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Palm Avenue Trolley Station Project Approved by MTS Board of Directors

SAN DIEGO – Today, the Metropolitan Transit System (MTS) Board of Directors approved the Palm Avenue Trolley Station Transit Oriented Development Project, a mixed-use, mixed-income transit-oriented development project in the Otay Mesa-Nestor community.

This affordable housing project will be located at the Palm Avenue Trolley Station and will include 390 affordable apartments — 288 for low-income households and 102 for moderate-income households, ground-floor retail, a child-care facility and outdoor recreation space.

“I am very pleased this project is moving forward as it provides desperately needed affordable and middle-income housing,” said MTS Board Member Vivian Moreno. “As this is the first MTS joint development project on a transit station parking lot along the Blue Line, we have an opportunity to help our riders to walk, bike, or use transit to get to the station once the project is completed.”

At Councilmember Moreno’s urging, MTS will conduct market research to determine the best way to convince riders to take transit to the station and based on this research, prepare a first and last mile pilot program to enhance bus and shuttle service serving the station that can be implemented when Phase II of the project is completed and the existing surplus parking is eliminated.

Councilmember Moreno also requested that MTS and the development team explore offering all residents a free transit pass for at least the initial year, to ensure that the residents of Palm City Village use transit rather than drive. “We have to develop better transit options to access the station and then actively sell them to our customers,” concluded Councilmember Moreno.

Councilmember Vivian Moreno represents the Eighth Council District of the City of San Diego, which includes the communities of Barrio Logan, Egger Highlands, Grant Hill, Logan Heights, Memorial, Nestor, Ocean View Hills, Otay Mesa, San Ysidro, Shelltown, Sherman Heights, Stockton and the Tijuana River Valley.