



CITY ENGINEERING DIVISION

Bi-Monthly Projects Report **April 2023**

Honorable Mayor, Vice Mayor and Council,

The April report was completed by our Project Managers on May 3rd and includes project updates for the months of March and April.

The attached map is a comprehensive view of the highlighted projects in our community that are assigned to the City Engineering Division, inclusive of projects that are in planning, design, and construction phases.

We have tried to reduce the extent of information provided and focused on only those projects that had substantive progress from previous months or have key milestones to share.

If you would like to receive more information on a specific project, please reach out and we'd be glad to share more detailed information.

Boulder Point - Traffic Calming (DESIGN PHASE)

FUND: TRANSPORTATION TAX

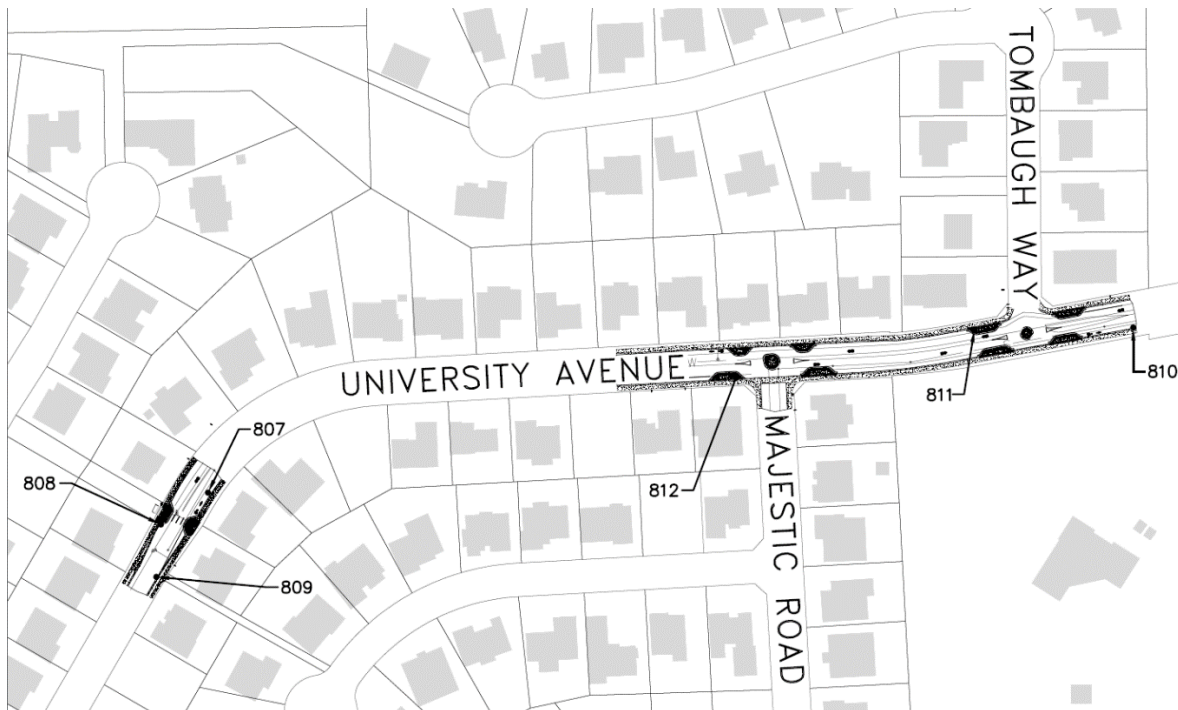
Description – This project is a traffic calming and pedestrian safety project. Included in the project are:

- Traffic Circle with curb extensions (bump-outs) at University Ave/Majestic Rd
- Traffic Circle with curb extensions (bump-outs) at University Ave/Tombaugh Way
- Curb extensions and mid-block crossing on University Avenue at the pedestrian walkway connecting University Avenue to Fresh Aire St.
- Three (3) Raised crosswalks, two (2) on Woody Way and one (1) on Highland Mesa at Axe Handle Way.

The Transportation Commission approved the traffic circle concept at the intersections of University Ave/Majestic Rd and University Ave/Tombaugh Way on June 1, 2022. This design, in temporary form, lowered the 85th percentile speed on University Ave to 27 mph, down from 31 mph. This brings the speeds down to a level that is below the threshold for traffic calming based on the worksheets in the Guidebook for Residential Traffic Management. Council and the Transportation Commission have given further approvals to complete final design after an additional evaluation in February 2023.

Project Update:

- 90% plans have been submitted by Woodson Engineering/Ardurra in April of 2023 and are under review by staff.



Extent map of W University Ave Traffic Circles and Mid-block crossing - from 90% plans

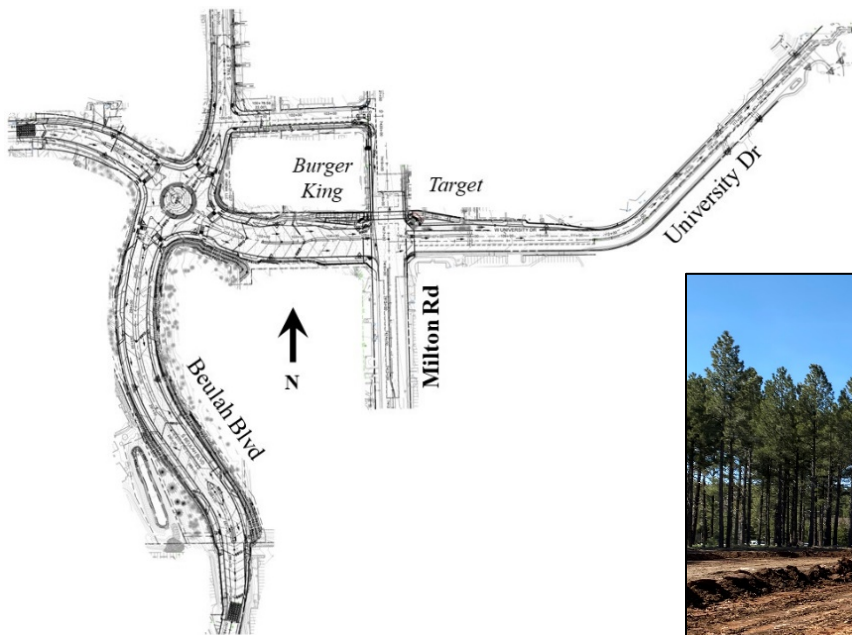
Beulah Boulevard Extension/University Drive Realignment (CONSTRUCTION PHASE)

FUND: TRANSPORTATION TAX (STREETS)

Description – This roadway improvement project extends the northern terminus of Beulah Boulevard to connect with University Avenue. Furthermore, University Avenue (west of Milton) will be realigned to match up with University Drive (east of Milton). A new roundabout will be constructed where Beulah Boulevard and University Avenue will intersect. Additionally, this project will also be constructing a new pedestrian underpass beneath Milton Road, just south of Burger King across to Target. Construction is expected to begin in April 2023 and conclude in late summer 2025.

Project Update :

- Construction began on April 3, 2023.
- Surface bike/ped crosswalk was added to cross Milton (south side of Milton/University intersection).
- Tree and shrubs have been cleared.
- Profiling operations, to breakup bedrock to proper elevation started the week of May 1st.
- Real estate acquisitions are underway for remaining right-of-way and easements.
- Eagle Mountain Construction is the Construction Manager at Risk (CMAR) contractor.



Project Extent Map



Grading Operations in Recently Cleared New Beulah Blvd

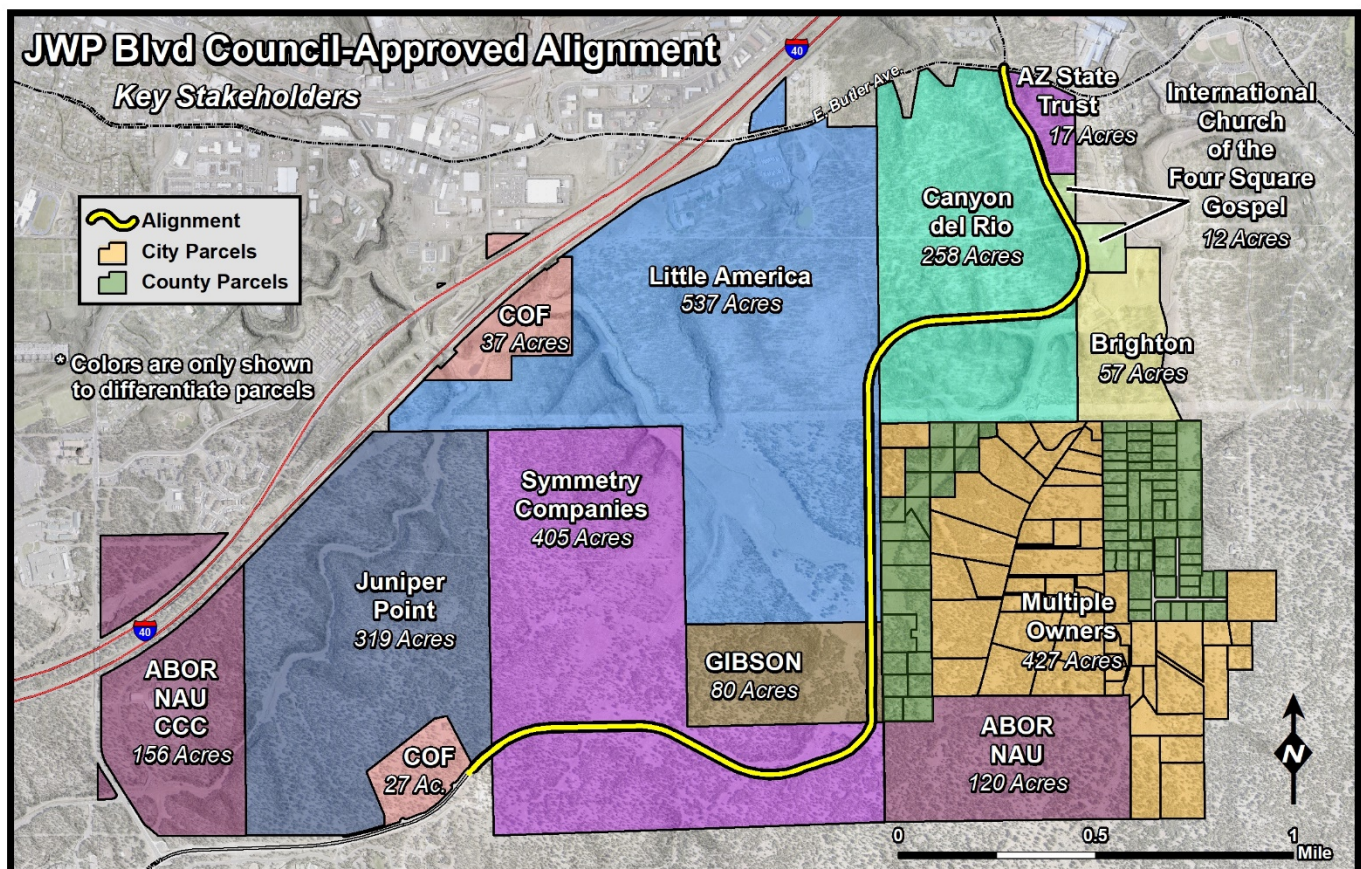
J.W. Powell Specific Plan Study (PLANNING PHASE)

