

# 4CITE Master Plan

## Four Corners Intermodal Transloading

### Equinox



September 13, 2016

# Introductions

- Project Team

Evan Williams, NWNMCOG

Mario Juarez-Infante, Wilson & Company

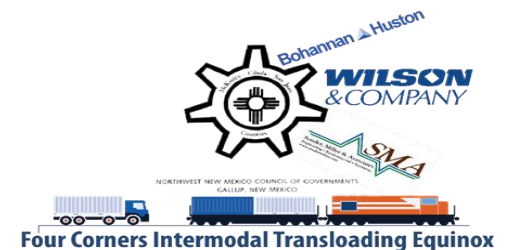
Denise Weston, Bohannon Huston

Amy Moran, Wilson & Company

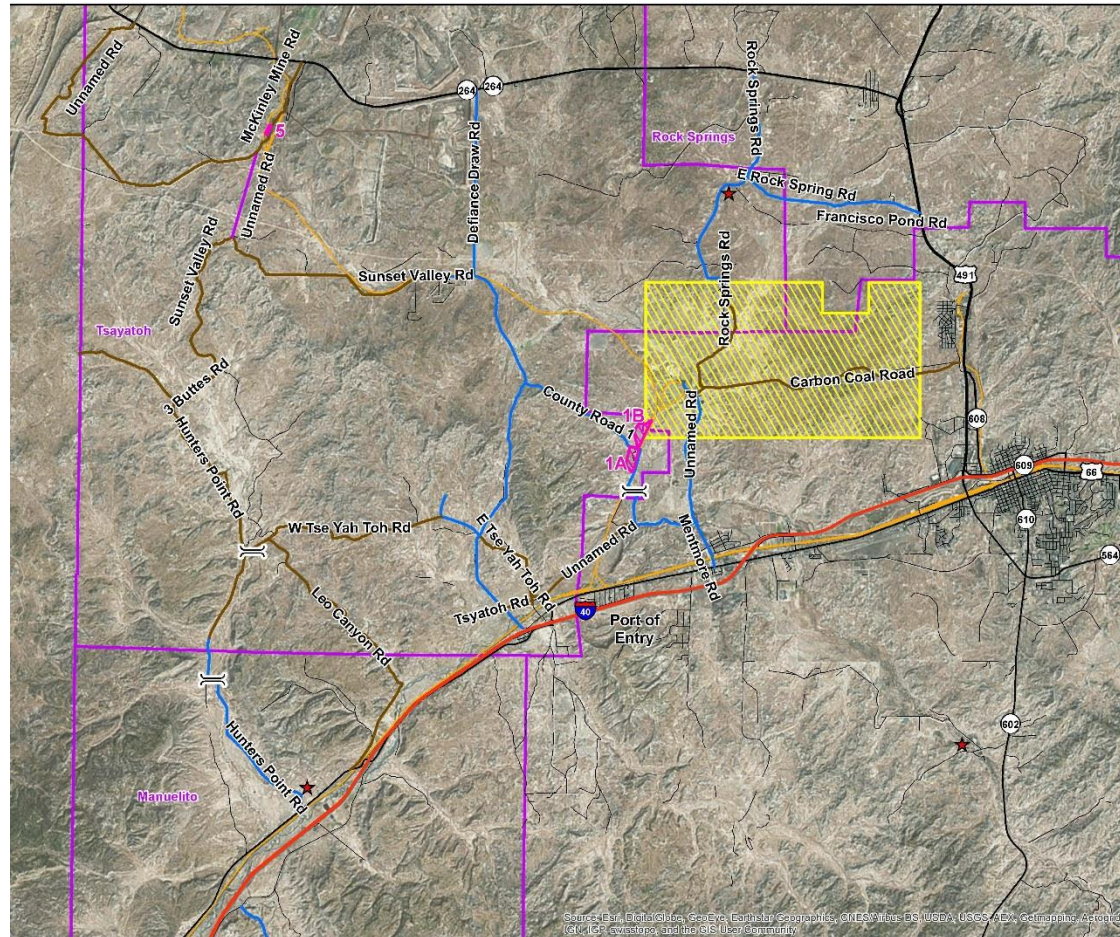
***THANK YOU FOR YOUR PARTICIPATION!!!***



- Project Overview
- Development Scenarios
- Traffic Analysis Results
- Recommendations
- Discussion



# 4CITE Master Plan Overview



The 4CITE Master Plan is a comprehensive approach to coordinate the planning and delivery of transportation projects that would improve multi-modal access to the Gallup Industrial Park, the Navajo Inland Port, as well as regional connections to the existing and future transportation infrastructure.



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GALLUP, NEW MEXICO

# 4CITE Master Plan Outreach

- *March 15, 2016 – PAC / TWG Kick Off*

*We learned about:*

- *Existing Initiatives*
- *Development plans*
- *Traffic issues*
- *Overall Project Support*



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# 4CITE Master Plan Outreach

## • *August 8, 2016 – PAC / TWG and Public*

*You asked us to consider:*

- *Navajo Chapters*
- *Land ownership*
- *School buses*
- *New roads/interchanges*
- *Bridge conditions*
- *Expanded Inland-Port growth*
- *Road restrictions/designations*



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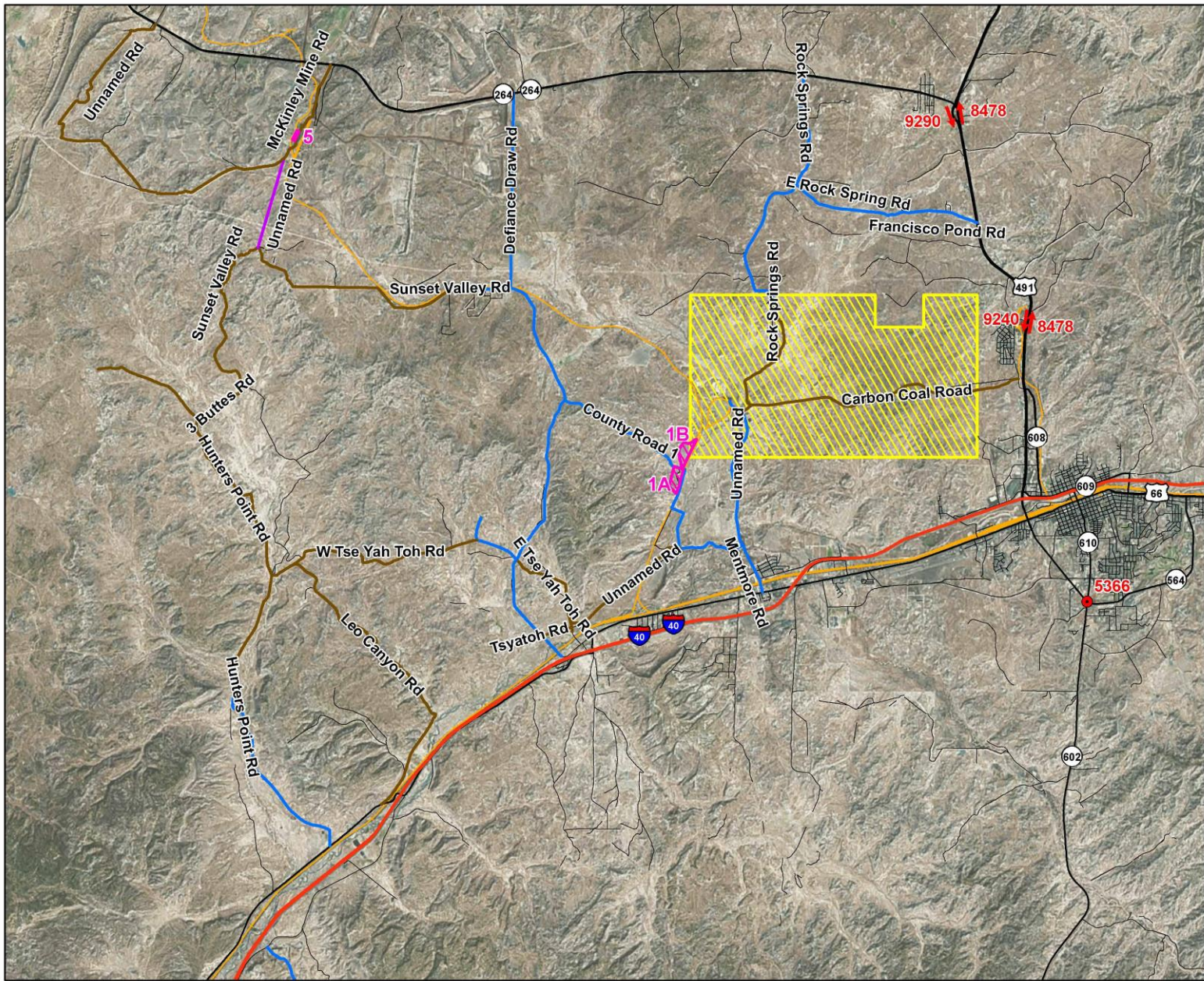
# How we addressed your concerns:

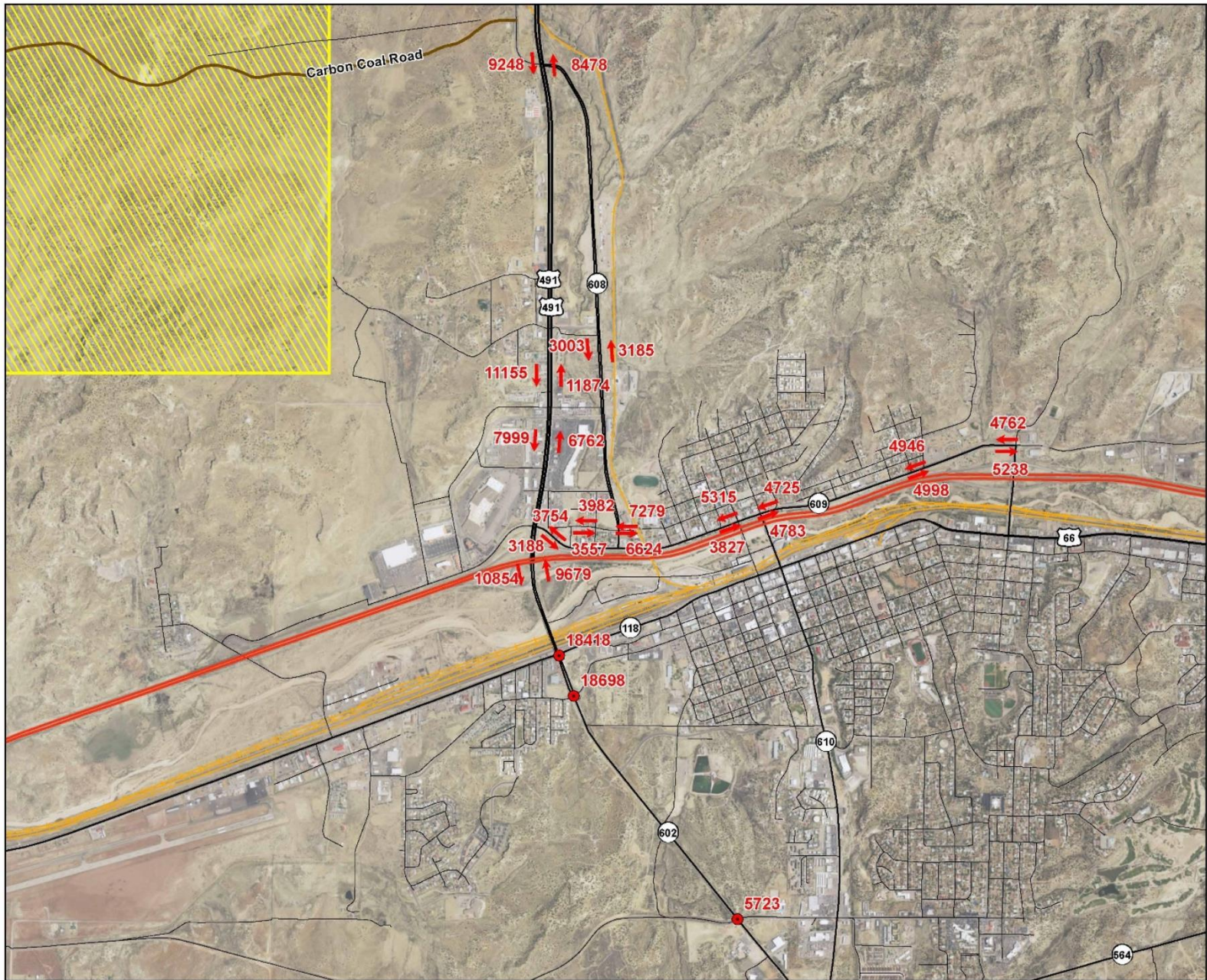
- *Navajo Chapters*
  - *Chapter houses layered on maps for visual avoidance*
- *Land ownership*
  - *Still collecting – consider during design*
- *School buses*
  - *Note the value of concern – consider mitigation in design*
- *New roads/interchanges*
  - *Considered in recommendations*
- *Bridge conditions*
  - *Noted and considered in cost estimates*
- *Expanded Inland-Port growth*
  - *Considered in sensitivity analysis*
- *Road restrictions/designations*
  - *Considered with land use development –*
  - *Include discussion of pros/cons in report*

# You also asked to see existing traffic:

- Various Sources of Existing Data for Arterials
  - NMDOT TIMS Data
  - US 491 Traffic Impact Analysis
  - Alison Road Corridor Study
- Estimated volumes
  - Paved – 1500 vehicles per day
  - Unpaved – 500 vehicles per day







