

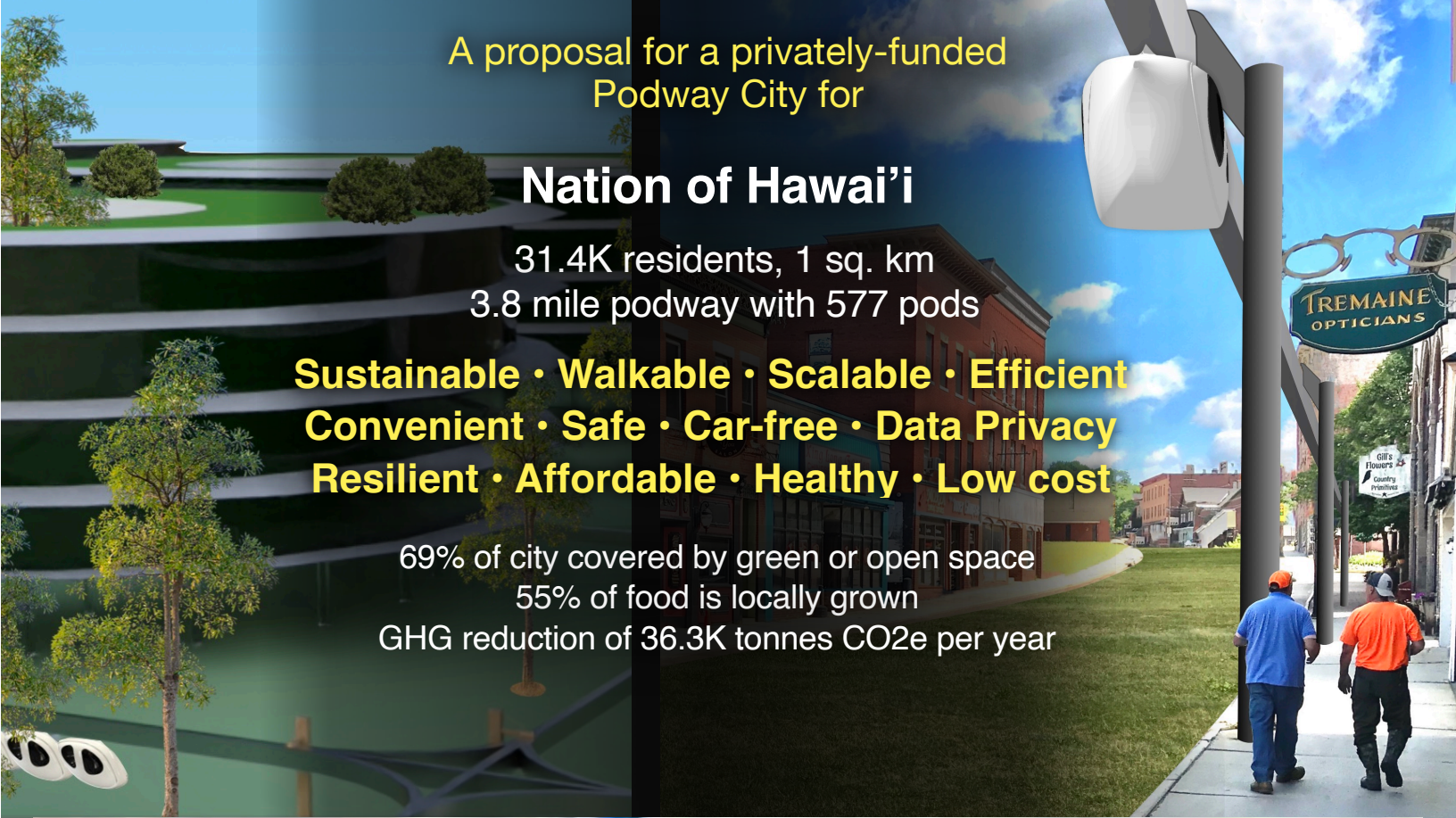
A proposal for a privately-funded
Podway City for

