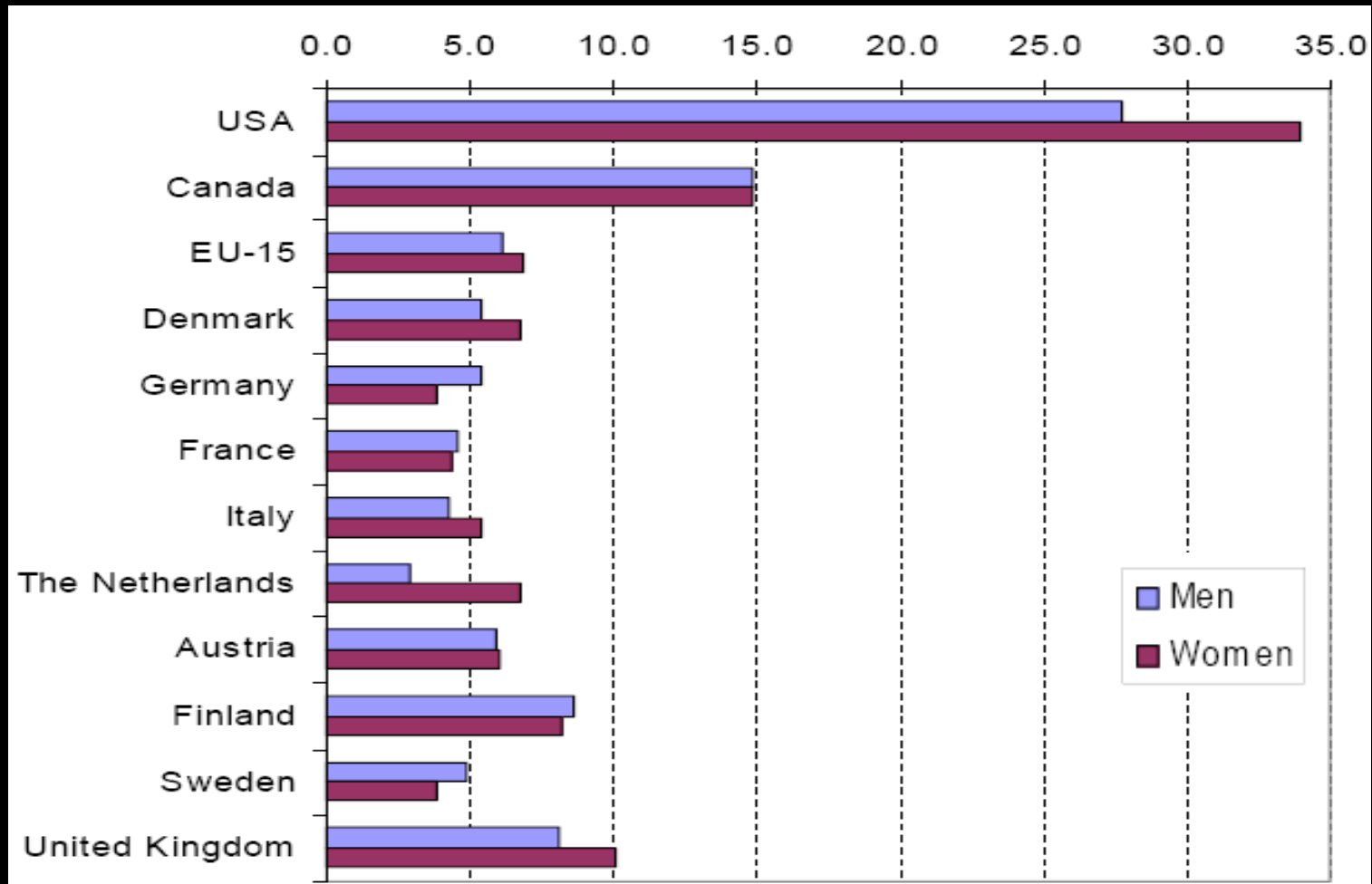






# Quality of Life

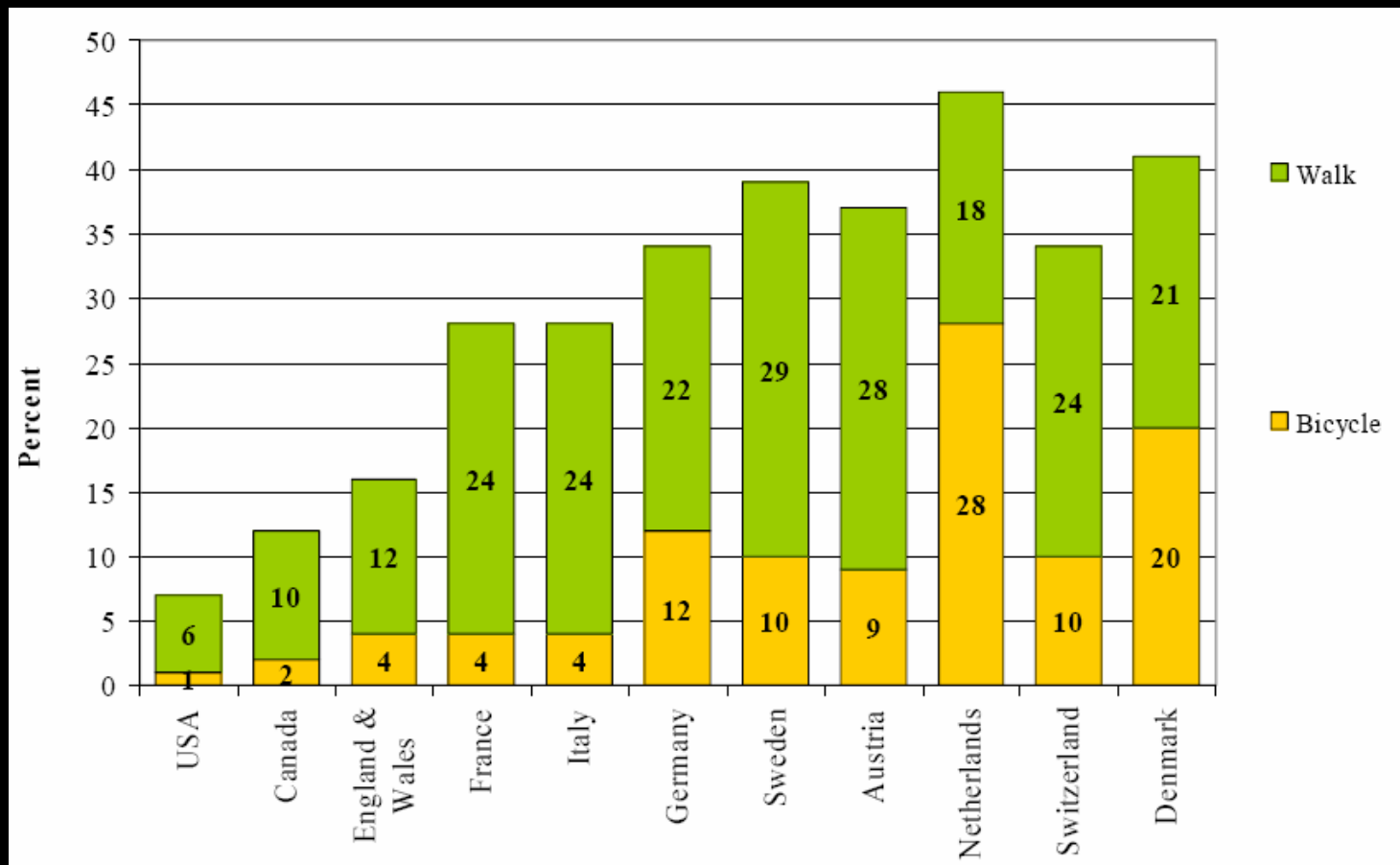
## *Obesity Rate by Country*



Source: U.S. Department of Health