# Technical Approach- Transportation Scenarios

## Scenario A

Partial Build-out of Energy Logistics Park

50% Industrial/Warehouse/Commercial  
NO Housing

## Scenario B

Full Build-out of Energy Logistics Park

100% Industrial/Warehouse/Commercial  
NO Housing

## Scenario C

Full Build-out of Energy Logistics Park  
NO Housing



Full Build-out of Navajo In-land Port #5

## Scenario D

Full Build-out of Energy Logistics Park  
NO Housing



Full Build-out of Navajo In-land Port #1

## Scenario E

Full Build-out of Energy Logistics Park



Full Build-out of Navajo In-land Port #1



Workforce Housing created in Study Area

# Scenario Trip Generation Summary

Scenario	Trip Generation						
	Daily	AM Peak Hour			PM Peak Hour		
		In	Out	Total	In	Out	Total
Scenario A	<b>6,776</b>	722	116	<b>838</b>	175	736	<b>911</b>
Scenario B	<b>13,551</b>	1,444	232	<b>1,676</b>	349	1,472	<b>1,821</b>
Scenario C	<b>14,284</b>	1,526	246	<b>1,772</b>	367	1,549	<b>1,916</b>
Scenario D	<b>14,284</b>	1,526	246	<b>1,772</b>	367	1,549	<b>1,916</b>
Scenario E	<b>17,140</b>	1,581	411	<b>1,992</b>	545	1,653	<b>2,198</b>



# Preliminary Recommendations

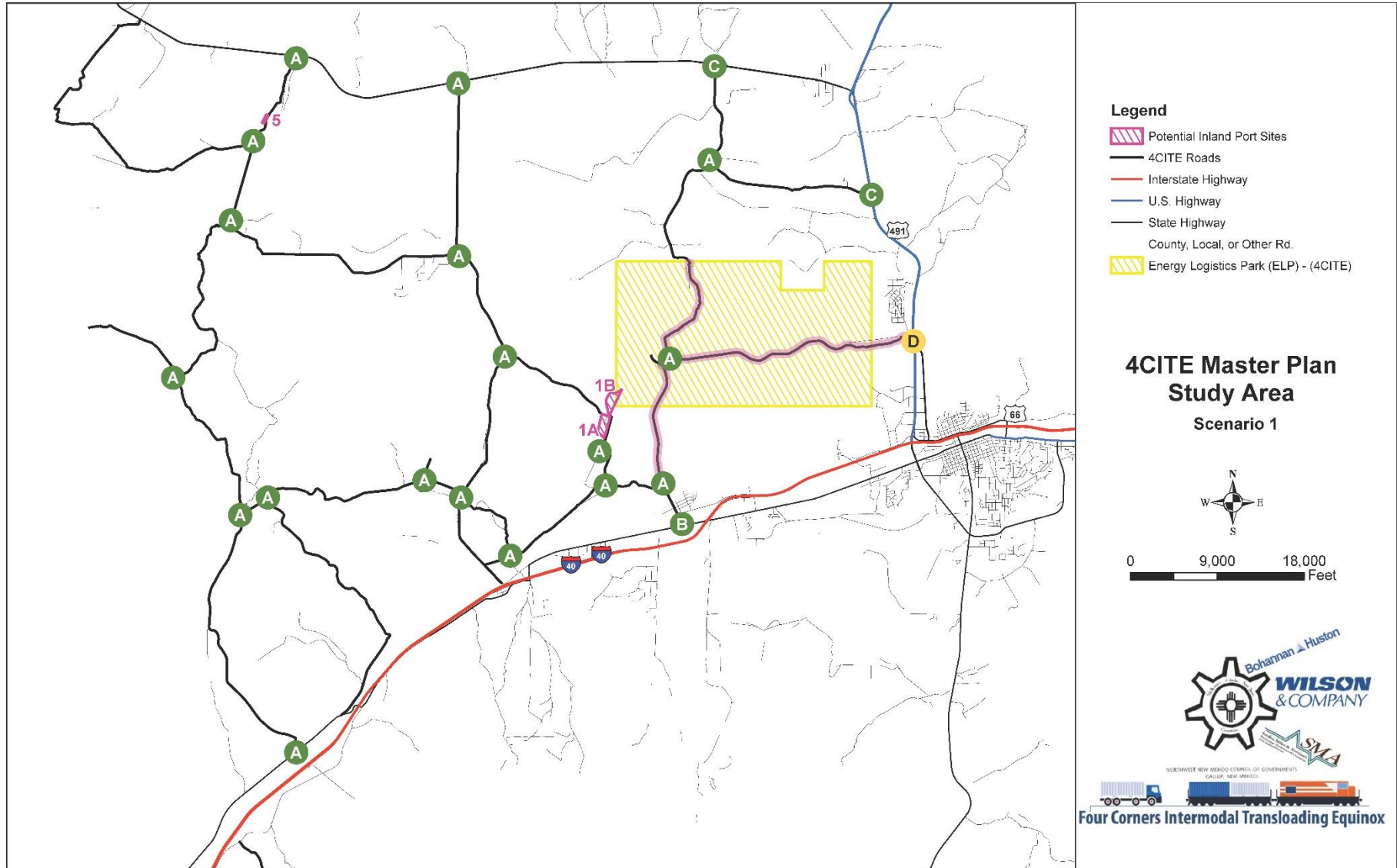


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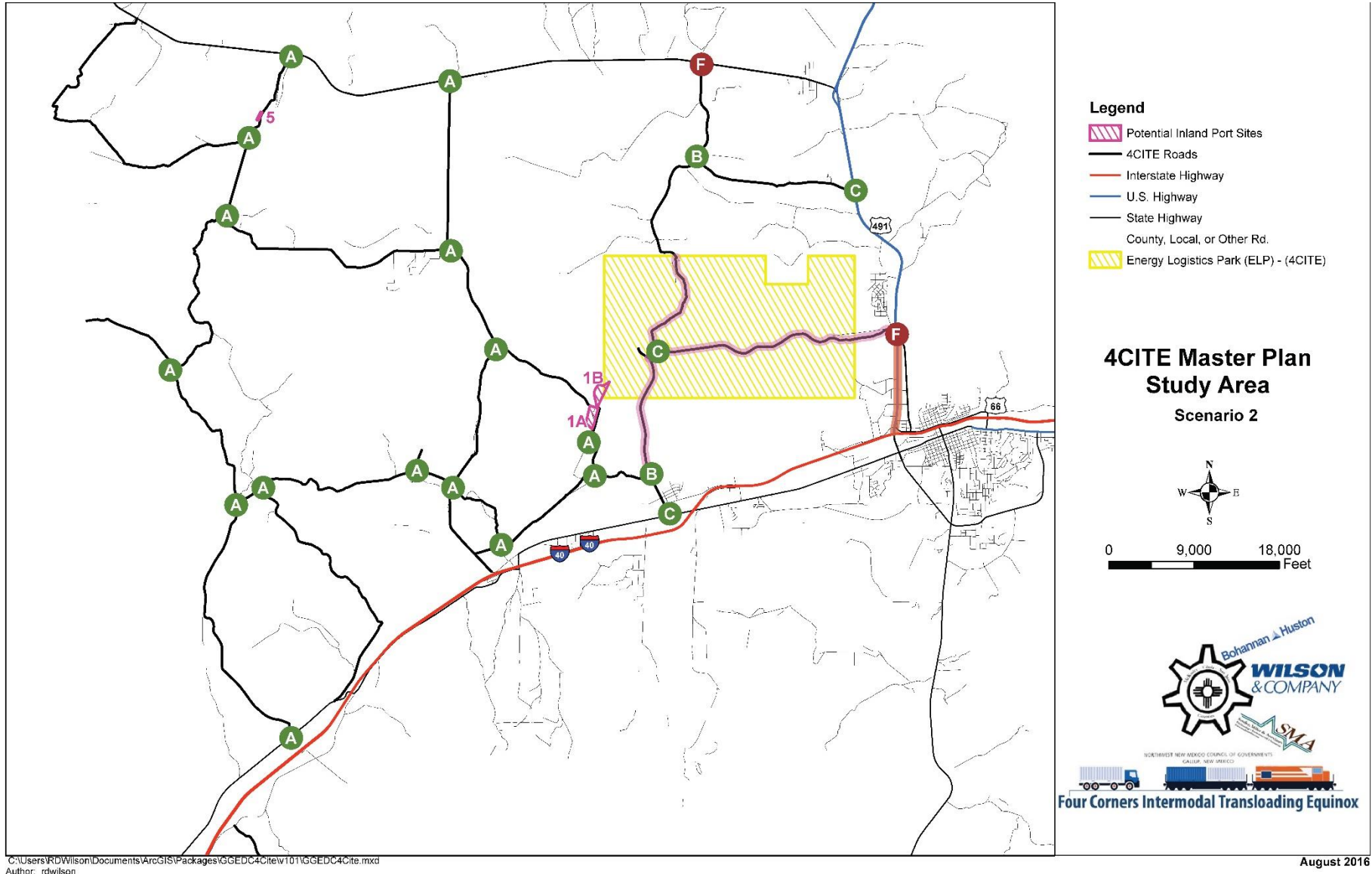


