Communities in Motion 2050 Development Checklist

The Community Planning Association of Southwest Idaho (COMPASS) is the metropolitan planning organization (MPO) for Ada and Canyon Counties. COMPASS has developed this review as a tool for local governments to evaluate whether land developments are consistent with the goals of Communities in Motion 2050 (CIM 2050), the regional long-range transportation plan for Ada and Canyon Counties. This checklist is not intended to be prescriptive, but rather a guidance document based on CIM 2050 goals.

Development Name: Copper Pointe

CIM Vision Category: Existing Neighborhood

New Jobs: 0

CIM Corridor: Ustick Road

New Households: 215

Safety
Level of Stress measures how safe and comfortable a bicyclist or pedestrian would feel on a corridor and considers multimodal infrastructure number of vehicle lanes and travel speeds.

- Pedestrian level of stress
- Bicycle level of stress

Economic Vitality
These tools evaluate whether the location of the proposal supports economic vitality by growing near existing public services.

- Activity Center Access
- Farmland Preservation
- Net Fiscal Impact
- Within CIM Forecast

Convenience
Residents who live or work less than 1/2 mile from critical services have more transportation choices, especially for vulnerable populations.

- Nearest bus stop
- Nearest public school
- Nearest public park

Quality of Life
Checked boxes indicate that additional information is attached.

- Active Transportation
- Automobile Transportation
- Public Transportation
- Roadway Capacity

Comments:
The project is proposed in a growing area near Ustick Road. The COMPASS Complete Network Policy identifies Ustick Road as a secondary transit route with pedestrian facilities. The higher densities proposed are supportive of future transit service. Widening Ustick Road to five lanes from Farmway Road to Lake Avenue is also an unprioritized and unfunded local roadway project in Communities in Motion 2050 meaning that it has been identified as a need beyond the year 2030.

Sent: 2/16/23
The purpose of the fiscal impact analysis is to better estimate expected revenues and costs to local governments as a result of new development so that the public, stakeholders, and the decision- makers can better manage growth. Capital and operating expenditures are determined by various factors that determine service and infrastructure needs, including persons per household, student generation rates, lot sizes, street frontages, vehicle trip and trip adjustment factors, average trip lengths, construction values, income, discretionary spending, and employment densities.

The COMPASS Development Checklist considers the level of fiscal benefits, how many public agencies benefit or are burdened by additional growth, and how long the proposal will take to achieve a fiscal break-even point, if at all.

More information about the COMPASS Fiscal Impact Tool is available at: [www.compassidaho.org/prodserv/fiscalimpact.htm](http://www.compassidaho.org/prodserv/fiscalimpact.htm)

<table>
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<tr>
<th>Overall Net Fiscal Impact</th>
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<td><strong>Net Fiscal Impact by Agency</strong></td>
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- City
- Highway District
- County
- School District

Break Even: 1 year