# Quality of Life

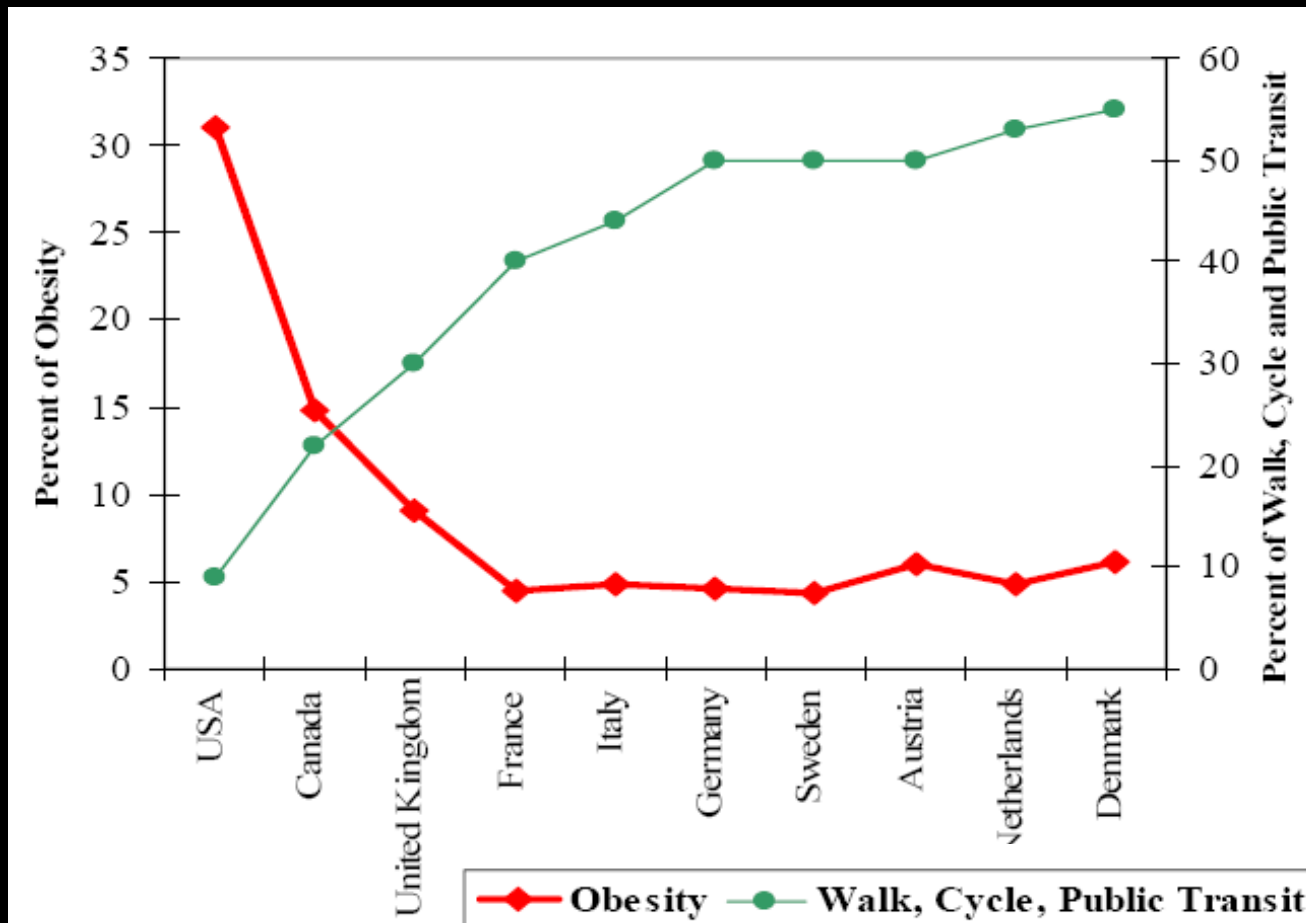
## *% of Urban Trips by Walking & Cycling in U.S., Canada & Europe*



