

40 Years of Trends in TODs across the United States

57th ACSP Annual Conference
Denver, Colorado
Saturday, October 14, 2017

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Research Questions

1. What are the trends in commuting patterns and vehicle ownership by station typology?
2. What are the trends in housing, demographics and socioeconomics by station typology?

Is there evidence of gentrification and/or displacement in TODs as compared to non-TOD stations?

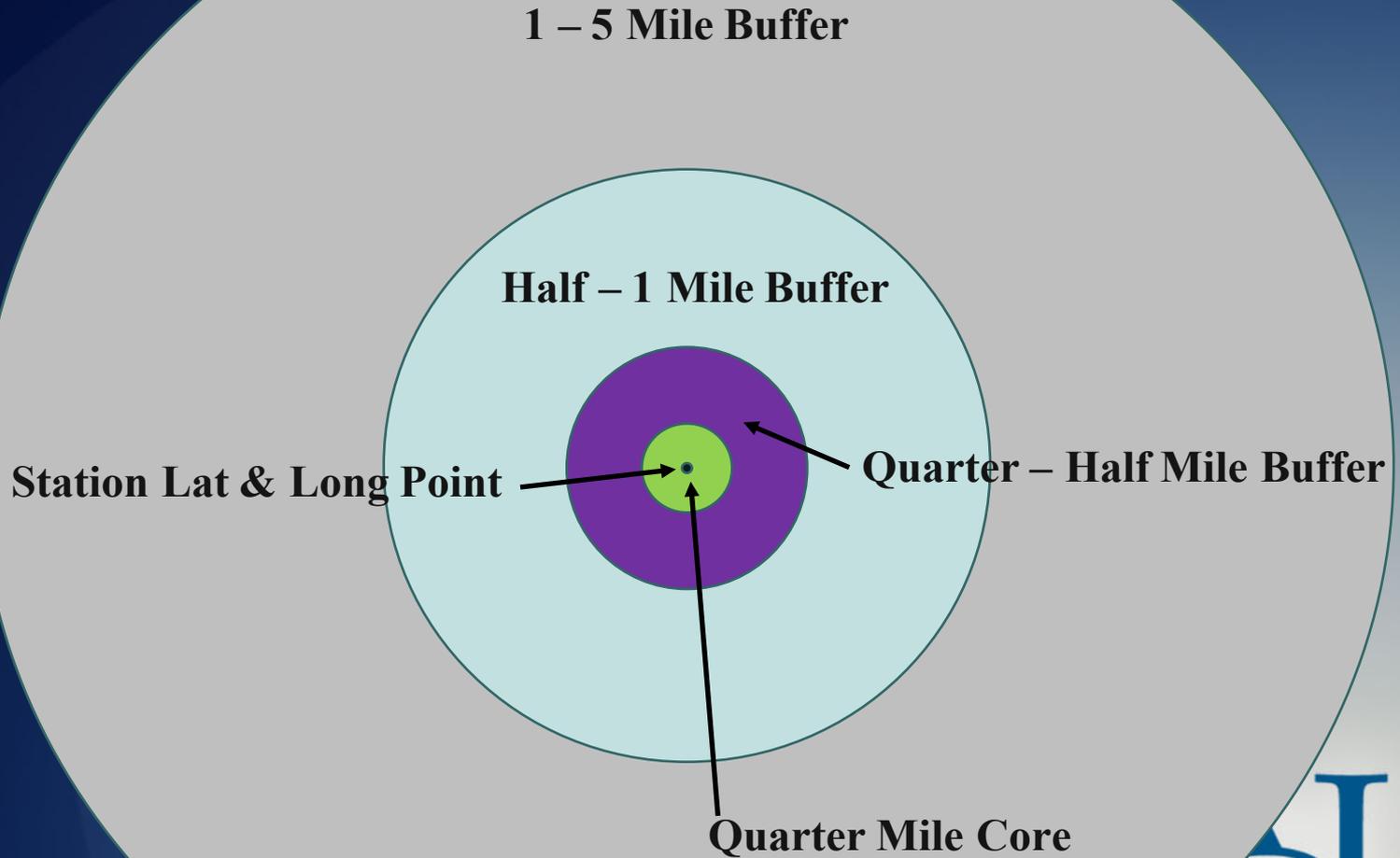


Methodology

- Combined National TOD Database with Livable Transit Corridors (Transit Corridor Livability Calculator) Database (TCRP 187) at the Census Tract level
- Extracted Data for Census Tracts for 1970, 1980, 1990, 2000, and 2010 using Geolytics Neighborhood Change Database – normalizes historic data into 2010 Census tract boundaries



Buffer Analysis



Transit-Oriented Development (TOD) – Transit Adjacent Development (TAD) Spectrum

**Gross housing density greater than 8 units per
acre**

+

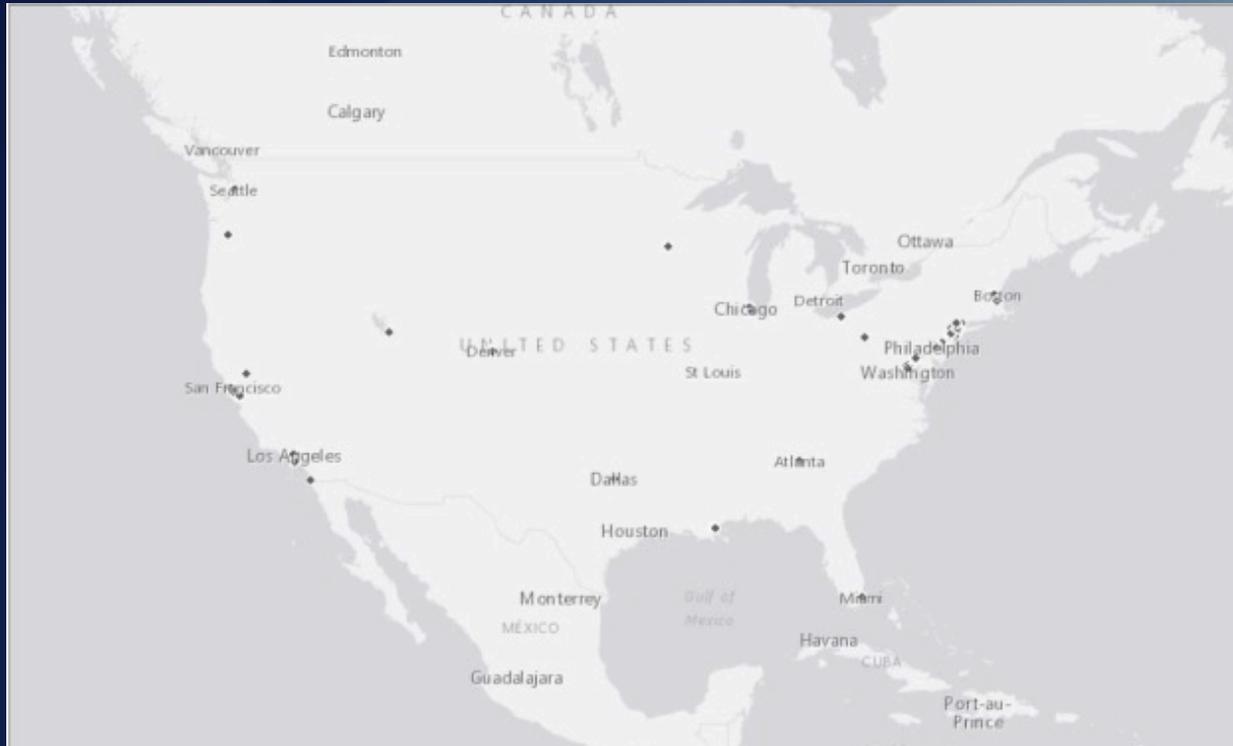
Average Walk Score greater than 70



Distribution of Census Tracts by Station Typology

Transit Adjacent Developments (TADs)	Hybrids	Transit Oriented Developments	Total Number of Census Tracts in Study
12,471	6,873	4,047	23,391

