

How Walkable is Market Street?

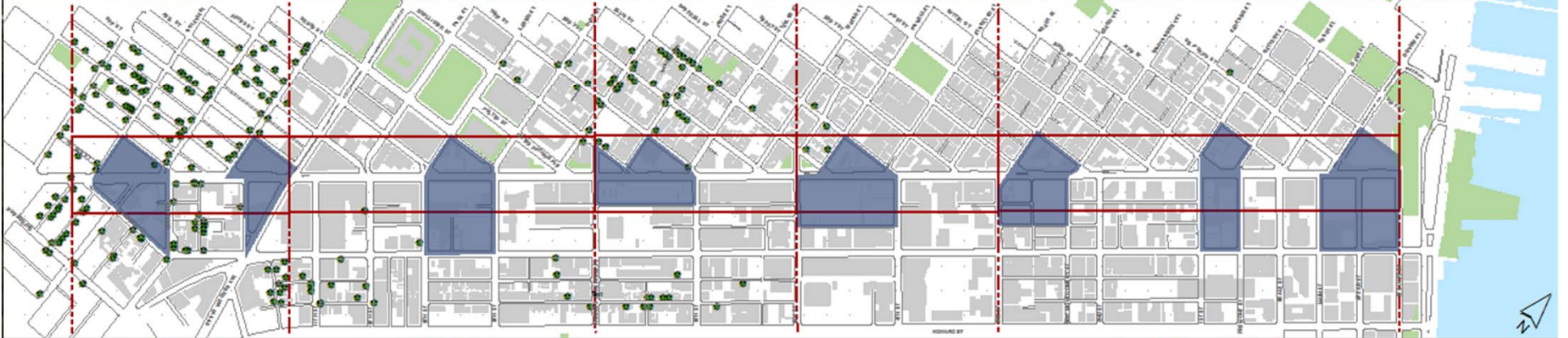
American Planning Association, National Conference, Los Angeles

Prepared by Hadasa Lev, April 14, 2011



San Francisco California

Site



Zone 5 - Octavia

Zone 4 - Civic District

Zone 3 - Mid-Market/Tenderloin

Zone 2 - Retail District

Zone 1 - Financial District

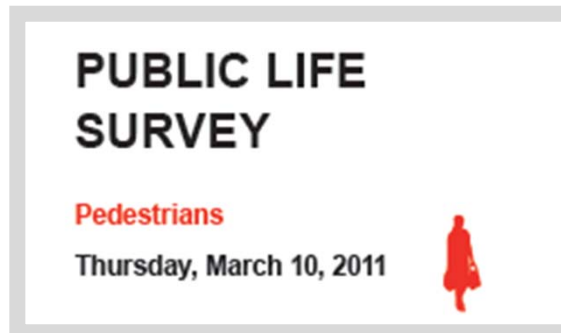
2.5 miles

How Walkable is Market Street? How do we Measure Walkability?

Data



Tools



Results



LEED 2009 FOR NEIGHBORHOOD DEVELOPMENT

For Public Use and Display
 LEED 2009 for Neighborhood Development Rating System
 Created by the Congress for the New Urbanism, Natural Resources
 Defense Council, and the U.S. Green Building Council
 (Updated February 2011)



LEED 2009 FOR NEIGHBORHOOD DEVELOPMENT PROJECT CHECKLIST

Smart Location and Linkage

27 possible points

<input checked="" type="checkbox"/>	Prerequisite 1	Smart Location	Required
<input checked="" type="checkbox"/>	Prerequisite 2	Imperiled Species and Ecological Communities	Required
<input checked="" type="checkbox"/>	Prerequisite 3	Wetland and Water Body Conservation	Required
<input checked="" type="checkbox"/>	Prerequisite 4	Agricultural Land Conservation	Required
<input checked="" type="checkbox"/>	Prerequisite 5	Floodplain Avoidance	Required
<input type="checkbox"/>	Credit 1	Preferred Locations	10
<input type="checkbox"/>	Credit 2	Brownfield Redevelopment	2
<input type="checkbox"/>	Credit 3	Locations with Reduced Automobile Dependence	7
<input type="checkbox"/>	Credit 4	Bicycle Network and Storage	1
<input type="checkbox"/>	Credit 5	Housing and Jobs Proximity	3
<input type="checkbox"/>	Credit 6	Steep Slope Protection	1
<input type="checkbox"/>	Credit 7	Site Design for Habitat or Wetland and Water Body Conservation	1
<input type="checkbox"/>	Credit 8	Restoration of Habitat or Wetlands and Water Bodies	1
<input type="checkbox"/>	Credit 9	Long-Term Conservation Management of Habitat or Wetlands and Water Bodies	1

Neighborhood Pattern and Design

44 possible points

<input checked="" type="checkbox"/>	Prerequisite 1	Walkable Streets	Required
<input checked="" type="checkbox"/>	Prerequisite 2	Compact Development	Required
<input checked="" type="checkbox"/>	Prerequisite 3	Connected and Open Community	Required
<input type="checkbox"/>	Credit 1	Walkable Streets	12
<input type="checkbox"/>	Credit 2	Compact Development	6
<input type="checkbox"/>	Credit 3	Mixed-Use Neighborhood Centers	4
<input type="checkbox"/>	Credit 4	Mixed-Income Diverse Communities	7
<input type="checkbox"/>	Credit 5	Reduced Parking Footprint	1
<input type="checkbox"/>	Credit 6	Street Network	2
<input type="checkbox"/>	Credit 7	Transit Facilities	1
<input type="checkbox"/>	Credit 8	Transportation Demand Management	2
<input type="checkbox"/>	Credit 9	Access to Civic and Public Spaces	1
<input type="checkbox"/>	Credit 10	Access to Recreation Facilities	1
<input type="checkbox"/>	Credit 11	Visitability and Universal Design	1
<input type="checkbox"/>	Credit 12	Community Outreach and Involvement	2
<input type="checkbox"/>	Credit 13	Local Food Production	1
<input type="checkbox"/>	Credit 14	Tree-Lined and Shaded Streets	2
<input type="checkbox"/>	Credit 15	Neighborhood Schools	1

