

Downtown Development Authority of City of Madison Heights

Memorandum

Date: April 12, 2024
To: Downtown Development Authority Board Members
From: Giles Tucker, Community Development Director
Subject: 11 Mile Streetscape Plan & Optional Additional Costs

11 Mile Rd Streetscape Plan & Next Steps

Following conversations held with SEMCOG and MDOT in February, staff learned in March that although our TAP grant application was “moderately competitive”, costs associated with closing curb cuts, adding on-street parking, and expanding sidewalks to 8ft would not be eligible costs covered by a TAP Grant. Around this time, our consultants provided us with a completed draft Plan including estimate construction costs. Seeing these costs and understanding that many larger items would not be covered by the TAP grant, staff sought to find ways to better align the project with TAP funding.

One of the ways that staff came up with was to simply change the walkways from two 8ft sidewalks to a 6ft sidewalk on the southside of 11 Mile and a 10ft multi-use path on the northside of 11 Mile. The Complete 11 Mile Streetscape Plan includes these two options in its illustrative plans, conceptual engineering, and construction cost estimates as “Option 1” and “Option 2”.

Another way to potentially reduce project costs and better align the project with TAP funding would be to reconsider a 3-lane configuration of the roadway. This approach was not considered much at the start of the project because of a reluctance by staff, the DDA and residents to “road diets”. However, there are potentially significant safety benefits and cost savings that may be realized if this option is reconsidered. To add a 3-lane configuration to the Streetscape plan, the DDA would need to approve an additional \$26,000 in costs, and doing so would push the TAP Grant submittal date to October 9th, opposed to June 19th. To aid the DDA in this important decision, staff has prepared a presentation that summarizes the plan as-is, and explains the pros and cons of adding the additional costs of a 3-lane configuration.

To progress this project, the DDA needs to decide whether to add-on the proposed additions to the plan, schedule open meetings with stakeholders, approve a design, and submit a TAP grant application by either June 19th or October 9th.

Staff Recommendation

Staff recommends that the DDA Board take one of three motions:

1. **Motion 1:** Reject the proposal to include a 3-lane road configuration in the 11 Mile Streetscape Plan, recommend the engineering plans and costs for “Option 1” which includes an 8ft sidewalk

on both sides of 11 Mile Rd, and authorize staff to move forward with a stakeholder meeting open to the public in the evening of May 20th or May 21st.

2. **Motion 2:** Reject the proposal to include a 3-lane road configuration in the 11 Mile Streetscape Plan, recommend the engineering plans and costs for “Option 2” which includes an 6ft sidewalk on the southside of 11 Mile Rd and a 10ft multi-use pathway on the northside of 11Mile Rd, and authorize staff to move forward with a stakeholder meeting open to the public in the evening of May 20th or May 21st.
3. **Motion 3:** Approve the proposal to include a 3-lane road configuration in the 11 Mile Streetscape Plan for a cost not to exceed \$26,000 and reconsider a recommendation for the DDA Boards preferred configuration at the Regular DDA Meeting of June 18th.

Attachments:

1. 11 Mile Streetscape Presentation
2. Current 11 Mile Streetscape Plan
3. NFE Work Authorization ASR#1