
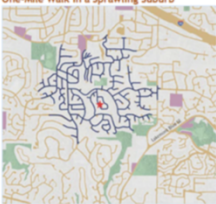


One-Mile Walk in a Compact Neighborhood



A one-mile walk in *Seattle's Phinney Ridge* takes you through a grid-like street network with a mix of residences and businesses.

One-Mile Walk in a Sprawling Suburb





A one-mile walk in *Beltsville, VA* with cul-de-sacs and winding streets has few shops and services within walking distance.


Maps courtesy of Lawrence Frank & Co. and the Sightline Institute.

Given a random start and end point, an evenly-distributed grid is the most efficient layout to get you from point A to B. If you had a 'hypotenuse' street providing a straight path for every conceivable A-to-B trip, there would be streets everywhere and no room for anything else! This map shows the difference in travel efficiency between a grid and non-grid layout.



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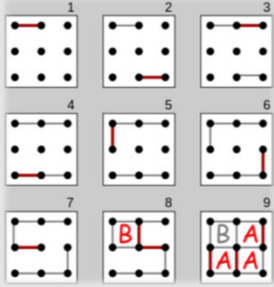
Some city grids do have major boulevards at angles cutting through the grid, which are useful in providing that 'hypotenuse' shortcut for especially well-traveled routes. Manhattan's Broadway is a great example of this:



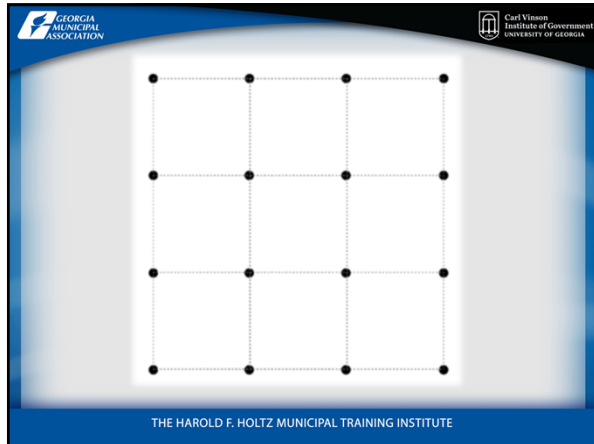
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DOTS & BOXES



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JANE JACOBS: URBAN DESIGN PIONEER

- A citizen-activist and writer with no formal training, Jane Jacobs is widely considered the "grandmother" of modern urban design
- Jacobs moved to Greenwich Village in 1935 and was fascinated by the city's active and chaotic street life
- Witnessing how urban renewal was killing neighborhoods, Jacobs became a vocal critic of prominent midcentury planners and architects
- Jacobs' observations became the foundation for her 1961 book *Death and Life of Great American Cities* – probably the most influential work on what makes cities work



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JANE JACOBS: URBAN DESIGN PIONEER

Death and Life Takeaways:

- Rigid separation of uses is antithetical to vibrant neighborhood life
- Separating uses leads to social isolation and decline
- Jacobs coined “eyes on the street” to describe how safe, active neighborhoods are those with plenty of pedestrian activity and a mix of uses

Great places include:

- A mix of uses – Residential, commercial, institutional, etc. all together
- Short blocks and “pedestrian permeability”
- A mix building age and condition
- Sidewalks- the wider the better
- Dense collection of buildings and activity



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Washington Square Park at the center of Jacobs' Greenwich Village neighborhood embodied many of her notions of what makes an active and vibrant city

