

10th & Page CDBG TASK FORCE

Minutes

Neighborhood Development Services Conference Room, City Hall

Wednesday, November 18, 2016

6:00pm – 7:30pm

Attendance:

Task Force Members	Present	Absent
James Bryant	X	
Taneaia Dowell		X
Vezena Howard		X
Joy Johnson		X
Sharon Jones	X	
Seth Kelley	X	
Tim Padalino	X	
Lyle Solla-Yates	X	
Ali Radjavi	X	
Tierra Howard (staff)	X	
Others:		
Carl Schwarz - Resident	X	

The meeting began at 6:00 pm. Tierra Howard (TH) provided an overview of the meeting agenda. TH explained that she would review the priorities as listed on the CDBG 10th & Page Priority List (attached) and that the topics would be discussed by the Task Force (TF). She explained that the goal of the meeting is to have an agreement on a general list of ranked priorities.

Review and Discussion of Priorities

10th Street (St) NW & West St. Intersection Improvements

- TH explained that staff would like feedback on the draft plan if it ends up being a priority for the TF. TH explained that she met with the Department of Parks and Recreation to discuss landscaping options within the 10th St NW & West St intersection project. She explained that landscaping would not be possible due to departmental budget cuts and issues with maintenance. TH also explained that the neighborhood could consider the “adopt a spot” program. TH explained that the TF could consider different types of pavement (brick or colored stamped) within the project as well.
- Seth Kelley (SK) explained that he feels that improvements at the intersection are important because he walks his children to school and they have to cross the intersection. He explained that visibility is an issue at the intersection. He feels that the draft plan is overkill and suggests that the intersection only needs bright flashing lights on both sides of the street and one major crosswalk or a cross-hatch delineation across the entire intersection. SK stated that improvements at the intersection are crucial because students of different ages cross at the intersection every day and wait for the bus to pick them up at the intersection.

- Sharon Jones (SJ) stated that her brother has also experienced difficulty with crossing the intersection because cars do not stop to allow him to cross the street.
- TH explained that the intersection was brought up at a Venable Town Hall City meeting.
- SJ stated that if the TF decides to recommend an intervention at 10th St NW & West St, then the TF should also consider improvements at the 10th St NW & Page St intersection because the same issues are occurring at each intersection. She explained that as a result of the construction on Main St, traffic has increased on 10th St which was not a consideration when the older study was conducted). TH explained that if the TF decides to fund a study for the 10th St NW & Page St intersection, then improvements must be made as a result of the study because CDBG funds must meet a national objective and must benefit eligible residents.
- SK stated that pedestrians do not have the right of way. SK explained that the hill at 10th St NW & West St makes it hard for drivers to see the crosswalk. He also stated that there is a lack of signage to alert drivers that there is a crossing at the intersection.
- Carl Schwarz (CS) asked if there was a way to predict what the results of the study on 10th St NW & Page St would be so that the TF could have a cost estimate of the improvements. TH reviewed the staff suggestions as listed on the CDBG 10th St NW & Page St priority list (attached), however TH stated that a new study would need to be conducted to determine what the best solution would be at the intersection. SK asked when the previous study was completed. TH stated that she was unsure and that she would follow-up with the TF. SJ inquired about the results of a speed study that was conducted on 10th St NW. TH stated that she did not know. SJ suggested that if there was a speed study conducted, then there had to be a speeding issue being investigated on 10th St NW.
- Lyle Yates (LY) expressed his support of prioritizing the improvements at the 10th St NW & West St intersection but he stated that one criticism is that the project at 10th St NW & West St would not benefit children who live in Westhaven (who get on the bus to go to Burnley Moran). He suggested that the project would serve a limited amount of persons but overall, he suggested that the project is a good idea.
- SJ stated that there are also kids from the neighborhood who go to Venable, Walker, Buford and Charlottesville High School who would benefit from the improvements. SK stated that students wait on both sides of the corner to get on the bus and they run across the intersection to get across safely.
- SK recommended that we do not include two sets of flash rapid beacons if removing one set would reduce the cost of the project. He suggested that the flash rapid beacons should be elevated so that people can see them and that only one crosswalk needs to be installed.