Source: American Journal of Public Health, September 2003, Vol. 93, No. 9, pp. 1509-1516.

# Quality of Life

## *Obesity Falls Sharply with Increased Walking, Cycling & Transit Use*



Source: American Journal of Public Health, September 2003, Vol. 93, No. 9, pp. 1509-1516.



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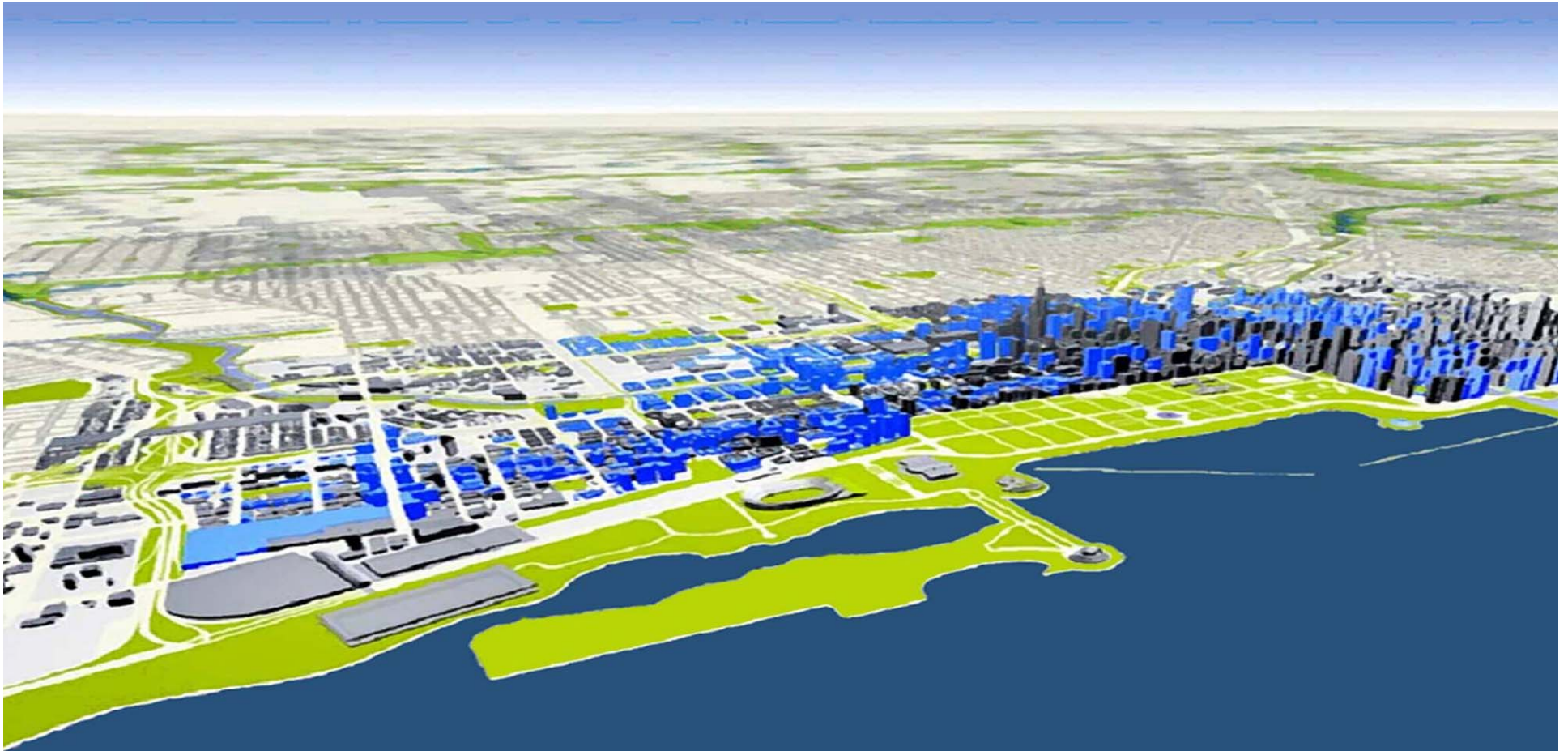
What's  
Chicago  
doing about

**TOD?**

New zoning encourages development near transit by reducing parking requirements. It also increases bike storage requirements making it easier to bike.

