

# **Proposed Sonoran Valley Parkway Project**

## **Draft Environmental Impact Statement**

for the

## **Proposed Sonoran Valley Parkway Project**

**BLM Phoenix District Office, Lower Sonoran Field Office**  
August 20, 2013

# Proposed Sonoran Valley Parkway Project

Welcome!

## Housekeeping

- Location of Exit, Restrooms & Telephones
- Please turn-off or silence pagers and cell phones

# Proposed Sonoran Valley Parkway Project

## Tonight's Agenda

- Welcome and Introductions
- Project Presentation by City of Goodyear –  
“The Proponent”
- Open House – Walk to Boards / Maps
  - Questions for resource specialists

# Proposed Sonoran Valley Parkway Project

- **Mary D'Aversa**
  - Phoenix District Manager
- **Edward Kender**
  - Acting Lower Sonoran Field Manager
  - Authorizing Officer for Project
- **Dave Scarbrough**
  - Acting Sonoran Desert National Monument Manager

# Proposed Sonoran Valley Parkway Project

- **City of Goodyear Representatives:**
  - Joe Schmitz, Planning Manager
  - Christine McMurdy, Grants Administrator
  - Dave Ramirez, City Engineer

# Proposed Sonoran Valley Parkway Project

- **Lead Agency:**
  - BLM
- **Cooperating Agencies:**
  - U.S. National Park Service – Anza Trail
  - Arizona Department of Transportation
  - Arizona Game and Fish Department
  - Arizona State Lands Department
  - Flood Control District of Maricopa County
  - City of Maricopa
  - Maricopa Association of Governments
- **BLM's NEPA Consultant:**
  - SWCA Environmental Consultants

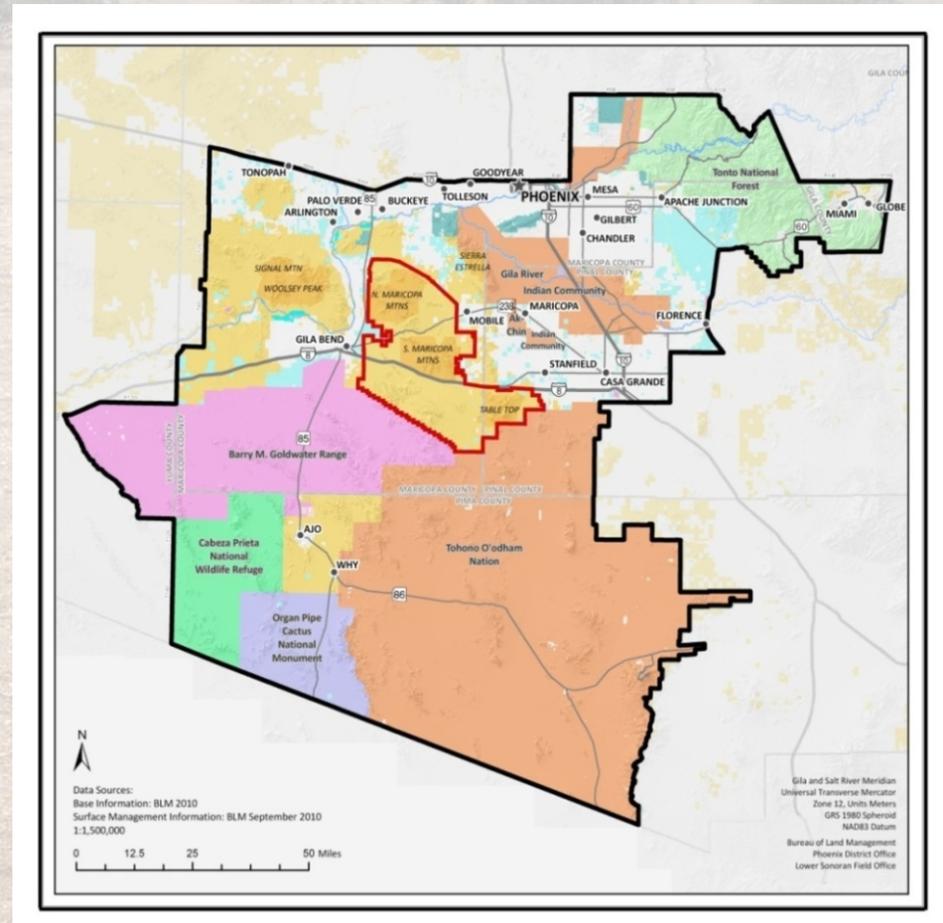
# Proposed Sonoran Valley Parkway Project



# Proposed Sonoran Valley Parkway Project

## BLM Project Area

- Lower Sonoran Field Office
- Sonoran Desert Nat'l Monument
- Lower Gila Terraces and Historic Trails Area of Critical Environmental Concern (ACEC)



