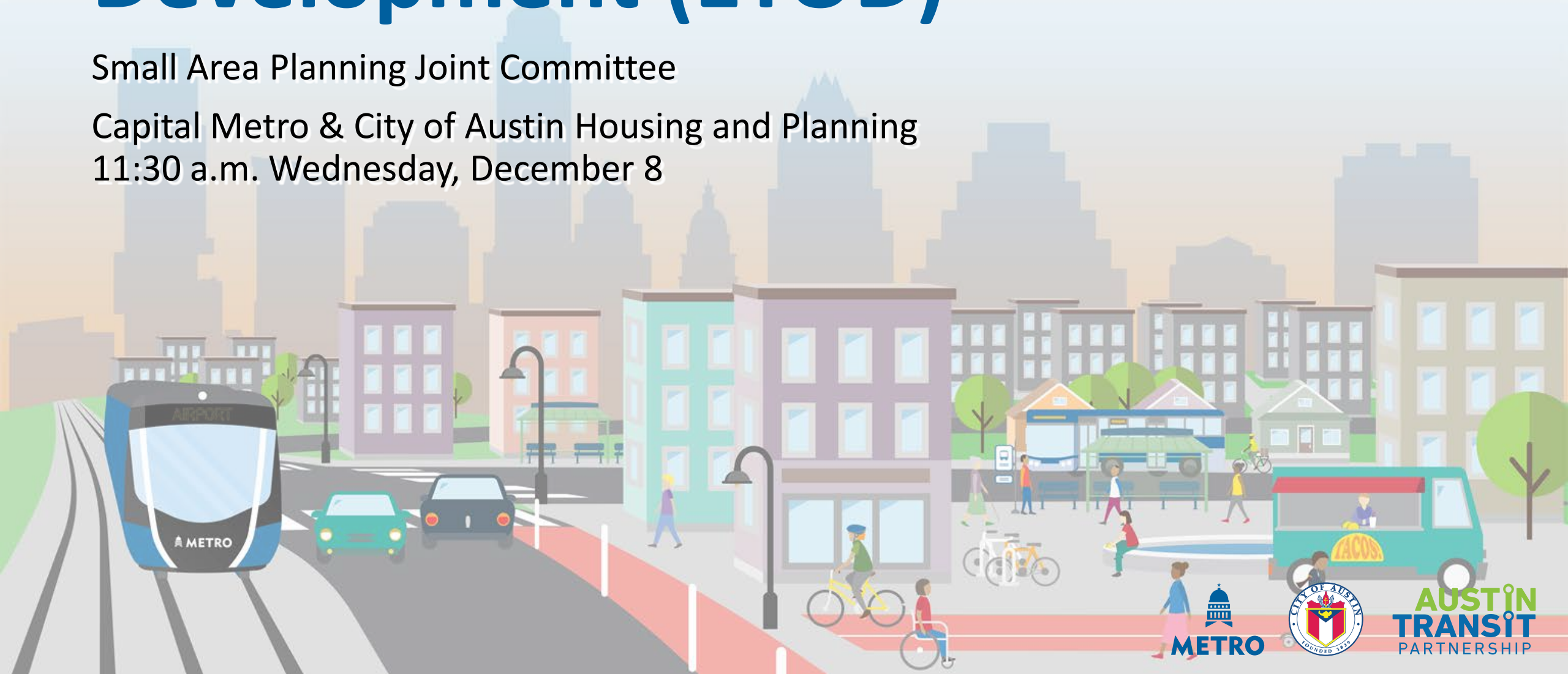


Equitable Transit-Oriented Development (ETOD)

