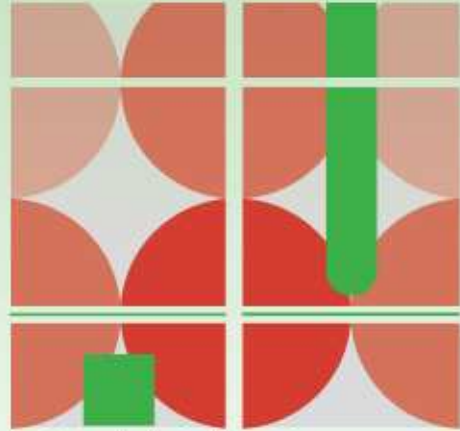


ACNU08



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6th – 9th February, 2008





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new urbanism's contribution to

housing affordability



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the emergency



NATIONAL AFFAIRS

Move to a suburb—and the world moves out with you. A case study in hypergrowth. BY DANIEL PEDERSEN, VERN E. SMITH AND JERRY ADLER

THE SALES BROCHURES DON'T LIE, because they show you a picture, a sweeping aerial view of forest stretching toward the distant skyline of Atlanta from the vicinity of VININGS ESTATES, FROM HIGH \$200S-500S. The table of travel times puts downtown 20 minutes away (a footnote points out that "times may vary in rush-hour traffic"), and the photos of "historic Vinings" in the sales office are not meant to suggest that homebuyers will actually be shopping in a quaint general store. The heroes are as crummed with luxuries as a Pharaoh's

tomb; the lots are wooded; the road is peaceful two-lane blacktop. It all conspires to make you fall in love with the place—which requires only that you close your mind to what it might look like in five years, when you're battling your way toward it past the Wal-Marts and Waffle Houses that its very existence will call into being.

Here, just outside Atlanta's I-285 beltway, is the front line of the great lifestyle struggle of the next century. It is taking the paradoxical form of a war not on poverty, but on affluence—or the way affluence is typically realized in America, in suburban enclaves that eat away at the countryside and promote the triple evils of sprawl: air pollution, traffic congestion and visual blight. Al Gore has made an anti-sprawl "livability agenda" the centerpiece of his presidential campaign, warning darkly of commuters who arrive home "too late to read a child a bedtime story." Most of the

Houses, houses everywhere: Atlanta's suburbs have the longest average commute of any city in the country.

town & country



A Classic 1000' Main Street: Ferndale, Northern Humboldt County

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where would you prefer to live?



where would you prefer to live?





We're driving ourselves crazy

Traffic stress is on the rise — and may be hazardous to health

By **ALFONSO CHARDY**
Herald Staff Writer

South Florida's traffic is driving motorists out of the front seat and onto the psychologist's couch.

"You wouldn't believe how many clients come in and traffic is the first thing out of their mouths," said Pennie Markus, a Boca Raton psychotherapist.

Our roads are getting to be sick, sick places. South Florida psychologists and psychotherapists say that traffic now ranks with money, love and jobs as one of life's major struggles.

■ TIPS FOR COPING WITH ROAD STRESS, 5A

"Traffic has become a distinct source of stress," said Eric Goldstein, a South Miami clinical psychologist who noticed an increase in traffic angst after Hurricane Andrew.

Congestion on South Florida's expressways went from bad to worse immediately after the 1992 hurricane. Many drivers think that roads are still more difficult to negotiate and the commute more miserable. In fact, metropolitan Dade County has ranked as the nation's fourth most congested area since 1988, accord-

ing to Texas A&M University.

Goldstein tells of a patient who suffered a panic attack when stuck in traffic on So. Dixie Highway.

"The driver simply turned off the car, removed the key, got out and walked away leaving the vehicle blocking traffic in the middle of the lane. The driver just couldn't take anymore."

The patient called Goldstein from a pay phone. Goldstein calmed the person, w

PLEASE SEE STRESS,

asked Circuit Judge returned immediately. Dedell also didn't "He knows how to work the system."

Road planners neglecting pedestrians, study finds

Associated Press

TALLAHASSEE — The nation's city planners are neglecting pedestrian safety in their design of high-speed arterial roads in busy commercial urban

per 100,000 population on arterial roadways — the highest in the state.

Orange was right behind with 11 deaths.