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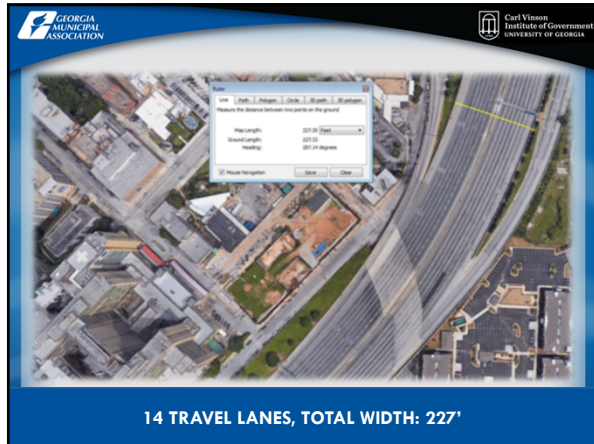












GREAT AMERICAN CITIES

By Travel and Leisure

5. Nashville
4. Santa Fe
3. Savannah
2. New Orleans
1. Charleston

- Southern cities particularly impressed survey-takers with their diverse offerings (hip art galleries, entire streets lined with restaurants) and welcoming residents.
- The best cities in the United States, it seems, are the ones where visitors feel most at home

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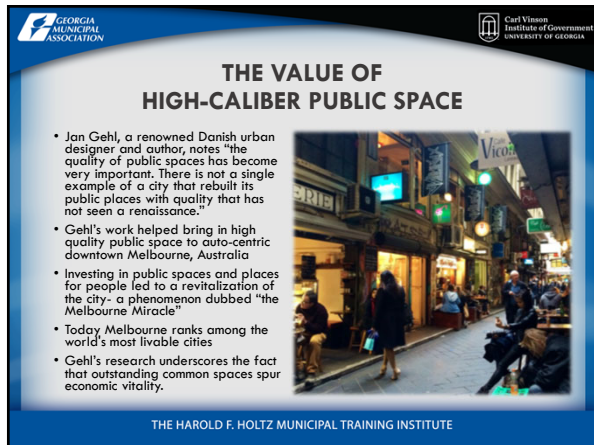
LEAST FAVORITE CITIES

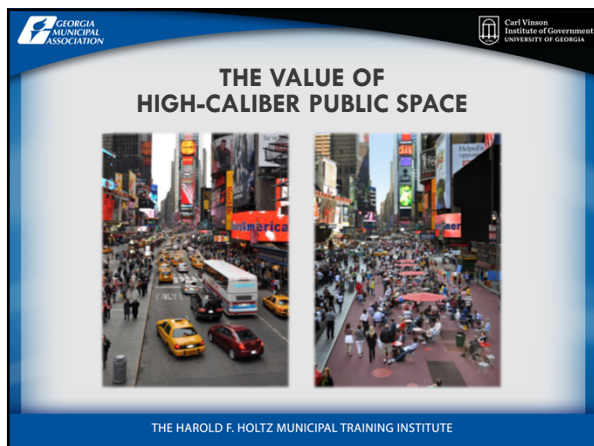
By Thrillist

5. Los Angeles
4. Pittsburgh
3. Atlanta
2. Boston
1. Houston

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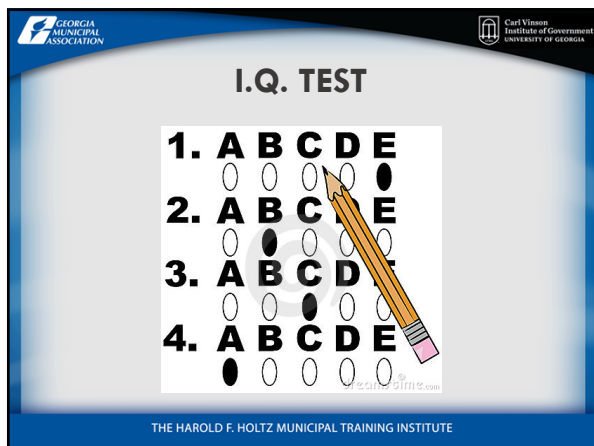
















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I.Q TEST ANSWERS

1. First person singular	9. Getting it all together
2. Add insult to injury	10. Jai alai
3. Elevator out of order	11. A break in custom
4. Cubed steak	12. Mad about you
5. No two ways about it	13. Teetotaler
6. It's a small world after all	14. Singing in the rain
7. The odds are overwhelming	15. The good, the bad, the ugly
8. High seas	16. Call it a day

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CURRENT TRENDS



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COVID DESIGN CHANGES ?