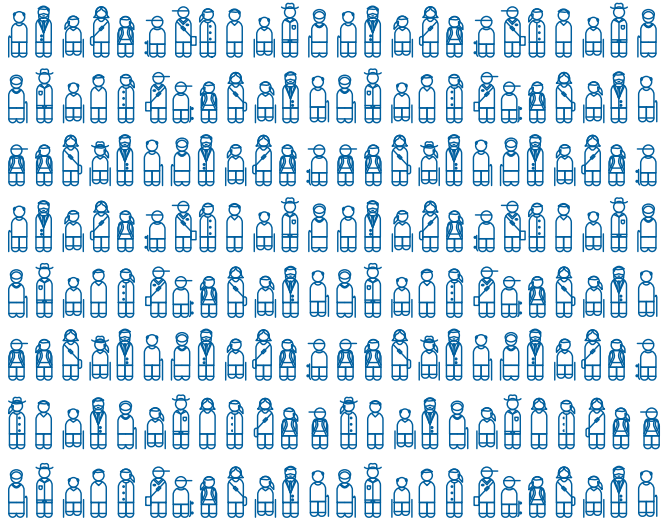
Small Area Planning Joint Committee

Capital Metro & City of Austin Housing and Planning
11:30 a.m. Wednesday, December 8

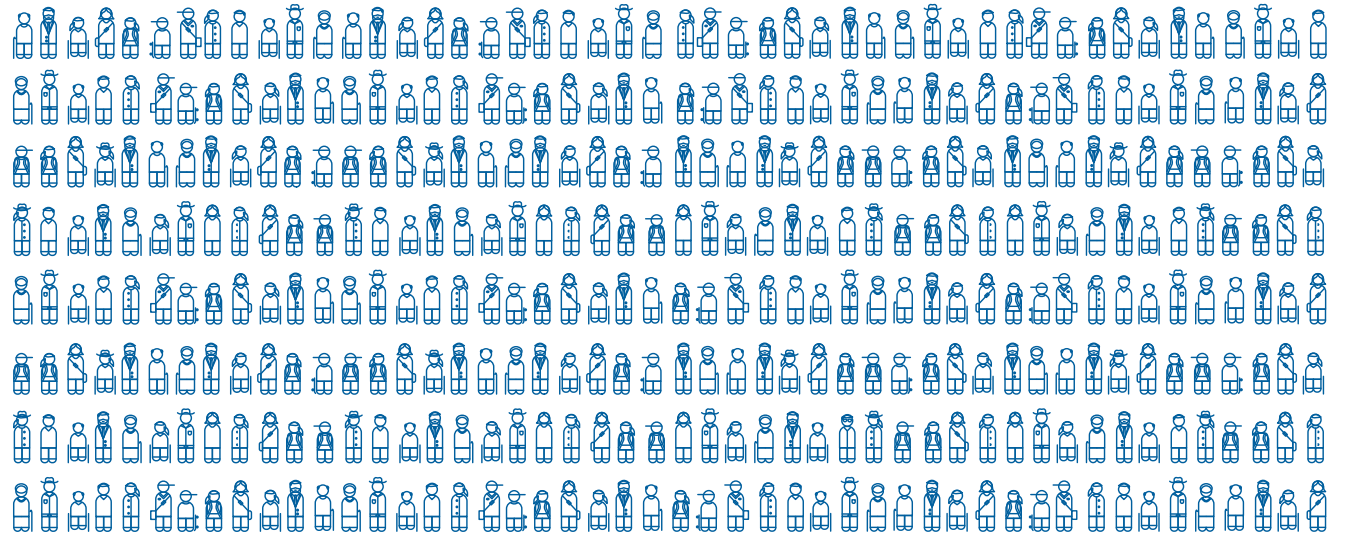


Today

2019
Population: **2M+**



2040
Population: **4M+**



How We Define ETOD | Challenges of Traditional TOD

While Project Connect and TOD investments **will generate significant benefits** for Austin, they **may exacerbate current displacement trends** without concurrent efforts to ensure equitable growth.

Traditional TOD Returns

- Transit investments connect residents & businesses to jobs and housing.
- TOD attracts private investment in walkable, mixed-use developments.

Traditional TOD Externalities

- Rent growth displaces residents that would benefit most from transit.
- Rising rents & declining customer bases drive out local businesses.

Project Connect | A Generational Opportunity

CHALLENGES

- Recent population growth has **strained city services** and infrastructure.
- Black and Latinx household incomes **have not kept pace** despite economic growth.
- Rapid housing price growth can **push residents and businesses out**, which transit may accelerate.

36,000 units

housing supply gap for very low-income households

9% & 14%

decreases in Black and Latinx Household incomes between 1980 and 2016

\$300 Million

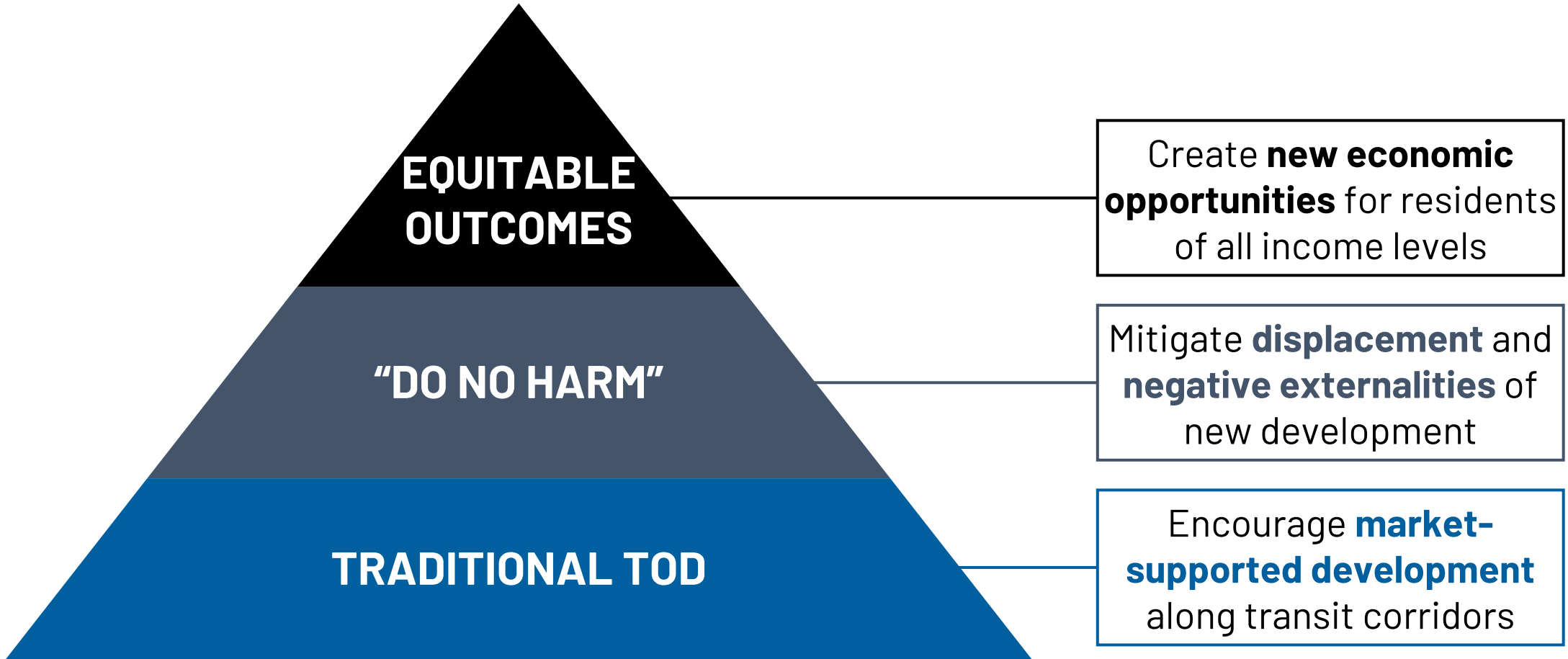
Will be spent over 13 years in anti-displacement efforts.

OPPORTUNITIES

- The investment in Project Connect will generate **growth in jobs and housing** to help reverse unequal outcomes.
- Austin voters have approved **\$300M to fund displacement prevention efforts** and another **\$250M to support affordable housing.**

How We Define ETOD | Transition from Traditional TOD

TRANSITION TO EQUITABLE TOD



What makes ETOD Equitable?

