



12/26/2018

VIA EMAIL

David Hung, Associate Planner  
City of Sacramento Community Development Department  
300 Richards Blvd, 3<sup>rd</sup> Floor  
Sacramento, CA 95811

**RE: Delta Shores South Regional Retail Phase 2 (DR18-387)**

Dear Mr. Hung:

WALKSacramento has reviewed the project routing for Delta Shores South Regional Retail Phase 2 (DR18-387) and we offer the following comments to improve the walkability of the proposed project. The project proposal is to replace the single large discount club retail store footprint (Anchor 2) in Parcel 20 with three major retail footprints (Majors 11, 12 and 13). There were two resulting changes to pedestrian circulation on Parcel 20 that are of concern to us, and there are some revisions within the rest of the Delta Shores Regional Commercial Center to which we'd like to call attention.

The approved site plan has two direct walkways between the Anchor 2 building on Parcel 20 and adjacent areas to the north and to the east. The north-south walkway was within a planter island between parking rows and it made a straight connection between Anchor 2 and the sidewalk in front of Anchor 1 (Walmart); further beyond are Majors 1-8 and the theater complex. The east-west walkway also had a sidewalk within a landscape planter between parking rows that connected to a walkway to Anchor 3 (RC Wiley).

In the proposed Phase 2 project, the walkway has been shifted west, taking a less direct path and requiring an additional drive aisle crossing. The layout of the east-west sidewalks in the planters has also changed. Whereas the approved sidewalks were centered in the planters, the Phase 2 sidewalks are proposed as shorter straight segments on alternating sides. This is not an issue except that the usable width of the sidewalks may be diminished by vehicles overhanging the curb if wheel stops aren't placed in the parking spaces. We recommend widening the sidewalks, using wheel stops, or reverting back to the original design.

It's likely an oversight, but the Phase 2 site plan doesn't provide an east-west crosswalk from the buildings on Parcel 20 to Anchor 3, Shop 1 and Shop 2 on the adjacent parcel or to Delta Shores Circle South.

We would also like to call attention to some differences in sidewalks shown in the overall site plans provided in the proposed Delta Shores South Regional Retail Phase 2 (DR18-387) routing compared to the plans that were approved as part of the Delta Shores Regional Commercial Center project (P14-025) entitlements. One difference is in the sidewalks on either side of the two Street D driveways, and the other is the sidewalks within the landscaped planters between parking rows.

The *Site Bike Routes and Bike Parking* plan indicate the widened sidewalks will serve as bike pathways. There are two problems with this. First, the 10' width of the sidewalks will be adequate for bicyclists to ride their bikes, but if there are pedestrians using the sidewalk then there won't be room for bike riding. Bicyclists will need to walk their bikes so pedestrians and the bicyclists won't be at risk of collisions. Second, the wider sidewalks end after 150' to 400', leaving bicyclists with no clear or safe places to ride their bikes. This effectively leaves the Shops 1 and 2 plaza as the only bicycle friendly area of the entire shopping center.

The other major difference between the proposed and approved plans is the layout of the sidewalks within the landscape planters. The overall site plan in the Phase 2 routing shows the landscape planter sidewalks having the same arrangement as those in Parcel 20. Therefore, we make the same recommendation as above, widen the sidewalks, use wheel stops, or revert back to the original design.

WALKSacramento is working to support increased physical activity such as walking and bicycling in local neighborhoods as well as helping to create community environments that support walking and bicycling. The benefits include improved physical fitness, less motor vehicle traffic congestion, better air quality, and a stronger sense of cohesion and safety in local neighborhoods.

Sincerely,

Chris Holm  
Project Manager