

# Southeast Mesa Land Use and Transportation Plan Community Meeting #2 Summary



## Overview

The City of Mesa held the second community meeting for the Southeast Mesa Land Use and Transportation Plan on March 27, 2019 at Desert Ridge High School, Lecture Hall, where 128 people attended.

As residents signed in, they were asked to identify where they live by placing a dot on the map of the study area. The majority of participants came from Eastmark and the neighborhoods along Guadalupe Road between Loop 202 and Meridian Road. The Where Do You Live? Map results can be seen on Page 3.

During the community meeting, attendees were shown a presentation that provided an overview of the planning process and introduced the recommended improvements to the transportation network. A copy of the presentation begins on Page 4.

After the presentation, the meeting broke out into an open house format in which participants were invited to view boards and ask City staff and the consultants questions. The boards displayed were:

- Public input results from Community Meeting #1
- 2030 Buildout State in Currently Undeveloped Properties
- 2040 Buildout State in Currently Undeveloped Properties
- Zoning and Future Land Use in Vacant, Agricultural, and Open Space Existing Land Uses
- Programmed/Committed Roadway Improvements
- 2018 Baseline Bi-directional Level of Service
- 2030 Baseline Bi-directional Level of Service
- 2040 Baseline Bi-directional Level of Service
- Future Roadway Network Improvements
- 2040 Improved Bi-directional Level of Service

The open house boards are shown on Page 5.



## Comments Received

Comment cards were made available to participants to provide feedback on the recommended improvements. The comment cards included three questions for participants to answer. A total of 17 comment cards were submitted during the meeting. The following is a summary of the responses to the questions organized by question:

### What proposed improvement recommendations do you agree with (if any) and why?

Thirteen (13) participants responded to this question. The following is a summary of the responses:

- All recommendations up to 2040 look well thought out
- Agree with all of them – improvements welcome
- Bringing Signal Butte Rd through to SR 24; completing SR 24 all the way to Ironwood Rd
- Priority - get SR 24 stretched to Florence
- Through streets to Queen Creek
- Continue Elliot Rd to Ironwood Rd
- Prioritize Ellsworth Rd
- Ellsworth Rd and SR 24
- Ellsworth Rd widening is creating congestion
- Intersection of Loop 202 and Ray Rd very congested
- Continue Meridian Rd to SR 60
- Make Signal Butte Rd six lanes initially so there is not continuous construction

### What proposed improvement recommendations do you disagree with (if any) and why?

Seven (7) participants responded to this question. The following is a summary of the responses:

- Signal Butte Rd can help to take traffic off Ellsworth Rd NOT Sossaman Rd
- None – all good especially with new high school and other new communities in the area
- None
- Meridian Rd from US 60 and Baseline Rd to Elliot Rd – Sunland Springs is a quiet neighborhood and major concerns about noise level from traffic
- Meridian Rd improvements from Elliot Rd to Germann Rd. It needs to stay rural

### Any other input you would like to provide?

Fourteen (14) participants responded to this question. The following is a summary of the responses.

- Would like to see Crismon Rd go all the way through to Queen Creek
- Priority should be given to widening Signal Butte Rd between Ray Rd and Germann Rd, and Ray Rd and Power Rd
- Would like to see Meridian Rd complete from Baseline Rd to at least Ray Rd to help alleviate traffic on Signal Butte Rd.
- Hawes Rd completion to Warner Rd seems important
- Need Meridian Rd to run completely north to south from US 60 to SR 24 – can Mesa annex State Land east of Meridian Rd?
- Traffic light synching is in need of review
- Bicycle safety considerations

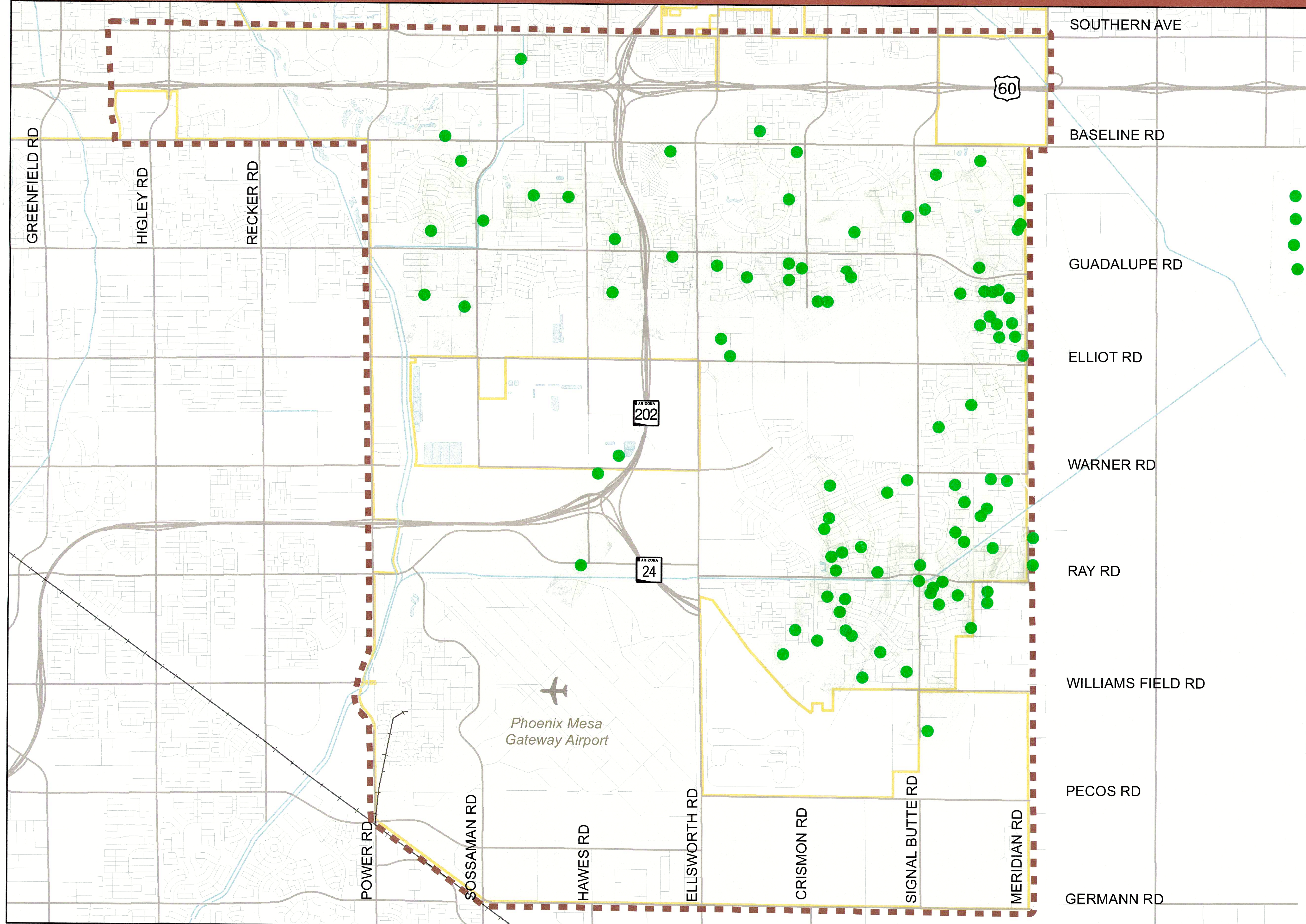
Scans of all the comment cards received during the community meeting are available on Page 6.



# Where Do You Live? Map

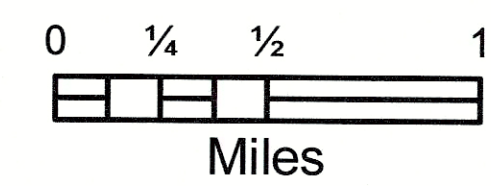
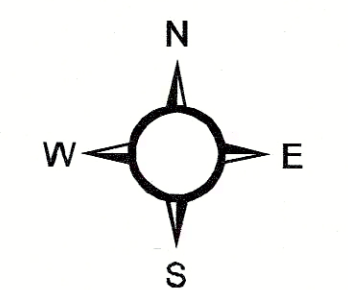
# WHERE DO YOU LIVE?

2018 Southeast Mesa  
Land Use and Transportation Plan  
*Where Do You Live?*



### Legend

- Study Area
- City Boundary
- Airport
- Canal
- Railroad
- Major Street
- Local Street



● 3/27/19

# Presentation

# Southeast Mesa Land Use and Transportation Plan

*City of Mesa*



March 27, 2019

Community Meeting #2

**Kimley»»Horn**

**Matrix**   
DESIGN GROUP

 **Rounds Consulting Group, Inc.**  
Economic and Policy Analysis

  
**mesa·az**

# Project Team

## City Project Manager

- Al Zubi, P.E. PTOE, Transportation Department

## Project Lead

- Michael Grandy, P.E. Kimley-Horn, Project Manager, Transportation

## Project Support

- Felipe Zubia, AICP, Matrix, Land Use
- Jim Rounds, Rounds Consulting, Economics

# Agenda

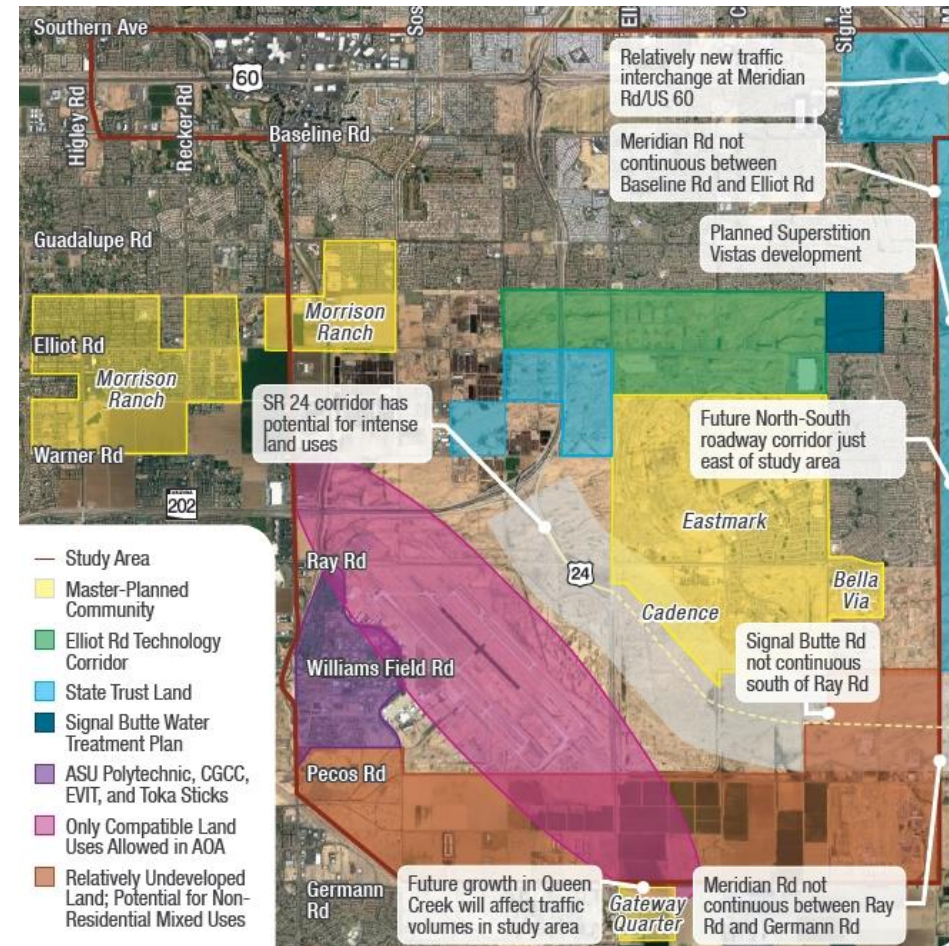
1. Project Need/Scope/Schedule
2. Community Meeting #1 Input Received
3. Draft Future Land Use Plan
4. Draft Future Transportation Plan
5. Next Steps
6. Break-out for Open House



# Need for Southeast Mesa LUTP



- **Land Development**
  - Few Remaining Large Undeveloped Parcels
  - Changing Markets & Trends
  - Updated Land Use Assumptions
- **Road Project Prioritization**
  - SR 24 Extension
  - Which Roads to Build First?
  - How Many Lanes are Needed?