# Proposed Sonoran Valley Parkway Project

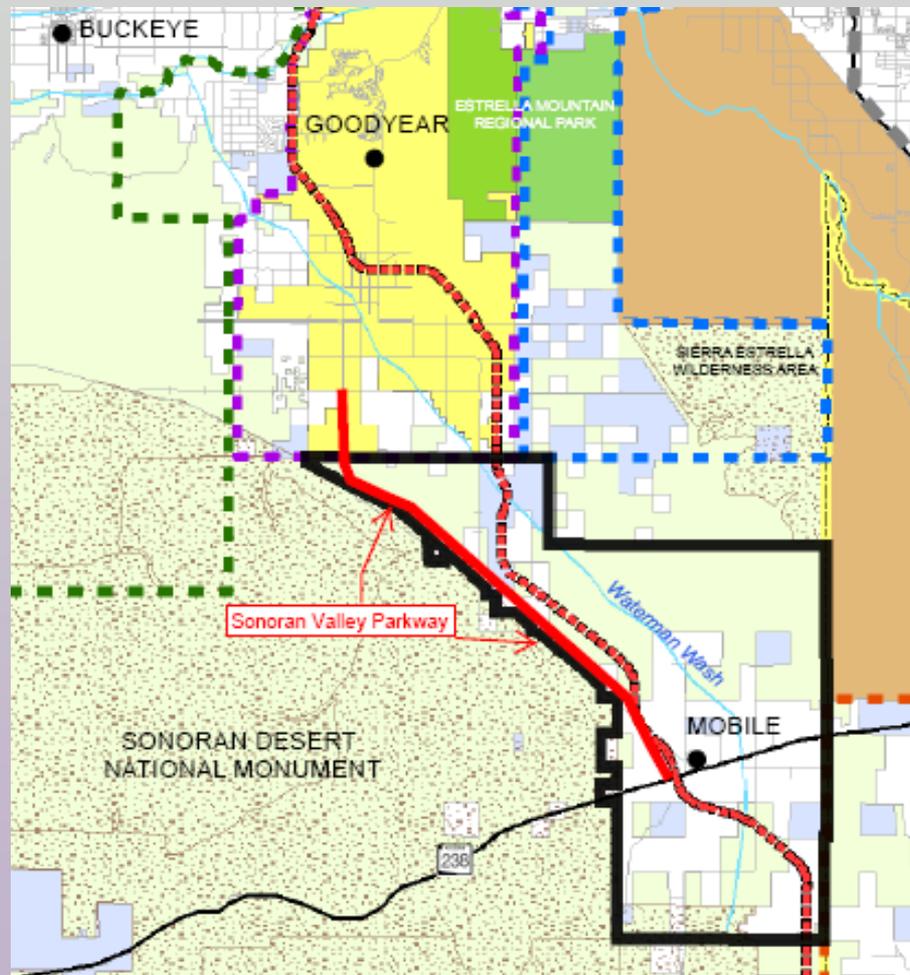
## Purpose of Meetings

- City of Goodyear applied for a **Right-of-Way**
  - 6-lane Parkway
  - Federal Public Lands
- National Environmental Policy Act (NEPA)
  - BLM Analyzes Environmental Impacts
  - Encourages Public Participation
  - Review and Comment on Draft Environmental Impact Statement by **September 3<sup>rd</sup>, 2013**

# Proposed Sonoran Valley Parkway Project



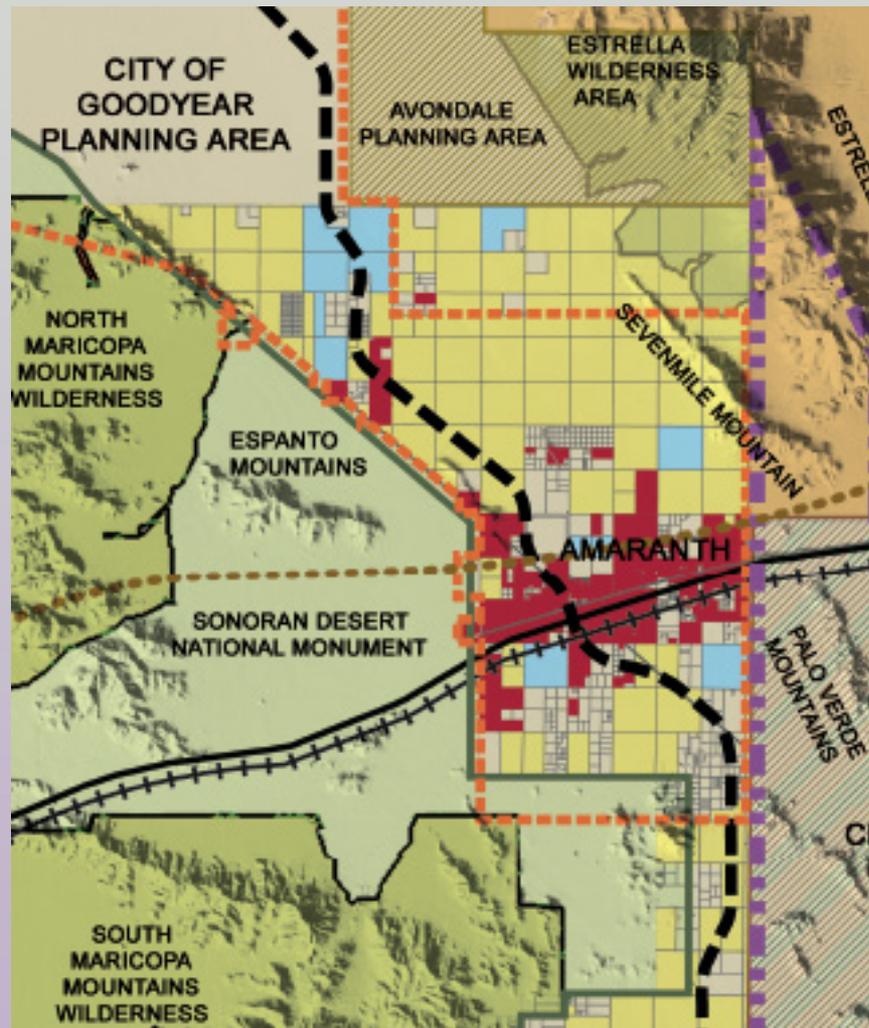
- Proposed roadway to connect northern portion of Goodyear (in Yellow) to Sonoran Valley Planning Area (Black Outline)
- Sonoran Valley Planning Area
  - From Patterson Road to Mobile area (4 mi. south of SR238)
  - Added to City's Municipal Planning Area in 2007 in response to proposed new community - "Amaranth"



