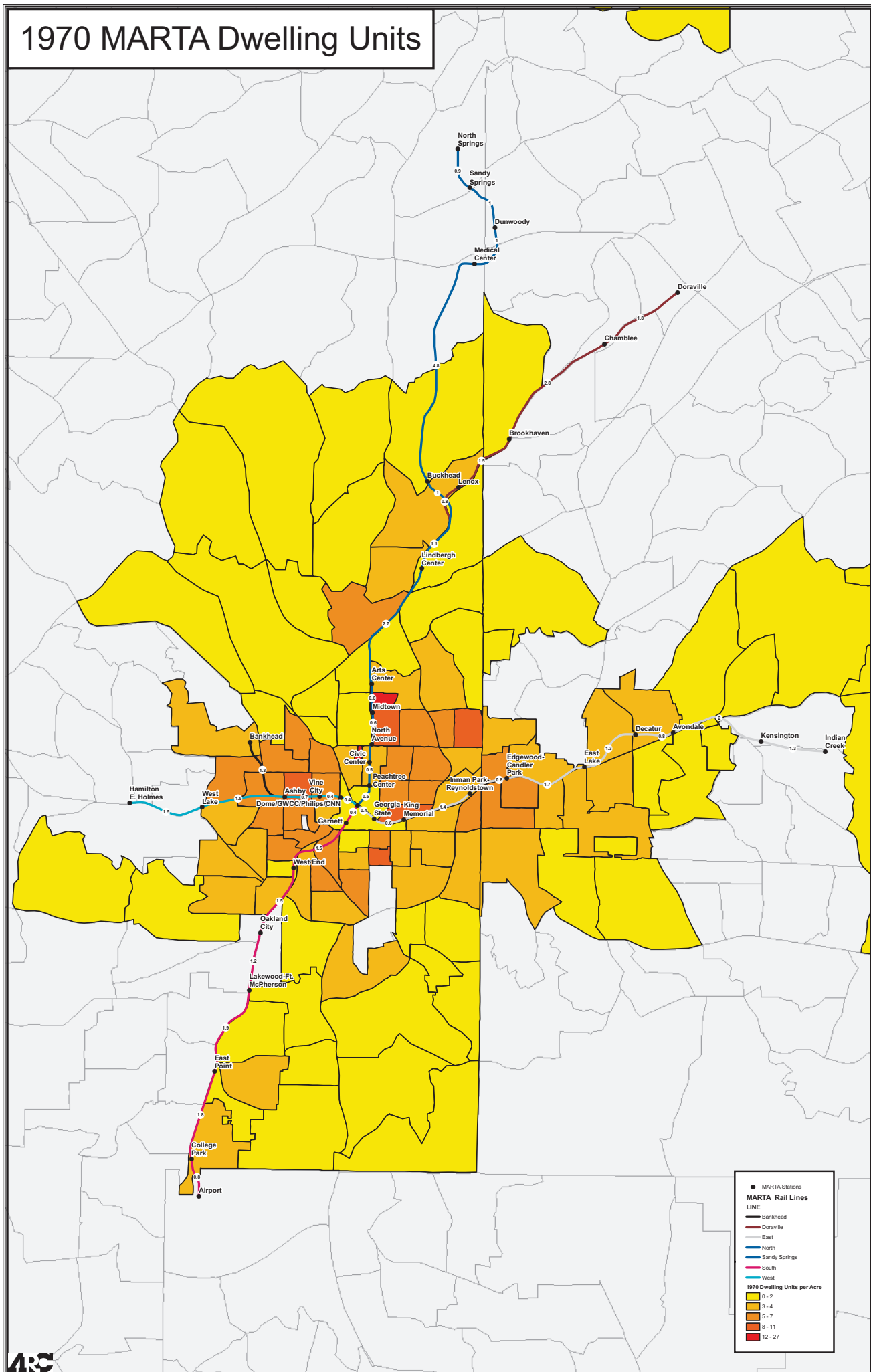


MARTA infill station study  
appendix C