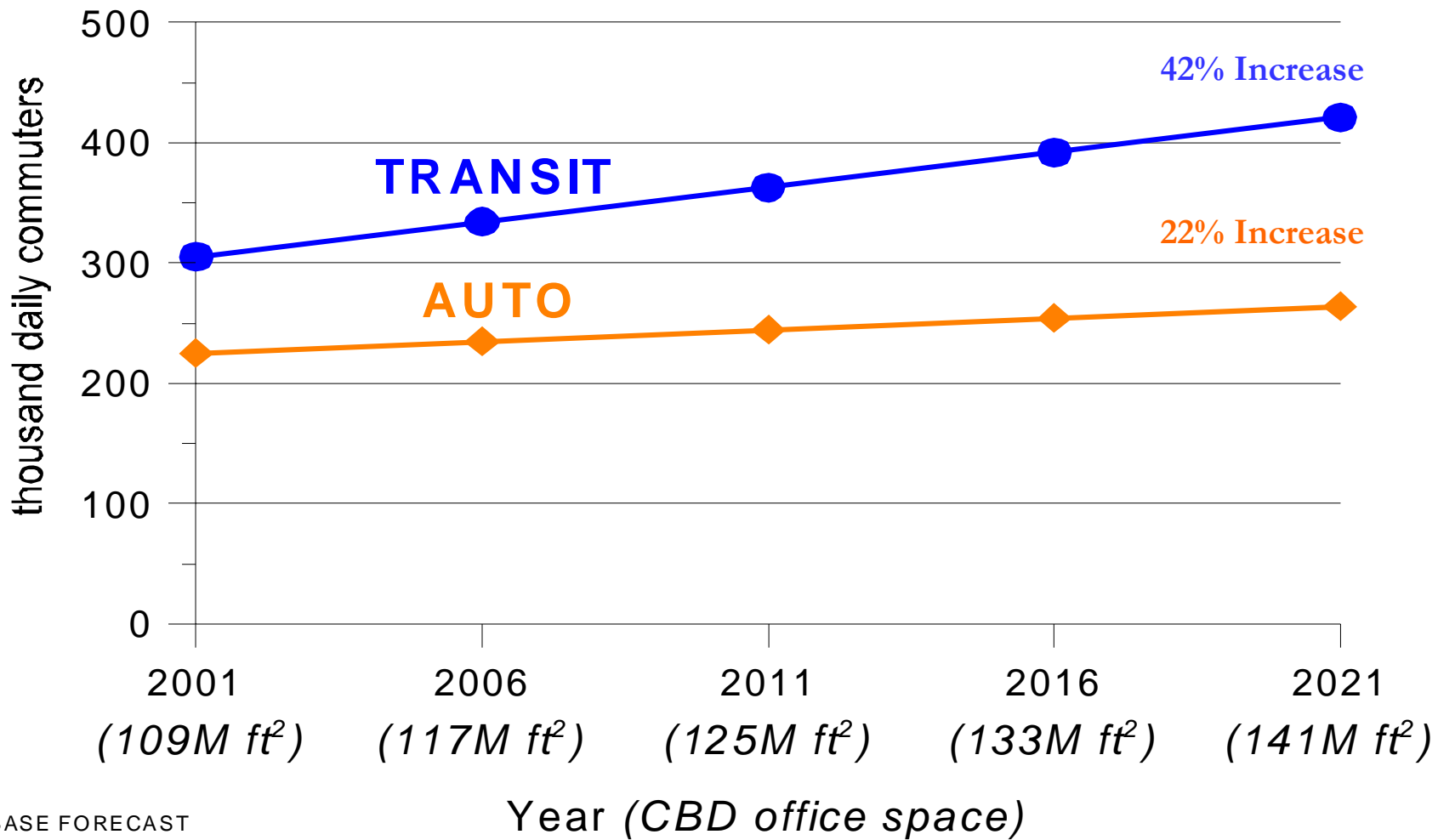




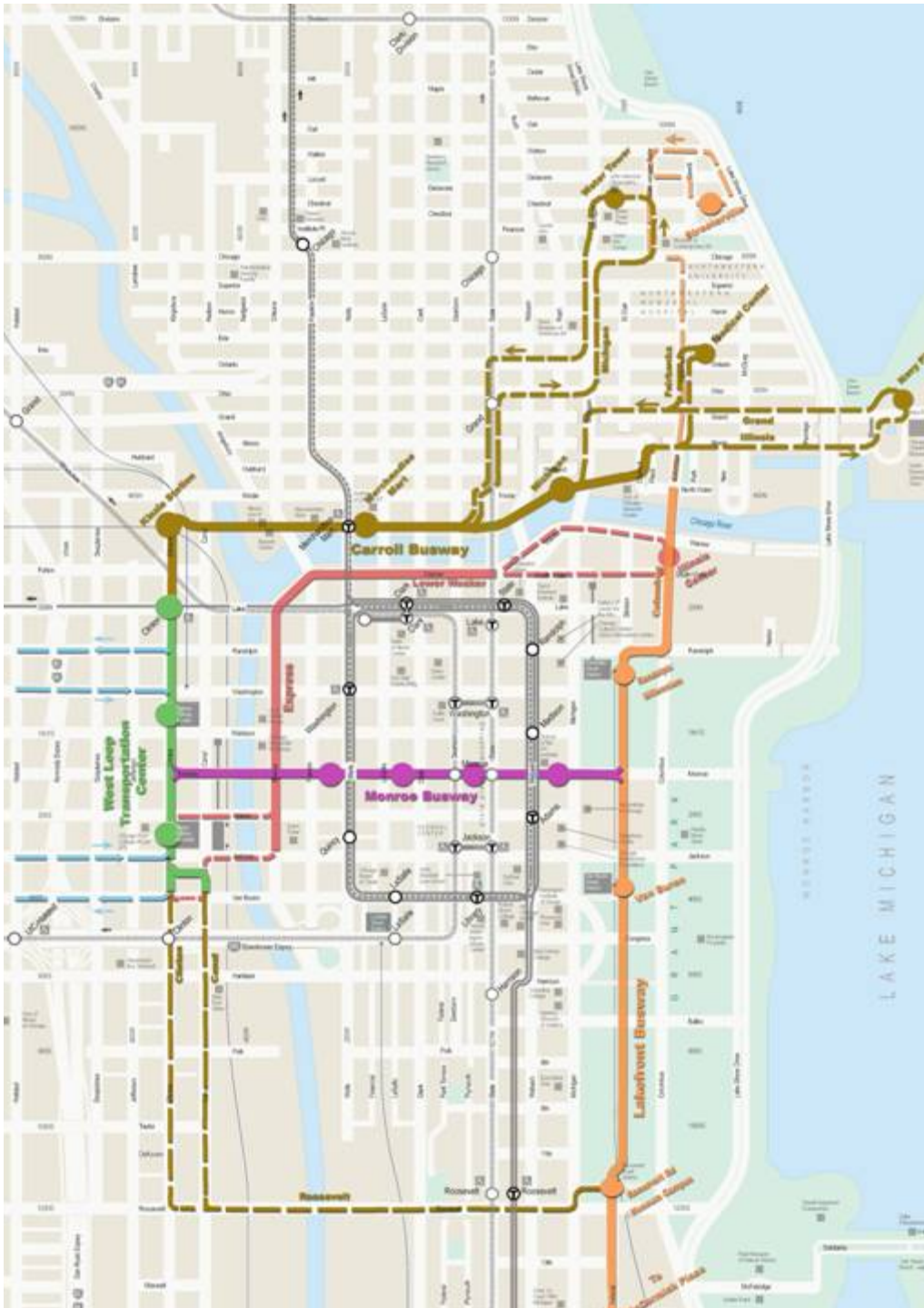