FUND: GENERAL GOVERNMENT & TRANSPORTATION TAX

Description – The purpose of the John Wesley Powell Specific Plan Study is to develop a specific plan to guide the future private development of public infrastructure, utilities, and facilities. Phase 1 of the project is the conceptual design of the future public infrastructure, public utilities and facilities location analysis. The conceptual design is required to meet the full City infrastructure standards including street improvements, potable water, sanitary sewer mains, storm drain systems, street lighting and associated appurtenances. Phase 1 of the Study includes a sanitary sewer system master plan for the area. A water system master plan was previously developed for the area. Phase 2 of the Study is development of the planning elements necessary to gain City Council approval of a Specific Plan.

Project Update:

- City Staff is working with Peak Engineering and their subconsultant, Swaback, to scope Change Order 5. This Change Order will come to Council in early June and the scope of work will be primarily a planning effort.
- Improvements to the existing low-flow Rio de Flag crossing at Herold Ranch Road will be completed by Coconino County.



Council-Approved alignment of new J.W. Powell Boulevard and Fourth Street; denoted by yellow line

Coconino Estates Improvements Phase I (CONSTRUCTION PHASE)

FUND: ROAD REPAIR & STREET SAFETY

Description – This is a utility and roadway improvements project located in the Coconino Estates neighborhood on Beal Road from Rockridge to Fort Valley, Navajo Drive from Navajo Road to Murray, Whipple Road from Navajo Drive to McMillan, and Navajo Road from Navajo Drive to Fort Valley. Improvements on the streets generally consist of replacing existing infrastructure with new, including water and sewer mains, water and sewer services, fire hydrants, storm drains, streetlights, the entire asphalt roadway, and defective select edge improvements (curb & gutter, sidewalk, etc.), except for Whipple Road which will only receive a new water main. There will also be new infrastructure added consisting of underground electric lines for streetlighting and sidewalk on both sides of the street where it does not currently exist on Beal Road, Navajo Drive south of Beal, and on Navajo Road. For additional information visit the Project website at www.coconinoestates.com.

Contractor – Eagle Mountain Construction

Project Update:

Navajo Road and Navajo Drive south of Beal (Construction Zones #1 and #2)

- Utility and roadway improvements are complete including landscape restorations.
- Navajo Road and Navajo Drive south of Beal are open to all traffic.

Beal Road east of Rio de Flag (Construction Zone #3)

- Utility and roadway improvements are complete including landscape restorations.
- Minor striping improvements will be corrected at a later date.
- Beal is currently closed from Aztec to Navajo for construction activities in Zone #5.

Navajo Drive north of Beal (Construction Zone #4)

- Utility and roadway improvements are complete including landscape restorations.
- Navajo Drive north of Beal is open to all traffic.

Beal Road west of Rio de Flag (Construction Zone #5)

- Sewer main and sewer service installations are complete from the Rio de Flag working west.
- Water main and water service installation is complete from the Rio de Flag working east.
- The removal and replacement of concrete curb, gutter, sidewalk, and driveway entrances will continue from the Rio de Flag bridge to just west of Rockridge Road.
- Crews will continue removing and preparing the existing asphalt pavement in preparation for roadway paving operations.
- Beal from Aztec to Navajo, is closed to thru traffic with access for residents only. Access to Aztec and Anderson properties on the north side of the Beal and Aztec intersection will be maintained through the Beal and Aztec intersection.



Project Map with current road closures and detours

Coconino Estates Improvements Phase II (CONSTRUCTION PHASE)

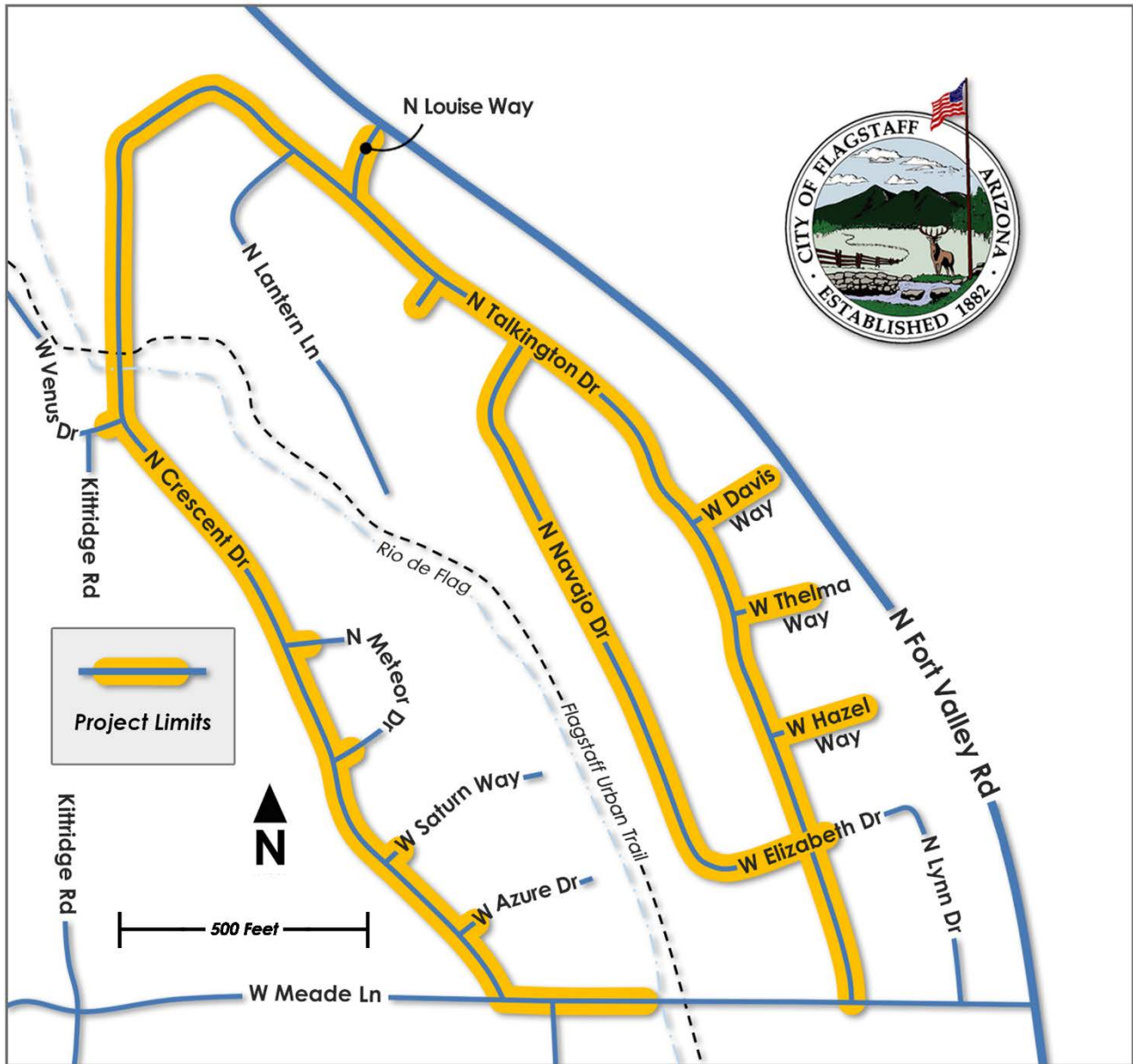
FUND: ROAD REPAIR & STREET SAFETY & AGING WATER AND SEWER INFRASTRUCTURE REPLACEMENT PROGRAMS

Description - This is a utility and roadway improvements project located on several streets in the Coconino Estates neighborhood as seen in the map below. Improvements on the streets generally consist of replacing all existing utility and roadway infrastructure. The utility improvements include replacing the existing water and sewer mains, water and sewer services, fire hydrants, and manholes. The roadway improvements include replacing the existing asphalt roadway, replacing rolled curb with vertical curb, constructing driveway ramps at driveway entrances, and replacing select sidewalk only where it currently exists on Crescent Ln Drive. Sidewalk will NOT be installed where it does not currently exist. For additional information visit the Project website at www.coconinoestates.com

Contractor – Standard Construction Company

Project Update:

- A winter shutdown has been in effect for this project and work is anticipated to recommence by June 1st.
- When the project resumes, landscaping restoration, manhole testing, and minor adjustments will be performed to complete the project.



