



Agenda Item Summary

File #: ORD 17-292, **Version:** 1

Submitted By

Bill McKenna, Village Engineer

Reviewed By

LKS

Agenda Item Title

An Ordinance Amending Section 15-1-14 ("Prohibited Turn Locations") of the Oak Park Village Code to Prohibit Left Turns for Northbound Traffic on Maple Avenue at Lake Street

Overview

Maple Avenue between North Boulevard and Lake Street is a newly constructed street and will be dedicated as public right-of-way. The Emerson Development has been constructed along the east side of Maple Avenue between North Boulevard and Lake Street which will generate motor vehicle traffic and a significant amount of pedestrians on Maple Avenue and on Westgate Street. Due to its proximity to Harlem Avenue (IL 64) and the westbound Lake Street left turn bay for southbound Harlem Avenue, Staff is recommending that northbound left turns from Maple Avenue onto westbound Lake Street be prohibited so as to not interfere with the progression of motor vehicle traffic on Lake Street as it moves past Maple Avenue.

Staff Recommendation

Adopt the Ordinance.

Fiscal Impact

There is no fiscal impact to the Village for the installation of the no left turn signs. The cost of furnishing and installing the no left turn signs is being borne by the owner of the development. Future maintenance cost of the no left turn signs will be the responsibility of the Village.

Background

As part of the redevelopment agreement between the Village and the Emerson Development, a new public street named Maple Avenue was constructed by the developer along the west side of the site between North Boulevard and Lake Street. As part of the RDA, the developer is responsible for the costs of constructing the new street including installing traffic control devices on Maple Avenue between North Boulevard and Lake Street and on Westgate Street. The Emerson Development is now nearly complete and Maple Avenue has been opened to the public for use by pedestrians and motor vehicles. The developer will convey the street back to the Village to be dedicated as public right-of-way at the completion of the project. The developer is now in the process of furnishing and installing no left turn signs on Maple Avenue at Lake Street.

Due to its proximity to Harlem Avenue and the westbound Lake Street left turn bay for southbound Harlem Avenue, it is expected that left turning vehicles from Maple Avenue would get stopped on Lake Street by

westbound Lake Street traffic, thereby blocking eastbound Lake Street traffic from continuing past Maple Avenue. This in turn would back up eastbound Lake Street traffic onto Harlem Avenue, which is a marked State of Illinois highway (IL 64). Left turning vehicles would also create a conflict point between pedestrians crossing Lake Street and left turning vehicles exiting Maple Avenue at the crosswalk by Chipotle.

This Ordinance will authorize the placement and maintenance of no left turn traffic control devices on northbound Maple Avenue at Lake Street.

Alternatives

The alternative to this recommendation could be to delay action to gain additional information.

Previous Board Action

On April 28, 2014, the Village Board directed staff to negotiate a Redevelopment Agreement with Clark Street Development, LLC., based upon the recommendations of the Oak Park Economic Development Corporation (EDC).

On May 27, 2014, the Village Board approved the Redevelopment Agreement with Clark Street Development, LLC. On November 3, 2014, the Village Board approved the First Amendment to the Redevelopment Agreement that added Lennar Multifamily Communities, LLC.

On June 1, 2015, the Village Board approved the Second Amendment to the Redevelopment Agreement to finalize project schedule completion.

On August 3, 2015, the Village Board approved the Third Amendment to the Redevelopment Agreement which removed 1118 Westgate from the original Redevelopment Agreement and authorized a new Redevelopment Agreement which allowed the Developer to start work on the partial demolition of 1118 Westgate in order for there to be space for the relocation of the ComEd equipment currently in the Village owned parking lot.

On October 19, 2015, the Board approved the Fourth Amendment to the Redevelopment Agreement that set the closing date for December 9, 2015.

On December 7, 2015, the Board approved the Fifth Amendment to the Redevelopment Agreement which extended the closing date to January 7, 2016.

On January 19, 2016, the Board approved the Amended and Restated Redevelopment Agreement.

On May 16, 2016, the Board approved the First Amendment to the Amended and Restated Redevelopment Agreement- Lake Street/Westgate/North Boulevard Site and project budget for the streetscape.

On November 7, 2016, the Board approved an Amendment to the Project Budget for Oak Park Station to Include a Brick Alternate for Westgate from the New Maple Street East through the Cul-De-Sac, Removal of a Curb Cut on Lake Street Related to the Parking Lot and Costs Associated With Material Changes due to a Change in Design in the Amount of \$232,615.

Citizen Advisory Commission Action

N/A.

Anticipated Future Actions/Commitments

None at this time.

Intergovernmental Cooperation Opportunities

N/A.

Performance Management (MAP) Alignment

N/A.