They were followed by Broward, 10; Hillsbor-

transportation alternatives



London, UK

transportation alternatives



London, UK

transportation alternatives

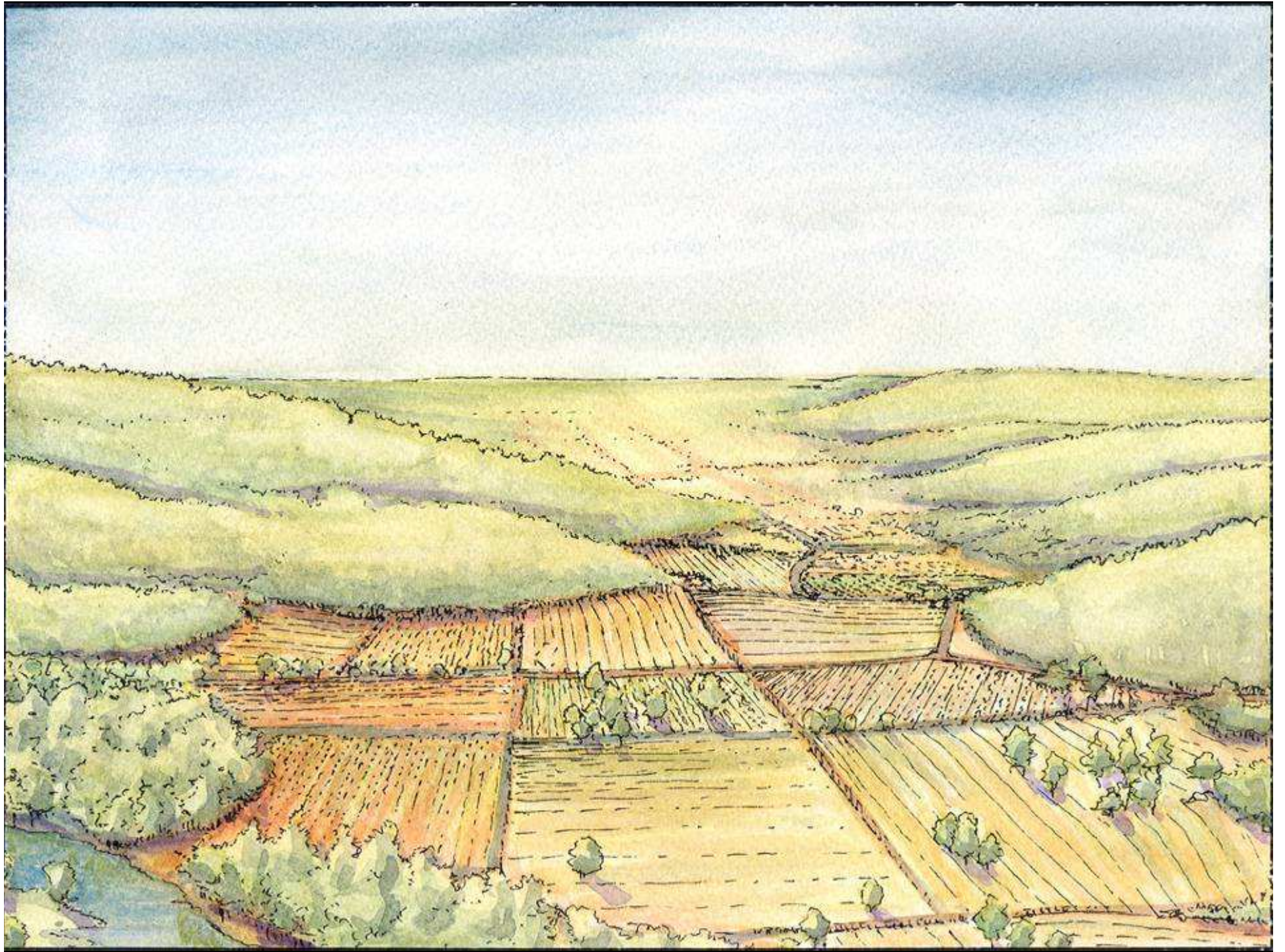


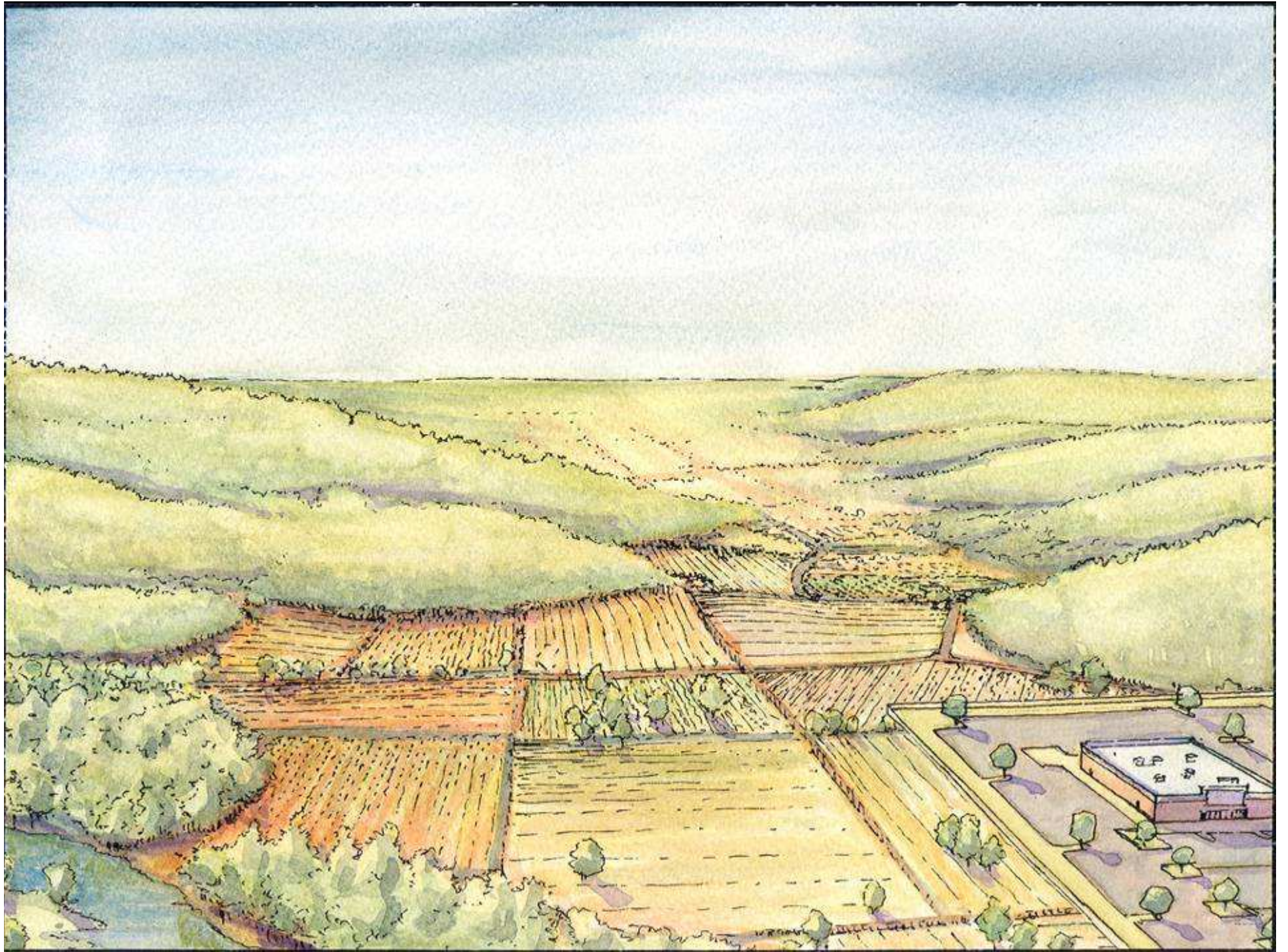
London, UK

