NEW BERN AVENUE STATION AREA PLAN

KICKOFF MEETING

VIRTUAL PRESENTATION EVENT

JUNE 7th, 2021
6:00 - 7:30 PM
WELCOME

WELCOME TO THE NEW BERN STATION AREA PLAN KICKOFF MEETING

Tell us where you’re from tonight (Type it in the chat box)

BEFORE WE BEGIN...

If you have a question in the middle of the presentation, type it in the Chat box, and we’ll address it at the next breaking point.

1. Click “Reactions” in the bottom toolbar
2. Click “Raise Hand” in the pop-up menu
3. Click “Unmute” when prompted by the host
WHO WE ARE
CITY STAFF TEAM

OVERALL CORRIDOR, PEDESTRIAN SAFETY AND WALKABILITY, HOUSING AFFORDABILITY

JASON HARDIN
SENIOR PLANNER PLANNING AND DEVELOPMENT
RALEIGH

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SENIOR PLANNER PLANNING AND DEVELOPMENT
RALEIGH

EASTERN STATIONS

JOHN ANAGNOST
SENIOR PLANNER PLANNING AND DEVELOPMENT
RALEIGH

MIDDLE STATIONS

MATTHEW KLEM
SENIOR PLANNER PLANNING AND DEVELOPMENT
RALEIGH

WESTERN STATIONS

IRA MABEL
SENIOR PLANNER PLANNING AND DEVELOPMENT
RALEIGH

WAKEMED AREA

CARMEN KUAN
PLANNER PLANNING AND DEVELOPMENT
RALEIGH
THE CORE PROJECT TEAM

CRAIG LEWIS
FAICP, LEED AP, CNU-A
STANTEC
CHARLOTTE

CRAIG D. SKLENAR
AICP
STANTEC
MONTREAL

TIMOTHY TRESHOLAVY
AICP
STANTEC
RALEIGH

RHONDA BELL
ENV SP
STANTEC
DENVER

SIMONE ROBINSON
PUBLIC PARTICIPATION PARTNERS
RALEIGH

ROBERTA MK FOX
AIA, ASLA
CATALYST DESIGN
RALEIGH

HR&A ADVISORS
RALEIGH

NEIGHBORING CONCEPTS
CHARLOTTE

I/I STUDIO
PITTSBURGH

JDAVIS ARCHITECTS
RALEIGH

ALTA PLANNING + DESIGN
DURHAM

ZANETTA ILLUSTRATION
DURHAM
WHY ARE WE HERE?
What is ‘bus rapid transit’ (BRT)?

- Dedicated Right-of-Way
- Specialized Vehicles
- Off-board Fare Collection
- Enhanced Stations
- Platform-level boarding

Bus rapid transit (BRT) is coming to New Bern Avenue

Access to Opportunity + Creation of Vibrant Places + Reduce Carbon Emissions

Source: Institute for Transportation & Development Policy (ITDP) and the ETOD Guidebook (City of Raleigh)
New Bern Avenue BRT corridor is one of the areas with the largest potential for new housing, including affordable housing options, and employment.

A Transit Oriented Community (TOC) approach brings opportunities for infrastructure, community and development investments in areas around stations.
NEW BERN BRT UPDATE
WAKE BRT: NEW BERN AVENUE CORRIDOR

+ Approximately 5.1 miles
+ 10 BRT stations
+ 3.3 miles of dedicated transit lanes
+ Transit Signal Priority (TSP) at signalized intersections

Source: ETOD Guidebook (City of Raleigh)
NEW BERN AVENUE BRT GUIDEWAY

RIGHT BUSINESS ACCESS & TRANSIT LANE (RBAT)

MIXED TRAFFIC

MEDIAN RUNNING TRANSITWAY
**NEW BERN AVE BRT TIMELINE**

- **April 2021**: 60% Design (Complete)
- **December 2021**: Final Design and Right of Way
- **2022**: Construction Begins:
  - Utility Relocations
  - Converting Median to Dedicated Bus Lanes
  - Station Construction
  - Multi Use Bicycle and Pedestrian Path
  - Traffic Signals and Signage
  - Water and Sewer Main Upgrades
- **2024**: BRT Services Begin along the New Bern Corridor

**Next Steps:**
- Begin Right of Way and Easement Acquisition Process
- Parking Restrictions and Lane Changes

*Note: The timeline includes key milestones and phases of development for the BRT project along New Bern Avenue.*
EDAT SUMMARY
EQUITABLE DEVELOPMENT AROUND TRANSIT (EDAT)

+ Grow more around transit

+ Ensure benefits are shared equitably, with an emphasis on providing deeply affordable housing

Source: ETOD Guidebook (City of Raleigh)
TRANSIT ORIENTED DEVELOPMENT (TOD) OVERLAY

+ Applied to existing zoning districts providing additional standards or flexibility
+ Designed to create compact, walkable developments
+ Include affordable housing around the station areas

BASE ZONING SCENARIO
Allows up to three stories development

TOD OVERLAY SCENARIO
Allows additional height in return for providing affordable units

Source: ETOD Guidebook (City of Raleigh)
PROJECT OVERVIEW
WHAT IS THIS PROJECT ABOUT?