# Proposed Sonoran Valley Parkway Project



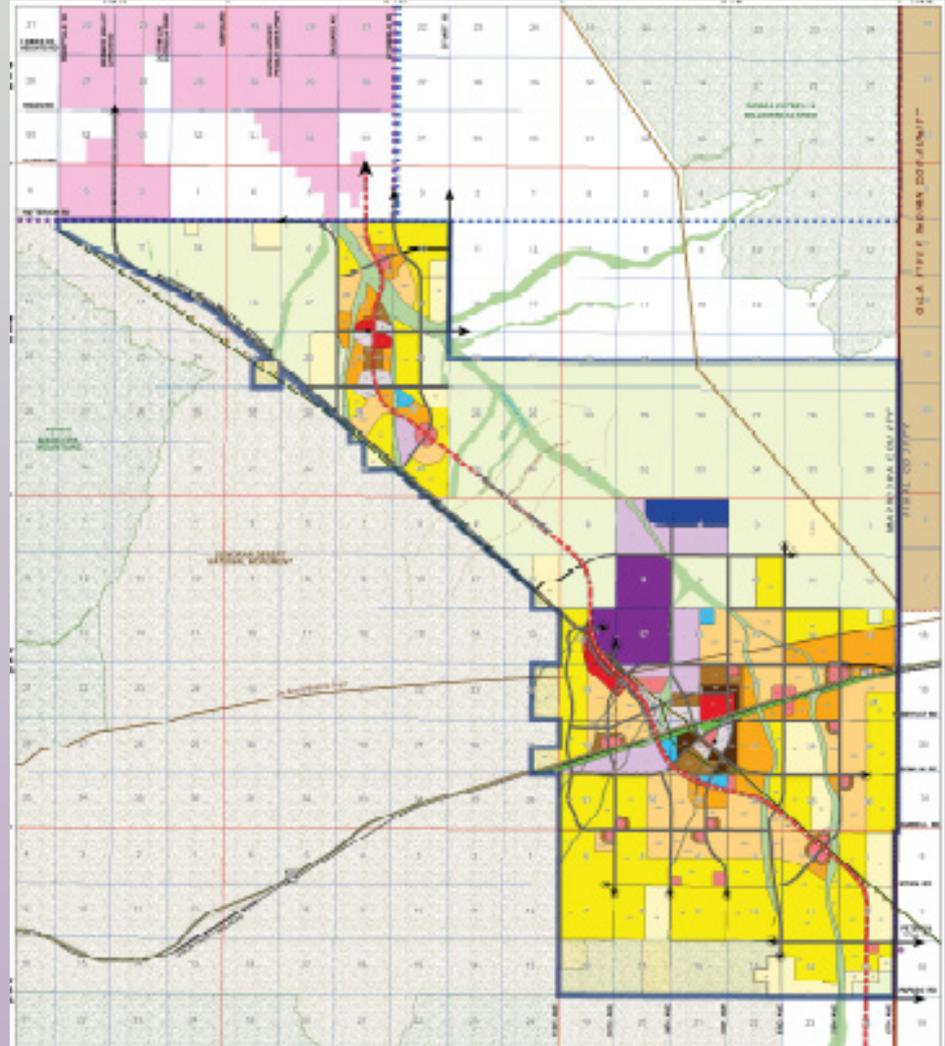
- Amaranth Project (in red)
  - 9,565 acres
  - Over 42,000 dwelling units
  - Associated commercial and employment uses
- City added 95 sq. mi. to MPA
- City annexed 67 sq. mi. of MPA
- Ownership
  - Previous Owner - Montage Holdings
  - Current Owner – ARCUS Private Capital Solutions



# Proposed Sonoran Valley Parkway Project



- Part of development plan was extension of Rainbow Valley Road by developer – (now called Sonoran Valley Parkway)
- City applied for ROW permit for portions across federal lands
- National economy crashed in fall 2008
- Developer defaulted on loan
- City continued to pursue the ROW application in 2009 to connect Mobile area with rest of Goodyear



