

# Central Business District (CBD) Street Resurfacing and Streetscape Program

## Public Information Session #3 Concept Review

The Centre – Heritage Ballroom

October 17, 2006

7:00 p.m.

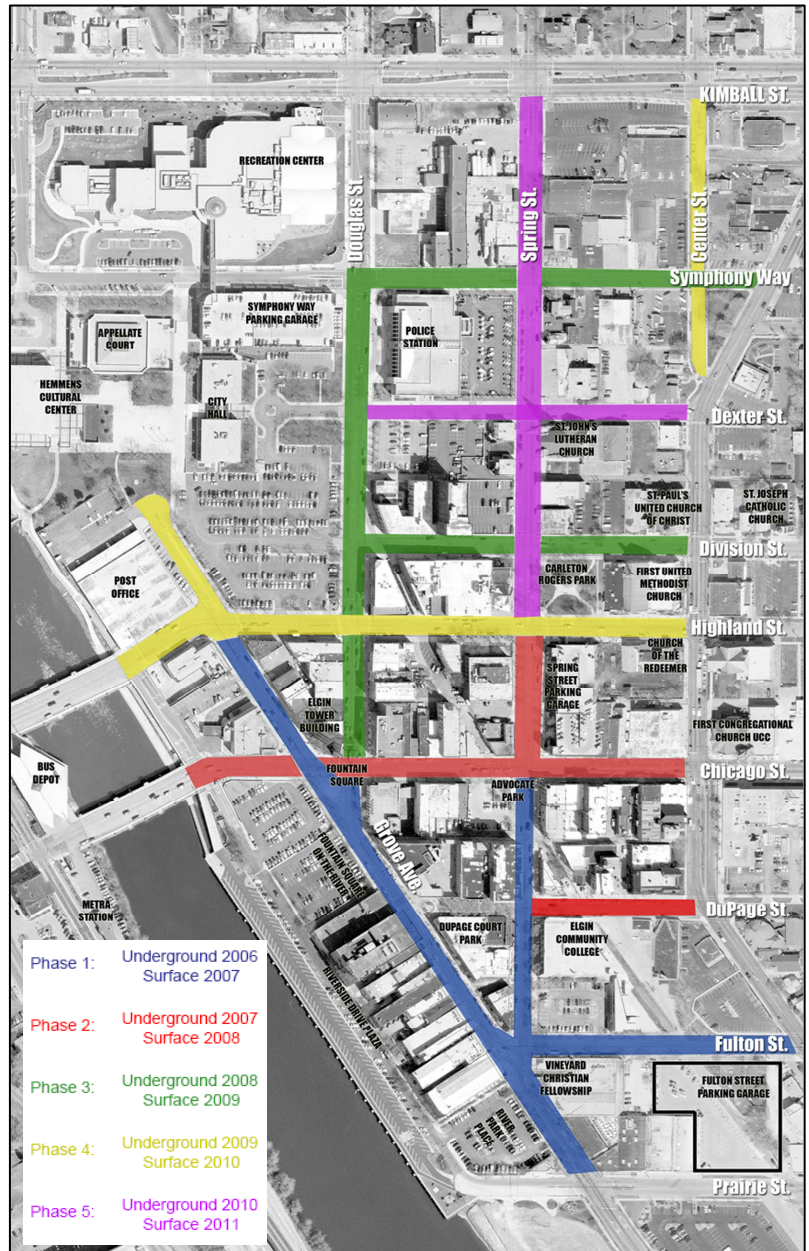
### Public Meeting Notice

Come join the City and representatives of the design team (TranSystems and DLK Civic Design) to review preliminary concepts for the Central Business District (CBD) Street Resurfacing and Streetscape Program. A public meeting has been scheduled for 7:00 p.m. on Tuesday, October 17<sup>th</sup> at the Centre in the Heritage Ballroom.

This meeting is the third in a series of public meetings that have been held throughout this project to provide an opportunity for property and business owners, tenants, residents, and other interested stakeholders to be involved through the design and construction of this exciting five-year program. The first public meeting was held on July 27<sup>th</sup> and provided general information of the project along with an inventory and analysis of the CBD from a surface and appearance perspective. A separate meeting with the Downtown Neighborhood Association was held on August 14<sup>th</sup>.

The purpose of the second public meeting on August 17<sup>th</sup> was to present initial concepts for streetscaping elements developed by the consultant team. A brief presentation of these concepts was given followed by a breakout working session. The breakout session was structured into four smaller roundtable groups to discuss streetscaping concepts and opportunities on a City-wide and then a typical street basis. Each group was given an aerial and street plan drawing to provide comments on various streetscape elements.

The design team has reviewed these comments and incorporated them into the preliminary design concepts that will be presented at this third meeting.



Details and background of the project can be found on the back of this notice. We hope that you can join us for what promises to be an exciting and informative meeting.

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**Project Background**

The City is currently experiencing considerable redevelopment of its older downtown Central Business District (CBD). With the numerous redevelopment efforts that are taking place, the need to repair, update and enhance the sidewalks and streets has become evident. It is envisioned that the improvements would include the replacement of sidewalks and curb and gutter with new ones that include paver streetscape accents, planters with irrigation, decorative street lights, street furniture, additional street trees and repaving of the streets. The look would be similar to that found on Douglas Avenue, Grove Avenue, and Symphony Way around the The Centre.

In addition to the above work, the underground utilities will also need to be reconditioned. The water main and water services in the CBD are old, buried deeper than necessary due to street grade changes over the years and not easily repairable. The storm and sanitary sewers have been inspected and repaired in the past but also need to be evaluated and any recommended repairs addressed. Lining of all sewer mains is budgeted for 2006 by the annual Public Works contract.

To oversee the CBD Improvement Project, the City of Elgin has engaged the services of TranSystems and DLK Civic Design to provide design services for water main and water service replacement, streetscape amenities construction and street resurfacing.

Both the surface and underground work will have a high impact on the residents and businesses in the area. For this reason, construction will need to be well planned and executed in order to maintain reasonable access during construction. The general plan for the program is for the utility work to occur the year before the surface improvements. The project has been laid out such that surface improvements would begin in 2007 and be concluded by the end of 2011 construction season. In order to maintain this proposed schedule, the underground utility work for the first year of the surface improvements must be initiated in 2006.

**Project Status**

The watermain design for the first phase (Grove, part of Fulton, and part of Spring) has been completed and the construction bid opening was held on September 12<sup>th</sup> with Martam Construction submitting the lowest bid. The City Council is expected to award this contact at the October 11<sup>th</sup> Council meeting. Construction on this phase could begin towards the end of this month starting with Grove Avenue.