REPORT TO CITY COUNCIL

DATE: AUGUST 26, 2020

TO: HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

FROM: NATHAN HAMBURGER, CITY MANAGER

BY: JESSICA FORTE, PUBLIC WORKS DIRECTOR/CITY ENGINEER

SUBJECT: DISCUSSION ON ALTERNATE DESIGNS FOR THE KANAN ROAD/AGOURA ROAD ULTIMATE INTERSECTION IMPROVEMENTS PROJECT

This item discusses the history of design alternatives for the Kanan Road / Agoura Road Ultimate Intersection Improvement, provides a recommendation for final design, and requests direction to include the design in an amendment to the Agoura Village Specific Plan (AVSP).

On June 14, 2006, the final AVSP was presented to the City Council (Council) and at that time a roundabout was identified as the preferred intersection design. The roundabout's scope development, design contract procurement, identification of funding, and design took place over the following years.

On May 14, 2014, the Council directed staff to analyze the feasibility of a standard traffic signal and provide a comparative analysis of a standard signal to the designed roundabout.

On September 10, 2014, the Council directed staff to develop an aesthetic plan and design for a signalized intersection. The signalized intersection's scope development, design contract procurement, funding, and design took place over the following years. Council further directed staff to engage with the public and project developers to collect feedback on the signalized intersection. A public workshop took place on September 21, 2017.

On November 8, 2017, staff presented a summary of the community workshop and the Council approved the 95% design plans for a signalized intersection and directed staff to amend the AVSP environmental documents for the project.

On May 22, 2019, staff requested authorization to complete the 100% design and draft environmental documents. At this meeting, the Council expressed its concern with the removal of two large heritage oaks on the northwest corner of the intersection, which would be required for construction of the 95% design, as presented that evening. In order to save these trees, the Council directed staff to prepare alternative design concepts to the 95% design plans, with consideration of the Level of Service (LOS) at AVSP build out,

oak tree impacts, right-of-way impacts, and project funding. Staff prepared two alternatives to the 95% design that would not impact the large oaks at the northwest corner of the intersection.

The first alternative, Alternative A, shifts the 95% design, as presented in May 2019, entirely to the south. This alternative would result in a LOS C, which is equivalent to the 95% design, avoids impacting the heritage oaks to the north but impacts a greater number of oak trees cumulatively (see Exhibit A), it is the most costly, and requires the City to acquire over 50,000 SF, approximately one acre, of land. A land acquisition of this size would likely require a fee purchase.

The recommended alternative, Alternative B, maintains the alignment of the 95% design along the southbound side of Agoura Road. This design eliminates the proposed raised median on the east leg of Agoura Road, impacts the fewest oak trees (see Exhibit A), and will result in a LOS D under full buildout of the current AVSP, as expected in 2042. This alternative requires significantly less acquisition of land through dedication, at approximately 1/5 acre (8,200 SF).

While the recommended alternative provides a LOS D at full AVSP buildout, staff will continue to evaluate striping alternatives and circulation to improve LOS. Additionally, the Kanan Corridor Project includes analysis of this intersection and should identify future modifications and improvements to circulation.

Exhibit A – Oak Tree Impacts

Oak Tree Removal	Current 95% Design	Alternative A	Alternative B (Recommended)
Mature	4	2	1
Medium	8	12	0
Mitigation	27	28	20
TOTAL OAKS	***39***	***42***	***21***

After studying each of these alternatives and their findings at length (see Exhibit B), staff is recommending Council approve design Alternative B for the Kanan Road/Agoura Road Ultimate Intersection Improvements Project (Project). This alternative balances the City's objectives to improve circulation through the intersection, protects mature and medium sized oaks to the greatest extent possible, provides safe circulation and bike facilities, reduces the cost of project implementation, and should not acquisition of land through fee.

