

February 8, 2024

MEMO TO: Honorable Mayor and City Council

THROUGH: Charles P. Potucek, City Manager
Victoria Yarbrough, Assistant City Manager
Matt McLachlan, AICP, Community Development Director

FROM: Jeff Pregler, Senior Planner

SUBJECT: REQUEST FOR AGENDA ITEM PLACEMENT
Resolution 2024-007
General Plan Amendment
Revisions to the Traffic Circulation Plan, Map 8

REQUESTED ACTION:

Approval of a General Plan amendment, revisions to the Traffic Circulation Plan, Map 8 of VISTA 2030.

RECOMMENDATION:

The City Manager recommends approval.
The Director of Community Development recommends approval.
The Planning & Zoning Commission recommended unanimous approval (4-0).

APPLICANT:

City of Sierra Vista

BACKGROUND:

Staff will present for your consideration and comment proposed amendments to the functional classifications contained in Map 8: Traffic Circulation Plan of VISTA 2030, the City's General Plan. This map is referenced during the development review process to determine access management and infrastructure improvement requirements, giving the functional classification assignments regulatory effect.

The Sierra Vista Roadway Design Manual, scheduled for final adoption on February 8, 2024, establishes construction standards for street improvements and access management requirements. The hierarchy of streets in the Roadway Design Manual follow federal and state roadway classifications. To provide for consistency, the Collector and Residential Connector streets are proposed to be redesignated on the Traffic Circulation Plan Map as Major Collector and Minor Collector respectively. The General Plan Amendment requires two public hearings before the Planning & Zoning Commission and one public hearing before the City Council.

ANALYSIS

As stated, the Roadway Design Manual and the Traffic Circulation Plan will now include the Major Collector and Minor Collector functional classifications. Each of these classifications have their own unique characteristics which can be used to determine the appropriate designation for the roadway. According to the Arizona Department of Transportation the predominate characteristics between a Major and Minor Collector are as follows:

MAJOR COLLECTORS	MINOR COLLECTORS
High speed limits and traffic volumes than minor collectors	Lower speed limits and traffic volumes than major collectors
Typically have more lanes than minor collectors	Usually no more than a single lane road with a painted centerline.
Typically include intersections controlled by traffic signals.	Connect neighborhoods to arterials and Major Collectors
Longer than $\frac{3}{4}$ miles in urban areas.	Typically, shorter than $\frac{3}{4}$ of a mile
Typically not long enough to travel lengthy distances, across multiple counties.	Higher speed limits and traffic volumes than local roads
Typically do not have house driveways directly connected to them.	Wider than a local street
	May have driveways directly connect to them

Staff's review of the Traffic Circulation Plan determined that four roadways classified as Major Collectors, encompass many of the characteristics associated with Minor Collectors. These roadways are Foothills Drive, El Camino Real, Golf Links, and Wilcox Drive east of the Cochise College downtown campus (see Exhibit A for attached map).

All four roadways share the following Minor Collector characteristics:

- *speed limit lower than major collectors;*
- *single lane in both directions with a painted center line;*
- *have residential driveways directly connect to roadway;*
- *connect neighborhoods to arterials and Major Collector roadways;*
- *do not have signalized intersections.*

The proposed cross-section for Minor Collector, as included in the Roadway Design Manual, also depicts a single lane with a painted center line. Therefore, the roadways would also be consistent with the proposed cross-sections. Other Major Collector roadways identified on the Traffic Circulation Plan, such as Wilcox Drive, west of the Cochise College campus, and Lenzner Avenue, are designed to handle a larger volume of traffic and connect vehicles to commercial nodes in the community. When the proposed Minor Collector roadways are compared to these two roadways, there is clearly a distinct difference in function and roadway design, which gives validity to the need of reclassifying them to Minor Collectors. Moreover,

Staff's review of the projected traffic volumes and recommendations in the Sierra Vista Metropolitan Planning Organization's 2050 Long-Range Transportation Plan, do not support increasing capacity of these streets within the planning horizon.

There are two important benefits of reclassifying the roadways to Minor Collectors on the abutting residences.

- 1) Allows for direct access to the roadway. The Roadway Design Manual prohibits direct access from Major Collector Roadways. However, there is no such prohibition for Minor Collectors.
- 2) Creates excess right-of-way width for those roadways designed to meet the Major Collector cross-section. Staff is proposing flexible dimensional standards for administrative modifications within these widened right-of-way areas. A Development Code amendment, addressing this issue, is being processed in conjunction with this request.

PLANNING & ZONING COMMISSION

The Commission held two public hearings to consider this request, January 30, 2024 and January 31, 2024. The Commission unanimously voted, 4-0, to recommend approval of the General Plan Amendment to the Mayor and City Council.

RESOLUTION 2024-007

A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF SIERRA VISTA, COCHISE COUNTY, ARIZONA; REAFFIRMING THE GOALS AND POLICIES OF VISTA 2030, THE CITY OF SIERRA VISTA GENERAL PLAN; RECOMMENDING APPROVAL OF AMENDMENTS TO VISTA 2030, MAP 8, TRAFFIC CIRCULATION PLAN, AS SHOWN ON EXHIBIT A; AND DIRECTING THE EXECUTIVE SECRETARY TO TRANSMIT THE PLANNING AND ZONING COMMISSION'S RECOMMENDATION AND COMMENTS TO THE CITY COUNCIL.

