

*WELCOME TO THE  
PAYSON STATION AREA PLAN*

***PUBLIC VISIONING WORKSHOP***

JANUARY 12, 2023



# *PURPOSE OF TODAY'S MEETING*

*Background info for the Station Area*

*Goals for this Plan*

*Benefits to the Community*

*What is a TOD?*

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*Workshop to Help Define the Vision for the Station Area*

1/2 Mile Radius

Proposed  
FrontRunner  
Station

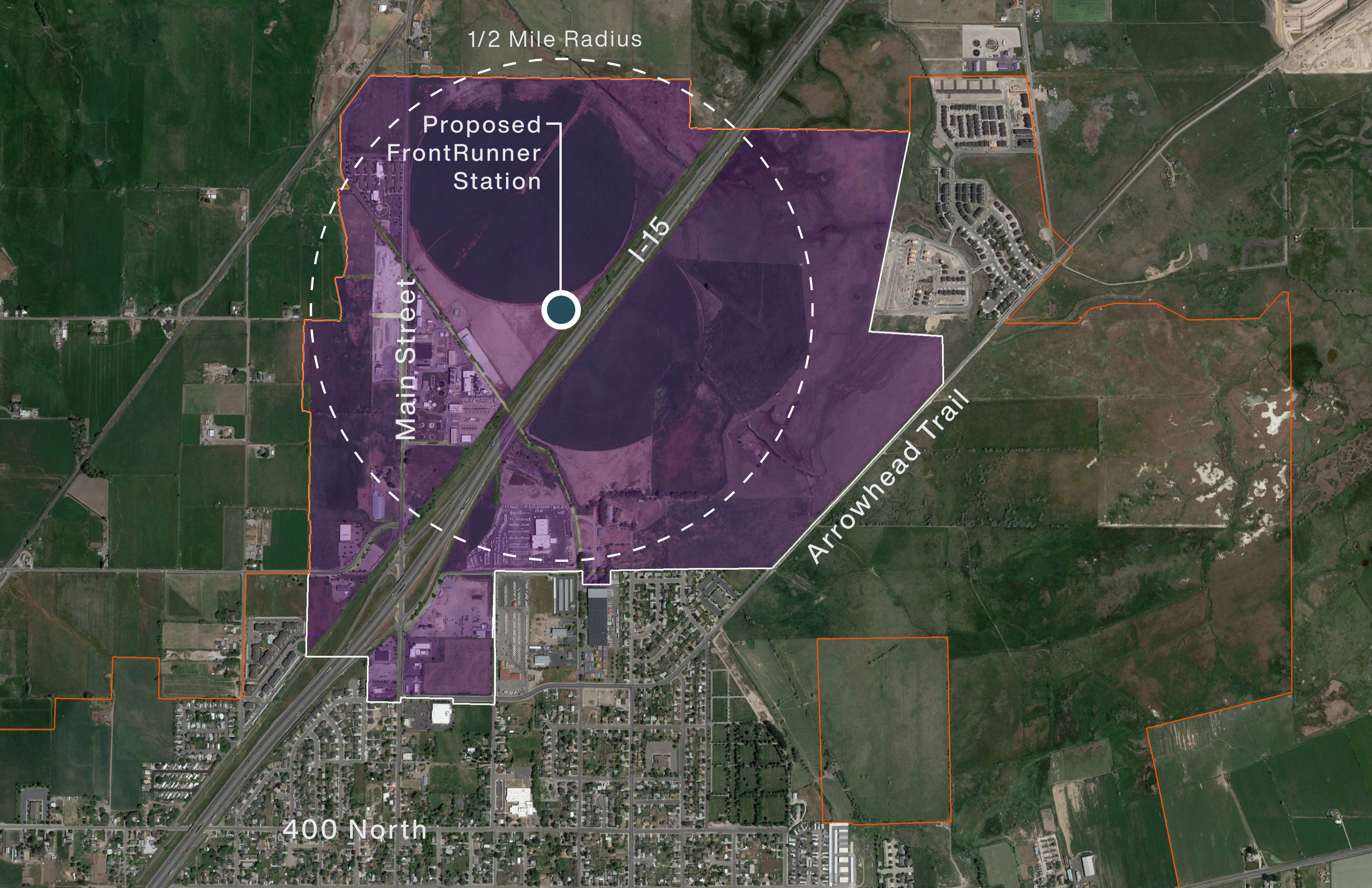


I-15

Main Street

Arrowhead Trail

400 North



# BACKGROUND

*Bamberger Ranch Plan (2011)*

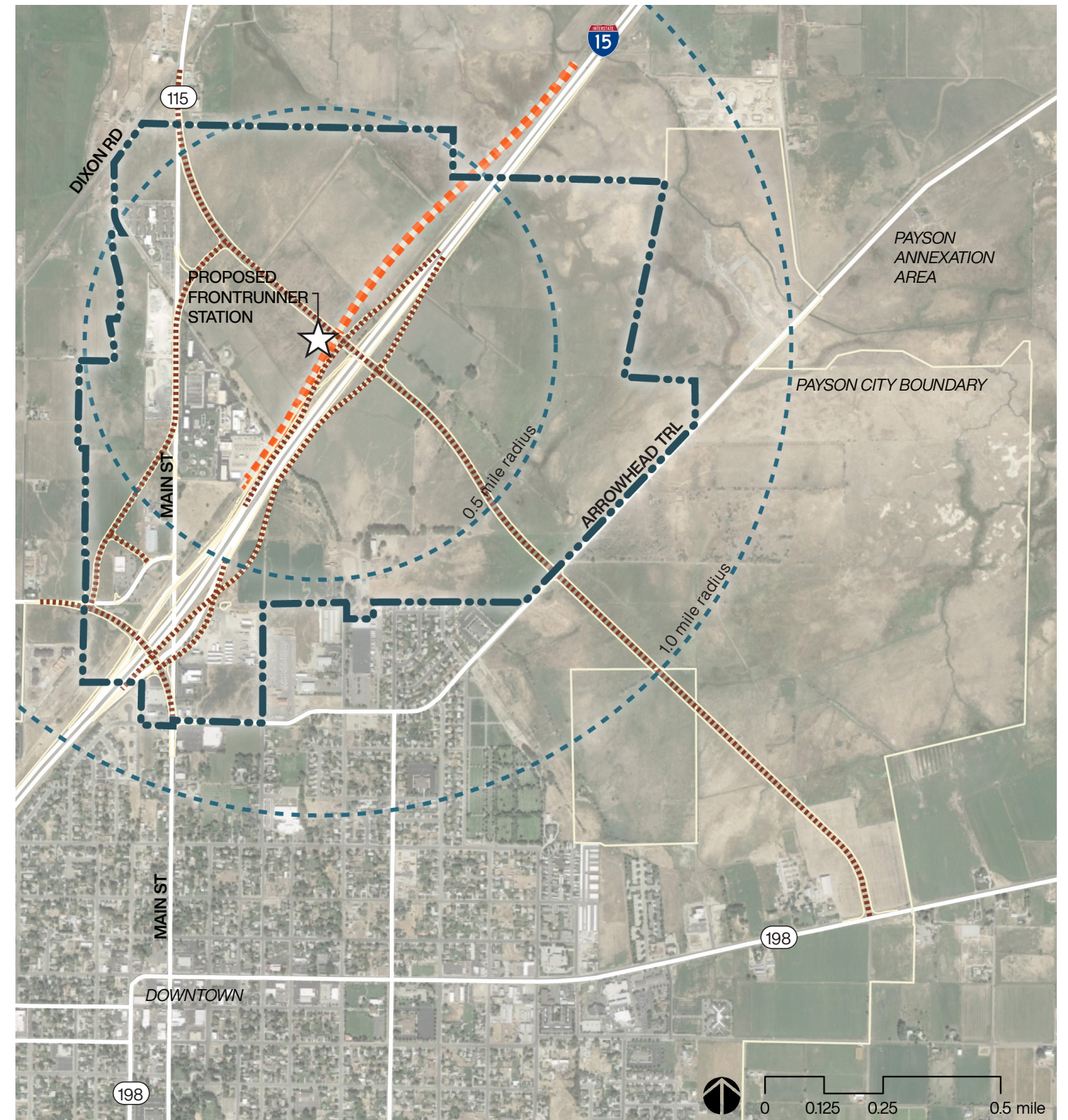
*FrontRunner Station*

*New Interchange*

*UVU Campus*



**BAMBERGER RANCH**  
P-C ZONE PLAN



**Legend**

- Planning Area
- City Boundary
- Proposed FrontRunner Extension
- Proposed Roads

