

This improved coordination allows the following benefits:

- Improved understanding of roles and responsibilities;
- More efficient planning and development of streets;
- Expedited project delivery and reduced project delays;
- Promotion of consistent policies to facilitate harmony among stakeholders; and
- Provision of cost-effective engineered solutions which are suitable for the local conditions.

2.3.2 Reduced Land Take

Conventional approaches to utility corridors selection typically place less emphasis on the direct impact on RoW land take and the resulting land costs. The Manual encourages all stakeholders to adopt standard utility corridor widths while still meeting all urban street requirements.

The cost-benefit analysis for the development studied indicated a significant reduction (up to 26%) on RoW land take. This highlights the benefits that may be achieved through applying these standards and guidelines to new developments, through additional land becoming available for investment.

The analysis also showed a strong correlation between application of the standards and guidelines presented in these manuals and cost savings on construction, replacement, repair and maintenance.

2.3.3 More Liveable Communities

The reduction in land take and the focus on creating Complete Streets result in a safer, more walkable community. The narrower RoWs allow for the creation of inviting public spaces and an improved Pedestrian Realm, as illustrated in Figure 2.1.



Figure 2.1: Example of a Complete Street in a residential development in Abu Dhabi