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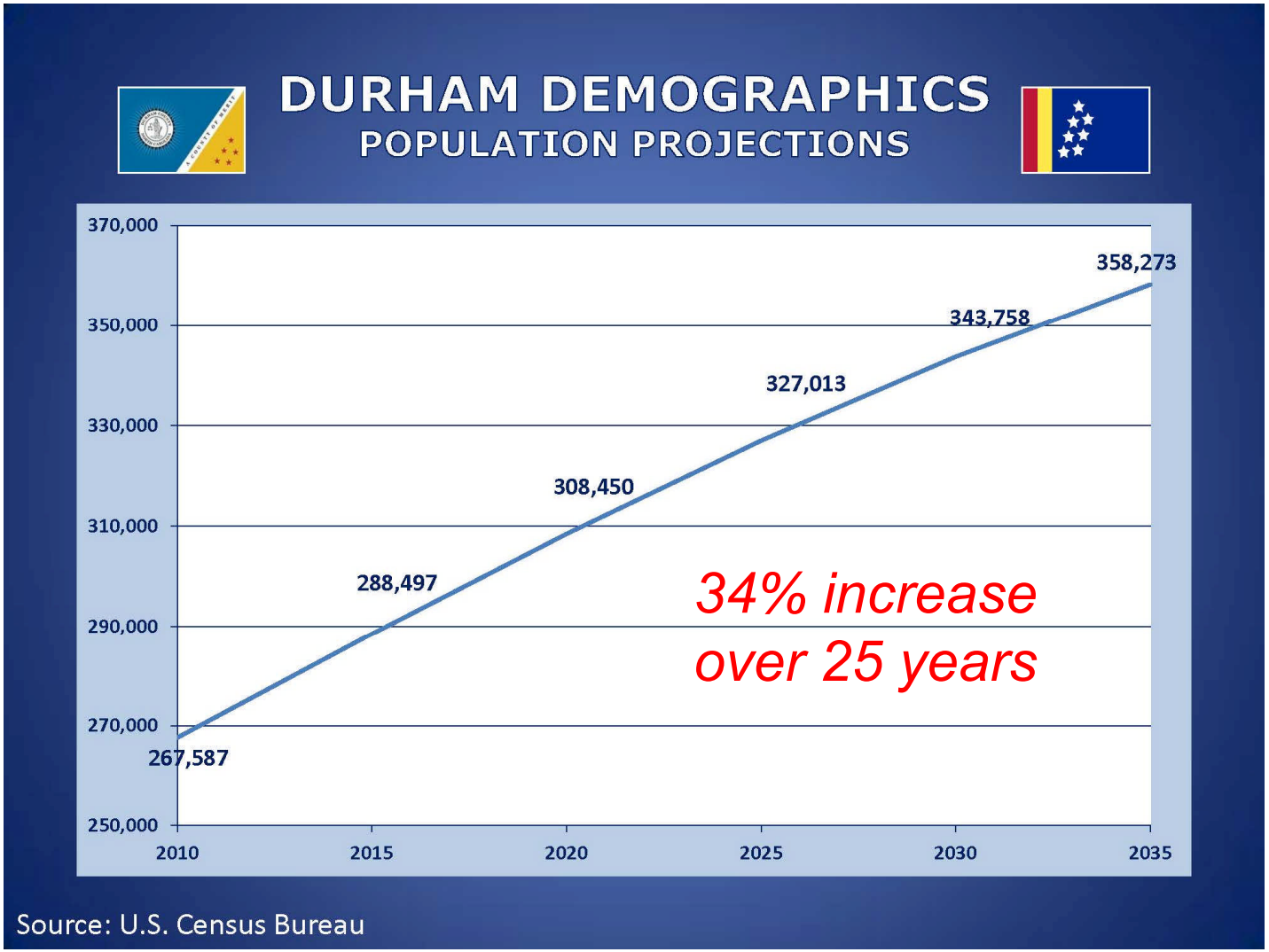
# Rail Transit Update

- ❑ Land Use Planning for Rail Transit
- ❑ Transit Timeline
- ❑ Housing Affordability Requirements