# Proposed Sonoran Valley Parkway Project

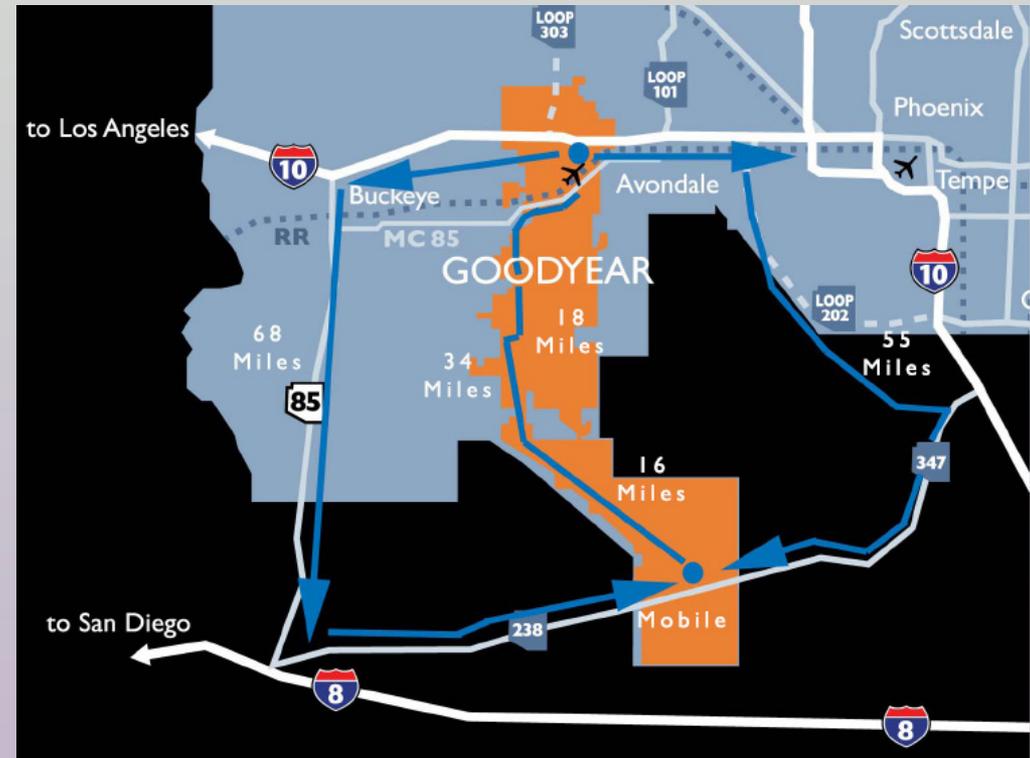


- Why is this roadway necessary?
  - Provide access to northern Goodyear for current and future residents living in Mobile area
    - Reduce travel distance and time (55-68 miles to 34 miles)
  - Provide more direct access for emergency providers
  - Provide regional and transportation network connectivity for future projected development
    - City of Goodyear build-out estimated at 750,000
    - 260,000 persons to reside in SVPA
    - Will generate over 1 million trips per day at build-out
    - Consistent with Hidden Valley Transportation Framework Study

# Proposed Sonoran Valley Parkway Project



- Two Routes to Mobile from I-10 and Estrella Parkway
  - East to 51<sup>st</sup> Ave and SR347 to SR238 (55 mi.)
  - West to SR85 to SR238 (68 mi.)
  - Proposed SVPP reduces this trip to 34 miles
- Rainbow Valley Road and Riggs to 99<sup>th</sup> Ave and SR238
  - North, then east – 73 miles
  - North, then west – 86 miles
  - South – 16 miles