10th St NW & Wertland St and 10th NW St & Page St Improvements

- TH informed the group that if pedestrian signals are installed at 10th St & Wertland St intersection, then ADA requirements must also be met (according to VDOT requirements).
- SK asked if ADA requirements also apply to the 10th St NW & West St draft plan, specifically where the plan outlines sidewalk extensions. TH stated that she would have to follow-up with staff.

- TP stated that crossing 10th St NW safely is a top priority for him. TP stated the 10th St NW & West St intersection and the 10th St NW & Page St intersections are the most critical priorities. TP stated that he feels like the Wertland St intersection is less critical compared to the other intersections because it seems as if it is not serving as many pedestrians as the 10th St NW & Page St and 10th St NW & West St intersections. TP stated that you can get more bang for your buck at other areas. SJ stated that Wertland St seems to serve UVA pedestrians.
- Ali Radjavi (AR) stated that he agrees that the West St and Page St intersections are important.
- James Bryant (JB) asked TH to explain what the differences are in relation to funding the 10th St NW & West St improvements and the 10th St NW & Page St improvements. TH stated that a study will be required at the 10th St NW & Page St intersection but not at the 10th St NW & West St intersection since the City already has a draft plan. JB asked how long it would take to do a study and TH stated that she can check with staff on the timing of the study. JB stated that he has seen an increase in traffic on 10th St NW since he has been a resident on 10th St NW. He stated that drivers speed constantly, especially when they are driving down the hill heading south on 10th St NW. He stated that it is just a matter of time until someone is killed at that intersection. SK asked if there was an incident that happened on 10th St NW involving a cyclist and the curb cuts. He stated that the bump outs are a hazard and that the City should have to fix or remove the bump outs. SK stated that there is not a bike lane on 10th St NW. CS stated that there are no bike lanes because the speed limit is supposed to be 25 mph.
- AR asked if raised intersections operate like speed bumps and if they will decrease traffic speed. He suggested that maybe the solution is to install speed bumps (not the small ones but the wide ones that are raised). JB stated that the installation of speed bumps would back up the traffic on 10th St NW. JB stated that due to the Roosevelt Brown Boulevard street closures, traffic does not die down until about 6:00pm – 7:00pm on 10th St NW.
- SJ mentioned that speed data should not have to be collected for a new study if the data has already been collected.
- TH explained that if a study is conducted for the 10th St NW & Page St intersection, then improvements must be made as a result due to HUD requirements. The requirements state that if CDBG funds are expended for technical assistance (study) then the study must result in a low to moderate income area (LMA) benefit.

Neighborhood Signage

- AR stated that he feels like the signs would be nice but the price is expensive. He stated that if the group wants a sign then maybe they can have a local person create one. He stated that he feels like the signs are not impressive and that they do not warrant the price tag. CS stated that the quote from Gropen is reasonable.
- TP stated that there is a nice 10th St NW & Page St neighborhood sign near Kardinal Hall on 8th St, however, he feels that the neighborhood should have signs that alert persons that they are entering a neighborhood and should not be speeding. He believes that signage could bring a place making value to the neighborhood. TP stated that the amount of the sign is less than one percent of the current budget and the 10th & Page Neighborhood may have an additional \$200,000 in FY 2017-2018. He stated that if a sign could be placed at the 10th St NW & West St intersection and

near the West Main entrance, then the signage may prevent speeding. AR stated that the signs may be worthwhile and may alert motorists that they are actually about to enter a neighborhood, therefore he understands the value.

- LY stated that he thought that it would be a good idea to include a neighborhood sign at the 8th St & Hardy Dr location (City-owned) lot.

Preston Avenue Pedestrian Crossing Study

- The group asked if the City increased the timing at the Rose Hill Drive and 9th St intersection. TH stated that she would need to follow-up with staff to get an update.
- SK stated that 8th St would be an ideal location to cross because it would make sense to have a crossing at that location.
- CS asked TH if funding a crossing improvement at Preston Avenue would be pricey and TH stated that she did not know but can imagine that it might be due to the four lanes of traffic on Preston Avenue.

