

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: Lost Rapids






Agency: Meridian

CIM Vision Category: Future Neighborhoods

New households: 400

New jobs: 500

Exceeds CIM forecast: YES

	<p>CIM Corridor: US 20/26 Pedestrian level of stress: R-US 20/26 Bicycle level of stress: R-US 20/26</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: 1,601 Jobs within 1 mile: 783 Jobs/Housing Ratio: 0.5</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: 2.2 miles Nearest fire station: 1.3 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: No Farmland within 1 mile: 338 acres Farmland Value: N/A</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: >4 miles Nearest public school: 0.6 miles Nearest public park: 0.3 mile Nearest grocery store: 0.9 miles</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

This property requests access to US Highway 20/26 and Ten Mile Road. US 20/26 is identified as the #3 priority in the region in the *Communities in Motion 2040* transportation plan as it is one of a few east-west roadways that stretch from Caldwell to Boise. Its role as an alternate to I-84 makes it a vital transportation route, supporting more regional travel in the Treasure Valley than any other arterial roadway. The Idaho Transportation Department has identified funding for US 20/26 to be widened from two lanes to four lanes from Star Road to Locust Grove Road. Consider reducing the three access points onto US 20/26 and/or requiring access points to be right-in, right-out only. Access management controls will support efficiency of travelers on the roadway and multi-modal safety. Ten Mile Road is also an arterial roadway.

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

Web: www.compassidaho.org

Email info@compassidaho.org

More information about the development review process:

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

This location in Meridian is transitioning from primarily farmland to suburban development. Currently there are approximately two houses for every one job in the area. More employment and mixed-uses, as proposed, could provide more shopping and service options for nearby neighborhoods.

There is planned bus service on US 20/26. Consider a safe and direct pedestrian pathway between the proposed multi-family residential development and US 20/26. Also, consider a pathway between the proposed Bainbridge North subdivision and the commercial center to promote non-motorized trips. Please consult Valley Regional Transit about reserving a location for a bus stop at or near US 20/26 and Ten Mile Road.