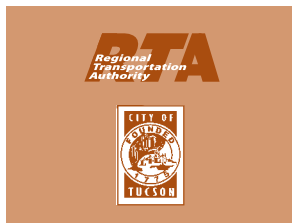


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Grant Road PROJECT UPDATE

Grant Road Improvement Plan
110 S. Church Avenue
Suite 3350
Tucson, Arizona 85701



GRANT ROAD Improvement Plan PROJECT UPDATE



The Grant Road Citizens Task Force, planning team and the City of Tucson would like to thank the many people who reviewed the Proposed Alignment Concept, provided input, and asked questions.

More than 400 comments were received from the public during the Grant Road Improvement Plan Proposed Alignment Concept public comment period, October 15 – November 17, 2008.

All the comments received from the public at open houses, on the web and through other means, can be viewed on the project web site at www.grantroad.info. Also included are responses and actions taken for each of the comments.

MANY IMPORTANT COMMENTS WILL BE ADDRESSED DURING PHASE 2 WORK WITH THE PUBLIC IN 2009

Many valuable comments were received related to access, noise mitigation, neighborhood cut-through traffic, parking replacement, landscaping and streetscaping, circulation, and land use. These issues, that were not related to the alignment of the roadway, or would not have an effect on the Proposed Alignment Concept were not addressed at this time by the Task Force. **Each of these issues will be addressed by specific activities planned for 2009.** The Grant Road Team will contact neighborhood associations and businesses about these planning activities. Also, watch the project web site (www.grantroad.info) for announcements of activities and reports on outcomes.

Part of the next phase of planning to occur during 2009 is an extensive land use planning process, that will be closely coordinated with neighborhood and area plans along Grant Road. The plans will be used to inform decisions made about future land use, design treatments, landscaping and other factors. The land use planning phase includes an a comprehensive public participation process with neighborhoods, businesses and other stakeholders that use, and live around Grant Road.

QUESTIONS AND ANSWERS ABOUT BILLBOARDS AND UTILITIES



Citizens and Task Force members review Proposed Alignment Concept maps during the Open House at Catalina High School on October 18, 2008.

Several comments received included questions about billboards and utilities on Grant Road. Some billboards will be removed as a result of the alignment process. Signs located within (part or whole) the recommended alignments that do not conform to the existing sign code will ultimately be removed and can not be relocated unless brought into full code compliance. This is consistent with the City's Code and Policy. Regarding overhead utilities/poles/wires, the Regional Transportation Authority, which provides the funding for the Grant Road

Improvement Plan, will not fund the undergrounding of overhead utilities and there is no identified funding source for undergrounding at this point in time. During 2009, the planning and engineering process will evaluate issues associated with visual blight and undergrounding of utilities, and will work with utility companies who are responsible for relocating their facilities.

PUBLIC COMMENTS BRING REVIEW, MODIFICATIONS TO PROPOSED ALIGNMENT CONCEPT

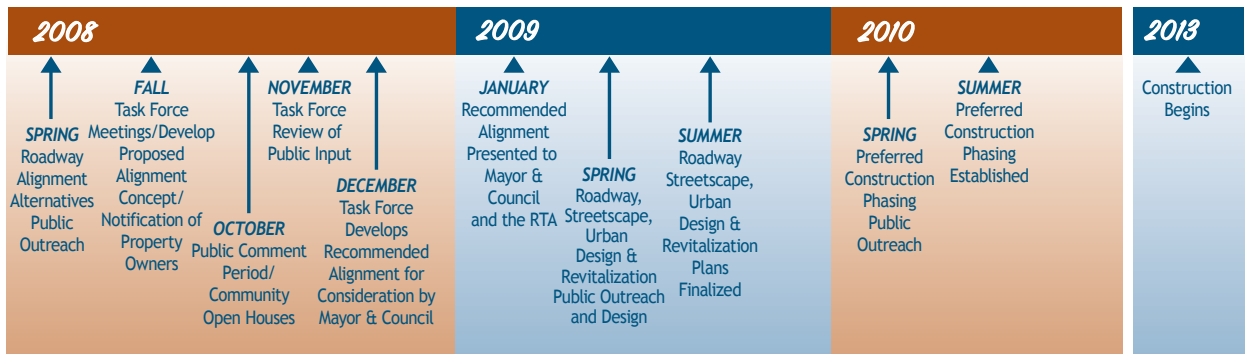


The Task Force reviewed public comments that could affect the Proposed Alignment Concept and considered staff analysis of the potential impacts of changes.

The following modifications, suggested by public comments, were judged as improving the Proposed Alignment Concept.

- **Estrella Avenue** – It was determined that the alignment and Indirect Left Turn (ILT) turn-around should be shifted to the south to eliminate the impact to the building on the northwest corner while not adding any full acquisitions to the south.

