

## Boulder Transit Village: Master & Site Planning

### Project Description:

The Boulder Transit Village is a proposed transit oriented development that will combine a multi-modal regional bus/BRT transit station with housing and commercial uses at an 11-acre site at the northeast corner of Pearl and 30<sup>th</sup> Streets in the city of Boulder, Colorado. The city of Boulder and RTD have completed the land purchase and own the 11 acre-site. The Boulder Transit Village will be built in phases and will accommodate current and future local and regional buses, bus rapid transit, a park 'n ride facility, pedestrian and bicycle network connections, 200-300 or more affordable and market rate residential housing units, supportive commercial uses and connections to a commuter rail station located just north of the site. The project goal is to provide a fifty percent mix of affordable and market rate housing with a mix of ownership and rental product options.

The Boulder Transit Village is a partnership between the Regional Transportation District (RTD), the regional mass transit operator based in Denver, Colorado and the City of Boulder. The Boulder Transit Village is a top work priority for the City of Boulder and addresses all of Council's top four goals to provide affordable housing, transportation, environmental and economic sustainability.

### Project Participants:

The City of Boulder Housing, Planning, Transportation Departments and the Regional Transportation District (RTD). Development will be provided by a public/private partnership in conjunction with the City of Boulder and RTD.

### Project Status and Timeline:

- Site Selection, conceptual design and land acquisition are completed.
- Conduct Area Plan: neighborhood ½ mile surrounding city/RTD-owned TOD site, plan adoption: Summer, 2007
- ~~=>Issue RFP for Master Planning and Design Services: Summer 2007<==~~
- Develop Master Plan for the 11 acre TOD site and develop site plan, including transit bus station design: 2007.
- Begin first phase construction: 2008.
- Future phases: Commuter Rail Station Facilities 2014

### Current Funding:

Funds for concept planning and land purchase were provided by the City of Boulder and RTD. Housing and commercial project elements will likely be financed by a future private developer and private/public partnership. RTD and the City have secured a Federal \$7.8 million grant to fund Master Planning, Site planning and design and construction of the transit station. Funding for the future RTD commuter rail transit facility is paid for by RTD FasTracks funds.

### For Further Information:

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