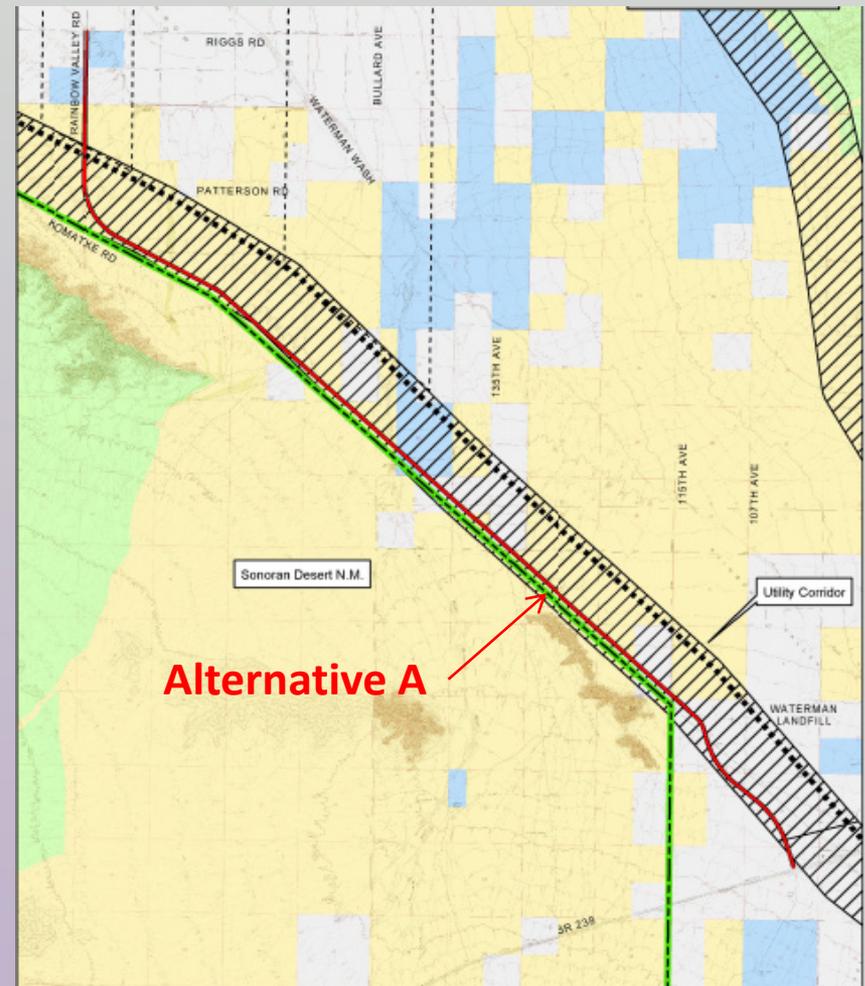


# Proposed Sonoran Valley Parkway Project



- Route of Proposed Action (Alternative A)
  - In existing BLM utility corridor
  - Starts at Rainbow Valley and Riggs
  - Parallels gas line maintenance road
  - Meets SR238 ½-mi. west of 99<sup>th</sup> Ave.
- Cross Section
  - Overall width - ROW 250 feet
    - 200 feet for Parkway
    - 50 feet on each side for drainage
  - Located east of existing electric transmission line – away from Sonoran Desert National Monument

<i>Owner</i>	<i>Acres</i>	<i>Percent</i>
<b>BLM</b>	294	62%
<b>ASLD</b>	34	7%
<b>ARCUS</b>	118	25%
<b>Private Land</b>	28	6%
<b>Total</b>	474	100%



# Proposed Sonoran Valley Parkway Project



## PROJECT CONSTRUCTION

- Initial construction (2 lanes)
- Western half of ROW
- Other half developed as traffic demands dictate

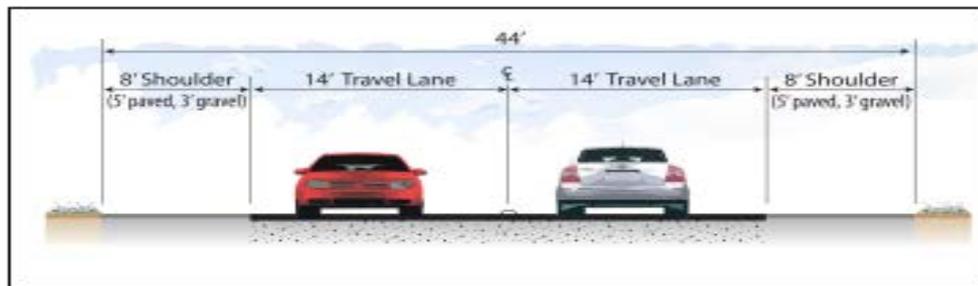


Figure 2-6. Two-lane Parkway typical cross section.

# Proposed Sonoran Valley Parkway Project



## PROJECT CONSTRUCTION

- Proposed Parkway section at full build out (6 lanes) Three in each direction
- Large center median
- Limited access – Indirect left turns

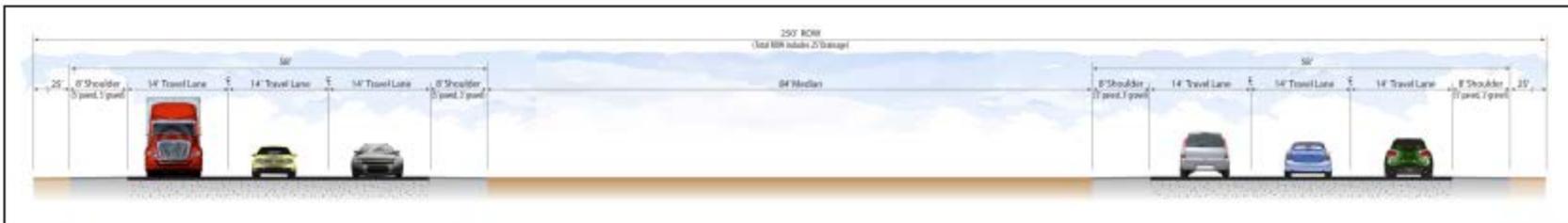


Figure 2-8. Six-lane Parkway typical cross section.

# Proposed Sonoran Valley Parkway Project



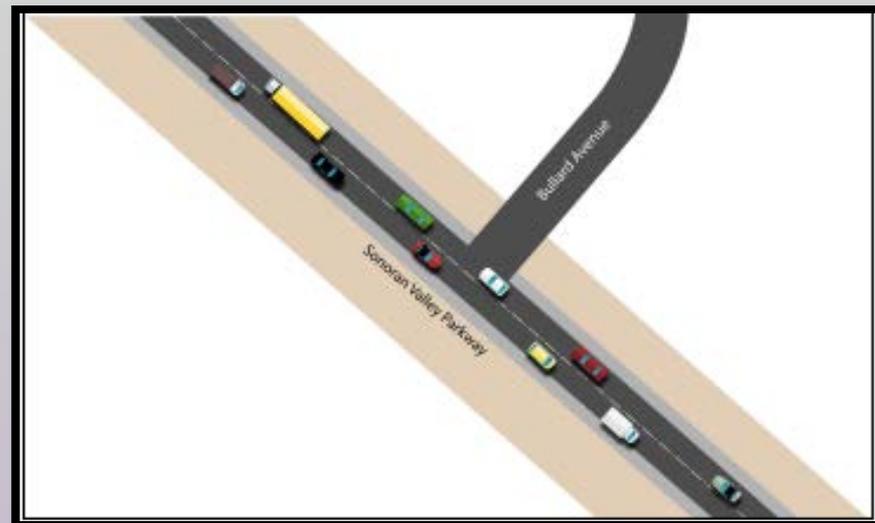
## PROJECT COST

- Total estimated cost \$110M
  - \$13M for design
  - \$12M for ROW
  - \$85M for construction