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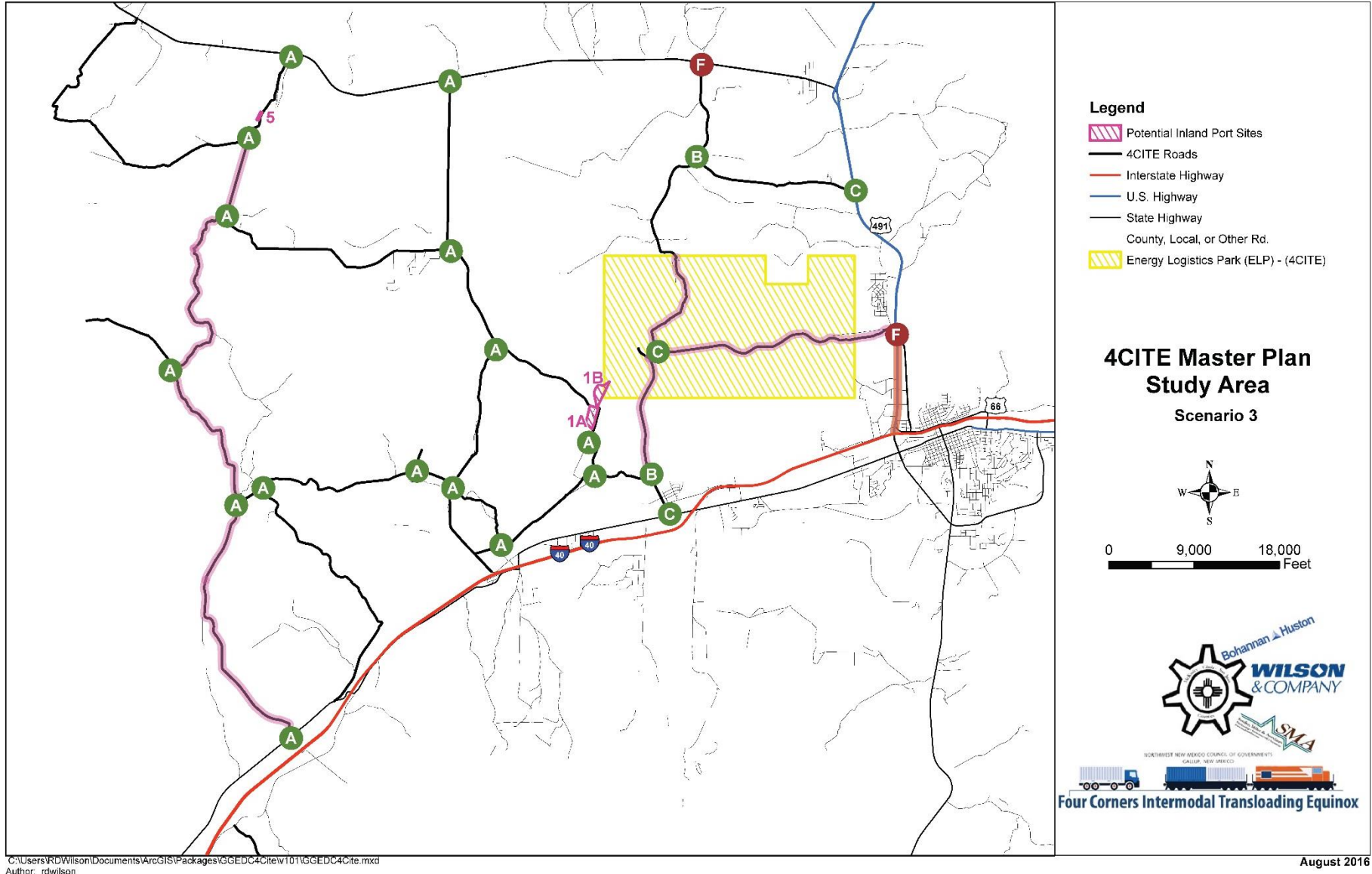
# Traffic Analysis Results – Scenario A