# CHICAGO CENTRAL AREA ACTION PLAN

# Central Area Transit & Auto Growth



BASE FORECAST

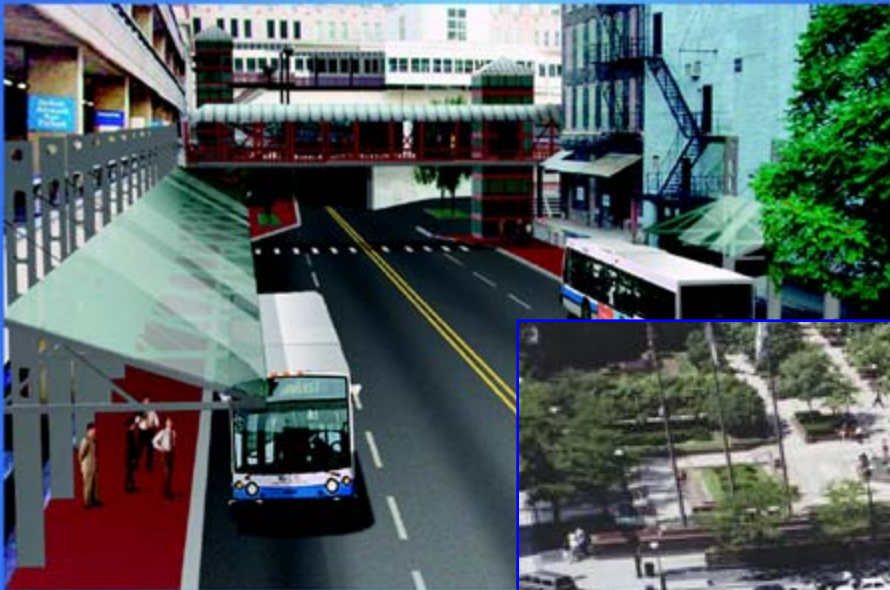


