

VILLAGE OF GLEN ELLYN CBD STREETScape AND UTILITY IMPROVEMENTS - PHASE 2-3



Project Informational Meeting
Wednesday, April 5, 2023 at 8:30 AM



Meeting Goals

- Introduce Key Project Staff
- Review Scope of Work
- Review Project Impacts
- Discuss Project Concerns



Project Team

Village of Glen Ellyn

Derek Peebles
Assistant Village Engineer

Meredith Hannah
Economic Development Coordinator

BLA, Inc. (Construction Engineer)

Resident Engineer: Clay Keller
Construction Engineer: John McHugh
Public Information Representative: Ashley Newton

A Lamp Concrete Contractors (Contractor)

Project Manager: Anthony Iacullo
Project Superintendent: Dino Marzuli



Key Contact Information

Village of Glen Ellyn

Public Works Department

630-469-6756 (main office)

Derek Peebles, Asst Village Engr

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dpeebles@glenellyn.org

BLA, Inc.

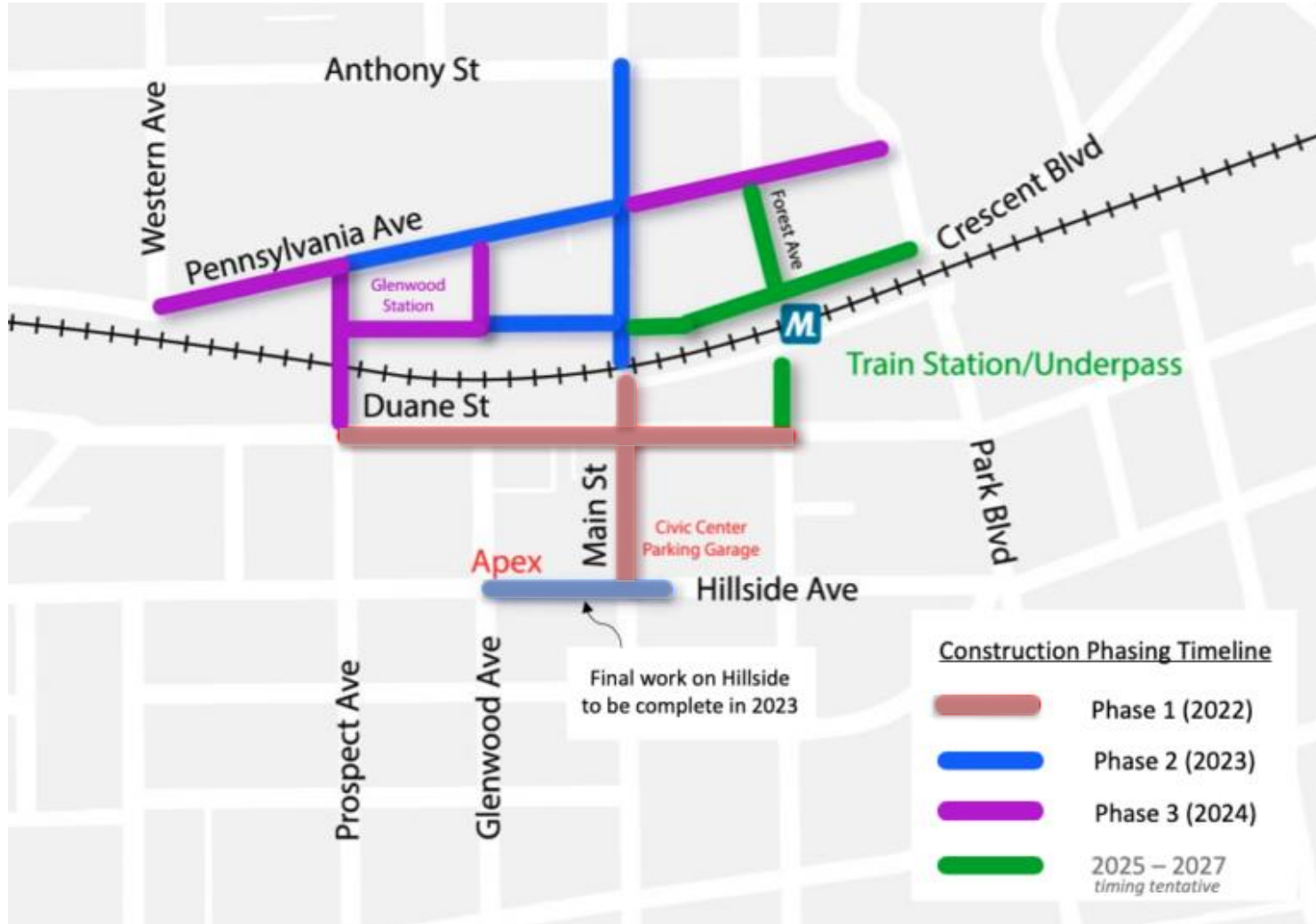
Clay Keller, Resident Engineer

630-936-9456 (cell)

pkeller@bla-inc.com



Project Location Map



- **Phase 1** – Largely completed in 2022
- **Phases 2-3** – Designed and bid out together. To be constructed in 2023 and 2024.

Remaining streets proposed to be completed as part of proposed downtown train station and underpass project



Project Location Map



Phase 2 Construction (2023)

- **Main Street:** Union Pacific Railroad tracks to Anthony Lane
- **Pennsylvania Avenue:** Prospect Avenue to Main Street
- **Crescent Boulevard:** Glenwood Avenue to east side of Main Street