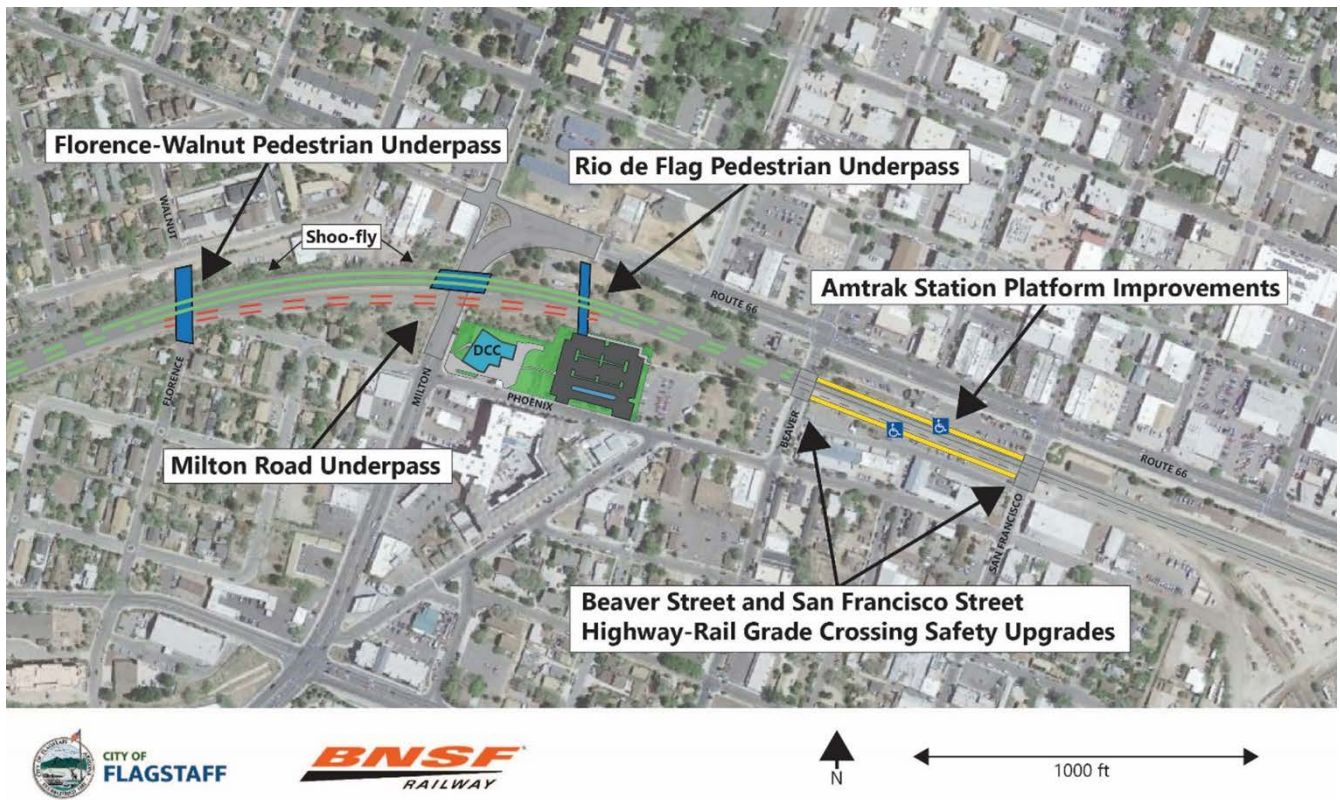
Coconino Estates Improvements Phase II Project Map

Flagstaff Downtown Mile Safety and Connectivity Improvement Project (DESIGN PHASE)

FUND: TRANSPORTATION, STORMWATER, AGING INFRASTRUCTURE, BNSF RAILWAY, METROPLAN, GRANTS

Description – The Downtown Mile Project consists of a group of City and local agency projects located in Downtown Flagstaff and surrounding the BNSF Railway corridor. They include:

- The Milton ADOT Underpass/BNSF Bridge Reconstruction
- The Rio de Flag Pedestrian Underpass
- The Florence to Walnut Pedestrian Underpass
- BNSF Railway Track Expansion
- At-grade Rail Crossing Safety Improvements at Beaver and San Francisco Streets
- Amtrak Station Platform Improvements



The City has partnered with ADOT, BNSF Railway, Mountain Line, Amtrak, and the Army Corps of Engineers for the overall Downtown Mile Project to design and construct roadway, bridge, bike/pedestrian, and railroad improvements for the Flagstaff community. This project will also facilitate completion of our Rio de Flag Flood Control Project and integrate pedestrian and rail improvements with the Lone Tree Overpass Project and the future Mountain Line Downtown Connection Center.

The project construction is funded by a combination of public, private, and federal INFRA grant funds. The total project cost is estimated at \$56M and includes \$32.5M in federal funds, \$12.8M in City of Flagstaff funds (Proposition 419 Partnership, Transportation, and Stormwater funding), and \$11M in BNSF Railway funding.

Project Update:

- The Project team held monthly meetings on March 6th and April 4th with the Federal Rail Administration, which is the lead agency on the INFRA grant.
- 30% Design Concept Plans were submitted on April 7th.
- Capital staff hosted a two-day design scoping meeting with Amtrak and BNSF Railway staff for the Flagstaff Station improvements on April 19th and 20th.
- On April 21st, the ADOT State Transportation Board approved \$3M in funding for the Project, which will help offset the City's \$12.8M match funding.
- Capital Staff met with Jennifer Toth, Director of the Arizona Department of Transportation on April 27th to discuss the Project and related ADOT improvements.
- Preparations are underway for our first public meeting, which will be held on June 14th at City Hall.

Rio de Flag Flood Control Project (Design Phase)

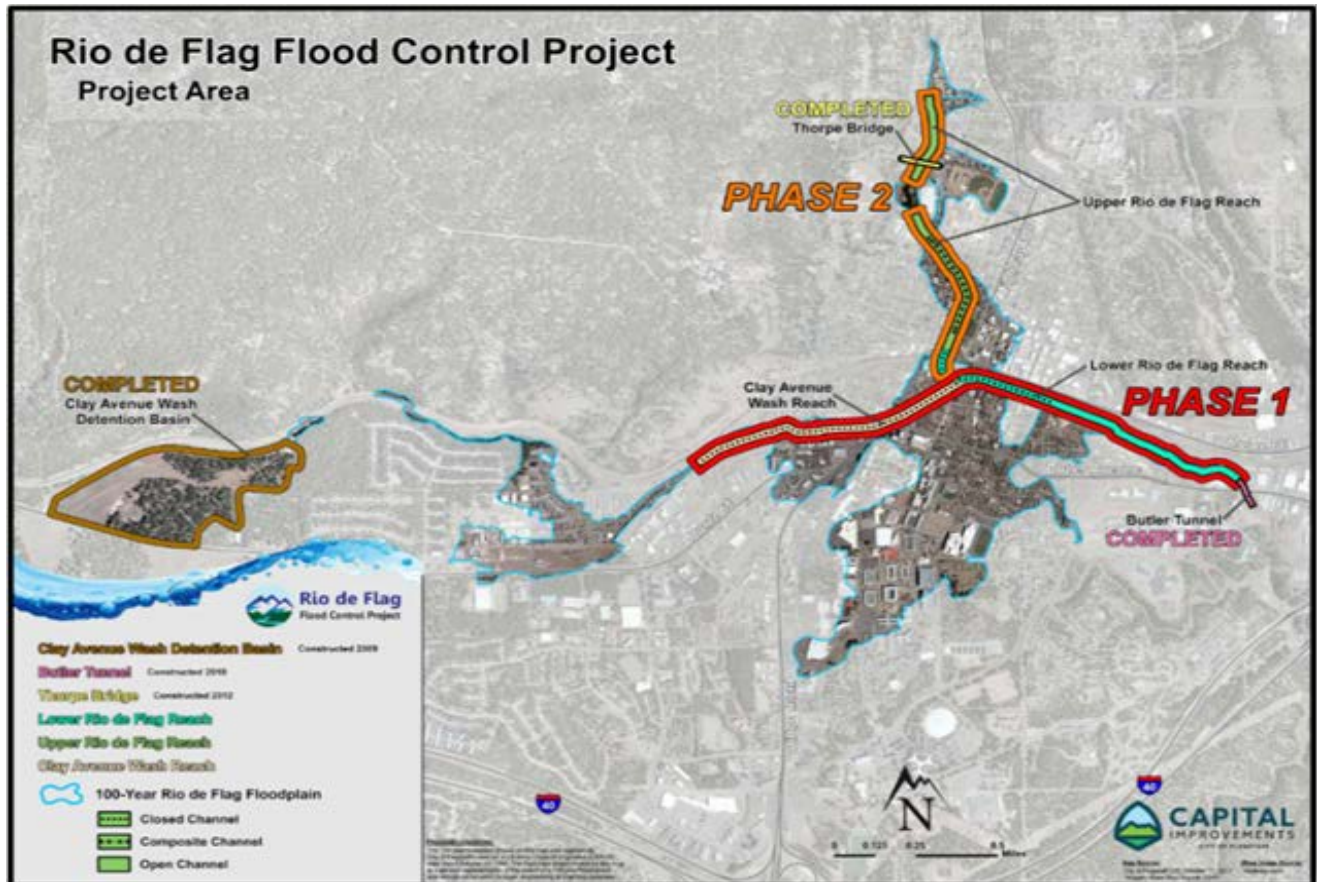
FUND: STORMWATER & AGING INFRASTRUCTURE

Description – Design consists of channel improvements along both the Rio de Flag and Clay Avenue Wash channels through central Flagstaff and includes a combination of underground concrete box culverts, open channel, and composite channel. The composite channel section has both an underground culvert to carry large volumes of water and a smaller open channel on top, which will provide an aesthetic element of flowing surface water during rainfall events. Total project length is approximately 15,000 feet.