PROJECT GOALS

- Implement the Equitable Transit-Oriented Development (ETOD) Process
- Public Outreach that Builds Trust
- Regulatory Changes (City-Initiated Zoning Amendments)
- Affordable Housing Investments
- Capital Projects for Station Area Safety
- Urban Design Interventions
WHAT WILL THIS PROJECT EXPLORE?

+ Land use types
+ Address housing affordability
+ Increasing pedestrian safety
+ Recognizing history and culture
+ Recommendations for city investments

LAND USE AND DEVELOPMENT

HOUSING AND AFFORDABILITY

PEDESTRIAN AND BICYCLIST SAFETY
LAND USE AND DEVELOPMENT

**ANALYSIS**
- Assess short-term and long-term demand for land use
- Identify needed zoning changes
- Analyze market factors

**RECOMMENDATIONS**
- Create a future land use map
- Summarize issues and opportunities

Aligned with the EDAT and TOD overlay ongoing efforts
HOUSING AND AFFORDABILITY

ANALYSIS

EXAMINE EXISTING HOUSING GAPS AND SURPLUS

ANALYZE AFFORDABLE HOUSING BETWEEN DIFFERENT DEMOGRAPHICS

IDENTIFY AREAS TO HELP HOUSING AND MITIGATE DISPLACEMENT
PEDESTRIAN AND BICYCLIST SAFETY

GOAL OF VISION ZERO: ELIMINATING TRANSPORTATION FATALITIES AND LIFE-CHANGING INJURIES

IDENTIFY AREAS OF TRAFFIC AND MOBILITY CONCERN

IDENTIFY KEY PEDESTRIAN AND BICYCLIST ROUTES AND NEEDS
PROJECT SCHEDULE
**PROJECT SCHEDULE**

- **SPRING 2021**
  - Project Kickoff
  - Resident Interviews
  - Development of the Story of New Bern

- **SUMMER 2021**
  - Establishing Community Connections

- **SEPTEMBER 2021**
  - Planning and Design Workshop/Charrettes

- **FALL 2021**
  - Corridor-Wide Conclusion Events
  - Draft New Bern Avenue Station Area Plan

- **WINTER 2022**
  - Winter 2022

- **SPRING 2022**
  - Walk/Biking Workshops
  - Affordable Housing Summit
  - Vision Zero Summit

- **WINTER 2022**
  - Final New Bern Avenue Station Area Plan Presentation to City Council
NEXT STEPS
HOW TO STAY ENGAGED

**TODAY**
- Fill out our survey

**TODAY**
- Visit our website to stay up to date

**ONGOING**
- Help us tell the Story of New Bern Avenue

**SEPTEMBER**
- Planning Workshops

**UPCOMING**
- Walk/Biking Workshops
Q&A SESSION
THANK YOU!

SIGN UP FOR PROJECT EMAILS ON THE WEBSITE!
https://raleighnc.gov/station-area-plan-new-bern

STAFF CONTACT:
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STATION AREA PLANS THAT WORK FOR THE COMMUNITY

NEW BERN CORRIDOR WEST

TOTAL POPULATION: 11 K
- White: 7%
- Black: 30%
- Hispanic: 60%

NEW BERN CORRIDOR MIDDLE

TOTAL POPULATION: 4 K
- White: 12%
- Black: 52%
- Hispanic: 33%

NEW BERN CORRIDOR EAST

TOTAL POPULATION: 1 K
- White: 21%
- Black: 28%
- Hispanic: 41%

NEW BERN AVE CORRIDOR

TOWARDS DOWNTOWN RALEIGH
TOWARDS NEW HOPE RD
WHAT THIS PROJECT DOES NOT COVER

**BRT STATION DESIGN OR ALIGNMENT**
- Cannot change BRT station locations
- Cannot bring any specific businesses or homes to the community
- Can work with North Carolina Department of Transportation (NCDOT) on state maintained roads, but don’t control

**DEVELOPMENT CURRENTLY UNDERWAY**
- Cannot promise specific developments
- Cannot bring any specific businesses or homes to the community
- Cannot directly affect Wake County Public School System (WCPSS) schools
EXISTING CONDITIONS
NEW BERN CORRIDOR VS CITY OF RALEIGH DATA

- **ONLY 23%** of Households reach AMI
- Households within corridor that earn the Area Median Income (AMI)

- **3.6%** Pop. Growth (2013–2025)
- Rapidly increasing population growth

- **75%** Units in buildings older than 20 yrs
- Mainly single family and older multi-family neighborhoods

- 58% Renters
- Higher share of renters than homeowners

- **3.6%** Job Growth (2013–2025)
- Rapidly increasing employment growth

- **3%** Rent increase (per year) along corridor
- Rents along corridor are 20% below the City’s average rents since 2011