Green Infrastructure and Buildings

29 possible points

<input checked="" type="checkbox"/>	Prerequisite 1	Certified Green Building	Required
<input checked="" type="checkbox"/>	Prerequisite 2	Minimum Building Energy Efficiency	Required
<input checked="" type="checkbox"/>	Prerequisite 3	Minimum Building Water Efficiency	Required
<input checked="" type="checkbox"/>	Prerequisite 4	Construction Activity Pollution Prevention	Required

Neighborhood Pattern and Design

44 possible points

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<input type="checkbox"/>	Credit 14	Tree-Lined and Shaded Streets	2
<input type="checkbox"/>	Credit 15	Neighborhood Schools	1

LEED FOR Neighborhood Development

Walkable Streets Prerequisite – 4 sections

A. For 90% of building frontage, a principal *functional entry* on the front façade faces a public space....

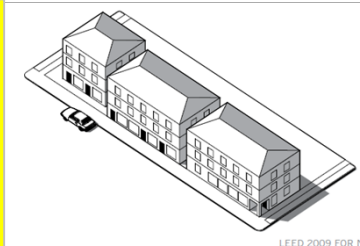
B. At least 15% of street frontage has a minimum building height- to-street-width ratio of 1:3 (1 foot of building height for every 3 feet of street width).

C. Continuous sidewalks are provided along both sides of 90% of streets or frontage. Sidewalks, must be at least 8 feet wide on retail or mixed-use blocks and at least 4 feet wide on all other blocks.

D. No more than 20% of the street frontages within the project are faced directly by garage and service bay openings.

LEED FOR Neighborhood Development

Walkable Streets Credit 1 – 16 sections



A. At least 80% of the total linear feet of street-facing building façades in the project is no more than 25 feet from the property line.

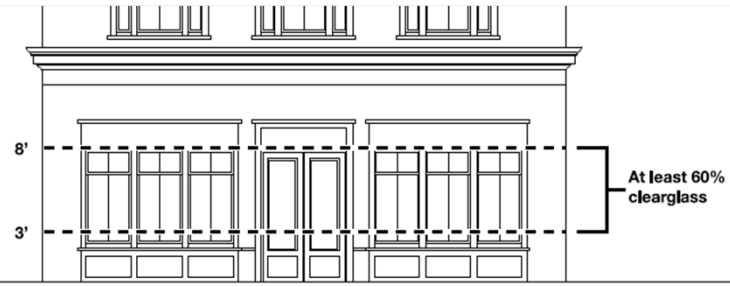
B. At least 50% of the total linear feet of street-facing building façades in the project is no more than 18 feet from the property line.

C. At least 50% of the total linear feet of mixed-use and nonresidential street-facing building façades in the project is within 1 foot of a sidewalk or equivalent provision for walking.

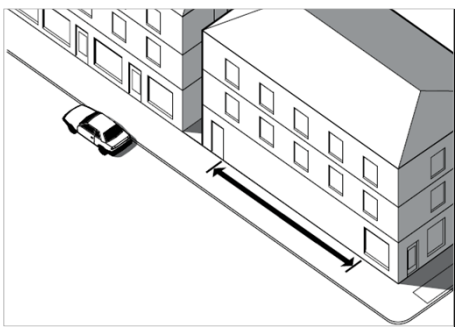
D. Functional entries to the building occur at an average of 75 feet or less along nonresidential or mixed-use buildings or blocks.

E. Functional entries to the building occur at an average of 30 feet or less along nonresidential or mixed-use buildings or blocks (items d and e are cumulative).

F. All ground-level retail, service, and trade uses that face a public space have clear glass on at least 60% of their façades between 3 and 8 feet above grade.



G. If a façade extends along a sidewalk, no more than 40% of its length or 50 feet, whichever is less, is blank (without doors or windows).



H. Any ground-level retail, service, or trade windows must be kept visible (unshuttered) at night; this must be stipulated in the CC&R or other binding documents.

I. On-street parking is provided on a minimum of 70% of both sides of all streets.

J. Continuous sidewalks are available along both sides of all streets within the project. New sidewalks, must be at least 10 feet wide on retail or mixed-use blocks and at least 5 feet wide on all other blocks.

K. If the project has ground-floor dwelling units, the principal floor of at least 50% of those units must have an elevated finished floor no less than 24 inches above the sidewalk grade.

L. In mixed-use projects, 50% or more of the total number of office buildings include groundfloor retail along 60% of the length of the street-level façade; 100% of mixed-use buildings include groundfloor retail...along at least 60% of the street-level façade;

M. At least 40% of all street frontage within the project has a minimum building-height-to-street-width ratio of 1:3 (1 foot of building height for every 3 feet of street width).

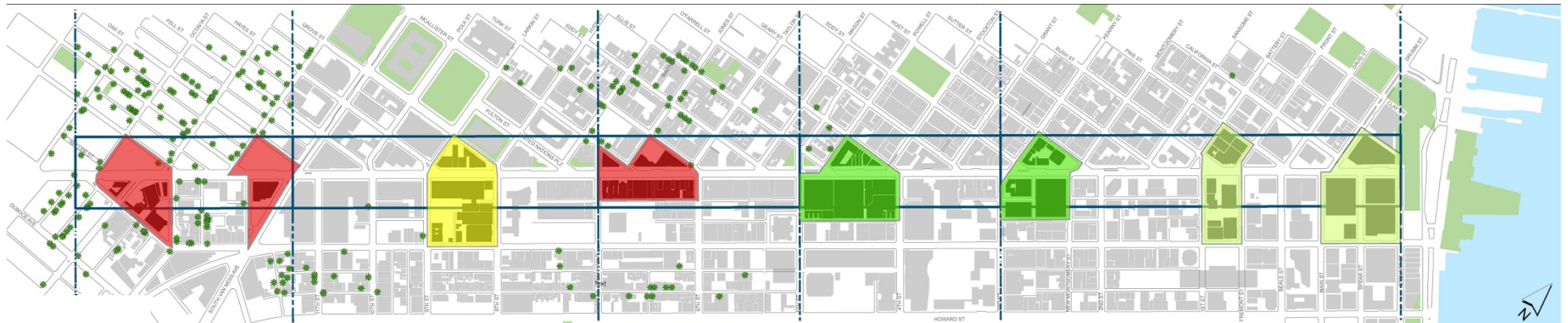
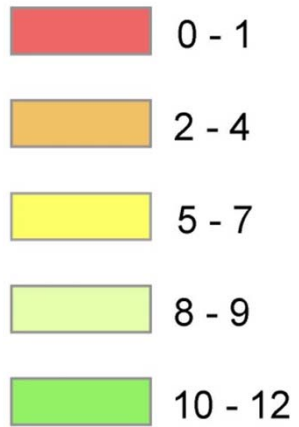
N. 75% of new residential-only streets within the project are designed for a target speed of no more than 20 mph.