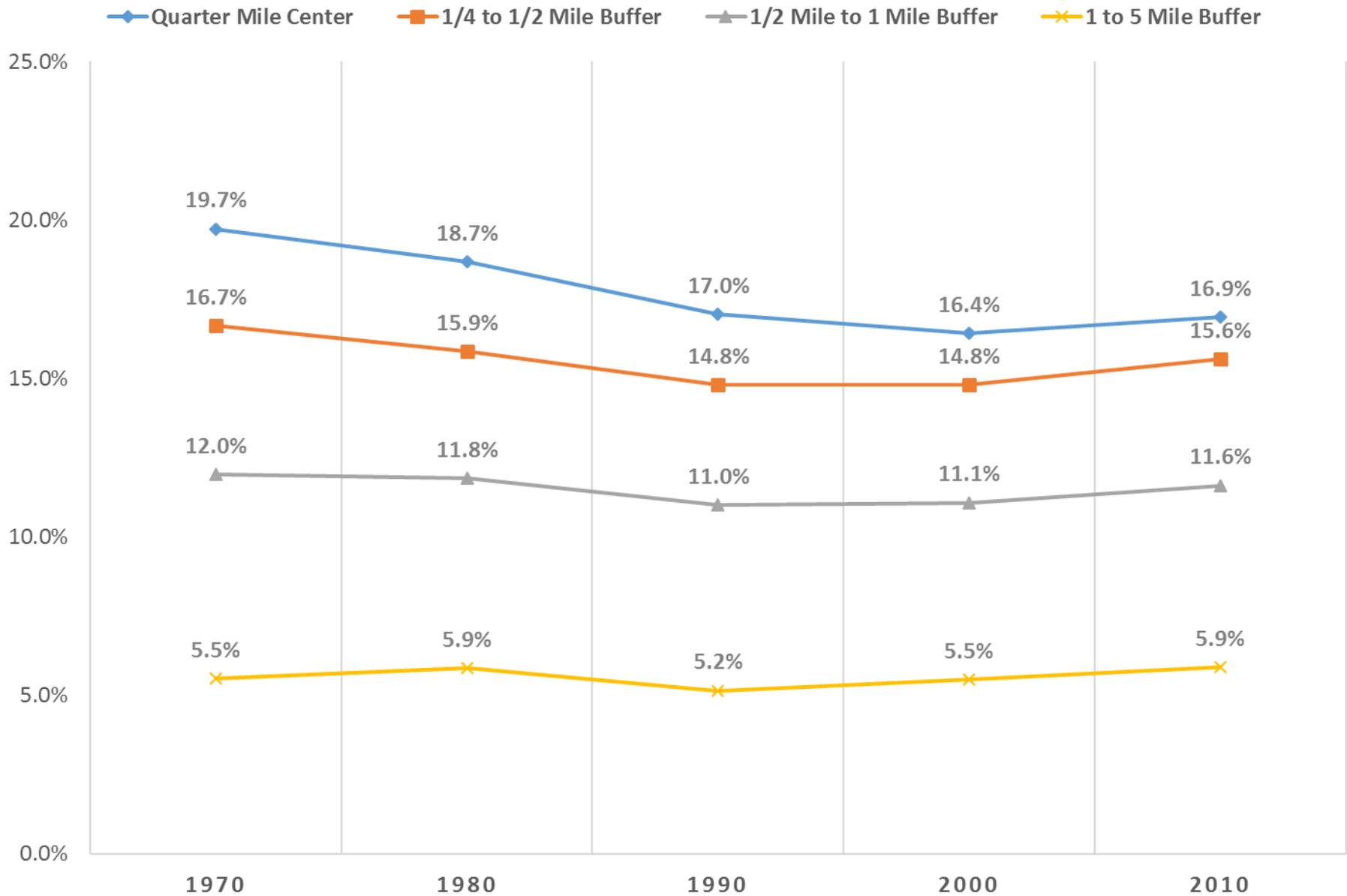
TOD Station Map



Findings: Commuting, 1970 - 2010

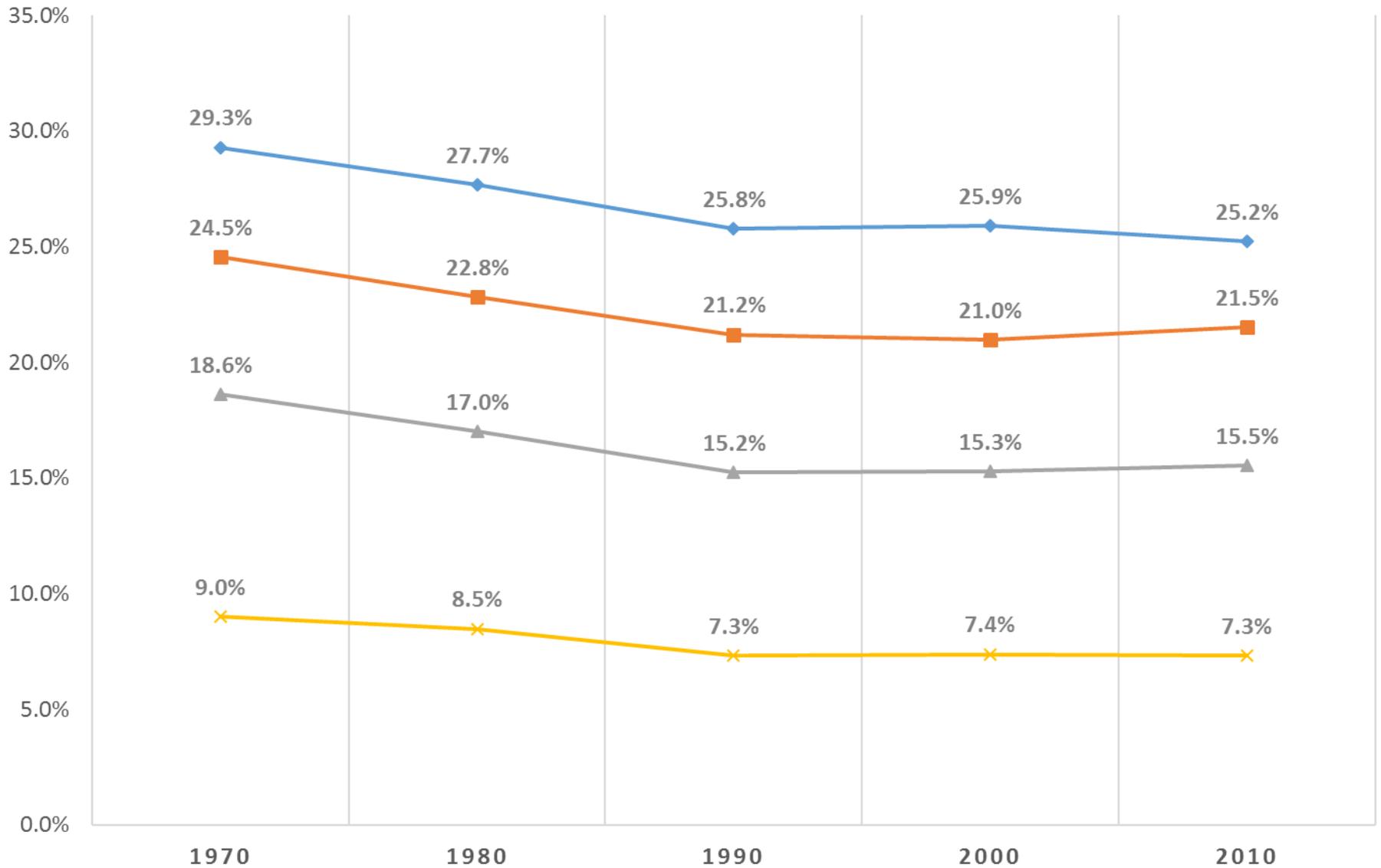


Transit Commuting Trends in TADs by Distance to Station



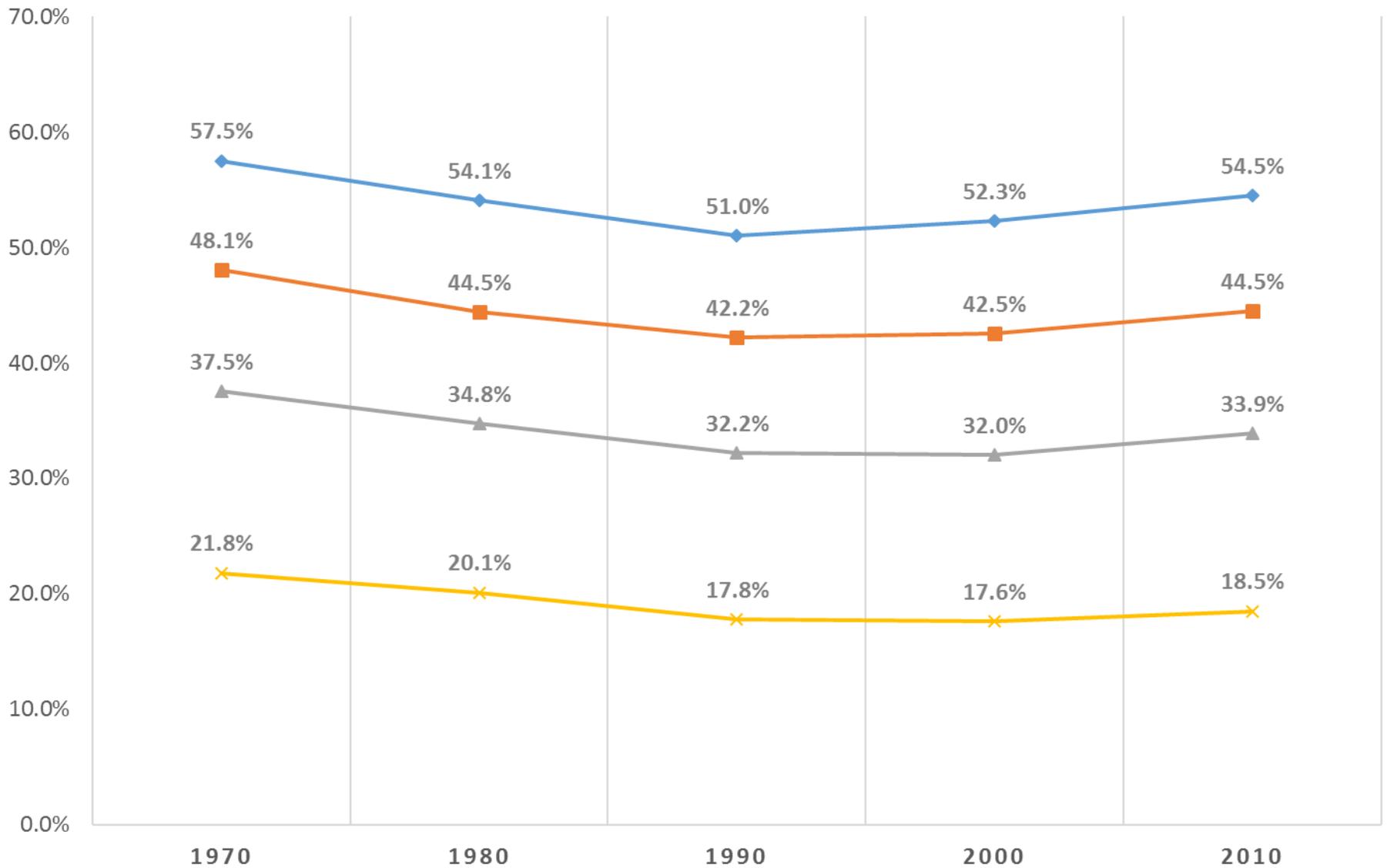
Transit Commuting Trends in Hybrids by Distance to Station

◆ Quarter Mile Center ■ 1/4 to 1/2 Mile Buffer ▲ 1/2 Mile to 1 Mile Buffer ✕ 1 to 5 Mile Buffer



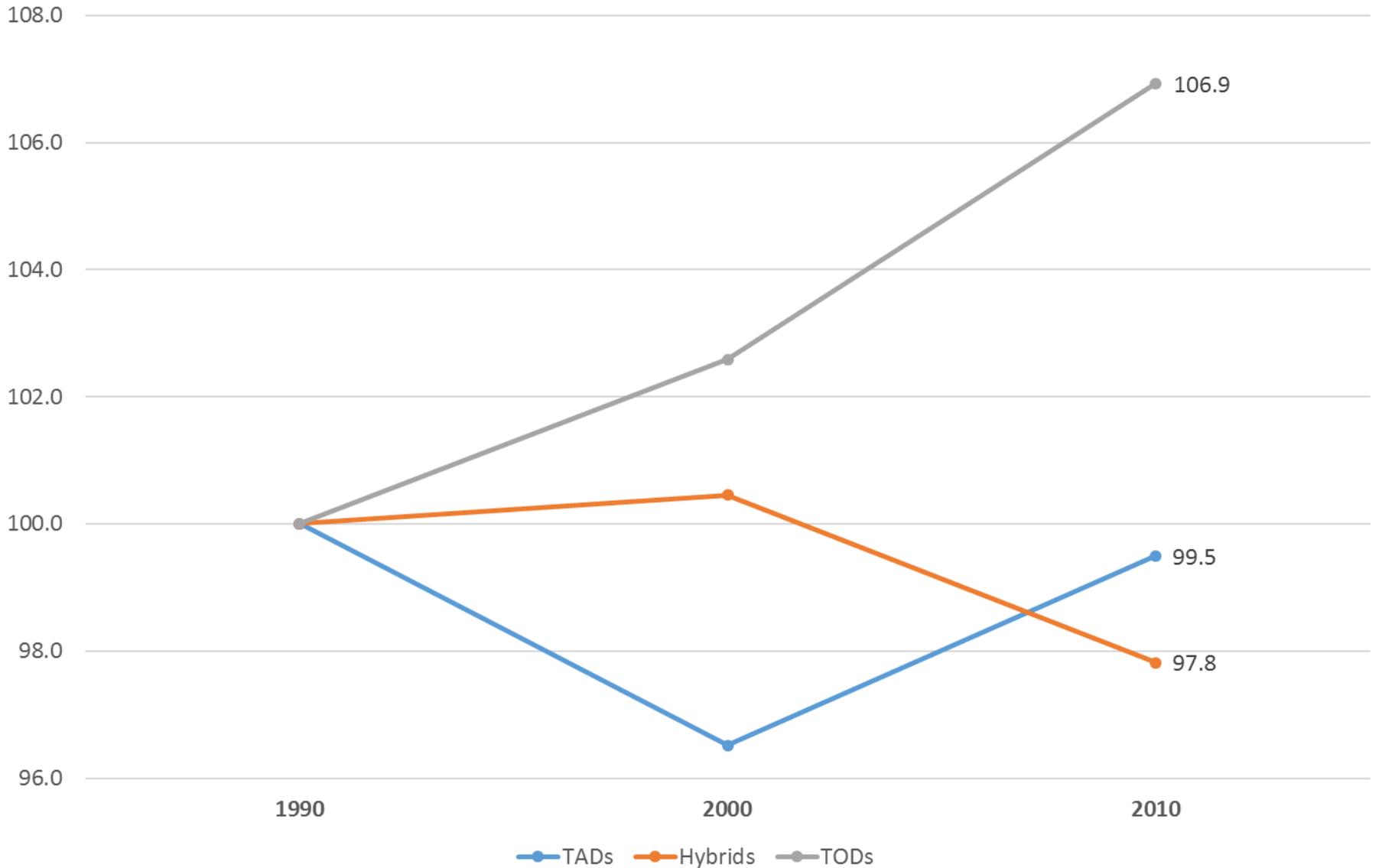
Transit Commuting Trends in TODs by Distance to Station

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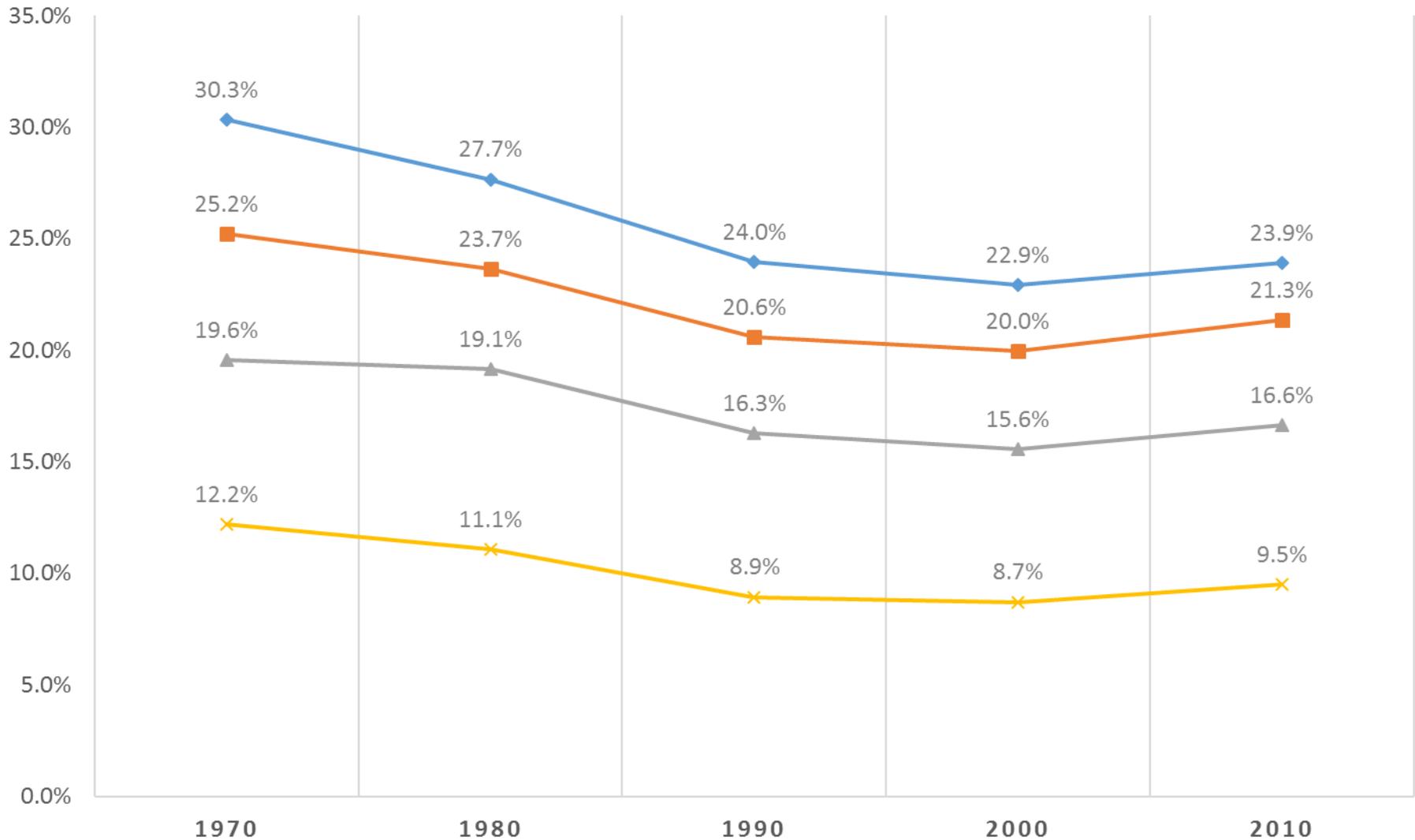
Trends in Transit Commute Mode Share 1990 - 2010

(within a Quarter Mile of Stations)