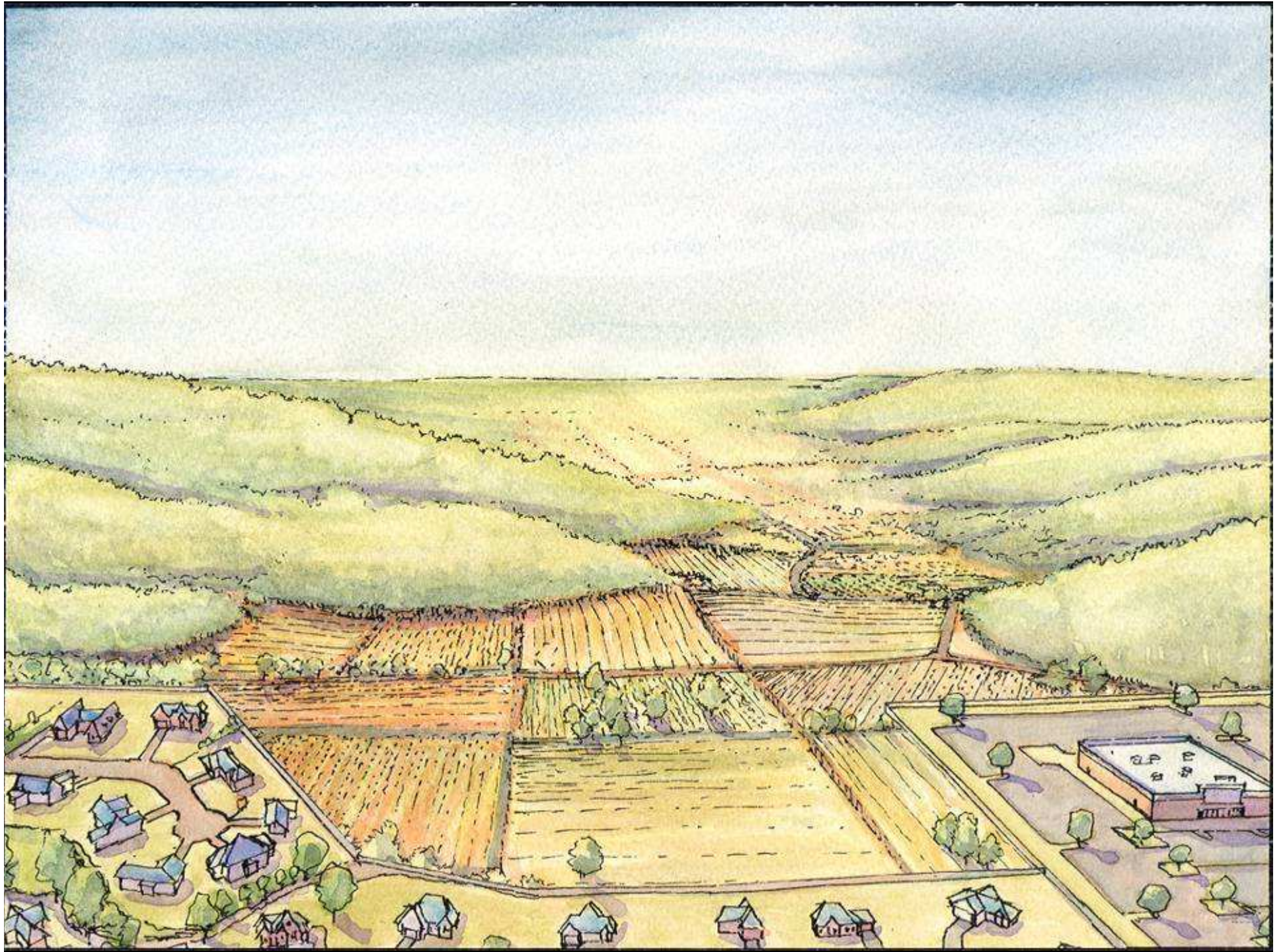
per-unit land cost, & unit size

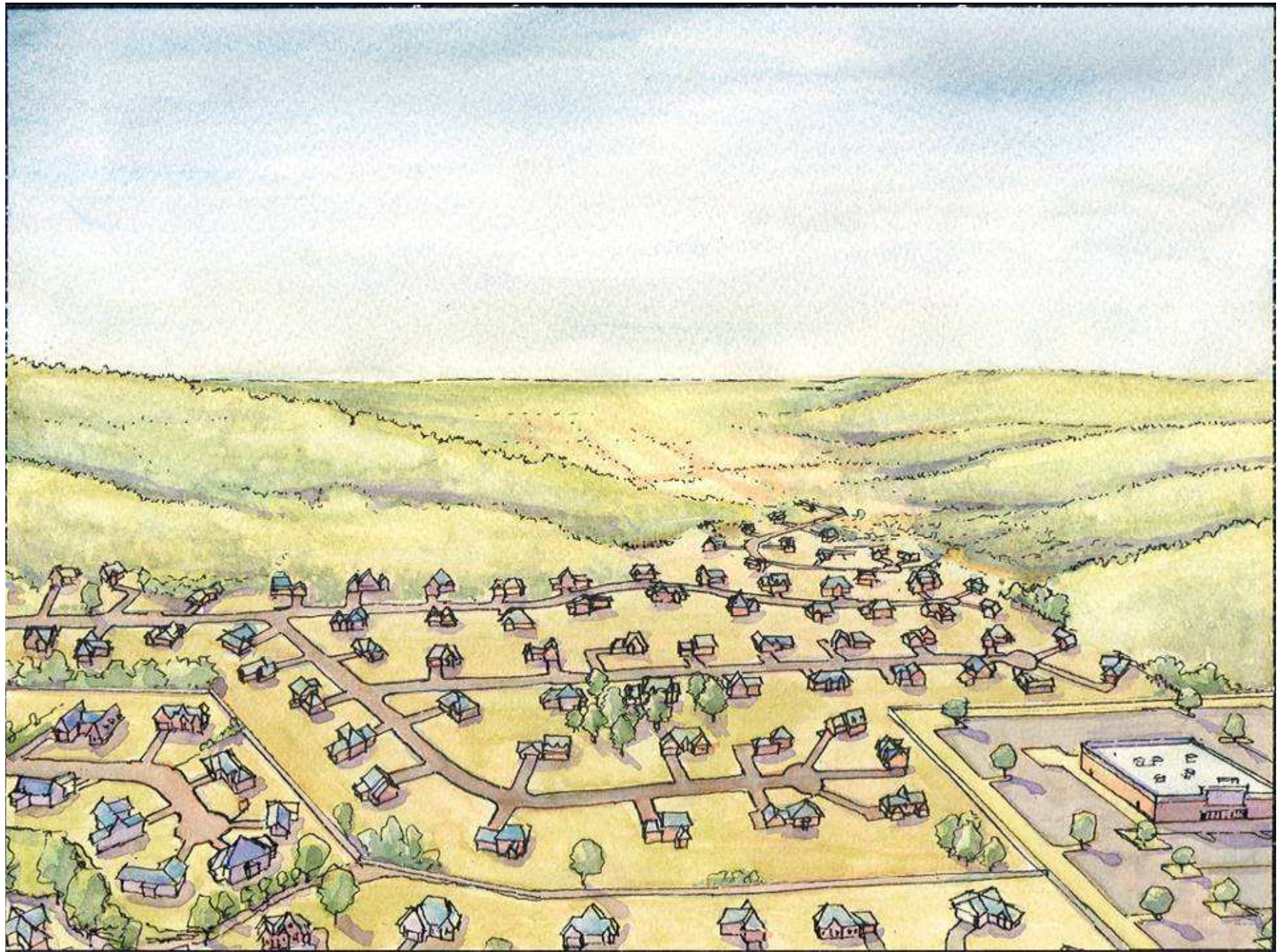