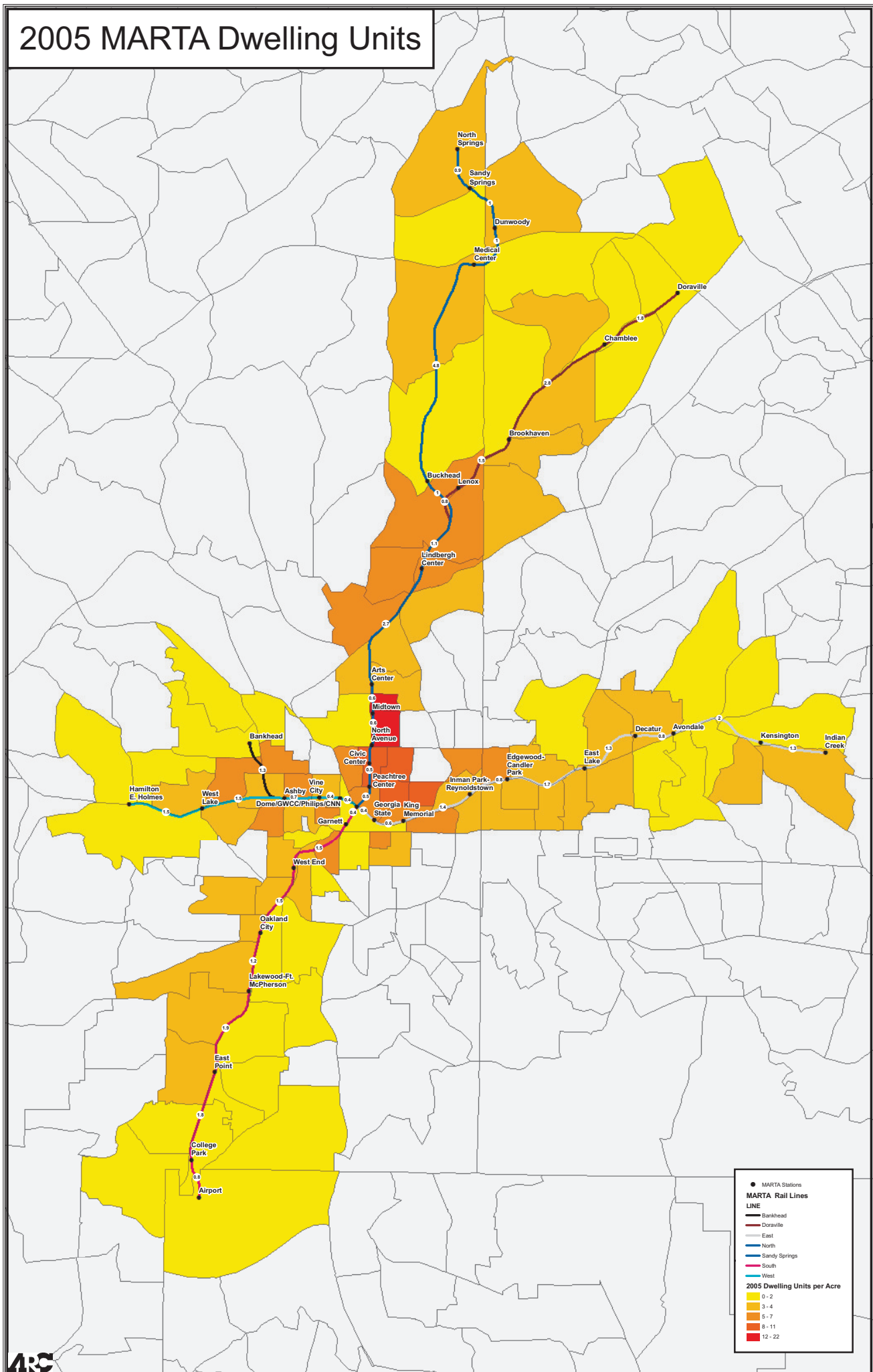
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