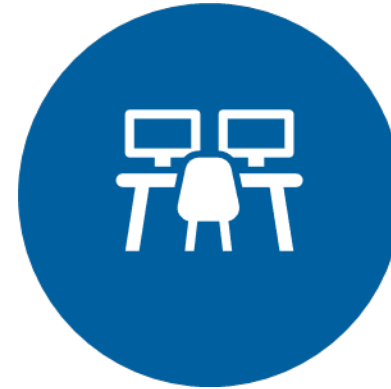
ETOD advocates that people of all incomes and backgrounds experience benefits from dense, mixed-use, pedestrian-oriented development near transit hubs.



**Creating & Preserving
Mixed-Use Affordable
Housing**



**Supporting Small
Businesses**



**Creating New Job
Opportunities**



**Improving Public
Spaces and
Community Hubs**

Austin's ETOD Journey



This ETOD Study includes...



ETOD
Study

2021-2022

What this study WILL cover

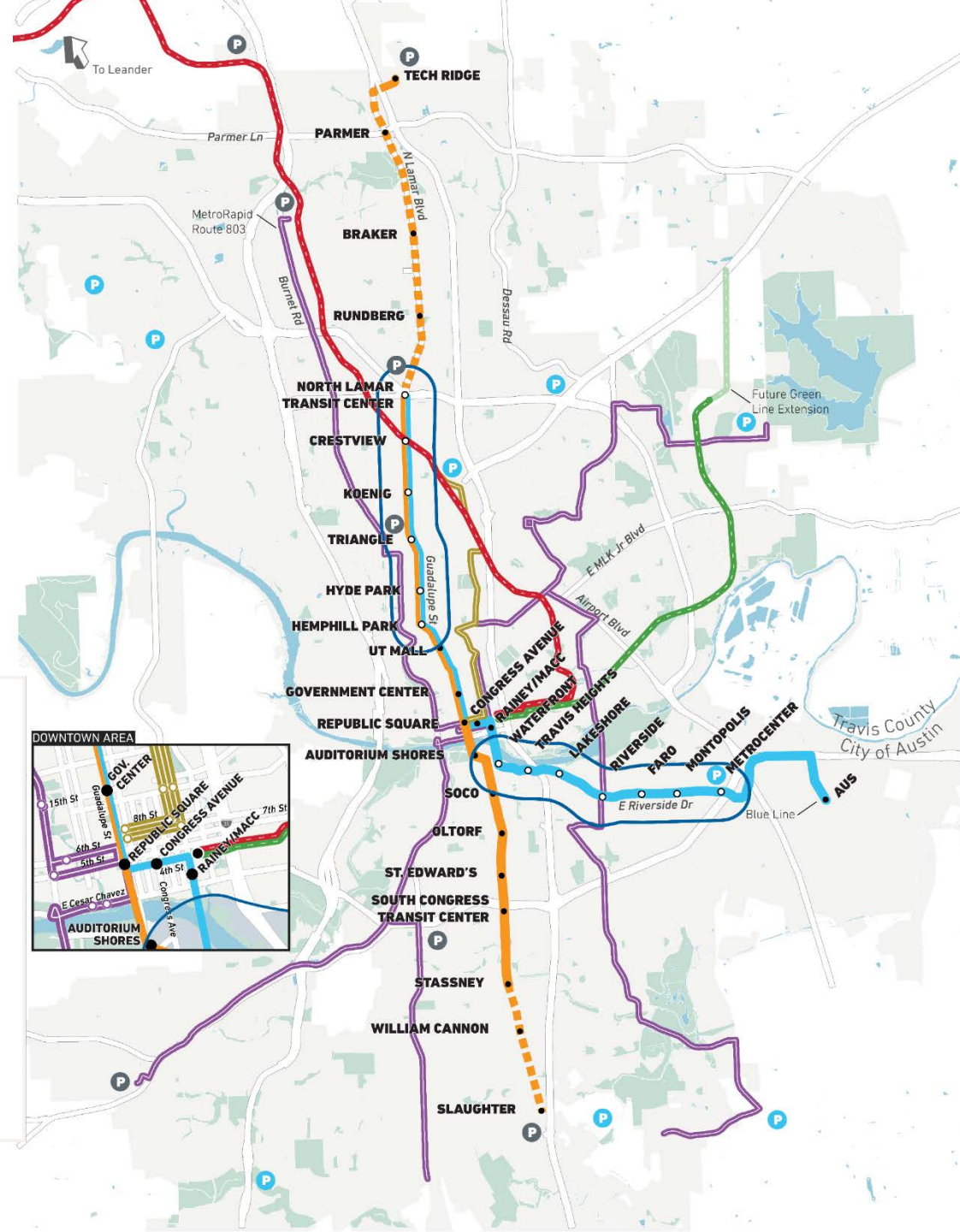
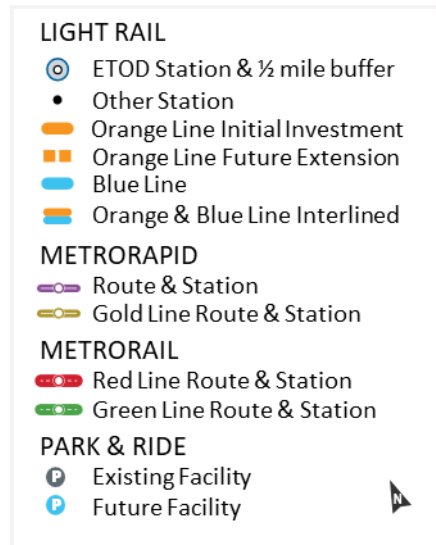
- Analysis of **existing conditions** in 13 Orange and Blue Line station areas
- Matrix of ETOD policies and strategies
- Station area vision plans for six Orange and Blue Line stations
- ETOD Prioritization Tool for Orange and Blue Line stations