# Project Scope



- **Existing Conditions Update**
  - Market Analysis
  - Land Use Update
  - Transportation Update
- **Public Engagement**
  - Community Involvement Plan
  - Stakeholders
  - Workshops
  - Council, Committee Board updates
- **Plan Updates**
  - Vision, Goals, and Policies
  - Infrastructure Programming and Prioritization

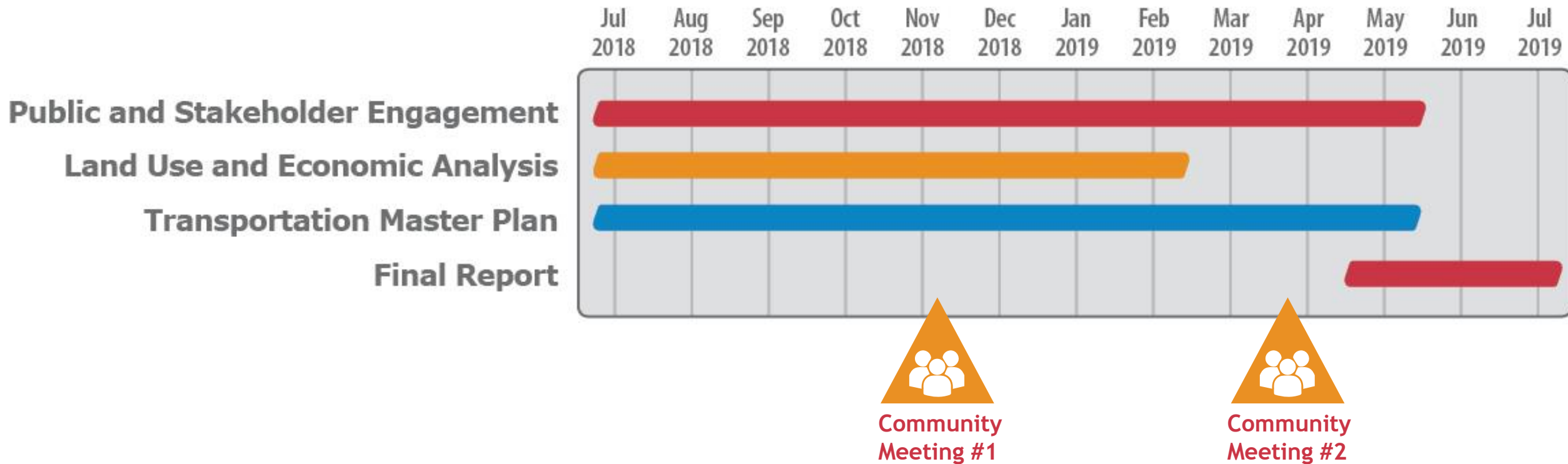
## Community Involvement Plan

Southeast Mesa Land Use and Transportation Plan  
October 2018



[mesaaz.gov/SEMesaPlan](http://mesaaz.gov/SEMesaPlan)

# Project Schedule



# Community Meeting #1 Input Received

120+ attendees at meeting!!

# Interactive Exercise Input



- Transportation facilities are what needs to be improved the most in the study area
- Narrow roads, bicycle/pedestrian facilities, and public transit should be improved
- High-priority north-south roads to improve are Signal Butte Rd, Ellsworth Rd, and Crismon Rd
- High-priority east-west roads to improve are Warner Rd, Elliot Rd, and Ray Rd



# Mapping Exercise Results

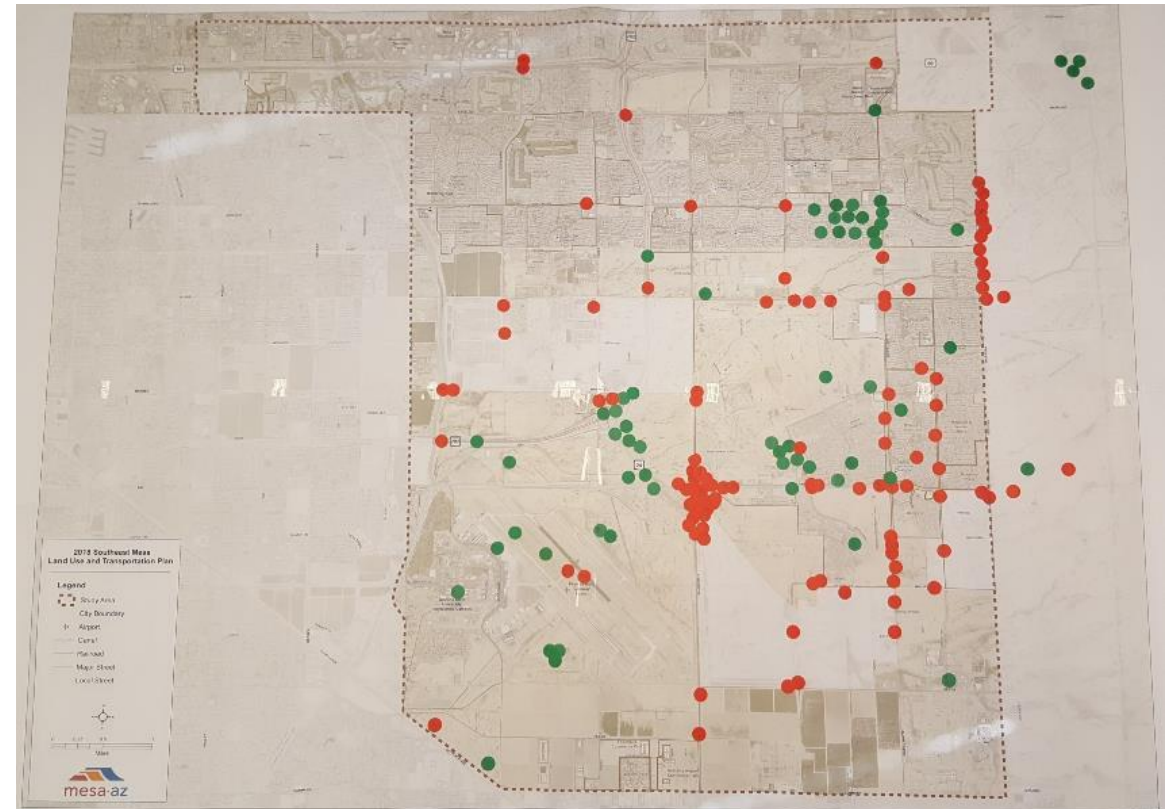


## ■ Positive Attributes

- View of the mountains to the east
- Good neighborhoods, schools, and parks
- SR 24
- Airport and higher education

## ■ Areas Needing Improvement

- Heavy congestion on Ellsworth Rd
- SR 24 back-ups at Ellsworth Rd
- Discontinuous roads:
  - Signal Butte Rd
  - Meridian Rd
  - Warner Rd
- Traffic/speeding on Mountain Rd

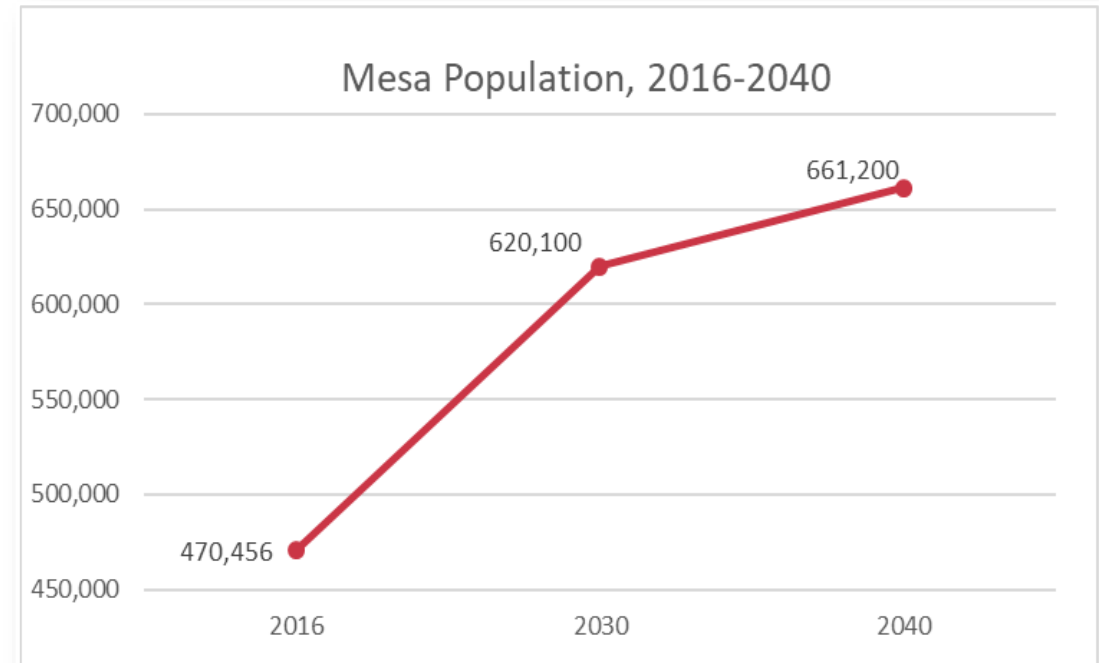


# Draft Future Land Use Plan



## Population Growth

- In 2016, U.S. Census estimated study area includes **21%** of the City's overall population
- By 2040, population in the study area is expected to grow by 72,000 people, representing **26%** of the City's overall population.



Year	City of Mesa	Project Area	% of Project Area
2016*	470,456	99,930	21%
2030+ (est.)	620,100	142,623	23%
2040+ (est.)	661,200	171,792	26%

\* U.S. Census

+ State of Arizona and buildout model estimates

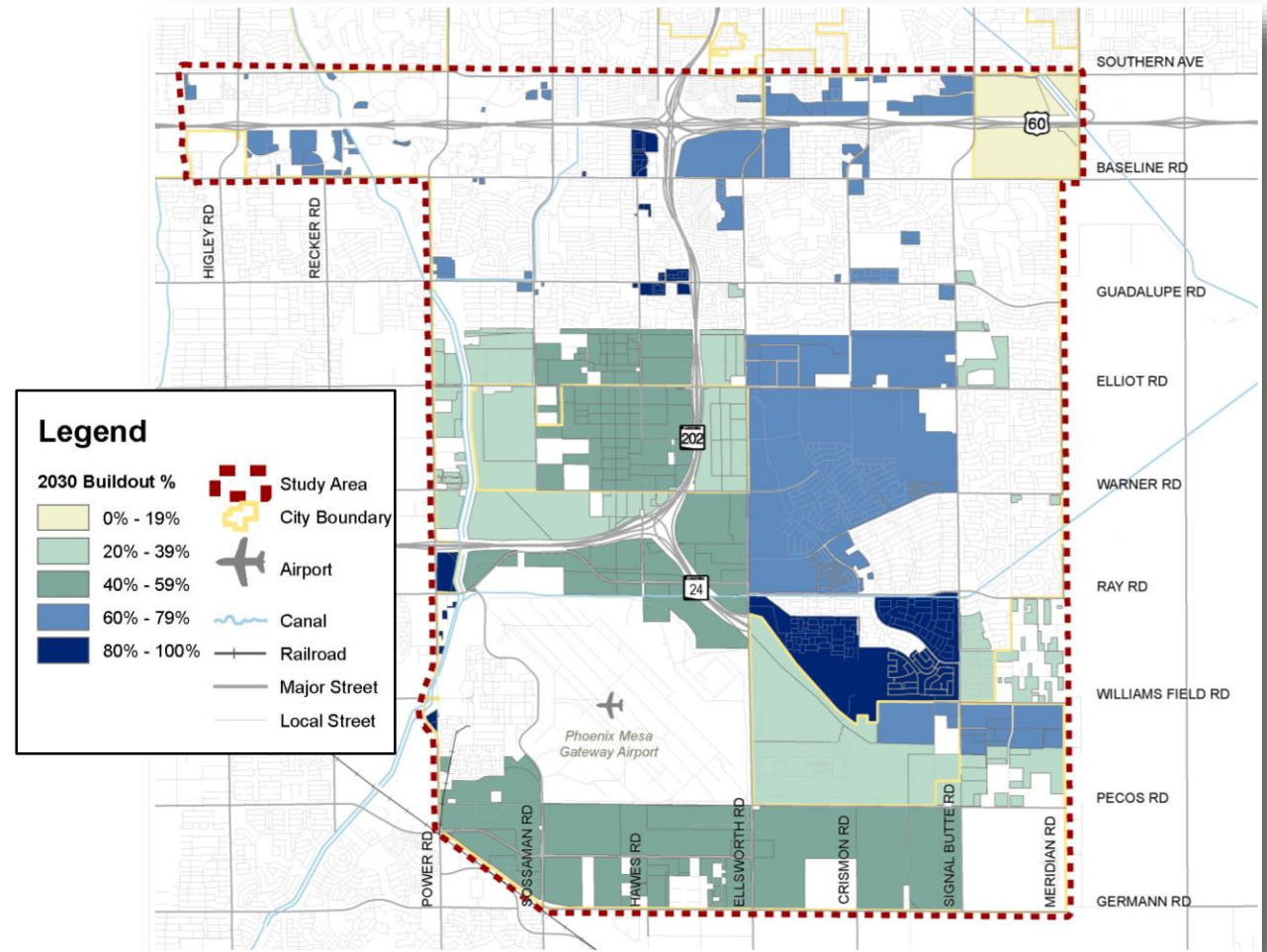


# Future Land Use Plan



## 2030 Percent Built Out

- Population in study area expected to grow by approximately 47,000 people, a 47% increase over the current population
- Population growth primarily focused between Ellsworth Rd and Signal Butte Rd north of SR 24
- Employment uses will develop south of airport and along the two freeways, tripling employment in study area