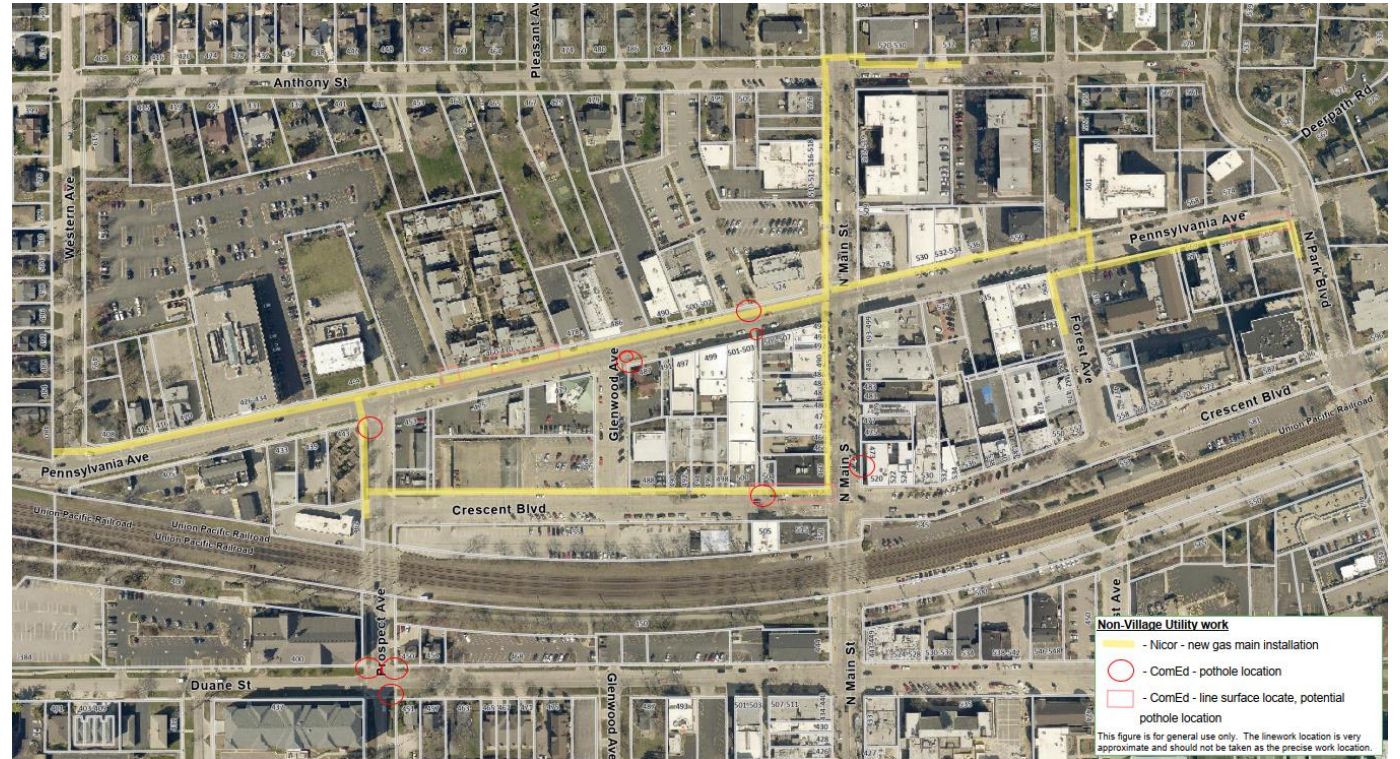
Glenwood Station Development

- Former site of McChesney & Miller Grocery Store
- Proposed 86 apartment units with 1,500 square feet of retail at ground floor
- Construction to occur coincident with Phase 2-3 streetscaping



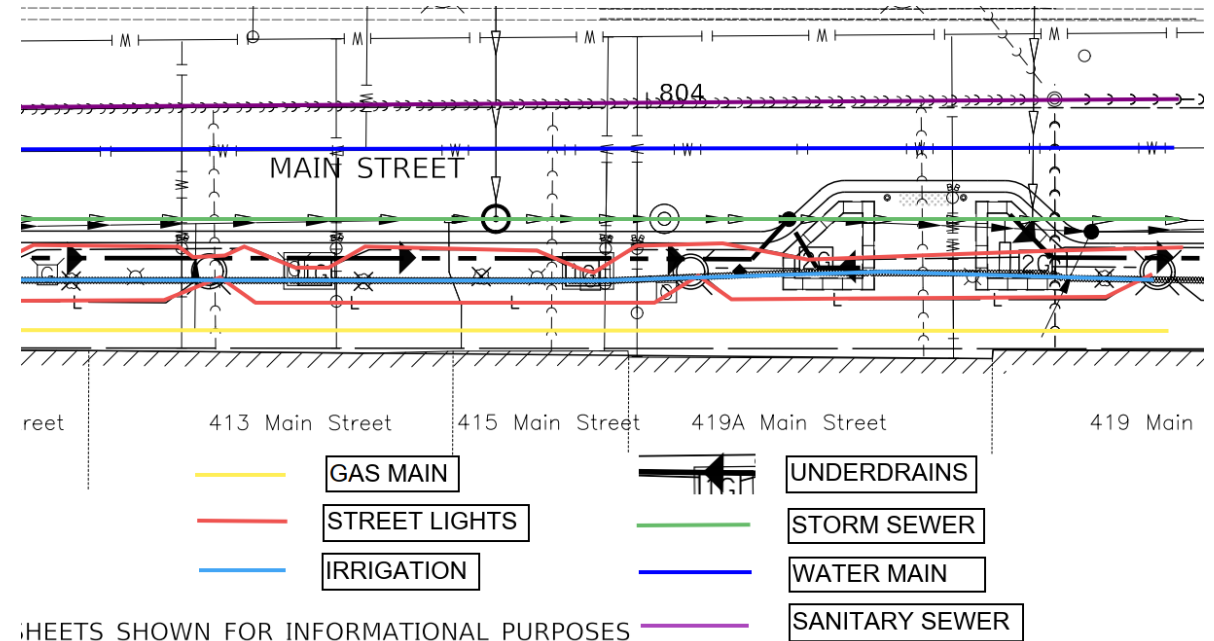
Utility Adjustments

- Nicor is replacing gas main and services throughout the downtown
- ComEd and AT&T will be performing work at locations in conflict with Village utility improvements
- Non-Village utility work will be occurring coincident with Village streetscaping work



