



Sustainable Communities Calculator

Status Presentation

April 10, 2013

Sprinkle Consulting

Presentation Topics

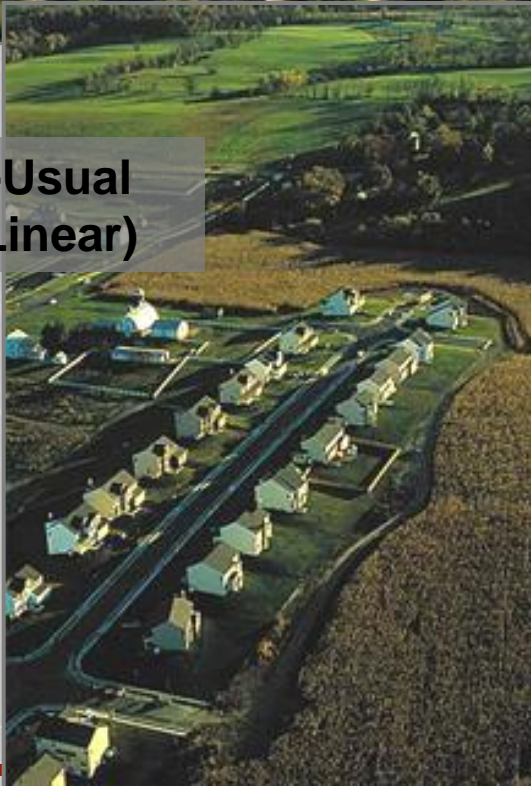
- 1. History & Background**
- 2. Phase II Calculator Development**
- 3. Significant Factors Affecting Costs**
- 4. Tool (Computational Engine) Preview**
- 5. Preliminary Examples**
- 6. Status – Finalizing Web Interface**

RMP Development Scenarios

**“Quality Growth Plus”
(Compact / Infill)**



**Business-as-Usual
(Scattered / Linear)**



**Quality Growth
(Contiguous / USA fringe)**



The Calculator's Role & Capability



Assist the selection of the preferred growth scenario through the calculation of associated costs to local governments

CRTPA Sustainable Communities Calculator v0.3

Capital Region Transportation Planning Agency
Tallahassee, FL MSA



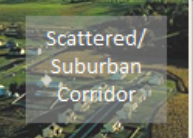
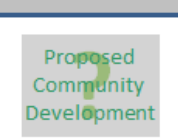
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Planned Development & Surrounding Infrastructure Characteristics

Characteristics of Proposed Development & Surrounding Area

Metro Area Typical

				
Generated Traffic's Avg. Trip Length (mi)...	5.4	8.8	11.2	8

Proposed Number of Residential Dwelling Units..... 100

Planned Internal (Development) Connectivity..... input

LEED ND Certification

Platinum Gold Silver Bronze None

Proposed Development's Land Use Mix:

% Residential	100
% Office	0
% Retail	0
% Industrial	0
% Institutional	0

Resulting External Trip Generation Rate (daily/unit)..... 9.57 trip ends

Population Density of Surrounding (2-mile radius) Area..... input people/m²

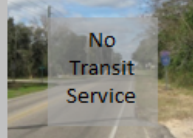
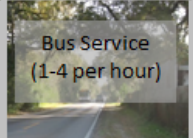

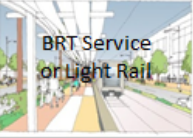
Average Household Income

Within Planned Development..... input

Within Surrounding Area..... input

"Livability" Infrastructure of Surrounding Area

Public Transit Service (select the quality of service provided to your development)

			
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Walking Infrastructure: Subarea Walking Conditions (via Pedestrian LOS) input

Bicycling Infrastructure: Subarea Bicycling Conditions (via Bicycle LOS) input

Americans with Disabilities Act (ADA) Infrastructure Compliance (% Network Coverage)..... input

Regional Roadway Network O&M Costs

(excluding costs for through facilities)

Cities	\$14,200,000
County	\$5,800,000
State	\$8,500,000
Total.....	\$28,500,000

Total Metro Area's Annual Vehicle Miles Traveled (excluding external VMT) 2,439,235,870