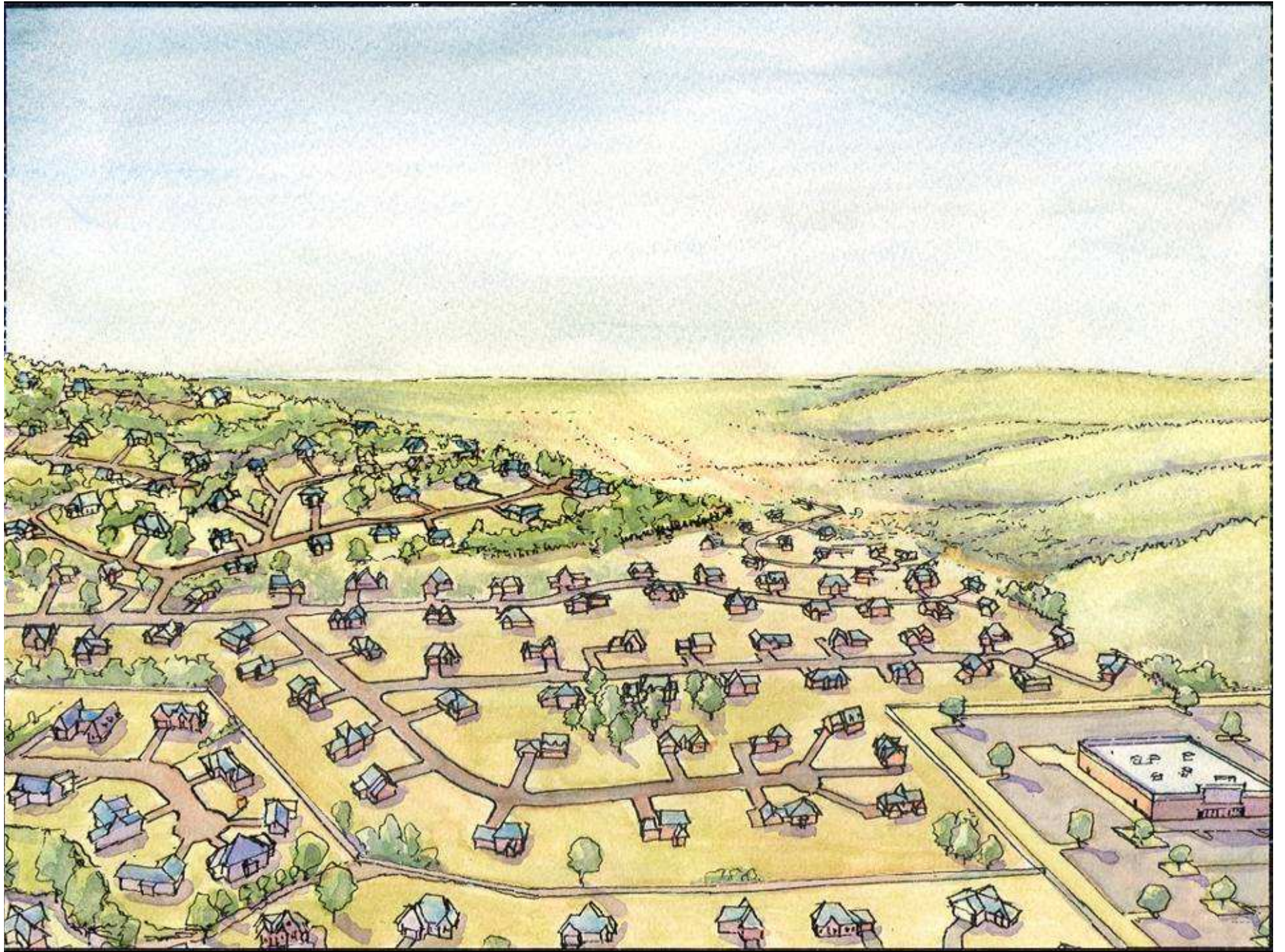
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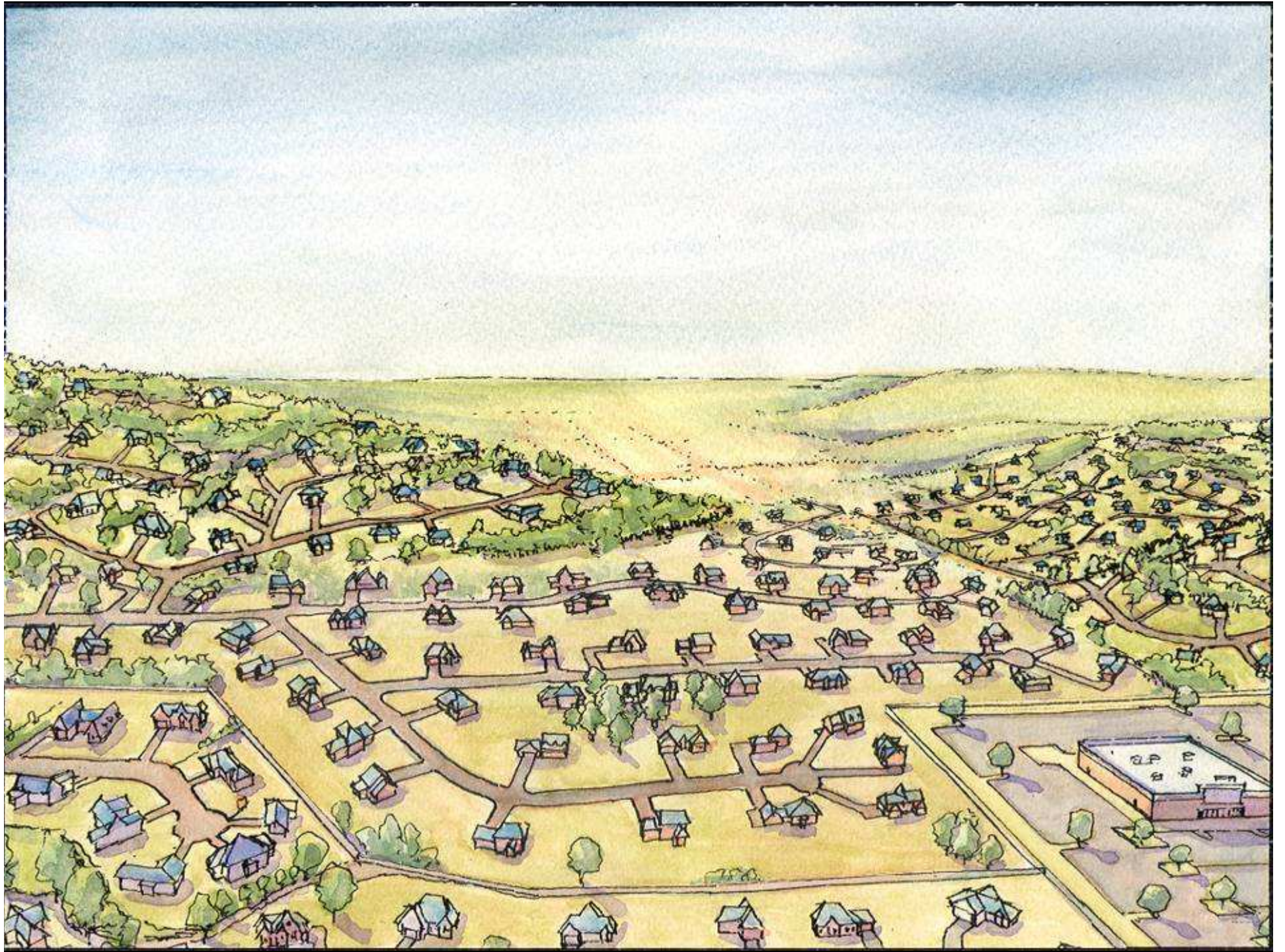