O. 70% of new nonresidential and/or mixed-use streets within the project are designed for a target speed of no more than 25 mph....

P. At-grade crossings with driveways account for no more than 10% of the length of sidewalks within the project.

LEED for Neighborhood Development

LEED ND Walkable Streets Criteria (Score out of 12)



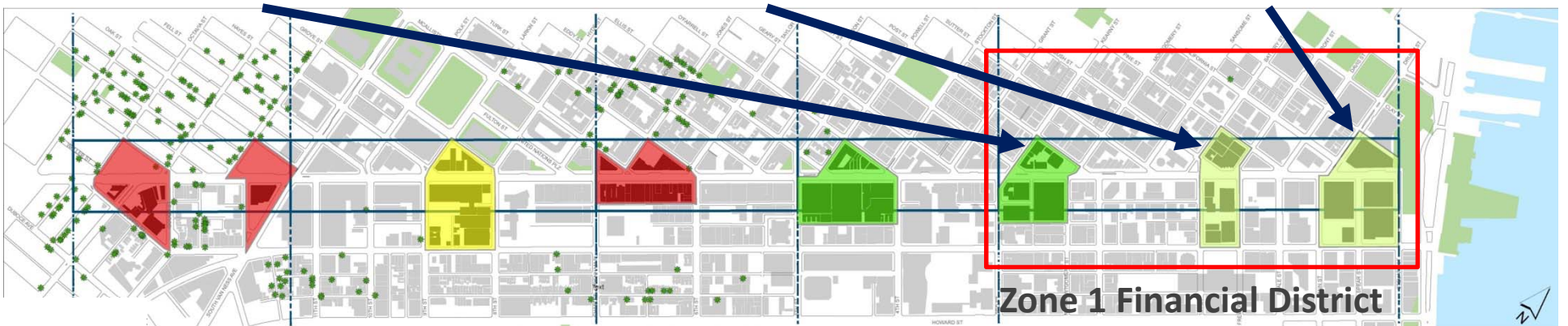
Zone 5 Octavia

Zone 4 Civic District

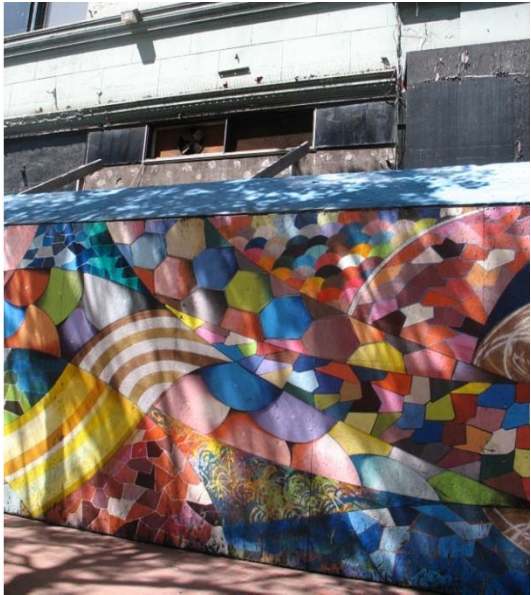
Zone 3 Mid-Market
Tenderloin

Zone 2 Retail
District

Zone 1 Financial District







Zone 3 Mid-Market/Tenderloin





Zone 5 Octavia



Type an Address:

Market Street San Francisco

Go

Walk Score

95

Out of 100

Walker's Paradise

Market St San Francisco

Like 5K Share

Overview

More Amenities

Your Commute

South Of Market

Restaurants

Caffe Trieste 0.03mi

Coffee

Caffe Trieste 0.03mi

Groceries

Canto Do Brazil 0.14mi

Shopping

Revival 0.12mi

Schools

John Muir Elementar 0.42mi

Parks

Strauss Playground 0.29mi

Books

Al's Comics Collect 0.18mi

Bars

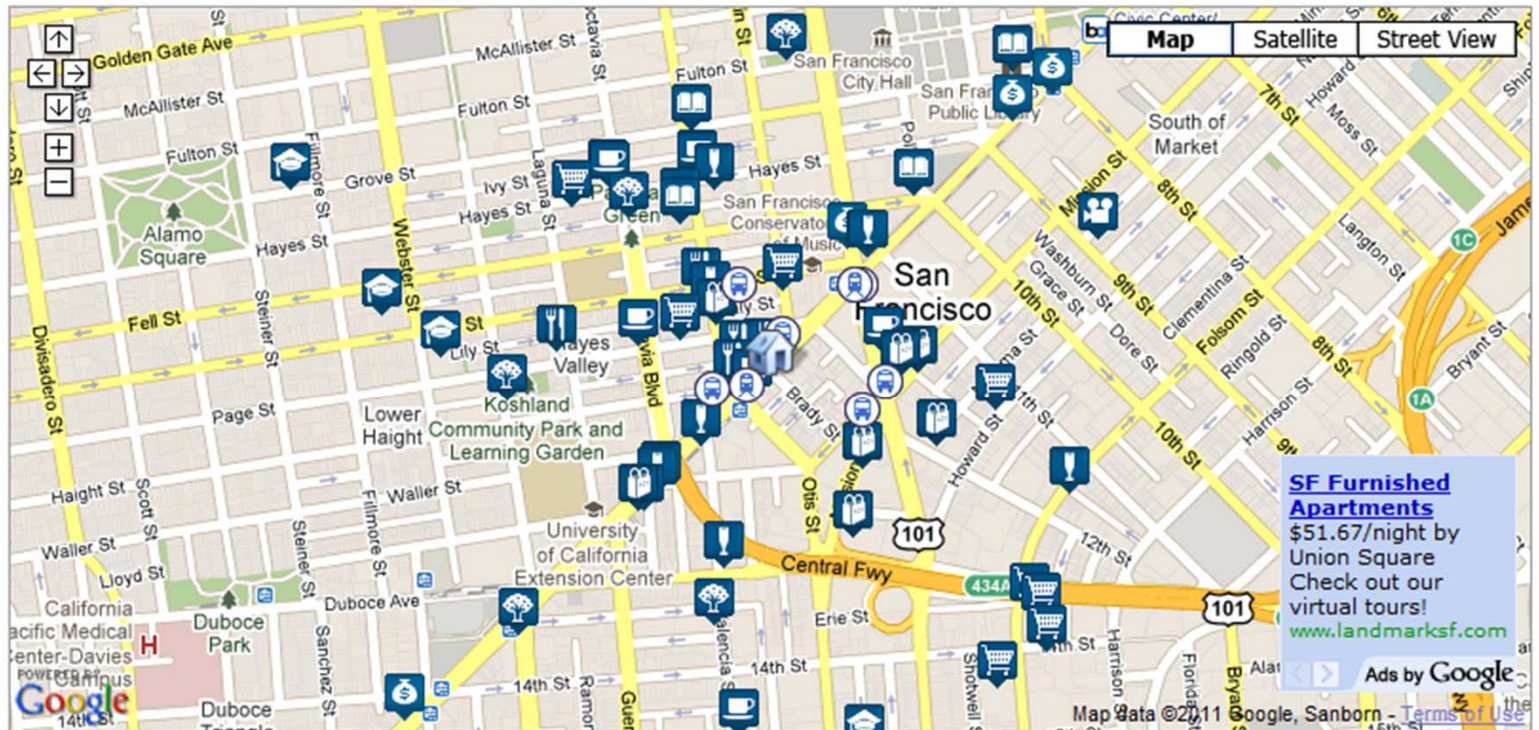
Martuni's 0.11mi

Entertainment

San Francisco Cinem 0.44mi

Banking

U.S. Bank 0.2mi

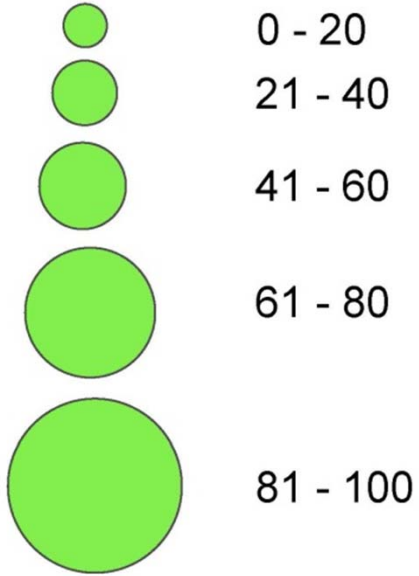


SF Furnished Apartments
\$51.67/night by Union Square
Check out our virtual tours!
www.landmarksf.com

Ads by Google

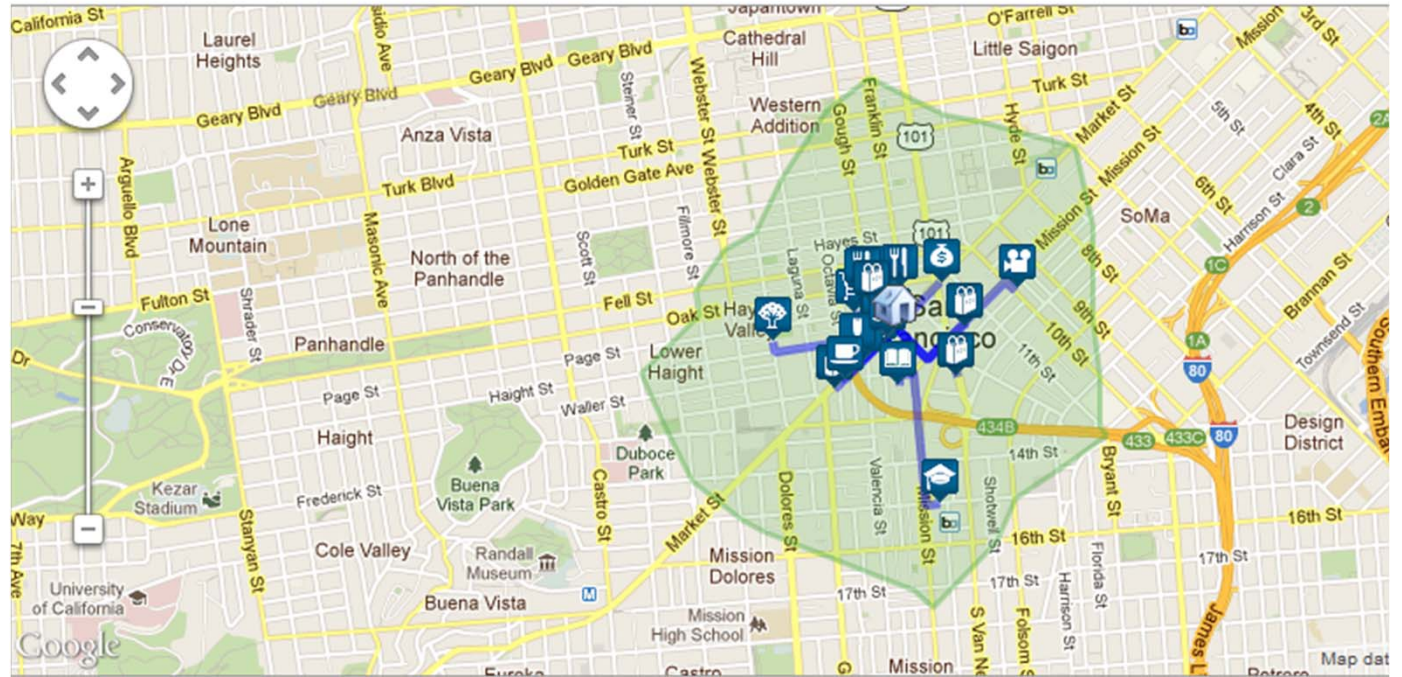
Public Transportation

Walk Score Scores (Points out of 100)