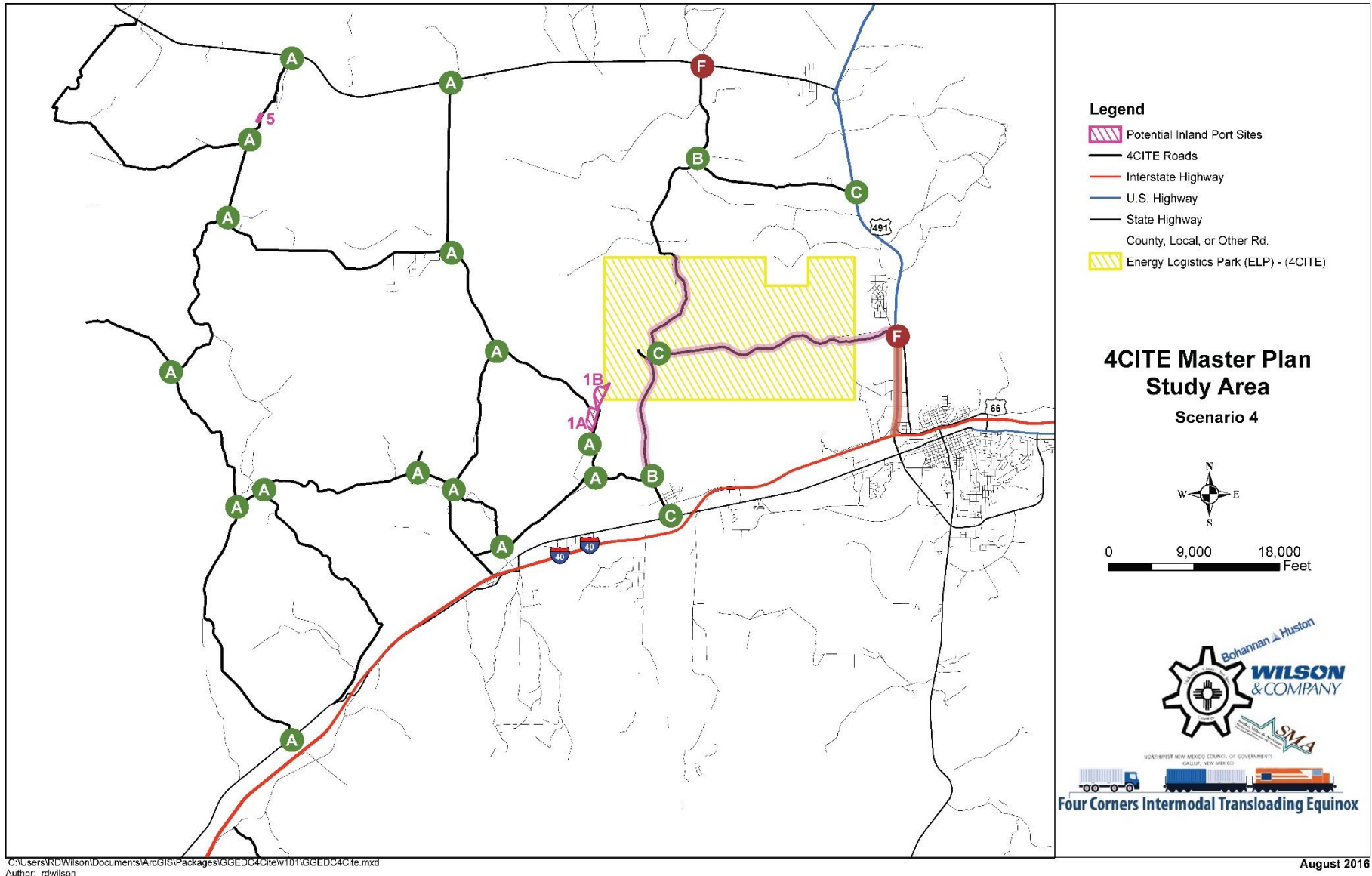
# Traffic Analysis Results – Scenario B



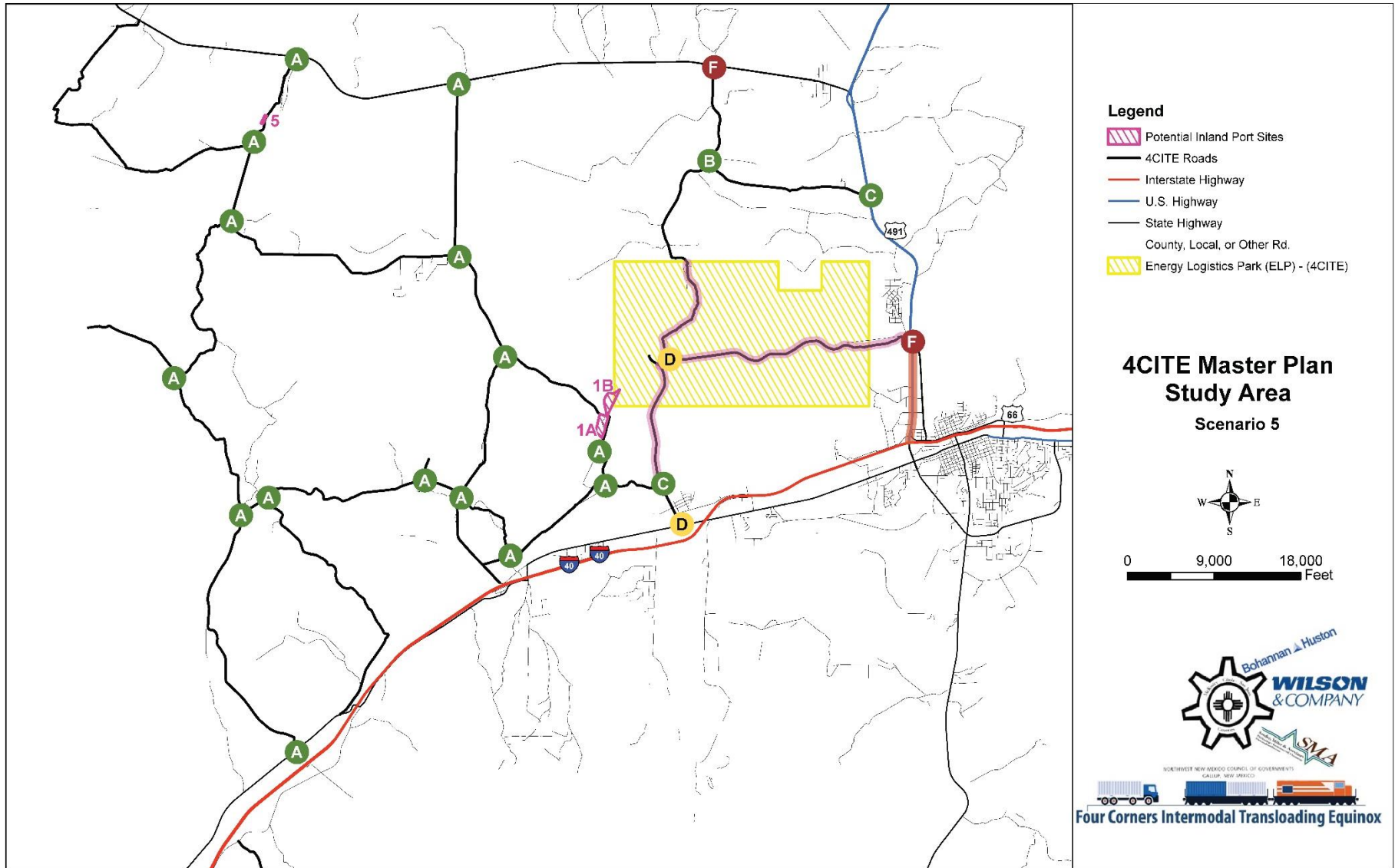
# Traffic Analysis Results – Scenario C



# Traffic Analysis Results – Scenario D



# Traffic Analysis Results – Scenario E



# Final (more detailed) Recommendations

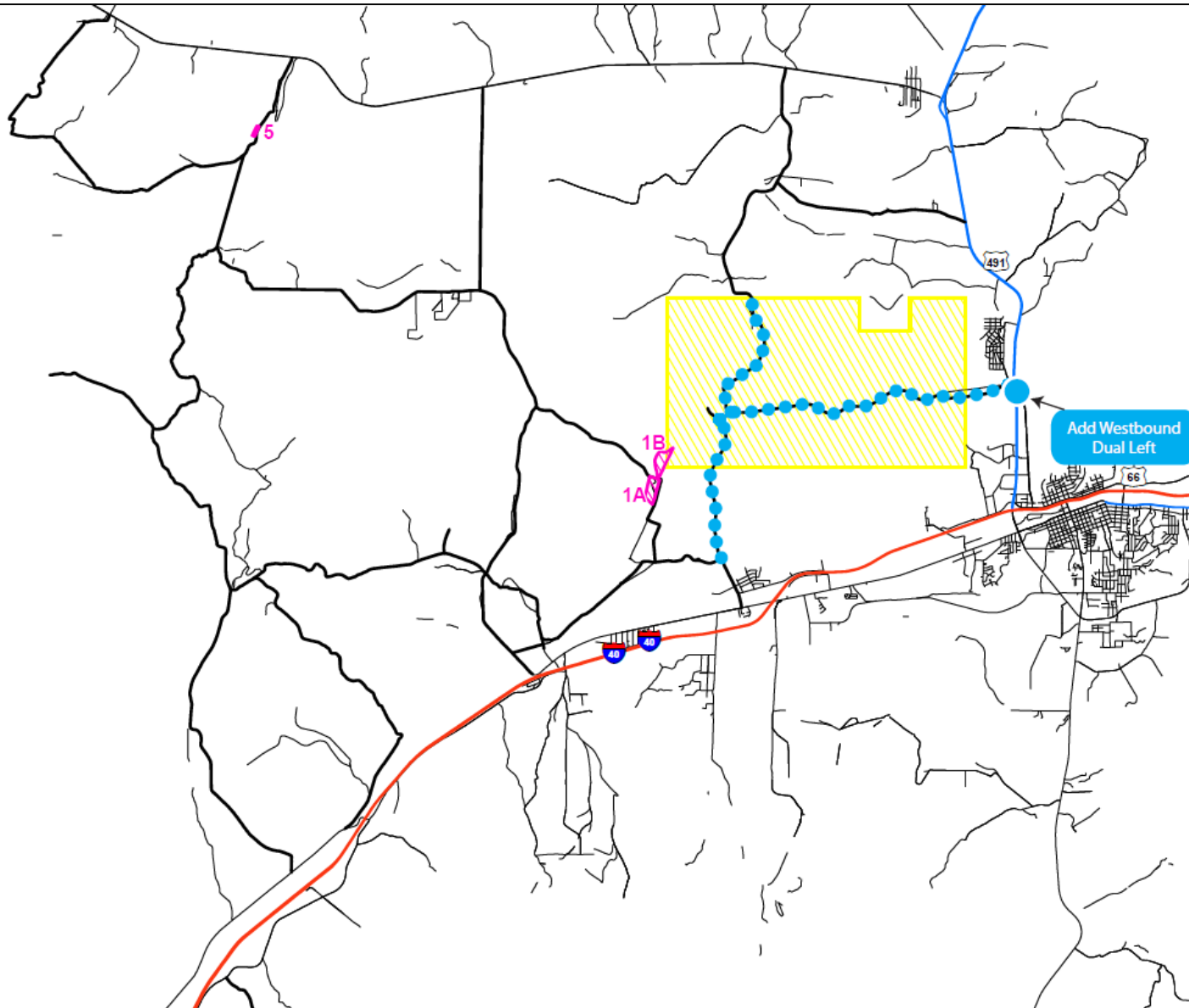


# Recommended Roadway Improvements

Recommended Improvements					
Improvement	Scenario A	Scenario B	Scenario C	Scenario D	Scenario E
Pave Carbon Coal Road	X	X	X	X	X
Pave Rock Springs Road	X	X	X	X	X
Pave Unnamed Road (aligned with Rock Springs Road - south)	X	X	X	X	X
Widen US HWY 491 - south of Ninth Street/Chino Street - to six lanes		X	X	X	X
Pave Sunset Valley Road			X		
Pave 3 Buttes Road			X		
Pave Hunters Point Road			X		
Signal Warrant Analysis/Signalize intersection at SR 264 & County Road 9/Rock Springs Road		X	X	X	X
Add a westbound right turn lane at Carbon Coal Road & County Road 9/Rock Springs Road					X
Signal Warrant Analysis/Signalize Intersection at Frontage Road/Historic Highway 66 & Mentmore Road					X
Add a westbound dual left turn at US Highway 491 & Ninth Street/Chino Street	X	X	X	X	X
Add a northbound dual left turn at US Highway 491 & Ninth Street/Chino Street		X	X	X	X



# Recommended Roadway Improvements – Scenario A



## Legend

-  Potential Inland Port Sites
-  4CITE Roads
-  Interstate Highway
-  U.S. Highway
-  State Highway
-  County, Local, or Other Rd.
-  Energy Logistics Park (ELP) - (4CITE)
-  Paving Project
-  Widening Project
-  Intersection Improvement