The purpose of the Rio de Flag Flood Control Project is to remove the hazards associated with the 100-year storm event, which include property damage, life safety concerns, and community economic impacts. From research conducted by the Army Corps, it was determined that a significant flood would damage approximately 1,500 structures valued at over \$916M and cause \$93M in economic damages, for a total impact of over \$1B.

Project Update:

- Work continues on refinement of the design plans and the real estate documents.
- Property appraisals are being conducted to prepare for offers.
- Additional Real Estate Services Consultants are being brought on board to support acquisition needs and project timelines.
- The draft BNSF Construction and Maintenance Agreement is under review with City and Army Corps legal staff.
- The project continues work to coordinate construction phasing and develop traffic control plans for the Butler-Milton-Clay-Mike's Pike Intersection with ADOT and the Army Corps
- A project status/update was presented to council on April 25, 2023.
- Change Order No. 17 to the City consultant, Shephard Wesnitzer, Inc. was approved by council on April 18, 2023.
- USACE held an online meeting on May 18, 2023 to discuss the questions and comments received on the draft Supplemental Environmental Assessment.



311 Cherry Avenue House Wet Demolition (Rio de Flag Flood Control Project) (Construction Phase)

FUND: STORMWATER & AGING INFRASTRUCTURE

Description – The City of Flagstaff purchased the house located at 311 W Cherry Avenue for the upcoming Rio de Flag Flood Control Project. In April 2023 there was a house fire resulting in extensive damage to the structure. Due to the safety and health hazard the house poses, it will be demolished. Asbestos is prevalent throughout the home which requires special conditions and requirements for demolition, called a wet demolition. All existing infrastructure will be removed from the property and it will be hydroseeded for stabilization.

Project Update:

- Demolition began on May 8, 2023 and is anticipated to be complete the week of May 22nd.
- All asbestos contaminated materials will be bagged and sent to the Pen-Rob Landfill in Joseph City.
- Western Technologies, Inc. will be overseeing the demolition of the house due to the presence of asbestos.



311 Cherry Ave. – Front of House



311 Cherry Ave. – Back of House

Lone Tree Overpass Project (DESIGN PHASE)

FUND: TRANSPORTATION

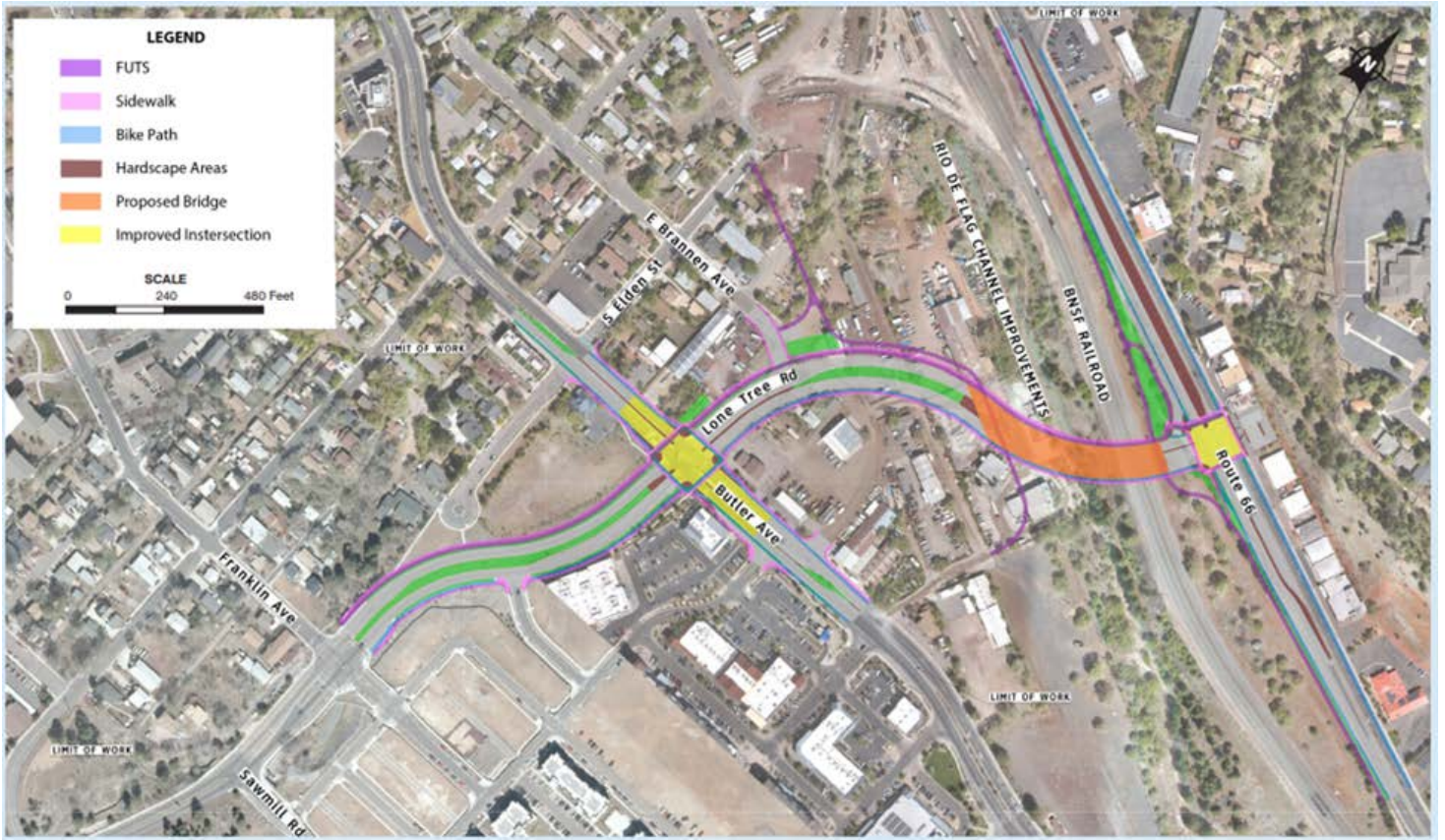
Description – The Lone Tree Overpass Project will provide a grade-separated crossing over the future Rio de Flag drainage and the BNSF Railway corridor from Butler Avenue to Route 66. Funding for this project is provided through voter approved bonds as designated in the 2018 Proposition 420. The project will also include improvements from Butler south to Sawmill Road, which will be funded by Proposition 419. The project will be delivered via the Design-Build process and the team includes Ames Construction as the contractor and WSP as the prime design consultant.

Project Update:

- 90% design plans (Bridge portion north of Butler) were submitted to the City on March 27.
- Capital staff hosted a two-day workshop with the US Army Corps of Engineers and the Lone Tree Project team to coordinative planning for field construction activities between the Rio de Flag and Lone Tree Projects on April 4th and 5th.
- The project team is preparing for construction activities south of Butler, which will commence later this summer. The bridge portion north of Butler will not proceed until agency agreements are approved and property acquisition/relocation is complete.

Structure demolition activities began on May 8, 2023.

- Additional information is posted on the project website. [Lone Tree Overpass Project](#)



Library Entrance (CONSTRUCTION PHASE)

FUND: BBB - BEAUTIFICATION

Description – Project to bring the Library Entrance into ADA compliance with a new handicap ramp and new overall vision for the entrance. Public art will be incorporated into project and an artist is being brought onto the design team. The project includes upgrades to landscaping, handicap-accessible parking, parking lot, and hardscape.

Project Update:

- The project is currently underway and has established a temporary alternate Library Entrance that will be utilized throughout construction. The main Library entrance remains closed.
- The winter shutdown was lifted on April 3, 2023 and the contractor is making progress on concrete placement, paving and site improvements.
- Project completion is expected in June.



