

Appendix A: Site Selection Evaluation Criteria

Category	Measures	Methodology
1. Service Delivery (20%)	Travel Time (by car)	<ul style="list-style-type: none"> Select addresses from the 4 corners of the service area. Compare AVG travel times from: http://www.doogal.co.uk/DrivingDistances.php (Website calculates driving distances and times between multiple locations to a single endpoint. Driving departure times can be set to anytime throughout the day, and the website uses Google Maps API to determine the fastest route at each given time during the day to determine average drive times from any point of the City).
	Proximity to Communities Served	<ul style="list-style-type: none"> Is the location in a high populated area? Use demographic data from Toronto Neighbourhoods Profiles: http://www1.toronto.ca/wps/portal/contentonly?vgnextoid=100c861b9fdb1410VgnVCM10000071d60f89RCRD&vgnnextchannel=1e68f40f9aae0410VgnVCM10000071d60f89RCRD.
2. Functional Requirements (30%)	Site Security (defensibility hazards)	<ul style="list-style-type: none"> Is the site large enough to allow for a minimum 15m building setback? Is the site at a higher or lower elevation than surrounding properties?
	Access/ Egress	<ul style="list-style-type: none"> How many access and egress points to public streets (2 is minimum)? Access to major streets or small residential streets?
	Overlooking Buildings	<ul style="list-style-type: none"> Ability to survey the site/ station from surrounding buildings? Use Zoning By-law height permissions for surrounding lands.
	Size	<ul style="list-style-type: none"> Site area retrieved from http://www2.geowarehouse.ca/.
3. Community Presence (30%)	Transit Accessibility (GO, subway/ LTC, bus)	<ul style="list-style-type: none"> Take the "Transit Score" from www.walkscore.com. – ease of access for community
	Accessibility (cycling and walking)	<ul style="list-style-type: none"> Take the average between "Bike Score" and "Walk Score" from www.walkscore.com. – ease of access for community
	Recognisability	<ul style="list-style-type: none"> Determine community presence, visibility, ease of recognition (i.e. street frontage, proximity to major arterial roads/ intersections) – police interested in increasing community presence
	Opportunities for new community engagement	<ul style="list-style-type: none"> Size of property and the potential for new community engagement activities, in addition to Police operations (community based co-locations)
	Proximity to Community/ Institutional Uses	<ul style="list-style-type: none"> Distance and availability of other community/ institutional uses nearby, potential for civic hub.
4. Affordability & Sustainability (20%)	Net Buildable Costs	<ul style="list-style-type: none"> Cost (\$) associated with construction. (i.e. More compact the site is, higher construction costs).
	Land Acquisition Costs	<ul style="list-style-type: none"> Cost (\$) associated with Land Acquisition.
	Impact of previous uses/ soil conditions/ environmental clean-up	<ul style="list-style-type: none"> Cost (\$) associated with contaminant mitigation measures.
	Ease of Acquisition	<ul style="list-style-type: none"> Level of difficulty to acquire the site. Is it public or privately owned? Heavily used or opportunity to share space?