

Add section - Meridian Park Drive/Bent Grass Market View

C. Southbound Right Turn Lane on Meridian Park Drive - 12-feet wide, 100' RT lane plus 45' taper.  
Trigger - 50 vph RT volume, timing - w/development, Responsibility- applicant

Bent Grass Commercial Filing No. 3						
Description		Trigger	Timing	Responsibility	Associated Project	
Meridian Road/Bent Grass Meadows Road						
A	Signalize Meridian/Bent Grass Meadows	Remove existing stop-sign and replace with traffic signal control.	When warrant(s) are met -- 2 of the 3 conditions of the "Crash Experience" warrant are currently met. The current number of reported crashes (susceptible to correction with a signal) exceeds the threshold as do the associated traffic volume thresholds.	Under Construction	Bent Grass Metro District/ Challenger Homes	Bent Grass Residential Filing No. 2
B	Right-turn acceleration lane on Meridian at Bent Grass Meadows	This improvement has been completed				
Bent Grass Meadows Dr						
C	Construct Bent Grass Meadows Drive between the existing sections located north of the Woodmen frontage road and west of Meridian Road	This improvement has been completed				
D	Restrict westbound left-turn at 7-Eleven access	This improvement has been completed				
E	Close 7-Eleven Access	This improvement has been completed				
F	Modify pavement markings to extend westbound left-turn lane approaching Meridian Park Drive	Restripe with a 195 foot long westbound left-turn lane plus an 85-foot taper	This improvement is part of an ongoing approved project		Bent Grass Metro District	Bent Grass Residential Filing No. 2
G	Modify pavement markings to extend westbound left-turn lane approaching the site access and reduce the eastbound left-turn lane approaching Meridian Park Drive	Restripe the section of Bent Grass Meadows Drive between Bent Grass Market View and Meridian Park Drive as shown in Figure 12	With Bent Grass East Commercial Filing No. 3	With Bent Grass East Commercial Filing No. 3	Applicant	Bent Grass East Commercial Filing No. 3
Woodmen frontage road/Bent Grass Meadows Dr Intersection (now subject to City of Colorado Springs review and requirements)						
H	Eastbound left-turn lane on Woodmen frontage road approaching Bent Grass Meadows Dr.	ECM criteria indicates the left-turn lane would need to be 315 feet long (155 feet of deceleration length plus 160 feet of storage length) plus a 160-foot taper based on the design speed of 40 mph.	When the eastbound left-turn volume exceeds 25 vehicles per hour	With the completion of Bent Grass Meadows Dr between the Woodmen frontage road and Meridian Road [The connection has been completed]	Challenger Homes	Falcon Meadows at Bent Grass
Woodmen/Golden Sage						
I	Add protected/permitted phasing for left-turn movements (now subject to City of Colorado Springs review and requirements)	Prepare a traffic signal modification plan and furnish/install new traffic signal heads for protected-permissive phasing and other necessary hardware, software needed to implement this phase; modify existing signal timing plan.	When Warrants are met	With Bent Grass Residential Fil No. 2	Bent Grass Metro District* - pro-rata share (based on total traffic volumes) of the cost of the improvement. <sup>(1)</sup> Note: Other potential responsibility for participation: In addition to the yet-to-be developed properties within the Bent Grass Metro District service area and the Falcon Marketplace development, other future developers of currently vacant lane within the "travel shed" of the north leg (and potentially the south leg) of the Golden Sage/Woodmen and Golden Sage/Woodmen N. Frontage Road intersection may also be assigned as responsible participants in future or completed (if a cost recovery agreement is put in place) traffic/roadway improvements.	Bent Grass Residential Filing No. 2
J	Lengthening of the current eastbound single left-turn deceleration lane on Woodmen approaching Golden Sage Road	Provide a 240-foot transition taper (20:1 taper ratio), 290 feet of deceleration distance plus sufficient vehicle stacking distance. CURRENT: 175-foot taper plus a 465-foot left-turn lane which translates to a 175-foot taper, 290-foot deceleration distance, and 175 feet of stacking distance. SHORT TERM: Adequate stacking is available in the current turn lane - calculated queue length 204 feet. LONG TERM: Lengthen single left-turn lane and/or future implementation of dual left-turn lanes (if capacity needs dictate). If a dual left is implemented in the future, consideration will need to be given to the configuration on Golden Sage and at the Golden Sage/Woodmen Frontage Road intersection to receive the dual left-turn movement.	The estimated "trigger" of 40 PM peak hour eastbound left turns above the estimated short term total volume (from Figure 16a of the TIS) approximately translates to and additional 589 directional ADT for residential trips making this turning movement (based on the ITE single family trip ratio). This estimated threshold may be reached with a combination of site-generated trips and background trips.	AS NEEDED TO MAINTAIN ADEQUATE LEVEL OF SERVICE AND VEHICLE STACKING DISTANCE ." This is estimated to be when the eastbound left turn turning volume reaches approximately 200 vehicles per hour during the PM peak. This translates to about 40 vehicles per hour over the estimated short term total volume from Figure 16a of the Falcon Marketplace TIS. Note: Short term total volumes assume the Meridian extension to Highway 24 to be open.	Challenger Homes <sup>(1)</sup> Note: Yet-to-be developed properties within the Bent Grass Metro District service area and the Falcon Marketplace development, other future developers of currently vacant lane within the "travel shed" of the north leg (and potentially the south leg) of the Golden Sage/Woodmen and Golden Sage/Woodmen N. Frontage Road intersection may also be assigned as responsible participants in future or completed (if a cost recovery agreement is put in place) traffic/roadway improvements.	Future
K	Southbound exclusive right-turn lane on Golden Sage Road approaching Woodmen Road	A continuous right-turn lane within the 150 feet between the Woodmen Frontage Road and Woodmen Road	The estimated "trigger" of 5-30 AM peak hour southbound right turns above the estimated short term total volume (from Figure 16a of the Falcon Marketplace TIS) approximately translates to an additional 85-510 directional ADT for residential trips making this turning movement (based on the ITE single family trip ratio). This estimated threshold may be reached with a combination of site-generated trips and background trips.	AS NEEDED TO MAINTAIN ADEQUATE LEVEL OF SERVICE AND VEHICLE STACKING DISTANCE ." A preliminary trigger could be a southbound right turn volume of about 150-175 vehicles per hour. This translates to about 5 to 30 vehicles per hour over the projected short term volume from Figure 16a of the Falcon Marketplace TIS. This may be conservative due to the westbound right turn acceleration lane on Woodmen Road. Additional study may indicate a higher threshold based on empirical data collection and analysis.	Bent Grass Metro District - pro-rata share (based on total traffic volumes) of the cost of the improvement. <sup>(1)</sup> Note: Other potential responsibility for participation: In addition to the yet-to-be developed properties within the Bent Grass Metro District service area and the Falcon Marketplace development, other future developers of currently vacant lane within the "travel shed" of the north leg (and potentially the south leg) of the Golden Sage/Woodmen and Golden Sage/Woodmen N. Frontage Road intersection may also be assigned as responsible participants in future or completed (if a cost recovery agreement is put in place) traffic/roadway improvements	Future
L	Signalization of Golden Sage Road/Woodmen Frontage Road or reconstruction as a modern roundabout; Future additional laneage may be necessary at this intersection to accommodate vehicle queues and for traffic operations.	Remove existing stop-signs and replace with traffic signal control or reconstruct as modern roundabout	If/when needed to maintain acceptable level of service/traffic operations and/or to control vehicle queues. Fair-share participation by the development or the district on behalf of the district members.	If/when needed to maintain acceptable level of service/traffic operations and/or to control vehicle queues.	Bent Grass Metro District* - pro-rata share (based on total traffic volumes) of the cost of the improvement. <sup>(1)</sup> Note: Other potential responsibility for participation: In addition to the yet-to-be developed properties within the Bent Grass Metro District service area and the Falcon Marketplace development, other future developers of currently vacant lane within the "travel shed" of the north leg (and potentially the south leg) of the Golden Sage/Woodmen and Golden Sage/Woodmen N. Frontage Road intersection may also be assigned as responsible participants in future or completed (if a cost recovery agreement is put in place) traffic/roadway improvements.	Future
*Note: This improvement is now subject to City of Colorado Springs review and requirements						
Notes:	Previous Note: It is our understanding that the specifics of the district participation will need to be included in the SIA/ revised development agreement to be completed and finalized prior to the development of lots beyond the initial 49 lots. If for some reason the District is unable or unwilling to participate, or if determination by the district is delayed, the applicant would be responsible. In this case, an escrow agreement between the applicant and the County would be prepared and finalized). We understand that staff would like for that the applicant to understand the estimated/approximate costs associated with their fair share of future improvements at Golden Sage/Woodmen. LSC will provide preliminary fair share cost estimates utilizing available information from the Falcon Marketplace SIA. This will be provided by March 31st to the applicant and staff.					
(1) See Table 5 for pro-rata percentage calculations Source: LSC Transportation Consultants, Inc.						

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