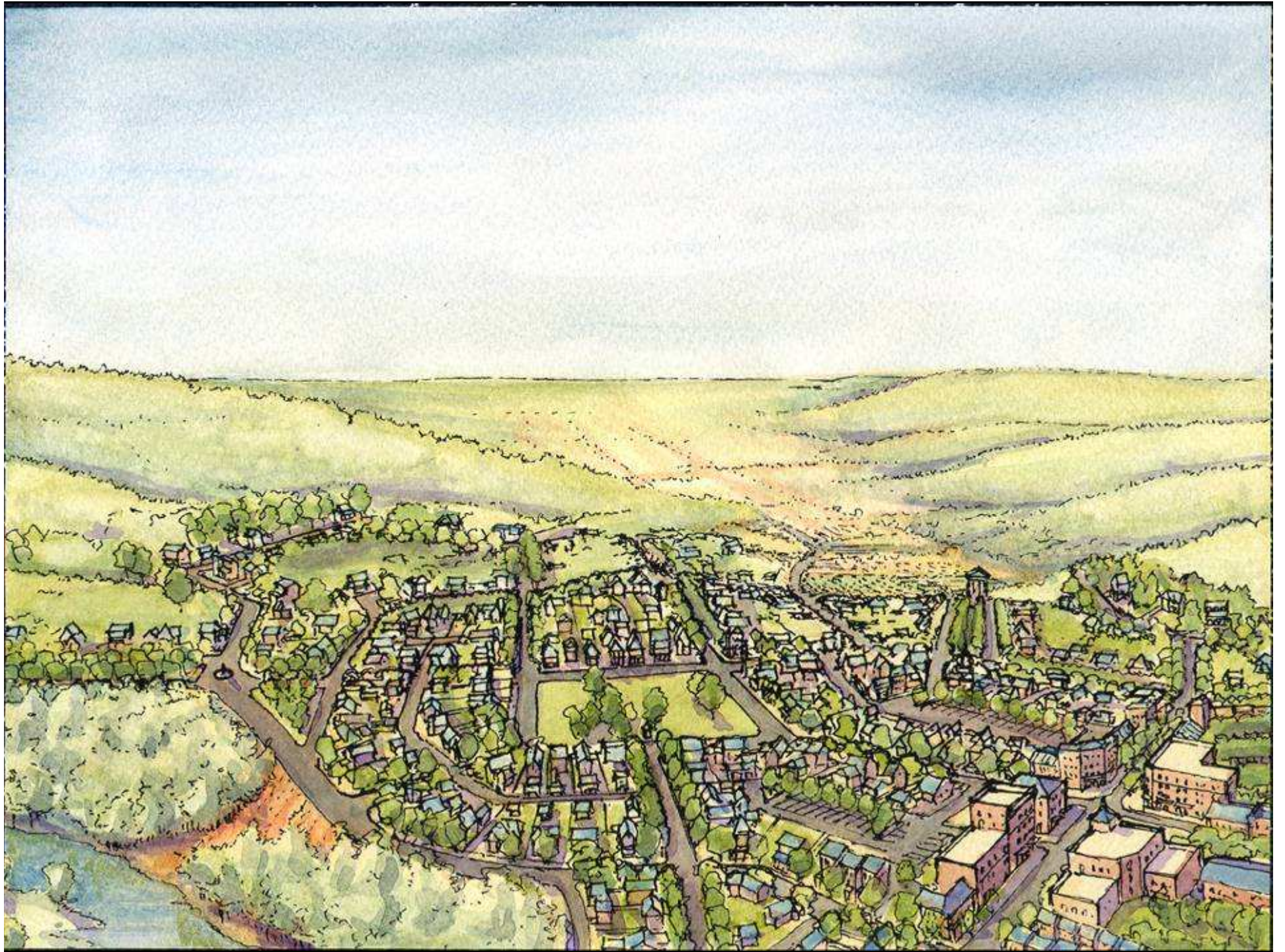












size matters



Historic fabric – Charleston, SC

size matters



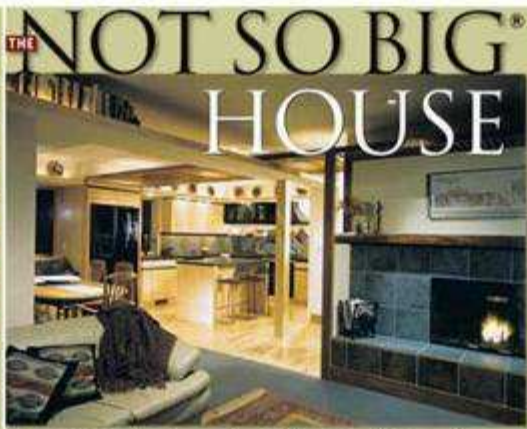
Historic fabric – Philadelphia, PA

size matters



Historic fabric – Savannah, GA

- Thinking Not So Big
- About Sarah Susanka
- Lectures & Presentations
- Books & Articles by Sarah
- Recommended Readings
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- New Urbanism
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- Not So Big Plans for Sale
- Home Professionals Directory



The Not So Big House books by Sarah Susanka, bring to light a new way of thinking about what makes a place feel like home—characteristics that many people desire of their homes and their lives, but haven't known how to verbalize.