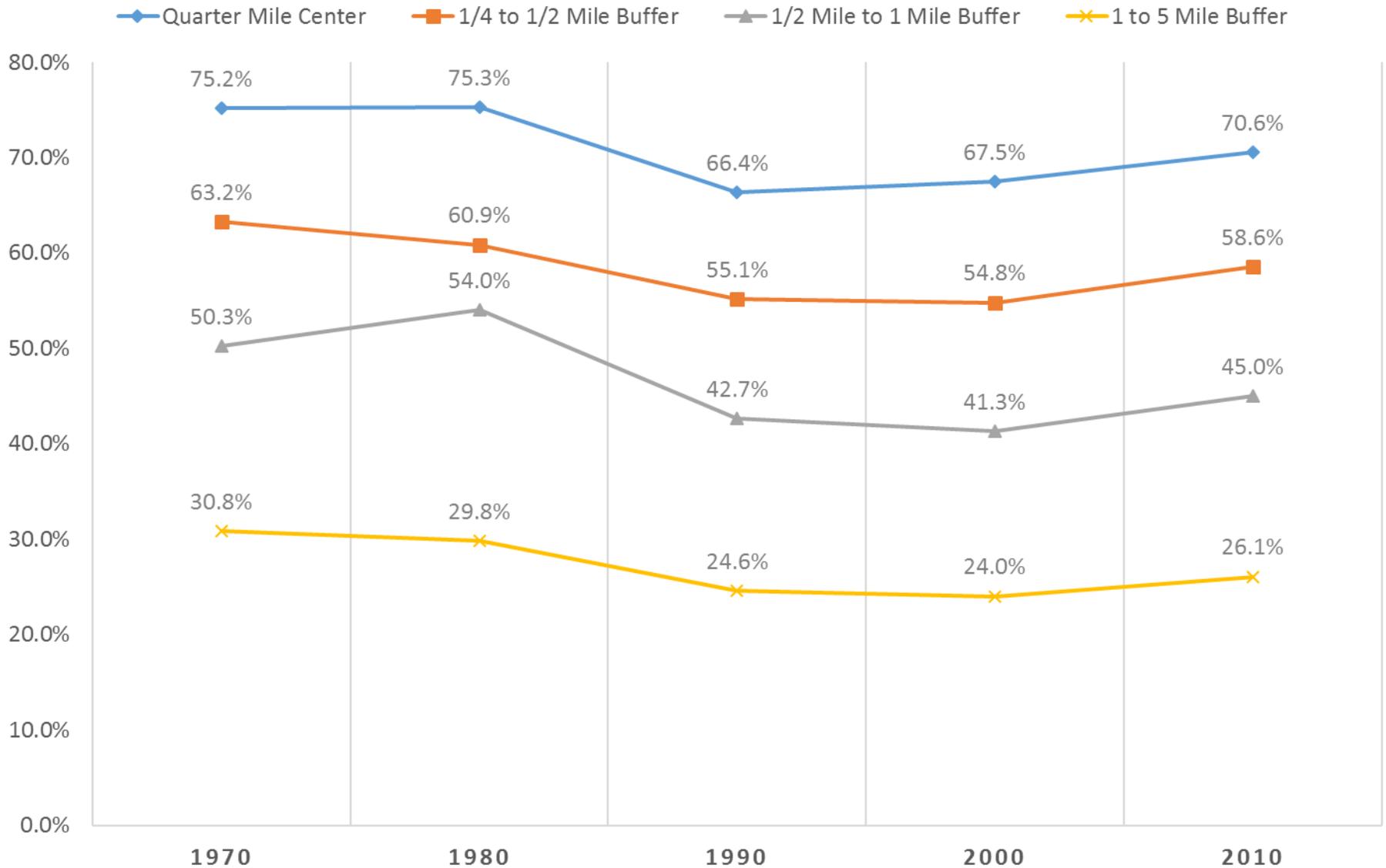


Commuting Trends - Transit, Walk, and Other Modes in TADs by Distance to Station

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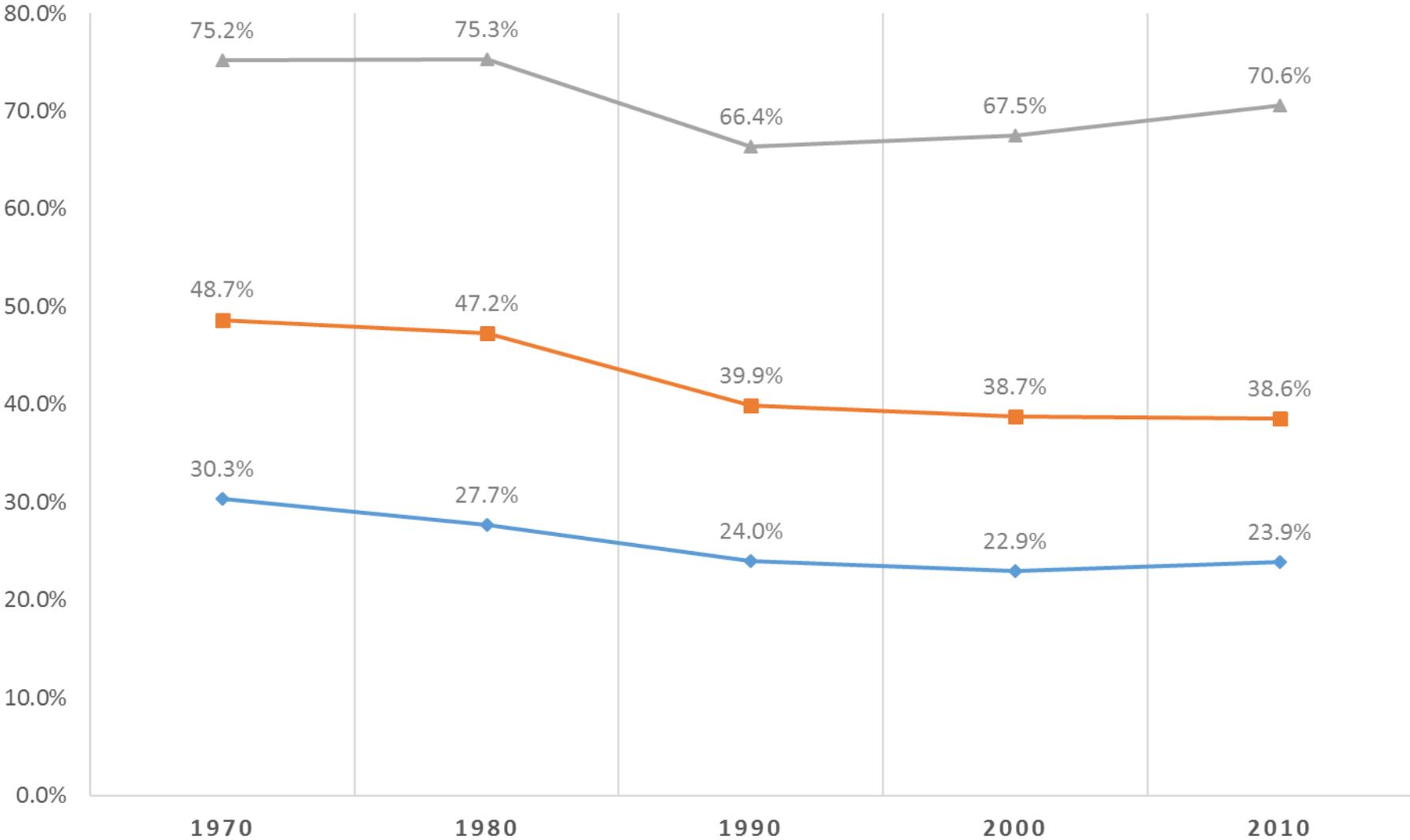


Commuting Trends - Transit, Walk and Other Modes in TODs by Distance to Station



Commuting Trends - Transit, Walk and Other Modes by Station Typology within Quarter Mile of Stations

◆ TADS ■ Hybrids ▲ TODs

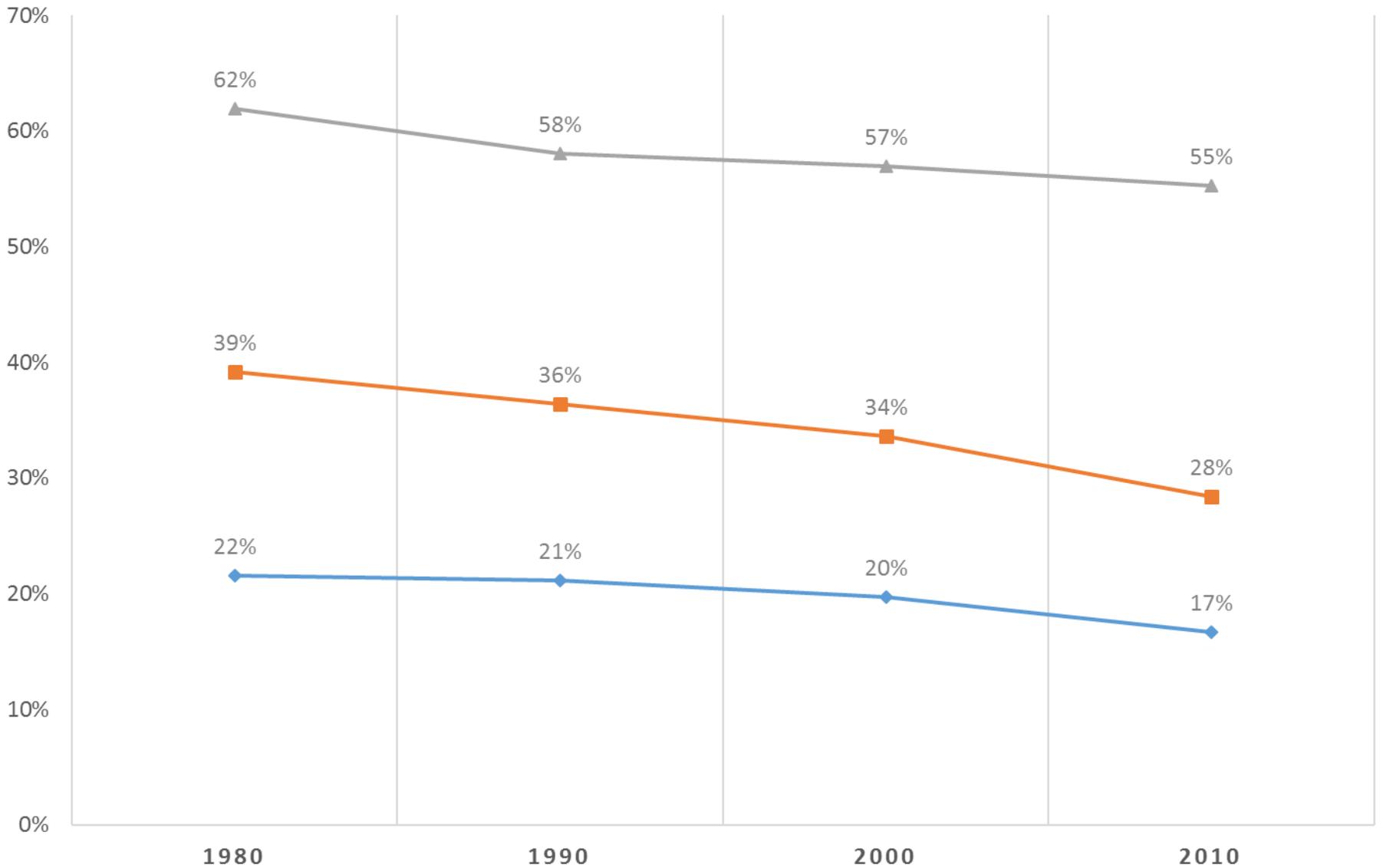


Findings: Vehicle Ownership, 1970 - 2010



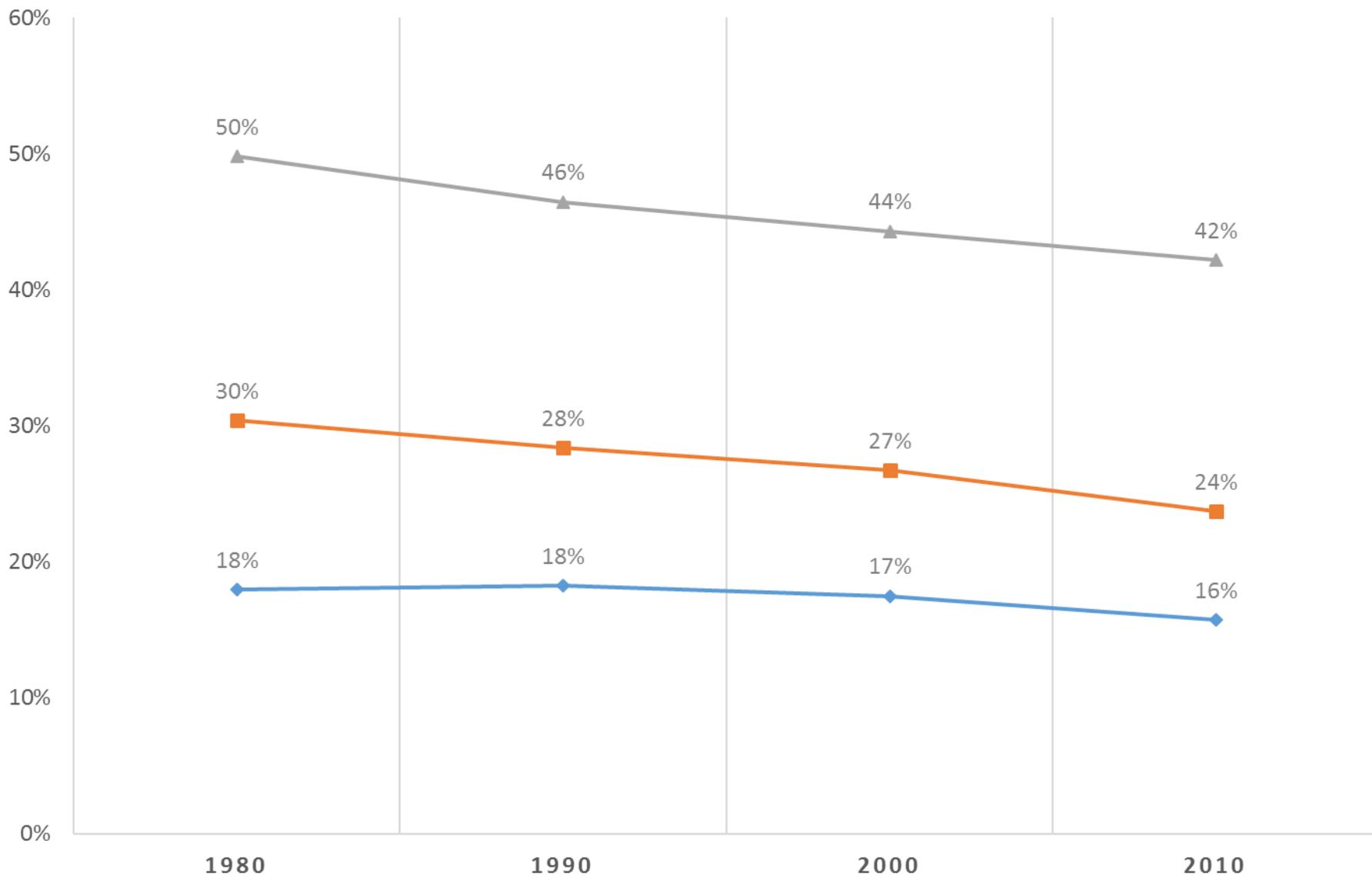
Share of Households with No Cars - within Quarter Mile

TAD Hybrid TOD



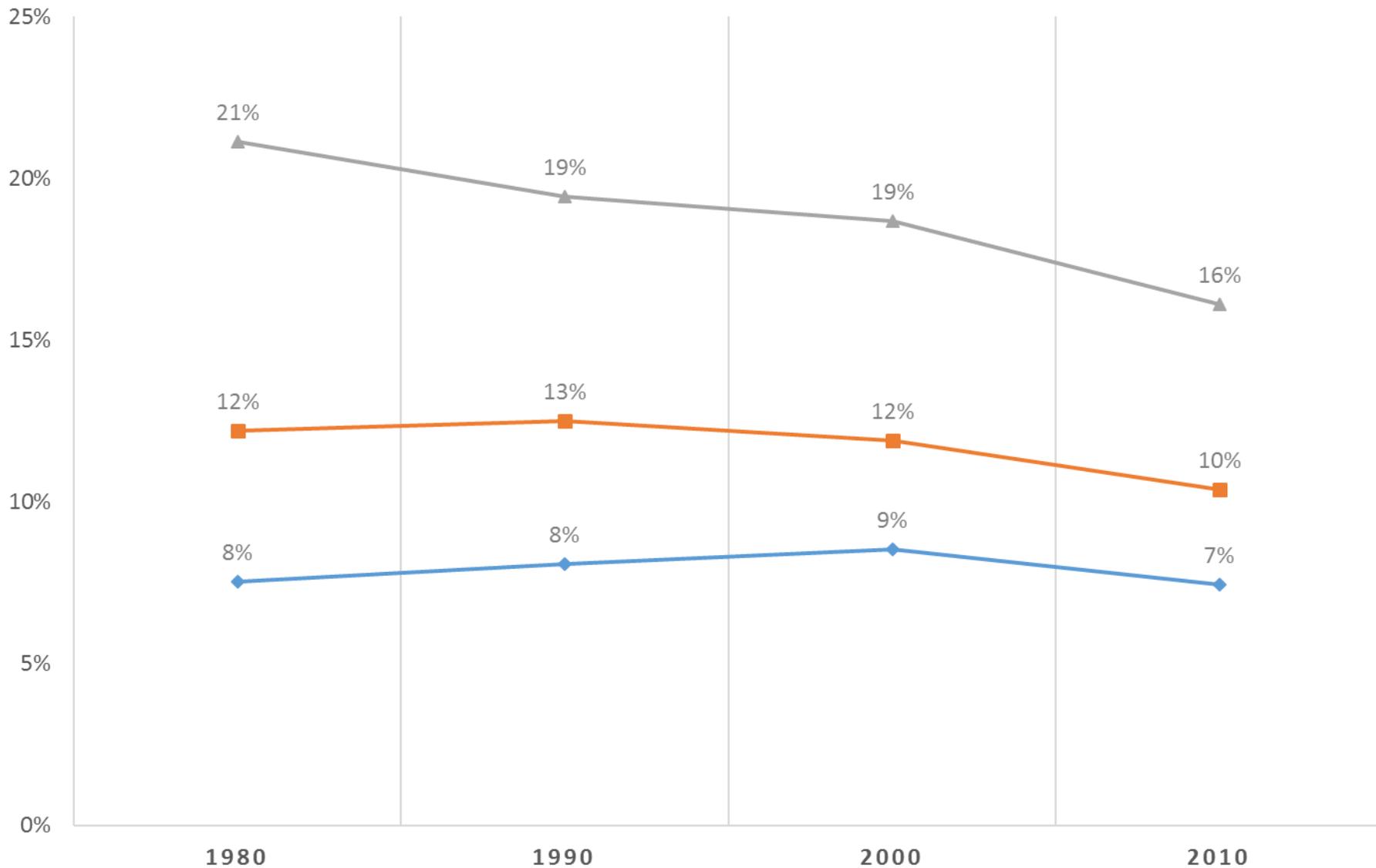
Share of Households with No Cars - Quarter to Half-Mile Buffer