# *THE NEED FOR THIS PLAN*

*Properly plan for the coming growth*

*Create a vision for the station area  
(Not changing the zoning)*

*Maximize the FrontRunner station as a community asset*

*Satisfy state requirements*



# *BENEFITS TO THE COMMUNITY*

*Transit connection to the Wasatch Front*

*UVU campus*

- Equestrian and other related facilities*

*Ideal location for growth within the city*

- Minimal impacts to existing neighborhoods*
- Planned with proper infrastructure to handle growth*

*Additional services and amenities*

*Economic development*



# WHAT IS TOD?

Transit-Oriented Development OR Transit-Oriented Communities

*Creating a complete community planned around a Transit Station*

*A place to live, work, play, shop and learn*

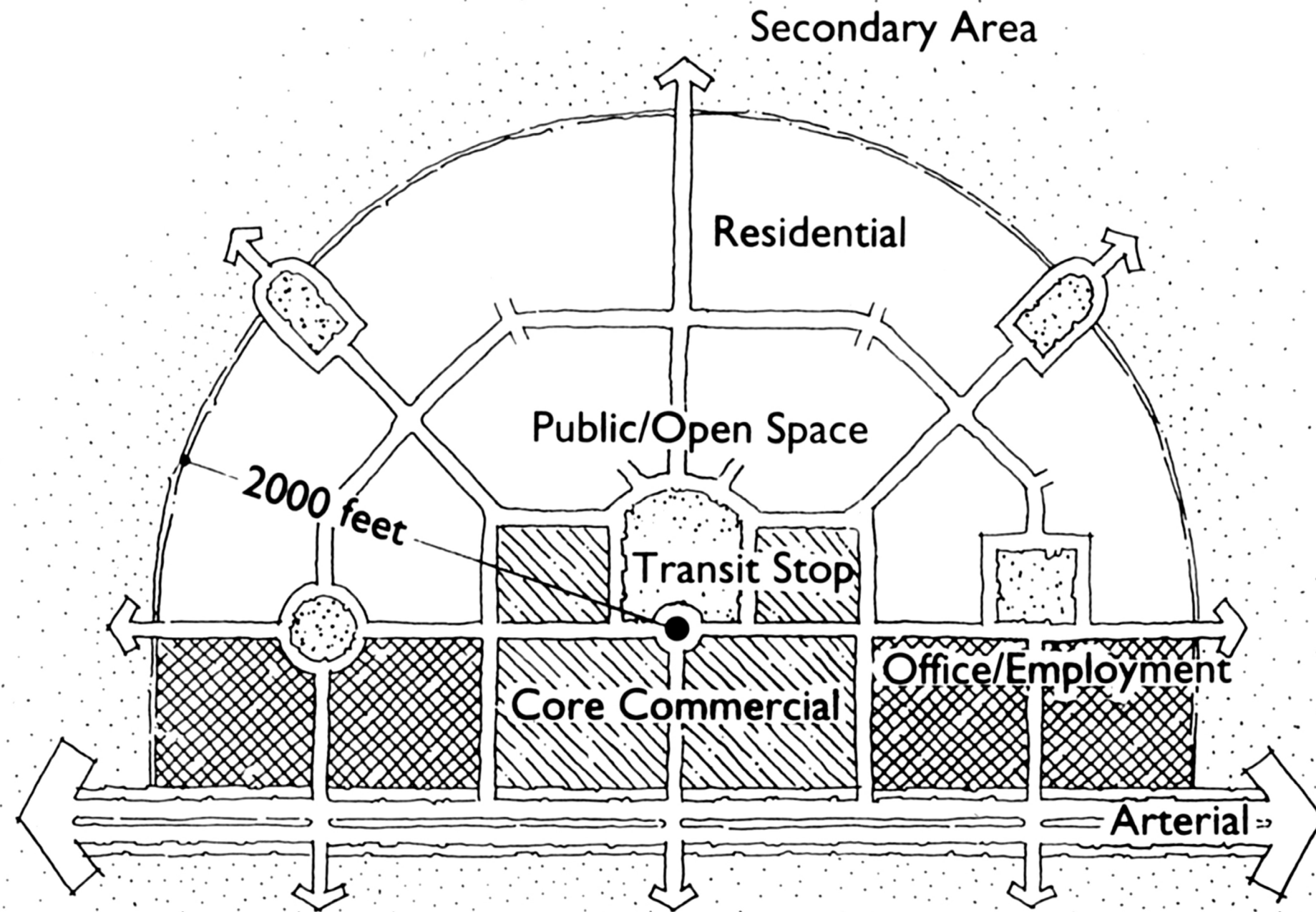
*Prioritizes walkability*

*Has a mixture of Land-Uses*

*Follows time-tested development patterns*



# *Transit-Oriented Planning Principles*





# *Orenco Station*



# *Wyandanch Village*



# ELEMENTS OF TOD



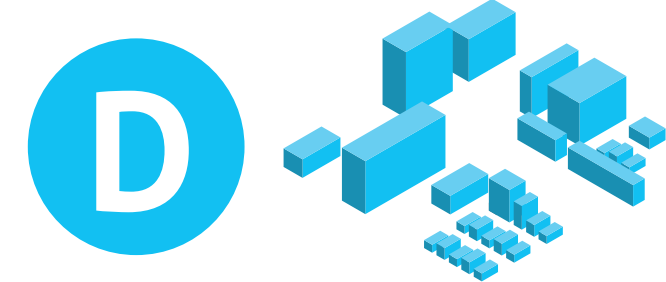
## Transit (Transportation)

The different transportation modes (transit, walking, bicycle, cars, taxis, etc.) and the infrastructure and amenities (lanes, parking spots, transit stops, stations, sidewalks, etc.) that allow residents to travel safely, conveniently, and comfortably whichever mode they choose.