- Broadband
- Affordable Housing and the Missing Middle
- Public Realm, "Outdoor Living Room"
- Flexible Parks and Greenspace
- Mobility (walking, micro-mobility, vehicles, public transport)
- Healthcare access and wellness
- Office Space and Retail Space?

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1. HOUSING





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2. PUBLIC SPACES & AMENITIES



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3. WALKABILITY & MASS TRANSIT



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4. MODERNIZING INFRASTRUCTURE



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5. SUSTAINABLE BUILDING AND DEVELOPMENT



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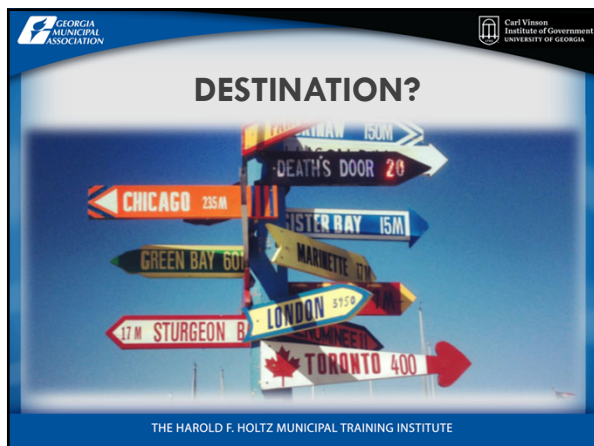
6. DEMOGRAPHIC TRENDS

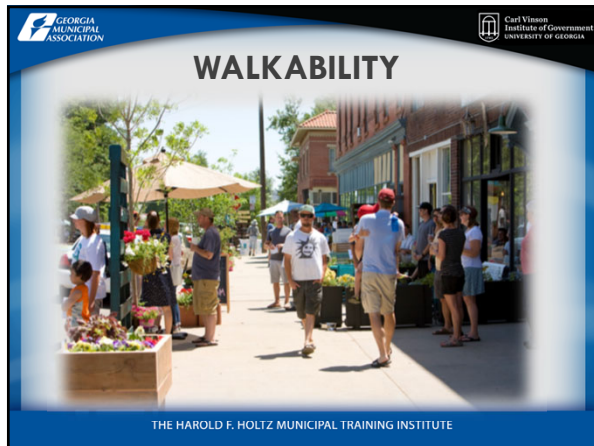


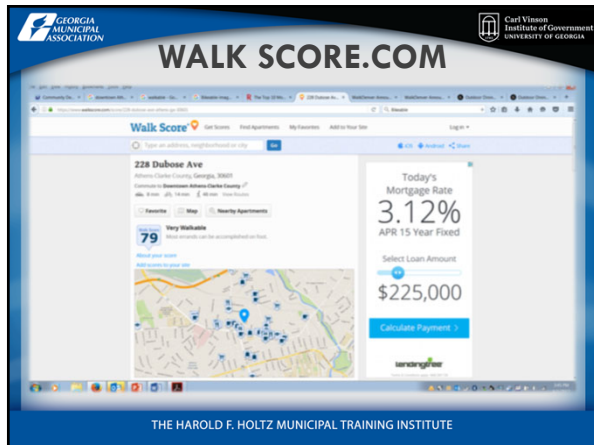
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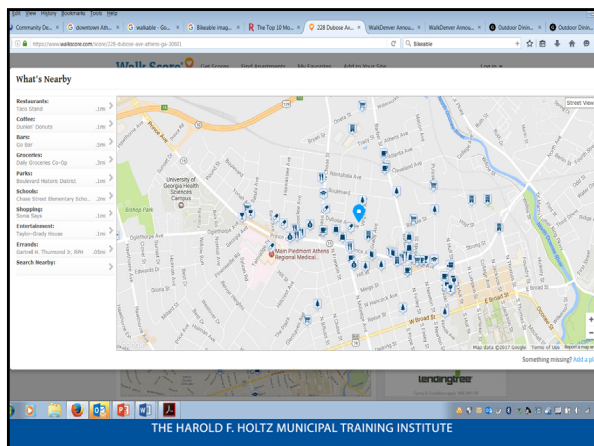