◆ TAD ■ Hybrid ▲ TOD



Share of Households with No Cars - 1-mile to 5-mile Buffer

TAD Hybrid TOD

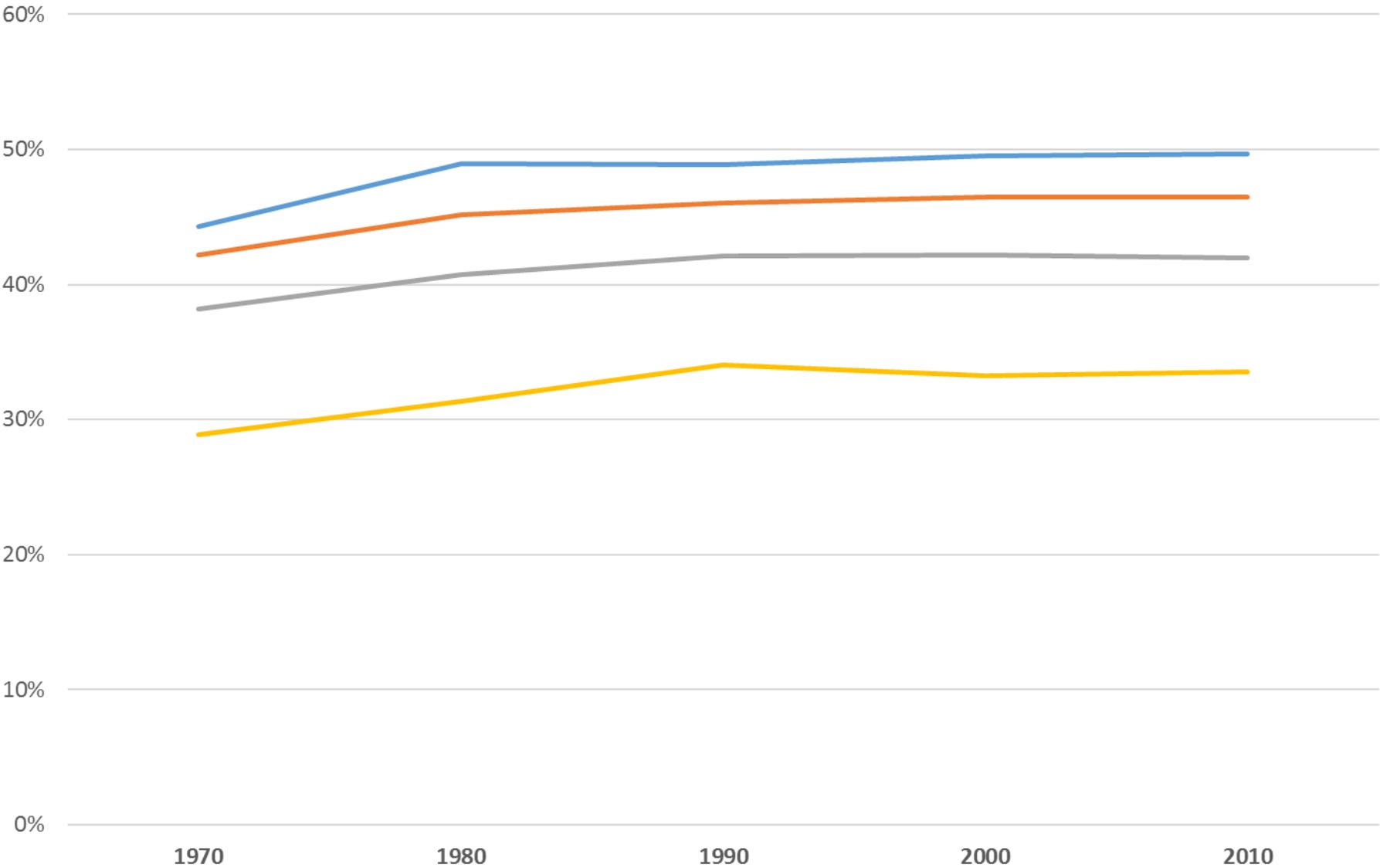


Findings: Housing Tenure, 1970 - 2010



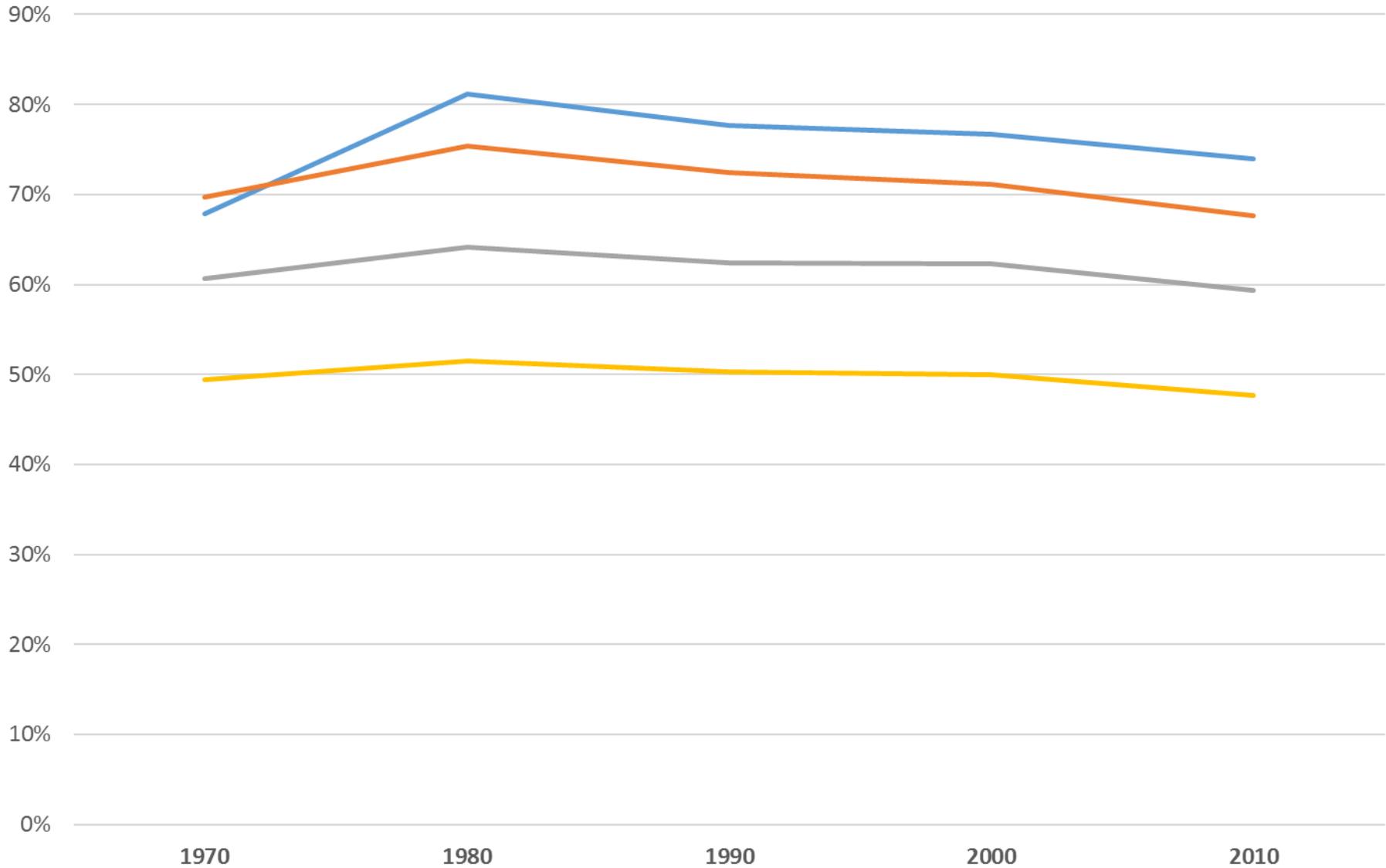
Share of Renters in TADs

Quarter Mile Center 1/4 to 1/2 Mile Buffer 1/2 Mile to 1 Mile Buffer 1 to 5 Mile Buffer



Share of Renters in TODs

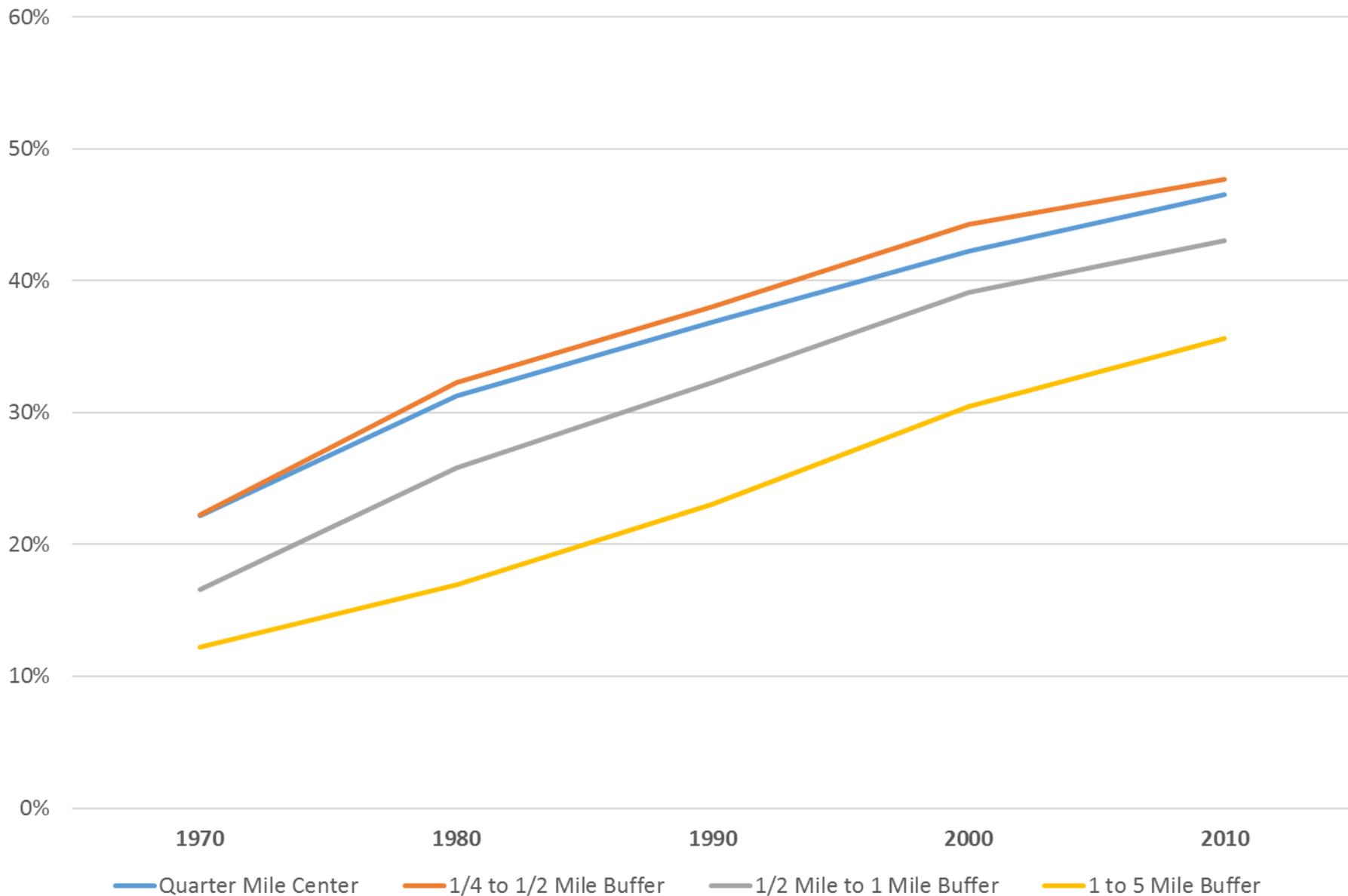
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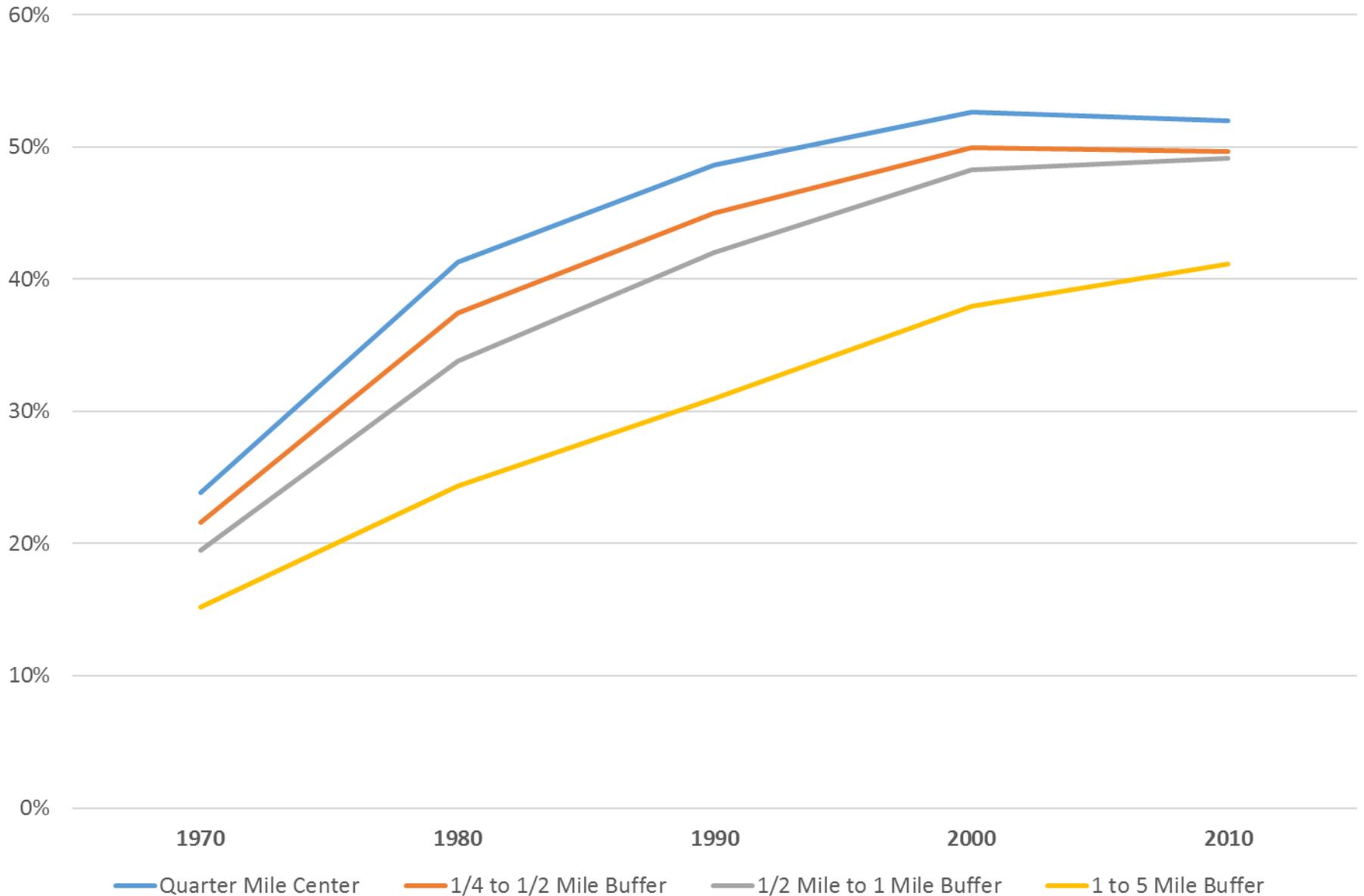
Findings: Demographics, 1970 - 2010