Village Utility Improvements

- Sanitary Sewer
- Storm Sewer and Underdrain system
- Watermain
- Streetlight system
- Tree/Plantings Irrigation system



Sanitary Sewer Improvements

- Sanitary Sewer Main Replacement
 - Pennsylvania, Crescent, and Main
 - Manhole Replacement
 - Replacement of Services
- Sewer Main and Services lining
 - Crescent, Glenwood, and Main



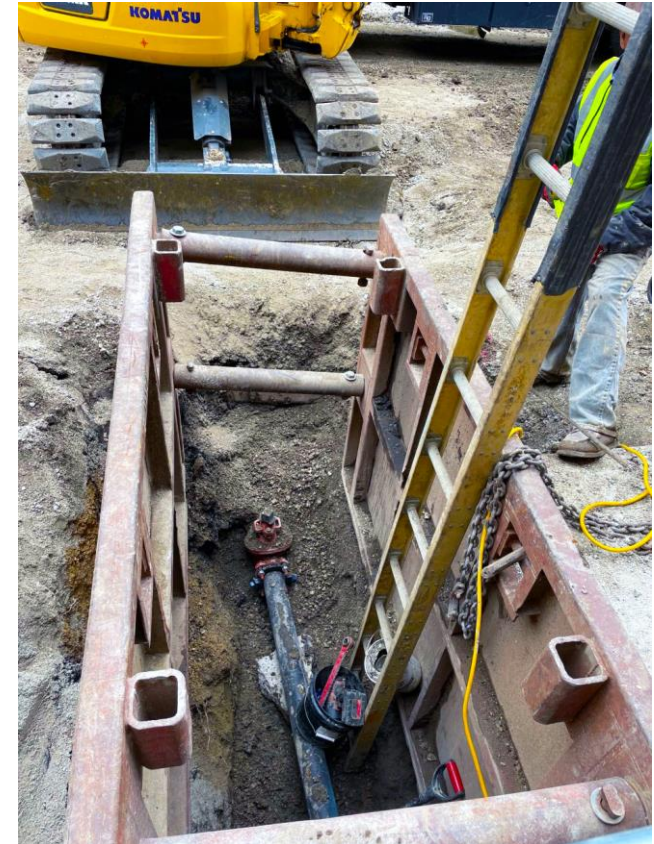
Storm Sewer Improvements

- Storm Sewer Mains
 - Replacement and new storm sewer on Pennsylvania, Crescent, Main, and N-S alley west of Main
 - Installation of new Inlets, Catch Basins
- Storm Sewer Services
 - Installation of Select Storm Sewer Services



