Summary PDA Criteria/Guidelines Table

	EXISTING				RECOMMENDED CHANGES
PDA CRITERIA	Location	1) Within an existing community, defined as: an urbanized area, or an area within an urban growth boundary limit			No Change
		2) Housing growth anticipated, defined as: a community actively planning or considering to increase housing growth demonstrated by the jurisdiction's general plan, housing element, o via a specific planning process			
		3) Near transit, within .5 miles of: a) an existing ferry terminal or rail station, b) an existing bus/BRT route with minimum 20 min peak weekday headways, or c) a planned transit station (MTC Resolution 3434)			
PDA GUIDELINES	Size (acres)	minimum: 100 ac			minimum: 40 ac
		maximum: 500 ac			maximum: 640 ac
		outliers: n/a			outliers: must conform to the boundaries of an existing community plan
	Density (by placetype)	PDA Place Type	Housing Density Range (dwelling units per acre)	Employment Density Range (floor area ratio)	No Change
		Regional Center	75-300 du/ac	5.0 FAR	
		City Center	50-150 du/ac	2.5 FAR	
		Suburban Center	35-100 du/ac	4 FAR	
		Transit Town Center	20-75 du/ac	2 FAR	
		Urban Neighborhood	40-100 du/ac	1 FAR	
		Transit Neighborhood	20-50 du/ac	1 FAR	
		Mixed Use Corridor	25-60 du/ac	2 FAR	