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STATION TYPOLOGIES

Typologies

The TOD Framework Master Plan classifies the various stations along the MetroLink system in a series of typologies as outlined on the pages that follow. These typology classifications generally tie with the organization of typologies for a number of other light rail systems around the country.

The establishment of station typologies serves to provide local communities and Metro, the regional light rail transit provider, with a common vocabulary to describe the type and intensity of development envisioned at each station. The idea of station typologies suggests that transit-oriented development is not a one size fits all proposition, but rather that development can be tailored to the desires of the local community and the needs of the land uses and institutions served by each particular station.

Downtown Typology

Downtown represents the primary center of economic and cultural activity in any region and is characterized by a dense mix of housing and employment types, retail and entertainment that cater to the regional market. Downtowns are served by a rich mix of transit modes that support all of this activity, including high capacity regional rail and bus, and local-serving bus.

Major Urban Center Typology

Major Urban Centers contain a mix of residential, employment, retail and entertainment uses, usually at slightly lower densities and intensities than in regional centers. Destinations draw residents from surrounding neighborhoods. These centers serve as commuter hubs for the larger region and are served by multiple transit options, often including rail and high-frequency regional bus or bus rapid transit (BRT) as well as local-serving bus. Many major urban centers have retained their historic character, having preserved both historic buildings and street networks.

Neighborhood Typology

Neighborhood stations include primarily residential areas that are well-connected to local transit as well as the regional transit network. Housing is usually mixed with local-serving retail. Commercial uses are limited to small businesses or some small-scale industry. Development is often oriented along a well-connected street grid that is served by a secondary transit network. Transit is often less of a focal point for activity here than in the Urban Center, Suburban Town Center, or Downtown stations, and stations may be located at the edge of two distinct neighborhoods.

Suburban Town Center Typology

Suburban Town Centers contain a mix of residential, employment, retail and entertainment uses. Suburban centers can serve as both origins and destinations for commuters. They are typically connected to the regional transit network and include a mix of transit types – regional rail and bus, BRT, and local bus – with high-frequency service. Development here may be more recent than that found in urban centers or Downtown, and there are more single-use employment areas and residential neighborhoods.

Campus/ Special Event / Special Purpose Typology

Special purpose or special event station areas are often single-use and may be focused around a major institution such as a university, or an entertainment venue such as a stadium. Transit stations tend to not represent the key focus of economic activity. Secondary transit service may be infrequent and focused on the stations. Development around these stations tends to be more recent and the street grid may be less connected than in older neighborhoods.

The following table outlines the typology assigned to each of the 37 MetroLink stations.

STATION	JURISDICTIONS WITHIN 1/4 MILE	DOWNTOWN	MAJOR URBAN CENTER	NEIGHBORHOOD	SUBURBAN TOWN CENTER	CAMPUS / SPECIAL EVENT / SPECIAL PURPOSE
RED LINE - MISSOURI						
Lambert Terminal 1	St. Louis County, Edmundson					•
Lambert Terminal 2	St. Louis County, Woodson Terrace					•
North Hanley	Bellerive, Berkeley				•	
UMSL North	Normandy and Bellerive			•		•
UMSL South	Normandy			•		•
Rock Road	Wellston, Normandy, Pagedale			•		
Wellston	Wellston, Pagedale, University City			•		
Delmar Loop	STL City		•			
BLUE LINE - MISSOURI						
Shrewsbury	St. Louis City, Shrewsbury			•		
Sunnen	Maplewood				•	
Maplewood-Manchester	Maplewood				•	
Brentwood / I-64	Richmond Heights, Brentwood				•	
Richmond Heights	Richmond Heights			•		
Clayton	Clayton		•			
Forsyth	Clayton, Univ City			•		
Big Bend	University City			•		
Skinker	Clayton, St. Louis County, Univ City, St. Louis City			•		
RED AND BLUE LINES - ST LOUIS CITY, MO						
Forest Park	STL City			•		
Central West End	STL City		•			
Grand	STL City			•		
Union Station	STL City		•			
Civic Center	STL City		•			
Stadium	STL City					•
8th and Pine	STL City	•				
Convention Center	STL City	•				
Laclede's Landing	STL City	•				

STATION	JURISDICTIONS WITHIN 1/4 MILE	DOWNTOWN	MAJOR URBAN CENTER	NEIGHBORHOOD	SUBURBAN TOWN CENTER	CAMPUS / SPECIAL EVENT / SPECIAL PURPOSE
ILLINOIS STATIONS						
East Riverfront	East STL		•			
5th and Missouri	East STL	•				
Emerson Park	East STL			•		
JJK	East STL			•		
Washington Park	East STL, Washington Park, St. Clair County			•		
Fairview Heights	Fairview Heights, East STL				•	
Memorial Hospital	Belleville, St. Clair County			•		
Swansea	Swansea			•		
Belleville	Belleville			•		
College (SWIC)	Belleville, Shiloh, St. Clair County				•	•
Shiloh Scott AFB	Shiloh					•

Example Transit Oriented Developments

The following are examples of station area developments from around the country, which provide a sense of the level and character of development envisioned within the St. Louis system according to the various station typologies. These station typologies provide a framework for future public discussion about station area development in local communities and a guide for creating appropriate zoning standards.

