Livability and sustainability have been identified as top priorities by three government agencies: the Department of Transportation, the Department of Housing and Urban Development, and the Environmental Protection Agency. In this inter-agency coordinated effort, transit systems are recognized as a bridge between urban and transportation development that plays a key role toward achieving the goal of livability and sustainability. While various transit development initiatives such as integrated transit-and-land development and transit-oriented development have been proposed, US transit systems still suffer from small coverage and low ridership, and their operations are often subsidized. In comparison, several foreign countries have successful transit development. Their success results in not only well-functioning and cost-effective transit systems but also more livable and sustainable communities. One particular strategy is to encourage (and subsidize) transit service providers to compete and invest in land development. This strategy helps to fortify the connection between transportation and urban development, which in turn benefits society in terms of livability and sustainability. This strategy might be a promising policy alternative that can be modified and applied in the US. The proposed research will investigate this strategy. The direct benefit of this strategy to the transit industry, its general economic impact, and policy reflections will be examined through a comprehensive literature review and interviews with field experts. At the completion of this study, a synthesis of this strategy and a summary of expert opinions will be prepared and insights for the transit-oriented development in US will be provided.

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