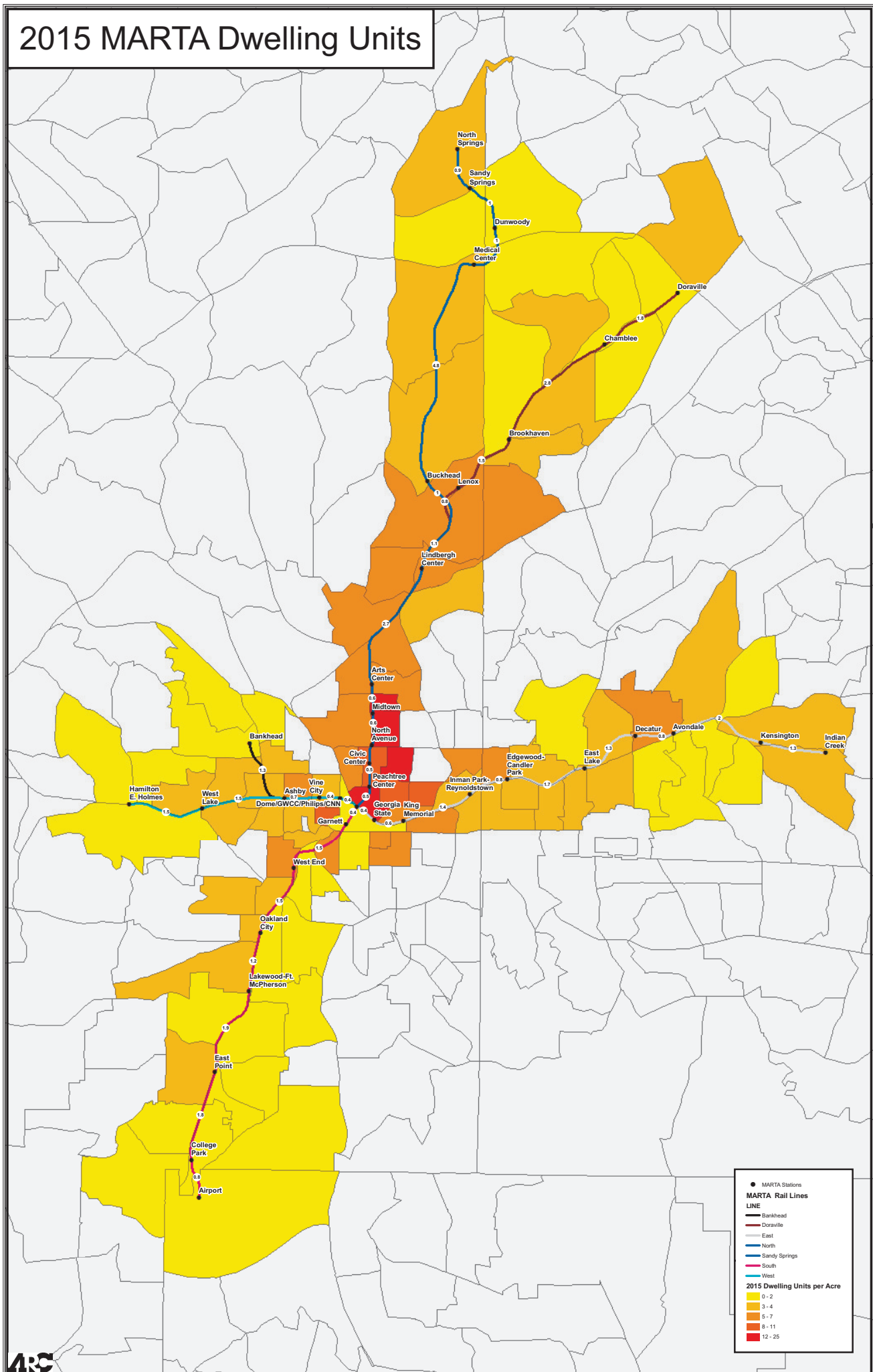
# 1970 MARTA Dwelling Units



