

ATT Concept Plans Evaluation Matrix

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Concept	1. Increase Ridership & Revenue							2. Station as Community Destination							
	SCORE Increase Ridership	Meets MARTA Density Requirements	SCORE MARTA Density Requirements	Meets MARTA Parking Requirements - MARTA PARKING ONLY	SCORE MARTA Parking Requirements	Increase Revenue mix of uses - not as dense, but most buildings are MXU, and farther from station	SCORE Increase Revenue	AVG SCORE	Short- term Solutions	SCORE Short-term Solutions	Incorporate Green / Open Space	SCORE Incorporate Green / Open Space	Incorporate plazas, seating, other small open space	SCORE Incorporate plazas, seating, other small open space	Long-term Solutions
Concept C.1	10 units / acre	2 10 units / acre - l	3 N/A	5 station	3	3.25	N/A	5 public	4.31%, 5	3 No	1 Mix of uses				
Concept C.2	13 units / acre	2 13 units / acre - l	3 N/A	5 station	3	3.25	N/A	5 space	3.2% public	3 No	1 Mix of uses				
Concept C.3	22 units / acre	3 22 units / acre b	4 N/A	5 station	4	4.00	N/A	5 feels private	8.71%, mostly private, or	2 No	1 concepts				
Concept C.4	17 units / acre	3 17 units / acre b	4 N/A	5 station	4	4.00	N/A	5 part private	5.2%, part public and	3 No	1 mix of uses and unit types				

3. Better Connections

SCORE Long-term Solutions	AVG SCORE	Improved Pedestrian Connections (to N-hood)	SCORE Ped Connections (to N-hood)	Improved Bike Connections (to N-hood)	SCORE Bike Connections (to N-hood)	Pedestrian Connections (within site plan)	SCORE Ped Connections (within site plan)	Bike Connections (within site plan)	SCORE Bike Connections (within site plan)	Block Size Reduced (New Streets / Alleys)	SCORE Block Size Reduced (New Streets / Alleys)	Traffic Calming	SCORE Traffic Calming	Bus Access and Operations	SCORE Bus Access and Operations
5	3.50	Alleys re-purposed, new street with sidewalks, East lake sidewalks	5	Alleys re-purposed, new street with sidewalks, East lake bike facilities improved	5	Sidewalks on new street, alleys	5	Bike can be on new street	3	Yes	5	Yes	5	N/A	5
5	3.50	Alleys re-purposed, new street with sidewalks, East lake sidewalks	5	Alleys re-purposed, new street with sidewalks, East lake bike facilities improved	5	Sidewalks on new street, alleys	5	Bike can be on new street	3	Yes	5	Yes	5	N/A	5
4	3.00	New street with sidewalks	3	New street with sidewalks, East lake bike facilities improved	4	Sidewalks on new street, alleys	4	Bike can be on new street	3	Yes	5	Yes	5	N/A	5
5	3.50	most Alleys re-purposed, new street with sidewalks, East lake sidewalks	4	most Alleys re-purposed, new street with sidewalks, East lake sidewalks	4	Sidewalks on new street, alleys	4	Bike can be on new street	3	Yes	5	Yes	5	N/A	5

4. Vision for under-used properties											5. Enhance and protect residential neighborhoods		
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AVG SCORE	Vision	SCORE Vision	Neighborhood Oriented Uses	SCORE Neighborhood Oriented Uses	Options for Affordable Housing	SCORE Options for Affordable Housing	Economically Viable Uses	SCORE Economically Viable Uses	Parking ratios reduced for private development	SCORE Parking ratios reduced for private development	AVG SCORE	Appropriate Density	SCORE Appropriate Density	Building Heights Do Not Exceed Preferences
4.71	yes	4	Yes, but not much public space, density is low, small commercial spaces, mix of unit types	4	fewer options, 5-9%	2	yes	5	yes	4	3.80	10 units / acre	4	
4.71	yes	5	Yes, but not much public space, density is low, small commercial spaces, mix of unit types	4	fewer options, 5-9%	2	yes	5	yes	4	4.00	13 units / acre	4	
4.14	yes, but mi	3	yes, but larger building size and not much public space	3	more potential for options with MF, 10%-14%	3	yes	5	yes	4	3.60	22 units / acre	3	
4.43	yes	4	Yes, but not much public space, density is low, small commercial spaces, mix of unit types	4	more potential for options with MF, 10%-14%	3	yes	5	yes	4	4.00	17 units / acre	5	

						6. Community Support		7. Other Criteria		
SCORE Building Heights Do Not Exceed Preferences	Building Heights Step-back	SCORE Building Heights Step-back	Buffers next to Residential Properties	SCORE Buffers Next to Residential Properties	AVG SCORE	Support (total like it/love it)	SCORE Support	Incorporates Previous Plans	SCORE Incorporates Previous Plans	TOTAL
5		5		5	4.75	48%	3			4 27.01
5		5		5	4.75	42%	3			4 27.21
	step back by 5 location		5 yes	5	4.50	26%	2			4 25.24
5			5 yes	5	5.00	32%	2			4 26.93