Sidewalk Connectivity

- TH provided an overview of the cost of Albemarle St and stated that staff is unable to provide a timeline of when the project will begin with CIP funds due to lack of staff capacity. TH reviewed the information provided on the priority list.
- SK stated that it sounds like the City is resolving the issue with the poles in the sidewalk by constructing sidewalks on the other side of the street where there are no poles.
- TH stated that staff informed her that the whole stretch of Albemarle St from 8th St to West St can be funded with CIP funds, however, the timing is unknown.
- CS stated that he was going to ask the group to strongly consider voting on the Albemarle St sidewalk as a top priority, however, if it's already on the list then he will not make that suggestion to the TF.
- AR asked if the sidewalk is at the top of the CIP sidewalk list for completion. TH stated that she would have to follow-up with staff.
- SJ asked if the group chooses the sidewalk as a priority will the neighborhood have to wait for the City to do the work or will the work be contracted out. TH stated that the work will be contracted out.
- AR stated that the one portion of the sidewalk that is already on the list is owed to the neighborhood because it is very dangerous and there have been accidents at the location. He stated that the City has been saying that it will get done, however, nothing has been done to date. He stated that the Page St to West St portion of the sidewalk should be a bonus project that can be funded with CDBG funds. He stated that maybe CDBG can be used to fund a sidewalk on the railroad side of Albemarle St.
- TP stated that the group should self-organize on this issue if the group decides that it is not a priority for CDBG. TP stated that they should bring up the issue at a City Council meeting.
- The group decided that the Albemarle St sidewalk is a top priority, however not a CDBG priority because it already has a funding stream.
- TP stated that it is probably not valuable to add a sidewalk on the east side of 9th St if trees have to be removed. He stated that there are not that many trees on 9th St TP stated that constructing sidewalks on both sides of 9th St with CDBG funds may not be as valuable as other potential projects in the neighborhood.

- SK expressed concern over the issue of utility poles located in the middle of the sidewalk.

Lighting on Page St

- SJ stated that she brought up the lighting concern but didn't realize that the lighting would cost that much. She stated that there is light at 11th St, however, lighting does not continue until you get to the dead end of Page St (lights are missing in between).
- AR stated that lights do a lot for safety therefore it should be considered as a priority.
- TP stated that he is supportive of the project because it can happen quickly and will increase safety in the neighborhood. The group agreed with TP.

CRHA Storm water Drainage Study

- TH stated that Joy mentioned that there is a flooding issue on the Charlottesville Redevelopment and Housing Authority (CRHA) property at Hardy Drive. TH reviewed the notes on the priority list. TH stated that the CRHA conducted a storm water drainage study in an area near the basketball courts (sinkhole). TH stated that the issue that Joy is referring to is located in a different location than the location that identified in the study. City staff suggested that it is likely that more storm water drainage infrastructure will need to be installed in the area of concern.
- The group was concerned that if the study was funded, CDBG may not be able to fund the recommended solutions due to the unknown costs.
- AR stated that he is concerned overall with funding studies with CDBG due to unknown results. He asked if there were any other studies that the group felt strongly about. TH stated that there is a group consensus that the 10th St NW & Page St study is a top priority.

8th St & Hardy Drive Site (City-owned lot)

- TH provided an update of her discussion with the Department of Parks and Recreation.
- SJ asked if the Department of Parks and Recreation would be able to maintain the park. TH stated that it would most likely depend on the type of park. TH stated that details need to be discussed with the Parks department. SJ asked about lighting. TH stated that Chris Gensic from Parks and Recreation did not include lighting in his cost estimate.
- AR stated that he is most concerned about fixing the infrastructure at the site. He stated that 8th St & Hardy Drive is one of the entry points to the neighborhood. He noted that thing that you see upon entering the neighborhood is trash and vines. There was a discussion about opportunities for organizations to collaborate on projects at the site.
- TH stated that a study was conducted in 2014 which focused primarily on grading the area to prime it for a park but the study did not include the cost of park equipment and maintenance.
- TH explained that more community engagement would need to be involved if the group decided that having a park at this location would be important. Parks would need to be involved and also the neighbors to the site.

- CS expressed his desire to clean the site up, grade the site, and prepare the site for future opportunities. AR stated that he has talked to a representative from the funeral home and he is interested in seeing something get done on the site.
- AR suggested that the group should not think of the site as an area for a potential park but maybe emphasize the need for grading the area as a priority. AR mentioned that space would serve Westhaven residents. He stated that it serves as an entry point into the neighborhood.
- JB brought up the fact that the neighbors would need to be involved and that there may be some resistance. AR stated that no one would be opposed to fixing the area up or cleaning it up.
- AR suggested that the group should not focus on calling the site a park and that perhaps the group should focus on beautifying the space and grading the site.