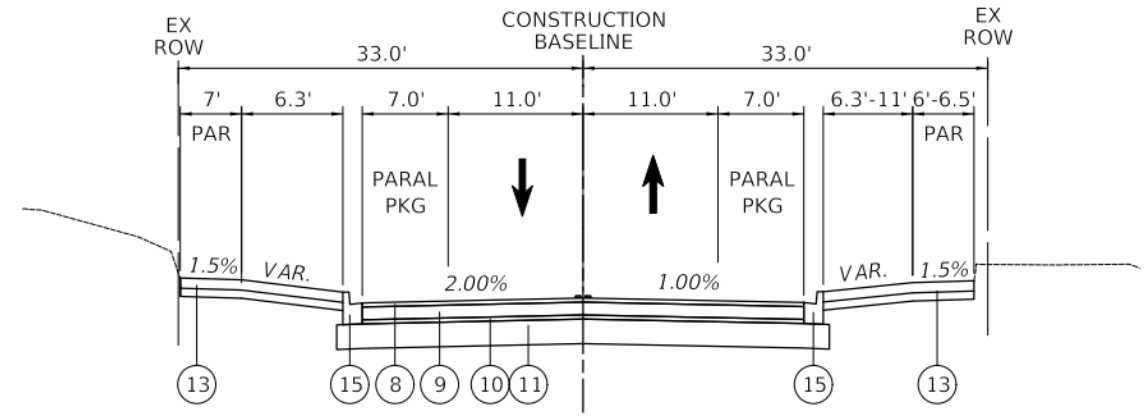
Water Main Improvements

- Water Mains
 - Replacement of ~100 Year Old Cast Iron Main With New Ductile Iron Pipe
 - Installation of New Valves
 - Installation of New Fire Hydrants
- Water Services
 - Replacement of Water Services From Main to Shut-Off or Building face



Roadway Rehabilitation

- Removal of All Roadway Pavement
- Construction of New Roadway Sub-Base
- Installation of New Barrier Curb & Gutter
- Paving of Asphalt Pavement Base
- Paving of Asphalt Surface Course



PROPOSED TYPICAL SECTION - MAIN STREET
STA. 815+85.5 TO STA. 819+17.9

- LEGEND**
- ⑥ PROPOSED HOT-MIX ASPHALT SURFACE COURSE, IL-9.5, MIX "D", N50, 2"
 - ⑦ PROPOSED HOT-MIX ASPHALT BINDER COURSE, IL-19.0, N50, 2 3/4"
 - ⑧ PROPOSED HOT-MIX ASPHALT SURFACE COURSE, IL-9.5, MIX "D", N50, 2" (PAID FOR AS "HOT-MIX ASPHALT PAVEMENT (FULL DEPTH), 8-1/4")
 - ⑨ PROPOSED HOT-MIX ASPHALT BINDER COURSE, IL-19.0, N50, 6-1/4" (PAID FOR AS "HOT-MIX ASPHALT PAVEMENT (FULL DEPTH), 8-1/4")
 - ⑩ PROPOSED AGGREGATE BASE COURSE, TYPE B 2"
 - ⑪ PROPOSED AGGREGATE SUBGRADE IMPROVEMENT 12" AND PROPOSED GEOTECHNICAL FABRIC FOR GROUND STABILIZATION
 - ⑫ PROPOSED PORTLAND CEMENT CONCRETE PAVEMENT, 8" (JOINTED)
 - ⑬ PROPOSED PCC SIDEWALK, 5 INCH (PCC SIDEWALK, 6 INCH THROUGH RESIDENTIAL DRIVEWAYS, PCC SIDEWALK, 8 INCH THROUGH COMMERCIAL DRIVEWAYS) (AGGREGATE BASE COURSE, TYPE B 4"-COST INCIDENTAL TO PCC SIDEWALK)
 - ⑭ PROPOSED SODDING, SPECIAL
 - ⑮ PROPOSED COMBINATION CONCRETE CURB AND GUTTER, TYPE B-6.12
- PAR DENOTES PEDESTRIAN ACCESS ROUTE