# 2005 MARTA Dwelling Units



# 2015 MARTA Dwelling Units



# 2030 MARTA Dwelling Units

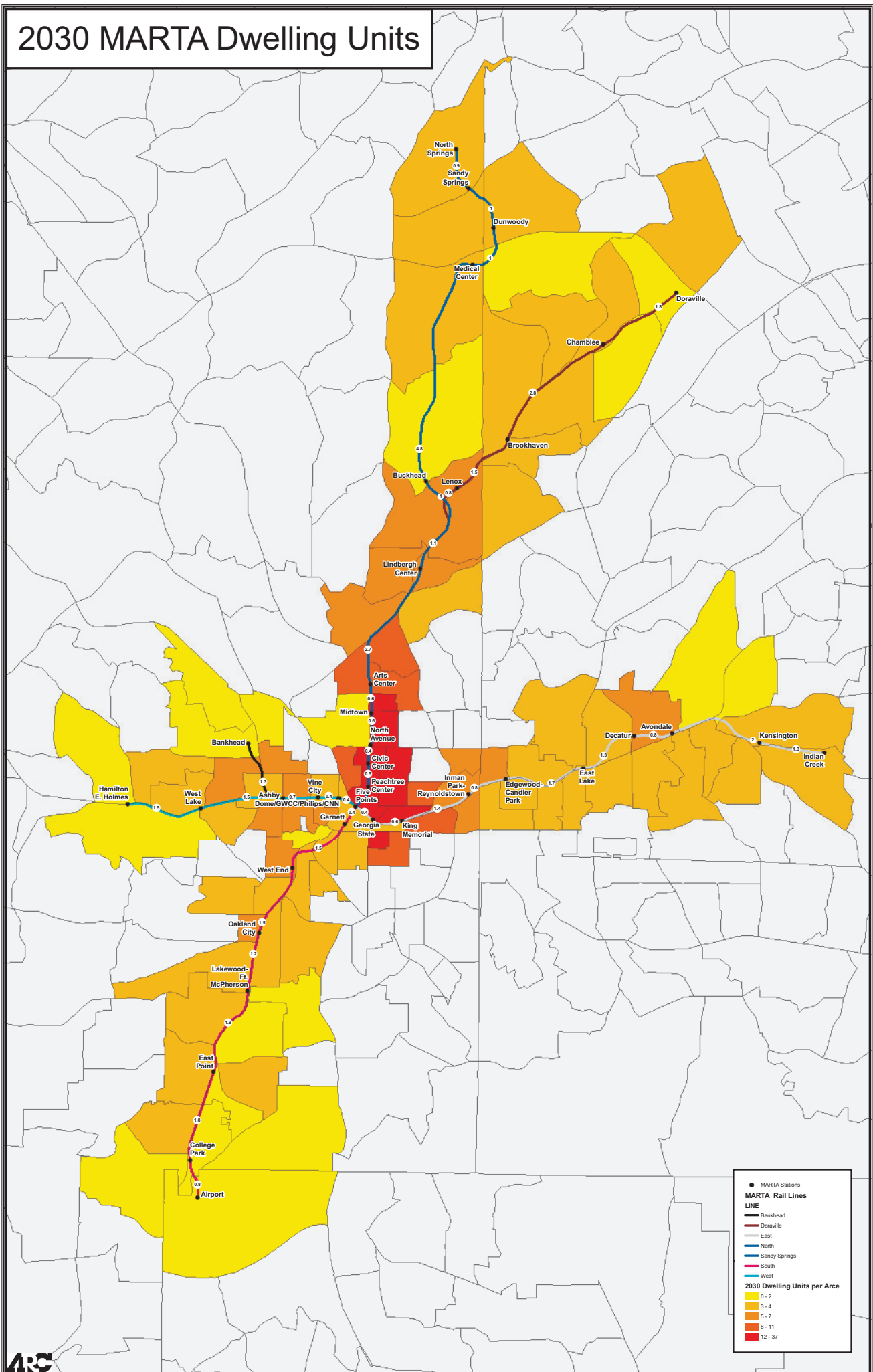


table C3.0

## Station Condition Multiplier

	<i>station</i>	<i>condition</i>	<i>cost *</i>	<i>multiplier</i>
N8	Medical Center	grade	\$ 25	1.0
N9	Dunwoody	elevated (simple)	\$ 40	1.6
N10	Sandy Springs	underground	\$ 72	2.9
N11	North Springs	elevated (complex)	\$ 52	2.1
N5.3	Uptown	underground/elevated	\$ 114	4.6
<b>baseline station cost *</b>			<b>\$ 25</b>	

\* (in millions) These are **not** station costs. Cost proxy does not include equipment, track, parking, etc. - station structure only

table C3.1a

## 2006 Demographic Transit Trips

### assumptions

round trips per employment	1
round trips per population	1.5
transit mode share	30%

