

Request for Proposals — Consultant Services

Transit-Oriented Development (TOD) Plan
The City of Shaker Heights, Ohio
Submittal Deadline: August 9, 2006

Invitation

The City of Shaker Heights is seeking proposals from qualified and responsible multi-disciplinary firms or teams to prepare a transit-oriented development (TOD) plan for the Lee/Van Aken rapid transit station. This TOD plan will include a station improvement plan for the existing rapid transit station and an economic development analysis and land use/urban design plan for the immediate surrounding area.

The City is working closely with the Greater Cleveland Regional Transit Authority (RTA) in this project. Additional information about the City of Shaker Heights is available on the City's website at www.shakeronline.com, and additional information about RTA is available at www.rideRTA.com.

Background

The primary purpose of this transit-oriented development (TOD) planning study is to significantly leverage RTA's planned \$2.5 million access improvements to the Lee/Van Aken rapid transit station to support and enhance the City's economic development and smart growth goals. The City of Shaker Heights and RTA will work together to reconnect transit and land use — the basis of the city's original, historic development plan — and improve Shaker Heights' transit infrastructure in order to attract new development and new residents to the city.

Shaker Heights officials have worked hard over the past five years to implement elements of its *Strategic Investment Plan* (available at <http://www.shakeronline.com/Media/PDFs/Uploader/8222002142113sip.pdf>), which guides the City's economic development efforts. The \$60 million Shaker Town Center (the city block bounded by Lee Road, Van Aken and Chagrin Boulevards) private/public redevelopment is one of the first projects being implemented from the *Strategic Investment Plan*. This project includes: new high-density loft housing; new mixed-use development; improvements to the Shaker Town Center shopping center; construction of a new firehouse; and public road, streetscape, utility and public art improvements. All of this economic development activity is happening steps away from an RTA station that isn't easily visible from the street, doesn't feel safe, and isn't as well used as it could be.

The *Strategic Investment Plan* identifies the Lee/Van Aken intersection and its RTA station as a critical area for improvement in the city. It calls for improving pedestrian connections between the station and surrounding areas; creating a more active, street-level entrance for the station; and adding a retail link between the station and the nearby Shaker Town Center shopping center.

The TOD planning study will identify the steps necessary to implement this call to action, and is the next step in supporting the economic development work already completed or underway in the area. Improvements to the station and the surrounding area will make using RTA a more attractive transportation option for both Shaker Heights citizens and visitors. It will also help to attract new residents looking for a vibrant urban lifestyle.

Please contact the City of Shaker Heights Planning Department for the complete RFP:

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Please submit proposals to the Planning Department by 5:00 p.m.
Wednesday, August 9, 2006.