TRANSIT ORIENTED DEVELOPMENT | Comparable Stations

Riverfront Park / Union Station | Denver, Colorado



STATION OVERVIEW:

EXAMPLE STATION TYPE: DOWNTOWN

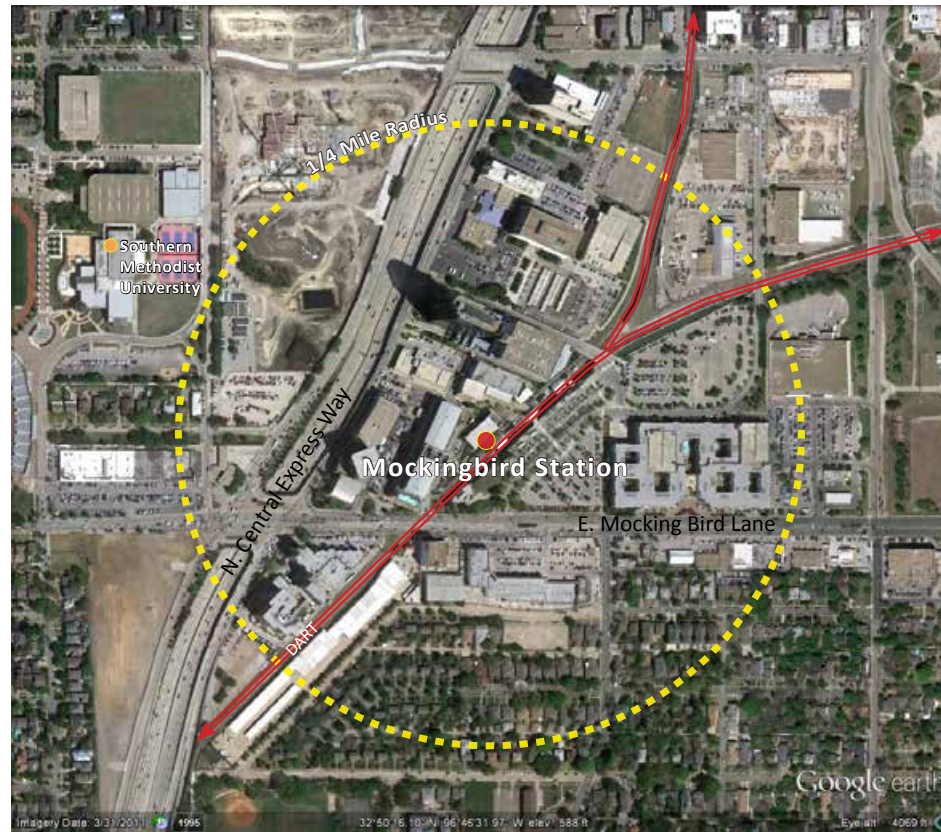
Denver's Union Station and adjacent Riverfront Park transit oriented development serves Amtrak, two light rail lines and an underground bus terminal. It is the regional multi-modal hub of Denver's new FasTracks rail network being developed by the Regional Transportation District. The Riverfront Park/ Union Station area is responding to interest in higher-density, mixed-use development centered around transit options.

- Retail, office, and residential development
- Promotes pedestrian mobility
- Various entertainment uses (taverns, night clubs)



