

Communities in Motion 2040 Development Review

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 2040 (CIM 2040)*, 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 2040 goals*.

Development Name: Estrada Village (RZ-02-19)





Agency: Eagle

CIM Vision Category: Existing Neighborhoods

New households: 113

New jobs: 0

Exceeds CIM forecast: No

	<p>CIM Corridor: None Pedestrian level of stress: PG-Hill Road Bicycle level of stress: R-Hill Road</p>	<p>Level of Stress considers facility type, number of vehicle lanes, and speed. Roads with G or PG ratings better support bicyclists and pedestrians of all ages and comfort levels.</p>
	<p>Housing within 1 mile: 3,150 Jobs within 1 mile: 3,950 Jobs/Housing Ratio: 1.3</p>	<p>A good jobs/housing balance – a ratio between 1 and 1.5 – reduces traffic congestion. Higher numbers indicate the need for more housing and lower numbers indicate an employment need.</p>
	<p>Nearest police station: 0.2 miles Nearest fire station: 0.3 miles</p>	<p>Developments within 1.5 miles of police and fire stations ensure that emergency services are more efficient and reduce the cost of these important public services.</p>
	<p>Farmland consumed: Yes Farmland within 1 mile: 116 acres</p>	<p>Farmland contributes to the local economy, creates additional jobs, and provides food security to the region. Development in farm areas decreases the productivity and sustainability of farmland.</p>
	<p>Nearest bus stop: 0.7 miles Nearest public school: 0.3 miles Nearest public park: 0.6 miles Nearest grocery store: 0.8 mile</p>	<p>Residents who live or work less than ½ mile from critical services have more transportation choices. Walking and biking reduces congestion by taking cars off the road, while supporting a healthy and active lifestyle.</p>

Recommendations

The location is an infill site in an employment-centric area, with thousands of jobs within a mile of the site. Additionally, it is within a walkable or bikeable distance to downtown Eagle, a public school, a public park, and a grocery store. This location may reduce trip length and encourage bicycle and pedestrian use. Consider providing an improved pathway along the Dry Creek Canal that would enable non-motorized connectivity.

Highway 44 Express bus route provides access from downtown Eagle to downtown Boise. The nearest bus stop is at the Eagle Riverside Park and Ride lot, which is less than one mile south. ValleyConnect 2.0 proposes a Premium Bus Route along East State Street which will connect downtown Eagle to downtown Boise and Boise State University with 10-minute frequencies.

More information about COMPASS and *Communities in Motion 2040*:

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More information about the development review process:

<http://www.compassidaho.org/dashboard/devreview.htm>