Nation of Hawai'i

31.4K residents, 1 sq. km
3.8 mile podway with 577 pods

**Sustainable • Walkable • Scalable • Efficient
Convenient • Safe • Car-free • Data Privacy
Resilient • Affordable • Healthy • Low cost**

69% of city covered by green or open space
55% of food is locally grown
GHG reduction of 36.3K tonnes CO₂e per year



Mountain to Sea Nation of Hawai'i

Transit X proposes to develop a Podway City — a model for Smart Green Cities. Our funding partners are prepared to invest in sustainable eco-cities that create a vibrant economy with good jobs — providing a high quality of life for a happy, productive, and healthy population.

Green transportation



Podways provide convenient, solar-powered transportation for people, freight, and parcel. Most daily needs are within a 5 minute trip. Stops are conveniently located on every block and at every large building. Private podways can enter buildings and stop at floors and individual units. High-speed podways can connect to the airport and nearby cities.

Benefits for Business & Industry

A Podway City attracts businesses due to the low cost of energy, availability of public transportation and lower taxes.

Renewable energy is generated and stored locally without occupying land, lowering the cost of energy for both businesses and residents.

All businesses have access to reliable, low-cost, high capacity podways. This lowers the cost of transporting goods, and can attract workers from a larger pool,

Employees don't need a car to get to work, and commuting via podways is fast, reliable, and stress-free — lowering employee turnover.

A more efficiently run city leads to lower taxes.



Green & Sustainable

100% renewable energy

Generates renewable energy over DC Grid

A Podway City supports a distributed grid that can provide direct DC connections to businesses and homes located near the podway. The project will generate 33.61 MW in solar and wind capacity to power 15,320 households.

Batteries and managed loads

On-demand loads and 10MW of battery storage help power and balance the local grid.

Integrated utilities

Utility lines are protected inside the podway to improve resiliency and dependability. Supports fiber and 5G towers.

Negative Carbon Footprint

A Podway City emits no greenhouse gas emissions from transportation or housing. Our approach looks to minimize embodied carbon emissions in structures and vehicles while using materials that sequester carbon.

Organic and Recyclable materials

A Podway City uses materials that are long-lasting, compostable, and recyclable. Mostly wooden buildings.

Pollution free

A Podway City aims to create a circular economy and eliminate most pollution. This includes carbon emissions, air pollution including all fumes and most particulates. Eliminate water runoff from impervious surfaces. Reducing or eliminating packaging and single use plastics. Minimize light pollution. Eliminate need for sewer systems and centralized waste water treatment. Reducing solid waste and promoting repairs+reuse.

Resilient

Podway Cities are designed to continue operating in floods, extreme heat waves, and severe storms. The City can also be rapidly evacuated if necessary.

Green

A Podway City is a densely populated city, but the majority of a Podway City is green open space for use by the public. Reduce temperatures in the City and eliminate the heat island effect.

Efficient

A Podway City is designed to efficiently use resources — including electricity, thermal energy and water. A building's climate control includes many passive features that use no energy including thermal storage that take advantage of natural temperature fluctuations. Use of natural light.

Local Production

Podway Cities are designed to be self-sufficient and locally make and recycle much of its goods.

Health, Safety & Privacy

Podway Cities bring better health, safety, and privacy that improves the high quality of life at a low cost.

Health

Green spaces improve people's well-being and less pollution creates a healthier environment. A Podway City provides better access to health care, prevents the spread of diseases, eliminates stressful commutes, and encourages an active lifestyle.

Safety

Podway Cities eliminate roadway-related incidents and most vehicle-related crimes. There is no need for traffic signals or road signs because podways are fully automated. Eliminating parking lots, buses, and train cars eliminate assaults.

Podway Cities provide affordable housing to eliminate homelessness, poverty.

Privacy

A Podway City provides individual privacy with accountability to support the city's need to keep a city safe.

Every podway stop may have access controls (a gated community) based on time, guest list, or exclusion list.

Future-proof: Scalable & Flexible

The climate is rapidly changing, so Podway Cities are designed to be resilient to these changes including storms, floods, and earthquakes. Podway Cities can work in all climates and topographies.

A Podway City is scalable so that a city can be expanded as needed. Because most utilities are above ground, there is minimal disruption during construction or maintenance.

A Podway City is independent of any architectural style, terrain or climate. Multi-use buildings adapt to new uses.

Low Risk

Podway Cities are designed to be low risk. Both structures and infrastructure can be incrementally developed. This minimizes the risk of low-utilization of assets. You build to current demand to minimize non-revenue producing assets. This method also reduces the interest during construction (IDC).

Much of the construction is done in a factory to improve quality and minimize cost. For example, the podway and structural panels are manufactured rather than built on-site.

Both structures and infrastructure are resilient and adaptable to avoid demolishing and rebuilding assets when changes inevitably occur.

Low Cost and Long Lasting

Podway Cities are low cost to build and also built to last. The design features lower capital costs, lower operational costs, and durable design achieves low costs.

Low cost, long-lasting infrastructure

Podways lower the cost of utilities and infrastructure by supplant expensive roadways, highways, bridges, and parking. *Building* a podway is often less costly than a few years of *maintaining* the status quo transportation systems. *Building* a podway is less costly than electrifying the existing transportation systems. Podways carry and protect utility lines, reducing potential damage from storms and flooding.

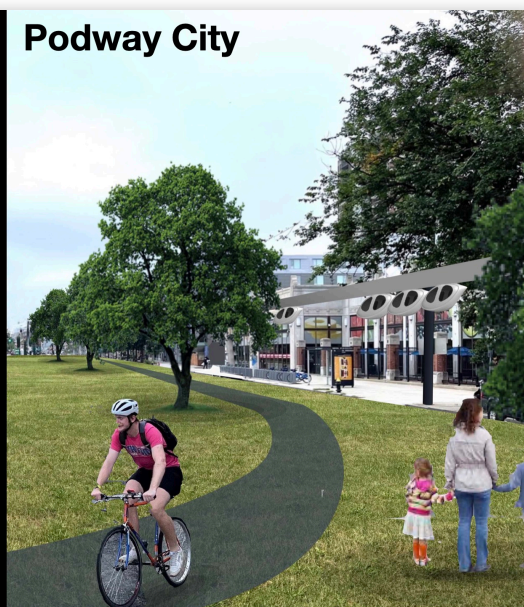
Low cost, long-lasting structures

Podway City structures are designed and built to last over 100 years. Buildings are multi-purpose and can adapt to new uses in the future. Buildings are low cost because they are low-rise and high-density. A Podway City's height standard reduces the need to replace buildings with taller ones. All buildings are resilient and designed to withstand the growing threat of major storms, high winds, floods, and fires. With podways, no building needs structured parking. Buildings also don't need hallways, elevators, or stairwells, further reducing their cost and improving life safety.

A lighter building needs a smaller foundation and can be built from wood. Since all buildings are convenient to podway transportation, land is less expensive at a city's center.

Passive and ultra-efficient climate control reduce operational expenses. Automation and AI (Artificial Intelligence) further reduce the cost of maintenance.

Podway City Structures use innovative design to lower their cost, increase their lifespan, and improve the quality of life for the building's users.

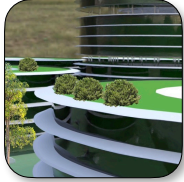


Podway City Solutions



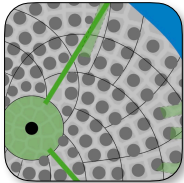
Transportation

Podways provide convenient, low-cost, and high-capacity transport for people and goods. Local and over long-distances.



Structures

Provide flexible, efficient multi-use buildings to lower costs, increase resiliency, and improve the quality of life for both residents and businesses.



New City

New city layouts provide resiliency without the typical constraints imposed by topology, conventional transportation and sanitation systems.



Healthcare

Pods enable in-home health care and efficient equipment utilization. Medical pods provide testing, diagnostics, and secure communication with provider.



