

West Route 66 Sector Development Plan - Liaison Committee
Notes of Meeting - August 17, 2011 – West Mesa CC

Committee participants: Pat Risbeck, Anderson Hills NA; George Holly, Pat Hurley NA; Norm Mason, Stinson Tower NA; Elaine Faust, West Park NA; Mike Stewart, Business/Property Owner at 8101 Central NW; Kelly Chappelle, Avalon NA; Jerry Gallegos, Alamosa NA/SWAN; Diane Beserra, Los Altos Civic Assn.

Guests: Aaron Sussman, MRCOG; Enrico Gradi, Bernalillo County Planning; Will Gleason, Dekker/Perich/Sabatini.

Bernalillo County: Enrico Gradi introduced himself as the point person for the County's sector plan for West Central, and Will Gleason as their primary consultant on the project. He invited members of the city Liaison Committee to attend their kick-off meeting in September. He will be in communication with the City WR66 team as their process moves forward. There will be some continuity between the two plans, although conditions in the County are different.

MRCOG: Aaron Sussman, Transportation Planner, made a presentation about Regional Growth and Traffic Patterns in the West Central Ave Corridor. Aaron summarized the travel demand forecasts that are included in the Metropolitan Transportation Plan, which point to a continuing increase in river crossings between the East and West sides in 2035—around double the current number. He described current traffic conditions on West Central Ave., and the potential impact of shifting toward more compact development in the corridor as one of several strategies that can be used to mitigate future increases in travel demand and congestion. (See hand-out for further details.)

Committee discussion of the Working Draft:

Rio Grande Blvd to River

- Increase pedestrian connections and safety.
- Traffic at Central and Rio Grande Blvd is a big problem.
- There is a need for further technical explanation of Form-Based Zone elements.
- Business uses should be expanded to include tourist-oriented and full service restaurants.
- R-2 residential is acceptable

Atrisco Dr and Central Ave area

- Road-diet in this area would be an issue. Need all lanes for traffic flow.
- Need careful treatment of the land just west of the river to support local recreational, cultural and open space values
- Improve pedestrian experience on the Central Ave bridge, e.g. build a dedicated pedestrian bridge
- Sewer odor is still a major issue [ABC Water Utility Authority responsibility]

Unser Blvd and Central Ave

- Metro Redevelopment site at Unser and Central may be too small for residential in a mixed-use development

Unser Blvd to 98th St

- Need to allow for diversity of architecture and building types.

- Must improve access for properties/businesses along northside frontage road, and allow for business signage
- Frontage road is an opportunity!

General Feedback

- Find ways to ensure that increased density along the corridor can remain for the long term.
- A greater diversity of housing types along corridor is OK, including townhouses, but higher density residential must be handled carefully to ensure high quality
- Promote the West Central area for quality development--use the sector development plan as a marketing tool
- Use careful language regarding mass-transit (stay away from terminology with negative, old-fashioned connotations like “trolley”)
- Safety should be one of the goals of the sector plan

Hand-outs: “What are Form-Based Codes?” fact sheet; “Regional Growth and Traffic Patterns in the West Central Ave Corridor” PowerPoint presentation by Aaron Sussman, MRCOG.