Library Entrance Project-Rendering of selected concept plan

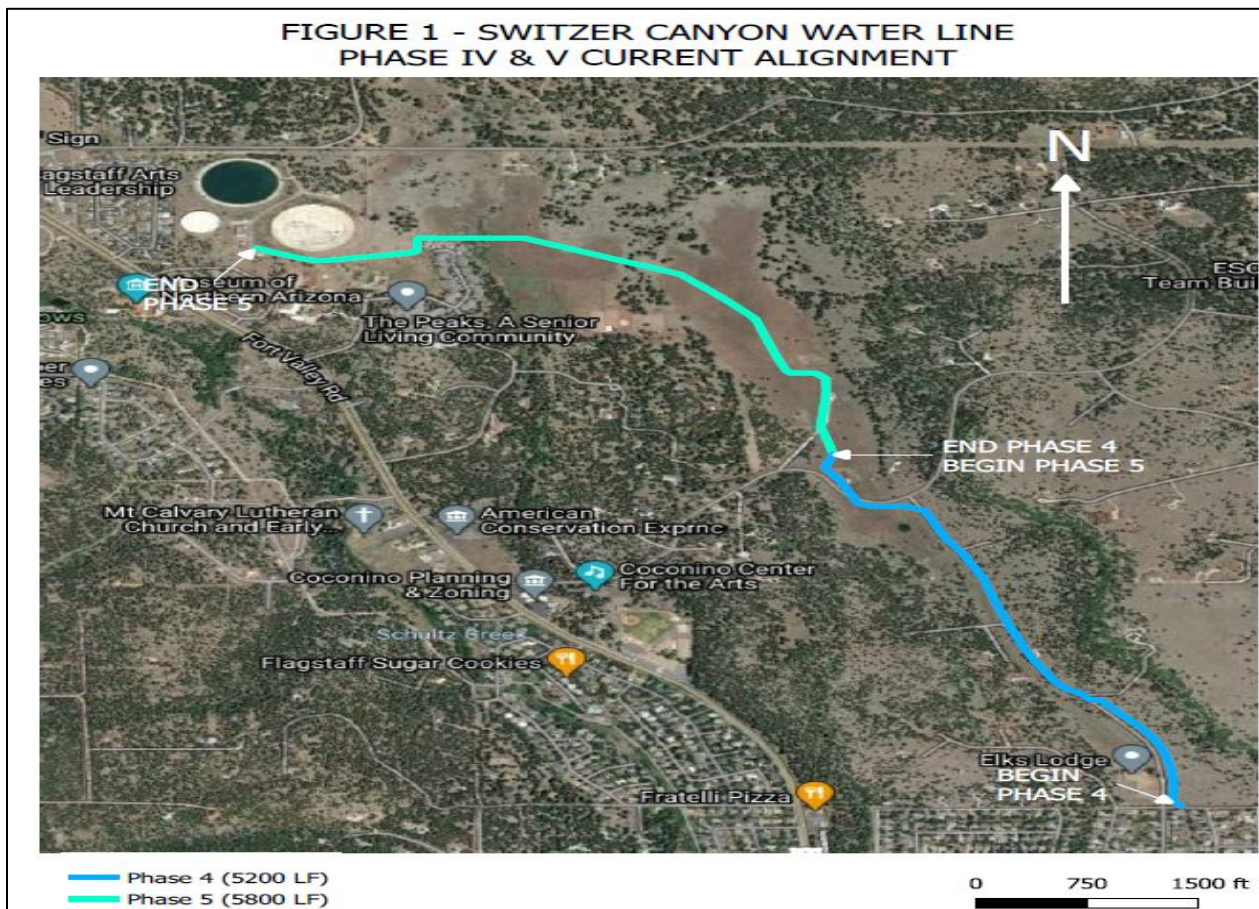
Switzer Canyon Transmission Main Phase IV (Construction Phase)

FUND: DRINKING WATER

Description – The Project is the fourth phase of a five-phase program and consists of installing two new water transmission mains, 24” and 16”, that will extend the distribution system, zone A and B, from the Downtown area to the City Reservoirs near Elden Lookout Road. The length of Phase IV is approximately 5200 feet. The project area extends outside City limits. Included in the project will be the two water mains with appurtenances and fire hydrants. Water service to county residents will not be provided in exchange for property rights. Construction of Phase IV is planned to begin in Summer of 2023. Design of Phase V is planned for FY25.

Project Update:

- Advertisement for bidding began February 10, 2023 and ended March 10, 2023.
- Mountain High Excavating, LLC submitted the low bid for construction of Phase IV at \$5,291,184.
- Contract duration is 270 days.
- Acquisition of property rights for Phase IV is ongoing.
- Council consent and approval of construction contract is scheduled for June 6, 2023.
- Construction is anticipated to begin in July.



Protected Intersections at Butler/Beaver and Butler/San Francisco (Design Phase)

FUND: TRANSPORTATION TAX

Description – The Project consists of feasibility designs of two protected intersections on Butler Avenue, one at the intersection with Beaver Street and one at the intersection with San Francisco Street. Protected intersections separate bicycle traffic from vehicular traffic. WSP USA, Inc. was selected as Engineering firm for 15% designs of protected intersections. Final deliverables consist of Technical Reports for each intersection and 15% level conceptual plans.

Project Update:

- WSP USA, Inc. has completed their scope of work and submitted final Technical Reports.
- Estimate of costs for design and construction is \$1 million for each intersection.
- These intersections were discussion points at the April 7th, April 27th & April 28th City Council Retreats.
- The Butler/Beaver and Butler/San Francisco protected intersections have been included and funded in the Capital Improvement Plan for FY24 and FY25.
- Staff anticipates applying for a Safe Streets and Roads for All (SS4A) Grant for the design and construction of the protected intersections as well as the Butler Ave. raised bike and pedestrian pathways. Applications are due July 10, 2023.



Beaver Street and Butler Avenue

San Francisco Street and Butler Avenue

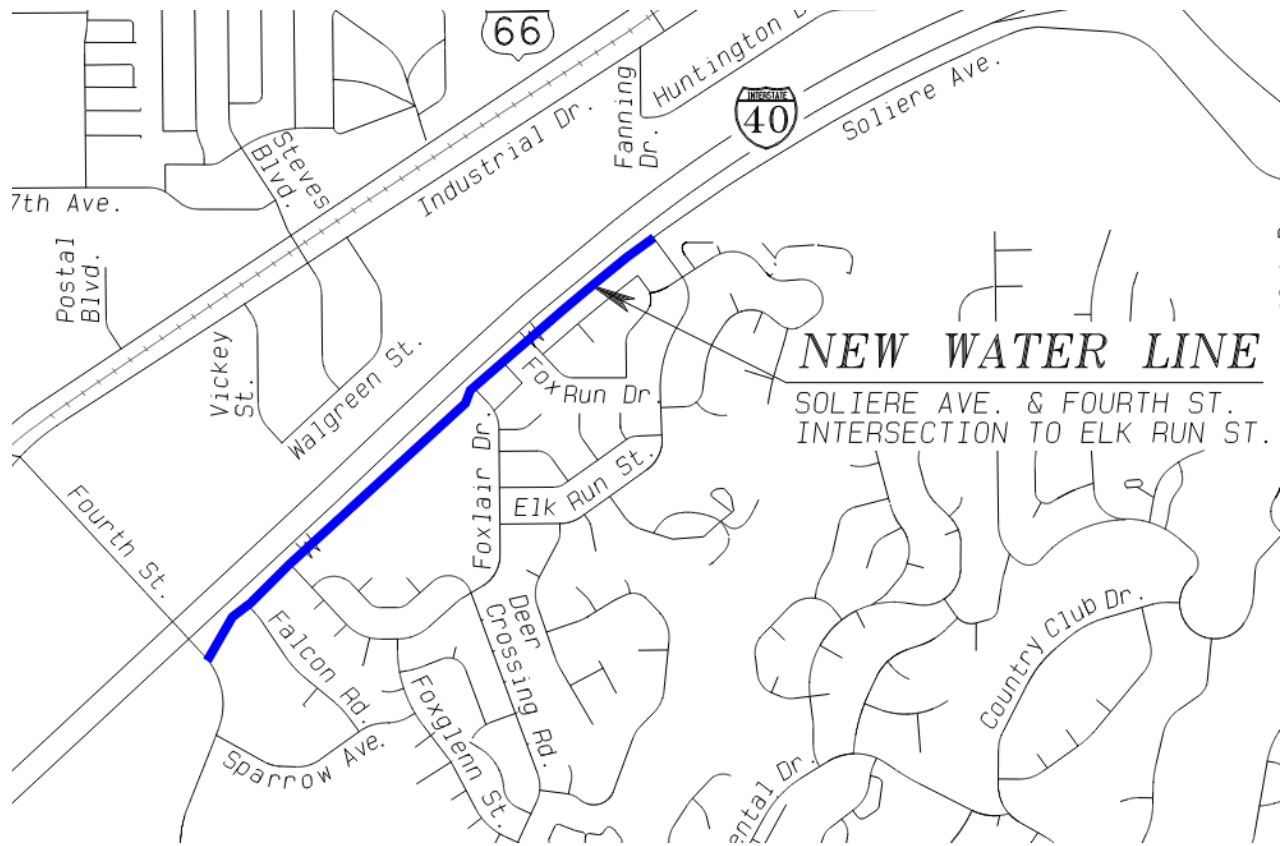
Solier Ave. Transmission Main (CONSTRUCTION PHASE)

FUND: DRINKING WATER & DEVELOPER CONTRIBUTIONS

Description – The Project consists of installing approximately 5,200 linear feet of 12” PVC water transmission main, this will complete the distribution system along Soliere Ave. from Elk Run St. to Fourth St. The new transmission main will supply the needed secondary water source for developments along Butler Ave.

Project Update:

- A construction contract was awarded to Hylan-West on the May 2nd Council meeting.
- Construction is tentatively scheduled to start in late June with project completion tentatively scheduled for October of 2023.



