

LAKE BLUFF URBAN DESIGN PLAN

LAKE BLUFF, ILLINOIS



CHALLENGE

Increasing vehicular and pedestrian safety, parking, and traffic calming in the Village's core area.

The Village of Lake Bluff's downtown streetscape concept was initiated in 2001 as part of a Downtown Area Traffic Planning and Urban Design Study.

As landscape architect and urban designer, Land Design Collaborative Inc. (LDC), developed design concepts. In 2003, LDC completed work on the Lake Bluff Urban Design Plan that further detailed the 2001 study and locked in roadway curb alignments, walkways, and landscape areas. The process included hands-on workshops and on-site visual preference work sessions with members of the Village's Architectural Board of Review.

RESULTS

Construction of Project Phases One and Two was complete in June 2007.

Benefits of the project include:

- Enhanced traffic flow
- Traffic calming
- Improved traffic safety
- Pedestrian safety enhancements
- Aesthetic improvements
- Additional parking

CONSTRUCTION BUDGET
\$1.2 MILLION

2007 PROJECT OF THE YEAR AWARD
FOR TRANSPORTATION PROJECTS
LESS THAN \$2.0 MILLION.



SOLUTION

It took years of consensus building with several interested parties to bring the Lake Bluff Urban Design Plan to construction. The project's location in an historic downtown business district meant that any improvements would impact residents and businesses alike. Village Hall, the Public Safety building, Post Office, and the Village Green park are all within the project limits.

Hampton, Lenzini and Renwick, Inc. (HLR) incorporated LDC's concepts into the civil design of the project and prepared construction plans, specifications, and bid documents. An aggressive construction schedule was necessary to accommodate the Village's weekly summer farmers' market, Independence Day festivities, concerts on the Village Green, and other community events. HLR worked closely with the Village and the Contractor, providing layout and construction engineering services, helping to ensure construction was completed on schedule, and the Village's events and activities were not impacted.

Improvements designed include:

- Intersection realignment to provide better sight lines and traffic flow.
- Installation of new low-wattage compact fluorescent lamps in historically-replicated luminaires.
- Design of an on-street drop box for the post office.
- Extensive landscaping to make the area more pedestrian friendly.
- Upgraded crosswalks and other elements were ADA compliant.
- Shortened and realigned pedestrian crossings to minimize conflicts and increase safety.

Phase III construction observation included realignment of the intersection and roadways while maintaining access to the police and fire departments. The sewer and sidewalk replacements were staged to provide access to restaurants and shops. As the project was located in the downtown business district, maintaining traffic flow and safe pedestrian access was critical. Improvements were completed to allow access for emergency vehicles exiting the Fire and Police Stations and to not restrict the community's access to the Post Office or Village Hall. The project team successfully realized the Village's goals to provide safer traffic flow, preserve the character of the downtown, increase open space, and provide safer and more pedestrian-friendly access to the residents.