

#### Our vision

Our main goal is to connect the residents of Rivière-des-Prairies to the downtown core of Montreal. Some secondary goals that we also hope to achieve with this project is to make more effective connections within the borough, densify the area with mixed-use mid-rise development. Encourage the designation of new sites for urban agriculture, change the main means of transport, encourage local economic and job activity and lastly help RDP with their food desert problem.

#### Methodology

To achieve the main goal, we hope to reinforce public and active transit in the borough linked with the proposal of an additional station to the announced REM network. To better link the residents to the new REM station and our site of interventions we propose a bus-rapid-transit system that will run on the surrounding streets of our site of development. Those streets being Boulevard Rodolphe-Forget, Maurice-Duplessis and Rue Rivière-des-Prairies.

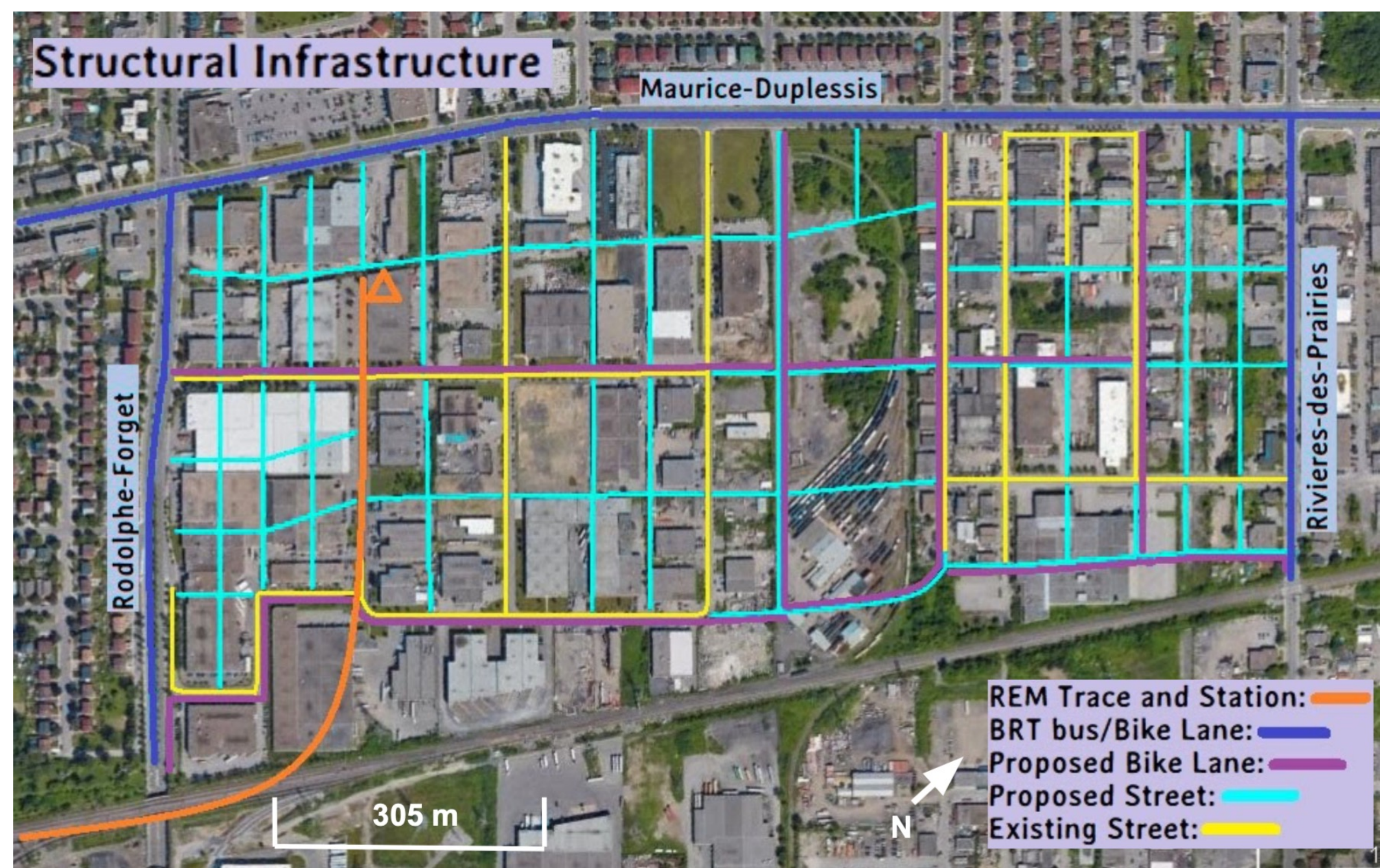
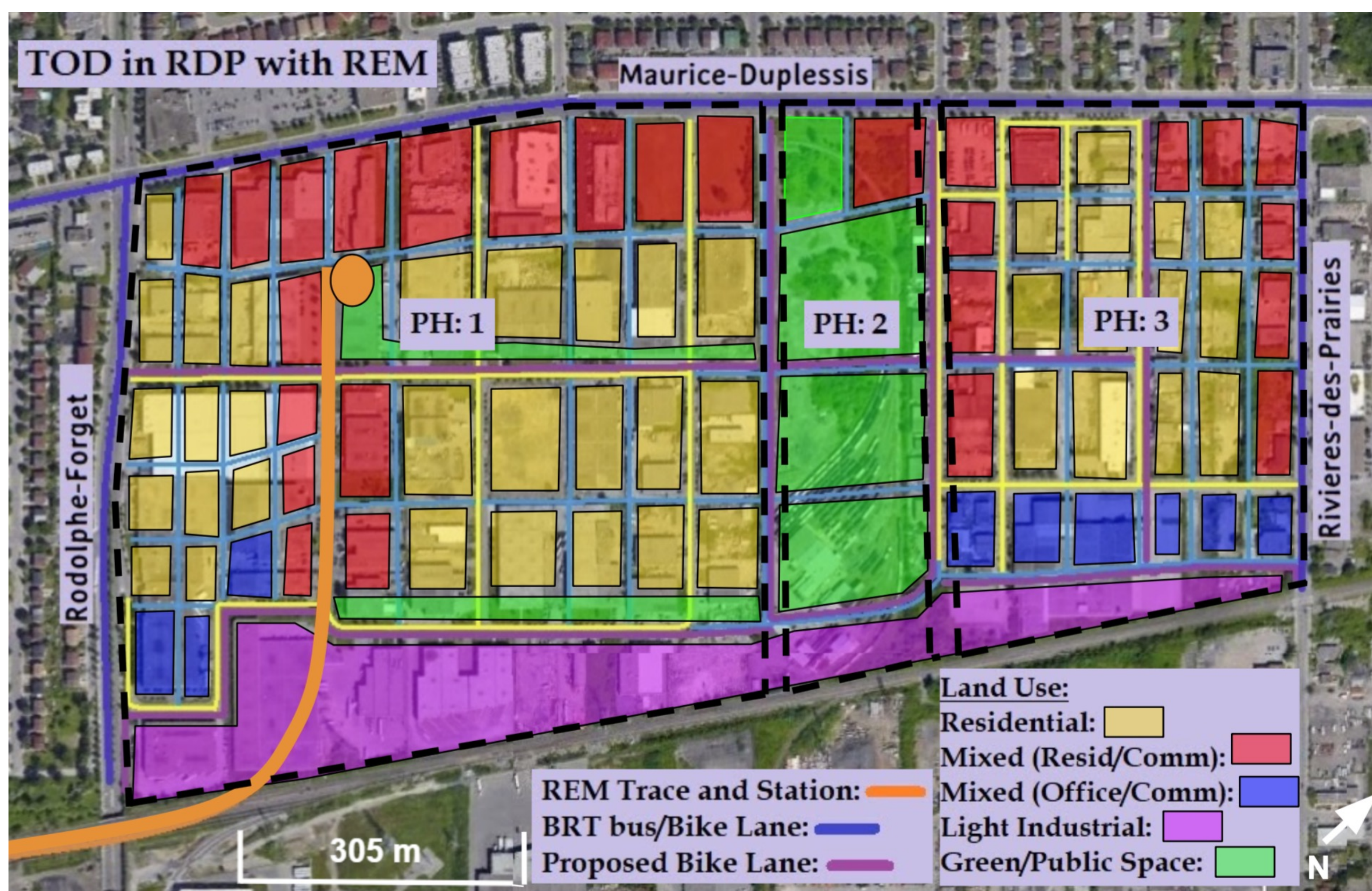
To achieve our secondary goals, we plan on developing a Transit Oriented Development around the proposed REM station, this is an effective way of transforming the neighborhoods urban form and transport habits of its residents. This new TOD will densify the area, create local jobs, stimulate the local economy, fix RDP's issue of food deserts and increase housing.

