

## Supporting Smart Urban Development: Statement from project partners

---

On 19 June 2018, the Urban Land Institute Europe and the Coalition for Urban Transitions launched the report *Supporting smart urban development: successful investing in density*. This project was initiated by a group of leading global real estate investors and managers. The research evaluates, for the first time, the impact of characteristics of compact, well-connected and low-carbon cities, including liveability, walkability and open space, on investment returns.

The report identifies six measurable characteristics associated with “good density.” These are: regional clustering, employment and economic structure, green and blue infrastructure, physical density, public transport infrastructure, and good governance.

We, as the group that came together to support and guide this project, are pleased that the research findings confirm the value of many of the investment, management and development practices we have already put in place. We hope that this report will encourage a widespread shift in the real estate industry towards dense, well-connected and low-carbon development that is thoughtfully designed to promote a high quality of life. We share the following beliefs and commitment.

We believe:

- Cities developed to promote “good density” are more efficient and are good for citizens, the environment and real estate investors.
- There is a strong consensus on the benefits of pedestrian-friendly cities that provide easy access to a range of housing, businesses, services and shops, as well as convenient public transport links and safe, shared green spaces.
- Cities and investors can both benefit from the positive relationship between investment returns, higher density and lower carbon emissions in cities with good density.
- There could be significant benefits for governments working with real estate investors to shape urban form and function in ways that promote “good density” to enhance the social, economic, and environmental performance of a city in the long term.

We commit to:

- Continuing to support smart urban development and championing a greater understanding of the impact of compact, well connected, urban development.



Supported by:

