

COMMUNITY MEETING, PLANNED
MEDICAL OFFICE BUILDING (KAISER)
PROJECT AT 5940 SOQUEL AVE

October 6, 2021

INTRODUCTIONS

**Manu Koenig, 1st District
Supervisor**

**Matt Machado, Director of Public
Works, County of Santa Cruz**

**Stephanie Hansen, Asst Planning
Director, County of Santa Cruz**

PROPOSED MEDICAL OFFICE BUILDING (KAISER) PROJECT

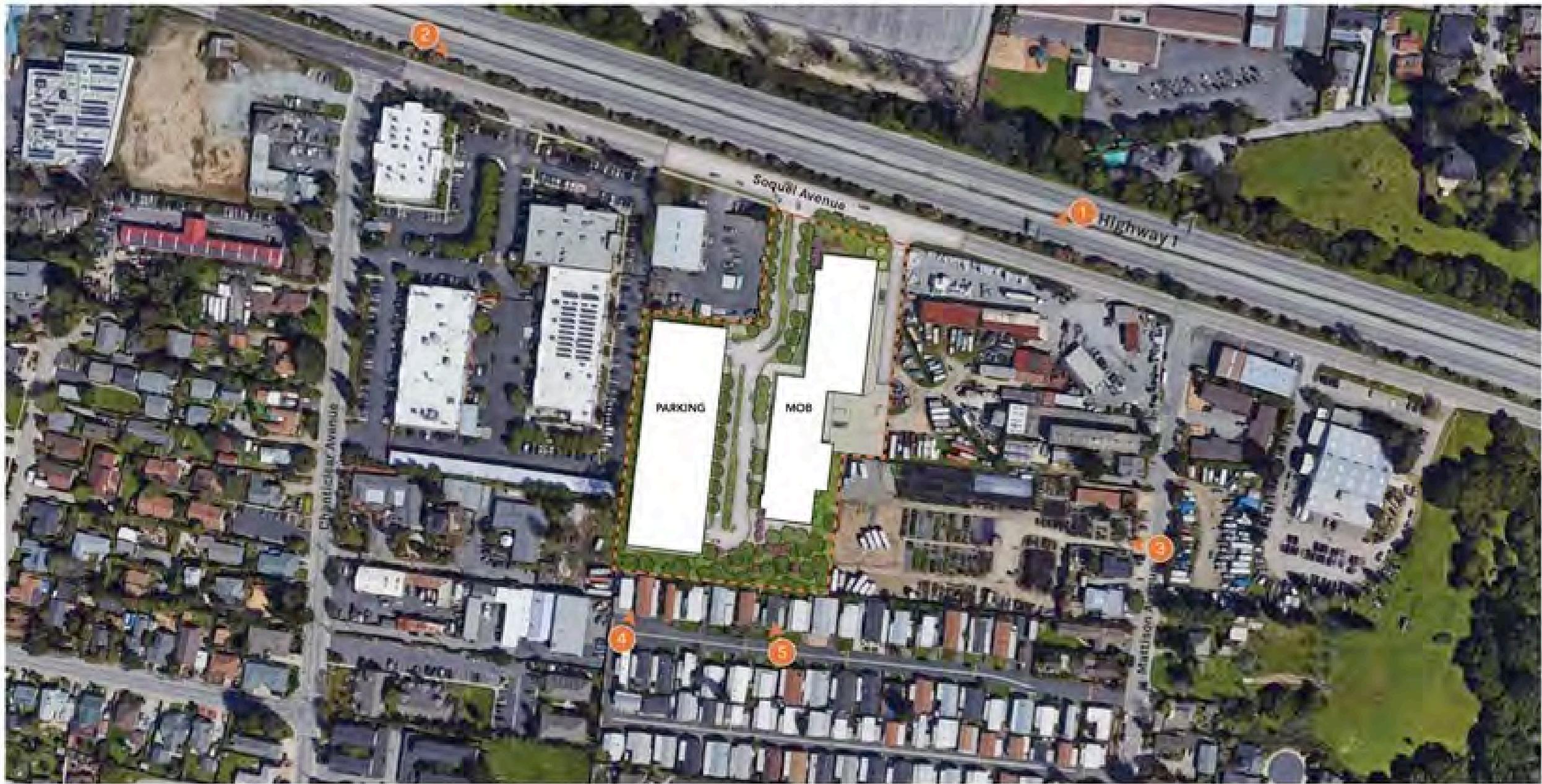
- 4 story building with approximately 160,000 square feet of medical office use for specialty outpatient services, including advanced medical and urgent care clinics and outpatient surgery facilities.
- Open to the public from 8:00 a.m. to 8:00 p.m.; expected number of on-site staff, at peak, would be approximately 300 persons.
- 4 story parking garage, with bike lockers, 730 parking spaces and approximately 47 charging stations for electric vehicles, and bike lockers.
- To learn more, visit: <https://www.5940soquelave.com/>
- PMB will hold another community meeting, tentatively set for 11/3/21