2006 demographic persons				2006 demographic round trips			
ID	station	employment	population	employment	population	total round trips	total transit round trips
E2.5	Hulsey	1,777	6,178	1,777	9,267	11,044	3,313
E4.5	Pullman	1,020	2,876	1,020	4,314	5,334	1,600
E7.5	Old Avondale	4,140	1,074	4,140	1,611	5,751	1,725
S1.5	Mechanicsville	5,828	5,212	5,828	7,818	13,646	4,094
S2.5	Murphy Crossing	962	2,958	962	4,437	5,399	1,620
S4.5	Jefferson Park	1,227	1,977	1,227	2,966	4,193	1,258
W3.5	Hunter Hills	256	4,191	256	6,287	6,543	1,963
P3.5	Simpson	1,284	4,703	1,284	7,055	8,339	2,502
N5.3	Uptown	16,315	3,101	16,315	4,652	20,967	6,290
N5.7	Armour	3,491	2,480	3,491	3,720	7,211	2,163
N6.5	Miami Circle	3,091	6,182	3,091	9,273	12,364	3,709
NE8.3	Oglethorpe	2,611	4,332	2,611	6,498	9,109	2,733
NE9.5	Old Chamblee	3,495	3,409	3,495	5,114	8,609	2,583

### Notes:

Statistics are derived from nationally, privately-sourced 2006 demographic data

table C3.1b

## 2015 TAZ Transit Trips

### assumptions

round trips per employment	1
round trips per population	1.5
transit mode share	30%

2015 TAZ persons				2015 TAZ round trips			
ID	station	employment	population	employment	population	total round trips	total transit round trips
E2.5	Hulsey	1,795	6,020	1,795	9,030	10,825	3,248
E4.5	Pullman	453	4,270	453	6,405	6,858	2,057
E7.5	Old Avondale	2,773	2,415	2,773	3,623	6,396	1,919
S1.5	Mechanicsville	4,080	4,312	4,080	6,468	10,548	3,164
S2.5	Murphy Crossing	825	3,318	825	4,977	5,802	1,741
S4.5	Jefferson Park	760	2,436	760	3,654	4,414	1,324
W3.5	Hunter Hills	359	4,224	359	6,336	6,695	2,009
P3.5	Simpson	578	4,791	578	7,187	7,765	2,329
N5.3	Uptown	7,080	4,341	7,080	6,512	13,592	4,077
N5.7	Armour	3,384	3,021	3,384	4,532	7,916	2,375
N6.5	Miami Circle	3,689	4,035	3,689	6,053	9,742	2,922
NE8.3	Oglethorpe	1,520	2,708	1,520	4,062	5,582	1,675
NE9.5	Old Chamblee	4,914	1,634	4,914	2,451	7,365	2,210

### Notes:

Statistics are derived from traffic analysis zones (TAZs).

Statistics have been adjusted (area weighted) to the region within one half-mile of each station site.

The TAZs selected for area weighting and the associated station are listed in the table.

This analysis assumes population is distributed evenly throughout the traffic analysis zone.

Supplemental analysis is necessary to refine these estimates.



table C3.1c

## 2015 TAZ Analysis (data provided by MARTA staff)

ID	station	TAZ #												employment	population	households
E2.5	Hulsey	53	55	56	57	73	1658	1659						1,795	6,020	3,253
E4.5	Pullman	467	468	470	471	568	1674							453	4,270	1,769
E7.5	Old Avondale	557	559	560	574	576	579	1677						2,773	2,415	1,157
S1.5	Mechanicsville	17	18	59	60	62	67	68	69	81	82	1649		4,080	4,312	1,876
S2.5	Murphy Crossing	82	84	85	88	90	1665	1666						825	3,318	1,208
S4.5	Jefferson Park	456	457	458										760	2,436	985
W3.5	Hunter Hills	50	51	63	64	136	1662							359	4,224	1,747
P3.5	Simpson	50	51	136	1661	1664								578	4,791	1,945
N5.3	Uptown	27	28	29	148	152	153	1655						7,080	4,341	2,660
N5.7	Armour	29	152	154	156	157	1654							3,384	3,021	1,771
N6.5	Miami Circle	157	158	159	164	165	166							3,689	4,035	2,353
NE8.3	Oglethorpe	476	487	507										1,520	2,708	1,469
NE9.5	Old Chamblee	479	484	485	487	496	1681							4,914	1,634	435

### Notes:

Statistics are derived from traffic analysis zones (TAZs).

Statistics have been adjusted (area weighted) to the region within one half-mile of each station site.

The TAZs selected for area weighting and the associated station are listed in the table.

This analysis assumes population is distributed evenly throughout the traffic analysis zone.