Exhibit B – Comparative Summary of Design Alternatives

	"No Project" Alternative	Current 95% Design	Alternative A	Alternative B (Recommended)
2042 Level of Service	E	C	C	D
Oak Tree Impact	-	39	42	21
ROW Impact	-	8,200 SQFT	50,500 SQFT	8,200 SQFT
Cost (Design & Construction)	-	$4,955,000	$7,750,00	$4,790,000

As discussed, Alternative B requires transplanting one mature oak. Staff's recommendation for this oak is to transplant to a location east of Kanan Road, south of the Agoura Intersection and slightly north of Cornell Way. The proposed location is shown in green in Photo 1, on the following page. The soil conditions have been tested and the area currently supports several thriving large trees under natural conditions. With sufficient watering, support cables and maintenance, staff believes this area gives the tree the best chance of survival. With further study and input from the Public Works Subcommittee, this tree may enhance future gateway signage.

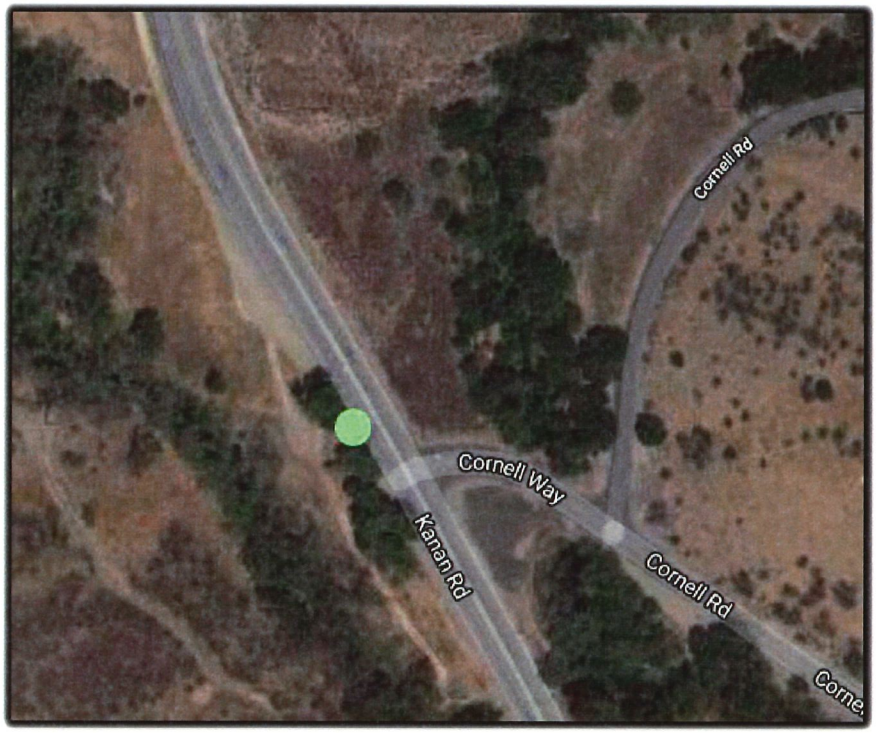


Photo 1 – Proposed location for transplanted oak

The intersection of Kanan Road and Agoura Road is important to the safe and orderly development of the AVSP area. The existing and proposed land uses, approved as part of the AVSP, are the driving force behind the design of the ultimate intersection improvements. With the steady increase in activity by developers looking to deliver projects in the AVSP area, it is imperative that City staff have the ability to condition developer's frontage improvements in accordance with an approved plan.

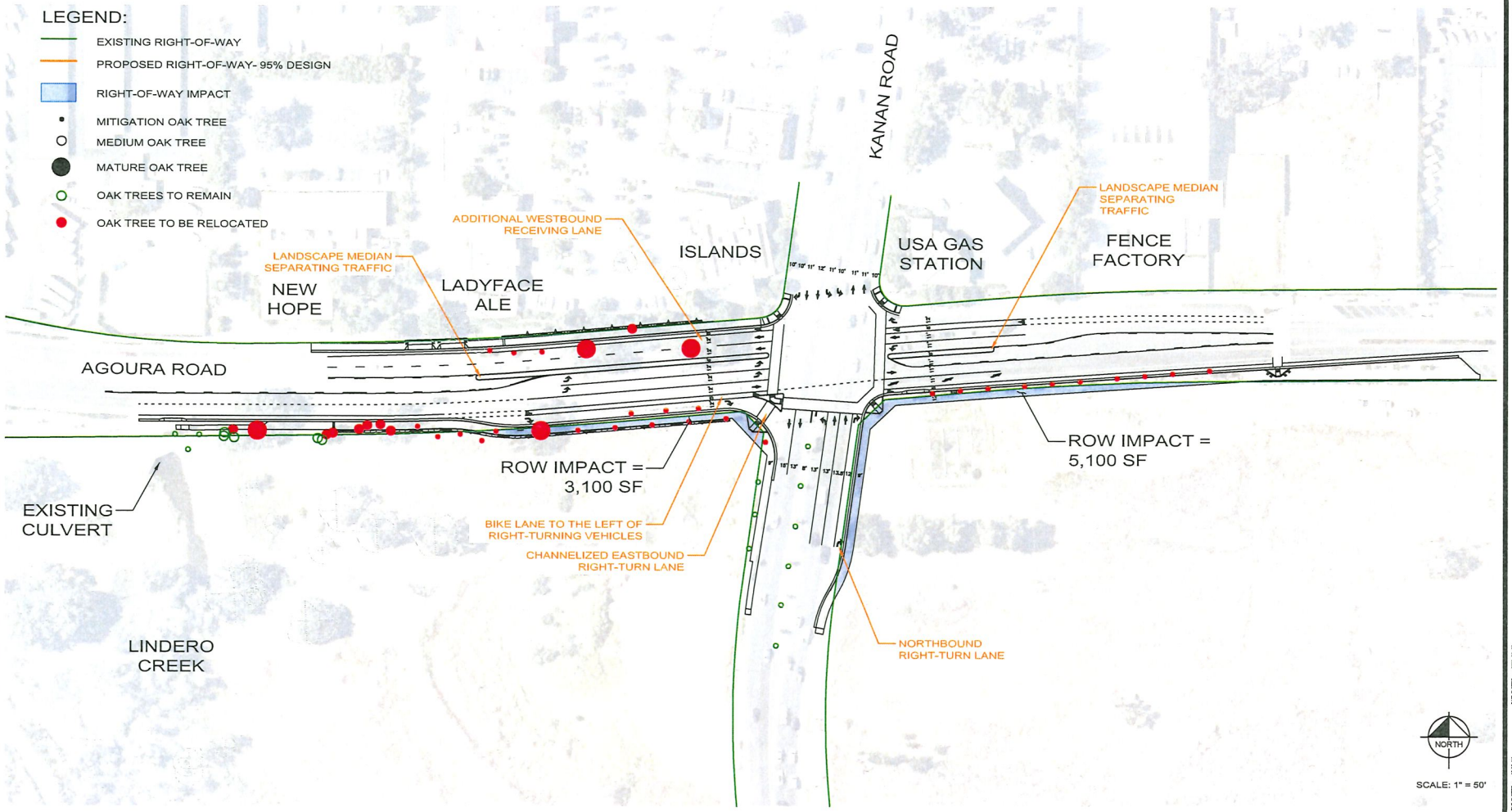
Should the City Council approve Alternative B, staff will proceed with CEQA documentation and an amendment to the AVSP. It is worthwhile to note that this amendment will be in advance of the future AVSP update, which is currently underway.

RECOMMENDATION

Staff respectfully recommends the City Council approve Alternative B for final design of the Kanan Road/Agoura Road Ultimate Intersection Improvements Project, and direct staff to proceed with final design, CEQA documentation, and an amendment to the AVSP to remove the roundabout and include the signalized intersection.

