

TO: CATSO Coordinating Committee

FROM: CATSO Staff

SUBJECT: Item 4 - Potential collector street realignment/CATSO Major Roadway Plan amendment on north side of Route WW

DATE: May 25, 2017

The existing CATSO Major Roadway Plan includes two proposed future major collector streets on the north side of Route WW, east of the preferred alternative corridor identified for a future Stadium Boulevard extension. These are as follows:

1. A north-south major collector, extending between the presumed terminus of the future Ballenger Lane extension at Richland Road and south to Route WW, aligning with Elk Park Drive on the south side of WW.
2. A future major collector, which aligns with El Chaparral Drive, on the north side of Route WW, and extends northeast and then due east to provide access to Rolling Hills Road, ultimately terminating at Rangeline Road.

A proposed residential subdivision development, The Brooks Phase 2, has been submitted to the City for consideration.

A neighborhood collector street, Hoylake Drive, is being proposed as part of this development to align with Elk Park Drive at the future signalized intersection at Route WW. From WW the collector alignment extends through the proposed subdivision to connect to an existing collector street terminus in an adjacent subdivision at the northeast corner of the proposed layout. This collector street alignment is being proposed by the developer as a replacement for future major collector street #2 above, and will provide access from Route WW to Rolling Hills Road, as the future MRP collector does.

Also included in the developer's sketch of the subdivision layout is a north-south collector street alignment to the west of the subdivision layout, which aligns with El Chaparral at Route WW, and extends north to make the connection to Richland Road at the presumed terminus of the future Ballenger Lane extension. This alignment would substitute for future collector street #1 noted above.

In addition, the attached subdivision layout shows an additional internal neighborhood collector street along the western side of the proposal, which aligns with Roseta Drive at Route WW and terminates at the north boundary of the subdivision. This provides additional north-south connectivity through the subdivision.

The two collector street realignments do provide the north-south connectivity, plus the additional linkage between Route WW and Rolling Hills Road, that the existing MRP alignments depict. Staff has no objections to the proposed layout as currently shown.

Further discussion on the potential impacts of the proposed realigned collector streets is contained in the attached traffic study done for the Brooks Phase II residential subdivision. The study focuses on the impacts of the proposed realignments on pages 29-33. The traffic study recommends that direct driveway access onto Hoylake Drive be minimized. The additional internal collector street proposed is seen as being a lower-order street in terms of traffic volume and connectivity, and is presumed to be suitable for direct driveway access.

Technical Committee Action

At their May 3, 2017 meeting, the CATSO Technical Committee reviewed the proposed realignments for consideration of a potential Major Roadway Plan amendment. The committee's general consensus was that the realignment would not adversely affect the roadway network in the vicinity, and that the proposed realigned collector streets would provide the connectivity needed for the future development planned and anticipated in the area.

The committee passed a motion to recommend that the CATSO Coordinating Committee consider the proposed realigned streets as potential substitutions for the current future MRP collector streets noted, and to potentially schedule a public hearing for consideration of a formal MRP amendment to implement the proposed realignments.

Draft minutes of the Technical Committee meeting are attached for the Committee's reference.

Suggested Coordinating Committee Action

If the Committee reaches a consensus that the proposed realignments to the respective collector streets in question merit formal consideration, direct staff to schedule a public hearing for a Major Roadway Plan amendment at a future Coordinating Committee meeting.