Result: This change was made because it would reduce impacts while not changing the function or design quality of the future roadway.



• **Margaret Avenue** –

It was determined that the ILT turnaround should be shifted to the west to reduce impacts to the property on the southeast corner while avoiding the need for any additional acquisitions.
Result: This change was made because it would reduce impacts while not changing the function or design quality of the future roadway.

• **Addition of bus pull out at Southern Arizona Association for the Visually Impaired (SAAVI)** – It was determined that a bus pull out and enhanced bus stop should be added in front of SAAVI in the close proximity to the existing SAAVI bus stop.

The following comments did not result in modifications

• **Country Club Avenue** – *Comment: Median U-turn impacts on Boy’s & Girl’s Club, sports field parking, Doolen parking, school bus circulation, and district parking)*

Result: No modification to proposed alignment was endorsed by the Task Force, however the Task Force recognized the need for further study as the design concept is refined.

• **Oracle Road** – *Comment: Limiting loss of Roses & More parking resulting from channelized right turn.*

Result: No modification to the Proposed Alignment Concept was endorsed by the Task Force, as a shift of the alignment to the south to avoid parking impacts to Roses & More would result in additional impacts, and likely 3 to 4 full property acquisitions on the south side of Grant Road.



• **First to Park Avenues** – *Comment: Realign Grant Road to the south in order to reduce impacts to shopping center property and parking on north side of the street.*

Result: No modification to the Proposed Alignment Concept was endorsed by the Task Force, as a shift to the south would result in 9 additional full acquisitions. The Task Force considered the difference in impacts between a north or south alignment in preparing the Proposed Alignment Concept and believes that the north alignment can be resolved without additional full acquisitions.

• **Park Avenue** – *Comment: Suggested that the Compass Bank Building does not have a value worthy of preservation but were unclear about asking for an alternative alignment.*

Result: No modification to the Proposed Alignment Concept was endorsed by the Task Force. If the alignment were shifted north it would not only impact the Compass Bank, but would also impact the homes to the north and east of the Park Avenue intersection.

• **Campbell Avenue east** – *Comment: Eliminate impacts on Walgreens-Bookmans by shifting the alignment to the north.*

Result: No modification to the Proposed Alignment Concept was endorsed by the Task Force, as the alternative alignments for this intersection result in greater overall impacts to the properties in the area and do not support the guiding principles of the project.

• **Tucson Boulevard** – *Comment: Moving curb away from first three houses west of Tucson Boulevard by shifting the alignment to the north.*

Result: No modification to the Proposed Alignment Concept was endorsed by the Task Force, as the Proposed Alignment Concept does not move the through lanes of Grant Road closer to the homes, and the alignment increases the landscape buffering between the homes and the through lanes of Grant Road.

• **Alvernon Way** – *Comment: Reduce right-of-way impacts to Northgate property by shifting the alignment to the south.*

Result: No modification to the Proposed Alignment Concept was endorsed by the Task Force. This decision maintains the Task Force’s adherence to one of the guiding principles which strives to minimize impacts to the greatest number of properties in selecting the alignment. In general, the Task Force and the planning team will work closely with property owners to minimize impacts to property and adjacent parking.

• **Treat Avenue** – *Comment: Reduce impacts on properties located on the south side of Grant Road, including the Bay Horse Tavern and other properties by shifting the alignment to the north.*

Result: No modification to the Proposed Alignment Concept was endorsed by the Task Force, because shifting the alignment to the north would impact 9 properties including the Tucson Fire Department Station.

• **Goyette Avenue** – *Comment: Provide local access lane to minimize cut through traffic to the north.*

Result: No modification to the Proposed Alignment Concept was endorsed by the Task Force, because adding a local access lane would result in additional property acquisition.

RECOMMENDED ALIGNMENT — REPORT TO THE COMMUNITY

A Report to the Community on the **Recommended Alignment (RA)** will be held at the **Tucson Association of Realtors meeting room, 2445 N. Tucson Blvd., on January 7, 2009, from 4:30 PM to 7:00 PM.** Maps of the RA will be available for viewing. The RA will be considered by Mayor and Council on Tuesday, January 13, 2009.

Beginning December 17, 2008, the RA maps will be available to view online on the project web site at www.grantroad.info and copies will be available at libraries throughout the region. Maps of the RA will also be on display at the Pima Association of Governments offices at 177 N. Church Ave., 4th floor.

Stay Up to Date on the Grant Road Improvement Plan

For more information about the Grant Road Improvement Plan, the alignment, and information about issues that will be addressed during 2009, visit www.grantroad.info on the web or call 520-624-4727. Property owners and tenants seeking more information about property acquisition or relocation process and benefits can also call 520-624-4727. Business owners and tenants are also reminded of the consulting services available from the Regional Transportation Authority’s MainStreet Program – call 520-838-4352.