O&M Costs per VMT for Network \$0.0117

Costs of Development Location

Development Form/Location	Annual VMT	Network Maintenance per VMT	Annual Cost	35-yr Cost	Present Cost
Business as Usual (Scattered)	3,886,355	\$0.0117	\$45,408	\$1,589,284	\$975,693
Quality Growth (Contiguous)	3,053,565	\$0.0117	\$35,678	\$1,248,723	\$766,616
"Quality Growth Plus" (Compact/Infill)	1,873,778	\$0.0117	\$21,893	\$766,262	\$470,424

(P/A, 3%, 35)

Phase I Output



Fiscal Impacts

Capital Region Transportation Planning Agency

Municipalities' & Taxpayers' Fiscal Impacts & Comparative Costs

O&M Costs by Development Type & Location



<i>Impact to Affected Jurisdictions' Roadway Network Operating & Maintenance Costs</i>				
Annual	\$21,893	\$35,678	\$45,408	\$32,434
35-year Total	\$766,262	\$1,248,723	\$1,589,284	\$1,135,203
Present Costs	\$470,424	\$766,617	\$975,694	\$696,925
 <i>Impact to Public Schools' Student Bus Transportation Costs</i>				
Annual	\$3,135	\$5,109	\$6,503	\$4,645
35-year Total	\$109,736	\$178,830	\$227,602	\$162,573
Present Costs	\$67,369	\$109,787	\$139,729	\$99,807
 <i>Impact to Other Public Infrastructure and O&M Costs</i> <i>(e.g., Public Safety, Wastewater, Fire/Rescue, Water, Parks, Solid Waste)</i>				
Annual	\$19,704	\$32,110	\$40,867	\$29,191
35-year Total	\$689,636	\$1,123,851	\$1,430,356	\$1,021,683
Present Costs	\$423,382	\$689,955	\$878,125	\$627,232
 Total O&M Costs (Roads, School Transportation, and Other Public Infrastructure)				
Annual	\$44,732	\$72,897	\$92,778	\$66,270
35-year Total	\$1,565,634	\$2,551,404	\$3,247,242	\$2,319,458
Present Costs	\$961,175	\$1,566,360	\$1,993,549	\$1,423,963



Active Transportation Planners & Engineers

RMP Implementation Tools

- Build Quality School Communities in the Population Growth Nodes
- Focus Civic Activity and Services Investment into the Quality Growth Node
- Foster Aggregation of Parcels and Common Infrastructure
- Recruit Essential Private Sector Components of Life Long Communities
- Hyper-streamline (re-)Development Approvals in the Quality Growth Nodes
- **Employ Long-Term Benefit-Cost Assessment for Development Decisions**
- **Employ Simple, Clear Mobility Fee-type Approach**

Presentation Topics

1. History & Background
2. Calculator Phase II Development
3. Significant Factors Affecting Costs
4. Tool (Computational Engine) Preview
5. Preliminary Examples
6. Status – Finalizing Web Interface

- **Location of Development**
- **Nature of Development**
- **Land Use Mix of Development**
- **Internal Characteristics of Development**
- **Development's Integration with Transit**
- **Development's Active Transportation Accommodation**

- **Enable Leadership to Guide Development into Nodal Focus Areas**
- **Plan Transportation System**
- **Evaluate Development Requests**
- **Shape the Character of Growth**

The Sustainable Communities Calculator:

“Bringing reliable studies, methods,
and equations to your fingertips”

Presentation Topics

1. History & Background
2. Phase II Calculator Development
- 3. Significant Factors Affecting Costs**
4. Tool (Computational Engine) Preview
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Factors Affecting Development Costs

- **Destination (access to jobs)**
- **Design (street network characteristics)**
- **Diversity (land use mix – entropy index)**
- **Density (residential)**
- **Distance to Transit Service**

Source: Ewing and Cervero, 2010 (Federal Highway Administration metastudy)

Presentation Topics

1. History & Background
2. Phase II Calculator Development
3. Significant Factors Affecting Costs
4. **Tool (Computational Engine) Preview**
5. Preliminary Examples
6. Status – Finalizing Web Interface

Development Setting & Pattern



CRTPA Sustainable Communities Ca
 Capital Region Transportation Planning
 Tallahassee, FL MSA

Development Name:

Planned Development & Surrounding Infrastructure Char

Characteristics of Proposed Development & Surrounding Area

Metro Area Typicals



Existing Development Setting	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Proposed Development Pattern	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Generated Traffic Avg. Trip Length	3.6	5.4	5.9	7.3	9,550,000
Proposed Number of Residential Dwelling Units					500
Proposed Development Size (acres)	% Single Fam <input checked="" type="checkbox"/>		% Multi Fam <input type="checkbox"/>		64
VMT per Household per Year (from CNT website)					19,100
Proposed Development Location					Tallahassee
Proposed Development's Land Use Mix (Area):					
% Residential Area					100
% other Developed Area					0
% open space					40
Existing Fuel Costs	<input type="text" value="\$3.60"/> \$/gallon				
Resulting External Trip Generation Rate (daily)					9.53 trip ends reserved
Population Density of Surrounding (2-mile radius) Area					

Development Setting & Pattern



CRTPA Sustainable Communities Ca
 Capital Region Transportation Planning Agency
 Tallahassee, FL MSA

Development Name:

Planned Development & Surrounding Infrastructure Characteristics

Characteristics of Proposed Development & Surrounding Area

Metro Area Typicals



	Heavy CBD	Multi Modal District	Scattered/Suburban Corridor	Rural
Existing Development Setting	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Proposed Development Pattern	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Generated Traffic Avg. Trip Length	3.6	5.4	5.9	7.3

Proposed Number of Residential Dwelling Units 500

Proposed Development Size (acres) 64

VMT per Household per Year [\(from CNT website\)](#) 19,100

Proposed Development Location Tallahassee

Proposed Development's Land Use Mix (Area):

- % Residential Area 100
- % other Developed Area 0
- % open space 40

Existing Fuel Costs \$3.60 /gallon

Resulting External Trip Generation Rate (daily) 9.53 trip ends reserved

Population Density of Surrounding (2-mile radius) Area



Development Setting & Pattern



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 Tallahassee, FL MSA

Development Name:

Planned Development & Surrounding Infrastructure Char

Characteristics of Proposed Development & Surrounding Area

Metro Area Typicals



Existing Development Setting	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
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Generated Traffic Avg. Trip Length	3.6	5.4	5.9	7.3	5.5 9,550,000
Proposed Number of Residential Dwelling Units				500
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Existing Fuel Costs	\$3.60 \$/gallon				
Resulting External Trip Generation Rate (daily)				9.53 trip ends reserved
Population Density of Surrounding (2-mile radius) Area				



Outputs - Regional Economy Tab

Sustainable Communities Calculator v0.3

Regional Economy

Capital Region Transportation Planning Agency

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Effects on the Regional Economy

Comparative Costs



Comparative Benefits



Lost Disposable Income

	Compact (Infill)	Configured Urban Service Area Fringe	Scattered/Suburban Corridor	Rural	Proposed Community Development
Commute Time Costs					
Annual	\$866,115	\$3,587,416	\$5,781,635	\$5,781,635	\$3,235,907
10-Year Total	\$8,661,151	\$35,874,161	\$57,816,345	\$57,816,345	\$32,359,072
Auto Ownership Costs					
Annual	\$2,522,775	\$10,449,239	\$16,840,444	\$16,840,444	\$15,185,605
10-Year Total	\$25,227,749	\$104,492,390	\$168,404,444	\$168,404,444	\$151,856,048
Auto Operations & Maintenance Costs					
Annual	\$1,748,533	\$7,242,357	\$11,672,096	\$11,672,096	\$10,525,128
10-Year Total	\$17,485,329	\$72,423,575	\$116,720,958	\$116,720,958	\$105,251,280
Health Care Costs					
Annual	\$751,005	\$3,207,878	\$4,339,587	\$4,339,587	\$171,521
10-Year Total	\$7,510,046	\$32,078,783	\$43,395,867	\$43,395,867	\$1,715,214
Total					
10-Year Total	\$5,888,428	\$24,486,891	\$38,633,761	\$38,633,761	\$29,118,161
	\$58,884,275	\$244,868,908	\$386,337,614	\$386,337,614	\$291,181,613