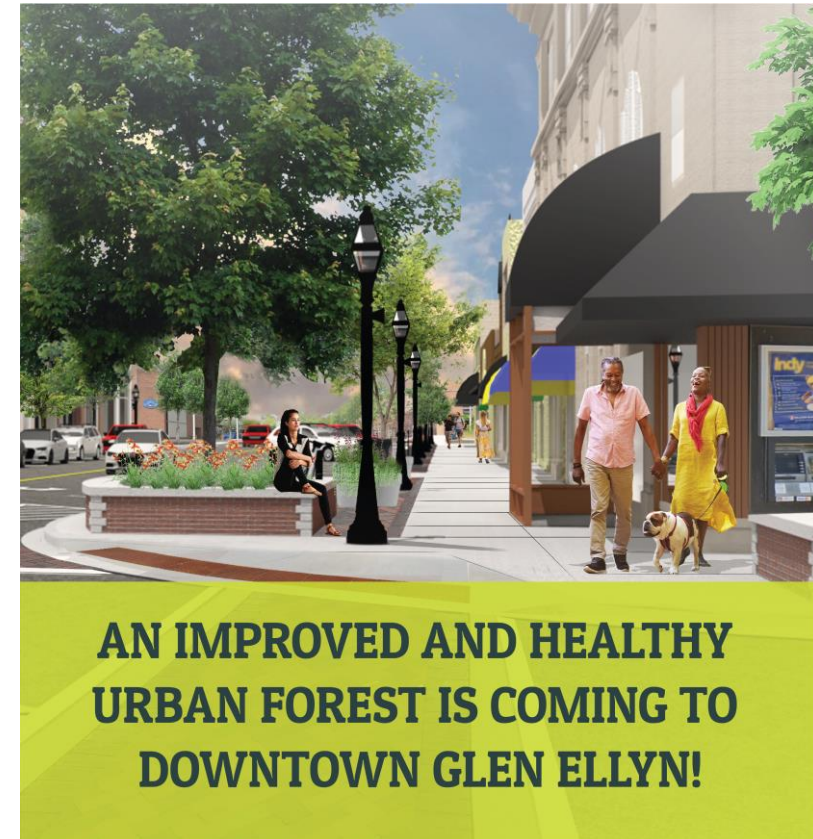
Streetscape Work

- Sidewalk Replacement
- Brick Pavers on Concrete Base
- Soil Cells, Granite planters, seat walls
- Benches, bike racks, trash receptacles
- New trees and plants within the core of CBD
- Lawn Restoration (residential areas)
- Historic Plaques



Improved Urban Forest

- Existing trees in poor condition and declining health. Not likely to survive construction.
- Project will result in an increase in overall number of trees in the downtown. Phase 2-3 includes planting of 101 trees, an increase of 32 trees.
- To be replaced in accordance with modern best practices based upon decades of lessons learned
- Ensures Downtown Glen Ellyn will continue to be a destination for residents and visitors for generations to come



New trees in Glen Ellyn will have big advantages

- Suspended Pavement Design
 - Larger root volume
 - Access to uncompacted soil and air
 - Addresses sidewalk heaving issues
- Irrigation Systems – access to water
- Protection from de-icing agents (raised planters)
- Wider sidewalks = more room for trees to grow
- Mix of species = greater resistance to effects of disease



General Order of Construction

- Five-minute animation produced in advance of the Phase 1 streetscaping construction
- Same general progression applies to Phase 2-3
 - Underground utility work (mains and services)
 - Roadway pavement and curb and gutter removed
 - Soil cells and light pole foundations installed
 - Roadway base and binder course installed
 - Sidewalks installed
 - Streetscaping elements and trees installed
- Sidewalks and access to businesses remain open throughout

Learn How Streets are Reconstructed



Overall Construction Sequencing

- There is greater complexity with the Phase 2-3 work than with the Phase 1 work
 - Streetscaping work coincident with Nicor gas main replacement
 - North side traffic patterns
- Dual aims are to support downtown stakeholders throughout the construction process while keeping construction moving steadily to completion
- Keeping construction moving will require fluidity in the construction activities amidst the coincident Nicor and other utility work.



Overall Construction Sequencing Stage #1

- **Focus of Work**
 - Pennsylvania Ave underground utility work while Nicor replaces gas main and services on Main St
- **Roadway Circulation**
 - Pennsylvania Ave one-way westbound
 - Nicor work along Main St
- **Preliminary Timeframe Estimate**
 - April to mid-May



Overall Construction Sequencing Stage #2

- **Focus of Work**
 - Pennsylvania Ave work continues
 - Main St work fully begins
 - Crescent Ave work begins
- **Roadway Circulation**
 - Pennsylvania Ave one-way westbound
 - Main St one-way southbound (Anthony to Penn)
 - Main St closed (Penn to Crescent)
 - Crescent Blvd one-way eastbound
- **Preliminary Timeframe Estimate**
 - Mid-May to Sept 29