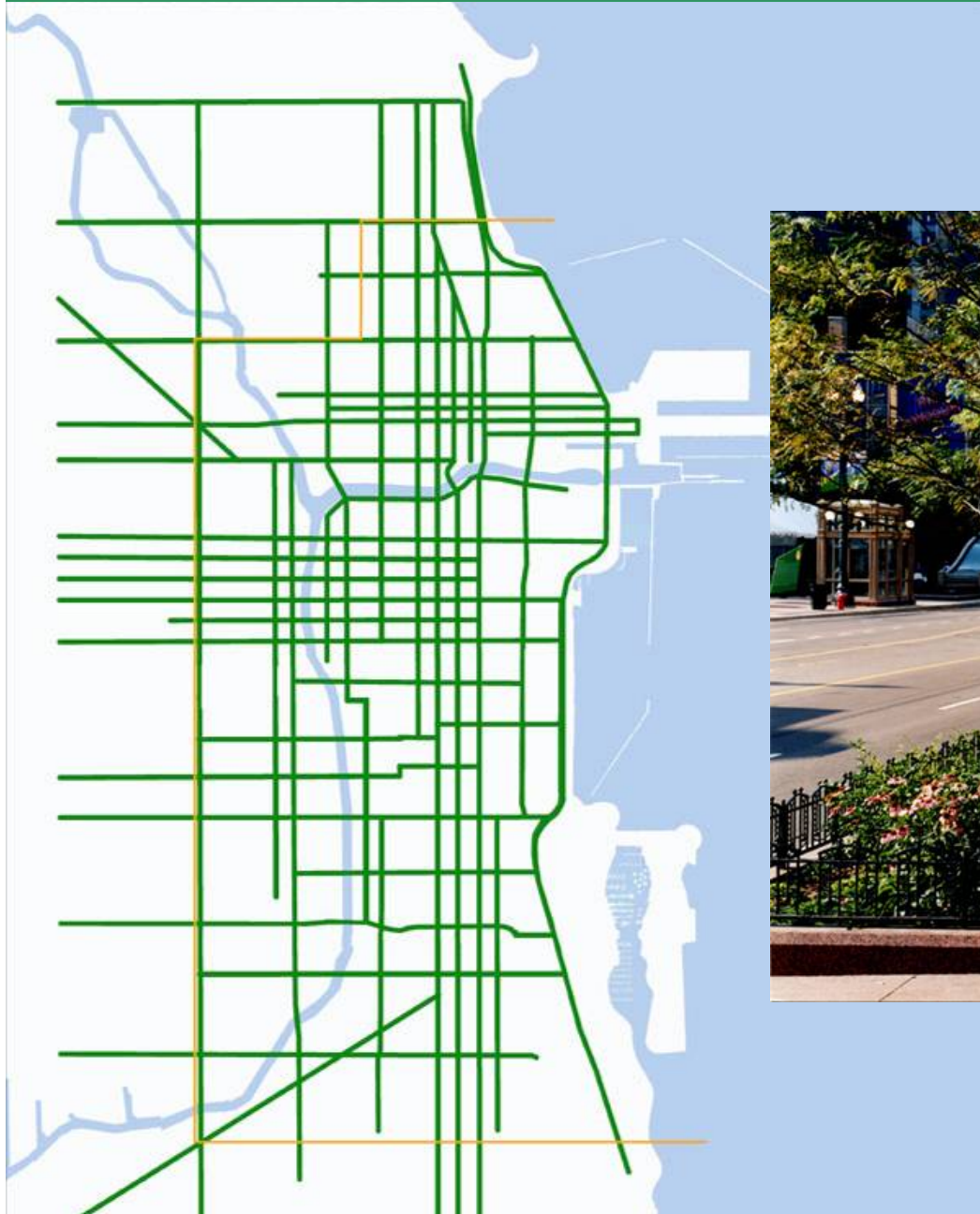
# POTENTIAL BUS RAPID TRANSIT (BRT) SYSTEM