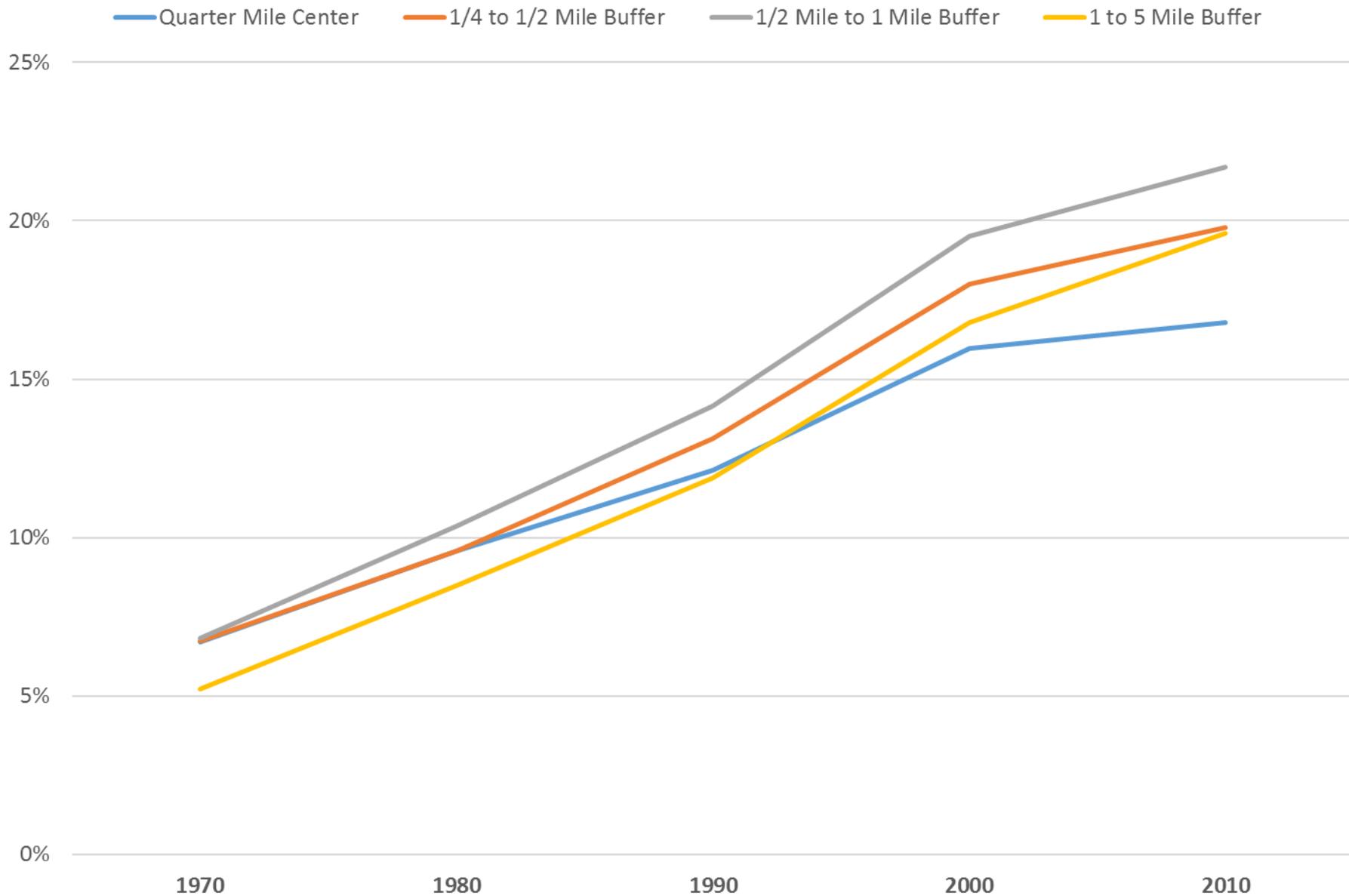
Percentage of Nonwhite Population in TADs



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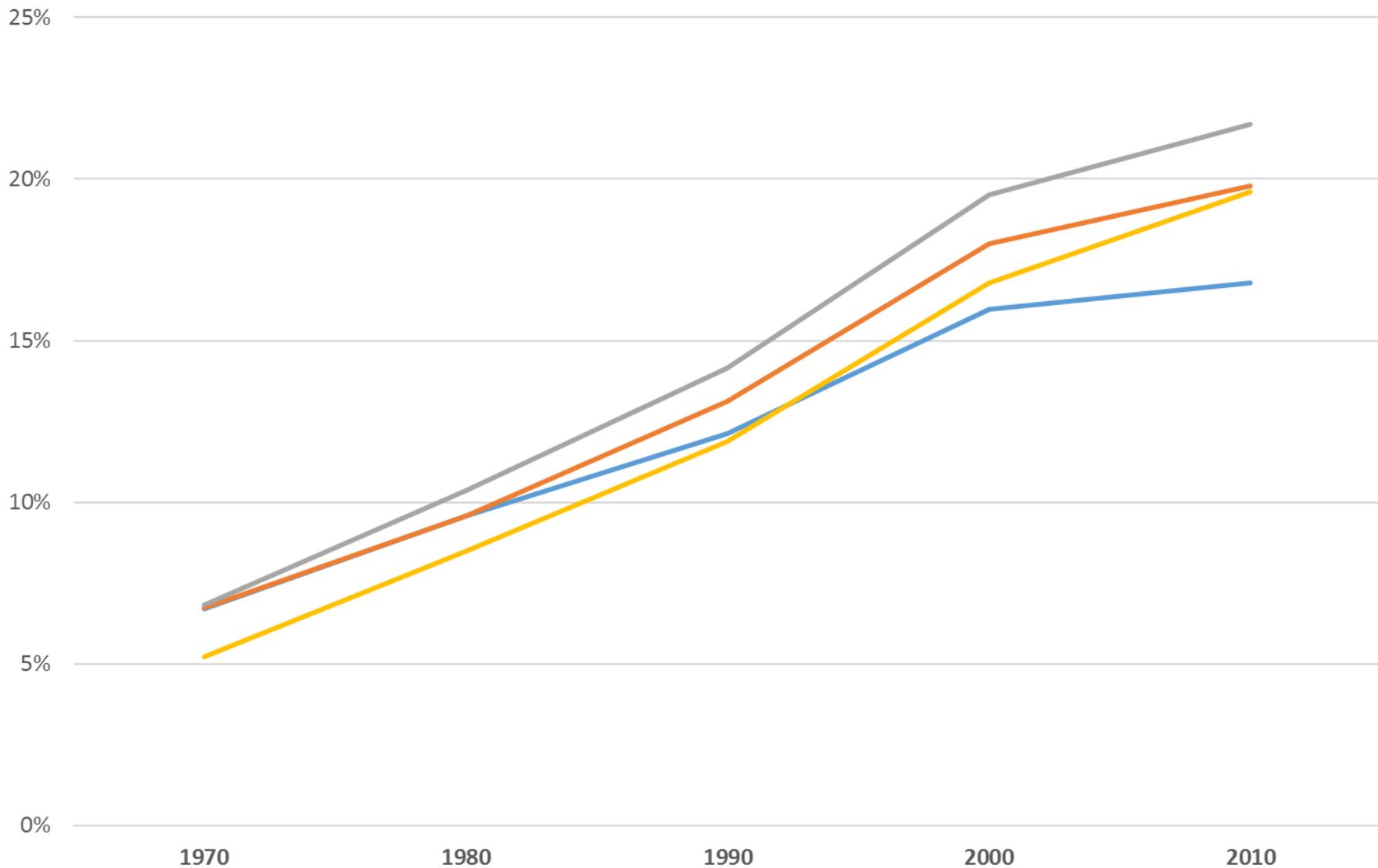


Percentage of Foreign Born Population in TADs



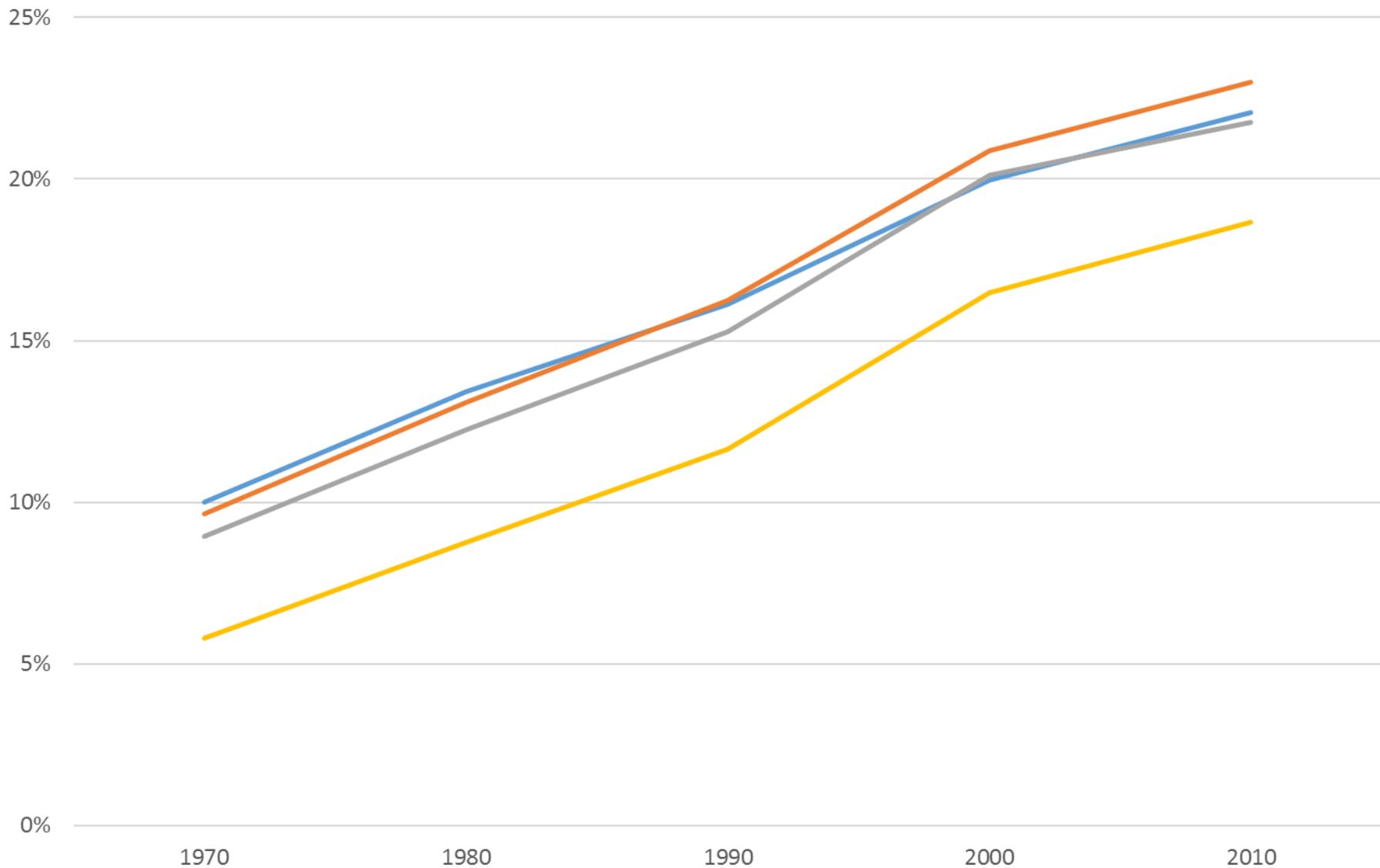
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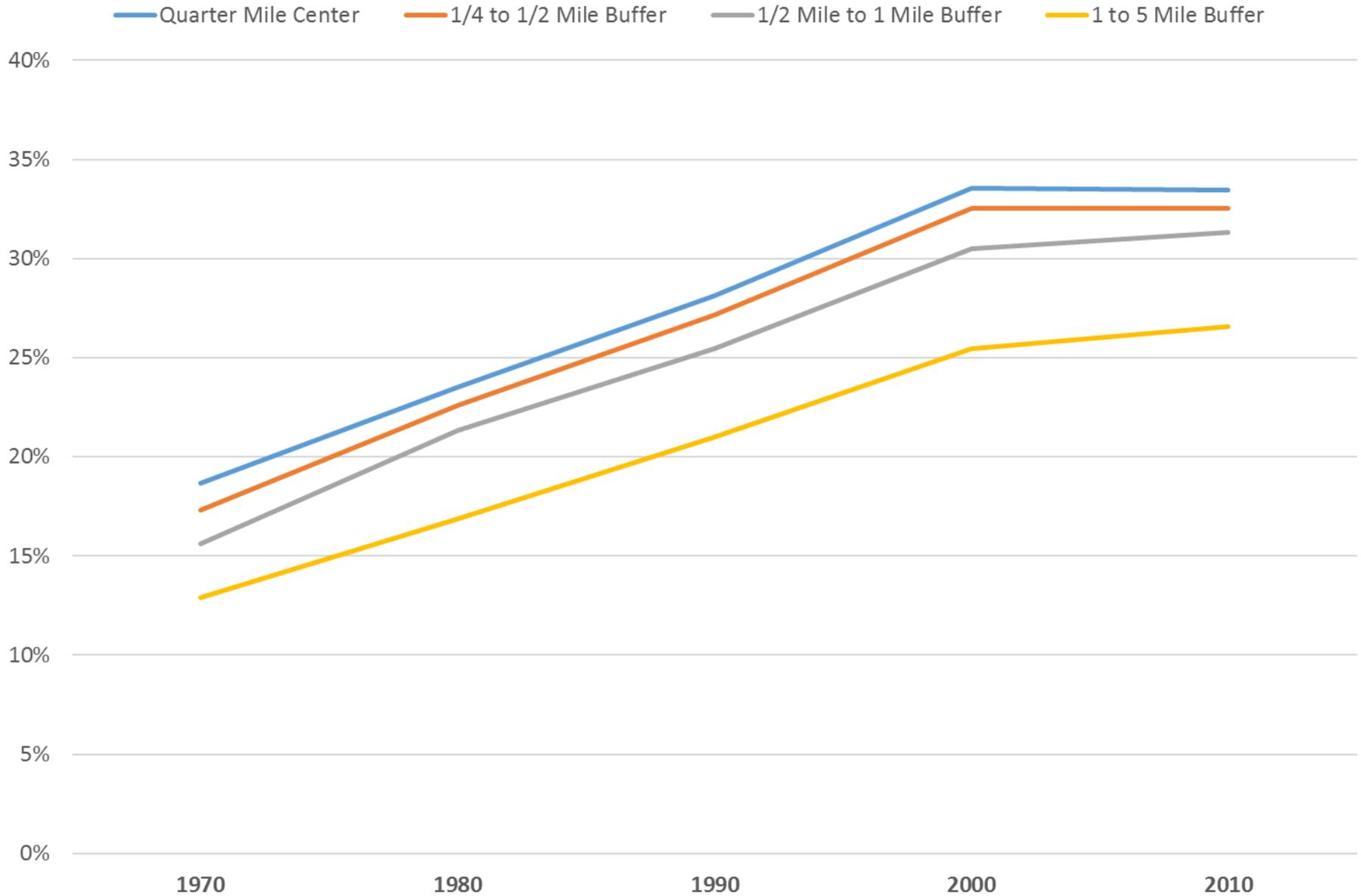


