

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: Marietta (SUB18-00041)






Agency: Boise

CIM Vision Category: Existing Neighborhoods

New households: 18

New jobs: 0

Exceeds CIM forecast: No

	<p>CIM Corridor: None Pedestrian level of stress: PG-Ustick Bicycle level of stress: PG13-Ustick</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: 7,366 Jobs within 1 mile: 8,365 Jobs/Housing Ratio: 1.1</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: miles Nearest fire station: 1.1 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: None</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: 0.2 miles Nearest public school: 0.8 miles Nearest public park: 0.1 miles Nearest grocery store: 0.5 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

The location is an infill site with thousands of jobs within a mile of the site. Additionally, it is within a walkable or bikeable distance to Major Activity Centers, a public park and a grocery store. This location may reduce trip length and encourage bicycle and pedestrian use. The proposal provides transit-oriented density housing within a walkable distance to two bus routes:

- Route 3 runs along Vista from downtown Boise to the Boise Airport. ValleyConnect 2.0 proposes increasing peak frequencies to 15-minutes along this route.
- Route 29 runs from Boise State University along Overland Road to the Boise Towne Square Mall. ValleyConnect 2.0 proposes extending coverage to the Meridian Village and increasing frequencies to 15-minutes.

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>