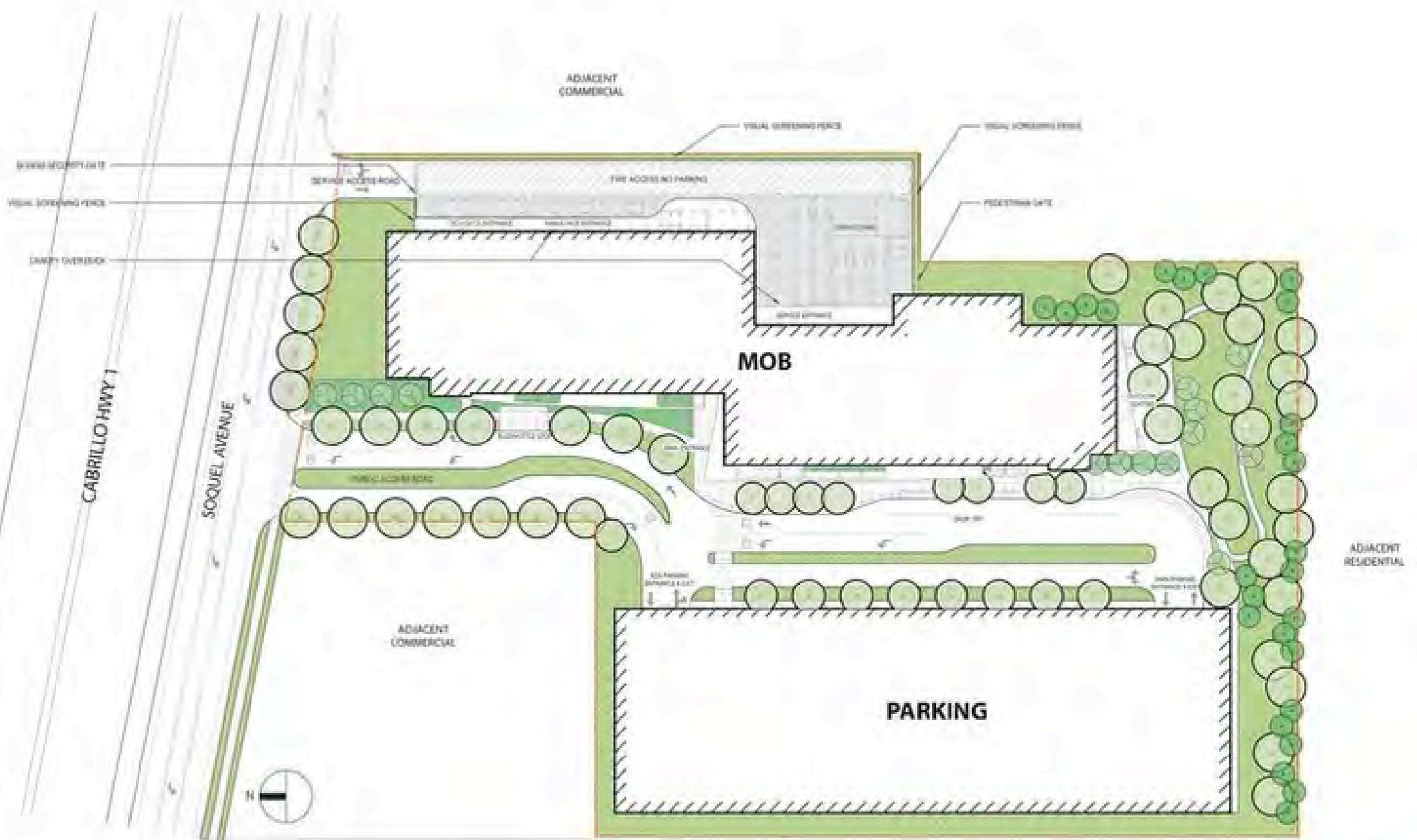


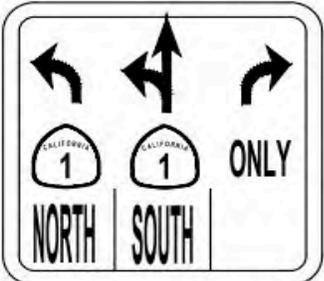
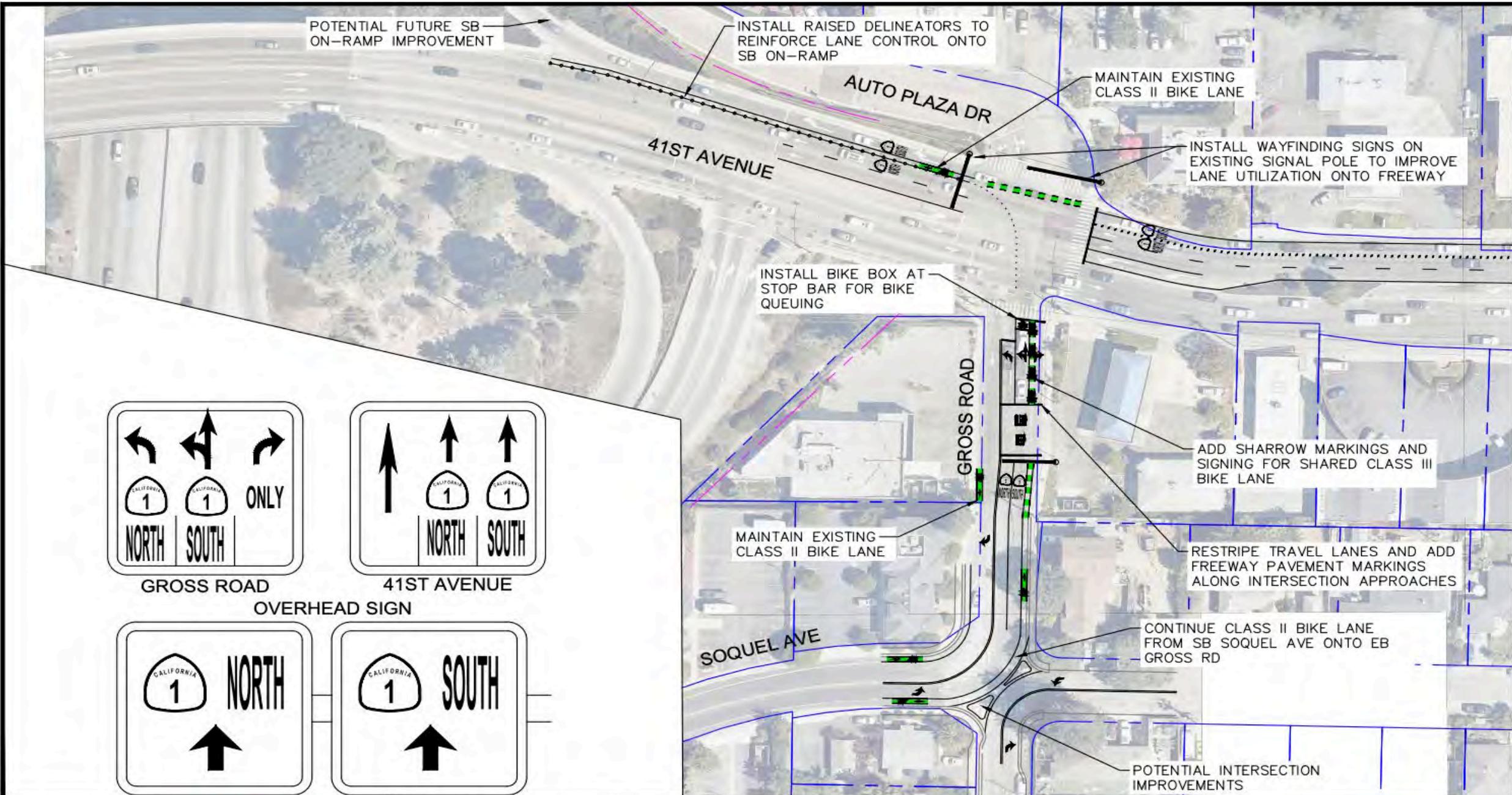


WHAT TRANSPORTATION IMPROVEMENTS IS THE PROJECT PROPOSING?

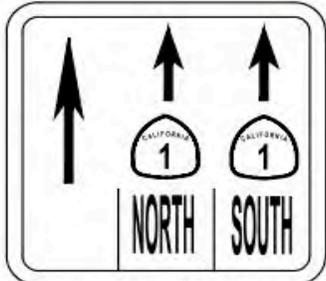
- **Traffic light** at primary entrance from Soquel Avenue
- **Left hand center turn lane** extended from Paul Minnie to Rodeo Gulch crossing, just east of Mattison Ln.
- **Frontage Improvements:**
 - **New curb, gutter, and sidewalk**, extending from 270' west of the project site to just east of Mattison Ln.
 - **Class II bicycle lane striping**, from Soquel drive to just east of Mattison Ln.
- **Gross Rd. and 41st Ave. intersection improvements**
 - Diverter
 - Signage and striping improvements







GROSS ROAD



41ST AVENUE

OVERHEAD SIGN



PRE-EXISTING CONDITIONS AND OTHER UPCOMING PROJECTS

- Existing congestion – cut through traffic, high percentage of bicycles and pedestrians
- Soquel Dr Project
- HWY 1 – Soquel Ave to Freedom, 3 segments
- HWY 1 Segment 1 - Soquel Ave to 41st, Chanticleer POC
- Pure Water Soquel

APPROVED AS TO IMPACT ON STATE FACILITIES AND CONFORMANCE WITH APRIL/CABLE STATE STANDARDS AND PRACTICES AND THAT TECHNICAL OVERSIGHT WAS FURNISHED

DATE SUBMITTED: XX/XX/XXXX

LICENSE EXP. DATE: XX/XX/XXXX

REGISTRATION NO.: XXXXX

CALTRANS DESIGN OVERSIGHT APPROVAL: CLAUDIA ESPINO

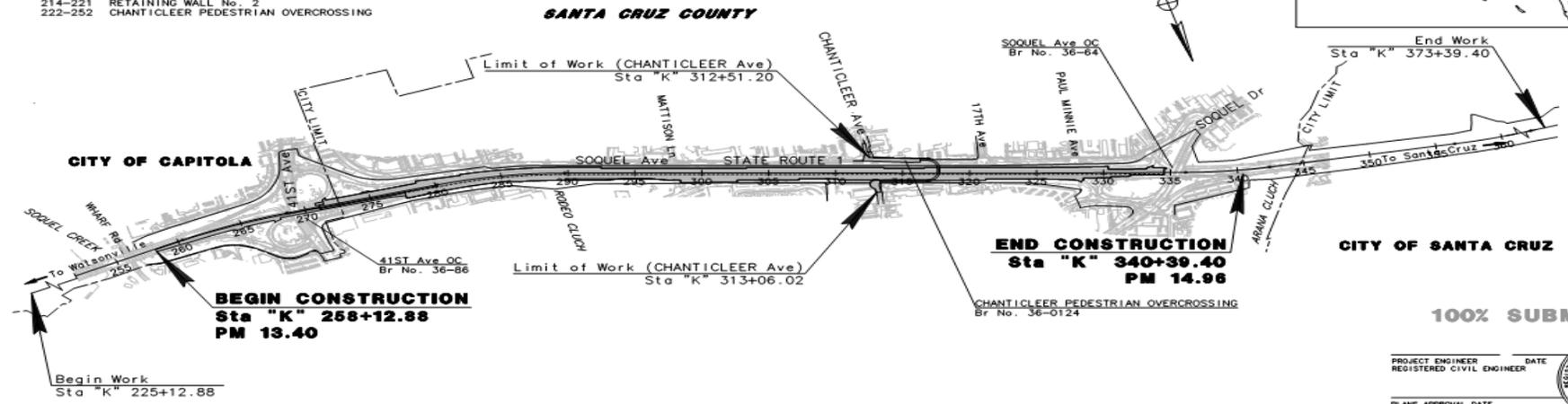
CONSULTANT DESIGN MANAGER: ZACH STIVIZOLA

