

Preliminary Site Screening Criteria and Assessment



Fatal Flaw Evaluation Criteria	Location Criteria				Site Size Criteria				Impacts to Current Operations Criteria				Cost Criteria		Cumulative Score	Fatal Flaw Analysis Criteria Score		
	X	X	X	X	X				X	X		X	X					
Proposed Intermodal Center Alternative Location	Proximity to Existing/Planned Commercial/Employment (1=Adjacent, 2=Nearby, 3=Far)	Proximity to Transit-Supportive Uses (Trip Origins or Destinations) (1=Adjacent, 2=Nearby, 3=Far)	Compatibility with Neighboring Uses (1=Yes, 2=Boardline, 3=No)	Reasonable access to major Arterials (1=Yes, 3=No)	Potential for Economic Development/Redevelopment (1=Good, 2=Fair, 3=Poor)	Ability to Accommodate Facility Requirements (1=Good, 2=Constrained)	Ability to Accommodate Future Growth (1=Good, 2=Constrained)	Ability to Provide Passenger Amenities (1=Good, 2=Constrained)	Site Efficiency (Shape of Site Relative to Facility Needs) (1=Good, 2=Constrained)	Potential for Environmental Impacts (1=Low, 2=Moderate, 3=High)	Impact of Making Route Changes (1=Minor, 2=Moderate, 3=Substantial)	Safe Site Access (Pedestrians/Bicyclists) (1=Yes, 2=Questionable, 3=No)	Potential for Auto/Bus Conflicts (1=Low, 2=Moderate, 3=High)	Potential for Pedestrian/Bus Conflicts (1=Low, 2=Moderate, 3=High)	Current Ownership (1=Publicly Owned; 2=Willing Seller; 3=Likely Condemnation)	Site Preparation Costs (1=Low; 2=Medium; 3=High)		
Ames Downtown	1	1	2	3	2	3	2	2	2	1	3	3	3	3	1	2	34	20
Campustown	1	1	1	2	1	1	2	1	1	1	2	1	3	3	1	2	24	15
Iowa State Center	3	3	2	1	3	2	1	1	1	3	1	1	1	1	1	2	27	20
ISU Campus - Stange	2	2	1	2	3	1	2	1	1	1	2	2	2	2	1	2	27	17

Note:

- Site conditions reflect presence of a fatal or nearly fatal flaw for the site.
- Ames Downtown: Parcel Size relative to desired results in a fatal flaw.
- Iowa State Center - Floodplain issues border on a fatal flaw.



FINAL Site Screening Criteria and Assessment



Proposed Intermodal Center Alternative Location	Site Suitability						Economic Benefits/Impacts					Operational Impacts Criteria				Cost Criteria		Cumulative Score
	Ability to Accommodate Center Elements (1=Adequate, 2=Borderline, 3=Too Small)	Ability to Accommodate Future Growth (1=Good, 2=Marginal, 3=Constrained)	Provides for Adequate Circulation (1=Yes, 2=Boardline, 3=No)	Reasonable Access to Major Arterials (1=Yes, 3=No)	Perception of Personal Security Threat (Today) in Site Area (1=Minor, 2=Moderate, 3=Significant)	Center Use is Consistent with Local Plans (1=Yes, 2=No, but Change is Acceptable, 3=No)	Potential for Long Term Job Creation/Retention (1=Good, 2=Neutral, 3=Limited)	Area Quality (State of Repair) (1=Underutilized/Depressed/Underserved, 2=Neutral, 3=Stable)	Potential for Partnership (Public/Private) Opportunities (1=High, 2=Medium, 3=Low)	Environmental Impact Mitigation (1=Minimal/No Significant Impacts, 2=Moderate/Impacts Can be Mitigated, 3=Significant, Unmitigable Impacts)	Site Efficiency (Shape of Site Relative to Facility Needs) (1=Good, 2=Constrained)	Impact of Making Route Changes (1=Minor, 2=Moderate, 3=Substantial)	Investment Needed to Mitigate On-street Bus Impacts (1=Minor, 2=Moderate, 3=Significant)	Investment Needed to Mitigate On-street Auto Impacts (1=Minor, 2=Moderate, 3=Significant)	Potential for Auto/Bus-Ped/Bus Conflicts (1=Low, 2=Moderate, 3=High)	Relative Site Preparation Costs (1=Low; 2=Medium; 3=High)	Relative Construction Costs (1=Low; 2=Medium; 3=High)	
Campustown	1	3	1	1	1	1	1	1	1	1	2	1	2	3	2	2	25	
ISU Campus - Stange	2	3	2	1	2	1	3	3	3	1	1	2	1	3	2	1	32	
Iowa State Center																		
Ames Downtown							Eliminated from Further Consideration Through Screening 1											