

U.S. Coronavirus Blog: House Passes \$3T Aid; States Flub Testing  
(<https://patch.com/georgia/decatur/s/h45ad/u-s-coronavirus-blog-house-passes-3t-aid-states-flub-testing>)

Business (<https://Patch.Com/Georgia/Decatur/Business>)

## Study: Decatur's Walkability is Linked to Economic Success

Urban sprawl will be replaced by walkable communities.

By Peralte Paul, Patch Staff (<https://patch.com/users/peralte-paul>)  
Oct 5, 2013 2:18 am ET

Like 0 Share (<https://patch.com/georgia/decatur/amp/18927120/study-decatur-walkability-is-linked-to-economic-success>)

Reply



title=Study%20-%20Urban%20Sprawl%20Life%20Really%20Is%20Better%20Inside%20the%20Perimeter.&economic%20Success)



George Washington University's School of Business released a study this week that highlights Decatur's walkability as a model (<https://>

promotes economic activity.

ymca-

In fact, the Walkable Urban Places study, written by Chris Leinberger, found there are 24 such regions inside the Perimeter. Economic%

set-

"WalkUPs," as they're called, will drive tomorrow's national real estate industry trends and the economy, Leinberger predicts.

reopen

Decatur and metro Atlanta, he said, is the bellwether of what's to come: Urban sprawl will be replaced by walkable communities,

June)

"During the second half of the 20th century, the dominant development model was the familiar drivable suburban approach, and few places have done it better than metro Atlanta," said Leinberger.

"However, the pendulum is swinging back toward building walkable urbanism, the dominant pattern prior to the Great Depression. It's only a matter of time before most of the region's policy makers and real estate professionals catch up with this new reality."

From 1992 to 2000, roughly 13 percent of real estate investment in the region went into what he called "Current" and "Emerging" WalkUPs. From 2001 to 2008, that number doubled to 26 percent. And since 2009, it more than doubled again, reaching 60 percent.

Current WalkUPs inside I-285, besides Decatur include:

- Inman Park
- the Sweet Auburn District
- Centennial Olympic Park
- Georgia State University-Government Center

"We are pleased to see thriving, walkable urban places emerging throughout metro Atlanta," said Tad Leithead, chairman of the Atlanta Regional Commission. "It's evident that the market favors the kind of development that offers new community vitality and real mobility choices. Greater walkability, housing and retail options are key to our future economic growth."

The report demonstrates that WalkUPs significantly impact economic growth and development in the Atlanta region and across the nation:

- Current and Emerging WalkUPs account for 1/200 (.55 percent) of the region's land area and 1/5 (20 percent) of the region's office, retail and other commercial real estate.
- Current and Emerging WalkUPs contain 22 percent of the region's jobs.
- Average rent for all development types in Current WalkUPs is 112 percent higher than in drivable suburban areas.

Thank Reply Share



More from Decatur-Avondale Estates



Take A Look: 4 Bedroom Decatur Home In The \$300ks (https://patch.com/georgia/decatur/take-look-4-bedroom-decatur-home-300ks)

1d



Apr 29

Missing 16 Year Old Decatur Boy Gone Nearly 2 Weeks: Police (https://patch.com/georgia/decatur/missing-16-year-old-decatur-boy-gone-nearly-2-weeks-police)



Masks And Hand Sanitizer Will Be Passed Out In DeKalb County (https://patch.com/georgia/decatur/masks-and-sanitizer-will-be-passed-out-dekalb-county) (https://

May 4



ymca-

set-

reopen

june)

Reply

### Patch Community Guidelines

Patch is a space for neighborhood news. Please keep your replies clean, friendly and factual. Read our community guidelines here (<https://patch.com/info/community-guidelines>)

Reply to this article

Read more local news from (<https://patch.com/georgia/decatur>)  
**Decatur-Avondale Estates**

### Featured Events (#what-is-featured-event)



May 18  
Early Voting starts

(<https://patch.com/georgia/decatur/calendar/event/20200518/827196/early-voting-starts>)



May 19  
Apex-Lithonia Toastmasters Club - Online Meeting

(<https://patch.com/georgia/decatur/calendar/event/20200519/812721/apex-lithonia-toastmasters-club-online-meeting>)