## Oriented (Open Space)

The public spaces (plazas, patios, parks, sidewalks, etc.) that form the transition between transportation facilities and buildings, also known as 'the spaces between' where the life of the city plays out. Can be public or private property, but should be designed to be accessible, friendly, and fun for all.

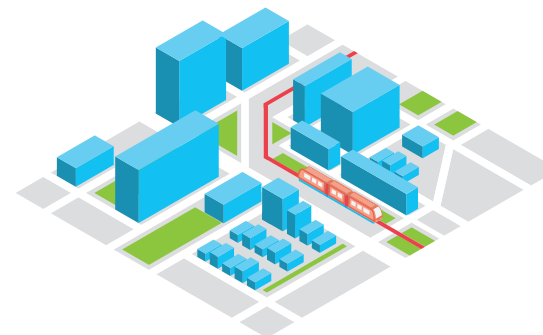
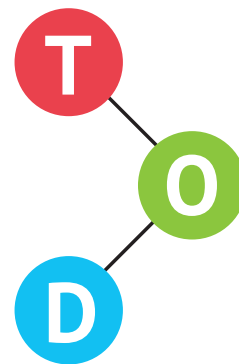


## Development (Buildings)

The built-up areas, primarily private parcels, where different human activities occur that support varied housing, employment, shipping, and other uses. In the TOD model, buildings should relate to and activate surrounding open spaces and support transit ridership by adequate density.

## T+O+D = TOD

TOD... the net result of the integration of transportation and land use planning is the pursuit of liveable communities that are compact, dense, mixed-use, walkable, engaging and resilient.



**Community**

***STAY UP TO DATE!***

*PaysonStationAreaPlan.com*

*Visit the project website over the next few months for additional information and updates, including additional engagement opportunities*