#### Outcomes

To figure out the best location for the REM station we did a 1km radius analysis and figured the best location for the station to reach all the new residents in the new development and the existing residents who live nearby. We then mapped the proposed REM trace and station location, proposed bike lanes, the proposed bus-rapid-transit lane, existing streets and proposed streets. While mapping the new streets and lanes we broke up the development into small plots of land where we then designated appropriate land use and lastly, we divided the whole development into three separate phases.

# Connecting Rivière-Des-Prairies

## Creating a direct route to the city core with the help of Transit-Oriented-Development



#### Strengths

- Proximity to proposed REM station to be built in Cegep Marie-Victorin and metro blue line extension (Anjou).
- Central location for borough.
- Proximity to at least 3 educational institutions including 1 high school for children under 17yrs old within a 900m radius.
- Large boulevards with potential to accommodate shuttle buses and BRT as well as bike paths and other infrastructure for active transit.

#### Weaknesses

- Car-oriented borough.
- Mostly single-family housing which reduces density and increases built footprint.
- Distance from city center.
- Lack of retail and grocery stores.

#### Opportunities

- Reinforce economic activity along the borough's main boulevards.
- Potential for investment through urban redevelopment in several parking lots, empty and underused lots.
- The REM can help RDPers be less dependent on the automobile.
- The REM can offer a public transit solution and alleviate the existing metro system during peak hours.

#### Challenges

- Getting residents to change commuting habits (dependent on automobile).
- Funding construction of REM infrastructure.
- Repurposing or converting part of the industrial area (mostly privately owned).
- Possible real estate speculation and gentrification caused by the development.



Current state of the area

Retrieved from Google Earth.



Visualization of phase 1 and phase 2 completed

Base map retrieved from Google Earth.



Visualization of Rivière-des-Prairies REM station

Base image retrieved from <https://rem.info/fr>

#### Before and After

Currently our site of development consists mostly of industrial buildings and many underutilized large parking lots and empty lots. The space is very boring and not lively at all. With our new Transit-Oriented-Development we will transform the space into a vibrant, fun, busy and efficient space where all the residents of Rivière-des-Prairies will love to socialize in. The development will be anchored with a new REM station and a large open green space where urban agriculture can occur to fix Rivière-des-Prairies food desert issue.

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#### Elevated Rem Station and Trace

The REM station will be elevated so that it does not interfere with any movement or activity going on below. There will be a large open green space adjacent to the station where people can come together and socialize and have a good time. All along the REM trace there will be mid-rise buildings comprising of commercial spaces on the first floor and residential above.