What this study WILL NOT cover

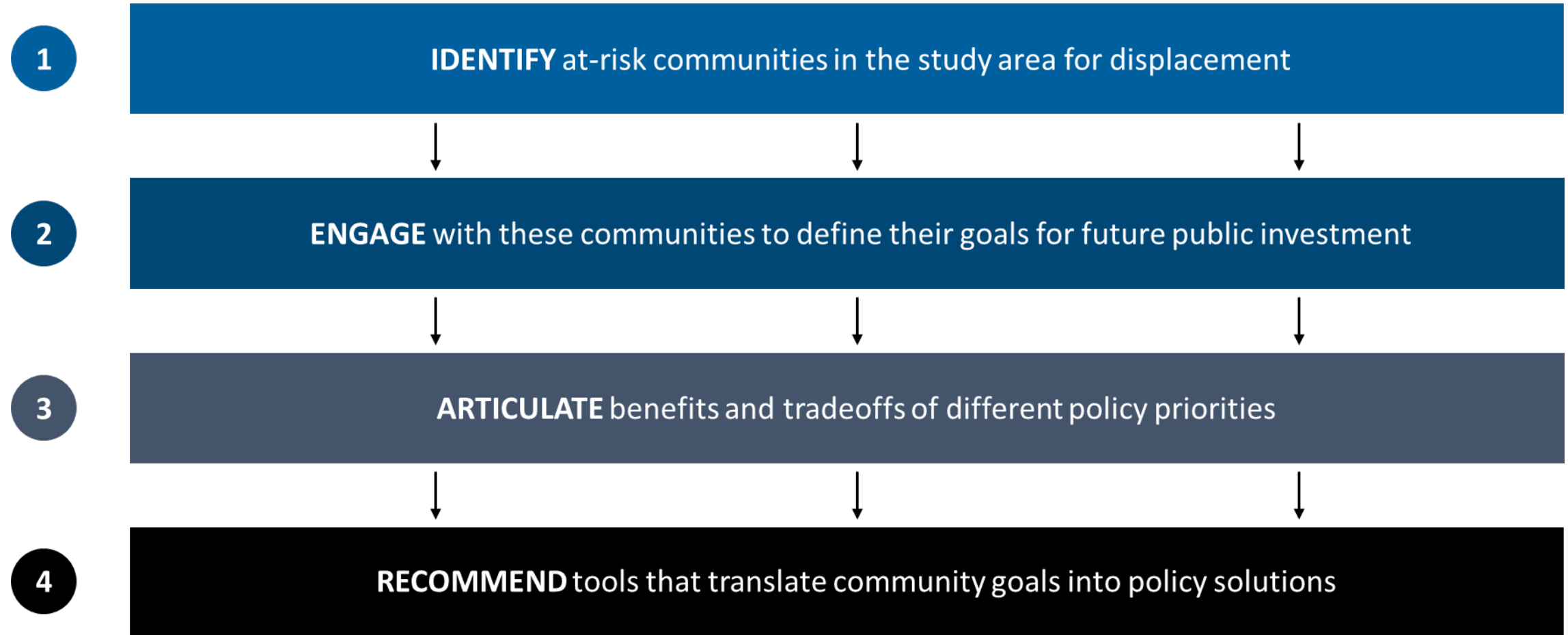
- Zoning changes and development code amendments
- Systemwide station area prioritization
- Interim regulations and regulating plans for stations