# Bus Rail Connections

Carroll Avenue Transitway

POTENTIAL TRANSIT STATION AT WELLS / CARROLL





**Green Streets**



# Roosevelt Station

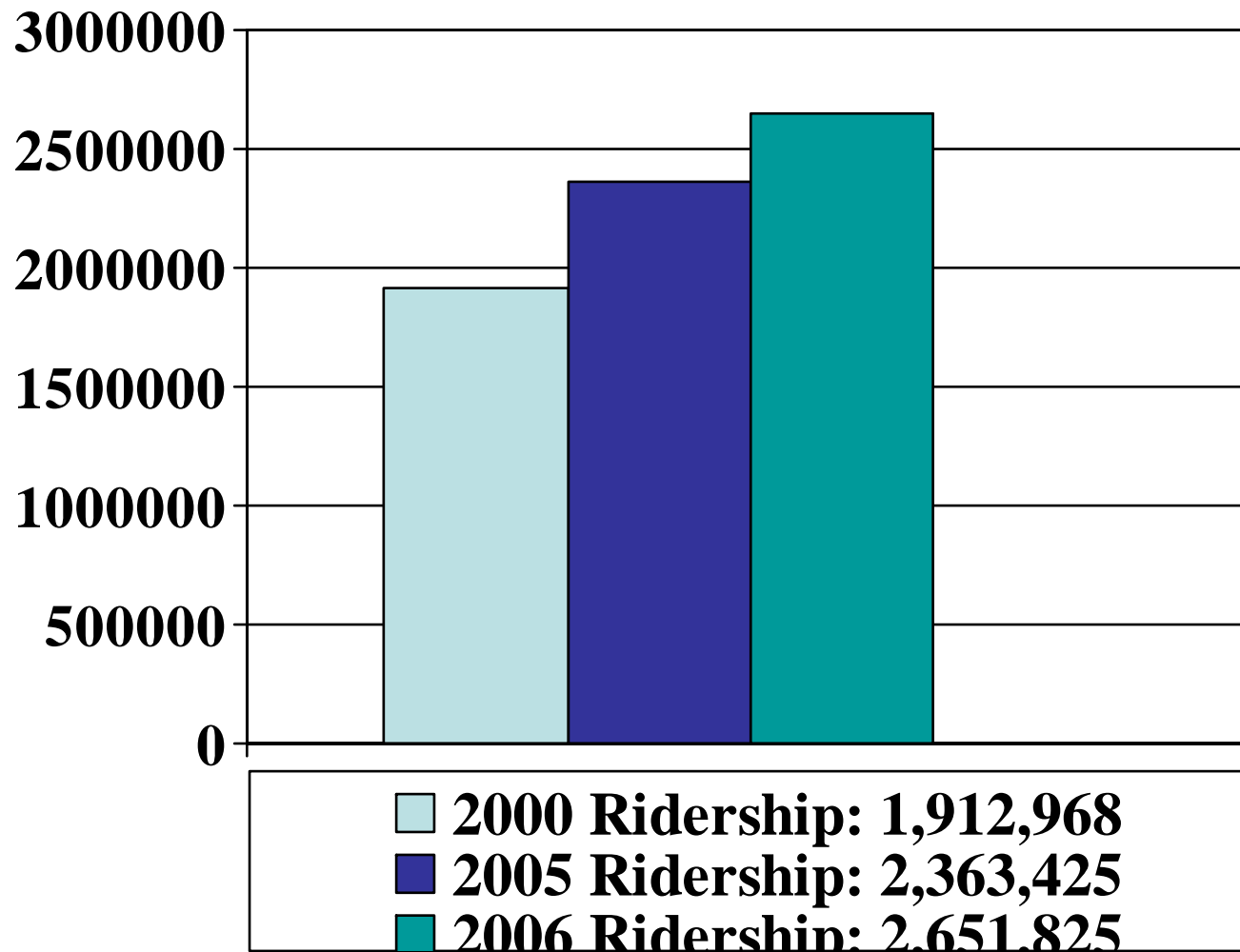


Before (2003)



After (2008)

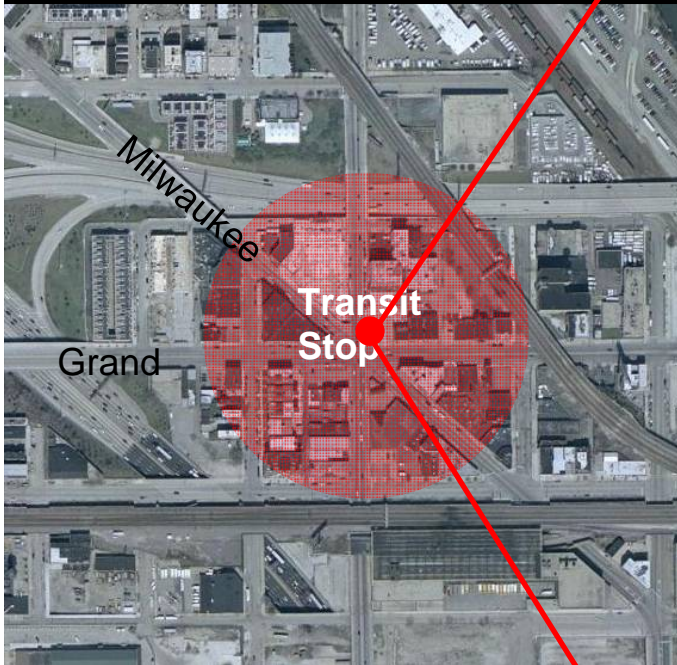
# Roosevelt Station





Bethel Center  
Doug Farr, Kevin Pierce

# Density Near Transit



Grand Station

# North & Clybourn, Red Line

Ridership: 1,427,784 (2005); 1,462,764 (2006)

## Redevelopment of the New City YMCA

- 494 units
- 366k s.f.  
retail/comm.
- Space for future  
station entrance



# TOD RFP, Lake & Kedzie

Ridership: 264,892 (2005); 289,439 (2006)

- Mixed-use, mixed-income development



# TOD RFP, 43<sup>rd</sup> St. Green Line

Ridership: 264,892 (2005); 289,439 (2006)

- RFP for a TOD at 43<sup>rd</sup> St. & Calumet Ave.
- RFP for Mixed-Use development at 47<sup>th</sup> St. & King Dr.  
(½ Mile from 43<sup>rd</sup> St. Station & 300 ft. from 47<sup>th</sup> St Station)



