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Sent: Monday, October 29, 2018 4:42 PM

To: Nicholson, Laura 6-9190

Subject: Site Score Tiebreaker Comment

Laura,

We support the Affordable Housing Coalition of South Carolina's comment from the QAP Public Hearing on Friday, October 26th to incorporate a sliding scale for the positive site scoring characteristics. Another suggestion would be to continue having the 1st tiebreaker be highest site score with a slight change. If the distances are going to be kept at 1 mile, there will most likely be several sites with "Perfect" site scores. In order to differentiate those sites, the 1st Tiebreaker would be:

1. Developments with the lowest cumulative mileage distance calculated using the mileage listed on Form 2 and confirmed by the Third Party Site Reviewer.

See example below:

Site A		
Address	Distance (miles)	Points
<i>Positive Site Points</i>		
Distance to Grocery Store	0.5	3.5
Distance to Drug Store	0.7	3.5
Distance to Convenience Store and Gas Station	0.9	3.5
Distance to Restaurant	1.1	2
Entertainment Venues (museums, sports arenas, theaters)	0.7	2.5
Retail Shopping Areas (malls or strip malls with at least 4 stores)	0.6	2.5
Distance to Fire Station	0.3	1.5
Distance to Bank or Credit Union	0.2	2.5
Distance to Public Park/Playground/Recreation/Senior Center	0.9	2.5
Distance to Doctor's Office	0.6	2.5
Distance to Public School	0.4	2.5
Total Distance/Points	6.9	29

Site B		
Address	Distance (miles)	Points
<i>Positive Site Points</i>		
Distance to Grocery Store	0.3	3.5
Distance to Drug Store	0.3	3.5
Distance to Convenience Store and Gas Station	0.3	3.5
Distance to Restaurant	1.4	2
Entertainment Venues (museums, sports arenas, theaters)	0.4	2.5
Retail Shopping Areas (malls or strip malls with at least 4	0.3	2.5

stores)		
Distance to Fire Station	1.4	1.5
Distance to Bank or Credit Union	0.3	2.5
Distance to Public Park/Playground/Recreation/Senior Center	0.9	2.5
Distance to Doctor's Office	0.6	2.5
Distance to Public School	0.6	2.5
Total Distance/Points	6.8	29

Both developments receive the same score, assuming that all else is equal, but Site B beats out Site A because the project is slightly closer to some amenities over others. There would be no hierarchy in services, each service would carry the same weight in terms of contributing to the cumulative distance. By using this tie breaker, you will ensure that there are very few (if any) ties beyond the 1st tiebreaker. This tiebreaker encourages developers to still chase after the sites that are located within walking distances from services.

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