

Selection Criteria



Transit/Infrastructure

- Near Move Louisville priority project with high impact
- Near potential hinge point
- Near existing ridership nodes

Development Potential

- Sized to allow a mix of uses
- Site has development readiness to allow for Use/Service
- Value creation identified by stakeholders or community

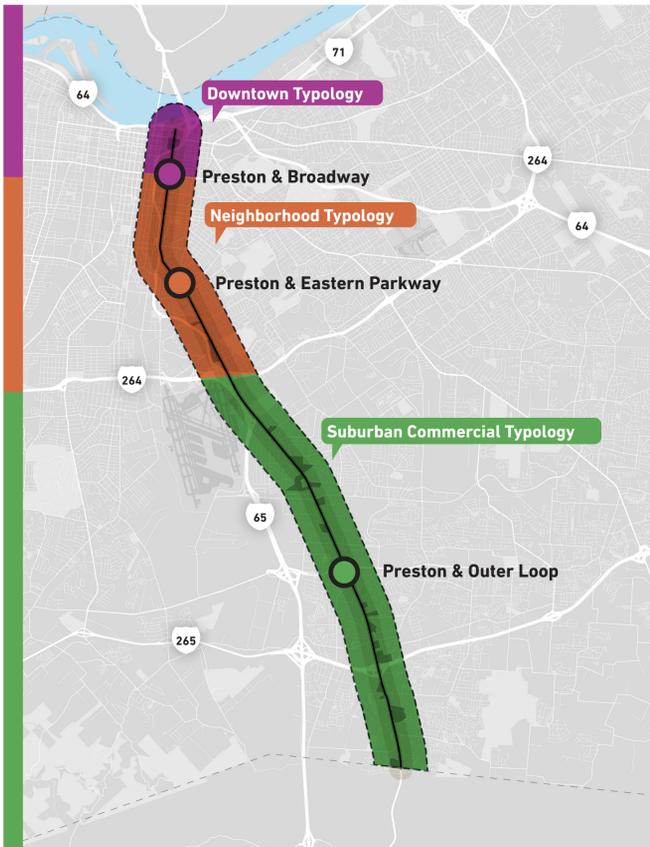
Areas of Need

- Located in vulnerable neighborhoods
- Within a park need area
- Located Near or accessible to employment centers

Leveraging Assets

- Connection + Co-Location with other investments
- Site is underutilized or under-performing market
- Publicly owned land or willing property owner

TOD Typologies



Suburban Commercial Typology

- Medium Density** (15 - 45 dwelling units per acre)
- Likely 1 to 5 Stories** with single-story decks, or screened surface lots.
- Mixed Use likely on primary streets** with residential nearby.
- Active ground level** uses on primary streets or green spaces.
- Community greens** are used as organizing elements.
- Master Planned phased development** to address fully leased or underutilized commercial.



Neighborhood Typology

- Medium to High Density** (45 - 55 dwelling units per acre)
- Likely 3 to 5 Stories** with structure parking garages, single-story decks, or screened surface lots.
- Mixed Use likely on primary streets** with residential or office nearby.
- Active ground level** uses on primary streets or green spaces.
- Community greens** or pocket parks integrated with new buildings.
- Adaptive re-use** of historic or underutilized buildings.