Vicinity Map for new Soliere Ave. Transmission main, depicted with blue line

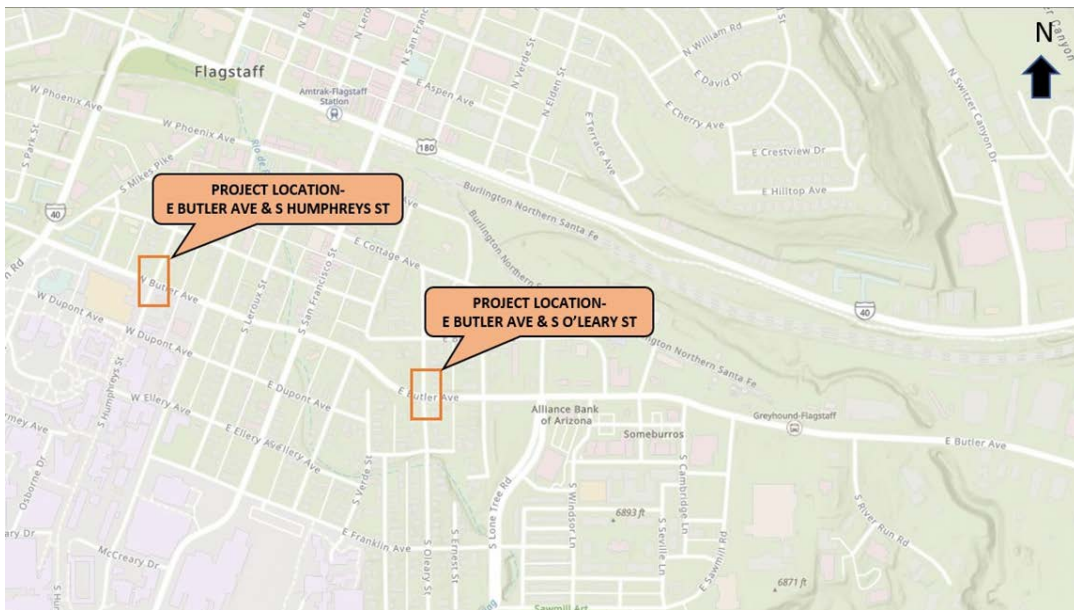
Butler and O’Leary Pedestrian Crossing (DESIGN PHASE)

FUND: TRANSPORTATION

Description - This project includes the design and construction of a new pedestrian and bike crossing located at the intersection of Butler Avenue and O’Leary Street. Prior to design and construction, a traffic study will be conducted to determine if the crossing warranted. If the traffic study deems the crossing necessary, then the crossing at Humphrey’s Street and Butler Avenue will be upgraded to meet the current City of Flagstaff Engineering Design Standards.

Project Update:

- On-Call designer has provided a proposal for the scope of work.
- The proposal is under review by City staff, once approved the designer will receive NTP.
- Design is anticipated to be completed by Spring 2024 and construction to begin Summer or Fall of 2024.



Vicinity map for the Butler and O’Leary Crossing & Butler and Humphrey’s Crossing

Aspen Ave Bike and Pedestrian Enhancements (PLANNING PHASE)

FUND: BEAUTIFICATION

Description - This project includes the design and construction of an enhanced bike and pedestrian area located on Aspen Avenue along the frontage of the CenturyLink parking lot. This project will incorporate two (2) CenturyLink parking spaces (via a business license agreement) to allow for seating and bike parking along Aspen Avenue. The fencing will be enhanced and pushed back, pavers or decorative concrete will be installed, and the seating and bike racks will also incorporate decorative elements.

Project Update:

- An on-call designer is putting together a cost estimate proposal to optimize budget and limit design expenses in the future.
- In collaboration with BBB, we have met with stakeholders downtown to narrow design options and get community buy-in.
- Design is anticipated to be complete by Fall 2023 and construction to begin in Spring/Summer 2024



Site concept for Aspen Niche

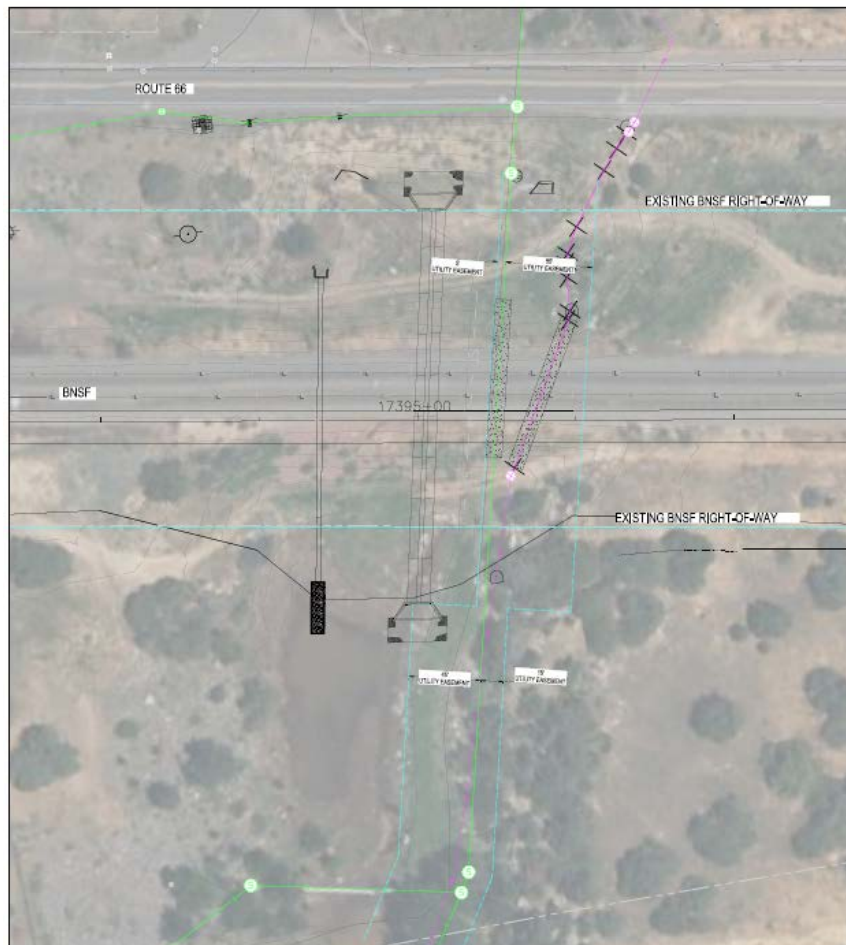
BNSF Utility Relocation (DESIGN PHASE)

FUND: WASTEWATER FUND AND RECLAIMED WATER FUND

Description - BNSF Railroad has requested that the City of Flagstaff relocate a wastewater and reclaimed water line that is conflict with their plans for adding 2 tracks to their rail line. This project is located in east Flagstaff, just south of Route 66 and east of Purina. The Rio de Flag crosses underneath the railroad tracks at this location as well. Stormwater has requested that the stormwater culverts be upsized to match the capacity of the box culverts located to the south underneath the I-40 as the current culverts are undersized and create significant backups during large rain events.

Project Update:

- An on-call designer has begun design on the relocation of the reclaimed and sewer line.
- Designer has also been tasked with determining appropriate upsizing for the stormwater drain.
- Design is anticipated to be complete by May 2024 with construction starting shortly thereafter.
- Agreements and terms need to be negotiated with BNSF to complete construction. Agreements need to be completed prior to the start of construction.



Existing conditions of sewer and reclaimed lines at BNSF RR

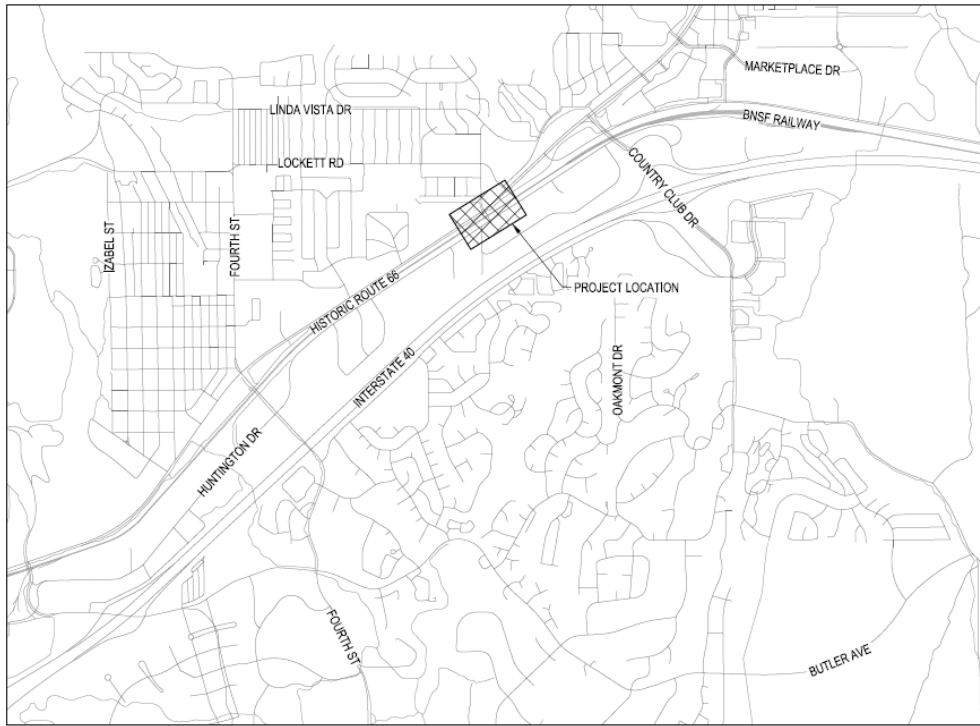
Route 66 & Fanning S. Edge Landscaping (CONSTRUCTION PHASE)

FUND: BEAUTIFICATION

Description - This project will enhance the existing landscape to draw attention to the street frontage and block the view of the industrial area to the south along Route 66 at the intersection of Fanning. The project was designed to incorporate themes from the Route 66 Park located to the northeast of the site. The Route 66 and Fanning S. Edge Landscaping project generally consists of new landscaping elements including native trees, shrubs, and grasses; installation of “FUTS-Style” fencing with U.S. Route 66 signs; installation of berms and basalt boulders to provide screening and increase aesthetics; and installation of reclaimed waterlines for irrigation.

Project Update:

- Construction is anticipated to begin in early June 2023, with a 40-day construction period.



LOCATION MAP
NOT TO SCALE



Vicinity map of Rt 66 & Fanning Landscaping Project

Park Way Sediment Basins: (CONSTRUCTION PHASE)

FUND: Coconino County Flood Control District

Description - The Coconino County Flood Control District (FCD) secured funding from the Natural Resources Conservation Service Emergency Watershed Protection Program for design and installation of three sediment basins just upstream of the Linda Vista Avenue crossing within City limits. The project has been broken into two phases, with the larger lower basin being constructed now and tentative plans to construct the two upper basins in the Fall if funding is available. These basins are intended to capture debris and sediment, thereby reducing the threat of stormwater infrastructure clogging and for downstream impacts from debris and sediment in the Spruce Wash drainage area. These three basins are upstream from the Spruce Wash Drainage Improvements Project that are currently in design. The project is being delivered by the FCD with the City as the client.