Percentage of Foreign Born Population in Hybrids

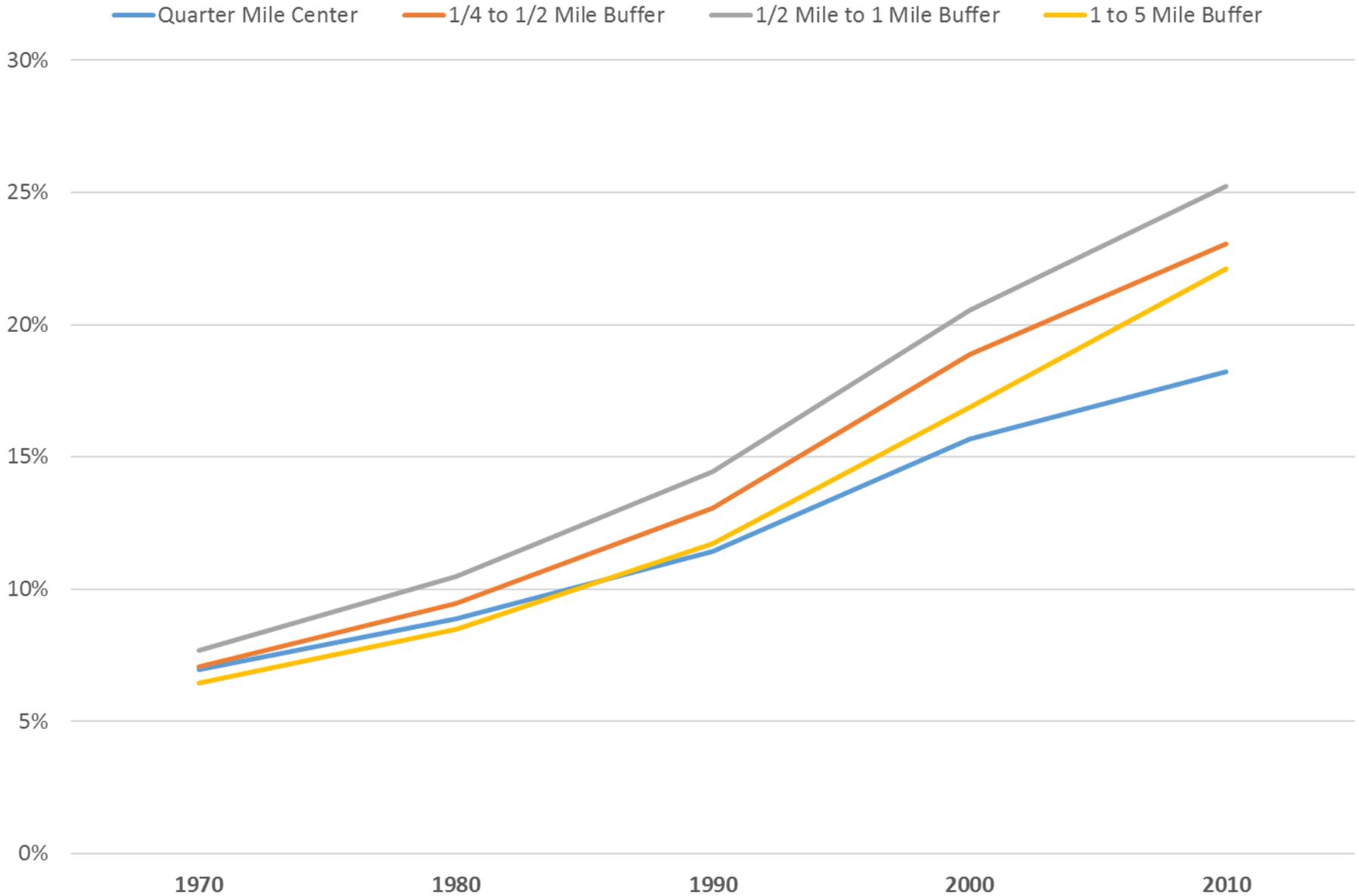
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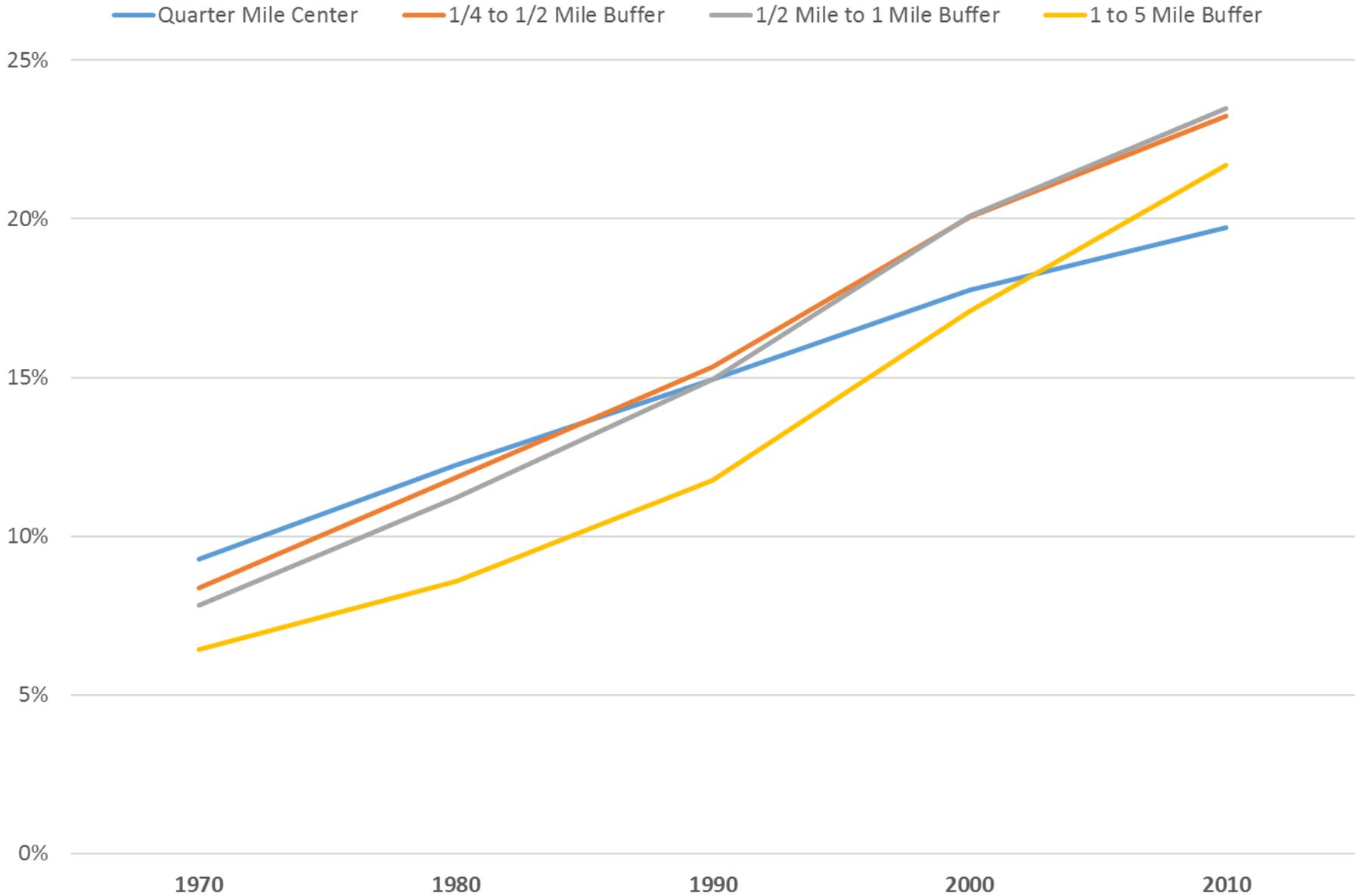
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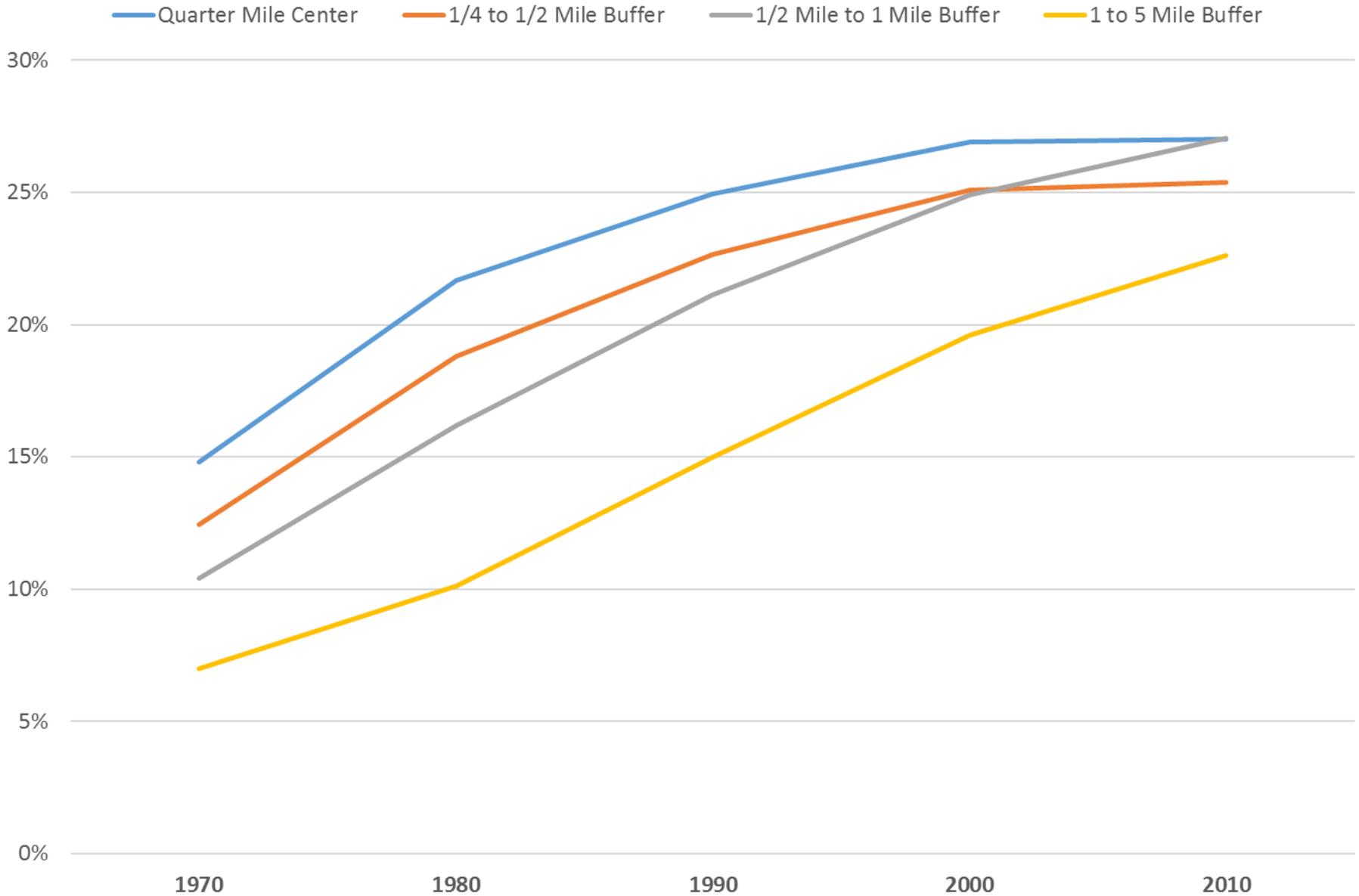
Percentage of Hispanic Population in TADs