## 4CITE Master Plan Study Area Scenario A

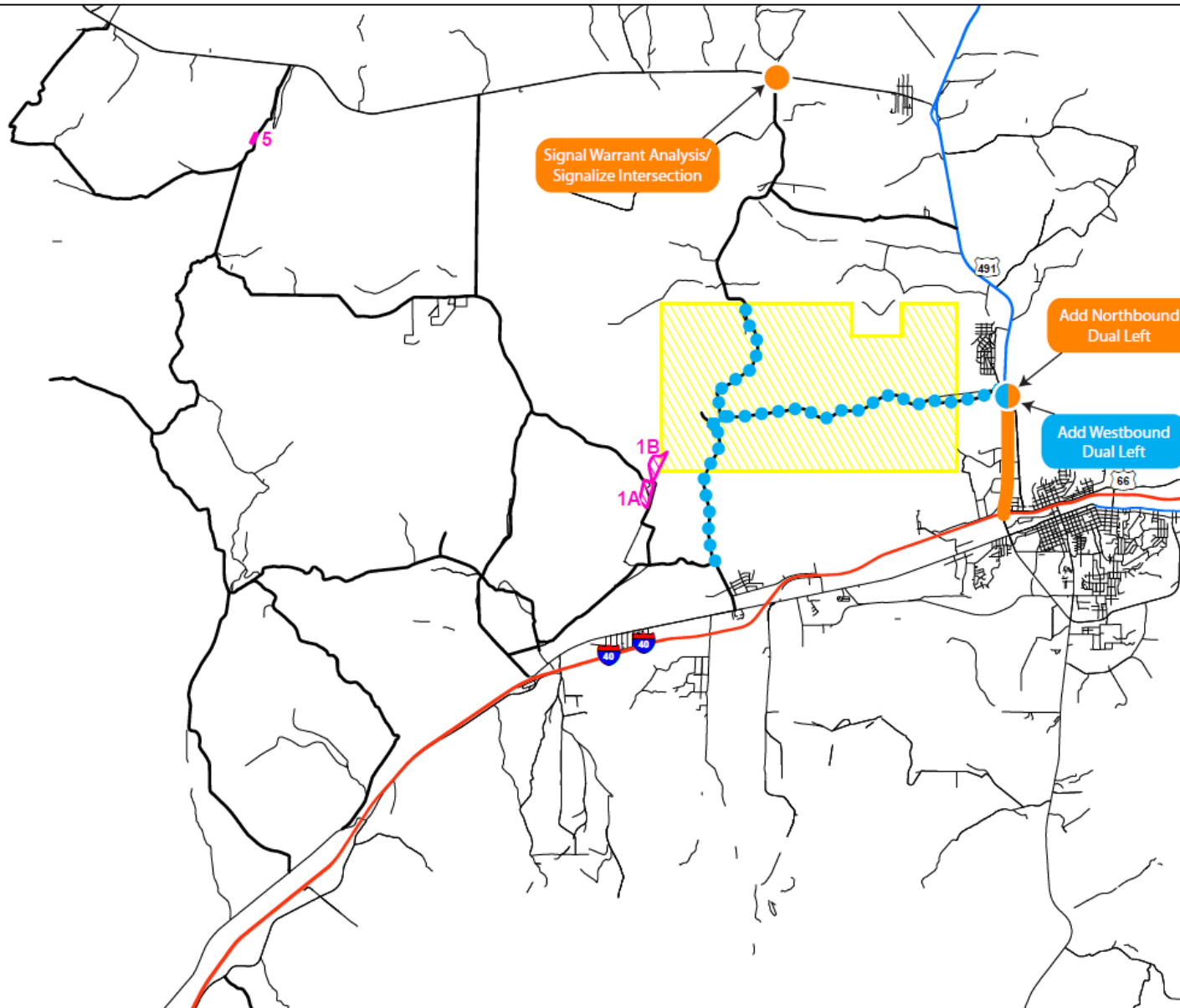


0 9,000 18,000  
Feet



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# Recommended Roadway Improvements – Scenario B & D



## Legend

- Potential Inland Port Sites
- 4CITE Roads
- Interstate Highway
- U.S. Highway
- State Highway
- County, Local, or Other Rd.
- Energy Logistics Park (ELP) - (4CITE)
- Paving Project
- Widening Project
- Intersection Improvement

## 4CITE Master Plan Study Area

Scenario B/D

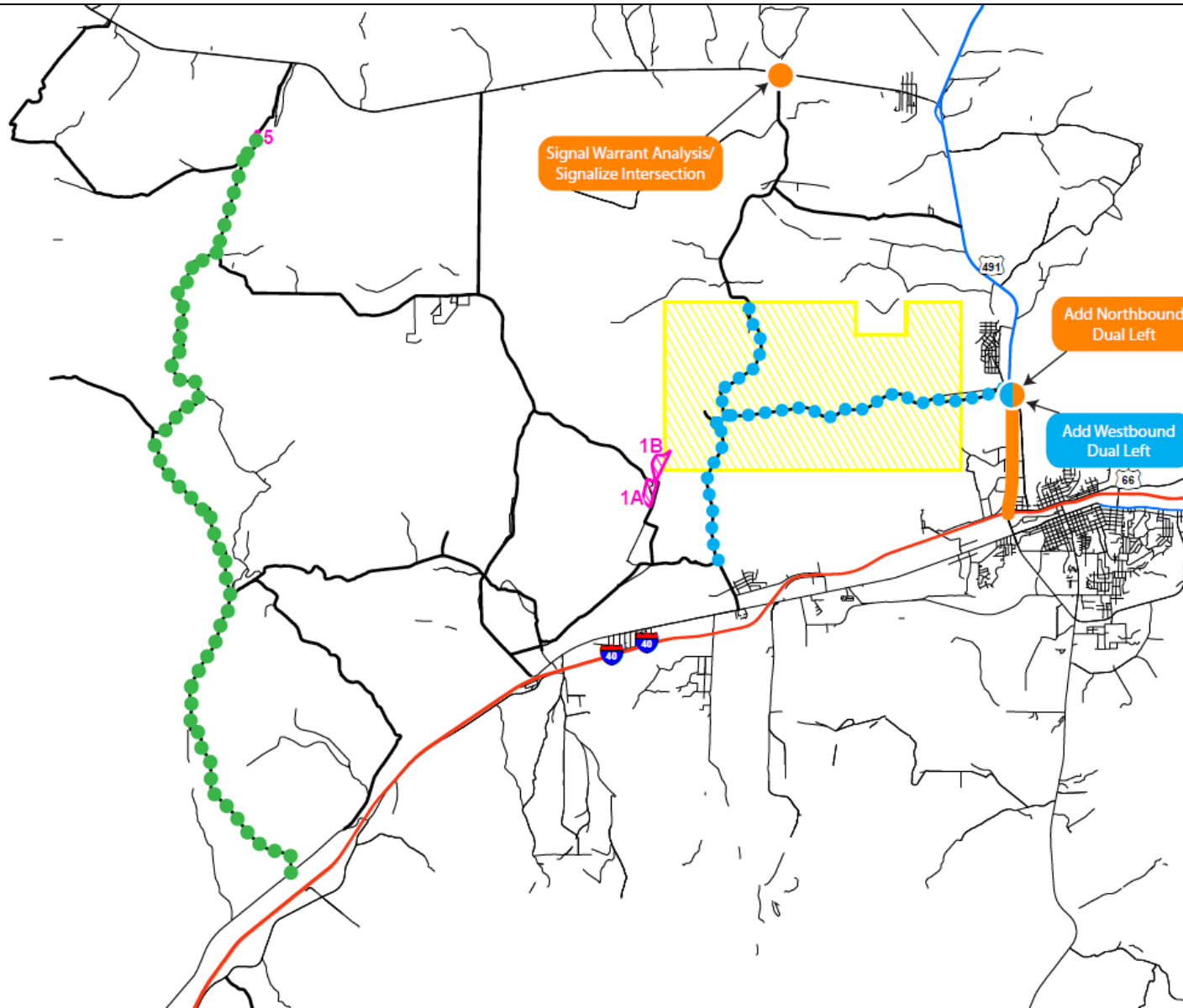


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# Recommended Roadway Improvements – Scenario C



- Legend**
- Potential Inland Port Sites
  - 4CITE Roads
  - Interstate Highway
  - U.S. Highway
  - State Highway
  - County, Local, or Other Rd.
  - Energy Logistics Park (ELP) - (4CITE)
  - Paving Project
  - Widening Project
  - Intersection Improvement