Street Smart ^{Beta}
97 Walker's Paradise
 Out of 100

[Overview](#) [More Amenities](#) [Your Commute](#) [South of Market](#)



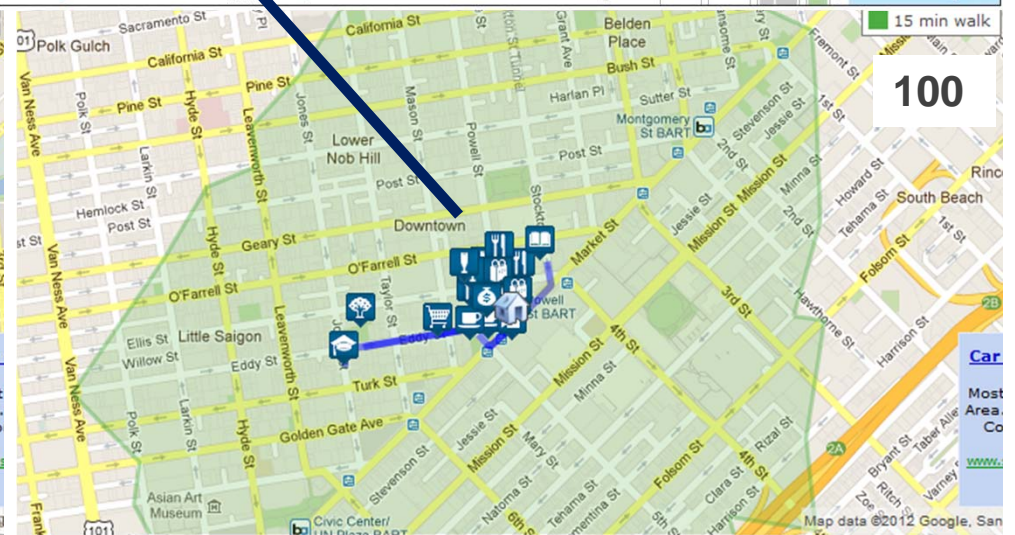
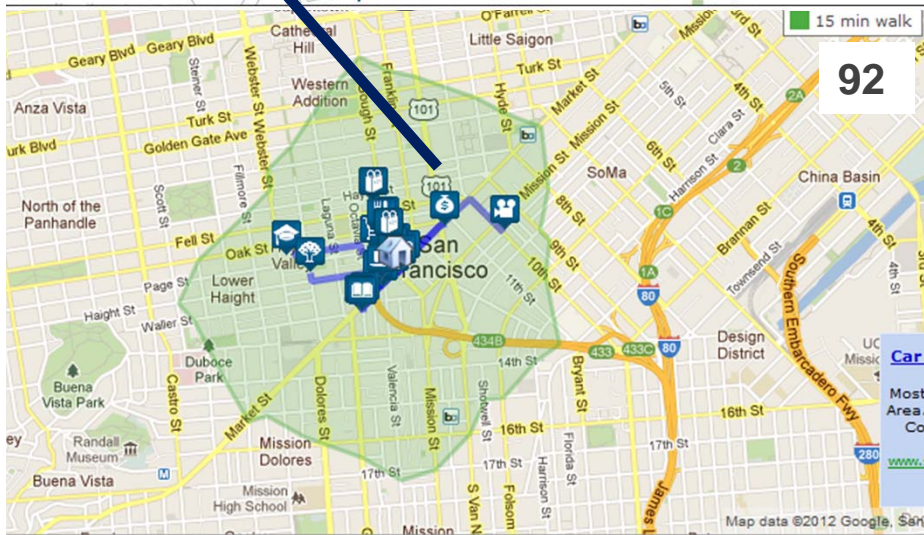
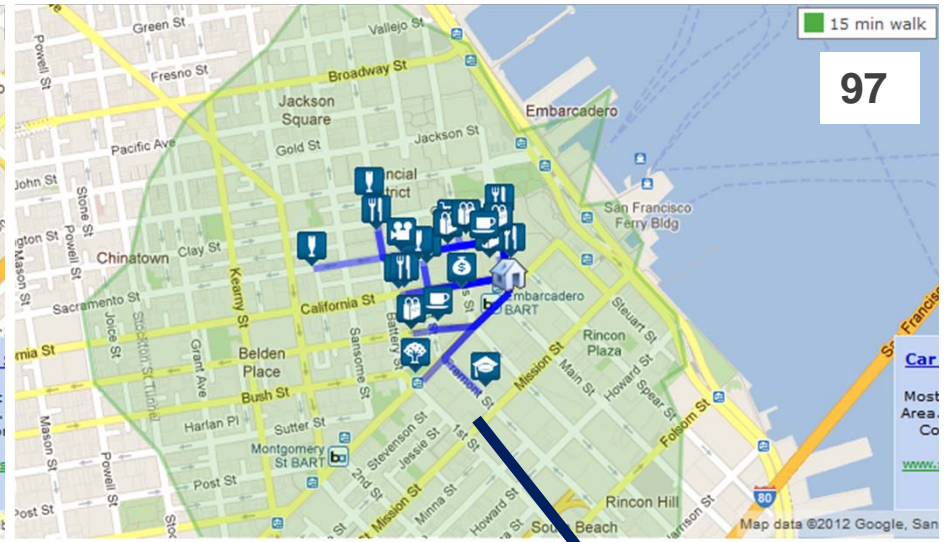
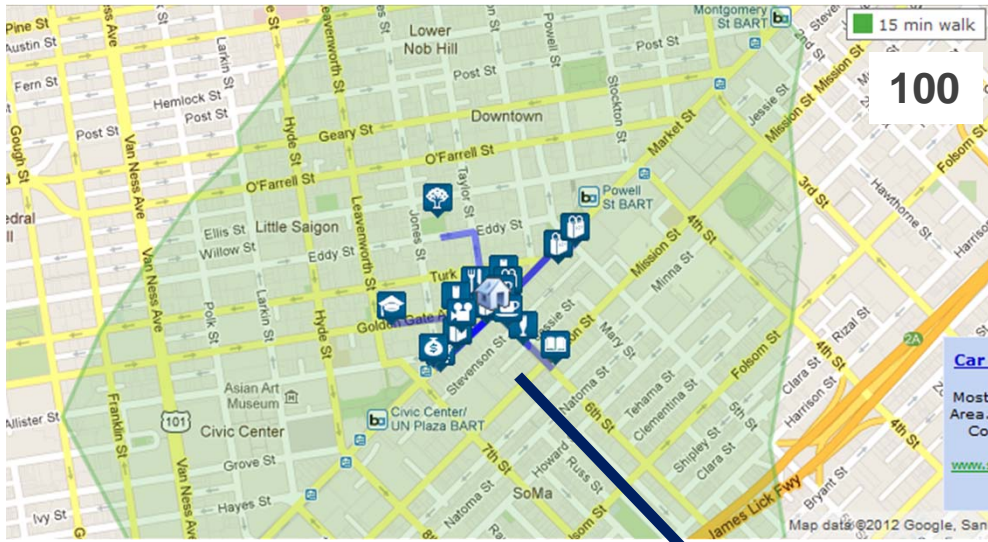
Zone 5 Octavia

