NEW PARTNERS FOR SMART GROWTH CONFERENCE
Integrating Indicators of Smart Growth and Healthy Communities into Real Estate Listings

Moderator: Clark Wilson, EPA

February 4, 2011 | Charlotte, NC

Panelists:
Andrew Dannenberg, Centers for Disease Control
Neal Etre, IEc
Melissa Olson, Metrolist
Fantastic Value in Townhouse
(feels like single family house)

This end unit with gorgeous garden plus enclosed common ground pool is such a perfect setting you will think you are living in a single family home. Beautifully landscaped and updated including brand new roof, replaced windows with high efficiency glass and lots of space, 3 finished levels, 2 authentic master suites on upper levels plus 2 more bedrooms, 3 full baths, and spacious powder room. Main level family room opens to landscaped patio. Large kitchen has table space, also formal dining room and living room.

Go to my web site www.libbyross.com and browse through the pictures and you will agree with all I have written.

Libby Ross
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VAAR Top Producer
L&F Chairman's Club
Most Listings Sold

www.libbyross.com
703-284-9337

95 Rating on Walkscore.com
$350,000

Waterford House is a unique boutique-style condo with only 4 units per floor. Elegance, privacy, security and convenience are hallmarks here. Located minutes from the Nation's Capital in Crystal City's north end, you'll find a lush oasis amid urban amenities (including Metro). Our "must-see" 935 SF condo offers large rooms, beautiful new hardwood floors throughout, sumptuous all marble bath with soaking tub & separate shower, floor-to-ceiling windows opening to a 26 ft. balcony & courtyard views. Garage parking, too! This one is a winner!

1200CrystalDrive.com

Georgetown
$899,000
On the Canal

Jackie McLaughlin and Liz LeBlanc
An Unbeatable Team
When you combine the personal with the professional, you have the next best thing to perfect service...an unbeatable team.

30031120

OPEN SUN 912 1 4
schools. Dir: From I-66, North Glebe Road, Left Lost on right. Go to 5039125thStreeLo.com for photos.
Why?

- Compact, walkable neighborhoods have a variety of environmental benefits
  - Reduced reliance on cars produces less air pollution and greenhouse gas emissions
  - Preserves undeveloped land at city edge, protecting species habitat, water resources, etc.
- However, home buyers and sellers lack readily available information on key neighborhood characteristics
- MLSs and REALTORS® are in a perfect position to educate buyers and sellers about this important information
EPA and NAR Partnership

Creating Great Neighborhoods:
Density in Your Community

produced by Local Government Commission in cooperation with U.S. EPA

Real Strength. Real Advantages.

NATIONAL ASSOCIATION OF REALTORS®
The Voice for Real Estate

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Smart Growth Network Partner Organizations

American Farmland Trust
AIA
APA
Center for Neighborhood Technology
Congress for the New Urbanism
Enterprise
EPA
ICMA
Leaders at the Core of Better Communities
Local Government Commission
LISC
Helping neighborhoods build communities
Maryland Department of Planning
NACO
National Association of Counties
National Multifamily Housing Council
National Resources Defense Council
Northeast Midwest Institute
Sustainable Communities Network
Survive Transportation Policy Partnership
THE TRUST FOR PUBLIC LAND
The Conservation Fund
Urban Land Institute

Smart Growth America
Better Choices for Our Communities
National Trust for Historic Preservation
Rails to Trails Conservancy
Scenic America
About Smart Growth

The healthier a community, the better the environment for REALTORS®. Keeping a community attractive, livable, and functioning well is a complex task. Who better to be stewards of their community than REALTORS®? Whether your community is grappling with transportation and land use issues, crowded schools, or open space, or working to bring vacant properties back to productive use, NAR’s Smart Growth program has resources to help you and your association plant seeds that will pay dividends for years to come.

- Five Principles of Smart Growth
- Smart Growth FAQs

Note: The images are artists’ renderings that show how Smart Growth principles can transform underused areas into vibrant, healthy communities. The images of the Lansing, Michigan, waterfront were created by Urban Advantage to illustrate how a community might develop around a decommissioned and re-purposed power plant. The revitalized area could include housing, commercial development, and, eventually, a busy downtown area where people would venture both during the day and after dark.
Market research indicates that many households want:
- improved accessibility and shorter commutes,
- nearby shops and services, and
- good walking conditions and public transit services

Millenials and baby boomers are particularly interested in walkable places and are the two largest demographic cohorts
Findings: 1/3 want smart growth products

- Reviews of existing studies on consumer demand...
- Survey's conducted by Robert Charles Lesser & Co. LLC...
  - Consistently find that about a third of the market prefers smart growth products
    - Demand increases with shorter commute
  - Share of the market growing due to
    - Demographic trends and
    - Changing buyer preferences (lifestage changes)
What Americans Want: Growth OK if it's 'Smart'

Majority favor walkability, transit solutions

BY ROBERT FREEDMAN
Potential Role of MLS Systems

Why EPA and CDC want to integrate information on walkability and transit access into real estate listings:

- Provide clear information that homebuyers can use to compare locations
- Highlight amenities associated with walkable locations
- Ultimately realize public health and environmental benefits driven by consumer demand for walkable neighborhoods