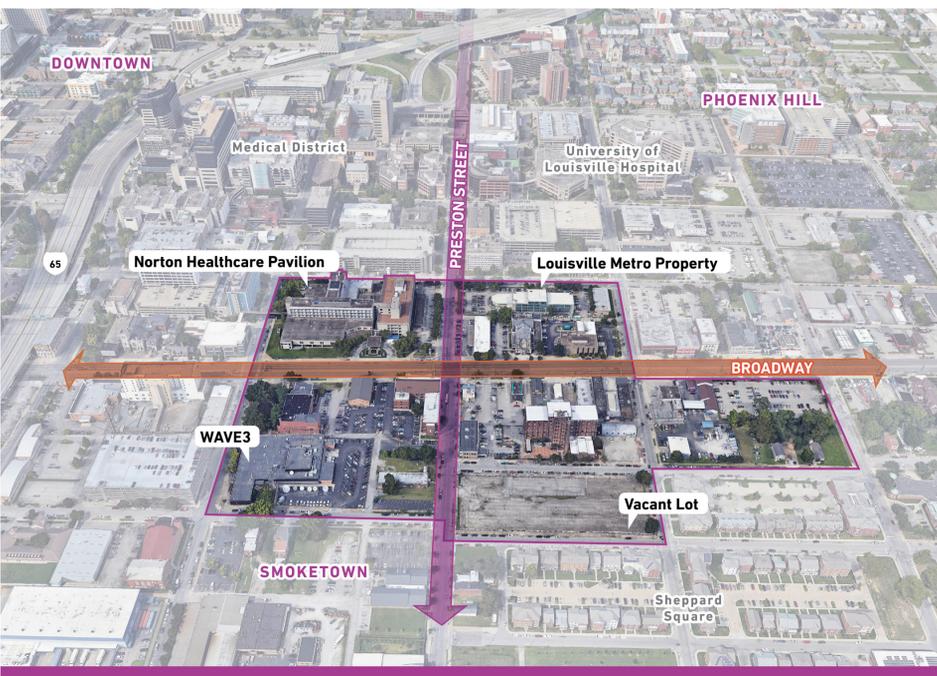


Downtown Typology

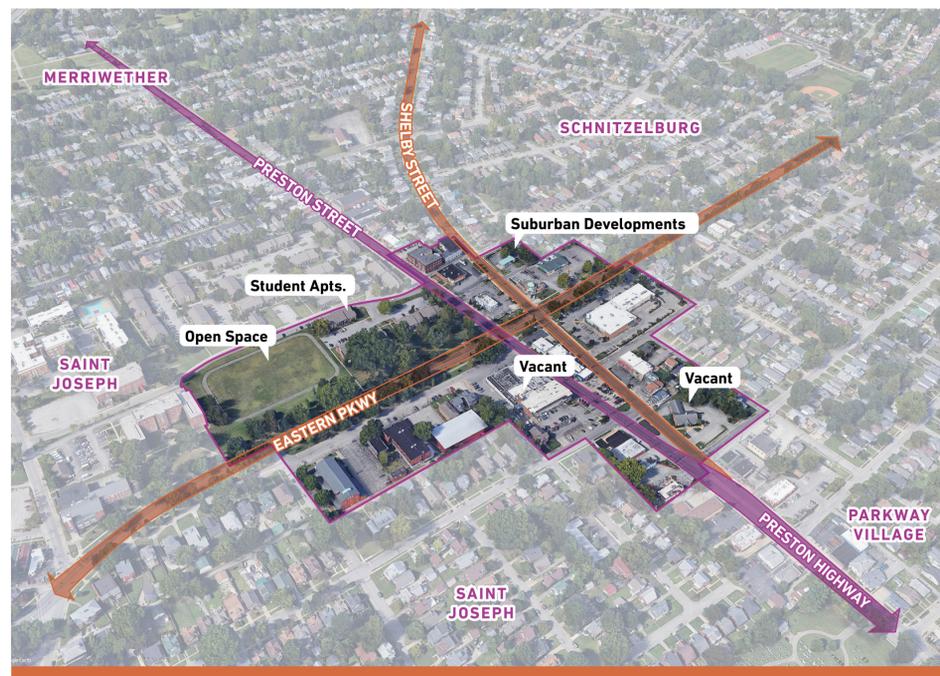
- High Density** (75+ dwelling units per acre)
- Likely 3 to 8 Stories** with structured garage parking.
- Mixed Use encouraged** with strong street presence.
- Active ground level** uses on primary and side streets.
- Small urban plazas** or pocket parks integrated with new buildings.
- Adaptive Re-use** of historic buildings.

Three Catalyst Sites to Envision Transit Oriented Development (TOD)

Site 1: Preston & Broadway (Downtown Typology)



Site 2: Preston & Eastern Parkway (Neighborhood Typology)



Site 3: Preston & Outer Loop (Suburban Commercial Typology)