TRANSIT ORIENTED DEVELOPMENT | Comparable Stations

Mockingbird Station | Dallas, Texas

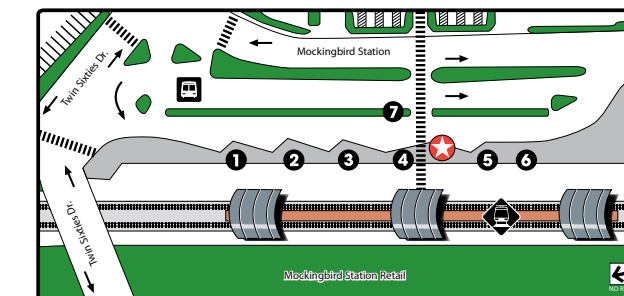
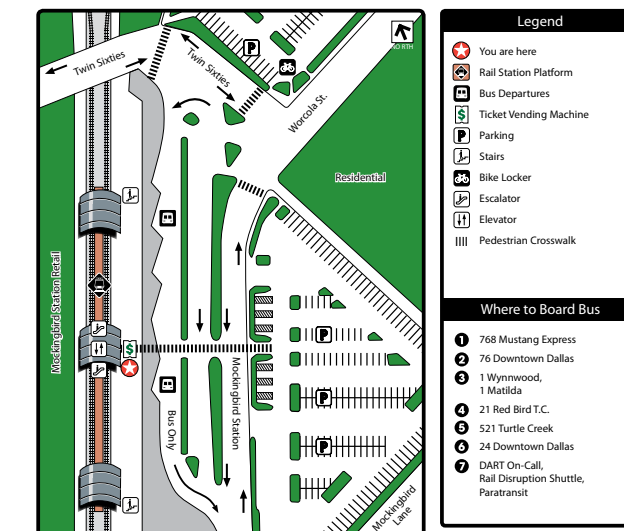


STATION OVERVIEW:

EXAMPLE STATION TYPE: MAJOR URBAN CENTER

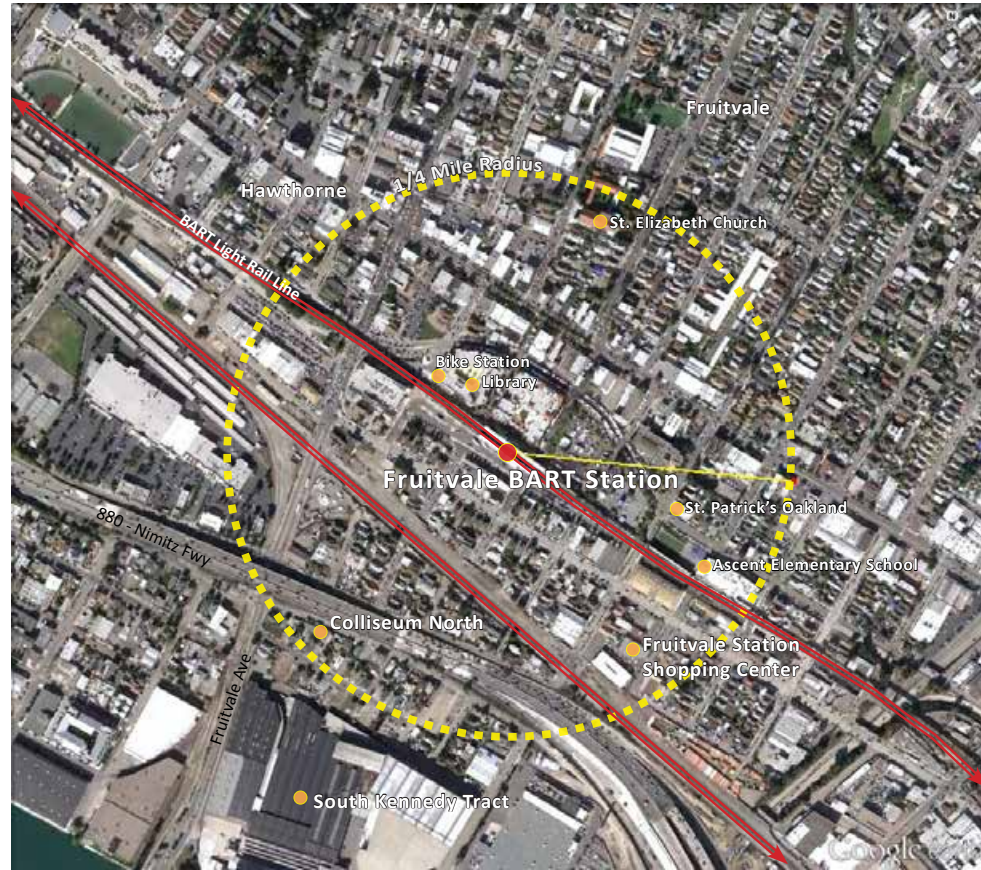
Located four miles north of downtown Dallas along the North Central Expressway (a freeway connecting Downtown to the northern suburbs), Mockingbird Station is a mixed-use village linked directly to a light rail stop along for the Dallas Area Rapid Transit (DART) system.