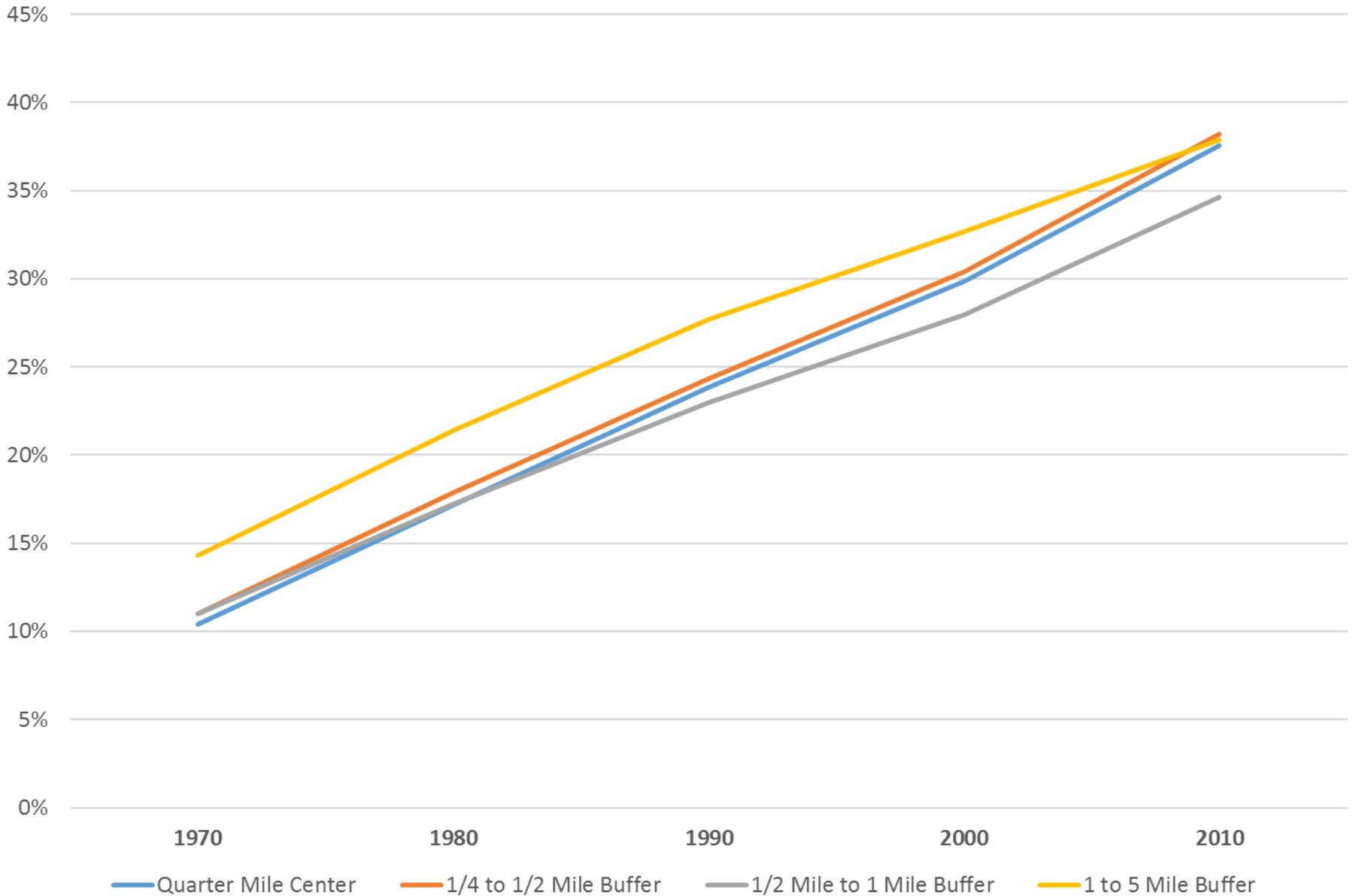
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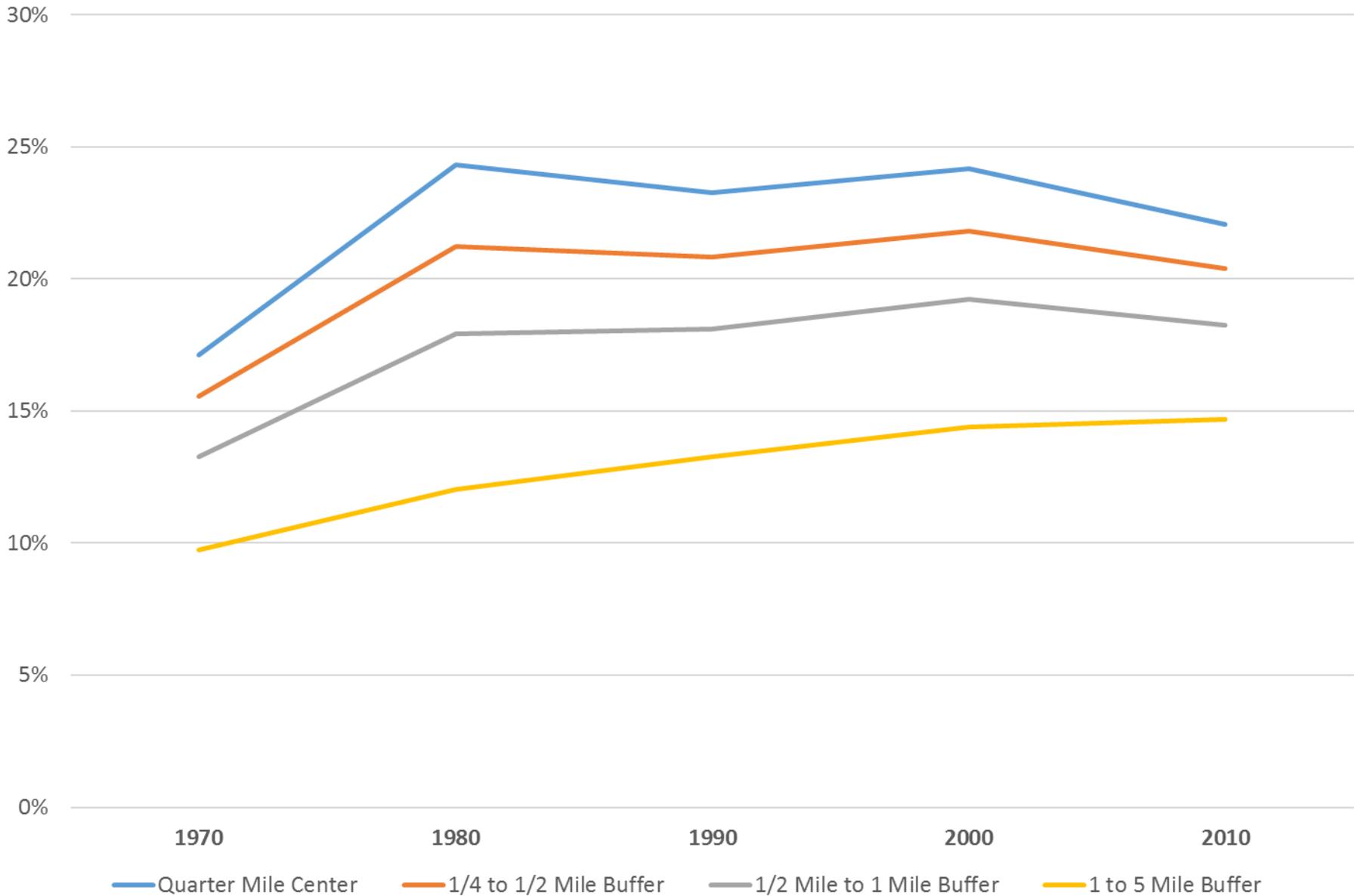
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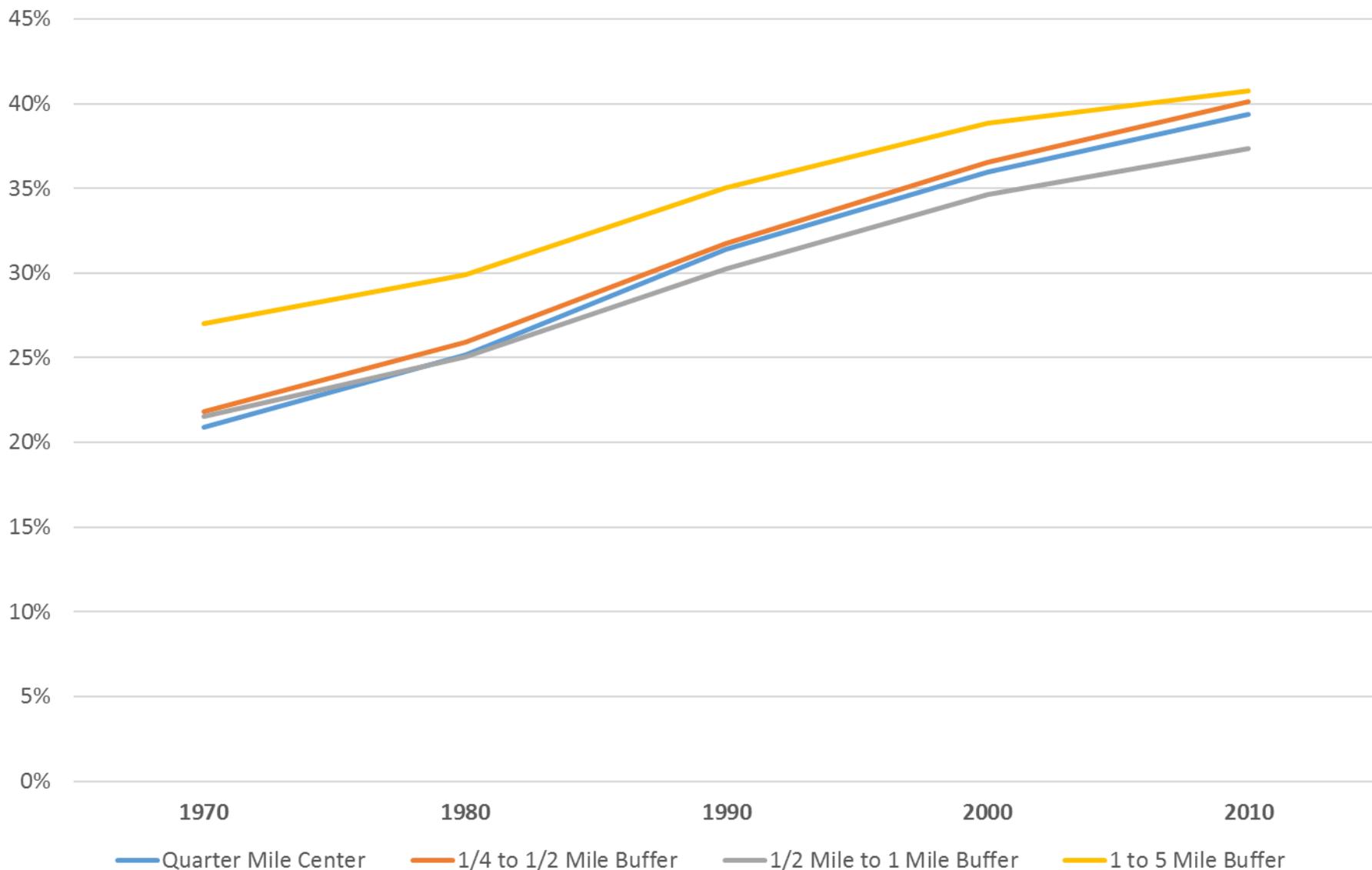
Percent of Persons 25+ with College Degree in TODs



Percent of Population Living in Poverty in TODs



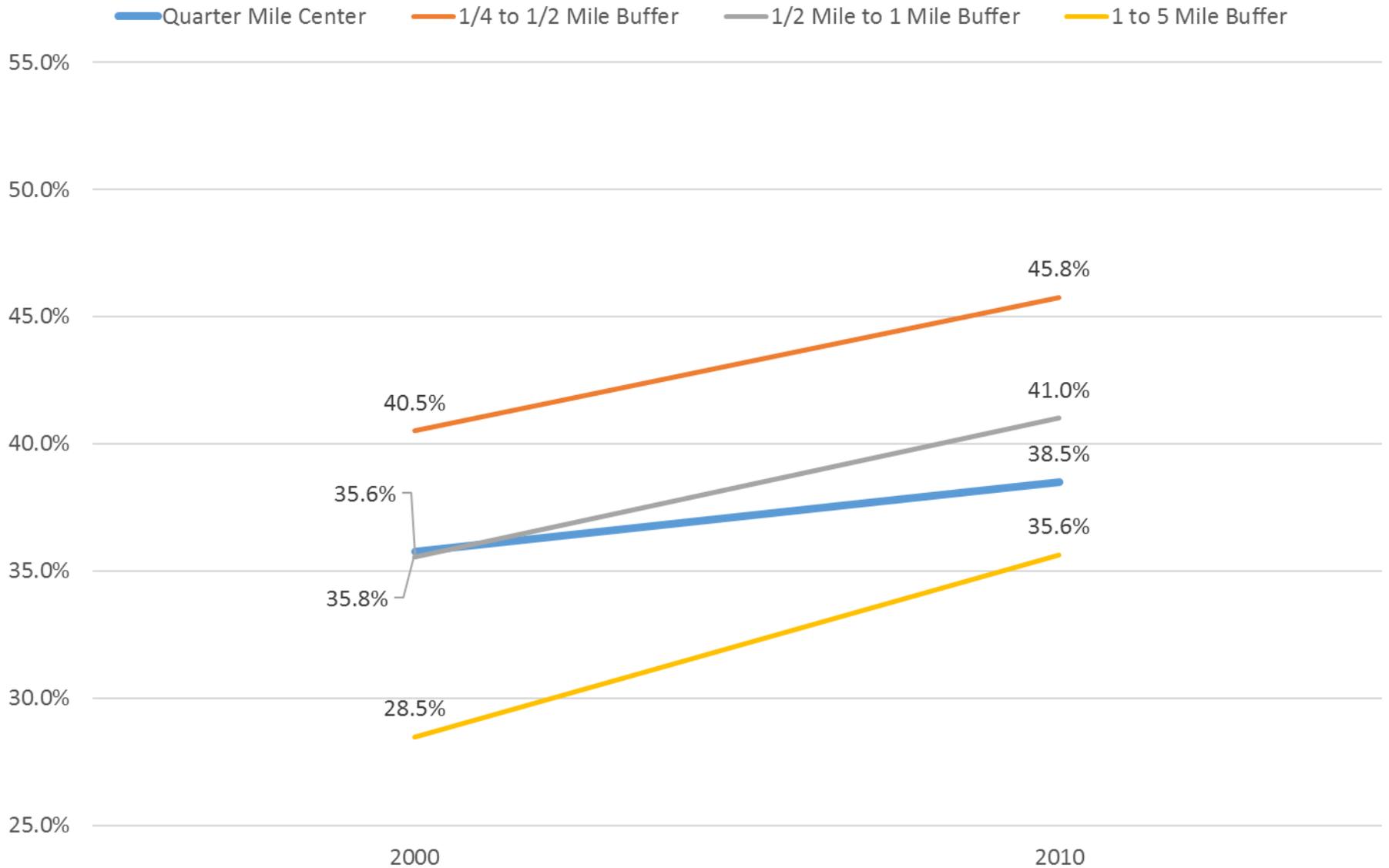
Percent of Persons 16+ Employed as Professionals, Technical, Executives, Managers and Administrators Living in TODs