Project Update:

- Tree removal and franchise utility relocates have been completed.
- Earth work to construct the first basin is underway.
- Phase 1 of the project will be completed by June 30, 2023.
- A public meeting was held on May 15, 2023 to provide an update to residents on the project.



Earth work starting at Park Way Sediment Basins

Spruce Wash Drainage Improvements Project (DESIGN PHASE)

FUND: Proposition 441

Description- The Spruce Wash Drainage Improvement Project is composed of seven (7) different flood infrastructure projects that will be constructed over the next three years to mitigate flooding from the 2019 Museum Fire in the Spruce Wash area. The seven (7) projects are as listed:

Arroyo Seco Drive Inlet

The inlet at Arroyo Seco Drive captures surface runoff from the Spruce Wash channel as well as subsurface runoff from an existing 60-inch storm drain. The inlet will be reconstructed for the purposes of increasing the inlet capacity to capture more stormwater into the existing 60-inch storm drain. A permanent wall will also be constructed in place of the temporary eco-blocks that will divert excess stormwater into the Killip regional detention basin.

Arroyo Seco Drive to Dortha Avenue Channel

The channel from Arroyo Seco Drive to Dortha Avenue has limited capacity to convey stormwater runoff in its existing condition. The channel will be re-graded and hardened to improve capacity above the existing 60-inch storm drain that runs underneath the channel.

Cedar Avenue Crossing

The Spruce Wash channel will be reconstructed to convey a higher flow rate. The existing box culvert drop inlet will be reconstructed to match the new channel flow line, and the existing box culvert under Cedar Avenue will be evaluated and potentially upsized.

Cedar Avenue to Linda Vista Drive Channel

The channel from Cedar Avenue to Linda Vista Drive is slated to be improved to accommodate additional flow from the Spruce Watershed. The improvements will increase the capacity of the channel and may include channel lining, bank protection, horizontal & vertical realignment, franchise utility relocations and hardscape relocations. The existing channel characteristics vary from upstream to downstream and the proposed channel may include several types of materials and cross section configurations.

Linda Vista Drive Crossing

The existing culvert crossing at Linda Vista Drive just north of Paradise Road does not have adequate capacity to convey the stormwater runoff from the Spruce Watershed. A new box culvert crossing will be constructed to replace the existing corrugated metal pipes and reduce the potential overtopping of Linda Vista Drive. The replacement will require franchise utility relocations as well as City of Flagstaff water and sewer main relocations.

Grandview Drive Reconstruction

Grandview Drive from Cedar Avenue to Linda Vista Drive will be reconstructed from a crowned street with rolled curb to an inverted crown street with vertical curbs. The adjacent cul-de-sacs will also be reconstructed with new curb, gutter and pavement. New water and sewer infrastructure will replace aging facilities in the areas of street reconstruction.

“The Wedge” Detention Basin

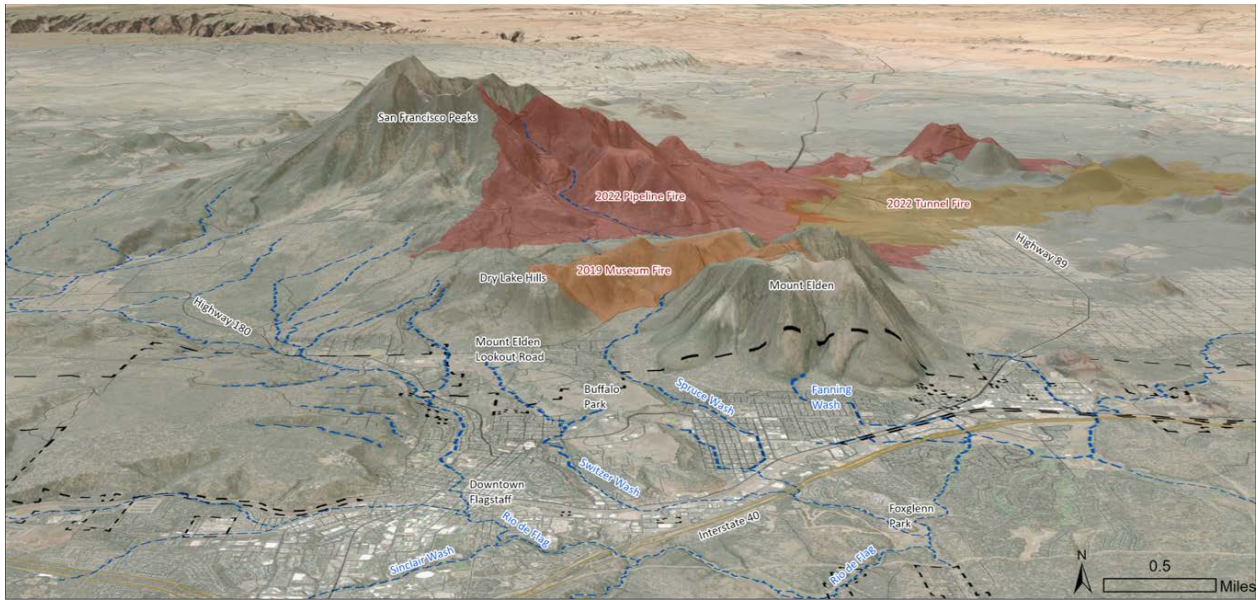
The City of Flagstaff owned ±4.6-acre triangular shaped parcel, “The Wedge”, bounded by West Street, Cedar Avenue and the Linda Vista Drive slip lane is proposed to serve as a detention basin that would receive diverted flows from Spruce Wash.

Project Update:

- Eagle Mountain Construction was selected as the Construction Manager at Risk (CMAR) for the suite of projects.
- Four design firms were obtained through the City’s Engineering On-call Contacts for design of the projects.
- Geotechnical and Survey services to support design of the suite of projects is anticipated to be complete in May.
- Projects are in the early stages of design where existing information and conditions are being gathered to help in determining the design parameters.
- The first of multiple Guaranteed Maximum Prices (GMP) for the utilities portion of the Grandview project is anticipated to be presented for Council consideration at the July 3rd Council Meeting with the goal to begin construction on the Grandview utilities following the 2023 monsoon season.
- A public meeting was held on May 15, 2023 to provide an update to residents on the project.



Vicinity Map for Spruce Wash Drainage Improvement Projects



Overall Burn Map, 2019 Museum Fire shown in orange is the area that affects the Spruce Wash corridor

Killip School Regional Detention Basins Inlet (DESIGN PHASE)

FUND: Environmental Infrastructure Grant and Stormwater Capital Improvement Account

Description- The purpose of this project is to construct an inlet structure to the Killip School Regional Detention Basins to help mitigate post-fire floods in the Sunnyside neighborhood. The 2019 Museum Fire burned approximately 2000 acres of steep slopes immediately upstream of the City of Flagstaff and in 2021 there were four flood events due to post-fire conditions within the burn scar. The City began construction of two regional detention basins in late 2021 on the Killip School property to help mitigate flooding. This project is to connect the basins to the existing stormwater conveyance to provide a controlled flood flow into the detention basins.

Project Update:

- Projects are in the early stages of design where existing information and conditions are being gathered to help in determining the design parameters.

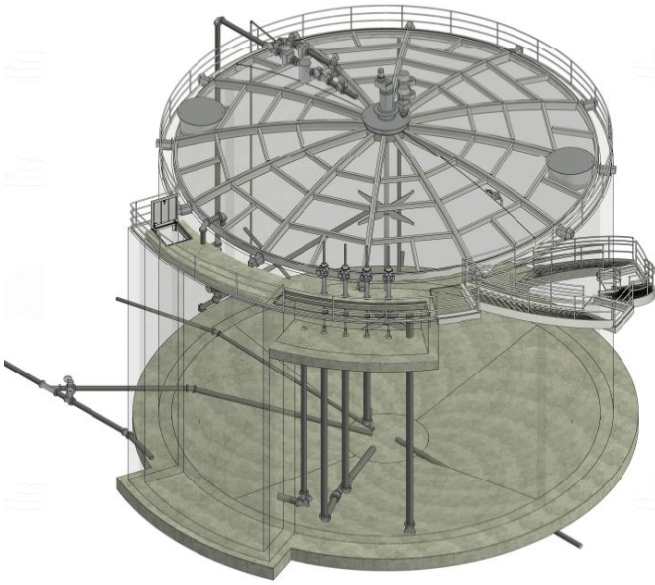
Wildcat Hill Wastewater Reclamation Plant (WHWWRP) Digester Complex (DESIGN PHASE)

FUND: Water Services – Wastewater

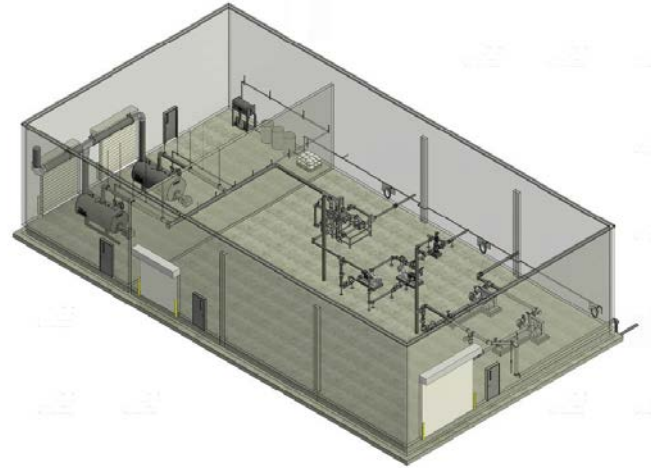
Description – Project includes the design and construction of one 60-ft concrete anaerobic digesters with a digester control building and gas handling system. The digester control building will include new boilers, heat exchangers, digested sludge pumps, and other appurtenances to support the increased capacity of the new digester facilities. The Wildcat Hill Wastewater Reclamation Plant treats residual solids from both the Rio De Flag and Wildcat facilities. The new digester will increase solids treatment train capacity to accommodate the solids produced from the treatment at both facilities.