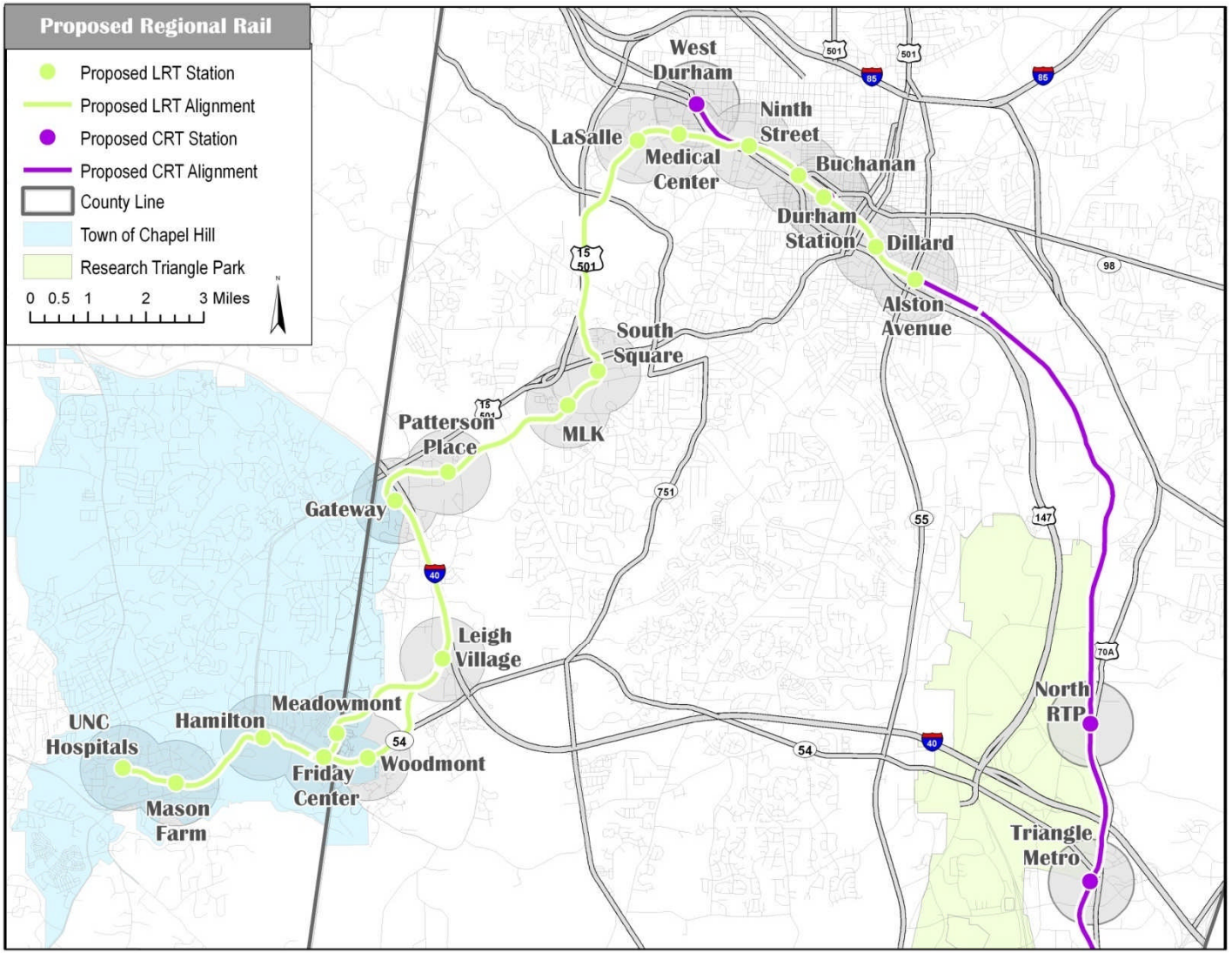
# Need for Transit in Durham



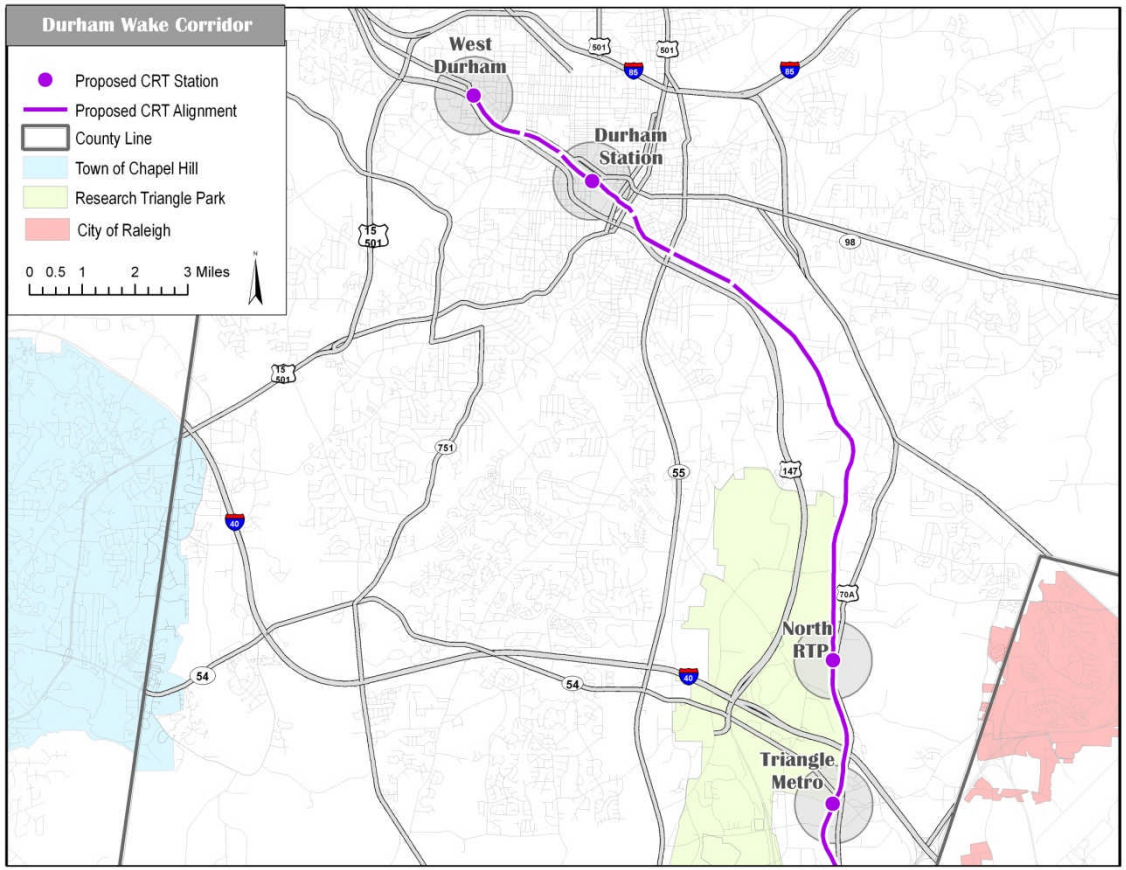
# Need for Transit in Durham

- ***Enhance Mobility***
  - *56,000 additional residents*
  - *81,000 additional jobs*
  - *255,00 additional daily trips*
- ***Serve populations with high propensity for transit use***
  - *University students and employees*
  - *Transit-dependent populations*
- ***Manage growth through compact development***
- ***Provide housing options***
- ***Foster economic development***