SARAH SUSANKA TAKES A NEW BENT ON NOT SO BIG

Sarah Susanka

Author of Not So Big House

the not so big life



The Not So Big Life:

Making Room for what Really Matters

Sarah Susanka's *Not So Big House* series shows us how to change our lives by fully inhabiting our homes. *The Not So Big Life* takes this philosophy a giant step further, showing us how to change the way we live by fully inhabiting each moment of our lives. [Read more»](#)

The Not So Big Life is available from Amazon.com.

[Go to the Not So Big Life website»](#)

A MESSAGE FROM SARAH

The inspiration for The Not So Big House came from a growing awareness that new houses were getting bigger and bigger but with little redeeming design merit. The problem is that comfort has almost nothing to do with how big a space is. It is attained, rather, by tailoring our houses to fit the way we really live, and to the scale and proportions of our human form. Two must-read articles about this topic include *Cultural Creatives: The Rise of Integral Culture*, by Dr. Paul Ray and a recent interview with William McDonough in Newsweek magazine entitled *Designing The Future*.

Judging by the success of my books, the message resonates with the concerns of a lot of people. Please feel free to download Chapter 1 of *The Not So Big House* (1.4 MB PDF) or Chapter 1 of *Creating The Not So Big House* (4.1 MB PDF).

THE NOT SO BIG COMMUNITY

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NEWS & EVENTS



▶ Not So Big House **public television special** airing this summer and fall. [Click here for more information»](#)



the not So Big House – Sarah Susanka

variety



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diversity by design



Buffalo, NY

Charleston



Cultivating a diversified community: mixing uses & housing types in the center

size matters



Accessory Dwelling Units – Kentlands – Gaithersburg, MD

size matters



Accessory Dwelling Units

Katrina cottages



Katrina cottages



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The Lowe's Katrina Cottage Series

Mountain retreat, vacation cabin, guesthouse, permanent dwelling—the Katrina Cottage models are designed to take on many roles.

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See stores for additional options.

Purchase Katrina Cottage series blueprints at \$700 and all of your materials from Lowe's and receive a \$700 gift card for additional materials to offset blueprint cost. Download Gift Card Form

Floor Plan Options



For further blueprint information and materials consultation, please contact a commercial sales associate at your local Lowe's.

Katrina Cottage Info



- Customer Checklist
- FAQ
- Sale Centers
- Vendor List

Resources/Related Products



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 <p>Lowe's Katrina Cottage KC-697 Plan</p> <p>Item # 7388 Model # 7388</p> <p>\$700.00</p> <input type="button" value="Add to Cart"/> <p><input type="checkbox"/> Add To Compare</p>	 <p>Lowe's Katrina Cottage KC-416 Plan</p> <p>Item # 201860 Model # 416</p> <p>\$700.00</p> <input type="button" value="Add to Cart"/> <p><input type="checkbox"/> Add To Compare</p>	 <p>Lowe's Katrina Cottage KC-517 Plan</p> <p>Item # 202029 Model # 517</p> <p>\$700.00</p> <input type="button" value="Add to Cart"/> <p><input type="checkbox"/> Add To Compare</p>	 <p>Lowe's Katrina Cottage KC-576 Plan</p> <p>Item # 204132 Model # 576</p> <p>\$700.00</p> <input type="button" value="Add to Cart"/> <p><input type="checkbox"/> Add To Compare</p>

Katrina cottages schools



Katrina Cottage-inspired school – learningcottages.com

energy conservation

Street grid rotated to optimize building and block air infiltration

South facing roofs are used for energy production, and are unshaded between 9 AM - 4PM.

Prevailing Winds

Vegetation provides shade and reduces urban heat island effect.