Looking West



Looking East

# City/RTA/MPC Collaboration

## *RTAP: Reconnecting Neighborhoods Initiative*



Richard M. Daley Mayor





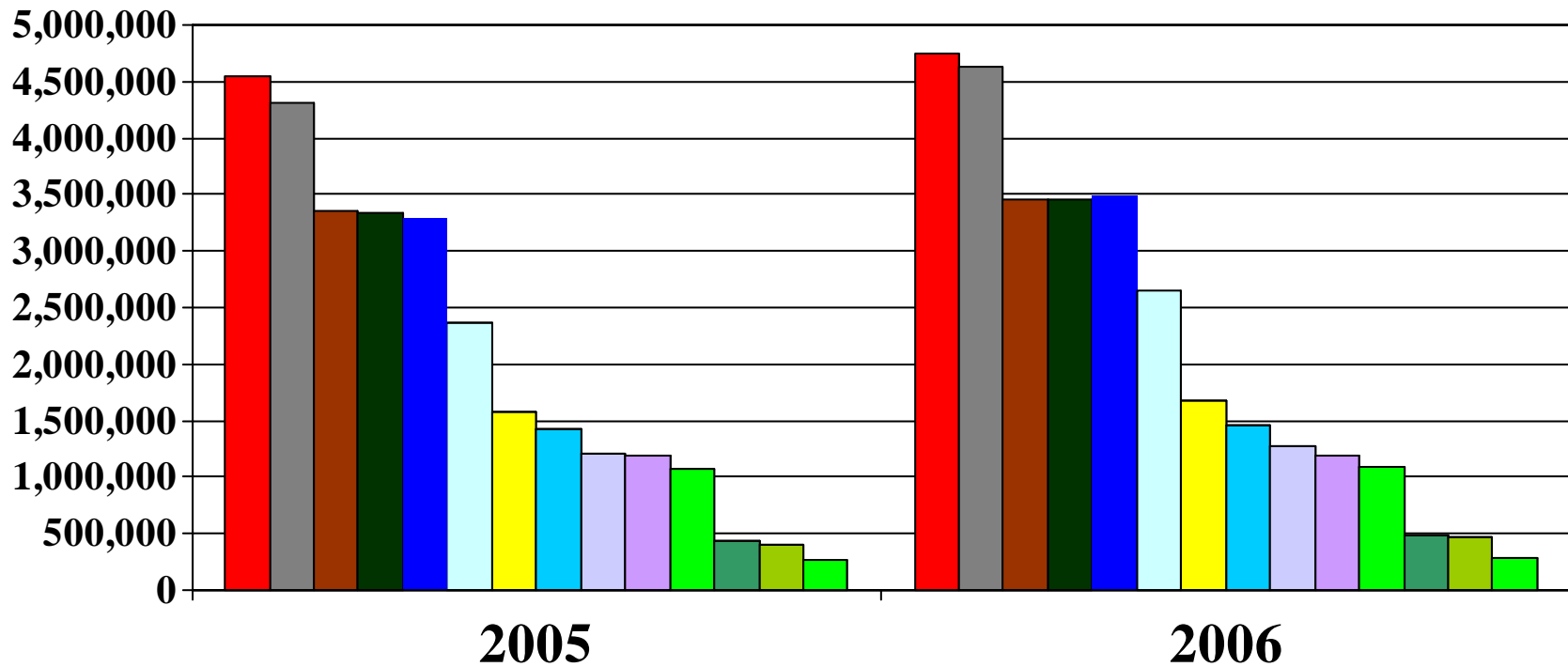
# City/CTA TOD Collaboration



Richard M. Daley Mayor



# City/CTA TOD Collaboration



- |   |   |
|---|---|
| <span style="color: red;">■</span> Chicago (Red)                  | <span style="color: gray;">■</span> Clark/Lake (Loop)                 |
| <span style="color: brown;">■</span> Belmont (Red-Brown-Purple)   | <span style="color: darkgreen;">■</span> Fullerton (Red-Brown-Purple) |
| <span style="color: blue;">■</span> Grand (Red)                   | <span style="color: cyan;">■</span> Roosevelt (Red-Green-Orange)      |
| <span style="color: yellow;">■</span> Wilson (Red)                | <span style="color: lightblue;">■</span> North/Clyborn (Red)          |
| <span style="color: lightpurple;">■</span> Chicago (Brown-Purple) | <span style="color: purple;">■</span> Davis (Purple)                  |
| <span style="color: green;">■</span> Berwyn (Red)                 | <span style="color: teal;">■</span> Pulaski (Green)                   |
| <span style="color: olive;">■</span> Garfirded (Green)            | <span style="color: limegreen;">■</span> 43rd (Green)                 |

# City/CTA TOD Collaboration

## Garfield Blvd, Green Line

Ridership: 395,184 (2005); 464,500 (2006)

**Large CTA parcels**  
currently vacant  
or park & ride facility



# City/CTA TOD Collaboration

## Wilson, Red Line

Ridership: 1,584,470 (2005); 1,670,835 (2006)



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