WHEREAS, The City of Sierra Vista proposes to amend the Traffic Circulation Plan, better identified as Map 8 of VISTA 2030, the City of Sierra Vista General Plan; and,

WHEREAS, this request has been duly advertised for three public hearings under the provisions of A.R.S. 9-461.06 and the City's General Plan Policy; and

WHEREAS, the Planning & Zoning Commission recommended approval of the amendments at their January 31, 2024 meeting; and

WHEREAS, it is the policy of the City of Sierra Vista to only approve those General Plan amendments which shall: (a) demonstrate the need and justification for such an amendment; (b) demonstrate the proposed amendment will further the purpose of the General Plan; (c) benefit the general public welfare and not solely an individual or a group of individuals; and,

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF SIERRA VISTA, COCHISE COUNTY, ARIZONA, AS FOLLOWS:

SECTION 1

That the following goals and policies of VISTA 2030, the City of Sierra Vista General Development Plan are reaffirmed: Citizen Participation Goal 1-1, provide ample opportunities for citizen participation, Transportation Goal 3-2.5, update the Traffic Circulation Plan, as necessary, to determine roadway classifications.

SECTION 2

That amendments to the Traffic Circulation Plan, better known as Map 8 of VISTA 2030, as shown on Exhibit A, be and hereby is approved.

SECTION 3

That the City Manager, City Clerk, City Attorney, or other duly authorized officers and agents are hereby authorized and directed to take all steps necessary to carry out the purposes and intent of this Resolution.

PASSED AND ADOPTED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF SIERRA VISTA, ARIZONA THIS 8th DAY OF FEBRUARY 2024.

CLEA McCAA II
MAYOR

APPROVED AS TO FORM:

ATTEST:

NATHAN J. ILLIAMS
City Attorney

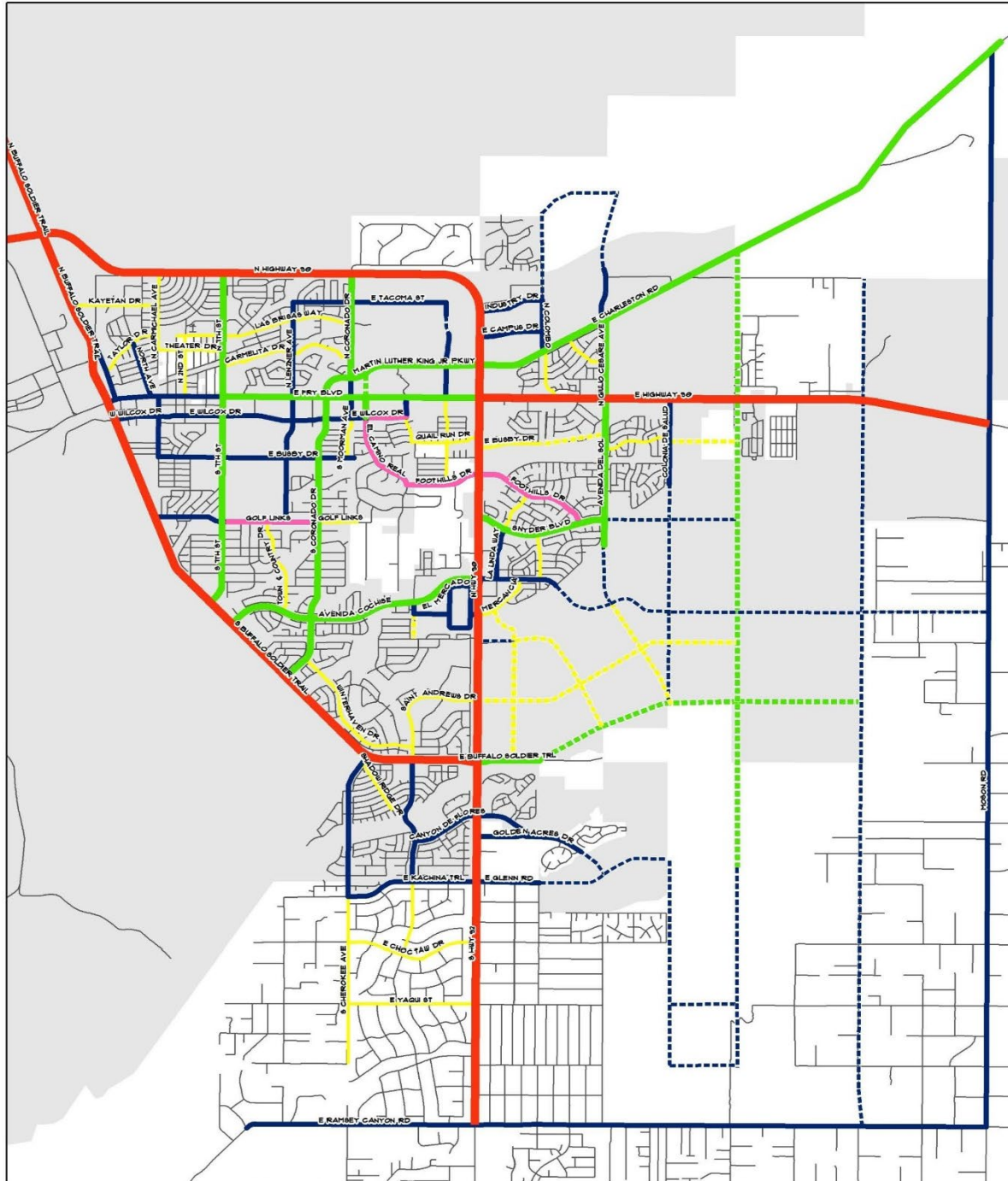
JILL ADAMS
City Clerk

PREPARED BY:

Jeff Pregler, Planner

EXHIBIT A

MAP 8: TRAFFIC CIRCULATION PLAN (AS AMENDED)



EXISTING (FUNCTIONAL CLASSIFICATION)		Major	Minor Collector	Local					
	Principal Arterial		Minor Arterial		Collector		Residential-Connector		Local

TRAFFIC CIRCULATION PLAN					
	Minor		Collector		Residential-Connector
	Major		Minor Collector		

Revise to Minor Collector