ETOD Corridor Study Area

- 13 stations included in FTA grant to Capital Metro
- Study area subject to change to include more Project Connect stations



ETOD Study Process



ETOD Study Elements



Continuous community engagement



Policy recommendations that address community priorities



Case study research of other ETOD policies & projects



Station area vision plans for six (6) key stations

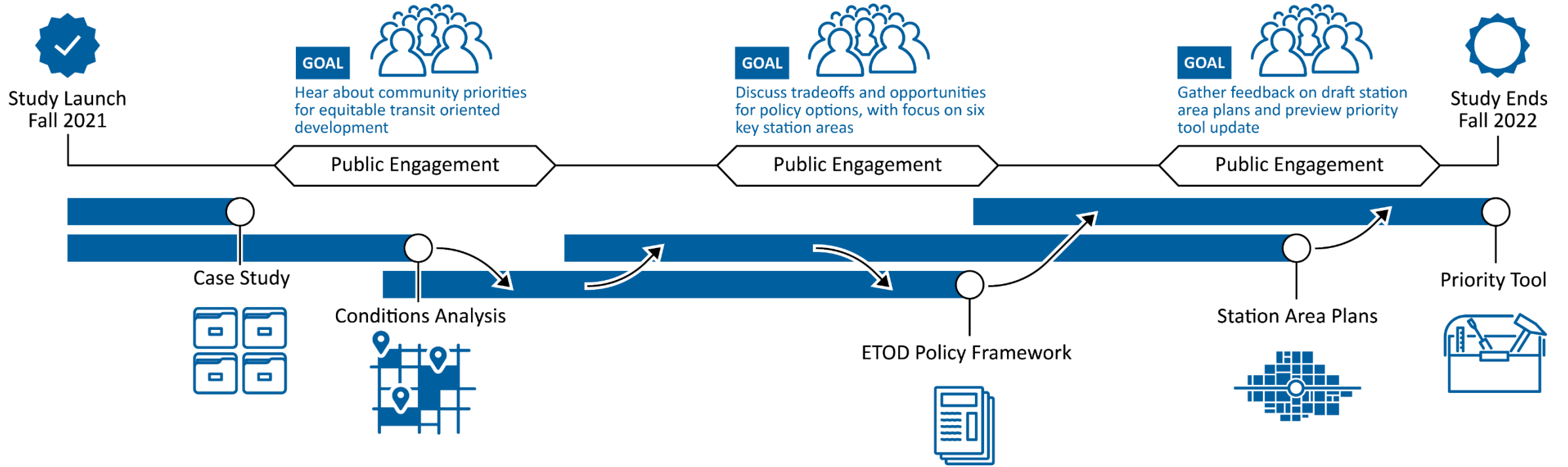


Analysis of existing conditions and trends in the study area



Update the Capital Metro **TOD Priority Tool** to include ETOD recommendations

Schedule



Share Your Feedback

Take the Community Priorities for ETOD Survey!
projectconnect.com/projects/etod

Other ways to submit feedback:

E-mail: etod@capmetro.org

Comments received before December 24, 2021 will be included in this phase of community engagement.

The meeting materials are available in English and Spanish online at: projectconnect.com/projects/etod