Task Force Rank and Vote on Priorities

On a motion by TP, seconded by SK, the CDBG 10th & Page Priority Neighborhood Task Force unanimously approved the following projects as priorities for CDBG priority neighborhood funding (in order of top priority to lowest):

- 1) Intersection improvements at 10th St NW & West St;
- 2) Intersection study at 10th St NW & Page St with the intention that some improvements are made as a result of the study;
- 3) Beautification at the 8th St & Hardy Drive site;
- 4) Lighting at the end of Page St; and
- 5) Installation of three signs where applicable (to be determined by TF)

The group noted that the other items listed on the priority list are of priority, however, the TF recommends focusing funds on the top three priorities first. The other items are to be considered at a later date provided that there is additional funding leftover. The group did not prioritize the Albemarle St sidewalk because the TF has made an assumption that the City will take care of it with CIP funds.

The meeting adjourned at 7:30pm.

CDBG 10TH & Page Priority List

CDBG 10th & Page Priority Neighborhood Budget

Current - \$358, 939.94

Projected FY 17 – 18 - \$200,000

Projected Total - \$558,939.94

10th St NW & West Street Improvements - \$149,905

- Included as a priority because of discussion about safety issues at intersection
- Estimates may be a bit high, but probably within the ballpark
- Task Force can review plan to determine which components to keep or remove
- Cannot incorporate landscaping within this improvement unless someone applies for adopt a spot. City Parks department does not have the budget to maintain landscaping.
- An alternative to landscaping is including colored stamped concrete (or brick pavers) – will most likely increase the cost of the project (see photos)
- Another alternative is to engage art in place with the selection of a neighborhood artist to create art in place at the intersection

10th St NW & Wertland Street Improvements - \$85,692

- Included as a priority because of discussion about lack of push button for street crossing and traffic timing issues at intersection
- According to VDOT guidance on ADA improvements, installing a pedestrian signal (push button) is considered an alteration which would trigger ADA improvements (curb ramps)
- ADA improvements are shown in the plan documents

10th St NW & Page Street Improvement Design Study - \$36,000

- Included as a priority because of discussion about safety issues at intersection, discussion about blinking light not sufficient
- At this point, in order to move forward with funding improvements at this intersection, a study will need to be conducted to determine what is warranted at the intersection. The study would include a study phase (signal and all-way stop warrants, speed data, alternatives, and a community meeting, survey, and engineering plans (including community meeting). The estimated cost is for the study alone. A signal warrant analysis that was conducted several years ago found that the side street traffic was not high enough to warrant a signal. While the mainline traffic may have increased, staff doubts that the side street traffic has grown to a point that would warrant a signal. Suggestions for how the intersection could be improved might include:
 - Maximize the curb extensions (with fire department approval)
 - Install rapid flash beacons (again, city needs some guidelines for this),
 - Could consider a raised intersection perhaps (might increase motorist noise to the neighbors),

- Could consider low height pedestrian scale lighting in each corner (versus the typical power pole cobra heads),
- Textured pavement in the intersection (could add slightly to tire noise)
- Overall, these are just suggestions and a study would need to be conducted. TF can make a decision whether or not to fund improvements with FY 17-18 funds.

10th & Page Neighborhood Signage - \$3,400 (ea.)

- Included as a priority because of the discussion about a lack of gateways into neighborhood and lack of historic character
- Refer to design as an example of neighborhood signage

Preston Avenue Pedestrian Crossing Study - \$5,000

- Included as a priority because the 8th St NW/Forest St, 10th St/Grady Ave/Preston, Harris & Preston, 9th St & Rose Hill Dr intersections were brought up by TF as a challenge to cross from neighborhood over to the other side of Preston Ave.
- A mid-block crossing analysis or pedestrian crossing study would be required to determine the best location on Preston to implement pedestrian improvements
- NDS has submitted a grant for crossing improvements at the following intersections. Grant decision is pending spring 2016.
 - 10th St & Grady Ave - \$225,000 (see photos) installation of high visibility crosswalks, upgrade flashing rapid beacons
 - Preston Ave & Harris Rd - \$258,500 (see photos) installation of pedestrian curb ramps and sidewalk
- If NDS is not awarded grant, TF can decide to fund with FY 17-18 funds, or, TF can decide to fund a crossing study and then fund improvements at the intersection identified as having the most need for improvements.