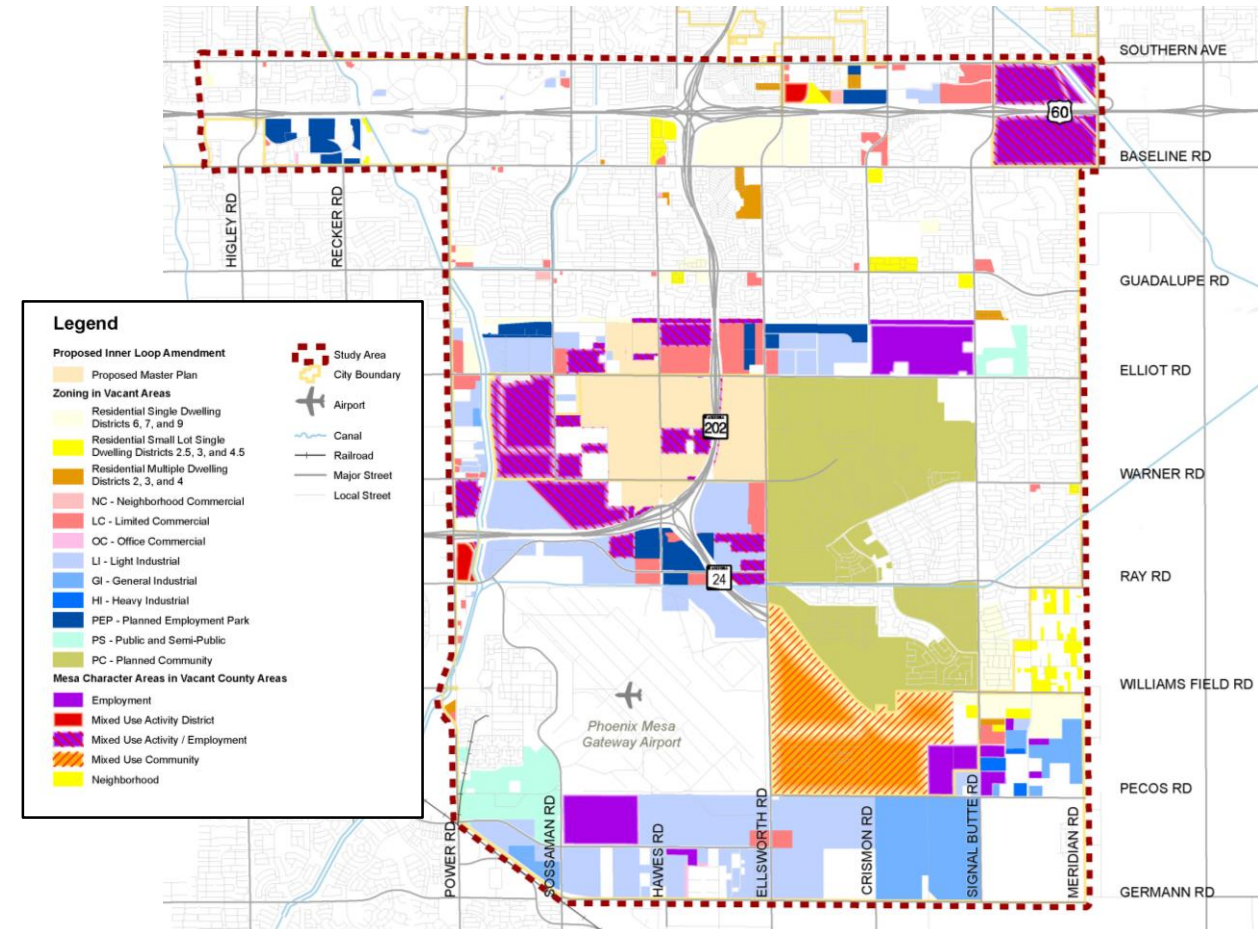


# Future Land Use Plan



## 2040 Buildout

- By 2040, study area is expected to be nearly built out
- An additional 25,000 people expected to move to area
- Employment growth (light industrial and commercial) to bring 100,000 additional employees between 2030 and 2040
- Based on existing zoning assumptions

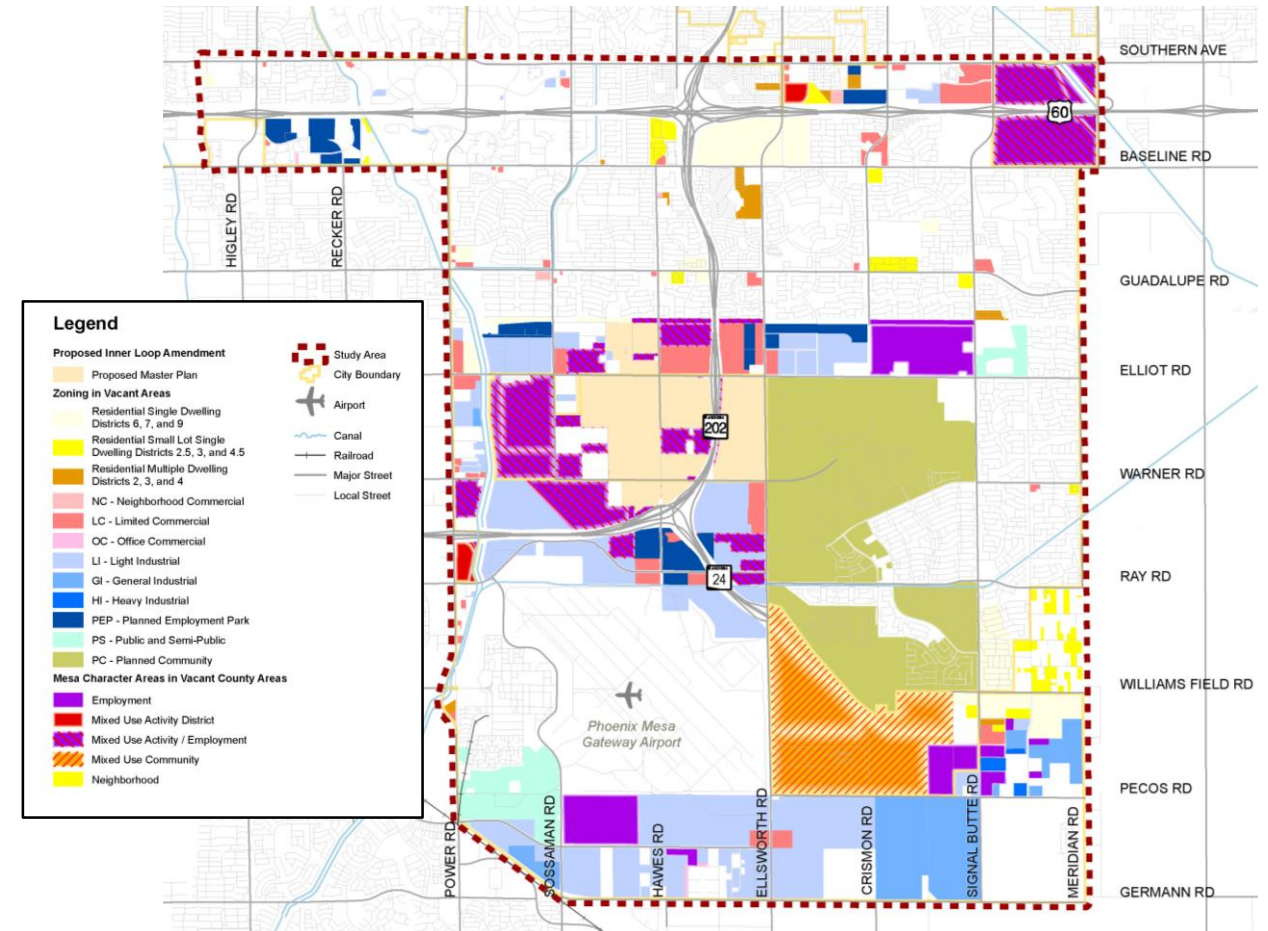


# Economic Impact Analysis



## Future Land Use Scenario

- Development of future available land = **13,622 acres**
- Jobs at build-out = **478,901**
- Total economic output generated at build-out = **\$94.5 billion**

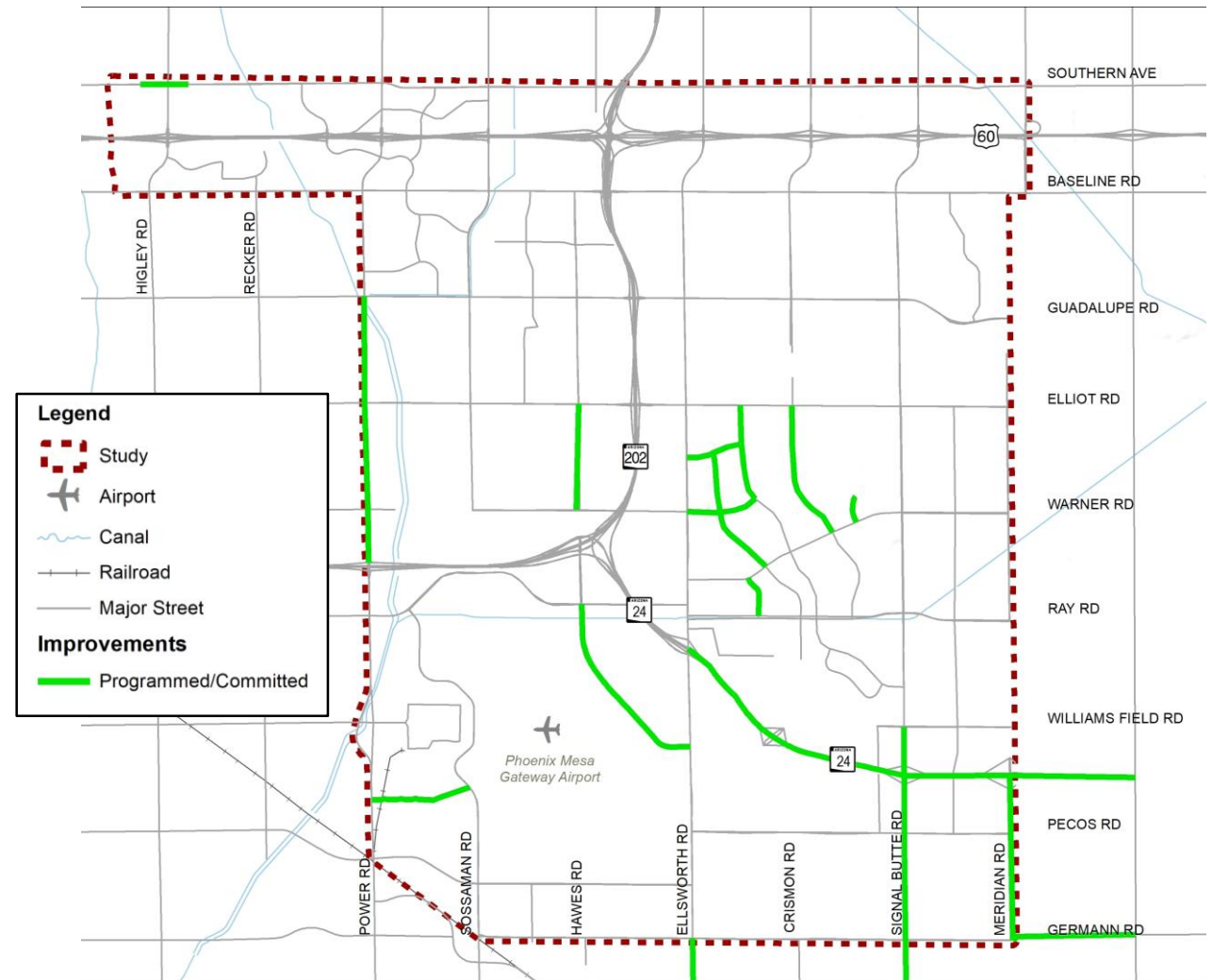


# Draft Future Transportation Plan

# “Baseline” Scenario



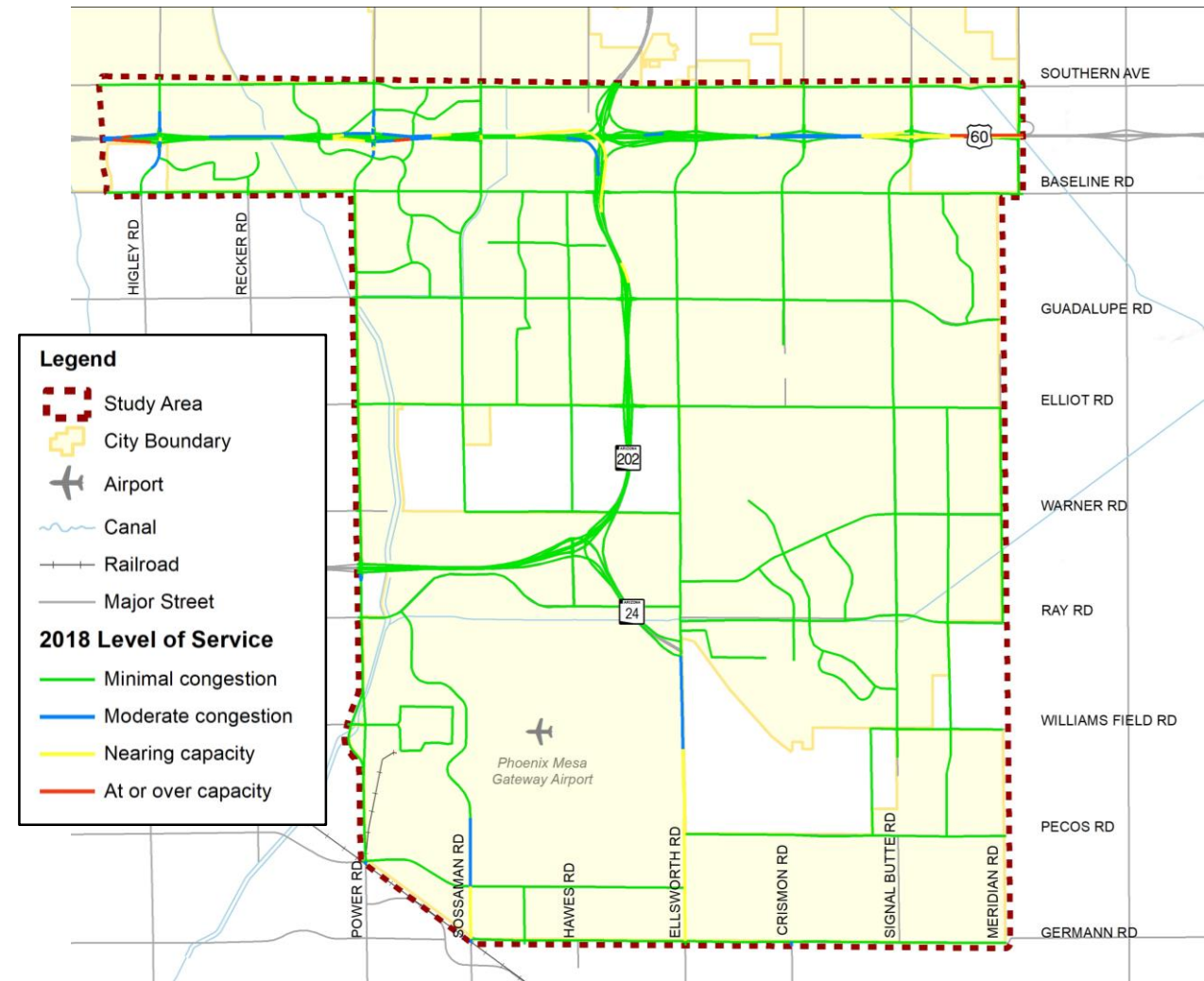
- Several improvements already under construction, funded (programmed), or committed
- SR 24 extension to Ironwood Rd as 4-lane interim freeway
- New segments of Signal Butte Rd and Meridian Rd to connect to SR 24
- Some privately funded roads (e.g., Eastmark)