# Proposed Regional Rail Corridors

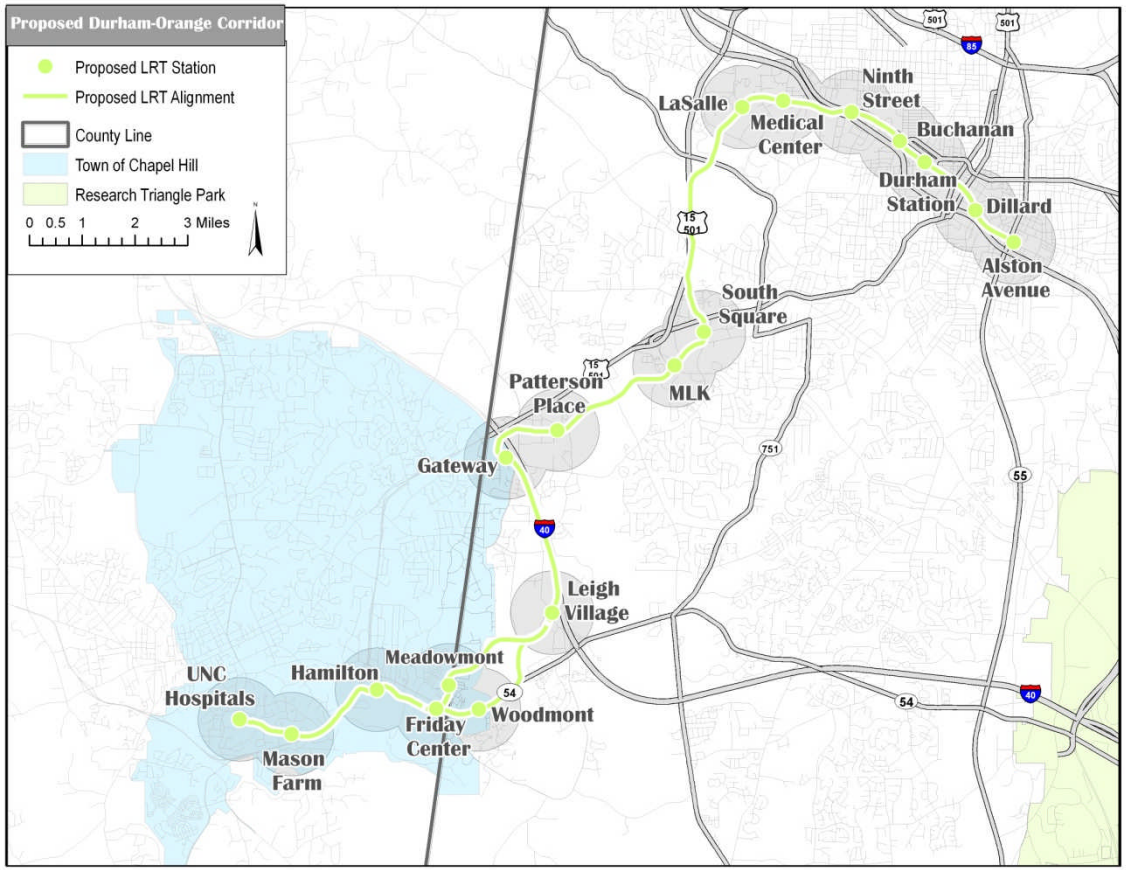


# Proposed Durham Wake Commuter Rail Transit




- *37 Miles (West Durham to Garner)*
- *12 proposed stations*
- *Travel time: 52 minutes end-to-end*
- *30-60 minute trip frequencies, peak hour only*

# Proposed Durham Orange Light Rail Transit




- *17 Miles (UNC Hospital to Alston Ave)*
- *17 proposed stations*
- *Travel time: 35 minutes end-to-end*
- *10-20 minute trip frequencies*

# Previous Planning Initiatives

- ***Durham Comprehensive Plan***
  - *Compact Neighborhood Tiers*
  - *Suburban Transit Areas*
- ***Unified Development Ordinance***
  - *Downtown Design zoning district*
  - *Compact Design zoning district*

