



Greg Yanito Associate



Greg has over 12 years of professional experience as an urban designer with a background in architecture in both public and private sector development. He is an experienced project manager and licensed planner with expertise in downtown planning, transit-oriented development, urban design guidelines, and neighborhood design.

His recent professional work has focused on creating vibrant downtown and waterfront urban master plans and visions, planning transit-oriented communities, developing plans for urban infill projects, and collaborative community participation processes. Greg's previous planning and urban design experience includes the Cleveland Waterfront District Plan, a comprehensive 50-year 8-mile plan to revitalize the entirety of Cleveland, Ohio's urban waterfront edge. Greg contributed to the downtown strategy plan for the City of South San Francisco, incorporating streetscape, public space, circulation, and building reuse and infill strategies to revitalize and invigorate the historic downtown district. Greg has developed master plans and community outreach programs for public housing revitalization projects in Stockton, CA, San Francisco, CA and Cleveland, OH through federal and locally funded programs such as Hope VI and Hope SF. He has managed many of these projects from concept design through construction administration and re-integration into the surrounding neighborhoods.

SELECTED EXPERIENCE

Downtown Strategy, City of South San Francisco, CA

Overall development strategy for historic downtown district to create development blueprint. Independent projects include public space design, streetscape design and furnishing package, prototypical building design, and implementation strategies.

Land Use Planning for Transit-Oriented Development (NJIT, Nationwide)

Research and case study documentation of key components of successful Transit-oriented Developments.

Connecting Cleveland: The Waterfront District Plan, City of Cleveland, OH

Master planning, community engagement, implementation strategies and illustration of a 50-year, community wide waterfront plan.

Wheeler Plaza Mixed-use Urban Infill, City of San Carlos, CA

Architectural mixed-use concept design for 2 acre downtown development site.

Reno ReTRAC, City of Reno, NV

Existing conditions analysis of the rail corridor and surrounding urban properties and parcels in order to stitch the downtown district back together.

Westminster Mall Redevelopment, City of Westminster, CO

Concept design for the conversion of a 15-acre retail mall into a transit-oriented development in a first ring suburb of Denver, Colorado.

High Speed Rail Urban Design Review, City of Mountain View, CA

Review of Rail Authority Alternative Analysis to determine implications and provide recommended alternatives for vertical alignment.

Transit Village Urban Design Review, City of San Carlos, CA

Review of developer proposals for transit-oriented mixed-use housing development in the downtown district, provide recommendations for architectural and site plan to better integrate into district.

Multi-family Design Guidelines, City of Fremont, CA

Design Guidelines document to guide future multi-family development for townhouse, rowhouse, and podium structure residential buildings.

ML Zone Design Guidelines, City of Mountain View, CA

Background Study and Design Guidelines document to guide future redevelopment of industrial properties within city limits.

PROFESSIONAL AFFILIATIONS

American Planning Association (APA)
American Institute of Certified Planners (AICP)

LICENSES & CERTIFICATIONS

American Institute of Certified Planners (AICP)

EDUCATION

Kent State University

*Master's Degree in Architecture - Urban Design Focus
Bachelor's Degree in Architecture*

CLI Dante Alighieri, Florence, Italy

Graduate Research