# Traffic Conditions - 2018 Baseline



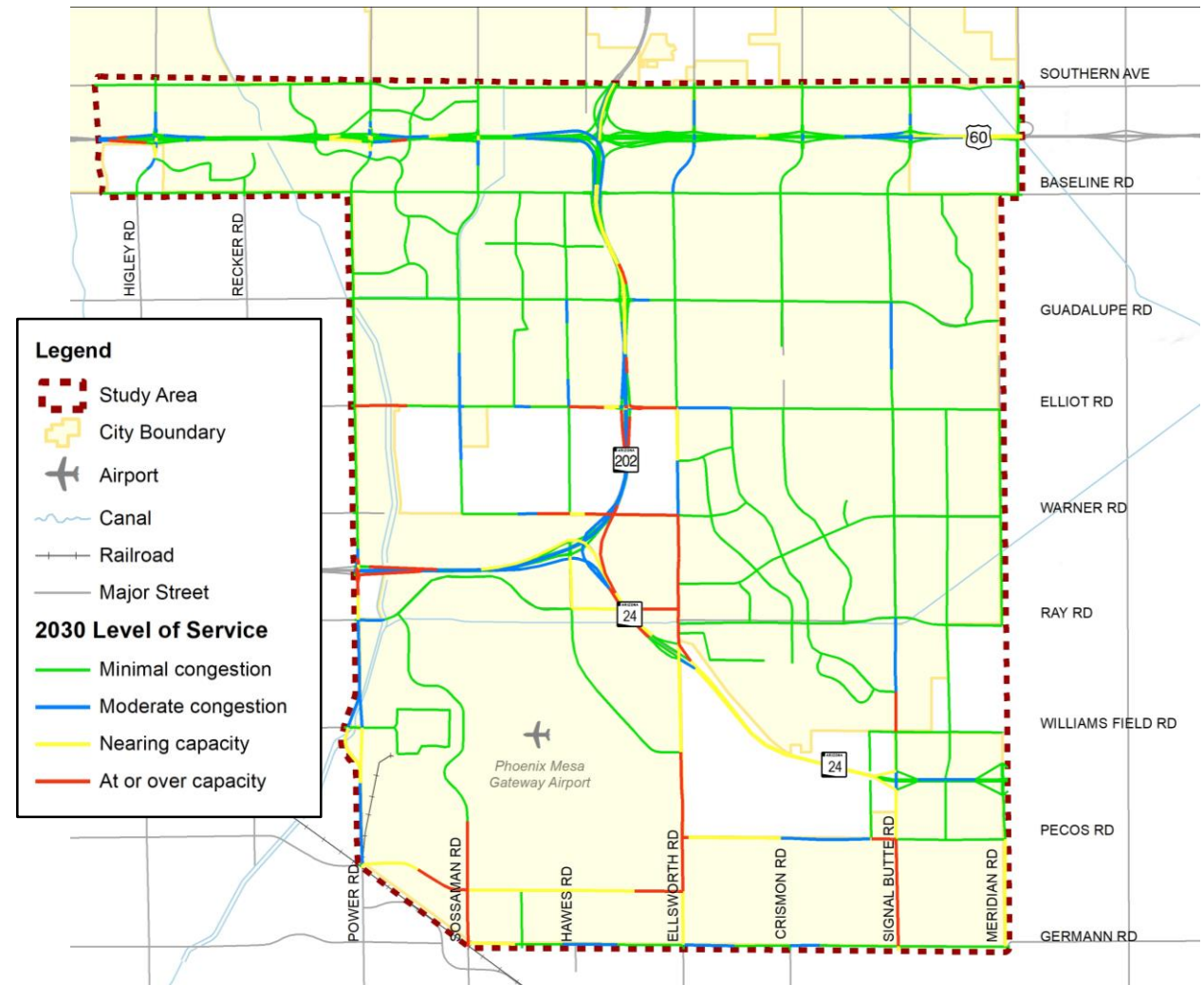
- Ellsworth Rd south of SR 24 close to capacity
- Sossaman Rd near Pecos Rd close to capacity
- Much of rest of road network has minimal congestion
- Several gaps in grid network



# Traffic Conditions - 2030 Baseline



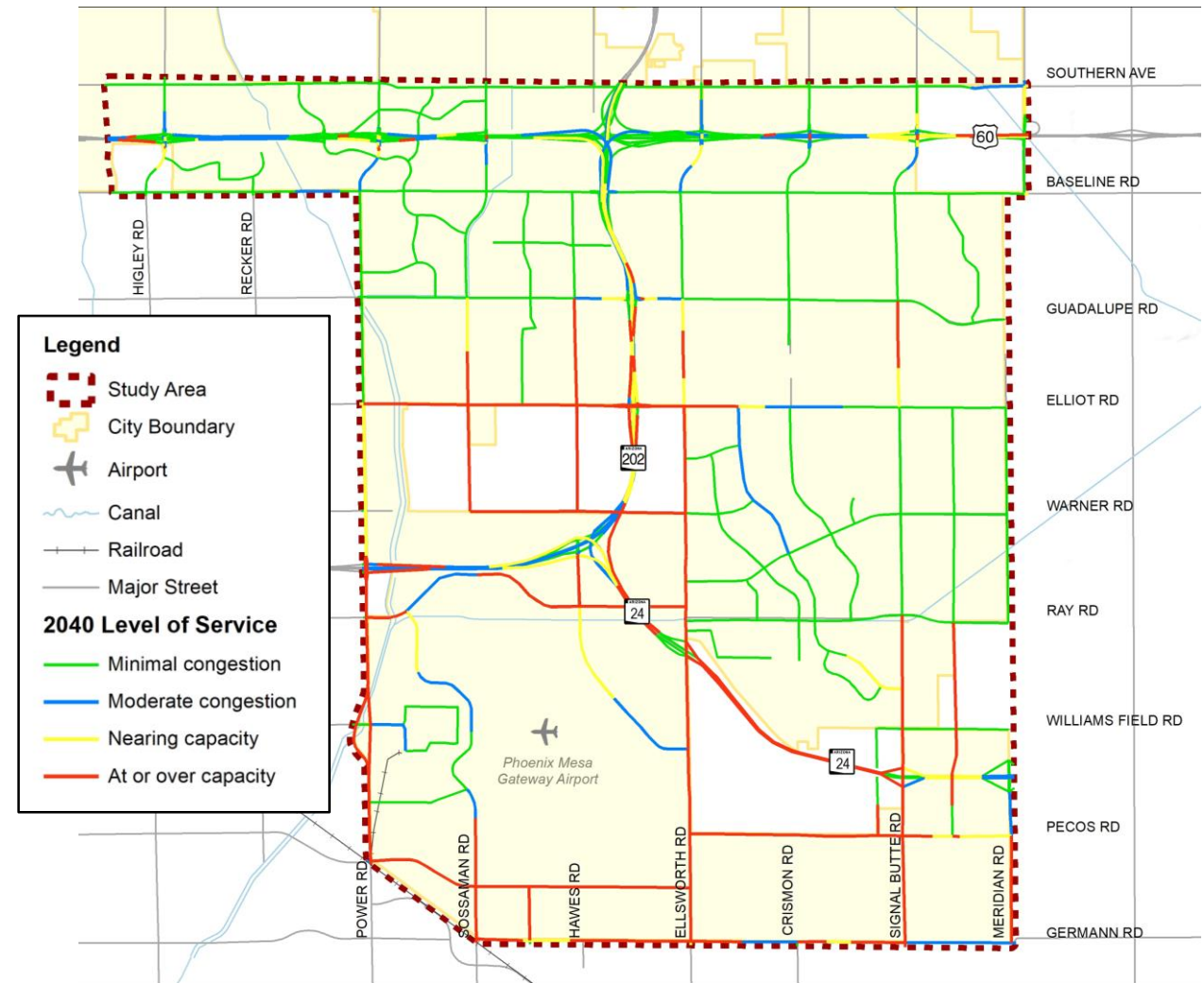
- Ellsworth Rd south of Warner Rd at or over capacity
- Signal Butte Rd south of SR 24 at or over capacity
- Parts of Elliot Rd and Warner Rd over capacity
- Pecos Rd at or over capacity
- Congestion at several Loop 202 traffic interchanges



# Traffic Conditions - 2040 Baseline



- Much of network south of Elliot Rd over capacity
- Demand on Ellsworth Rd is double the available capacity
- SR 24 over capacity
- Elliot Rd at or over capacity
- Northern part of study area generally still has minimal congestion

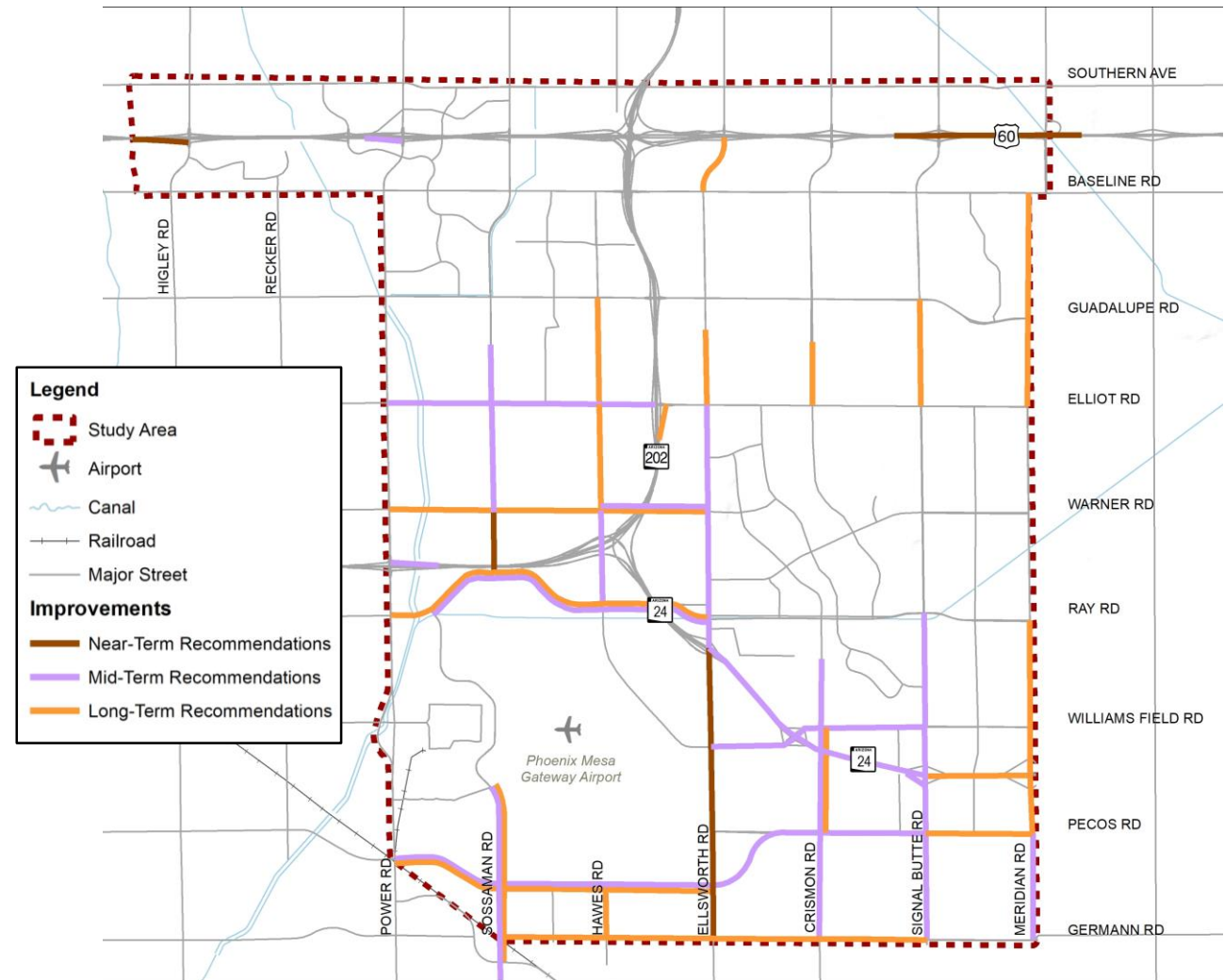




# Draft Recommended Improvement Plan



- Most of network will have minimal or moderate congestion if implement recommended improvements
- Near-term: widen Ellsworth Rd and extend Sossaman Rd across Loop 202 to Ray Rd
- Long-term: grid network of 4-lane and 6-lane arterial roads

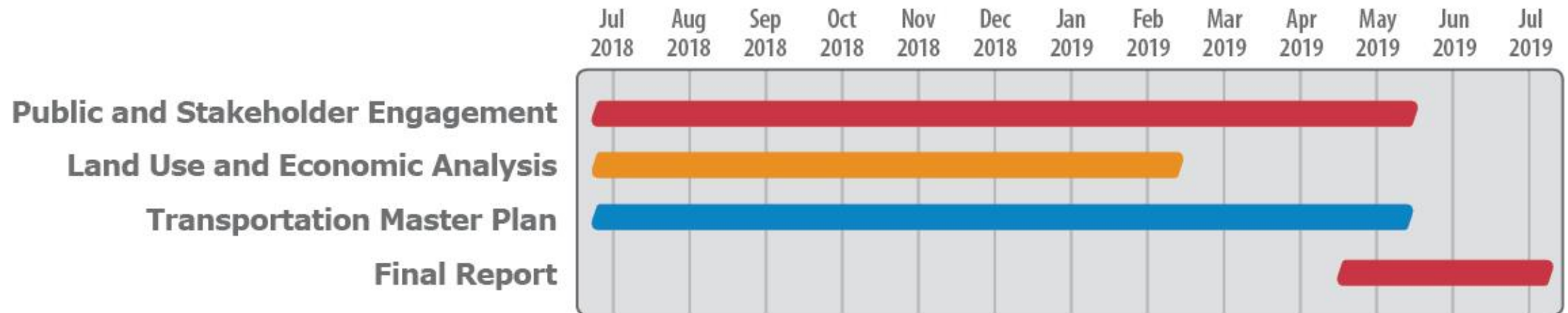


# Next Steps

# Remaining Tasks



- Finalize recommendations – April 2019
- Prioritize recommendations – May 2019
- Draft Final Report – June 2019
- Final Report – July 2019



# Break-out for Open House

We want to hear from you!!

Please come talk to us and fill out a comment card or post a comment on the project website.



# Open House Boards

# Southeast Mesa Land Use and Transportation Plan

*City of Mesa*



March 27, 2019

Community Meeting #2

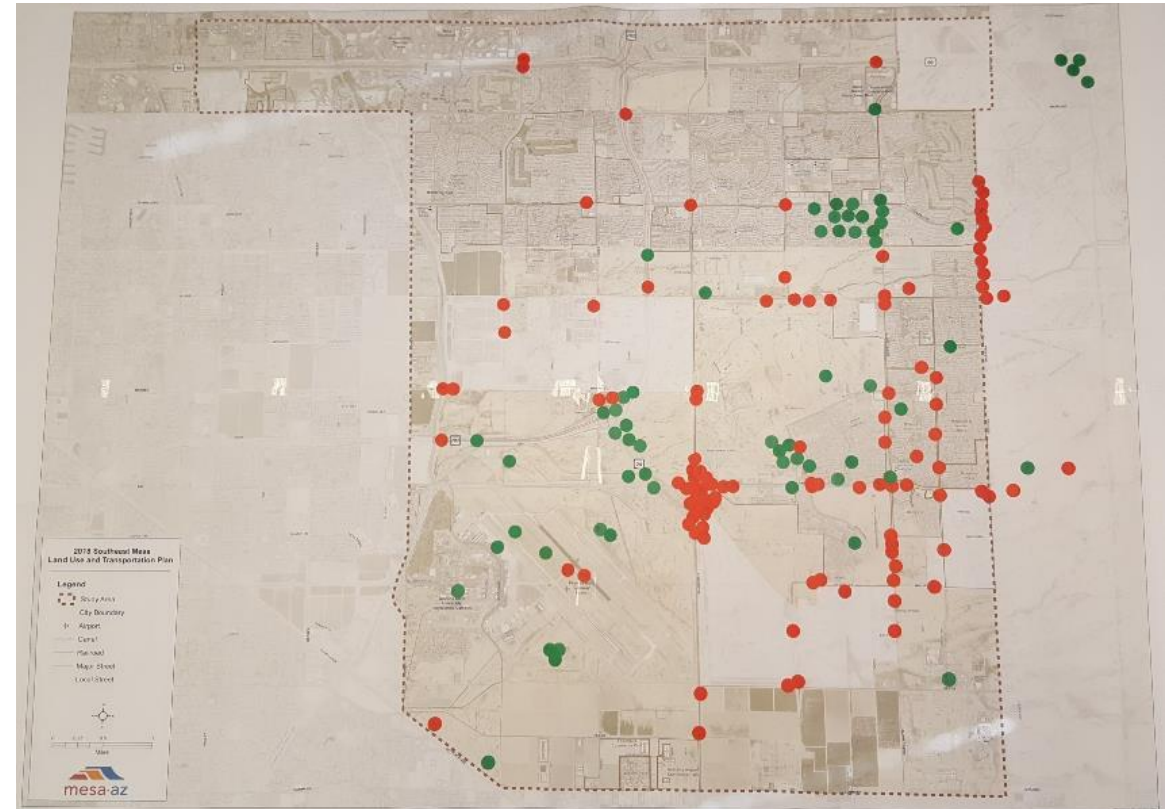
**Kimley»»Horn**



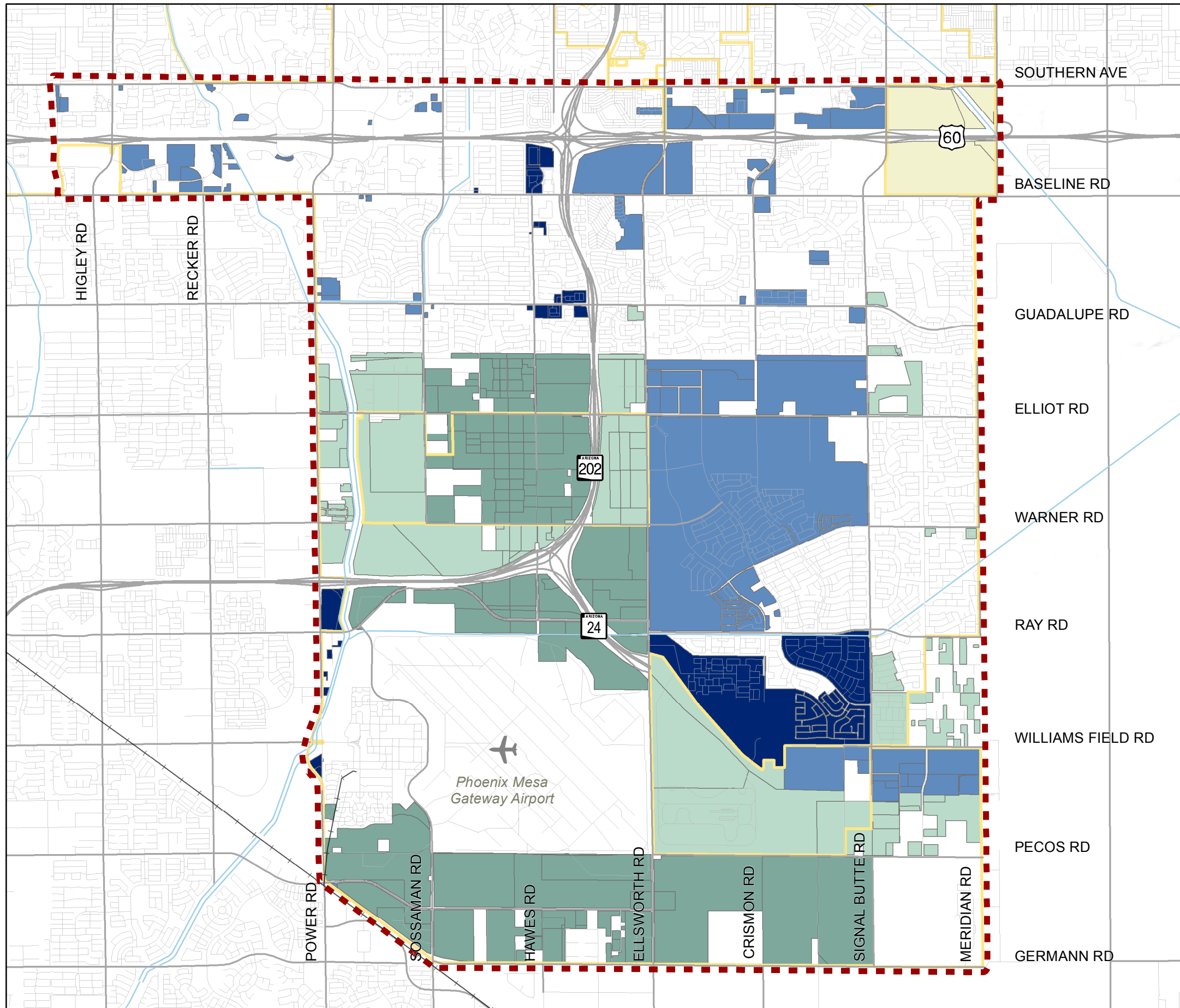
# Public Input



- Survey Responses
  - High-priority north-south roads to improve:
    - Signal Butte Rd
    - Ellsworth Rd
    - Crismon Rd
  - High-priority east-west roads to improve
    - Warner Rd
    - Elliot Rd
    - Ray Rd
- Positive Attributes
  - SR 24
  - Airport
- Areas Needing Improvement
  - Heavy congestion on Ellsworth Rd
  - SR 24 back-ups at Ellsworth Rd
  - Discontinuous roads:
    - Signal Butte Rd
    - Meridian Rd
    - Warner Rd
  - Traffic/speeding on Mountain Rd

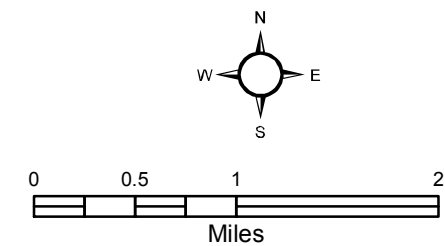


**2018 Southeast Mesa  
Land Use and Transportation Plan**  
2030 Buildout State in  
Currently Undeveloped Properties



**Legend**

- |                        |               |
|------------------------|---------------|
| <b>2030 Buildout %</b> | Study Area    |
| 0% - 19%               | City Boundary |
| 20% - 39%              | Airport       |
| 40% - 59%              | Canal         |
| 60% - 79%              | Railroad      |
| 80% - 100%             | Major Street  |
|                        | Local Street  |

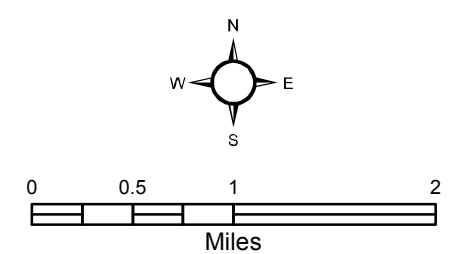
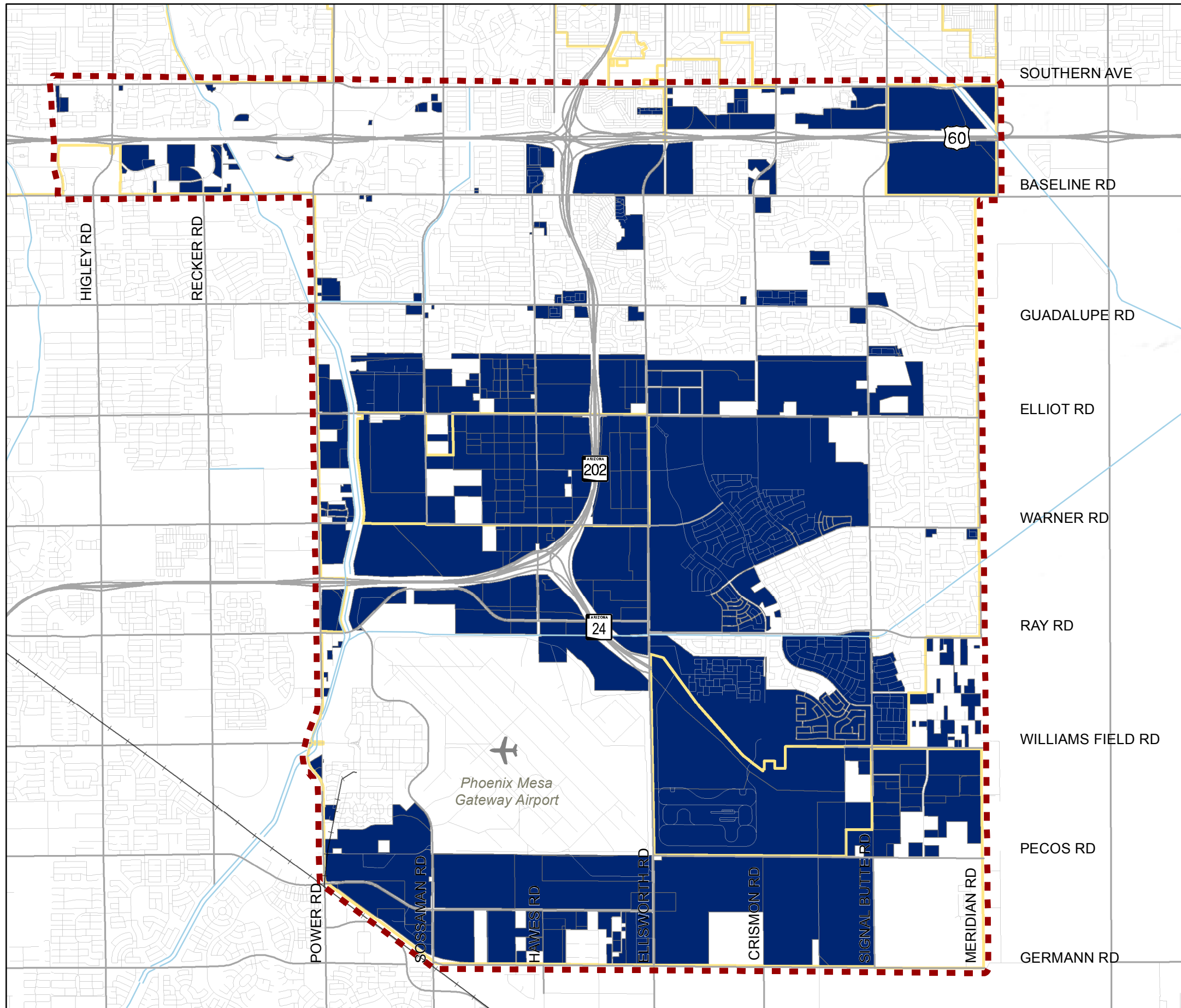