INDEX OF PLANS

SHEET No.	DESCRIPTION
1	TITLE AND LOCATION MAP
2-10	TYPICAL CROSS SECTIONS
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	STRUCTURAL PLAN
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222-252	CHANTICLEER PEDESTRIAN OVERCROSSING

STATE OF CALIFORNIA
DEPARTMENT OF TRANSPORTATION
PROJECT PLANS FOR CONSTRUCTION ON
STATE HIGHWAY
IN AND NEAR CITY OF CAPITOLA
FROM 0.2 MILE SOUTH OF 41ST AVENUE OVERCROSSING
TO 0.2 MILE NORTH OF SOQUEL DRIVE OVERCROSSING
 TO BE SUPPLEMENTED BY STANDARD PLANS DATED 2018

Dist	COUNTY	ROUTE	PORT MILES TOTAL PROJECT	SHEET NO.	TOTAL SHEETS
05	SCR	1	13.4/15.0	1	252



THE CONTRACTOR SHALL POSSESS THE CLASS (OR CLASSES) OF LICENSE AS SPECIFIED IN THE "NOTICE TO BIDDERS."

NO SCALE

100% SUBMITTAL

PROJECT ENGINEER: _____ DATE: _____
 REGISTERED CIVIL ENGINEER

PLANS APPROVAL DATE: _____

THE STATE OF CALIFORNIA OR ITS OFFICERS OR AGENTS SHALL NOT BE RESPONSIBLE FOR THE ACCURACY OR COMPLETENESS OF SCANNED COPIES OF THIS PLAN SHEET.



