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Subject: RE: SWC Stagecoach Pass and Windmill Road (12-ZN-2019)
From: Paul Guzek <pguzek@lee-eng.com>
Date: Mon, Oct 21, 2019 2:14 pm
To: "Kercher, Phillip" <pker@scottsdaleaz.gov>, "McClay, Doris" <DMcClay@scottsdaleaz.gov>
Cc: Erin Gunderson <erin@thearegroup.com>
Attach: image001.png

Phil,

Thank you for your immediate response and review of this situation.

Paul

PAUL GUZEK, PE, PTOE
SR. ENGINEER

Lee Engineering, LLC
3610 N 44th Street, Suite 100
Phoenix, AZ 85018
(602) 955-7206 office
(602) 443-8472 direct
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From: Kercher, Phillip [<mailto:pker@scottsdaleaz.gov>]
Sent: Monday, October 21, 2019 2:13 PM
To: Paul Guzek <pguzek@lee-eng.com>; McClay, Doris <DMcClay@scottsdaleaz.gov>
Cc: Erin Gunderson <erin@thearegroup.com>
Subject: RE: SWC Stagecoach Pass and Windmill Road (12-ZN-2019)

Paul:

After reviewing the number of left-turns that could be attributable to this subdivision we eliminated the westbound left-turn lane requirement. If it shows up in the case stipulations let Doris or me know.

Phil

From: Paul Guzek <pguzek@lee-eng.com>
Sent: Monday, October 21, 2019 10:09 AM
To: Kercher, Phillip <pker@scottsdaleaz.gov>; McClay, Doris <DMcClay@scottsdaleaz.gov>
Cc: Erin Gunderson <erin@thearegroup.com>
Subject: SWC Stagecoach Pass and Windmill Road (12-ZN-2019)

⚠External Email: Please use caution if opening links or attachments!
Mr. Kercher,

Hello. I left you a voice mail last week on this topic but thought I would follow up with you via email as well. I spoke with Ms. Doris McClay (Scottsdale project manager for this project) last week. She identified I should contact you and/or setup an appointment to discuss this item if necessary. This inquiry is in regards to the City's comment that the developer provide a westbound to southbound left-turn lane on Stagecoach Pass at Windmill Road. We addressed this comment in the follow-up comment/response matrix, but did not address this issue within the revised TIMA report to minimize repeat resubmittals and to keep the TIMA to outlined requirements.

The attached are the following:

1. City review comments for 1st submittal (7/18/2019)
2. City review comments for 2nd submittal (10/3/2019)
3. Lee Engineering comment response to 1st submittal (CITY COMMENT ITEM #12 and response) that I assumed is similar to what was submitted in the recent submittal package.
4. Revised TIMA (09/10/2019)

In the latest City comments to the revised submittal, the City has again reiterated the requirement for the Stagecoach Pass left-turn lane, but did not acknowledge consideration to our provided comment response and/or the turn lane's need. We have the following questions:

1. Was our response within the Matrix considered and the turn lane still required, or was the response not reviewed/considered in the latest set of comments?
2. Is a more formal submittal with the comment response back-up data or additional analysis required?
3. If the City's position is that the turn lane is still required, the client may wish to appeal. Where could the client find the appropriate appeal procedure process?

Thank you for your time and response.

Sincerely,

PAUL GUZEK, PE, PTOE
SR. ENGINEER

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