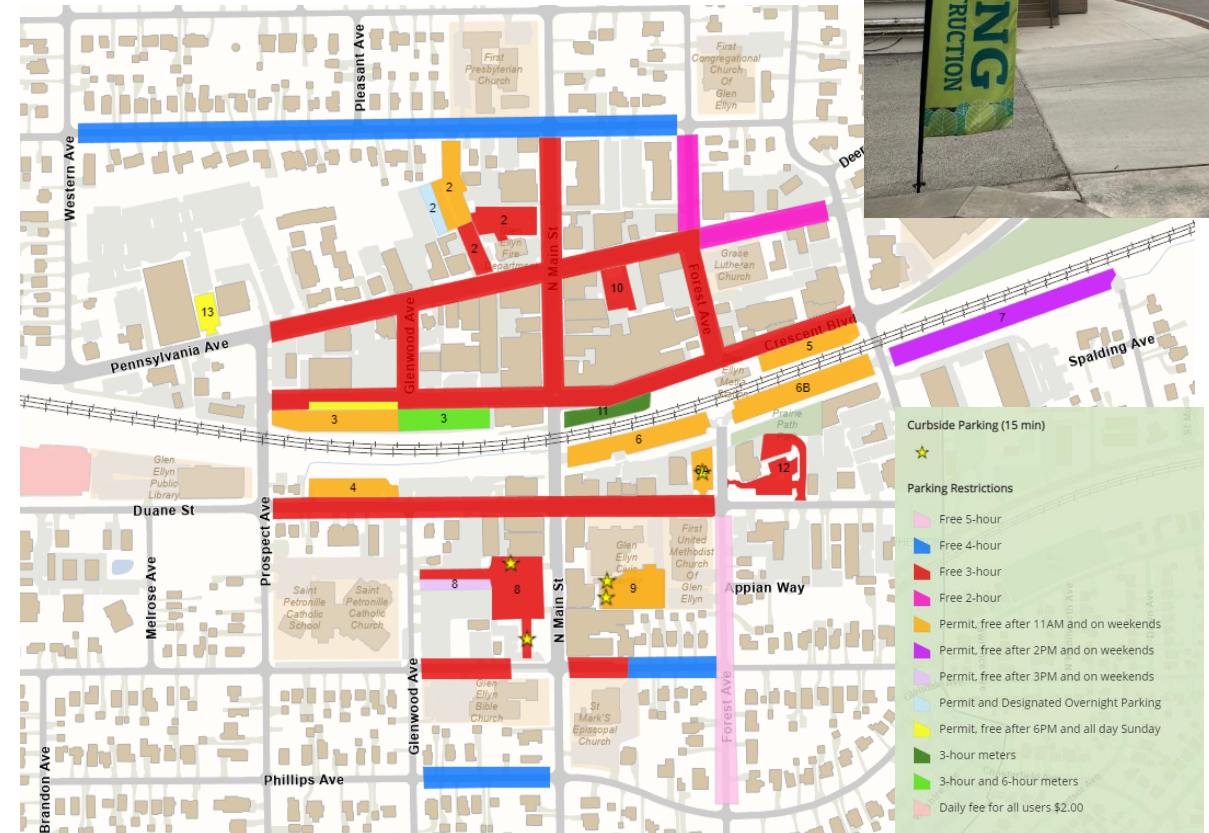
Sample Detour Exhibit

- Detour Signage will be installed for the various stages
- Detour changes will be communicated through the Weekly Project Updates (Zoom, email, website)
- While overall detours will be relatively consistent, construction on the converted one-way street segments will shift from one side to another to accommodate construction activities