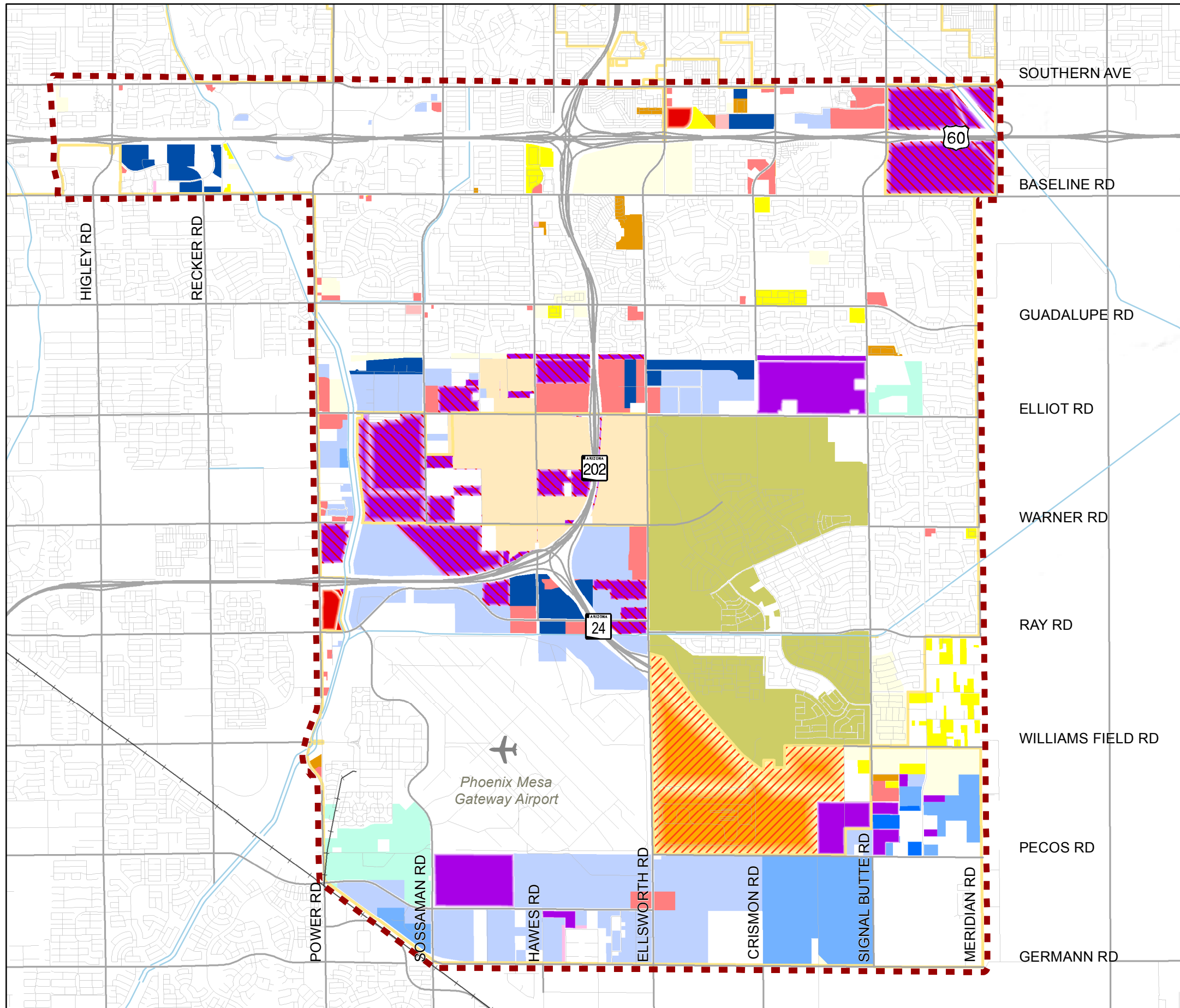
**2018 Southeast Mesa  
Land Use and Transportation Plan**  
*2040 Buildout State in  
Currently Undeveloped Properties*

**Legend**

- 2040 Buildout - 100% Developed
- Study Area
- City Boundary
- Airport
- Canal
- Railroad
- Major Street
- Local Street



**2018 Southeast Mesa  
Land Use and Transportation Plan  
Zoning and FLU  
in Vacant, Agricultural, and  
Open Space Existing Land Uses**



**Legend**

**Proposed Inner Loop Amendment**

Proposed Master Plan

Residential Single Dwelling

Districts 6, 7, and 9

Residential Small Lot Single

Dwelling Districts 2.5, 3, and 4.5

Residential Multiple Dwelling

Districts 2, 3, and 4

NC - Neighborhood Commercial

LC - Limited Commercial

OC - Office Commercial

LI - Light Industrial

GI - General Industrial

HI - Heavy Industrial

PEP - Planned Employment Park

PS - Public and Semi-Public

PC - Planned Community

**Mesa Character Areas in Vacant County Areas**

Employment

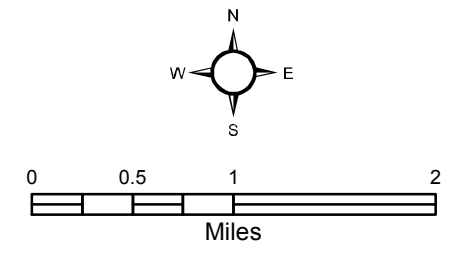
Mixed Use Activity District

Mixed Use Activity / Employment

Mixed Use Community

Neighborhood







- Study Area
- City Boundary
- Airport
- Canal
- Railroad
- Major Street
- Local Street

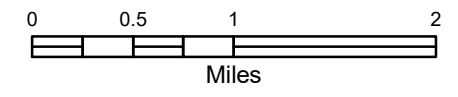
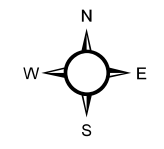
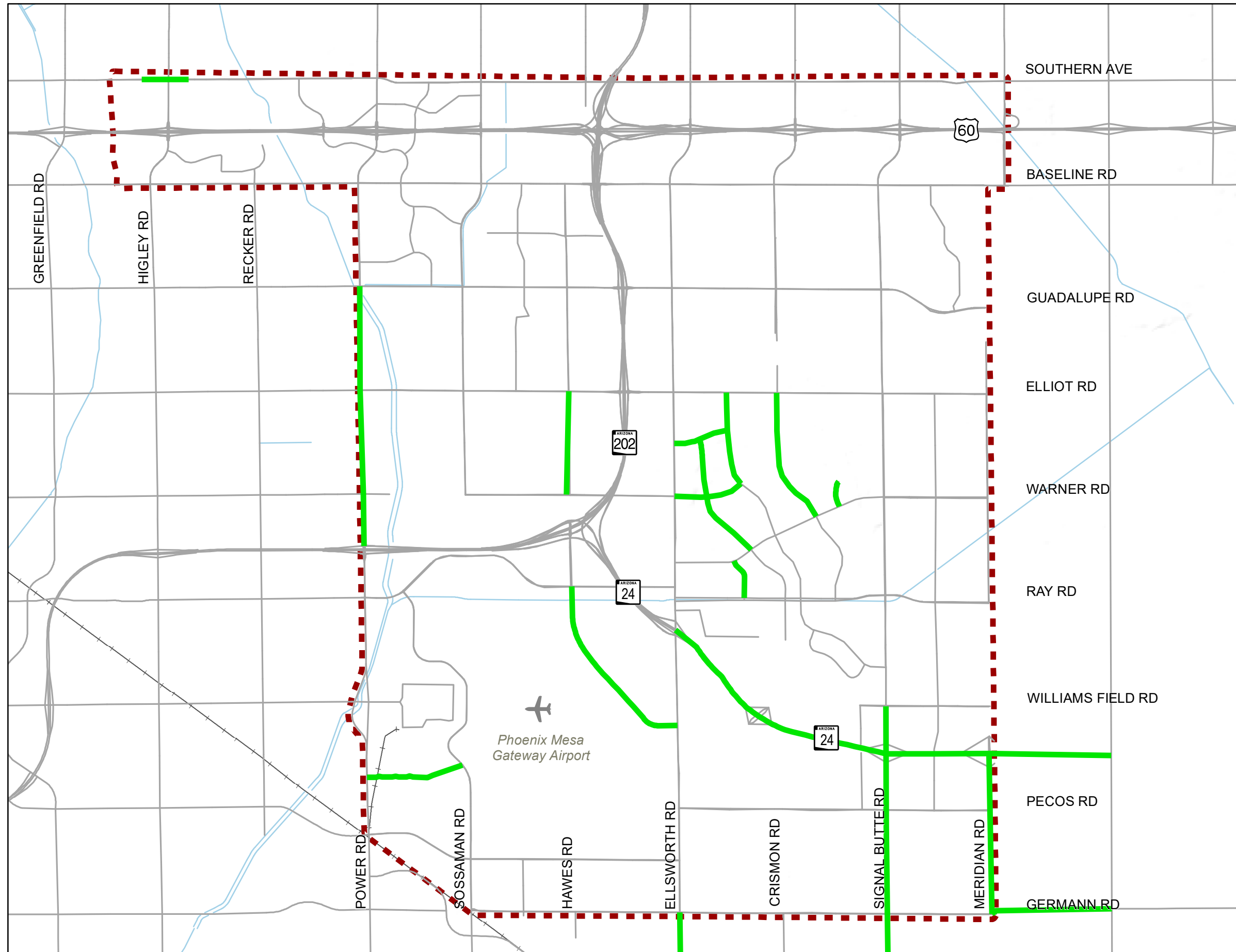


# 2018 Southeast Mesa Land Use and Transportation Plan

*Programmed/Committed  
Roadway Improvements*











## Legend

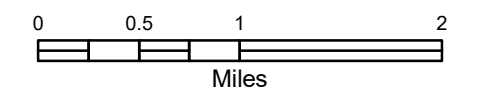
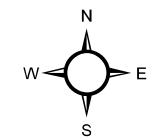
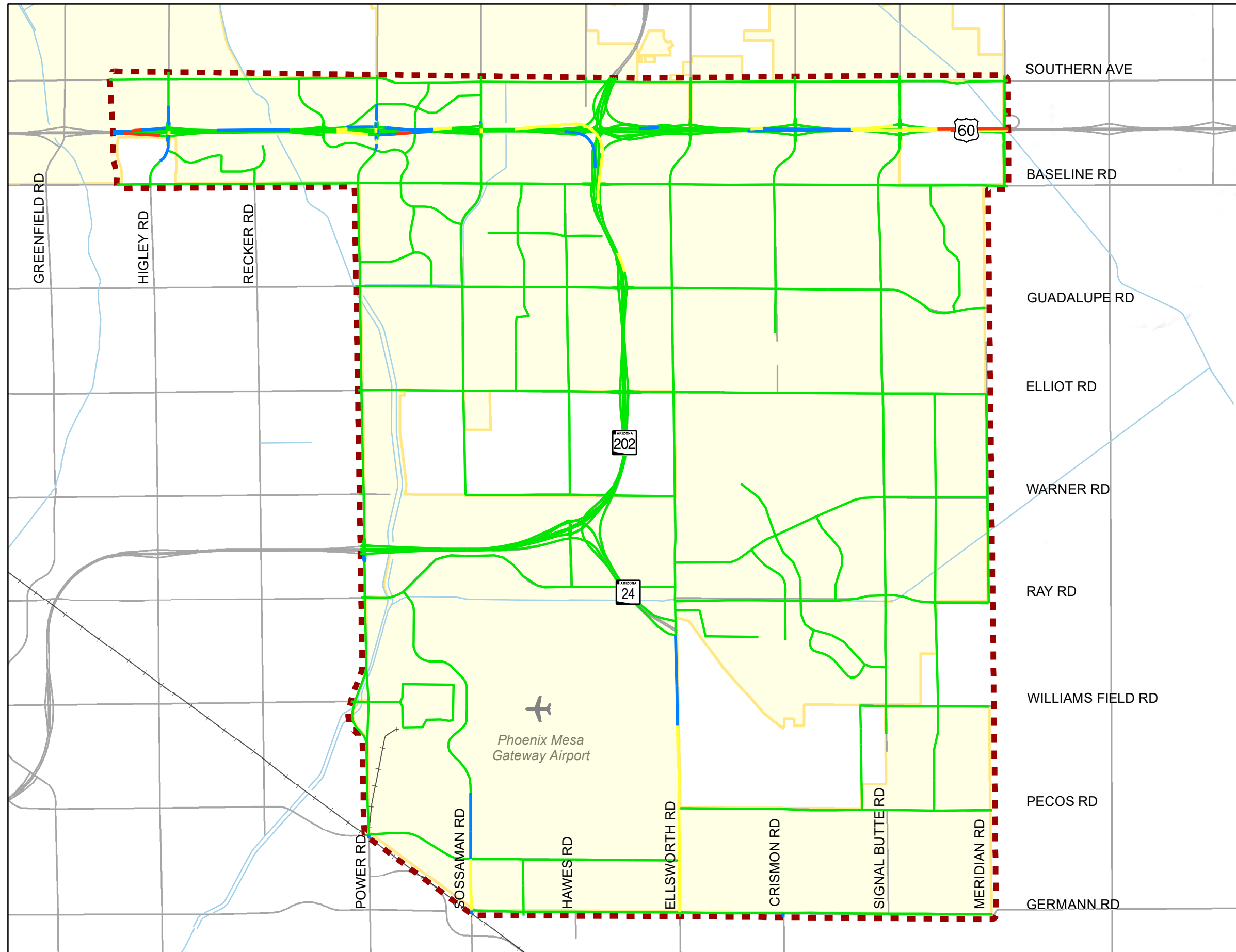
-  Study
  -  Airport
  -  Canal
  -  Railroad
  -  Major Street
- Improvements**
-  Programmed/Committed