+ Add your event

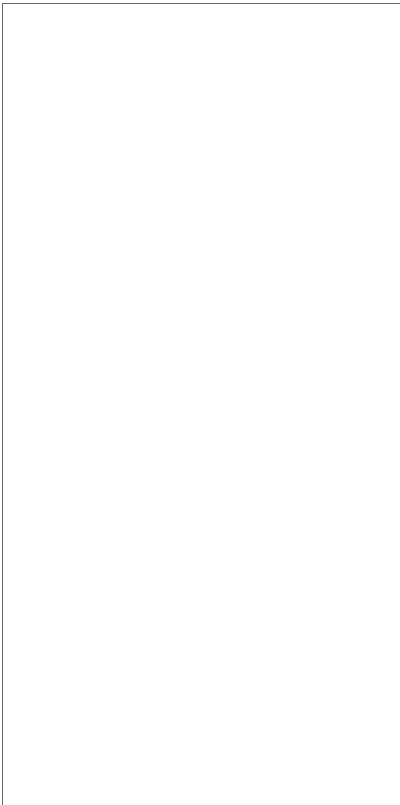


See More Events Near You > (<https://patch.com/georgia/decatur/calendar>)



(<https://>)

ymca-  
set-  
reopen  
june)



**Featured Classifieds** ⓘ (#what-is-featured-classified)

+ Add your classified

**Decatur-Avondale Estates Community Calendar**



**MAY 2020**

▶ (https://

SUN	MON	TUE	WED	THU	FRI	SAT
					1	ymca-
3	4	5	6	7	8	2 set-
10	11	12	13	14	15	9 reopen
17	18	19	20	21	22	16
24	25	26	27	28	29	23
31						30 june)

Latest News Nearby

1. [Atlanta, GA News \(https://patch.com/georgia/atlanta\)](https://patch.com/georgia/atlanta)  
**Coronavirus: GA Adds 31 More Deaths, 397 New Cases (https://patch.com/georgia/decatur/s/h478d/coronavirus-georgia-adds-31-more-deaths-397-new-cases)**
2. [Sandy Springs, GA News \(https://patch.com/georgia/sandysprings\)](https://patch.com/georgia/sandysprings)  
**Bar Ban Summer Camps 37 Unemployed GA Coronavirus (https://patch.com/georgia/decatur/s/h46sm/bar-ban-extended-summer-camps-37-unemployed-ga-coronavirus)**
3. [Decatur-Avondale Estates, GA News \(https://patch.com/georgia/decatur\)](https://patch.com/georgia/decatur)  
**Take A Look: 4 Bedroom Decatur Home In The \$300ks (https://patch.com/georgia/decatur/take-look-4-bedroom-decatur-home-300ks)**
4. [Atlanta, GA News \(https://patch.com/georgia/atlanta\)](https://patch.com/georgia/atlanta)  
**NASCAR Announces New Date For QuikTrip 500 Race (https://patch.com/georgia/decatur/s/h462w/nascar-sets-new-race-date-atlanta-no-spectators-allowed)**
5. [Decatur-Avondale Estates, GA News \(https://patch.com/georgia/decatur\)](https://patch.com/georgia/decatur)  
**Decatur YMCA Set To Reopen In June (https://patch.com/georgia/decatur/decatur-ymca-set-reopen-june)**

Get Tickets Nearby 

**Russell Moore & Illrd Time Out (https://patch.com/georgia/decatur/tickets/event/4129043)**  
Sunday, May 24 at 6:00pm

**Anastasia (https://patch.com/georgia/decatur/tickets/event/4129043)**  
Tuesday, Jul 28 at 7:30pm

**Atlanta Braves vs. Los Angeles Dodgers (https://patch.com/georgia/decatur/tickets/event/4129043)**  
Friday, Jun 12 at 7:20pm

[Get Tickets Near You \(https://patch.com/georgia/decatur/tickets/\)](https://patch.com/georgia/decatur/tickets/)



(https://



Find out what's happening in your community on the Patch app



(<https://apps.apple.com/us/app/patch-local-news/id430049632>)



