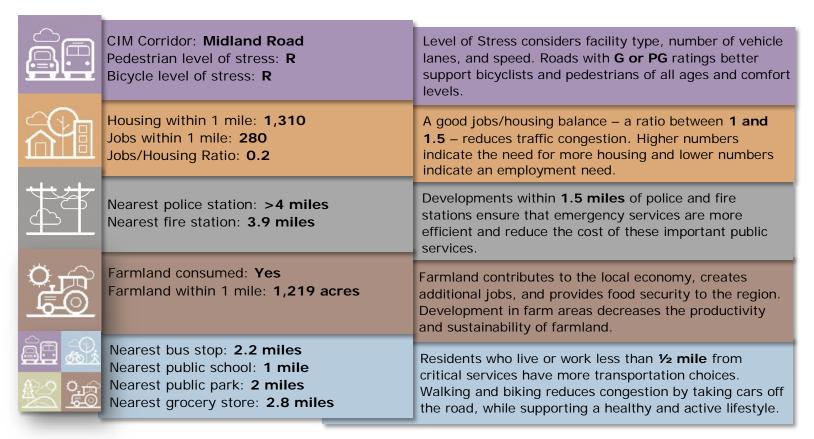
Communities in Motion 2040 2.0 Development Review

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 2.0* (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 2.0 goals.

Development Name: Mason Creek Grove Agency: Caldwell

CIM Vision Category: Future Neighborhoods

New households: 114 New jobs: ±150 Exceeds CIM forecast: No



Recommendations

Middleton Road is the #6 local priority in the *Communities in Motion* 2040 2.0 plan. This corridor will be widened to five lanes and include sidewalks and bike lanes between Greenhurst Road to Highway 44, but it is currently unfunded. The proposal requests an additional local road onto Middleton Road. It is unclear whether the commercial portion will have direct vehicle access to Middleton Road. Consider restricting direct access and requiring shared access for the commercial center as additional access locations can reduce efficiency and increase conflict points on the corridor. This location is still in a predominately farmland area on the fringe of urban development. Nearby services, such as schools, parks, grocery, and other services are likely accessed only by vehicle and there are no plans for public transportation to this location. However, the proposal is a mix of residential and retail, which may mitigate new traffic congestion by decreasing the amount of single occupancy vehicle trips generated on the transportation network and encouraging non-motorized travel.

More information about COMPASS and *Communities in Motion 2040 2.0*:

Web: www.compassidaho.org Email info@compassidaho.org

More information about the development review process: http://www.compassidaho.org/dashboard/devreview.htm