Privacy with accountability

Significantly reduce cyber and real-world crimes. Protects privacy while providing accountability. Notary and SCIF pods. Distributed PKI methods.



Fiber and 5G everywhere

Fiber-optic cables are protected inside the podway. Micro-antennas (5G) can be placed on top of podway. Infrastructure is secured.



Waste Management

Clean, silent, and on-demand waste management collection at dock or door. Innovative recycle and reuse systems are possible using podway.



Education

Fast, safe and flexible trips to school without buses. Content available while traveling in a pod. Maintaining chain of custody provides security.



Post

Fast, reliable delivery for letters, packages, and on-demand delivery. Secure delivery to dropbox at posts or stops. Low cost and zero emissions.



Agriculture

Increase yield more than 3X with year-round production using 90% less water and no fertilizers. Resilient to extreme heat. Faster transport.



Renewable Energy

Distributed solar and wind energy generation without land use or transmission losses.



DC Grid

Safe, distributed energy storage and physically protected cables. Instant auto-balancing with managed loads. DC distribution and transmission.



Public Safety & Emergency

Podway Cities eliminate vehicular-related incidents. Enable new methods to improve police, fire, and emergency response.



Sanitation & Water

95% reduction in water use. Dry toilets eliminate need for sewers and centralized water treatment. Local cisterns filled with tanker pods.



Disaster Response

Fast emergency response and high-capacity evacuation during natural disasters. Podways continue to operate in floods and high winds.



Activeways

Healthy, active lifestyles encouraged by paths along podways for people, bicyclists, and other non-motorized vehicles.



Administration & Governing

Improve governance with efficient and cooperative methods. Use of good decision making processes that help make rational decisions that benefit everyone.

Problems with New Cities

New City developers often run into these **problems** and we have the **solutions** ✓

- ✗ **Lack of clear vision or strategy**
 - ✓ We can help you articulate a clear and compelling vision that can be implemented in a reasonable timeframe
- ✗ **Limited land availability**
 - ✓ With high-speed and high-capacity transport, we can make more locations viable
- ✗ **Limited water rights**
 - ✓ Podway Cities uses 90% less water
- ✗ **High cost and poor financial viability**
 - ✓ Our solutions are low-cost with a viable business model—even in developing countries
- ✗ **Environmental approval delays**
 - ✓ Podway Cities are more environmentally friendly than any other form of development
- ✗ **Overbuilding**
 - ✓ Podway Cities can be incrementally developed and avoid building for potential future needs
- ✗ **Still designed around cars and roads**
 - ✓ Podway Cities provide a viable alternative to road-based infrastructure. Better, cheaper, and faster

Problems with Smart Cities

Smart City developers often run into these **problems** and we have the **solutions** ✓

- ✗ **Does not deliver on promises**
 - ✓ We reduce the complexity and cost, selecting trusted partners who have delivered.
- ✗ **Lack of reliable energy sources**
 - ✓ We build local renewable generation and storage with demand-side management. Provides reliable renewable energy.
- ✗ **Transportation issues remain**
 - ✓ Solved with Transit X Podways. Podways supplant roadways and railways.
- ✗ **Data privacy issues**
 - ✓ Distributed PKI done right. Assures privacy with accountability.
- ✗ **Cyber Threats**
 - ✓ Less complex systems are easier to defend. Podways are less complex and the exclusive network reduces the severity of impact compared to a multi-modal environment.



Safe
Quiet
Green
Walkable

Financial Viability

Total cost for all development is \$2.2B which is \$70.4K per household, or \$4.0M per hectare). The annual city budget is estimated to be \$165.1M (\$14,168 per household). The financials make the project attractive for private investment, and the project could be developed in phases. A financial summary with a 10-year pro forma is available upon request.

Next Steps

A feasibility study is available under a non-disclosure agreement by emailing hello@transitx.com. The feasibility study provides additional details on everything mentioned in this overview — as well as many other topics.

We look forward to meeting to discuss how we can work together and answering your questions.

Sincerely,