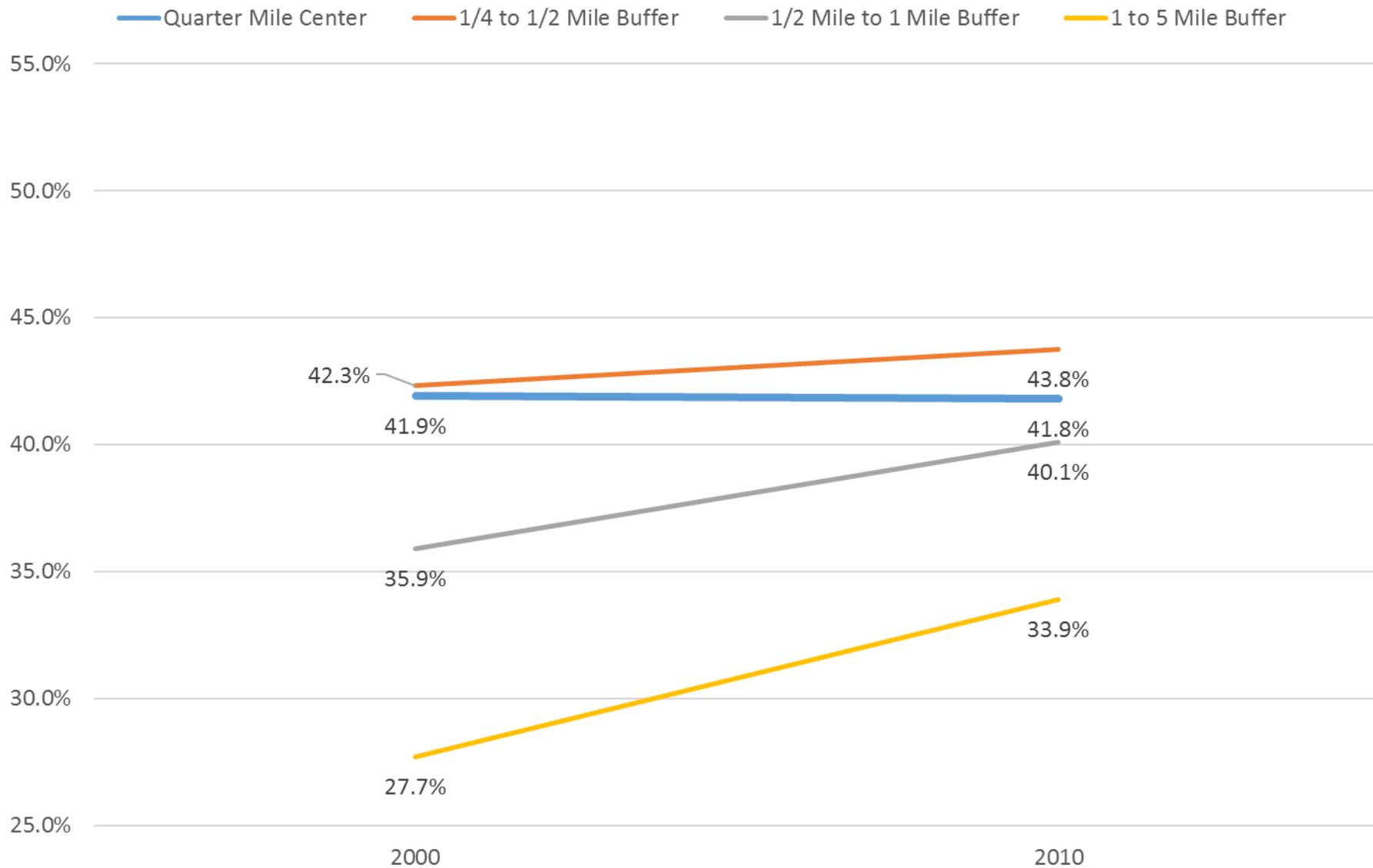
Top 25% Growing Tracts: 2000 - 2010



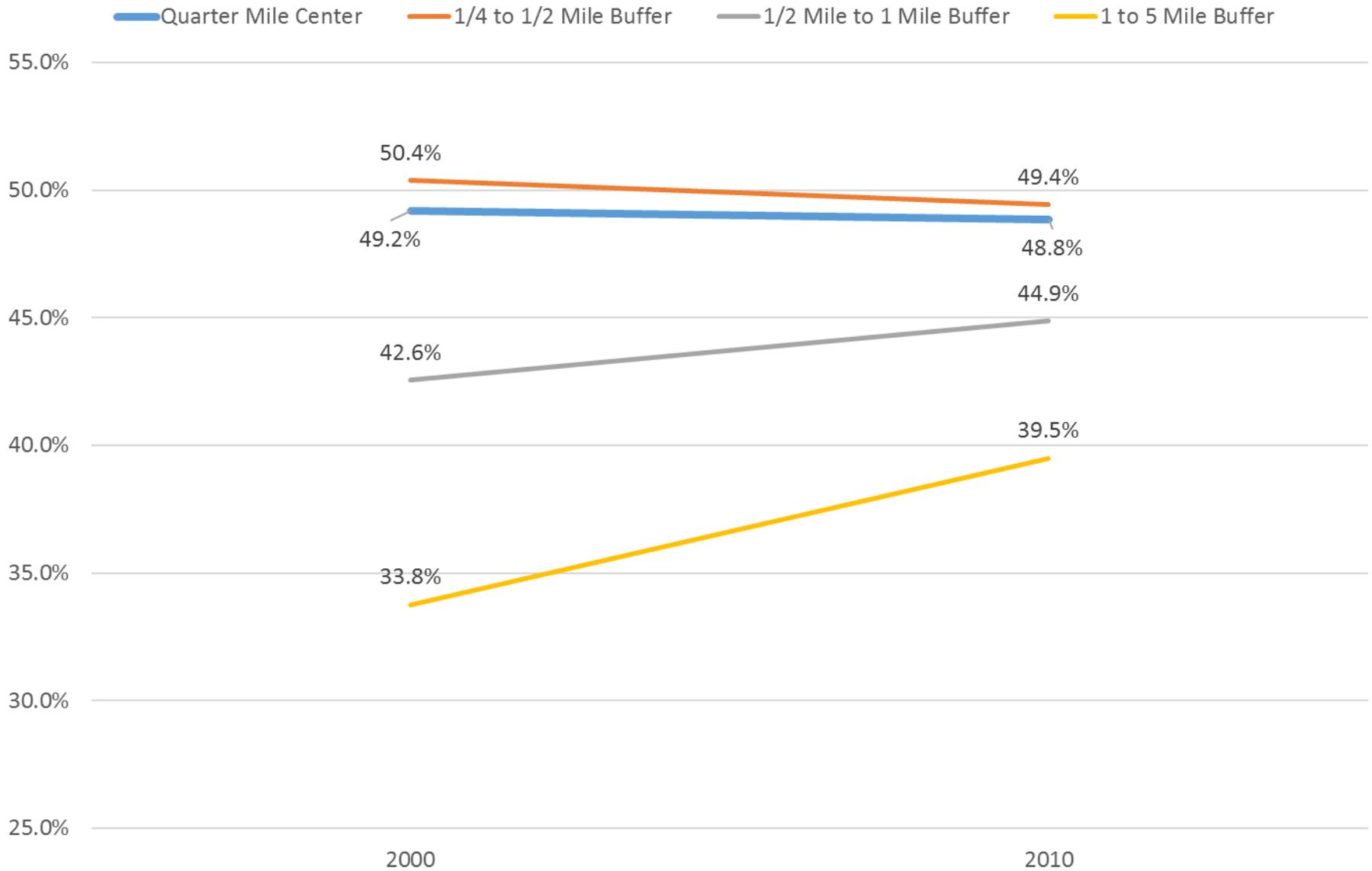
Top 25% of Growing Tracts: Trends in Share of Nonwhite Population in TADs



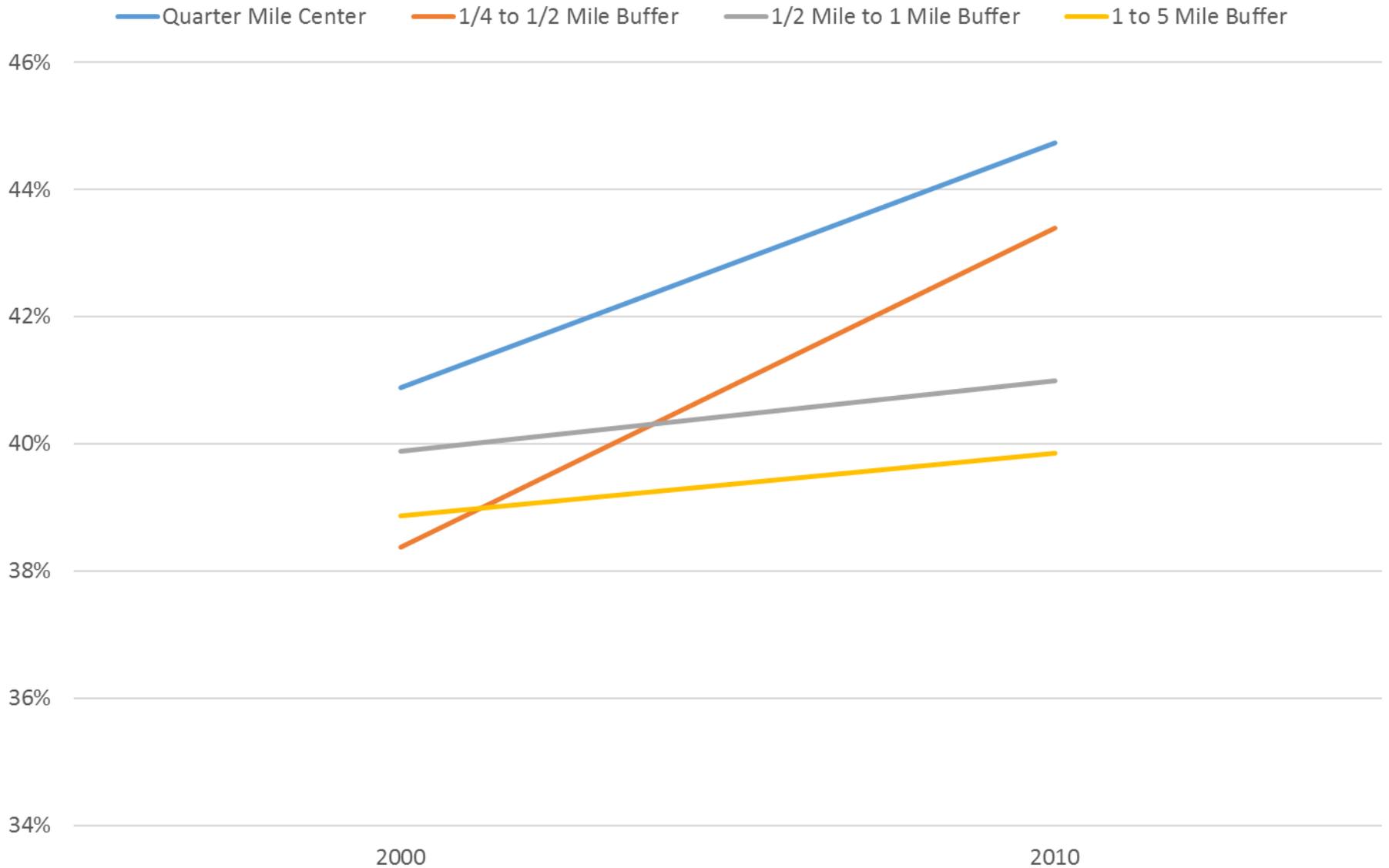
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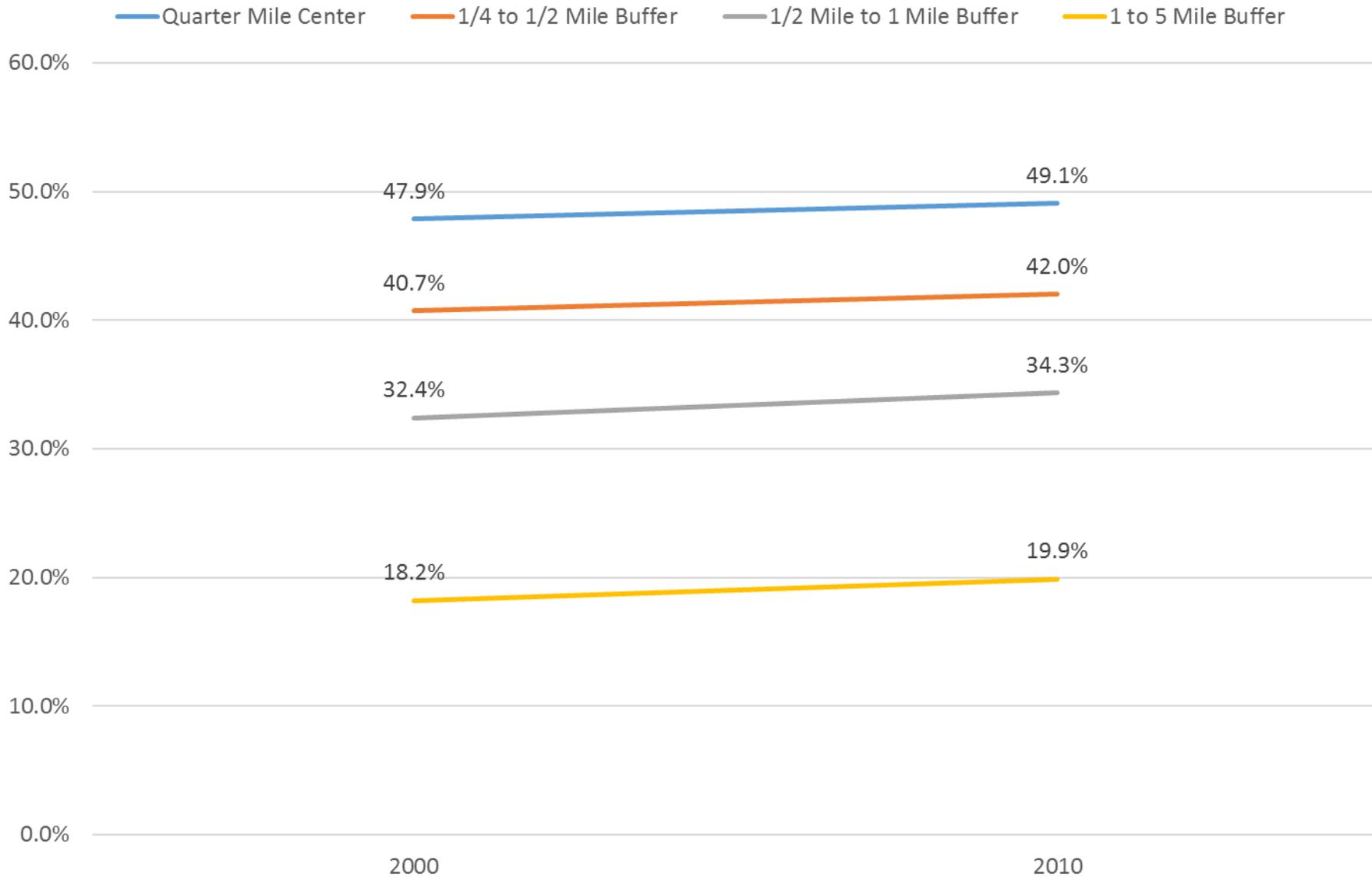
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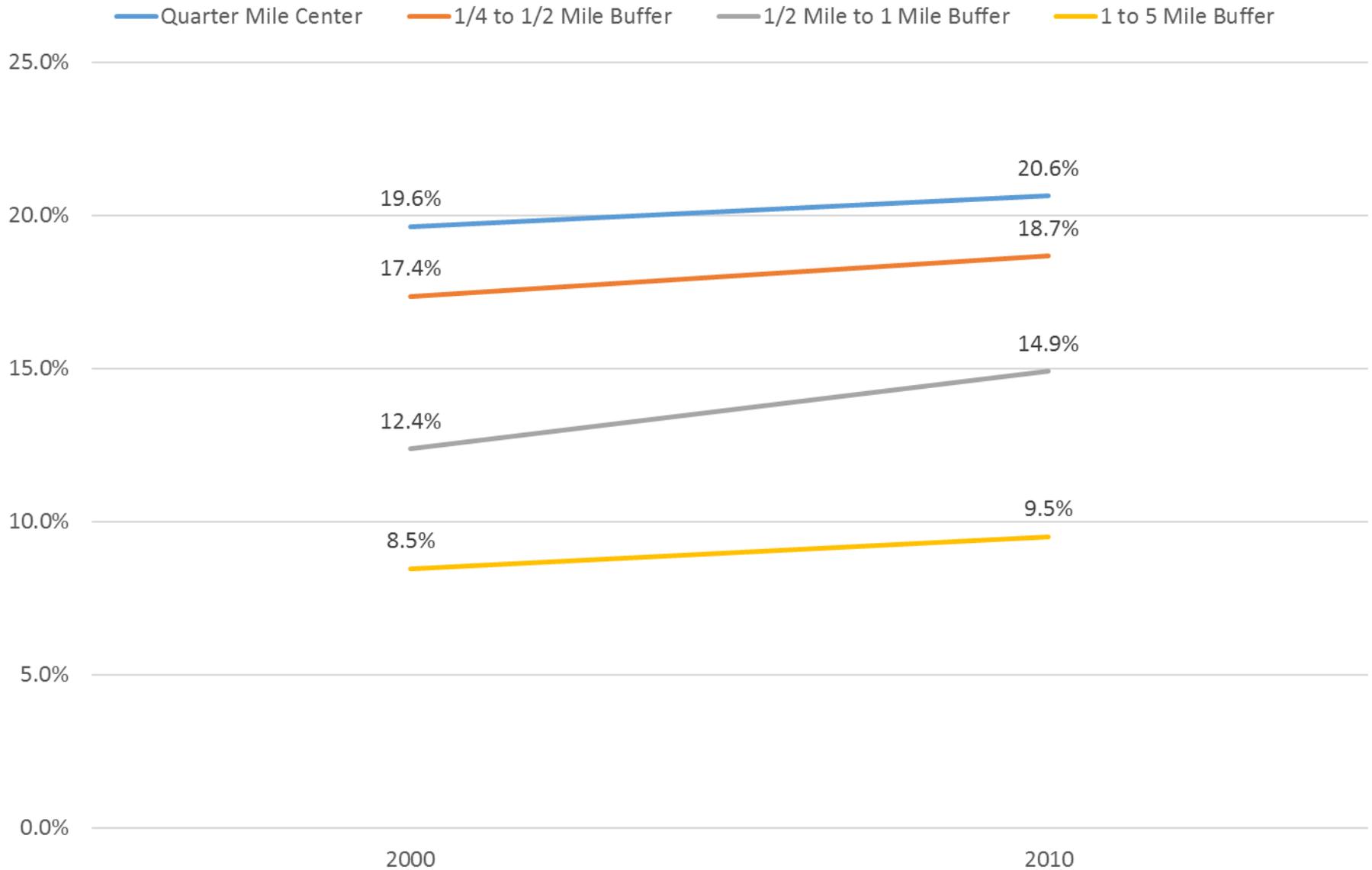
Top 25% of Growing Tracts: Trends in Share of Professionals in TODs



Top 25% of Growing Tracts: Trends in Transit Commuting in TODs



Top 25% of Growing Tracts: Trends in Walk and Other Commuting in TODs



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