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BETTER MARKET STREET

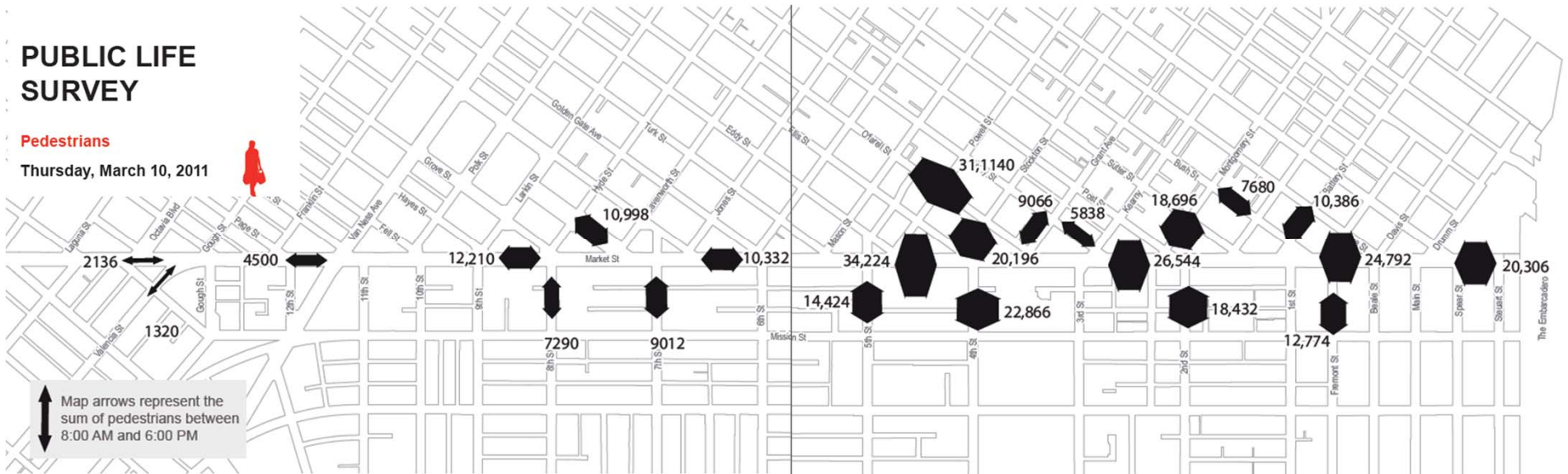
Public Life Public Space Survey



PUBLIC LIFE SURVEY

Pedestrians

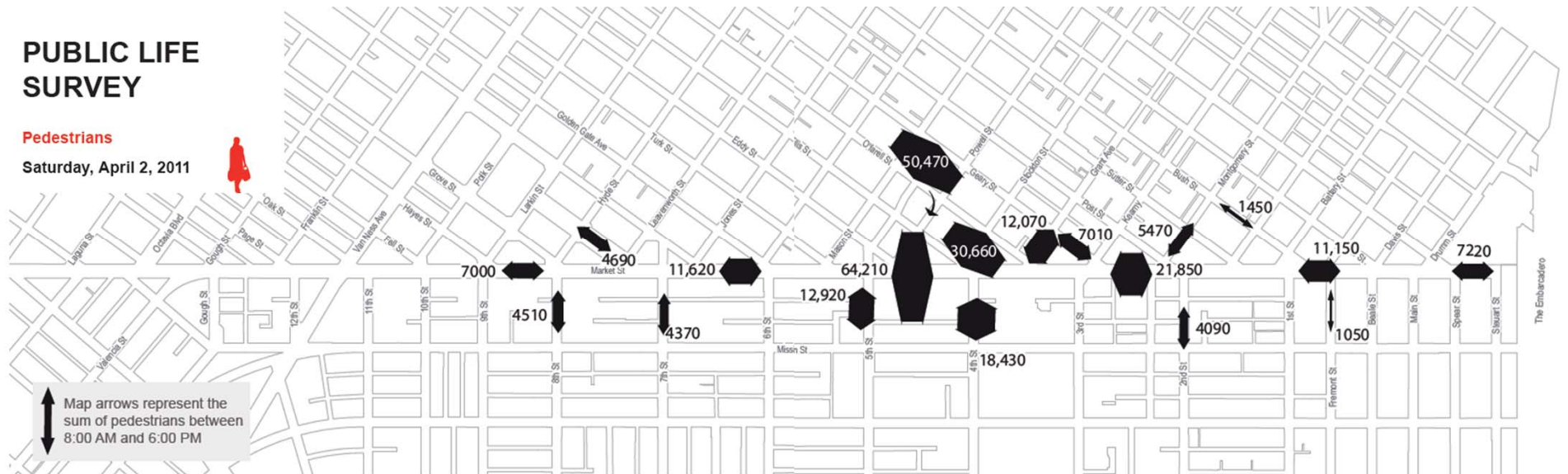
Thursday, March 10, 2011



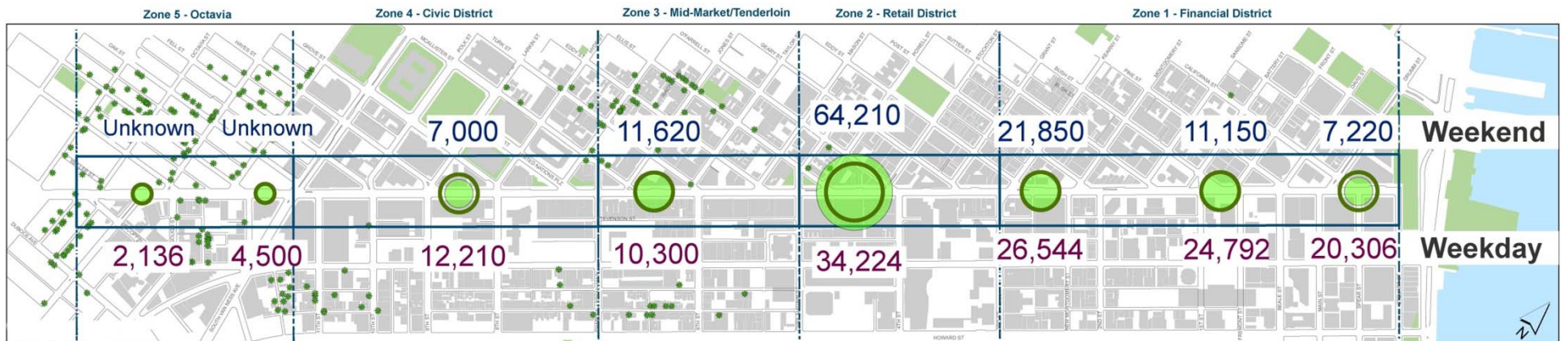
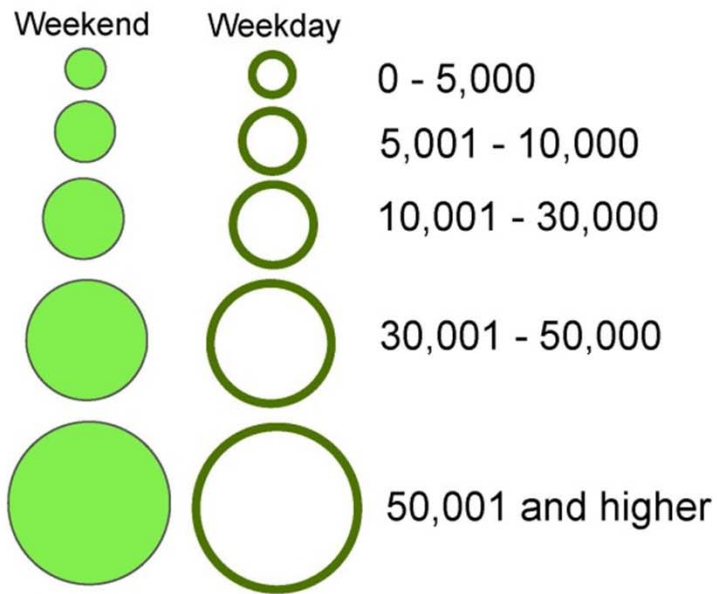
PUBLIC LIFE SURVEY

Pedestrians

Saturday, April 2, 2011



Public Life Survey Results (number of people passing by 8am-6pm)





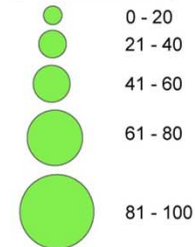
How Walkable is Market Street? Conclusions