Parking During Construction

- New customer parking introduced and proposed:
 - Lot #2 (Penn West) behind Fire Station – New 3-hr parking spaces
 - Lots #3 and #11 (Crescent) - 3-hr Parking Meters in Crescent lots are proposed to be bagged during construction
- Permit parking occupancy is being closely monitored and adjustments are to be made as needs arise. Parking capacity exists, but will require walking additional distance.
- Banners installed to help identify parking lot entrances and additional on-street wayfinding signage is proposed.
- A project-specific parking map is being created that can be used for communication purposes



www.glenellyn.org/Parking



Near Term Construction Schedule

- Week of April 3
 - Preliminary work including tree removals and temporary lighting installation
- Week of April 10
 - Underground utility work begins on Pennsylvania Avenue
 - Pennsylvania Ave (Prospect to Main) converted to one-way westbound
 - Nicor gas main work to potentially begin on Main Street (Crescent to Anthony)
 - Full roadway closures not needed

Glenwood Station construction continues on site throughout

- Traffic staging already in place.
 - Crescent Blvd (Prospect to Glenwood) converted to one-way eastbound
 - Glenwood Ave (Crescent to Pennsylvania) converted to one-way northbound



What to Expect

- Work Hours
 - M-F: 7 am – 7 pm (Note that hours may vary depending on nature of work)
 - Saturdays: 7 am – 4 pm (If needed)
- General nature of work
 - Noise
 - Dust
 - Disturbance of parkway areas
- Work completed in phases to maximize productivity



What to Expect

- Traffic Delays
 - Unloading/Loading of trucks
 - Concrete placement
 - Asphalt Paving
 - Please use routes away from operating equipment to avoid frustration
 - Consider parking outside of construction area



Roadway and Driveway Access

- Roadway Access
 - Signed Detours As Necessary During Complete Roadway Closures
- Driveway Access
 - Impacts from utility construction
 - Impacts from roadway construction
 - Residents and businesses will be notified prior to disruptions



Parking

- Parking Guidelines
 - Generally, there will be no parking on streets under construction
 - Parking in off-street parking lots will be encouraged
 - Where on-street parking is allowed, park legally (vehicle facing correct direction and do not block fire hydrants)
 - Avoid parking too close to driveways



Utility Disruptions

- Water outages
 - 4-6 hours to connect new water main to existing water main
 - 2 hours for water service transfers (once per residence/business)
 - Notification provided
 - Potential for unanticipated water main breaks and water outages
- Other Utility Outages
 - Gas Lines
 - Accidental Damage
 - Service Line Replacements
 - Nicor will not turn your gas back on without an adult present
 - Nicor will re-light pilot lights throughout house
 - Other accidental outages possible (phone, cable, electric)
 - Sewer service should not be interrupted



Mail and Garbage

- Mail Delivery
 - Should continue as normal, however use of post office recommended for critical mailings
- Refuse Pickup
 - Put on curbside by 6 am (residential)
 - No current changes to commercial pickups. Arrangements will be made with individual businesses where there are issues.
 - Missed pickups will be made later in the day or the following day
 - Please advise Resident Engineer should pickup be missed



Business Notifications

- Information Transfer
 - Written notices for driveway closures and water outages will be hung on your front door
 - Weekly progress update Zoom meeting (every Thursday at 8:30 am [Join via Zoom](#))
 - Weekly email updates will be emailed to businesses and residents within the project limits* (every Friday)
 - Weekly updates will be posted to the project website (every Friday)

*If you haven't already been receiving these emails and want to be added to the list, please let Derek know (dpeebles@glenellyn.org).



Businesses Responsibilities

- Please keep Resident Engineer aware of any concerns, questions, comments
- Please make Resident Engineer aware of irrigation or dog fences in public ROW
- Relocate private possessions from parkway areas (decorations, plantings)
- Encourage customers to park vehicles in Village's parking lots



General Safety Considerations

- Exercise Caution Driving Through Site
 - Follow signage
 - Please drive slowly for the safety of workers and other residents
 - Keep back from equipment
 - No cell phone use
- Exercise Caution Walking Through Site
 - Watch for uneven surfaces
 - Keep back from excavations
 - Keep away from equipment



End of Presentation

- Questions?
- Opportunity to review plans, ask further questions, and provide feedback to engineers