**2018 Southeast Mesa  
Land Use and Transportation Plan**  
*2018 Baseline Bi-directional  
Level of Service*







**Legend**





-  Study Area
  -  City Boundary
  -  Airport
  -  Canal
  -  Railroad
  -  Major Street
- 2018 Level of Service**
-  Minimal congestion
  -  Moderate congestion
  -  Nearing capacity
  -  At or over capacity

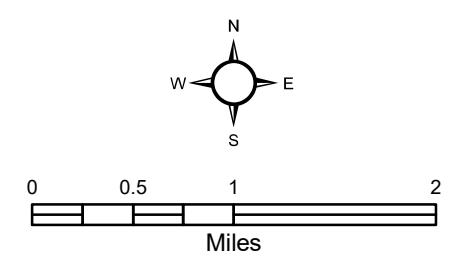
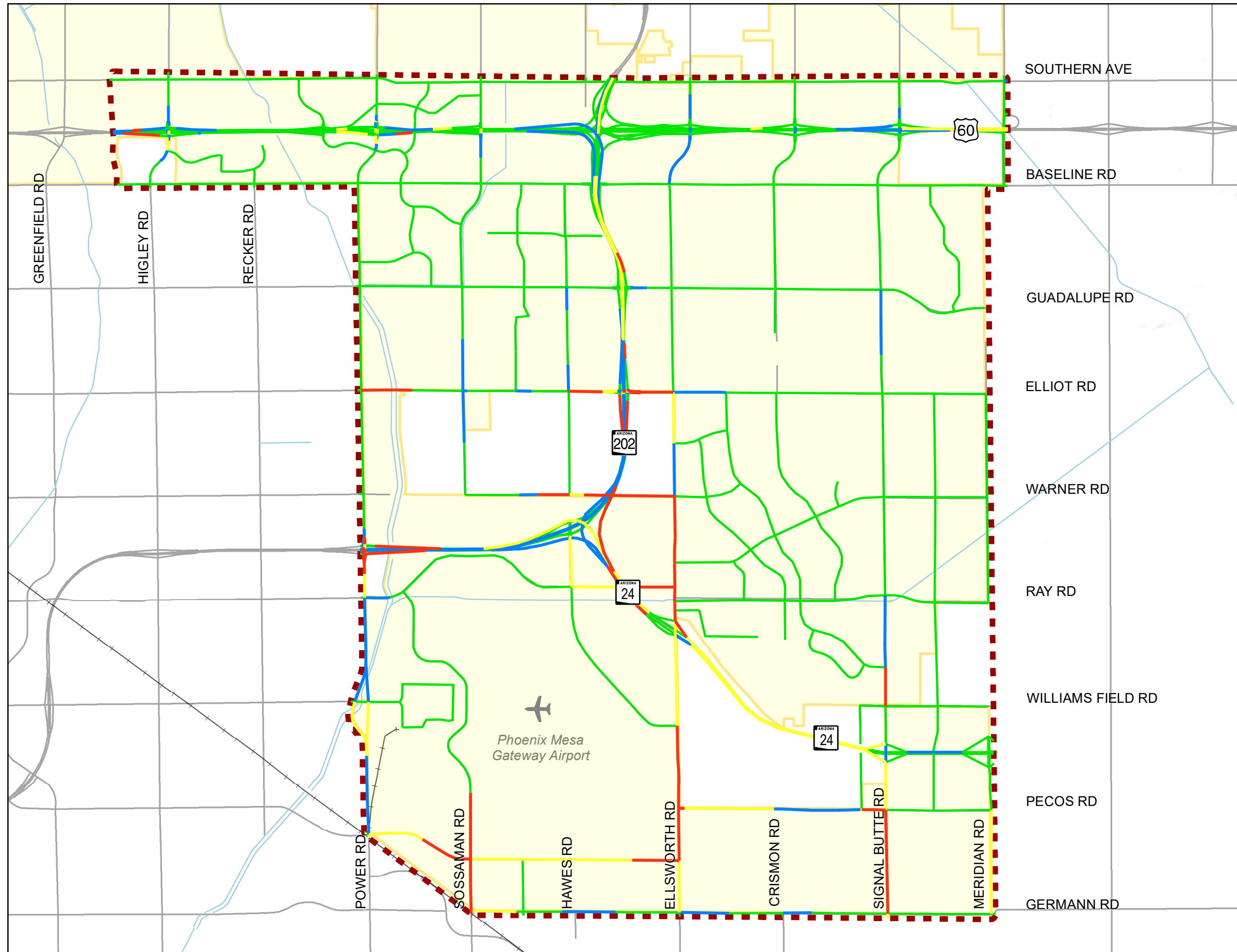


**2018 Southeast Mesa  
Land Use and Transportation Plan**  
2030 Baseline Bi-directional  
Level of Service

**Legend**







-  Study Area
-  City Boundary
-  Airport
-  Canal
-  Railroad
-  Major Street

- 2030 Level of Service**
-  Minimal congestion
  -  Moderate congestion
  -  Nearing capacity
  -  At or over capacity







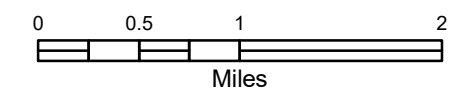
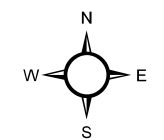
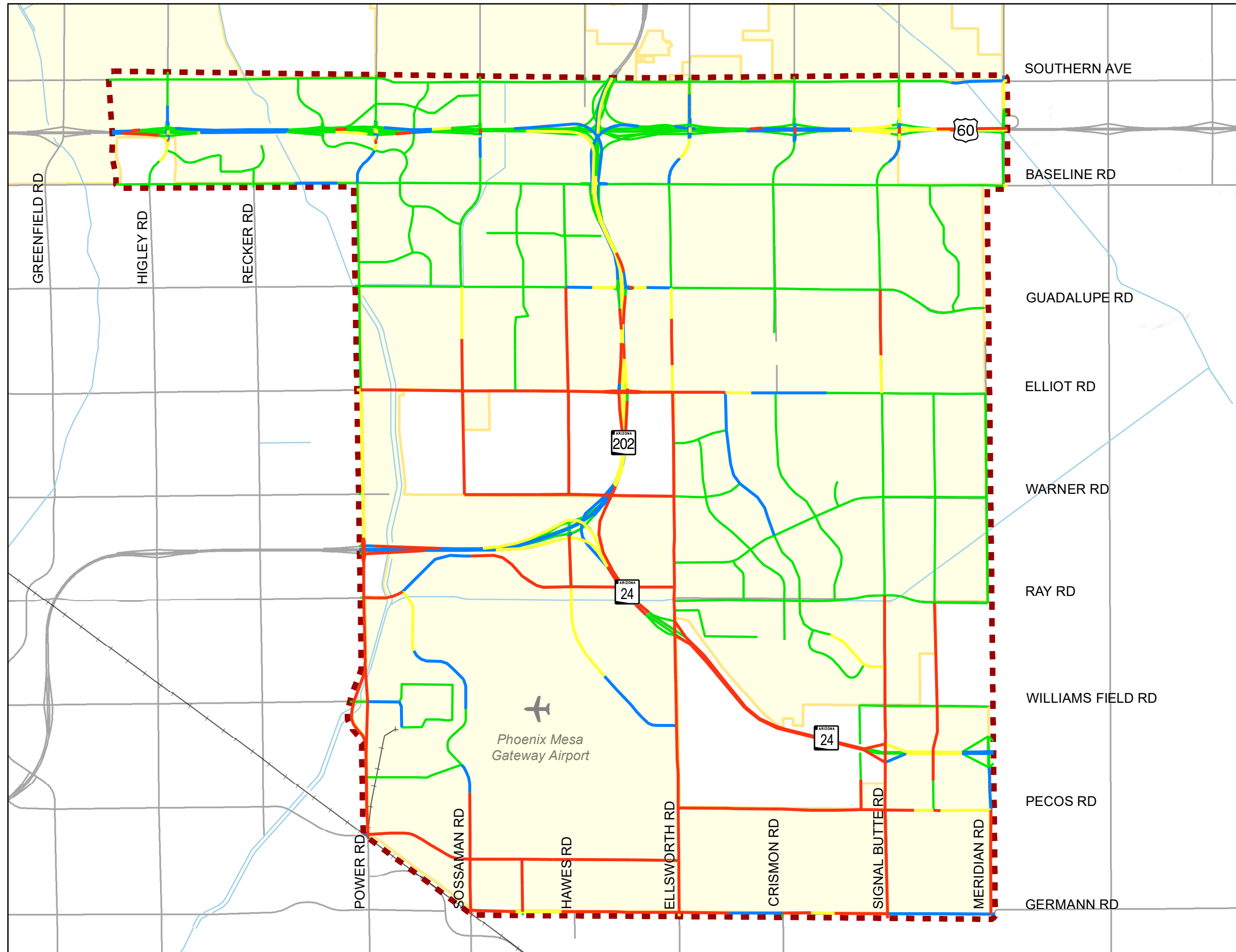
**2018 Southeast Mesa  
Land Use and Transportation Plan**  
2040 Baseline Bi-directional  
Level of Service

**Legend**

-  Study Area
-  City Boundary
-  Airport
-  Canal
-  Railroad
-  Major Street

**2040 Level of Service**






-  Minimal congestion
-  Moderate congestion
-  Nearing capacity
-  At or over capacity






# 2018 Southeast Mesa Land Use and Transportation Plan

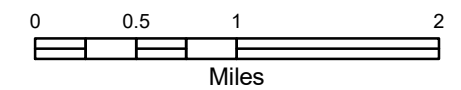
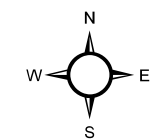
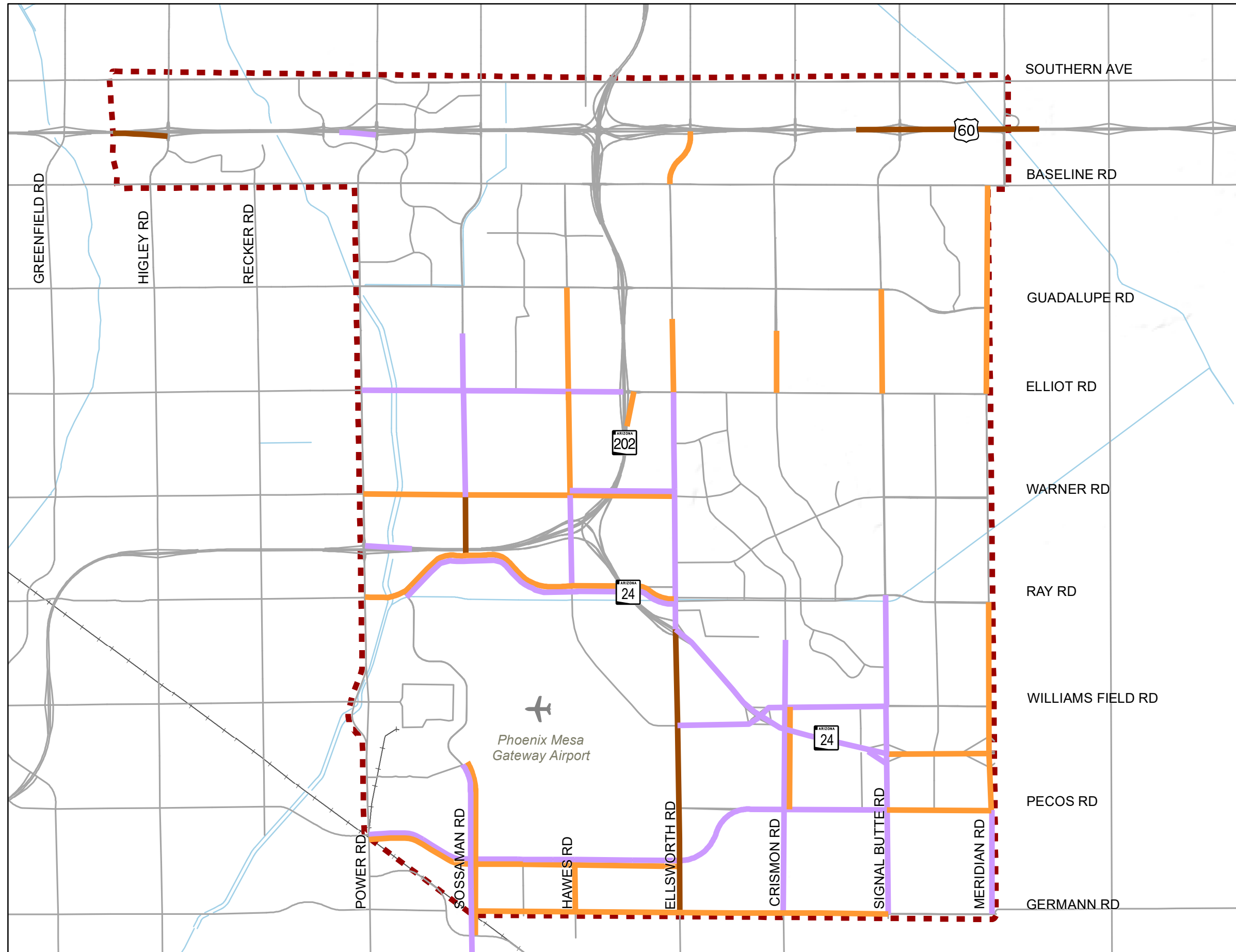
## Future Roadway Network Improvements