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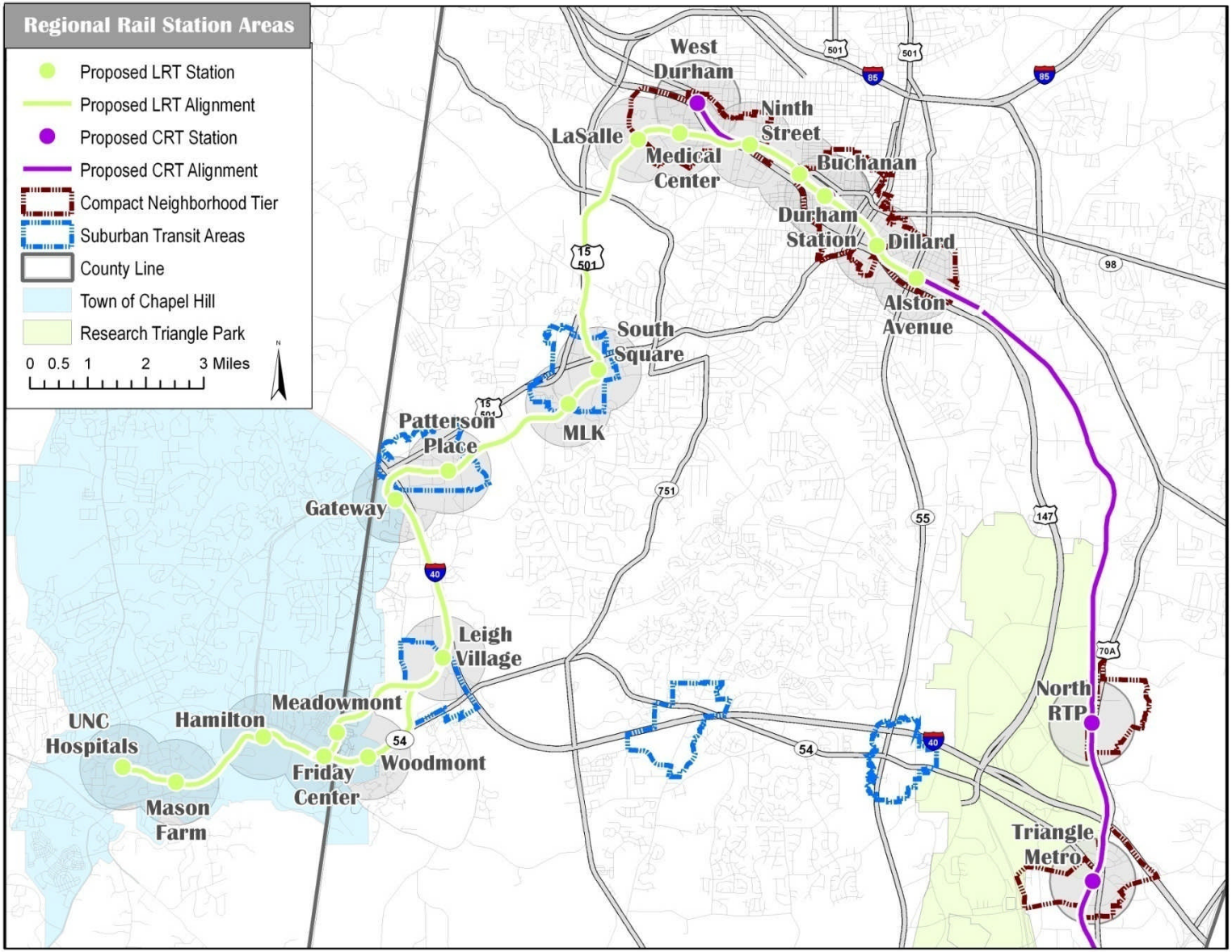


DURHAM COUNTY NORTH CAROLINA

# Current Planning Initiatives

- ***Compact Neighborhood Plans***
  - *North RTP*
- ***Station Area Strategic Infrastructure***
- ***Affordable Housing Density Bonus***
- ***Mixed Use Zoning Update***

# Future Planning Initiatives

- ***Compact Neighborhood Plans***
  - *Medical Center*
  - *Alston-NCCU*
  - *Metro Center*
  - *Suburban Transit Areas*
- ***Housing Needs Assessment***
  - *Directed by state statute*

# Housing Affordability

- ***Session Law 2009-527 requires a "housing needs assessment or plan"***
  - *Housing Inventory*
  - *Analysis of Housing Conditions and Needs*
  - *Identification of Resources and Strategy for Replacement Housing*
  - *Incentives for Affordable Housing*
  - *Goals, Strategies, and Actions over a five-year period*

***This assessment or plan must be in place before State funds are requested***

# Housing Affordability Questions

- *Does introduction of transit necessarily lead to lack of access for low-income residents?*
- *What options besides regulations are available to incent affordable housing in transit areas?*
- *Mandatory inclusionary zoning is not permissible under NC law; what regulations are permissible?*
- *What should be the priority use of scarce housing funds: dispersal or concentration?*
- *What is the appropriate timeline for completion of the assessment?*

# Upcoming Milestones

- ***November 2012*** *– Orange County Referendum*
- ***Winter 2013*** *– North RTP Design District*
- ***Winter 2013*** *– President's Budget/New Starts Approval*
- ***Summer 2013*** *– Authorization for Preliminary Engineering*
- ***2017*** *– Authorization for Final Engineering*
- ***2021*** *– Full Funding Grant Agreement & Initial Construction of Light Rail Line*
- ***2026*** *– Light Rail Operational*