- Located across the expressway from the campus of Southern Methodist University (SMU)
- Includes a mixture of apartment loft residential units, office space, and commercial space including retail shops, a theater, and restaurants
- Includes a Radisson hotel and a Lifetime Fitness outlet
- On-street connection to the Katy Trail, a regional trail system in the Dallas area
- Station area includes a drop-off and pick-up area and bicycle rack facilities



TRANSIT ORIENTED DEVELOPMENT | Comparable Stations

Fruitvale Station | Oakland, California



STATION OVERVIEW:

EXAMPLE STATION TYPE: NEIGHBORHOOD STATION

The Fruitvale transit station along the Bay Area Rapid Transit light rail line in Oakland, California serves a historically lower income neighborhood with a significant base of minority populations. Over the last fifteen years, a consortium of community groups and non-profit organizations have collaborated with local governments, the local transit agency, and private sector developers to create a new transit village to serve the neighborhood. The design for the Fruitvale Station area includes the following:

- A mixture of housing, retail, and offices
- A "Main Street" of retail and offices clustered around the BART station
- Community services including a library, a child care facility, and a pedestrian plaza
- Bicycle accommodations including bike racks and storage lockers
- Buildings of two to three stories in height, in keeping with the context of the surrounding neighborhood
- Surface parking areas that could convert to further development in later stages, as the neighborhood gains economic strength



TRANSIT ORIENTED DEVELOPMENT | Comparable Stations

Bloomington Central Station | Bloomington, Minnesota



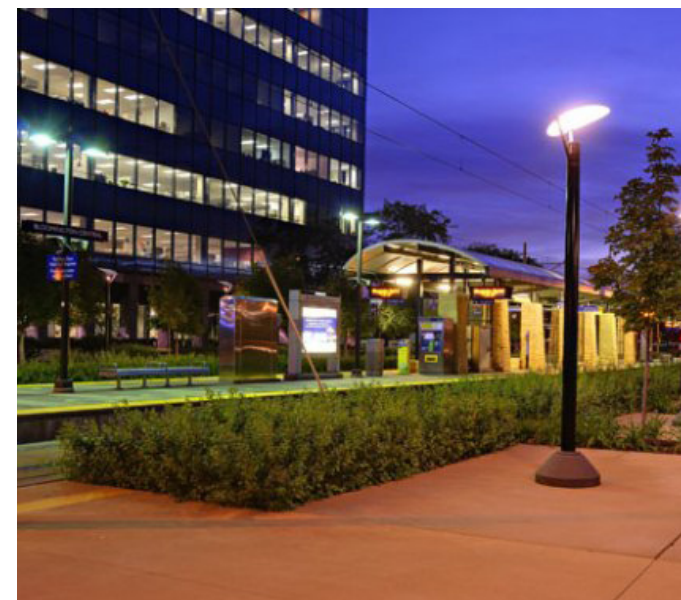
STATION OVERVIEW:

EXAMPLE STATION TYPE: SUBURBAN TOWN CENTER

Bloomington Central Station along Minneapolis's Hiawatha Light Rail Line is the focal point of a \$700 million development project which has been underway since 2005. The 50 acre mixed use transit oriented development project is located between Downtown Minneapolis and the Mall of America. The development seeks to create a unique suburban community that can benefit from the conveniences of city living and transit connections reaching throughout the metro area. When complete, the development will provide over 7,000 jobs and homes for over 2,000 residents.

Bloomington Central Station area includes the following:

- High density residential - includes affordable housing units and multi-family housing located on the site of a former large surface parking area
- Hotel and Retail uses
- Office (includes the existing office tower of HealthPartners, a major insurance provider)
- Parks and common space - includes the 1.9 acre Bloomington Central Station Park
- A pedestrian-focused style plaza
- Station is adjacent to the Minnesota Valley National Wildlife Refuge



Approved Master Plan

TRANSIT ORIENTED DEVELOPMENT | Comparable Stations

Pico / Aliso Station | Los Angeles, California



STATION OVERVIEW:

EXAMPLE STATION TYPE: SPECIAL EVENTS

Pico Station, located in the Boyle Heights neighborhood of Downtown Los Angeles serves two of Los Angeles County's Metro Rail Lines with connections to a third line one block away. The station serves a number of entertainment and special events venues including the Staples Center (home to the L.A. Lakers), the Los Angeles Convention Center, the Fashion Institute, California Hospital Medical Center, and the L.A. Live Entertainment Complex.

- Serves special events, sporting and cultural events
- High density residential, including the new Met Lofts building which offers one and two bedroom rental apartments in close proximity to the station
- Restaurants and shopping are within a short walk
- Two large surface parking lots serve the entertainment venues adjacent to the transit station

