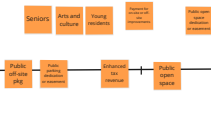


Re-evaluation of criteria priorities: *Easthampton Downtown Strategic Plan* pages 57-63



Community Benefits

Less Important



More Important



Financial Considerations

Less Important

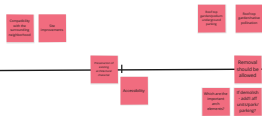


More Important



Architectural Design

Less Important



More Important



Circulation, Access, and Parking

Less Important



More Important



Compatibility

Less Important



More Important



Sustainable Development

Less Important



More Important



Building Uses

Less Important



More Important

INTERGENERATIONAL USE

Provides direct civic benefit through its function or activities for Easthampton residents of all ages.

SENIORS

Provides direct civic benefit for the function or activities for seniors.

ARTS AND CULTURE

Provides direct civic benefit through its function or activities for Easthampton artists community.

YOUNG RESIDENTS

Provides direct civic benefit through its function or activities for younger residents.

PROVIDES NEW OR REVISED USES AND IMPROVEMENTS

Provides revised use through either an use improvement or additional building for activities that benefit Easthampton residents.

ENABLED TAX BENEFITS

The reuse of the building provides direct community benefits through enhanced tax treatment.

PUBLIC OPEN SPACE DEDICATION OR EXHIBITION

Provides direct civic benefits in the form of a park or a playground on the site for public use.

PUBLIC FINANCING DEDICATION OR EXHIBITION

Provides direct civic benefits in the form of a bonus of public parking on the site with adequate signage and lighting for public use.

ECONOMIC BENEFITS

Future use provides long term positive economic benefits to the City.

COMPARATIVE ECONOMIC BENEFITS

The higher value proposition for the reuse of the existing building will be preferred if other factors are equal.

REDEVELOPMENT SCHEDULES

More rapid development and reuse will be preferred to reduce the building costs and risks to the City.

FINANCIAL CAPABILITY OF THE PROPOSER TO OBTAIN, CONVEY, AND MAINTAIN THE USE

The proponent must guarantee that the reuse of the building will be completed in accordance with the proposed schedule of program.

LONG-TERM VIABILITY

The new use will be a long-term occupant, and there is a formal plan that the City will be required to undertake a subsequent re-occupation or disposition process.

PRESERVATION OF EXISTING ARCHITECTURAL CHARACTER

Building reuse preserves and enhances the existing architectural character of the building.

CONFORMANCE WITH THE SUBSTANTIAL HISTORIC CHARACTER

Building reuse complies with the existing historic character of the building.

SITE IMPROVEMENTS

Reuse or redevelopment of the building enhances the building perimeter for pedestrian and users.

PARKING

Adequate parking is provided for all uses consistent with shared parking agreements with surrounding or adjacent property owners.

FUTURE REDEVELOPMENT CONSIDERATIONS

Redevelopment provides additional parking or improvements to the site with public access paths to improve pedestrian connections to surrounding uses adjacent to the building.

PEDESTRIAN AMENITIES

Redevelopment provides a safe, walkable pedestrian environment for all users with sidewalks, pedestrian routes, and lighting separated from vehicular circulation.

BIKECYCLIST AMENITIES

Redevelopment/Reuse provides adequate on-site facilities or improvements for bicyclists.

PARKING SIGNAGE

Clear demarcation and signage are provided for vehicular circulation including on-site parking, shared parking, and service vehicle access, loading, and unloading.

SIGNAGE AND WAYFINDING

Signage will be provided including the public walk, pedestrian paths, public amenities, and open spaces.

REDEVELOPMENT BENEFITS

The proposed reuse will be consistent with the City's vision for the building's redevelopment and the surrounding neighborhood.

ZONING

The reuse/redevelopment will be compatible with zoning regulations in effect at the time of disposition.

TRAFFIC MANAGEMENT

The reuse/redevelopment will not require an activity level in terms of traffic that is any greater than when the building was in use as a school.

NIGHT-TIME USES

The proposed use will not require night-time activity that causes significant negative impacts or nuisances with the surrounding neighborhood.

DAY-TIME USES

The use will not result in daytime activities that are inconsistent with the surrounding neighborhood.

SUSTAINABLE DESIGN

Redevelopment/Reuse of the site and building incorporates eco-friendly and sustainable design features.

LEED CERTIFICATION

Redevelopment/Reuse of the building will earn LEED Certification level of Silver and higher.

DIVERSITY OF HOUSING TYPES

The housing use proposed adds to the diversity of housing within the Downtown.

AFFORDABLE HOUSING

The housing use proposed includes 15% of units as affordable housing units.

ARTIST'S LIVE-WORK

The building redevelopment/Reuse includes spaces located flexibly, such as artist's live-work spaces, artist's studios.

Community Benefits

Required

Less advantageous



Advantageous



Highly Advantageous



Financial Considerations

Required



Less advantageous



Advantageous



Highly Advantageous



Architectural Design

Required

Less advantageous

Advantageous



Highly Advantageous



Circulation, Access, and Parking

Required

Less advantageous

Advantageous



Highly Advantageous

Compatibility

Required

Less advantageous

Advantageous

Highly Advantageous



Sustainable Development

Required

Less advantageous

Advantageous

Highly Advantageous

Building Uses

Required

Less advantageous

Advantageous

Highly Advantageous