Hāli'imaile, Maui, HI

market failure



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diversity in dwelling types



Cottage



Bungalow



House



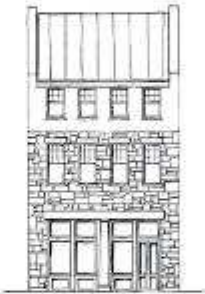
House



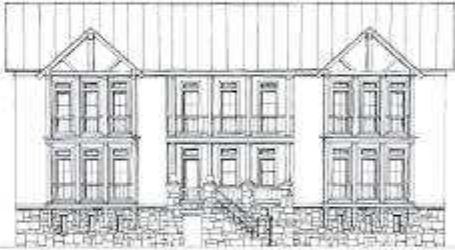
Duplex



Rowhouse



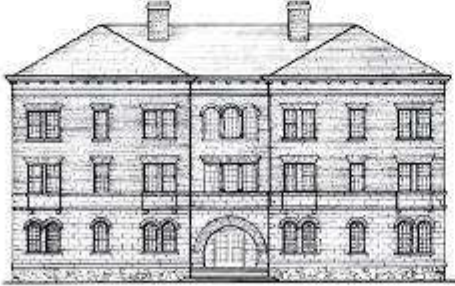
Live-work



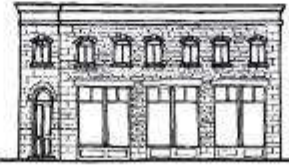
Courtyard



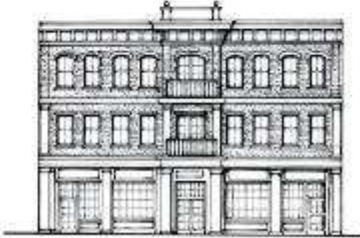
Mansion Apartment



Apartment House



Corner Store



Mixed-use Main Street Building

new traditional neighborhoods



Pulelehua Town, Maui, HI

rethinking social housing



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HOPE VI



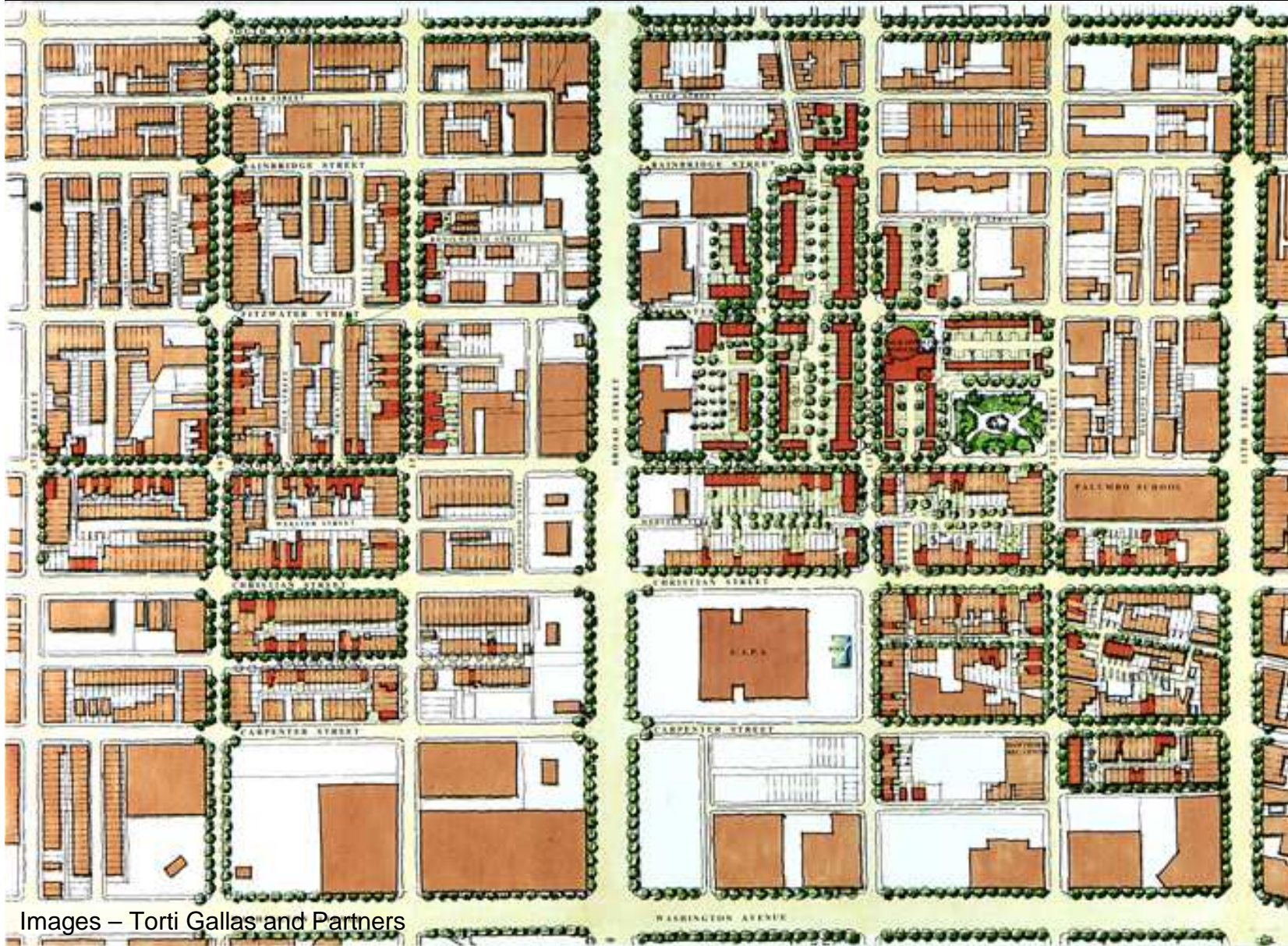
Before

After

Park Du Valle – Louisville, Kentucky – UDA

Images – Urban Design Associates

HOPE VI



Images – Torti Gallas and Partners

King Plaza – Philadelphia, Pennsylvania – Torti Gallas and Partners

HOPE VI



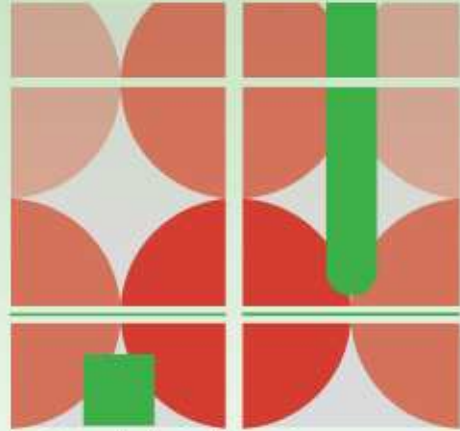
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