Funding not currently in place

Submitted to MAG to Transportation Improvement Plan

Private sources will be explored when development returns



# Proposed Sonoran Valley Parkway Project

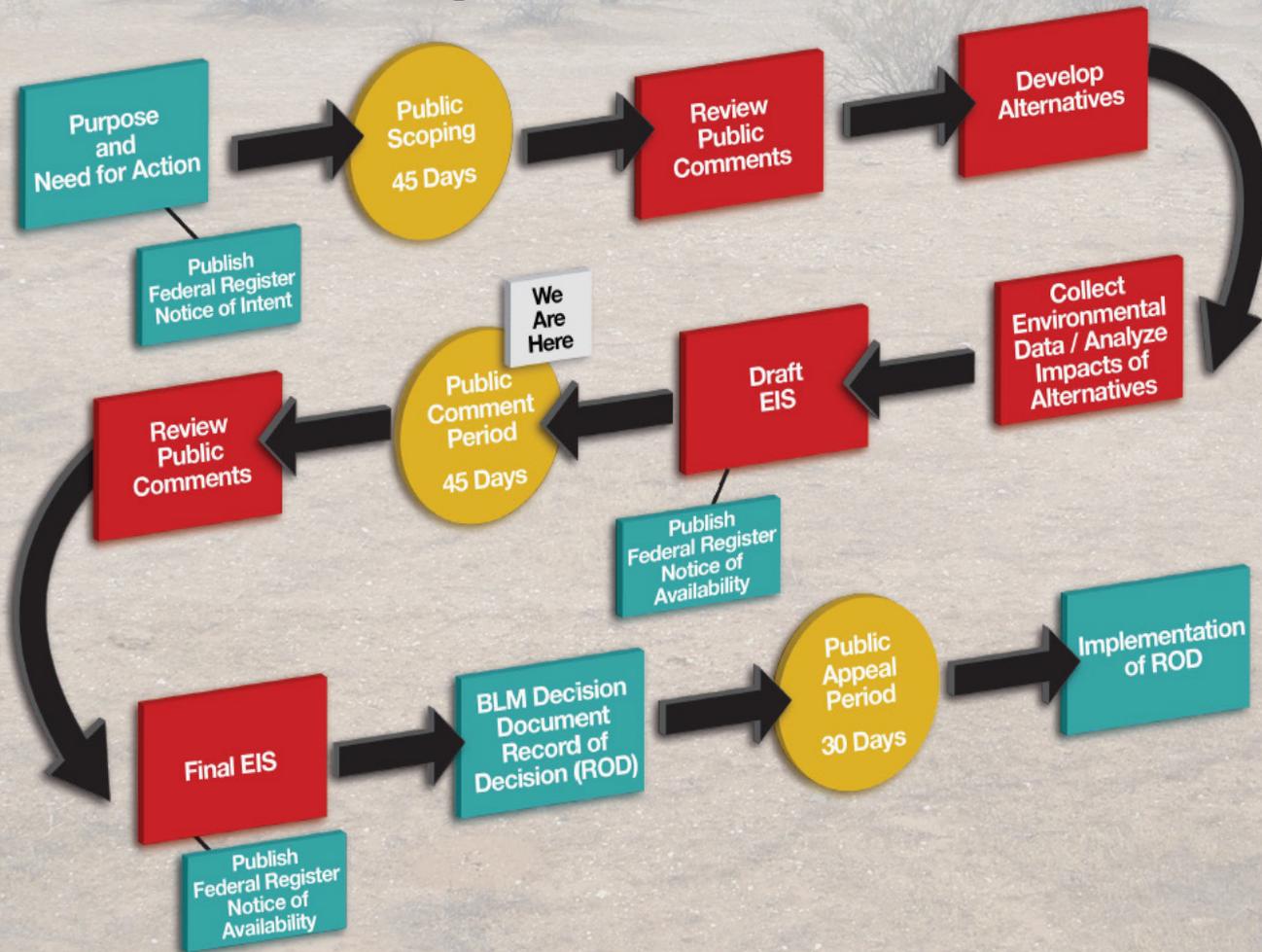


## PROJECT SUMMARY

- Roadway needed for connectivity of geographically separate areas within Goodyear
- Lack of roadway impedes response of emergency services
- Proposed action provides most direct route (Alternative A) – Shortens travel distance by 21 miles or more
- Roadway will provide regional connectivity consistent with Maricopa County and MAG transportation plans
- BLM ROW first step in project development
- Establishment of alignment will allow project development to proceed
  - Continue design
  - Obtain ROW
  - Secure funding (including private sources)

