



To: President Mellon and Members Town Council

From: Dustin Anderson, Town Manager

Date: November 16, 2020

Re: Streetscape Add Alternate Proposal

As we progress through the Streetscape Planning Process, a number of significant related projects have also either kicked-off or made substantial progress. The RDA is planning on hosting their first public engagement session to share their initial proposed ridge road transit development (TDD) district boundaries, which will invariably include Ridge and Manor. Also, NICTD's Westlake Extension broke ground late last month and we are expecting to see construction begin in earnest here in Munster sometime in Q2 of 2021.

These projects will present both immediate and long-term challenges and opportunities to the Ridge and Manor intersections.

The Town should anticipate additional increment via the TDD. The Town should also anticipate additional development by way of both heightened commercial investment interest due to the commuter rail and our updated zoning code. Finally, we should anticipate a change in traffic pattern and volume.

To effectively anticipate and accommodate these potential changes, we have a unique opportunity to engage Teska and Sam Schwartz Engineering. Through their current work on the Streetscape, they have become very familiar with our baseline data and community preferences.

Teska's proposes to review existing transit-oriented development studies at the planned station area. Planning work would be conducted with staff and would include outreach to stakeholders and agencies, culminating in a Council presentation. The final deliverable would be a technical memorandum supported by maps, graphics and narrative text to describe the recommendations.

The study area will be limited to the streets between Broadmoor, Briar, Hohman, and Jackson.

Professional fees for this work are estimated to be \$17,800. There is a available funds in our LIT Economic Development Fund: 20965101-63105.

Recommendation:

By motion and roll-call vote authorize the Town Manager to enter into an agreement with Teska Associates to develop street alignment concepts for a price not to exceed \$17,800.