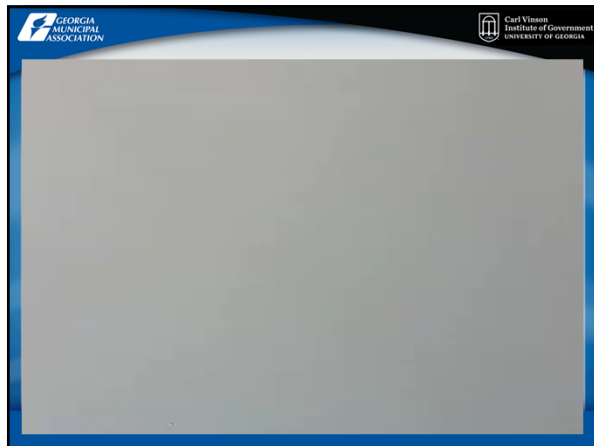
















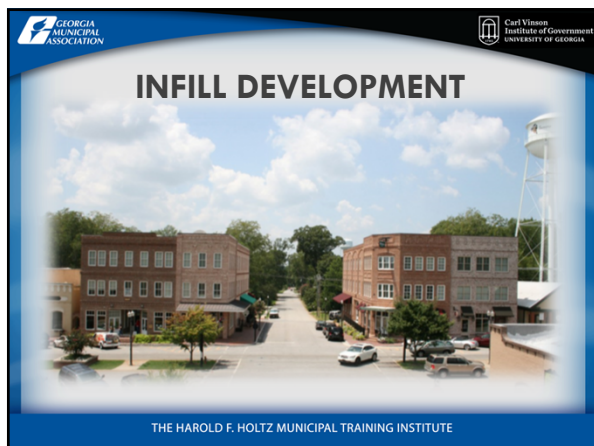


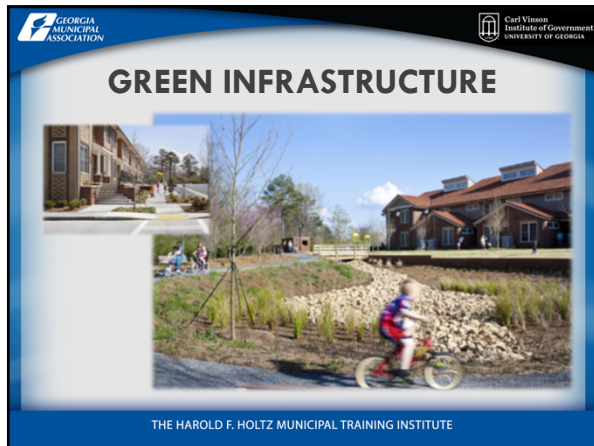


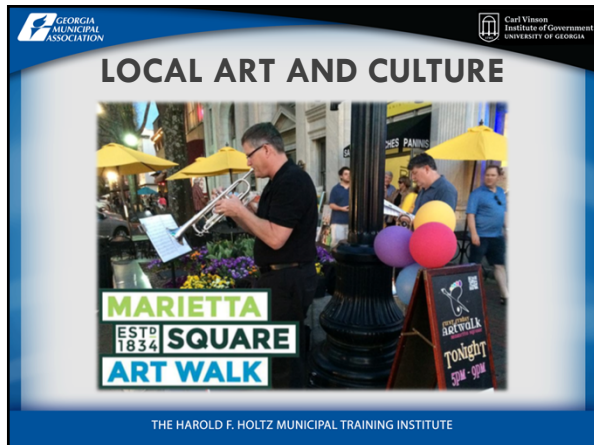






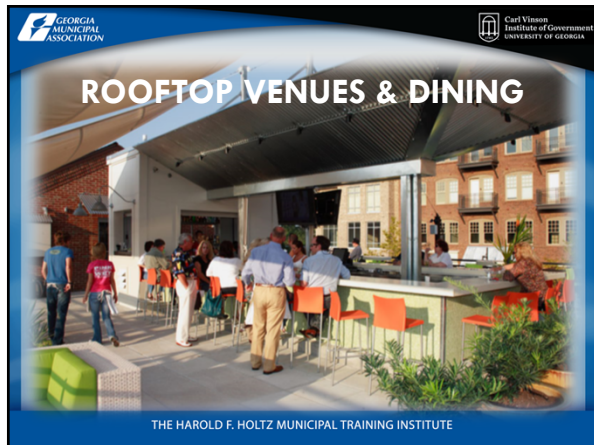




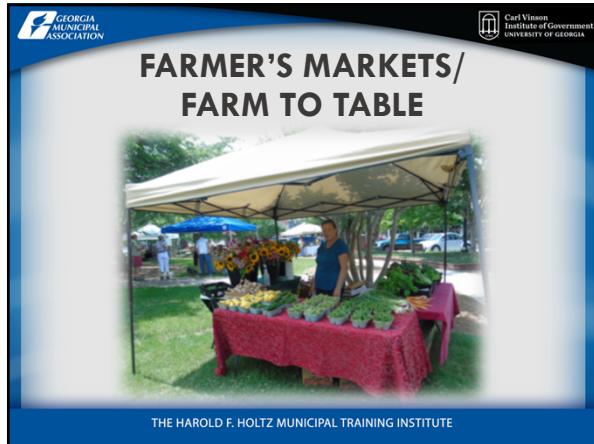





















WAYFINDING & SIGNAGE