# Proposed Sonoran Valley Parkway Project

## The Environmental Impact Statement Process



# Proposed Sonoran Valley Parkway Project

## Resource Topics Analyzed / Addressed

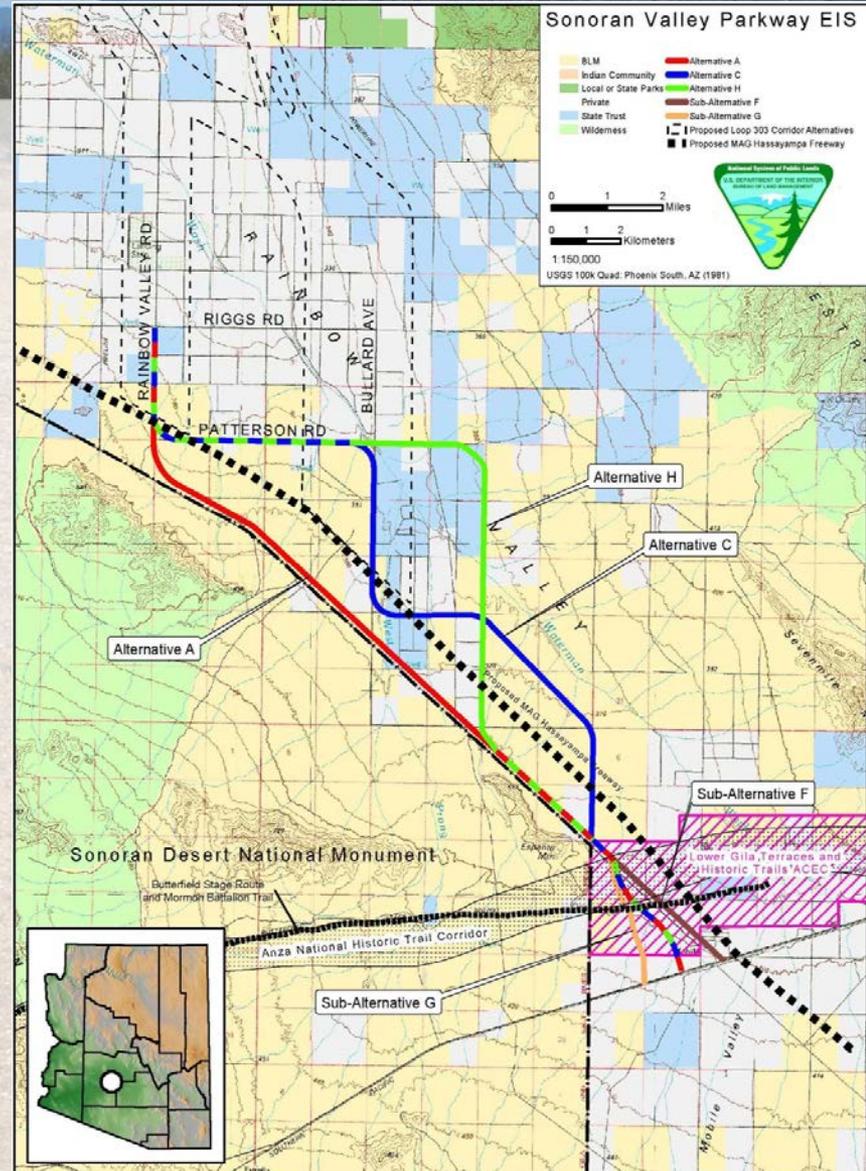
- Air
- Cultural
- Soil
- Vegetation
- Visual
- Water
- Wildlife Species Habitat and Connectivity
- Livestock Grazing
- Recreation and Travel Management
- Noise
- Socio-Economic Conditions

# Proposed Sonoran Valley Parkway Project

## Alternatives

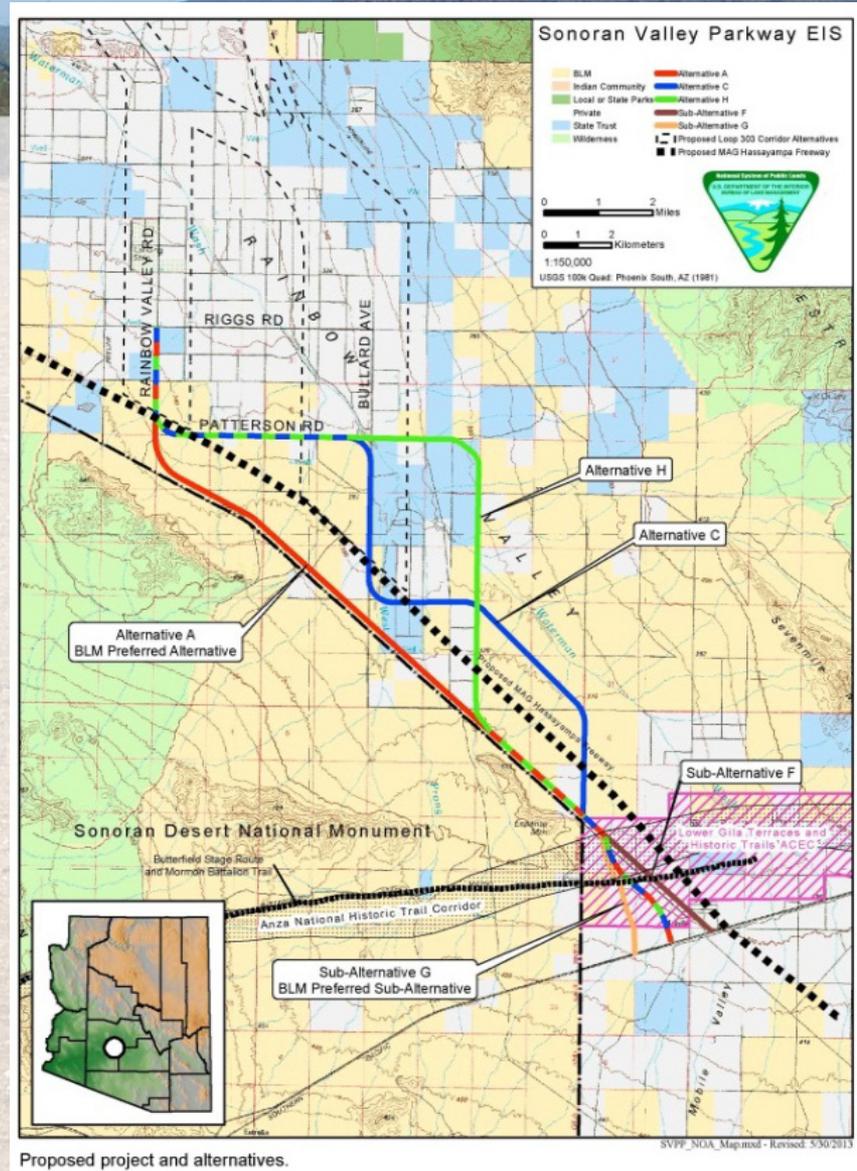
Provide a range of reasonable alternatives (choices) for protection of resources and addresses issues identified during scoping, both internal and external.