## 4CITE Master Plan Study Area Scenario C

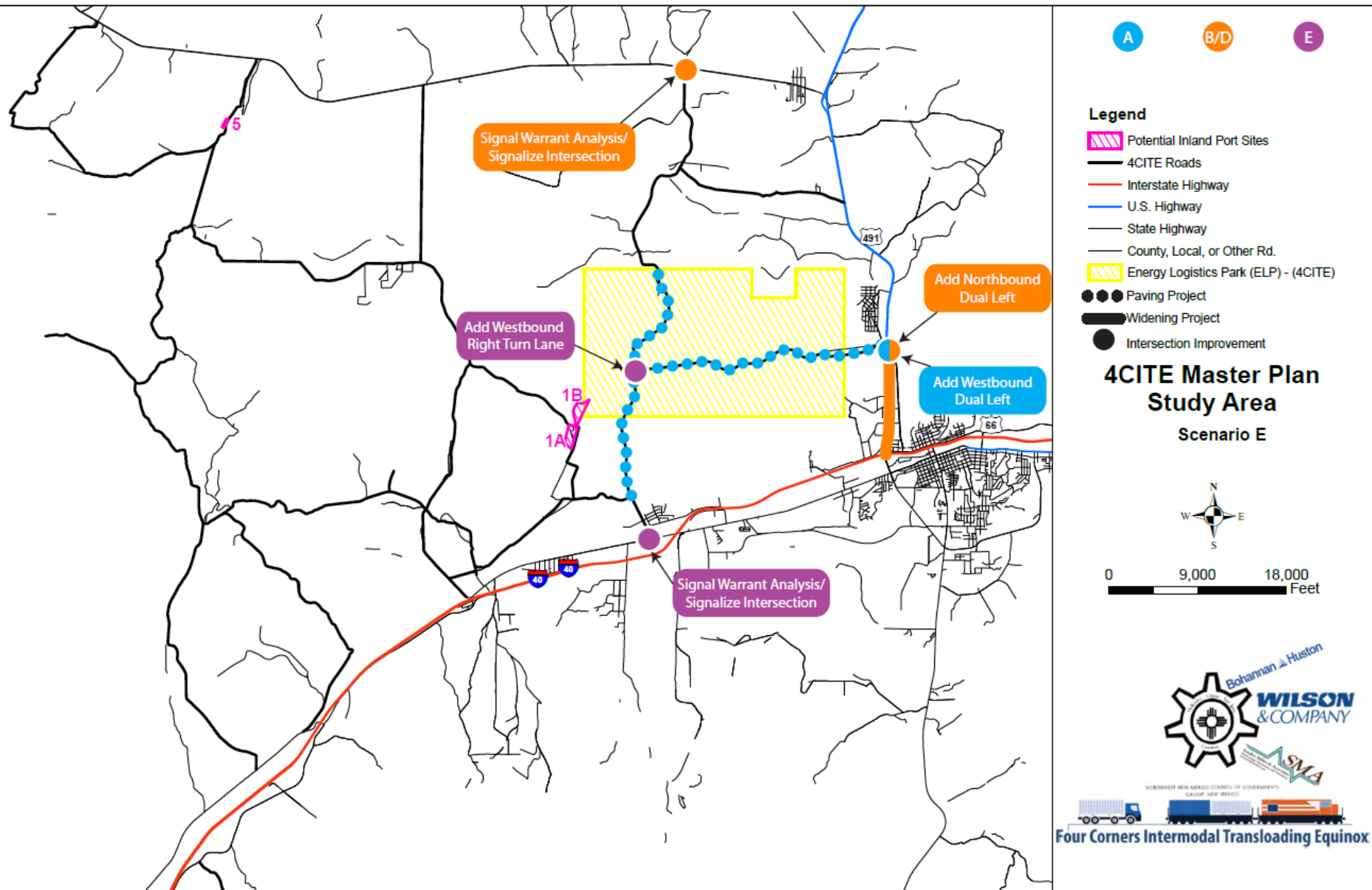


0 9,000 18,000 Feet



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# Recommended Roadway Improvements – Scenario E



# What if Inland Port #1 is larger?

- Without a connection to Carbon Coal Road, Mentmore Road would not require widening until:
  - 1.2 Million SF additional Industrial development OR
  - 760K SF of additional Office development OR
  - Mix of additional 570K Industrial and 400K Office (60/40 split)
- With a connection to Carbon Coal Road, Carbon Coal Road would require widening with:
  - 690K SF additional Industrial development OR
  - 440K SF of additional Office development OR
  - Mix of 330K Industrial and 230K Office (60/40 split)



# Cost Estimates

- Preliminary Cost Estimates included in the Report



Lines Shakespeare rejected.

# Next Steps

- Collect Input Today
- Incorporate Input
- Finalize Report
- Complete end of September

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INTERMODAL  
TRANSLOADING EQUINOX**

**4CITE**  
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Draft  
September 13, 2016



## **\*\*Public Open House\*\***

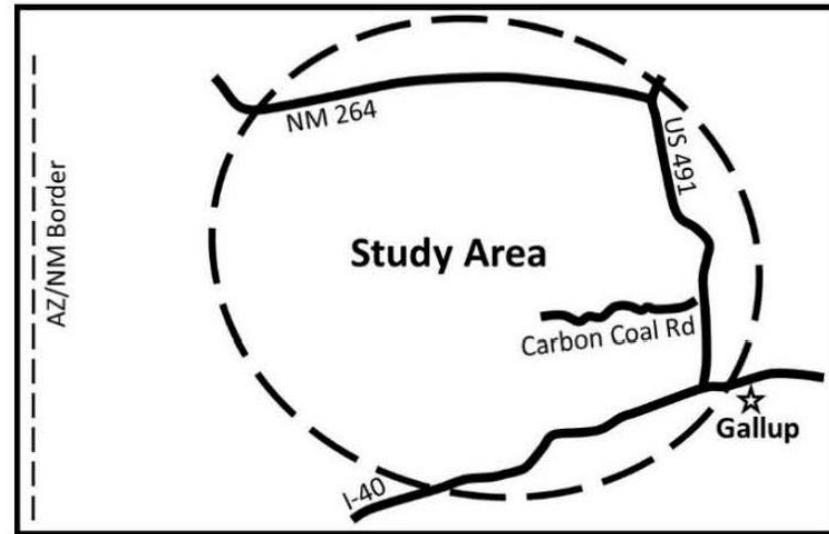
The Northwest New Mexico Council of Governments (NWNMCOG) invites you to a public open house for the:

### **4CITE**

(4 Corners Intermodal Transloading Equinox)

**Tuesday, September 13, 2016  
from 4:30 – 6:00 PM**

**Gallup Chamber of Commerce  
Conference Room  
106 W. Highway 66  
Gallup, NM 87301**



4CITE is a comprehensive planning initiative that evaluates the planning and delivery of future transportation projects that would improve multi-modal access to the Gallup Industrial Park, the Navajo Inland Port, and other regional connections to the existing and future transportation infrastructure.

The NWNMCOG is conducting a public open house to inform the public of the purpose and expectations of the 4CITE Study, to share transportation recommendations, and collect feedback. Please join us!



**ADA:** To request Americans with Disabilities Act (ADA)- related accommodations for the meeting, contact Kristen Woods at [kwoods@bhinc.com](mailto:kwoods@bhinc.com) at least two days before the meeting.

**Comments:** Written comments will be accepted at the public information meeting, or they may be mailed or faxed to Kristen Woods, Bohannon Huston Inc, 7500 Jefferson St. NE, Albuquerque, NM 87109, phone (505)798-7843, email [kwoods@bhinc.com](mailto:kwoods@bhinc.com) or fax (505)798-7988.

# Thank you – PAC / TWG Members!

- Navajo DOT
- City of Gallup
- State Land Office
- McKinley County
- Rock Springs Navajo Chapter
- Navajo DOT
- BNSF
- Navajo District 6
- New Mexico Economic Development
- Manuelito Navajo Chapter
- Tsayatoh Navajo Chapter
- Eastern Navajo Agency RBDO
- Navajo Economic Development
- NMDOT
- NMDOT District 6
- Federal Highway Administration
- Greater Gallup EDC
- Navajo Land Department
- Gallup Land Partners
- Bureau of Indian Affairs
- Eastern Navajo Land Commission
- Gallup McKinley County Schools
- Navajo Land Department
- Eastern Navajo Land Commission
- Gallup McKinley County Schools
- Navajo Land Department
- Gallup Land Partners
- Bureau of Indian Affairs

# Team Contacts

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