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FLEXIBLE GREENSPACE FOR ENTERTAINMENT



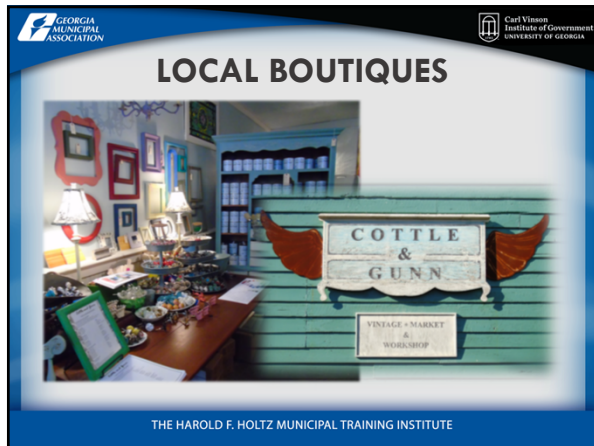
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HIP RESTAURANTS





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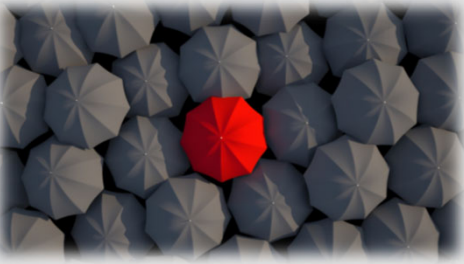











WHAT MAKES YOU UNIQUE?