Includes a no action alternative.



# Proposed Sonoran Valley Parkway Project

Proposed & Preferred Alternatives



# Proposed Sonoran Valley Parkway Project

## BLM Preferred Alternative – Rationale Alternative A & Sub-alternative G

- Shortest overall route with the greatest amount of resource protection;
- Located within a designated utility corridor, adjacent to disturbed linear features (gas lines, transmission lines, etc.);
- Potentially provides a better management for vehicle entry into the monument;
- Provides BLM with improved opportunities to contact visitors with appropriate messaging;
- Ultimately will provide for more effective protection - Law Enforcement capabilities.

# **Proposed Sonoran Valley Parkway Project**

## **Public Meetings**

**Thursday, August 22, 2013**

**5:30 p.m. to 7:30 p.m.**

**Ak-Chin Southern Dunes Golf Club**

**48456 West Highway 238**

**Maricopa, Arizona**

**Presentation begins at 6:00 p.m.**

# Proposed Sonoran Valley Parkway Project

## We Want to Hear From You!

- Provide substantive comments on the comment form tonight
- Sign up for the mailing list to be included in future opportunities to participate
- All written comments need to be received by Tuesday, **September 3, 2013**

You may comment in several ways:

- US Mail :  
Kathleen Depukat  
BLM Phoenix District Office  
Lower Sonoran Field Office  
21605 North 7th Avenue,  
Phoenix, Arizona @blm.gov
- Fax: (623) 580-5580
- Email: BLM\_AZ\_SVPP@blm.gov

*Comment submittals are completely voluntary, and any identifying information provided will become part of the public record, and as such may be released to any individual upon request. Requests to withhold comments and associated personal identifying information from public review cannot be guaranteed.*



# Proposed Sonoran Valley Parkway Project

## Effective Comments Wanted

- Question the accuracy of information in the EIS;
- Question the adequacy of, methodology for, or assumptions used for the environmental analysis;
- Present new information relevant to the analysis;
- Present reasonable alternatives other than those analyzed that would cause changes or revisions in one or more of the alternatives.

# Proposed Sonoran Valley Parkway Project

## DEIS Availability

**BLM, Phoenix District Office**  
**21605 N. 7<sup>th</sup> Avenue**  
**Phoenix, AZ 85327**  
**Phone: (623) 580-5500**

**BLM, Arizona State Office**  
**One N. Central Avenue, Suite 800**  
**Phoenix, AZ 85004**  
**Phone: (602) 417-9200**

Email Comments: [BLM\\_AZ\\_SVPP@blm.gov](mailto:BLM_AZ_SVPP@blm.gov)

Fax Comments: (623) 580-5580

[http://wwwblm.gov/az/st/en/prog/lands\\_\\_\\_realty/svpp-eis.html](http://wwwblm.gov/az/st/en/prog/lands___realty/svpp-eis.html)

# Proposed Sonoran Valley Parkway Project

## DEIS Availability (Cont'd.)

**Goodyear Branch Library**  
250 North Litchfield Road  
Suite 185  
Goodyear, AZ 85338  
Phone: (602) 652-3000

**Avondale Civic Center Library**  
11350 W. Civic Center Drive  
Avondale, AZ 85323  
Phone: (623) 333-2665

**Maricopa Public Library**  
41600 W. Smith-Enke Road  
Building #10  
Maricopa, AZ 85138  
Phone: (520) 568-2926

**Sam Garcia Western Avenue  
Library**  
495 East Western Avenue  
Avondale, AZ 85323  
Phone: (623) 333-2665

# Proposed Sonoran Valley Parkway Project

## Next Steps

- Comment Period Ends - September 3, 2013
- Final Environmental Impact Statement – Late 2013
- Agency Decision – 2014
  - Appeal Period – 30 days
  - Right-Of-Way may be granted

# Proposed Sonoran Valley Parkway Project

Thank you for your  
participation and  
attendance this  
evening!

# Proposed Sonoran Valley Parkway Project

## QUESTIONS?

Contact: Kathleen Depukat  
BLM District Project Manager

Phone: 623-580-5681

E-mail: [BLM\\_AZ\\_SVPP@blm.gov](mailto:BLM_AZ_SVPP@blm.gov)

**Document can be found at:**

<http://www.blm.gov/az/st/en/prog/lands/svpp-eis.html>