Project Update:

- 30% plans have been delivered to Staff and are under review.
- Staff and Carollo Engineers (design consultant) will bring the 30% plans to the Water Commission for presentation and review on June 15th.
- Plans are to be complete in late 2023, with construction starting in the Summer of 2024.



Rendering of new anaerobic digester



Rendering of new control building

Private Development Projects

DEVELOPMENT ENGINEERING SECTION

Private development projects continue to be submitted to the Inter Division Staff (IDS) for review. Development Engineering staff are coordinating with IDS team members to ensure all aspects of subdivisions and site plans comply with the applicable codes.

Development Engineering staff are also evaluating a number of proposed revisions to the current Engineering Standards which will require approval from City Council later this year.

Projects In Civil Plan Review –

- One (1) Subdivision Engineering Plan Review
- Eight (8) Site Plan Engineering Plan Reviews

Projects In Construction or Permitting –

- Twelve (12) Subdivisions in Construction or awaiting permits
- Thirteen (13) Site Plan Projects in Construction or awaiting permits

Aries at Timber Sky **3501 W Route 66**
Water and sewer almost complete with testing in progress, anticipate curb and gutter to start soon.

Aura Apartments of Flagstaff **151 W High Country Trl**
Mass grading work continues. First few building footers are being poured.

Canyon Del Rio Parcel I **3200 E Butler Ave**
Site grading and utility work continues.

Canyon Del Rio Parcel G **3200 E Butler Ave**
Submitted for Rough Grading Certificate, planning to begin pouring asphalt soon.

Canyon Del Rio Spine Infrastructure **3200 E Butler Ave**
Some median and driveway revisions have been approved due to subdivision block modifications.
Large portion of spine infrastructure utilities and paving complete.

DCS and Mygrant Glass **2163 N Vickey St**
DCS complete. Mygrant Glass, who shares the parcel, is continuing to construct the remaining frontage improvements along with infrastructure to convey stormwater from Vickey Street to the I-40 culvert.

Estates at Pine Canyon-Pine Run Public Improvements **2811 E Byrds View Dr**
The bulk of the public improvements are complete, with work continuing on the private infrastructure.

Flagstaff Liquors **1700 E Route 66**
Structure is complete. Grading is complete. Asphalt and concrete are being poured. Certificate of occupancy router to be requested within the next week to week and a half.

Flagstaff Towne Place Suites **2000 E Route 66**
Grading work continues.

- Ghost Tree at Pine Canyon** **3201 S Clubhouse Cir**
All Engineering Permits have been issued. Grading has begun.
- Hyatt Place Hotel** **397 S Malpais Ln**
Hotel is nearly complete. Sidewalk, driveway and parking lot paving remain.
- Juniper Point** **2000 E John Wesley Powell Blvd**
Building permits have been issued. Some significant damages to public infrastructure have been identified and staff is working with the developer to resolve.
- Lofts on the Mesa** **1571 N Pine Cliff Dr**
Phase 1 has ADEQ approvals and building permits have been issued. Phase 2 sewer is complete and trenching for water has begun.
- Miramonte at Birch Public Improvements** **304 E Birch Ave**
Grading and retaining work continues. Recent conversations with Miramonte indicate more movement to come soon.
- Miramonte at Butler** **207 S Beaver St**
Construction of the new alley will be starting shortly, and ped underpass will be removed from the right-of-way when the outside of the building is complete (anticipate by June).
- Miramonte at Ponderosa Parkway** **1650 E Ponderosa Pkwy**
Both Phase 1 buildings are now occupied. Building 3 in Phase 2 should be finalized by 05/05, and a router for Building 4 was started on 05/01.
- Mission Linen Entrance** **2450 E Huntington Dr**
Public Improvement and Grading Permits have been issued. Construction expected to begin in June.
- Park Place** **240 W Saunders Dr**
Parking garage is nearly complete. Framing on the east building is scheduled to begin next week.
- Presidio Tract M** **2950 W Presidio Dr**
Working towards final grading certificate and acceptance of public improvements.
- Rio Homes Unit 4** **1221 E Emma Dr**
Some buildings are nearing COO status. Some public infrastructure work and inspections continue.
- Timber Sky Phase II** **3425 W Route 66**
Water and sewer testing almost done, work is progressing on the public storm system.
- Villas on Lake Mary** **4000 S Lake Mary Rd**
Onsite public water is approximately 70% complete, anticipate starting sewer in Mohawk soon, while building construction on site progresses.
- Wildcat Industrial Park** **3501 S Woody Mountain Rd**
All Engineering Permits have been issued. Some trenching has occurred, but work is slow.

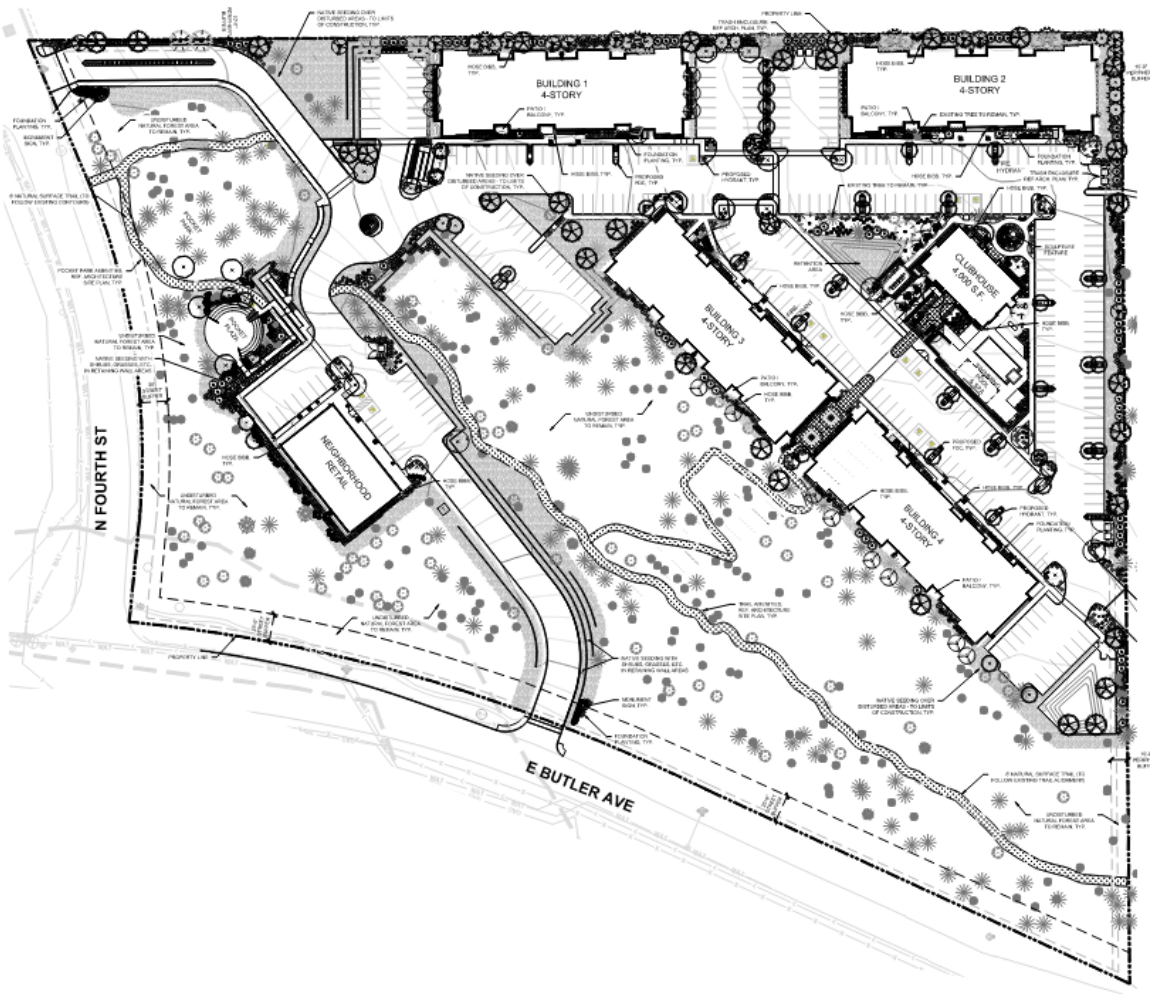
Woodshire on Butler

6500 E Route 66

Public improvements are approximately 85% complete for both phases, awaiting ADEQ Approval of Construction and Discharge Authorization, with the developer anticipating occupancy of the first two pods of Phase 1 in July.

Highlighted Private Development Project – Elkwood Multi-Family Housing

This is a mixed-use apartment project on 13.6 acres at the northeast corner of Butler Ave. and Fourth St. consisting of 224 units and 6,000 square feet of commercial space. The final civil plan submittal is currently under review. Site clearing and grading has begun under an at-risk grading permit. There are right-of-way and floodplain dedications associated with the project, along with cash-in-lieu contributions for the upcoming Butler and Fourth Capital Improvements project.



Elkwood Multi-Family Housing Site Plan