- The results from LEED ND are more aligned with the Public Life Survey.
- According to the Walkability section of LEED ND and the Public Life Survey, Market Street is most walkable in the Retail District and gradually less walkable to the east and west of that district with Octavia (at the far west) being the least walkable.

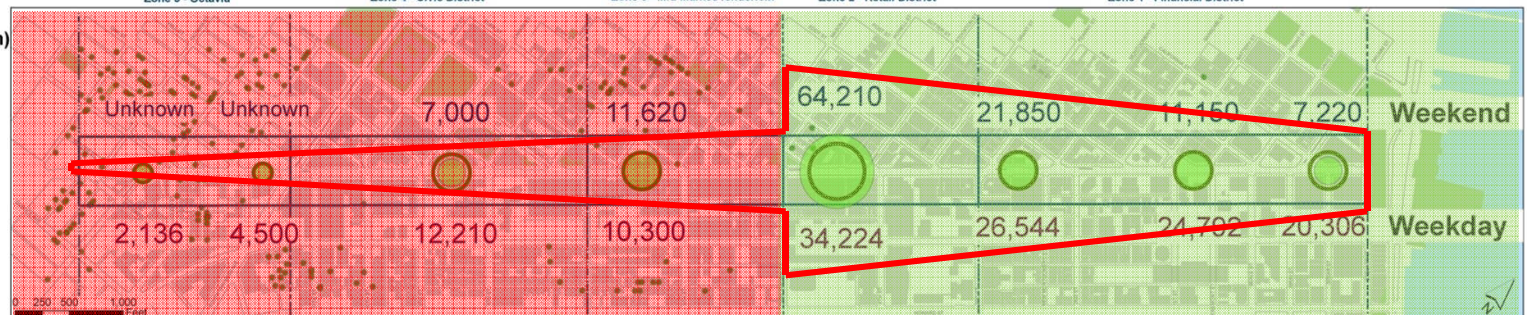
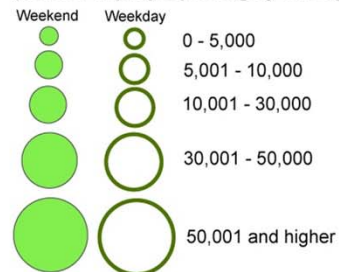
LEED ND Walkable Streets Criteria (Score out of 12)



Walk Score Scores (Points out of 100)



Public Life Survey Results (number of people passing by 8am-6pm)