Gained Disposable Income

	Compact (Infill)	Configured Urban Service Area Fringe	Scattered/Suburban Corridor	Rural	Proposed Community Development
Commute Time Costs					
Annual	\$5,781,635	\$4,915,519	\$2,194,218	\$2,194,218	\$2,545,727
10-Year Total	\$57,816,345	\$49,155,194	\$21,942,184	\$21,942,184	\$25,457,274
Auto Ownership Costs					
Annual	\$16,840,444	\$14,317,669	\$6,391,205	\$6,391,205	\$1,654,840
10-Year Total	\$168,404,444	\$143,176,695	\$63,912,054	\$63,912,054	\$16,548,396
Auto Operations & Maintenance Costs					
Annual	\$11,672,096	\$9,923,563	\$4,429,738	\$4,429,738	\$1,146,968
10-Year Total	\$116,720,958	\$99,235,629	\$44,297,383	\$44,297,383	\$11,469,677
Health Care Costs					
Annual	\$4,339,587	\$3,588,582	\$1,131,708	\$1,131,708	\$4,168,065
10-Year Total	\$43,395,867	\$35,885,821	\$11,317,084	\$11,317,084	\$41,680,653
Regional Spending Multiplier (RIMS II - Modified) ⁴					
Annual	\$57,216,601	\$48,495,839	\$20,951,515	\$20,951,515	\$14,092,604
10-Year Total	\$572,166,006	\$484,958,395	\$209,515,153	\$209,515,153	\$140,926,036



Outputs - Regional Economy (Health)



Sustainable Communities Calculator v0.3

Regional Economy

Capital Region Transportation Planning Agency

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Effects on the Regional Economy

Comparative Costs



Comparative Benefits



	Compact for IBD	Configured Urban Service Area Fit	Scattered/ Suburban Corridor	Rural	Proposed Community Development		Compact for IBD	Configured Urban Service Area Fit	Scattered/ Suburban Corridor	Rural	Proposed Community Development
Lost Disposable Income						Gained Disposable Income					
Commute Time Costs						Commute Time Costs					
Annual		\$966,115	\$3,587,416	\$5,781,635	\$3,235,907	Annual	\$5,781,635	\$4,915,519	\$2,194,218		\$2,545,727
10-Year Total		\$8,661,151	\$35,874,161	\$57,816,345	\$32,359,072	10-Year Total	\$57,816,345	\$49,155,194	\$21,942,184		\$25,457,274
Auto Ownership Costs						Auto Ownership Costs					
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10-Year Total		\$25,227,749	\$104,492,390	\$168,404,444	\$151,856,048	10-Year Total	\$168,404,444	\$143,176,695	\$63,912,054		\$16,548,396
Auto Operations & Maintenance Costs						Auto Operations & Maintenance Costs					
Annual		\$1,748,533	\$7,242,357	\$11,672,096	\$10,525,128	Annual	\$11,672,096	\$9,923,563	\$4,429,738		\$1,146,968
10-Year Total		\$17,485,333	\$72,423,573	\$116,720,958	\$105,251,280	10-Year Total	\$116,720,958	\$99,235,633	\$44,297,383		\$11,469,677
Health Care Costs						Health Care Costs					
Annual		\$751,005	\$3,207,878	\$4,339,587	\$171,521	Annual	\$4,339,587	\$3,588,582	\$1,131,708		\$4,168,065
10-Year Total		\$7,510,046	\$32,078,783	\$43,395,867	\$1,715,214	10-Year Total	\$43,395,867	\$35,885,821	\$11,317,084		\$41,680,655
Total						Regional Spending Multiplier (RIMS II - Modified)					
Annual		\$5,000,123	\$24,498,801	\$38,633,761	\$29,118,161	Annual	\$57,216,601	\$48,495,839	\$20,951,515		\$14,092,604
10-Year Total		\$58,884,275	\$244,868,908	\$386,337,614	\$291,181,613	10-Year Total	\$572,166,006	\$484,958,395	\$209,515,153		\$140,926,036



Housing & Household Economy Tab



Sustainable Communities Calculator v0.3

Housing & Household Economy

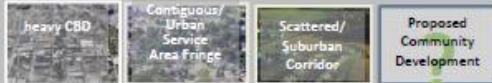
Capital Region Transportation Planning Agency

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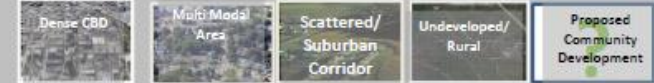
Housing "Stock"



Median Cost of Housing

	heavy CBD	Contiguous/Urban Service Area Fringe	Scattered/Suburban Corridor	Proposed Community Development
Multi-Family	\$0	\$0	\$0	\$0
Single Family	\$0	\$0	\$0	\$0