### Legend

-  Study Area
-  Airport
-  Canal
-  Railroad
-  Major Street











### Improvements

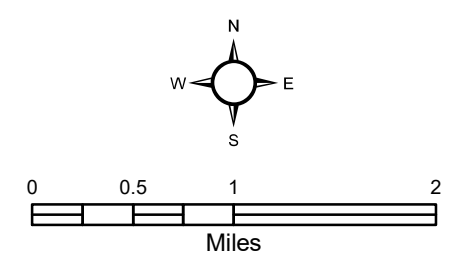
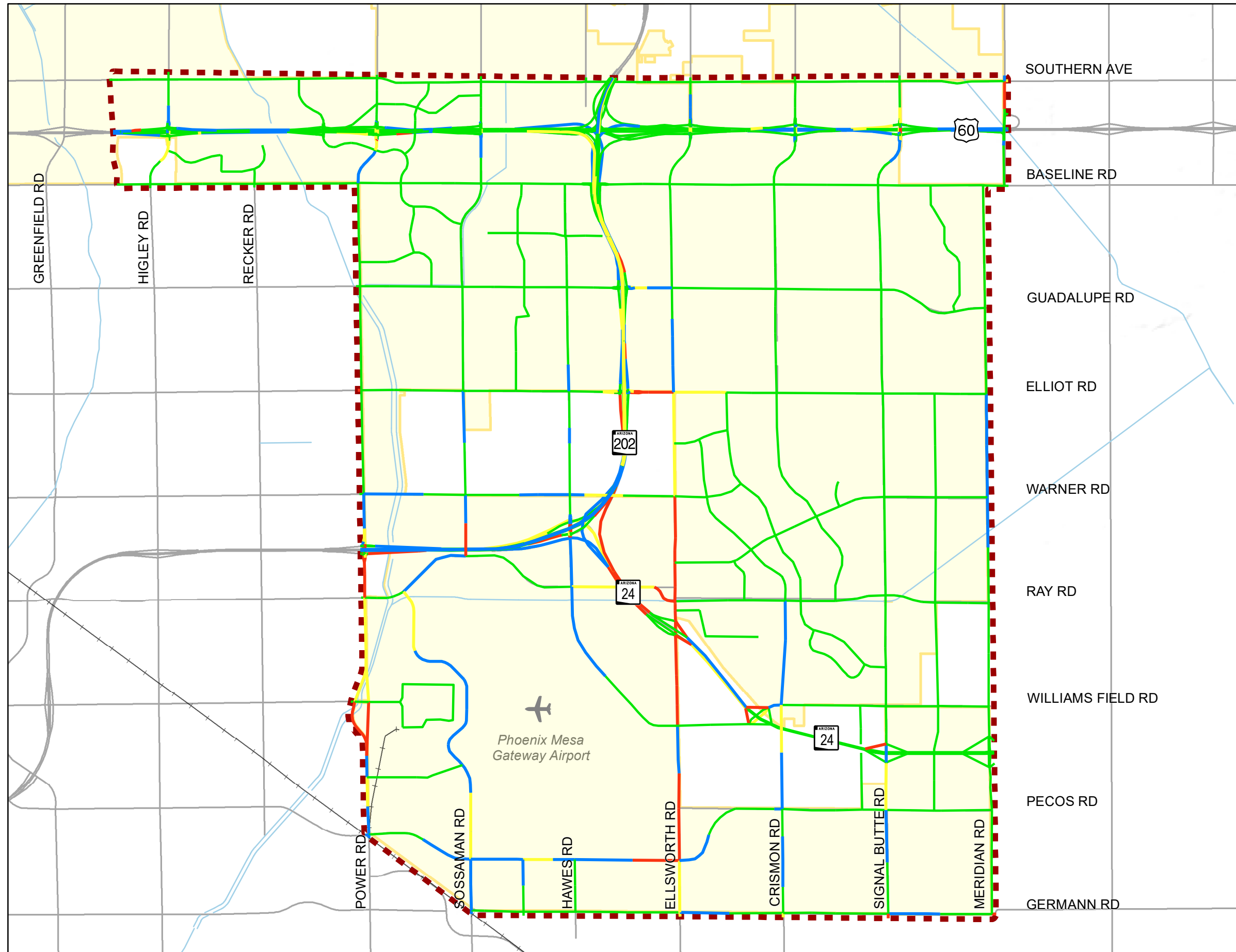
-  Near-Term Recommendations
-  Mid-Term Recommendations
-  Long-Term Recommendations



**2018 Southeast Mesa  
Land Use and Transportation Plan**  
2040 Improved Bi-directional  
Level of Service

**Legend**

-  Study Area
-  City Boundary
-  Airport
-  Canal
-  Railroad
-  Major Street
- 2040 Level of Service**
-  Minimal congestion
-  Moderate congestion
-  Nearing capacity
-  At or over capacity





# Comment Cards

Please write your comments below regarding the Southeast Mesa Land Use and Transportation Plan. We really appreciate your input!

What proposed improvement recommendations do you agree with (if any) and why?

Signal Butte make 6 lane initially so there is not continuous construction. Maintaining a road interferes less than new construction

What proposed improvement recommendations do you disagree with (if any) and why?

One criticism- just 'painting' the streets in neighborhoods doesn't really repair the streets especially the streets that have good sized cracks in the streets

Any other input you would like to provide?

Would like to see Crimson Rd go all the way through to Queen Creek.

Name:

[Redacted Name]

Phone/email:

[Redacted Phone/Email]

Please write your comments below regarding the Southeast Mesa Land Use and Transportation Plan. We really appreciate your input!

What proposed improvement recommendations do you agree with (if any) and why?

WIDENING ELLSWORTH BETWEEN 24<sup>th</sup> & GERMANN - TERRIBLE TRAFFIC

What proposed improvement recommendations do you disagree with (if any) and why?

Any other input you would like to provide?

THINK PRIORITY SHOULD BE GIVEN TO WIDENING SIGNAL BUTTE BETWEEN RAY & GERMANN AND RAY ROAD BETWEEN RAY ROAD & POWER. AS THEY GIVE ALTERNATIVES TO HEAVILY TRAFFICED OTHER ROADS.

Name:

[Redacted Name]

Phone/email:

[Redacted Phone/Email]



# Comments

Please write your comments below regarding the Southeast Mesa Land Use and Transportation Plan. We really appreciate your input!

What proposed improvement recommendations do you agree with (if any) and why?

Agree with all of them. Improvements always welcome.

What proposed improvement recommendations do you disagree with (if any) and why?

None

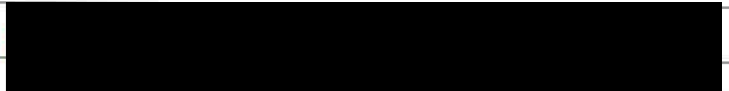
Any other input you would like to provide?

Read article about the expansion of airport activities and therefore flight increase. Will that be so bad that we will hear many more planes?

Name:



Phone/email:



# Comments

Please write your comments below regarding the Southeast Mesa Land Use and Transportation Plan. We really appreciate your input!

What proposed improvement recommendations do you agree with (if any) and why?

bringing Signal Butte through to 24; completing 24 all the way to Ironwood

What proposed improvement recommendations do you disagree with (if any) and why?

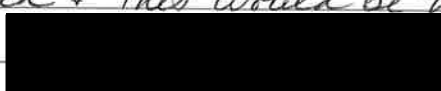
Any other input you would like to provide?

We would very much like to see Meridian completed from Baseline to at least Ray to help alleviate high traffic on Signal Butte. We live close to Meridian & this would be very helpful to many.

Name:



Phone/email:



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What proposed improvement recommendations do you agree with (if any) and why?

Priority of 24 Stretched Clear to Florence

AND THROUGH Streets to Qc. Qc is growing residence need a way to get there. Residence of Qc need a way to get out to jobs.

What proposed improvement recommendations do you disagree with (if any) and why?

Any other input you would like to provide?

Cell Service needs HELP.

I'm all for the water tower need to be concerned with quantity of H<sub>2</sub>O??

Name: [Redacted] Phone/email: [Redacted]

Please write your comments below regarding the Southeast Mesa Land Use and Transportation Plan. We really appreciate your input!

What proposed improvement recommendations do you agree with (if any) and why?

What proposed improvement recommendations do you disagree with (if any) and why?

Signal Butte can help to take traffic off Ellsworth NOT Sossaman.

Any other input you would like to provide?

Hawes completion to Warner seems pretty important to me.

Name: [Redacted] Phone/email: [Redacted]

Please write your comments below regarding the Southeast Mesa Land Use and Transportation Plan. We really appreciate your input!

What proposed improvement recommendations do you agree with (if any) and why?

Good job - Prioritize Ellsworth

What proposed improvement recommendations do you disagree with (if any) and why?

Any other input you would like to provide?

PLAN SPORTS STADIUM AT AIRPORT  
ENSURE Policing of PARKS

Name:

Phone/email:

Please write your comments below regarding the Southeast Mesa Land Use and Transportation Plan. We really appreciate your input!

What proposed improvement recommendations do you agree with (if any) and why?

All recommendations up to 2040 look well thought out

What proposed improvement recommendations do you disagree with (if any) and why?

Any other input you would like to provide?

Thanks to the City of Mesa for requesting citizen input

Name:

Phone/email:



# Comments

Please write your comments below regarding the Southeast Mesa Land Use and Transportation Plan. We really appreciate your input!

What proposed improvement recommendations do you agree with (if any) and why?

Bridge @ Ellsworth/24 great!

What proposed improvement recommendations do you disagree with (if any) and why?

Any other input you would like to provide?

Name:

Phone/email:



# Comments

Please write your comments below regarding the Southeast Mesa Land Use and Transportation Plan. We really appreciate your input!

What proposed improvement recommendations do you agree with (if any) and why?

Ellsworth widening - now a night mare. Intersection of Ellsworth, 202 & Ray also very congested.

What proposed improvement recommendations do you disagree with (if any) and why?

None - all good especially w/ new high school Cadence & other new communities in the area

Any other input you would like to provide?

How the fact you keep us informed. We as residents of Eastmark Encore know the construction know & appreciate your concern.

Name:

Phone/email:



# Comments

Please write your comments below regarding the Southeast Mesa Land Use and Transportation Plan. We really appreciate your input!

What proposed improvement recommendations do you agree with (if any) and why?

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What proposed improvement recommendations do you disagree with (if any) and why?

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Any other input you would like to provide?

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Need Meridian to run completely North to South  
I 60 to I 24. Can Mesa annex State land East of Meridian?

Name: [Redacted]

Phone/email: [Redacted]



# Comments

Please write your comments below regarding the Southeast Mesa Land Use and Transportation Plan. We really appreciate your input!

What proposed improvement recommendations do you agree with (if any) and why?

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build out Ellsworth & 24

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What proposed improvement recommendations do you disagree with (if any) and why?

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Any other input you would like to provide?

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fix lights at ray & Ellsworth tomorrow

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Name: [Redacted]

Phone/email: [Redacted]

Please write your comments below regarding the Southeast Mesa Land Use and Transportation Plan. We really appreciate your input!

What proposed improvement recommendations do you agree with (if any) and why?

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What proposed improvement recommendations do you disagree with (if any) and why?

MERIDIAN ROAD FROM 60 AND BASELINE TO ELLIOT  
Sundland Springs is a quiet neighborhood and <sup>MAJOR</sup> concerns about  
noise level from traffic

Any other input you would like to provide?

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Name: [REDACTED]

Phone/email: [REDACTED]

Please write your comments below regarding the Southeast Mesa Land Use and Transportation Plan. We really appreciate your input!

What proposed improvement recommendations do you agree with (if any) and why?

Ellsworth

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What proposed improvement recommendations do you disagree with (if any) and why?

Lack of

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Any other input you would like to provide?

We need bike routes on all grids. Safety is a huge problem w/ bicycles!

Name: [REDACTED]

Phone/email: [REDACTED]



Please write your comments below regarding the Southeast Mesa Land Use and Transportation Plan. We really appreciate your input!

What proposed improvement recommendations do you agree with (if any) and why?

\* 1. CONTINUE ELIOT TO IRONWOOD → EW  
\* 2. CONTINUE MERIDIAN TO SR60 & NS

What proposed improvement recommendations do you disagree with (if any) and why?

NONE

Any other input you would like to provide?

Name:

Phone/email:

Please write your comments below regarding the Southeast Mesa Land Use and Transportation Plan. We really appreciate your input!

What proposed improvement recommendations do you agree with (if any) and why?

SR24 & ELLSWORTH IMPROVEMENTS IS GREAT.

What proposed improvement recommendations do you disagree with (if any) and why?

MERIDIAN IMPROVEMENTS FROM ELIOT TO GERMANN. IT NEEDS TO STAY  
RURAL.

Any other input you would like to provide?

Name:

Phone/email:



I'M THE GUY THAT ASKED HOW TO IDENTIFY THE TWO RAY ROADS. **Comments**

Please write your comments below regarding the Southeast Mesa Land Use and Transportation Plan. We really appreciate your input!

What proposed improvement recommendations do you agree with (if any) and why?

Handwritten response area with three horizontal lines.

What proposed improvement recommendations do you disagree with (if any) and why?

Handwritten response area with three horizontal lines.

Any other input you would like to provide?

TRAFFIC LIGHT SYNCHING IS IN NEED OF REVIEW & IMPROVEMENT:  
ELLSWORTH AT <sup>N</sup>-RAY S. RAY, CAIDENCE INTERSECTION, HWY 24.  
ALSO RAY RD. AT CRISMON AND EASTMARK PARKWAY.

Name: [Redacted]

Phone/email: [Redacted]