([https://play.google.com/store/apps/details?id=com.patchmedia.android&hl=en\\_US](https://play.google.com/store/apps/details?id=com.patchmedia.android&hl=en_US))



Stay up to date on crime and safety with the Neighbors app by Ring

Sponsored by ring



([https://go.onelink.me/v1xd?pid=Patch&c=Mobile%20Footer&af\\_web\\_dp=https%3A%2F%2Fring.com%2Fneighbors](https://go.onelink.me/v1xd?pid=Patch&c=Mobile%20Footer&af_web_dp=https%3A%2F%2Fring.com%2Fneighbors))



([https://go.onelink.me/v1xd?pid=Patch&c=Mobile%20Footer&af\\_web\\_dp=https%3A%2F%2Fring.com%2Fneighbors](https://go.onelink.me/v1xd?pid=Patch&c=Mobile%20Footer&af_web_dp=https%3A%2F%2Fring.com%2Fneighbors))

**Nearby Patches**

East Atlanta (<https://patch.com/georgia/eastatlanta>)  
Stone Mountain-Lithonia (<https://patch.com/georgia/stonemountain>)

Virginia Highland-Druid Hills (<https://patch.com/georgia/vahi>)  
North Druid Hills-Briarcliff (<https://patch.com/georgia/northdruidhills>)

Atlanta (<https://patch.com/georgia/atlanta>)  
Tucker (<https://patch.com/georgia/tucker>)  
View All Patches (<https://patch.com/map>)

**Topics**

Arts & Entertainment (<https://patch.com/georgia/decatur/arts-entertainment>)  
Business (<https://patch.com/georgia/decatur/business>)  
Classifieds (<https://patch.com/georgia/decatur/classifieds>)  
Community Corner (<https://patch.com/georgia/decatur/around-town>)  
Crime & Safety (<https://patch.com/georgia/decatur/police-fire>)  
Health & Fitness (<https://patch.com/georgia/decatur/lifestyle>)  
Home & Garden (<https://patch.com/georgia/decatur/going-green>)

Kids & Family (<https://patch.com/georgia/decatur/kids-family>)  
Local Voices (<https://patch.com/georgia/decatur/small-business-voices>)  
Neighbor Posts (<https://patch.com/georgia/decatur/posts>)  
Obituaries (<https://patch.com/georgia/decatur/obituaries>)  
Personal Finance (<https://patch.com/georgia/decatur/personal-finance>)  
Pets (<https://patch.com/georgia/decatur/pets>)  
Politics & Government (<https://patch.com/georgia/decatur/politics>)

Real Estate (<https://patch.com/georgia/decatur/real-estate>)  
Restaurants & Bars (<https://patch.com/georgia/decatur/restaurants-bars>)  
Schools (<https://patch.com/georgia/decatur/schools>)  
Seasonal & Holidays (<https://patch.com/georgia/decatur/holidays>)  
Sports (<https://patch.com/georgia/decatur/sports>)  
Traffic & Transit (<https://patch.com/georgia/decatur/traffic-transit>)  
Travel (<https://patch.com/georgia/decatur/travel>)  
Weather (<https://patch.com/georgia/decatur/weather>)

**Corporate Info**

About Patch (<https://patch.com/about>)  
Careers (<https://www.linkedin.com/company/patch-com>)

**Partnerships**

Advertise on Patch (<https://patch.com/georgia/decatur/advertise-with-us>)

**Support**

FAQs (<https://support.patch.com>)  
Contact Patch (<https://patch.com/contact-us>)  
Community Guidelines (<https://patch.com/info/community-guidelines>)  
Posting Instructions (<https://patch.com/info/posting-instructions>)



(<mailto:Decatur@Patch.com>)



(<https://facebook.com/DecaturPatch>)



(<https://twitter.com/decaturGaPatch>)



(<https://www.linkedin.com/company/patch-com>)



(<https://www.instagram.com/patch>)

Patch Network (<https://aol.com>) Terms of Use (<https://patch.com/terms>) Privacy Policy (<https://patch.com/privacy>)

© 2020 Patch (<https://patch.com>) Media. All Rights Reserved.

ymca-  
set-  
reopen  
june)



(<https://>)