



## Legislation Details (With Text)

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**File created:** 7/2/2018      **In control:** City Council

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**Title:** Approve the 5th Avenue Concept Principles and direct Ryan Companies to initiate concept plan creation.

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. CONCEPT PRINCIPLES STEERING COMMITTEE 20180620, 2. Concept Creation Phase Overview Graphic

Date	Ver.	Action By	Action	Result
7/17/2018	1	City Council	approved	Pass

### CITY COUNCIL AGENDA ITEM

#### **ACTION REQUESTED:**

Approve the 5<sup>th</sup> Avenue Concept Principles and direct Ryan Companies to initiate concept plan creation.

**DEPARTMENT:** Transportation, Engineering and Development

**SUBMITTED BY:** Amy Emery, AICP, Operations Manager

#### **BOARD/COMMISSION REVIEW:**

The 5<sup>th</sup> Avenue Concept Principles were created by the 5<sup>th</sup> Avenue Working Groups and presented publicly on June 4, 2018. The document was reviewed and refined by the 5<sup>th</sup> Avenue Steering Committee at public meetings held on June 12 and June 20, 2018.

#### **BACKGROUND:**

The 5<sup>th</sup> Avenue Project is focused on the potential redevelopment eight (8) parcels in the immediate vicinity of the Naperville Metra Station. These properties currently include several surface parking lots, an automobile repair business, the City's former Public Works Facility, and the DuPage Children's Museum. On October 3, 2017, City Council approved a motion to engage and authorize Ryan Companies to conduct community engagement and market research to determine feasible and beneficial options for the redevelopment along the 5th Avenue corridor for the purpose presenting a concept plan for redevelopment of the 5th Avenue area (the "Design Concept") to City Council for its consideration. The motion included several amendments including the caveat that Ryan Companies present a status report at a City Council Workshop every two months. Continuation of the process is contingent on an affirmative Council vote.

#### **DISCUSSION:**

The 5<sup>th</sup> Avenue Concept Principles are the result of a 9-month community engagement process. The principles will be used to inform concept designs prepared by the Ryan Companies for community review and input. The City Council reviewed the Concept Principles at the June 27, 2018 Workshop. If authorized by City Council, initial concepts will be prepared by Ryan Companies and made available for public review later this summer. Additional community input, including that of the 5<sup>th</sup> Avenue Steering Committee, City Council, and city staff will be used to further refine the concepts with more details becoming available with each iteration.

**FISCAL IMPACT:**

There is no fiscal impact resulting from the development of a concept for the 5<sup>th</sup> Avenue area. The final scope of any redevelopment and associated financial impacts are not yet known. Any City costs associated with redevelopment will be subject to the review and approval of the City Council.