Supplemental analysis is necessary to refine these estimates.

table C3.1d

## New Daily Transfers

ID	Station	1) Regional Bus	2) I-20 East BRT	3) Amtrak	4) Beltline	5) Peachtree	6) Brain Train	7) Park & Ride	total round trip transfers
E2.5	Hulsey				-				-
E4.5	Pullman								-
E7.5	Old Avondale								-
S1.5	Mechanicsville		-						-
S2.5	Murphy Crossing				-	-			-
S4.5	Jefferson Park								-
W3.5	Hunter Hills				-				-
P3.5	Simpson				-				-
N5.3	Uptown								-
N5.7	Armour	-		101	-		4,000	1,000	5,101
N6.5	Miami Circle	-						1,000	1,000
NE8.3	Oglethorpe								-
NE9.5	Old Chamblee								-

## Notes:

- 1) While additional new MARTA riders may result from a more direct connection between MARTA rail and GRTA Xpress coaches, this study assumes that there is not.
- 2) While additional new MARTA riders may result from a more direct connection between MARTA rail and the I-20 East BRT, this study assumes that there is not.
- 3) Averages 2003, 2005 and 2006 Amtrak boardings and alightings at the existing Brookwood Station (92,198 annually). Assumes 40% of riders will transfer to MARTA rail if Amtrak station is relocated adjacent o Armour Station.
- 4) While additional new MARTA riders may result from a more direct connection between MARTA rail and the Beltline, this study assumes that there is not.
- 5) Feasibility study claims 2,000 new transfers to MARTA by riders that otherwise would not ride transit. But because there are seven other MARTA stations on the Peachtree route, including both north and south of station, impact would be marginal.
- 6) Assumes project is complete by 2015; that it carries 5,000 daily passengers (10,000 projected by advocates); and that 90% of those commuters will transfer to MARTA.
- 7) Due to rail system and highway configuration, this assumes that park & ride transfers would not happen without new station and that new parking facilities will be fully utilized; one rider per parking space

table C3.1e

## 2007–2015 Developments Summary

current and planned developments for 2007–2015 within 0.5 mile radius from proposed infill station

### assumptions

retail sf per person	500
office sf per person	275
residents per unit	1.75
round trips per retail p	1
round trips per office p	1
round trips per resident	1.5
transit mode share	30%

ID	station	Retail			Office			Residential			total round trips	total transit round trips
		sf	persons	round trips	sf	persons	round trips	units	persons	round trips		
E2.5	Hulsey	7,500	15	15	0	0	0	826	1,446	2,168	2,183	655
E4.5	Pullman	37,325	75	75	0	0	0	107	187	281	356	107
E7.5	Old Avondale	73,000	146	146	75,000	273	273	250	438	656	1,075	322
S1.5	Mechanicsville	0	0	0	0	0	0	365	639	958	958	287
S2.5	Murphy Crossing	0	0	0	0	0	0	0	0	0	0	0
S4.5	Jefferson Park	0	0	0	70,000	255	255	0	0	0	255	76
W3.5	Hunter Hills	0	0	0	0	0	0	0	0	0	0	0
P3.5	Simpson	4,000	8	8	4,000	15	15	11	19	29	51	15
N5.3	Uptown	75,000	150	150	275,000	1,000	1,000	1,660	2,905	4,358	5,508	1,652
N5.7	Armour	40,000	80	80	90,000	327	327	903	1,580	2,370	2,778	833
N6.5	Miami Circle	0	0	0	0	0	0	0	0	0	0	0
NE8.3	Oglethorpe	675,000	1,350	1,350	150,000	545	545	1,586	2,776	4,163	6,059	1,818
NE9.5	Old Chamblee	213,000	426	426	21,000	76	76	471	824	1,236	1,739	522

notes:

see table C3.1e for detail on current and planned developments included in this table

table C3.1f

## 2007-2015 Developments

current and planned developments for 2007-2015 within 0.5 mile radius from proposed infill station