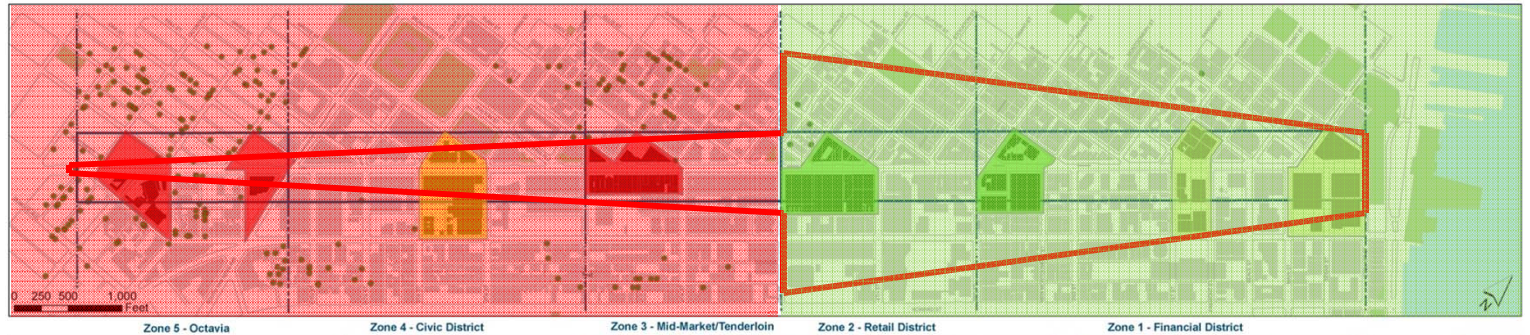
Data Source: San Francisco Enterprise GIS, May 2011 and the City of San Francisco data provided for the Better Market Street project.



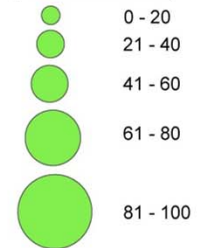
How Walkable is Market Street? Conclusions

- According to Walk Score, Market Street is a “Walkers Paradise” throughout the entire project site with score above 90 out of 100 in all 8 areas.

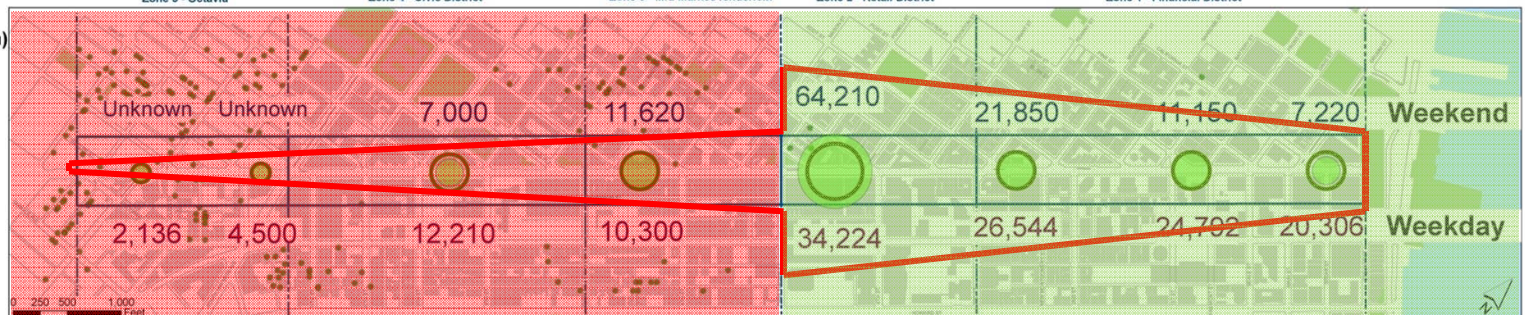
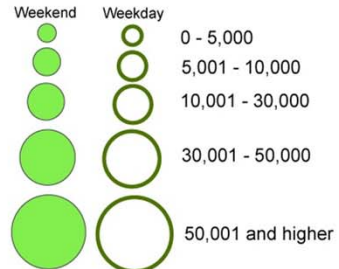
LEED ND Walkable Streets Criteria (Score out of 12)



Walk Score Scores (Points out of 100)



Public Life Survey Results (number of people passing by 8am-6pm)



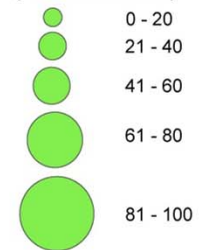
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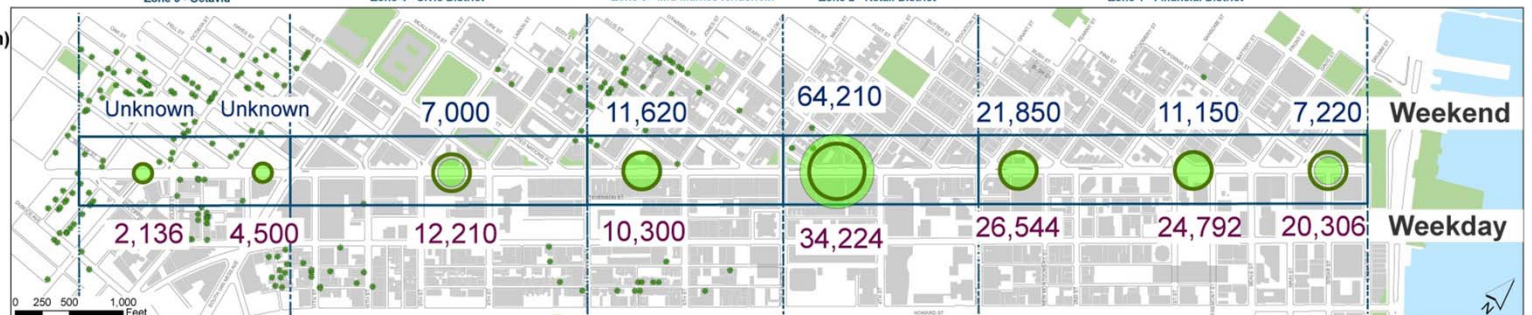
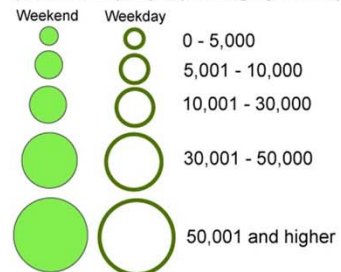
**LEED ND Walkable Streets Criteria
(Score out of 12)**



**Walk Score Scores
(Points out of 100)**



**Public Life Survey Results
(number of people passing by 8am-6pm)**



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