



CITY OF CONCORD

REPORT TO THE MAYOR AND CITY COUNCIL

FROM: Edward L. Roberge, PE, City Engineer

DATE: December 2, 2015

SUBJECT: Report from the City Engineer on the status of the Downtown Complete Streets Improvement Project (CIP #460)

Recommendation

Accept this report.

Background

At Council's November 2015 meeting, a request was made to be provided with an update on the Downtown Complete Streets Improvement Project (also known as the Main Street project). This report provides a synopsis.

Discussion

Construction on Main Street began in September 2014. As a result of continued public participation with downtown merchants, property owners, and City Council, a detailed phasing plan was developed and approved essentially splitting the project into 3 phases, Phase 1, Phase 2 (2a and 2b), and Phase 3 (3a and 3b). Each phase would be independently completed in its entirety to limit construction impacts per work season. Below are highlights of each phase of the project.

- Phase 1 (2014) – North Main Street/South Main Street (various locations). Construction began in September 2014 and mainly focused on water, sanitary sewer, and storm drainage utilities along Main Street in advance of roadway reconstruction efforts, as well as the resurfacing of Eagle Square, and repainting Dimitri's Tree. Construction of the first phase of the project was completed by November 14, 2014.
- Phase 2 (2015) – North Main Street (Centre Street/Loudon Road to Pleasant Street). This phase of the project was broken into two separate phases (Phase 2a - east side and Phase 2b - west side). Construction began on March 23, 2015 on Phase 2a (east side) and was substantially completed on June 23rd. Work was suspended for four days at the end of June to accommodate the Downtown Market Days festival. On June 29th, work resumed and traffic was flipped to the east on July 13th, commencing Phase 2b (west side). The project improvements include the complete reconstruction of North Main Street by converting 4 lanes to 2 lanes with a traversable cobble-stone median, wide

travel lanes for shared use by vehicles and bicycles, complete reconstruction of sidewalks, and the replacement and addition of streetscape elements including ornamental LED street lighting, seating benches, raised planter beds with trees, and wayfinding signage. Architectural materials including brick and granite shape the new concrete sidewalks. Sidewalk improvements include modifications to eliminate access barriers along the street curb line and building storefronts. The work encountered a number of buried access ports to building basements which once provided access for downtown's primary heating source, coal. Three large rooms encountered under the sidewalk at the Northway Bank building required new foundation walls to be added before the rooms could be eliminated. Construction was substantially completed on November 13th when traffic was opened in both directions. Minor punchlist activities have been ongoing for the past few weeks and the project is now under winter suspension.

- Phase 3 (2016) – South Main Street (Pleasant Street to Concord Street/Theatre Street). Similar to the two phase approach of Phase 2, Phase 3 will be broken into two separate phases (Phase 3a - east side and Phase 3b - west side). Construction is expected to begin in late March/early April 2016 (weather dependent) and generally includes the same project features as Phase 2.

Since the completion of Phase 2a, downtown activities have picked up in the form of café table areas, sidewalk signage, and seating and play areas in public spaces. The project was able to support downtown events including Market Days and the Halloween Howl which were quite successful. City Council recently approved accent lighting in City Plaza as well as uplighting the Clock Tower and Dimitri's Tree, both at the entrance of Eagle Square. A decision on street tree uplighting is still pending before Council. Additionally, Downtown merchants have sponsored the installation of lighted holiday wreaths on the new street lights adding a festive appearance to Main Street. The project appears to be well supported based on the number of positive comments made following the completion of this phase.

In total, City Council appropriated \$11,838,678.00 to complete the project, which includes \$190,400 for the communication services of Louis Karno & Company. Revenue for this project was drawn from a variety of sources of which two prominent external sources included \$4.71 million from the TIGER grant and \$560,000 in CDFA tax credits.

Phase 1 of the project is complete. The current project phase (Phase 2) is substantially complete and only limited work along North Main Street is expected in early 2016. The 2016 project work plan will mainly focus on street and sidewalk improvements to South Main Street (Phase 3). Project expenditures to date including design, permitting, construction (through Phase 2), and staff project management total about \$6,000,000 (about 51%). The overall project is within the approved scope of work and schedule, and on project budget plan.

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