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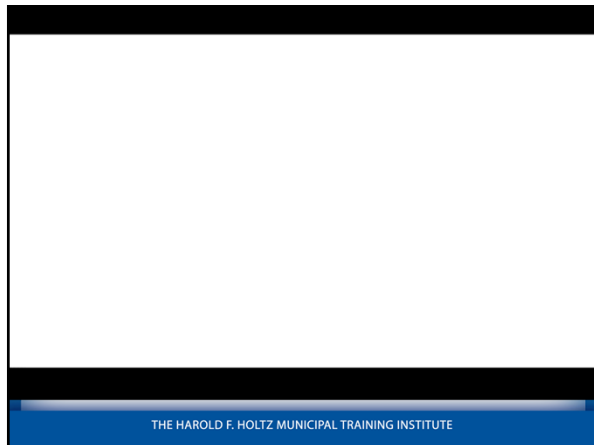
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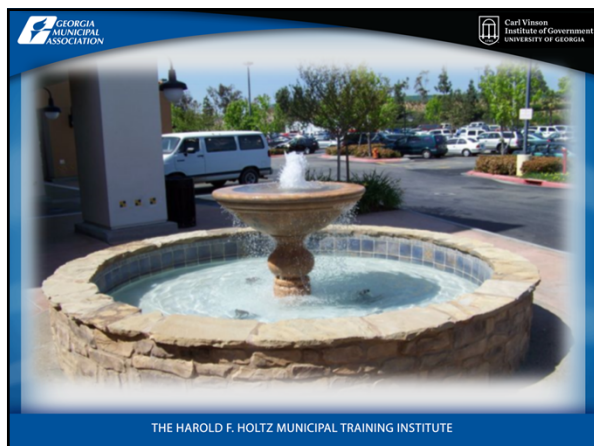




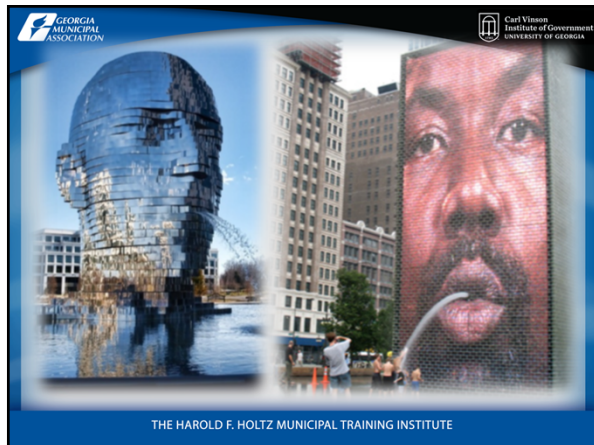
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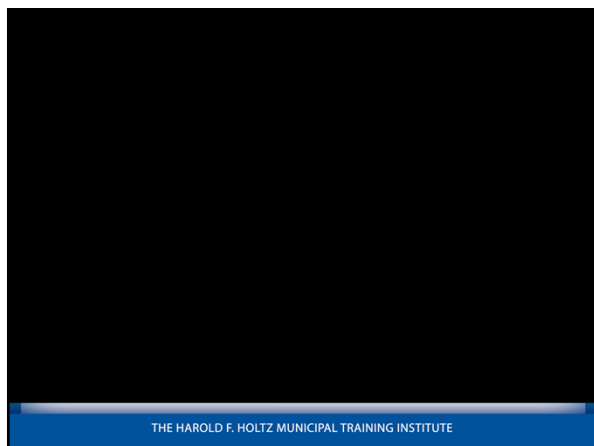
















WHAT DO YOU WANT IN YOUR

CITY

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ORDINANCES, POLICIES, AND
MONEY

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WHAT YOU CONTROL:

- Zoning & Separation of Uses or No Zoning (the new way)
- Density/Minimum and Maximum Building and Lot Sizes
- Interaction with the Street/Setback Requirements
- Parking Requirements
- Permitted Uses
- Height Restrictions
- Local Infrastructure: Streets, Sidewalks, Trails, and More
- Signage Ordinances
- Architectural Restrictions
- What else?

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