Appendix B - Redevelopment Propensity Index (RPI) model

The RPI calculation is with a selection of all developed parcels that contain structures 25 years or older. This acreage was then split up into four quartiles based on their RPI score (highest to lowest). A cross-tabulation analysis was performed to calculate the number of acres by TAZ by quartile RPI score for dwelling units, commercial employees, and service employees. For each quartile range, a weighting factor (25%, 10%, 5%, and 0%) was developed for use in calculating the percentage of the total acres that would be considered for redevelopment within a quartile. For the highest quartile, 25% of the acres were considered as having a high propensity to redevelop. The second and third quartiles, 10% and 5% of the acres, respectively, were considered as having a high propensity to redevelop. No acres (0% weighting) from the lowest quartile range (lowest propensity to redevelop) were included as having propensity to redevelop. The total number of acres with a propensity to redevelop from each quartile was summed by TAZ. The number of dwelling units and employees to be allocated based on redevelopment potential were allocated to TAZ based on each TAZ’s percentage share of the total acres with a propensity to redevelop.