MARK THOMAS
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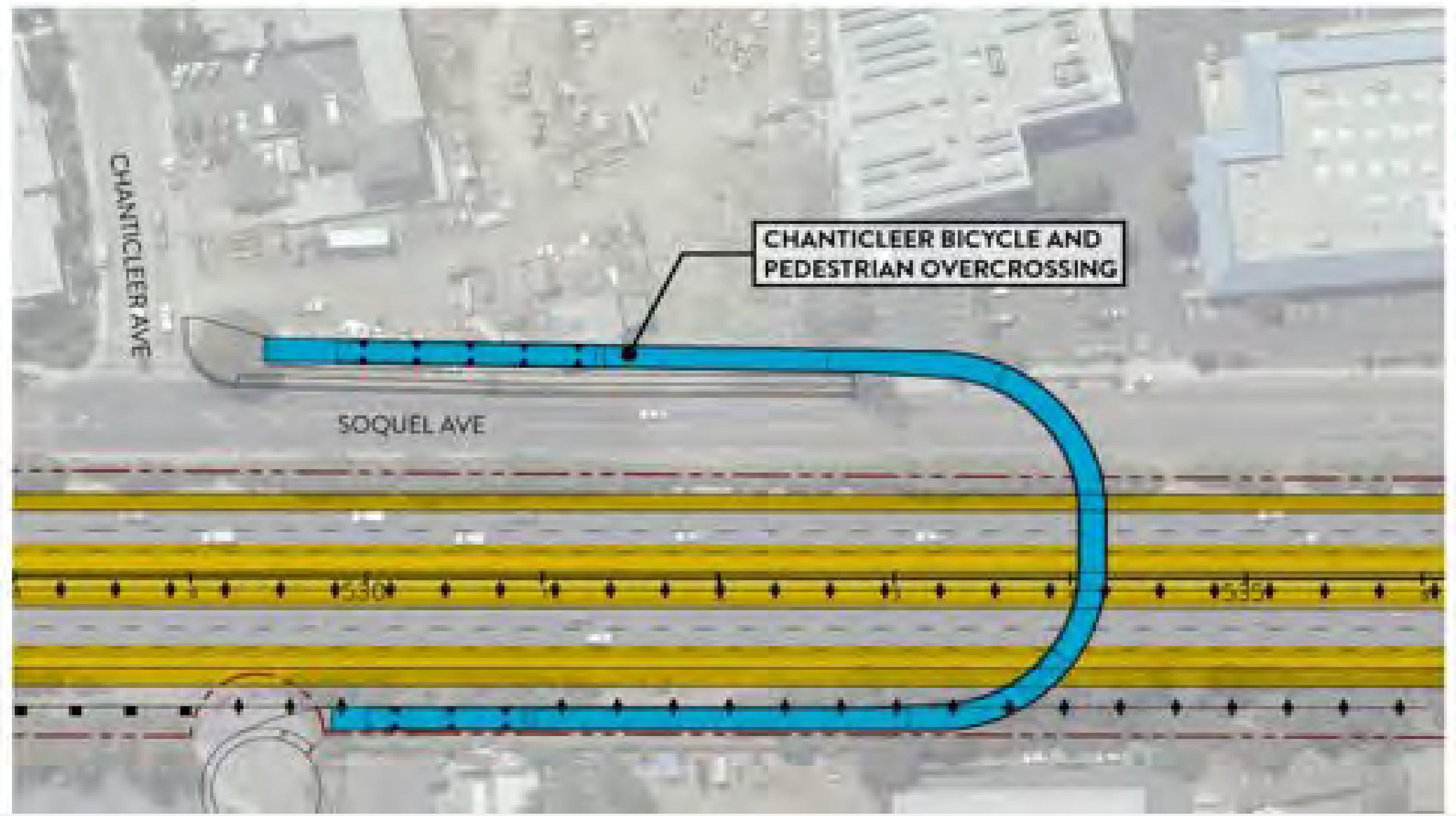
SANTA CRUZ COUNTY REGIONAL TRANSPORTATION COMMISSION
 1523 PACIFIC AVENUE
 SANTA CRUZ, CA 95060

CONTRACT No.	05-0C73204
PROJECT ID	0512000228

CHANTICLEER AVE

**CHANTICLEER BICYCLE AND
PEDESTRIAN OVERCROSSING**

SOQUEL AVE



DRAFT



DRAFT



POTENTIAL PROJECT CONDITIONS OF APPROVAL

During the discretionary review process, the County has the opportunity to condition the project.

Transportation Impact Assessment (TIA) fees will go toward offsite needs that are conditioned to be built such as:

- Walking and Biking Improvements on major north – south and east – west corridors
- Fair share cost of future HWY 1 / 41st Interchange
- Intersection Improvements
- Other ideas?

PROJECT TIMELINE





QUESTIONS / SUGGESTIONS

NEXT STEPS

- November 3, 2021 - PMB Community Meeting
- December 2021 - Final EIR Released
- December 2021 - Planning Commission Hearing
- February 2022 - Board of Supervisors Hearing

- Questions/Comments:
 - First.District@SantaCruzCounty.US
 - Stephanie.Hansen@SantaCruzCounty.US

AUX SLIDES



ALL-IN BIKE
AND PED
PLAN

- Pedestrian facilities/sidewalk in-fill on Soquel Ave to 41st Ave including sidewalks over Rodeo Creek Gulch (widen the bridge over Rodeo gulch to accommodate the sidewalk)
- Buffered bike lanes on Chanticleer Ave from Soquel Ave to Capitola Rd.
- Protected bike lanes on 17th Ave from Soquel Ave to Capitola Rd.
- Pedestrian facilities/sidewalk in-fill on Mattison Ln from Soquel Ave to Chanticleer Ave.
- Pedestrian facilities/sidewalk in-fill on Chanticleer and bike improvements from Hwy 1 to Soquel Dr.