Individual Household Impacts & Costs



Lost Commute Time Costs

	Dense CBD	Multi Modal Area	Scattered/Suburban Corridor	Undeveloped/Rural	Proposed Community Development
Annual	\$1,982	\$2,141	\$2,809	\$2,986	\$2,548
10-Year Total	\$19,924	\$21,413	\$28,089	\$29,859	\$25,485

Auto Ownership Costs

	Dense CBD	Multi Modal Area	Scattered/Suburban Corridor	Undeveloped/Rural	Proposed Community Development
Annual	\$20,408,793	\$20,408,793	\$20,408,793	\$20,408,793	\$20,408,793
10-Year Total	\$204,087,932	\$204,087,932	\$204,087,932	\$204,087,932	\$204,087,932

Fuel & Auto Maintenance Costs

	Dense CBD	Multi Modal Area	Scattered/Suburban Corridor	Undeveloped/Rural	Proposed Community Development
Annual	\$11,535,208	\$13,283,739	\$18,777,564	\$23,207,302	\$22,060,334
10-Year Total	\$115,352,064	\$132,837,393	\$187,775,639	\$232,073,022	\$220,603,345

Family Health Care Costs

	Dense CBD	Multi Modal Area	Scattered/Suburban Corridor	Undeveloped/Rural	Proposed Community Development
Annual	\$910	\$752	\$237	\$0	\$866
10-Year Total	\$9,098	\$7,523	\$2,373	\$0	\$8,658

Median Housing Costs

Rental (\$/mo.)

Purchase \$

Community/Individual Components

Locational Efficiency Index	Reserved
Housing & Transportation Affordability Index	Reserved



Outputs - Energy & Environment Tab



Sustainable Communities Calculator v0.3

Energy & Environment

Capital Region Transportation Planning Agency

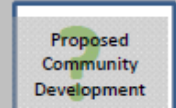
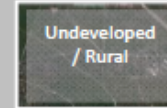
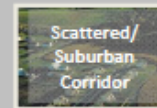
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www

Community-Wide Energy & Environmental Impacts & Costs

Average Auto Fuel Cost
Average Auto Fuel Efficiency
Base Annual VMT/Household

\$3.85 /gallon
20.7 mpg
19,798 miles

per <http://htaindex.cnt.org/map/>



Fuel Consumed (gallons)

	Dense CBD	Multi-Modal District	Scattered/Suburban Corridor	Undeveloped/Rural	Proposed Community Development
Annual	2,904,716	3,345,019	4,728,436	5,843,902	3,029,565
35-Year Total	101,665,048	117,075,668	165,495,256	204,536,565	106,034,768

Fuel Consumption Costs

	Dense CBD	Multi-Modal District	Scattered/Suburban Corridor	Undeveloped/Rural	Proposed Community Development
Annual	\$11,183,155	\$12,878,323	\$18,204,478	\$22,499,022	\$11,663,825
35-Year Total	\$391,410,436	\$450,741,321	\$637,156,735	\$787,465,774	\$408,233,858

Emissions Impact (lbs/year)

	Dense CBD	Multi-Modal District	Scattered/Suburban Corridor	Undeveloped/Rural	Proposed Community Development
VOC ¹	106,047	122,122	172,628	213,352	110,605
NOx ²	89,477	103,040	145,655	180,016	93,323
Particulates ³	10,605	12,212	17,263	21,335	11,061
Greenhouse (CO ₂) ³	55,939,771	64,419,249	91,061,450	112,543,384	58,344,148



Photo by Sprinkle Consulting



Photo property of Bruce Landis

Presentation Topics

- 1. History & Background**
- 2. Phase II Calculator Development**
- 3. Significant Factors Affecting Costs**
- 4. Tool (Computational Engine) Preview**
- 5. Preliminary Examples**
- 6. Status – Finalizing Web Interface**

Rural Development



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Development Name:

Planned Development & Surrounding Infrastructure Char

Characteristics of Proposed Development & Surrounding Area

Metro Area Typicals



	Heavy CBD	Multi Modal District	Scattered/Suburban Corridor	Rural	
Existing Development Setting	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
Proposed Development Pattern	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
Generated Traffic Avg. Trip Length	3.6	5.4	5.9	7.3	2,594,100
Proposed Number of Residential Dwelling Units					100
Proposed Development Size (acres)	% Single Family <input checked="" type="checkbox"/> % Multi Family <input type="checkbox"/>				50
VMT per Household per Year (from CNT website)					25,941
Proposed Development Location					Leon County
Proposed Development's Land Use Mix (Area):					
% Residential Area					100
% other Developed Area					0
% open space					40
Existing Fuel Costs	<input type="text" value="\$3.60"/> \$/gallon				
Resulting External Trip Generation Rate (daily)					9.53 trip ends reserved
Population Density of Surrounding (2-mile radius) Area					



Active Transportation
Planners & Engineers

A 100 Unit Development Example

Example Development Pattern

Rural – 25,941 base vmt

100 Residential Units

Area ≈ 50 Acres

Land Use

100% residential

Rural Setting

VMT 2,801,822

35 yr Transportation Impact \$1,141,000

35 yr Fiscal Impact \$3,233,000



Sprinkle
CONSULTING

Active Transportation
Planners & Engineers

Suburban Development



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Metro Area Typical



	Heavy CBD	Multi Modal District	Scattered/Suburban Corridor	Rural	
Existing Development Setting	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Proposed Development Pattern	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Generated Traffic Avg. Trip Length	3.6	5.4	5.9	7.3	2,051,800
Proposed Number of Residential Dwelling Units					100
% Single Family	<input checked="" type="checkbox"/>		% Multi Family <input type="checkbox"/>		
Proposed Development Size (acres)					50
VMT per Household per Year (from CNT website)					20,518
Proposed Development Location					Leon County
Proposed Development's Land Use Mix (Area):					
% Residential Area					100
% other Developed Area					0
% open space					40
Existing Fuel Costs	\$3.60 \$/gallon				
Resulting External Trip Generation Rate (daily)					9.53 trip ends reserved
Population Density of Surrounding (2-mile radius) Area					reserved

A 100 Unit Development Example

Example Development Pattern
Suburban— 20,518 base vmt
100 Residential Units
Area ≈ 50 Acres
Land Use
100% residential

Suburban Setting
VMT 2,215,379
35 yr Transportation Impact \$902,000
35 yr Fiscal Impact \$2,974,000

MMTD Development



CRTPA Sustainable Communities Ca

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Tallahassee, FL MSA

Development Name:

Planned Development & Surrounding Infrastructure Char

Characteristics of Proposed Development & Surrounding Area

Metro Area Typical



Existing Development Setting	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Proposed Development Pattern	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Generated Traffic Avg. Trip Length	3.6	5.4	5.9	7.3	4.3
Proposed Number of Residential Dwelling Units					1,496,300
Proposed Development Size (acres)					100
	% Single Family <input checked="" type="checkbox"/>		% Multi Family <input type="checkbox"/>		50
VMT per Household per Year (from CNT website)					14,963
Proposed Development Location					Leon County
Proposed Development's Land Use Mix (Area):					100
% Residential Area					0
% other Developed Area					
% open space					40
Existing Fuel Costs	\$3.60 \$/gallon				
Resulting External Trip Generation Rate (daily)					9.53 trip ends
Population Density of Surrounding (2-mile radius) Area					reserved



Active Transportation
Planners & Engineers

A 100 Unit Development Example

Example Development Pattern

MMTD– 14,962 base vmt

100 Residential Units

Area ≈ 50 Acres

Land Use

100% residential

MMTD Setting

VMT 1,633,515

35 yr Transportation Impact \$665,000

35 yr Fiscal Impact \$2,717,000

A 100 Unit Development Example

Location & Pattern	Transportation Impact	%Change from Rural
MMTD	\$665,000	42%
Suburban	\$902,000	21%
Rural	\$1,141,000	N/A

A 1000 Unit Development Example

...impact for ten of these small subdivisions...

Location & Pattern	Transportation Impact	%Change from Rural
MMTD	\$6,650,000	42%
Suburban	\$9,020,000	21%
Rural	\$11,410,000	N/A

Presentation Topics

1. History & Background
2. Phase II Calculator Development
3. Significant Factors Affecting Costs
4. Tool (Computational Engine) Preview
5. Preliminary Examples
6. Status – Finalizing Web Interface

Wrap-up Activities:

- Finalizing Web Interface Programming
- Interface Testing
- Training