EAST LINE		retail sf	office sf	res. units	delivery	notes
E2.5	Hulsey					
	Milltown Lofts			100	2007	1 & 2 br
	Stacks Lofts			505	2007	1 & 2 br
	626 Dekalb Apartments	7,500		204	2008	1 & 2 br
	Marble Lofts			17	2008	1 & 2 br
	<b>station totals</b>	<b>7,500</b>	<b>-</b>	<b>826</b>		
E4.5	Pullman					
	Kirkwood Park	10,325			2007	<a href="http://www.kirkwood-park.com">www.kirkwood-park.com</a>
	Kirkwood Station	12,000		23	2007	<a href="http://www.kirkwood-station.com">www.kirkwood-station.com</a>
		15,000		30	2010	
	Kirkwood Ironworks			17	2008	<a href="http://www.ahadevelopment.com">www.ahadevelopment.com</a>
	AZ2 Lofts					
	Overlook at Lake Claire			12	2007	3 & 4 br
	Sutherland Corner			16	2007	3 & 4 br
	Neoterra Homes			9	2007	3 br townhouses
	<b>station totals</b>	<b>37,325</b>	<b>-</b>	<b>107</b>		
E7.5	Old Avondale					
	Downtown Master Plan (new space)	73,000	75,000	250		<a href="http://www.avondaleestates.org">www.avondaleestates.org</a>
	<b>station totals</b>	<b>73,000</b>	<b>75,000</b>	<b>250</b>		
SOUTH LINE		retail sf	office sf	res. units	delivery	notes
S1.5	Mechanicsville					
	Columbia at Mechanicsville			174	2008	1,2,3 br apartments
				155	2008	1 br senior housing
	Windsor & Fulton			25		lots
	Ira @ Eugenia			11		
	<b>station totals</b>	<b>-</b>	<b>-</b>	<b>365</b>		
S2.5	Murphy Crossing					
	none					
	<b>station totals</b>	<b>-</b>	<b>-</b>	<b>-</b>		
S4.5	Jefferson Park					
	Jefferson Station @ Buggy Works		70,000		2008	<a href="http://www.ga-eastpoint.civicplus.com">www.ga-eastpoint.civicplus.com</a>
	<b>station totals</b>	<b>-</b>	<b>70,000</b>	<b>-</b>		
WEST LINE		retail sf	office sf	res. units	delivery	notes
W3.5	Hunter Hills					
	none					
	<b>station totals</b>	<b>-</b>	<b>-</b>	<b>-</b>		

PROCTOR CREEK LINE		retail sf	office sf	res. units	delivery	notes
P3.5	Simpson					
	Washington Manor			11	2007	
	Vine Square	4,000	4,000			
	<b>station totals</b>	<b>4,000</b>	<b>4,000</b>	<b>11</b>		
NORTH LINE		retail sf	office sf	res. units	delivery	notes
N5.3	Uptown					
	2 Peachtree Pointe	15,000	275,000		2007	
	Uptown Heights	10,000		350	2015	
	Ansley Uptown	10,000		64	2010	
	Rhodes Center	25,000			2012	
	Rhodes Uptown	15,000		100	2012	
	SCAD			571	2010	1000 students/1.75 per unit
	Peachtree Christian Church			500	2010	
	Peach condos			75	2007	<a href="http://www.peachcondos.com">www.peachcondos.com</a>
	<b>station totals</b>	<b>75,000</b>	<b>275,000</b>	<b>1,660</b>		
N5.7	Armour					
	Armour Heights			372	2007	
	Peachtree Hills Place			266	2009	<a href="http://www.peachtreehillsplace.com">www.peachtreehillsplace.com</a>
				8	2009	3+ br houses
				36	2009	assisted living
	WXIA headquarters		70,000		2008	
	The Brownfield Group		12,000		2008	
		40,000			2009	
	Alliance Residential Co		8,000	221	2009	1,2,3 br
	<b>station totals</b>	<b>40,000</b>	<b>90,000</b>	<b>903</b>		
N6.5	Miami Circle					
	none					
	<b>station totals</b>	-	-	-		
NORTHEAST LINE		retail sf	office sf	res. units	delivery	notes
NE8.3	Oglethorpe					
	Brookhaven Place	600,000		1,500	2008	
		75,000	150,000		2010	
	Oglethorpe residence hall			86	2007	150 students/1.75 per unit
	<b>station totals</b>	<b>675,000</b>	<b>150,000</b>	<b>1,586</b>		
NE9.5	Old Chamblee					
	Heritage Lofts	7,500		16	2007	
	The Atrium @ Heritage Lofts	7,500		32		
	The Battery			192		
	Chamblee Sr Apartments			65		
	Chinatown Mall Phase II	65,000				
	International Village	112,000				
	Lofts on Antique Row	21,000	21,000	166	2009	
	<b>station totals</b>	<b>213,000</b>	<b>21,000</b>	<b>471</b>		