Sidewalk Gap Projects – Cost Varies

- Included as a priority because neighborhood brought up issues related to lack of connectivity and lack of sidewalks specifically Albemarle Street and 9th St NW. Staff noted other areas where lack of connectivity (sidewalk) is noted on the complete sidewalk projects list.
 - Albemarle Street Sidewalk (8th St to Page St) - \$50,000 - \$60,000, Page Street to West Street (\$77,000+/-) = \$127,000 - \$137,000 total. The whole stretch can be funded with CIP, but, timing is an unknown because staff is behind on all other sidewalk projects. Could be funded with CDBG if TF decides to. If retaining wall is required, would cost more.
 - 9th St NW (West St to Preston Ave - both, 450 ft.) - \$99,000. On complete sidewalk projects list (CIP funds), staff still working on 2011 - 2016 list.
 - 10 1/2 St NW (Grady Ave to West St - East, 420 ft.) - \$92,400. On complete sidewalk projects list
 - 7th Street NW (Page St to West St - North, 575 ft.) - \$126,500. On complete sidewalk projects list.
- 9th St between Anderson St & Page – staff will be conducting a site visit to determine amount of right away and if sidewalk can be constructed.
 - 9th Street between (Anderson & West – east side) \$35,000+/-
 - 9th Street between (Page & Anderson – east side) \$33,000 +/-

Lack of lighting on Page Street (near dead end) - \$5,000 - \$6,000

- Included as a priority because of discussion about lack of lighting in areas within the neighborhood. The estimated cost is to install a light to a dominion pole.

CRHA Storm water Drainage Study/Report - \$7,900

- Priority because brought up by a TF member who is concerned about flooding in the area.
- CRHA has a study for a similar flooding project (sinkhole) project near basketball courts in which the estimated cost of the project is \$105,179.20. This is a project that will help relieve flooding in the area identified by Joy, however, this will not solve the flooding issue in the area outlined by Joy. Additional drainage infrastructure will be needed and the deteriorating concrete ditches and failing retaining wall located on the slope behind the 814 building will need to be addressed. CHRA did not seem up for taking on the scale and complexity of issues with the retaining wall and concrete ditches so Dominion Engineering was given a contract to focus on only the most severe issues around the steps.
- If the TF were to fund this project with CDBG funds, it is likely that the project will be estimated to come in close to \$105,179.20 +/- . A storm water drainage study/report would be needed to determine how to resolve the issues and to determine an estimate of the cost. TF can then decide to fund improvements with FY 17-18 funds if it chooses.

Park at 8th Street and Hardy Drive - \$33,013+

- Included as a priority due to TF concerns about lack of safe spaces for children to play.
- Open space with fencing, 4 trees, 2 benches, and grading would be feasible at this point in the process as community engagement would not be as extensive as the community engagement process for a full blown park with equipment which can take up to 9 months or more. For CDBG, we need close to shovel ready projects.
- Would need to involve closes neighbors to space in the process.
- The cost estimate is based off of \$10,000 estimate for trees, fencing, and benches and \$23,013 for grading. The grading estimate is a little low being that the plan was conducted in 2013. Please be mindful that the cost for grading will be more.

Staff Recommends Not Funding with CDBG

Storm water Infrastructure Project at 8th St and Hardy Dr - \$40,000+/-

- Included as a priority due to TF concerns of flooding brought up in discussion
- Construction would take about one month, however, the City would need to work with the rail road, which would complicate the process, and the railroad may not even allow City to make the improvements. It could take anywhere from 3 months to 1 year, just working with the railroad.
- Staff recommends not funding with CDBG due to uncertainty on the timing of the project.

Re-aligning both sides of West Street/10th St NW

- Included as a priority as it was brought up by one member of the TF. This project would require right-of-way acquisition. Right of Way acquisition can take upwards of a year or more depending on the willingness of those who are giving up the property. It usually entails getting assessments of all of the properties involved, followed by an offer based on the value of the

assessment, and a negotiation period. If it is something that qualifies, eminent domain can be used to take the property if no agreement can be made.

- Staff recommends not funding with CDBG due to Uniform Relocation Act requirements and uncertainty on the timing of project due to federal acquisition and uniform relocation act requirements.