Attachments: Current 95% Design
Alternative A Design Concept
Alternative B Design Concept

CURRENT 95% DESIGN



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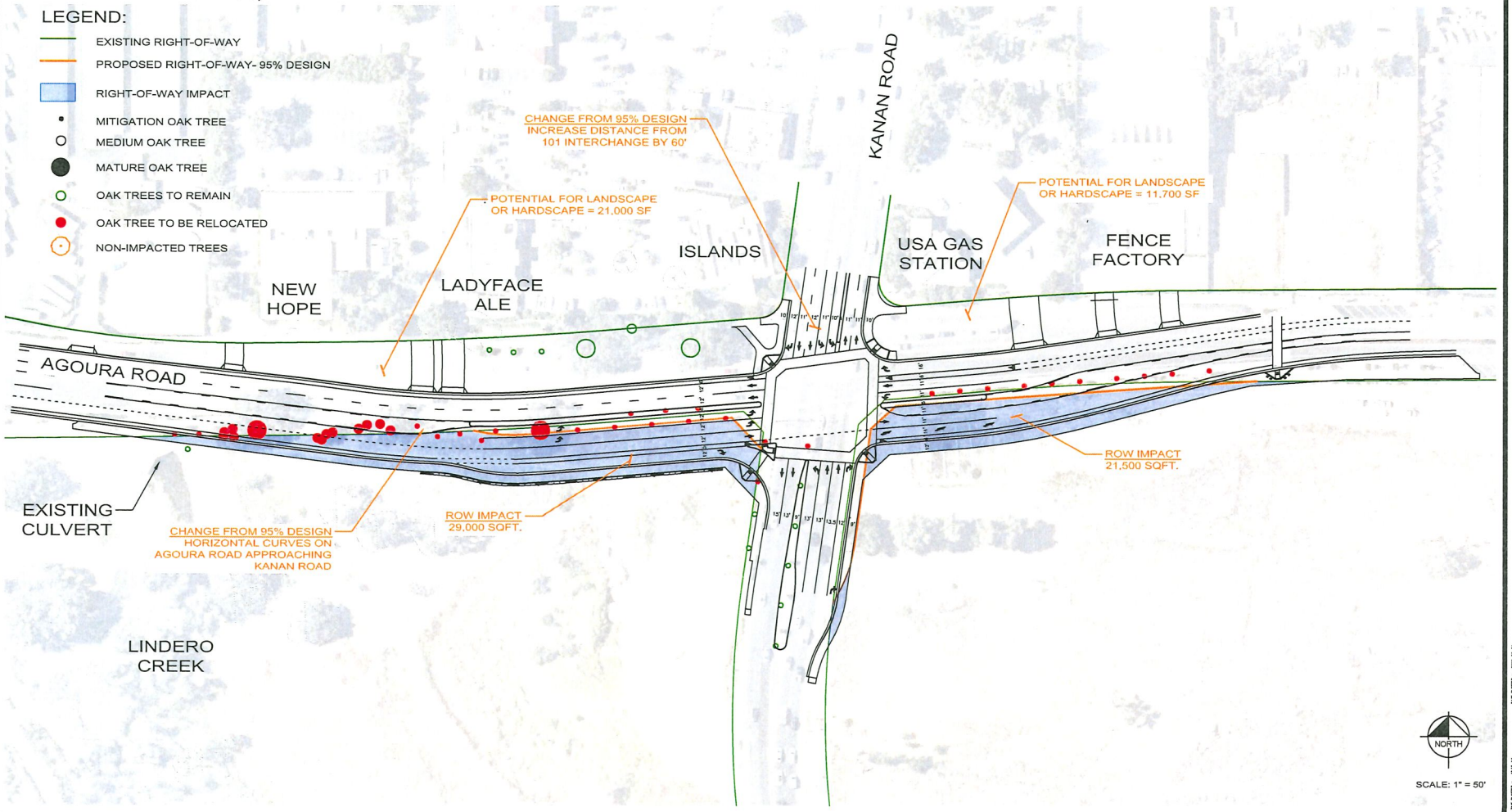
ALTERNATIVE DESIGN

(COMPLETE SHIFT OF PROPOSED 95% DESIGN SOUTH TO SAVE OAKS ON N/S)



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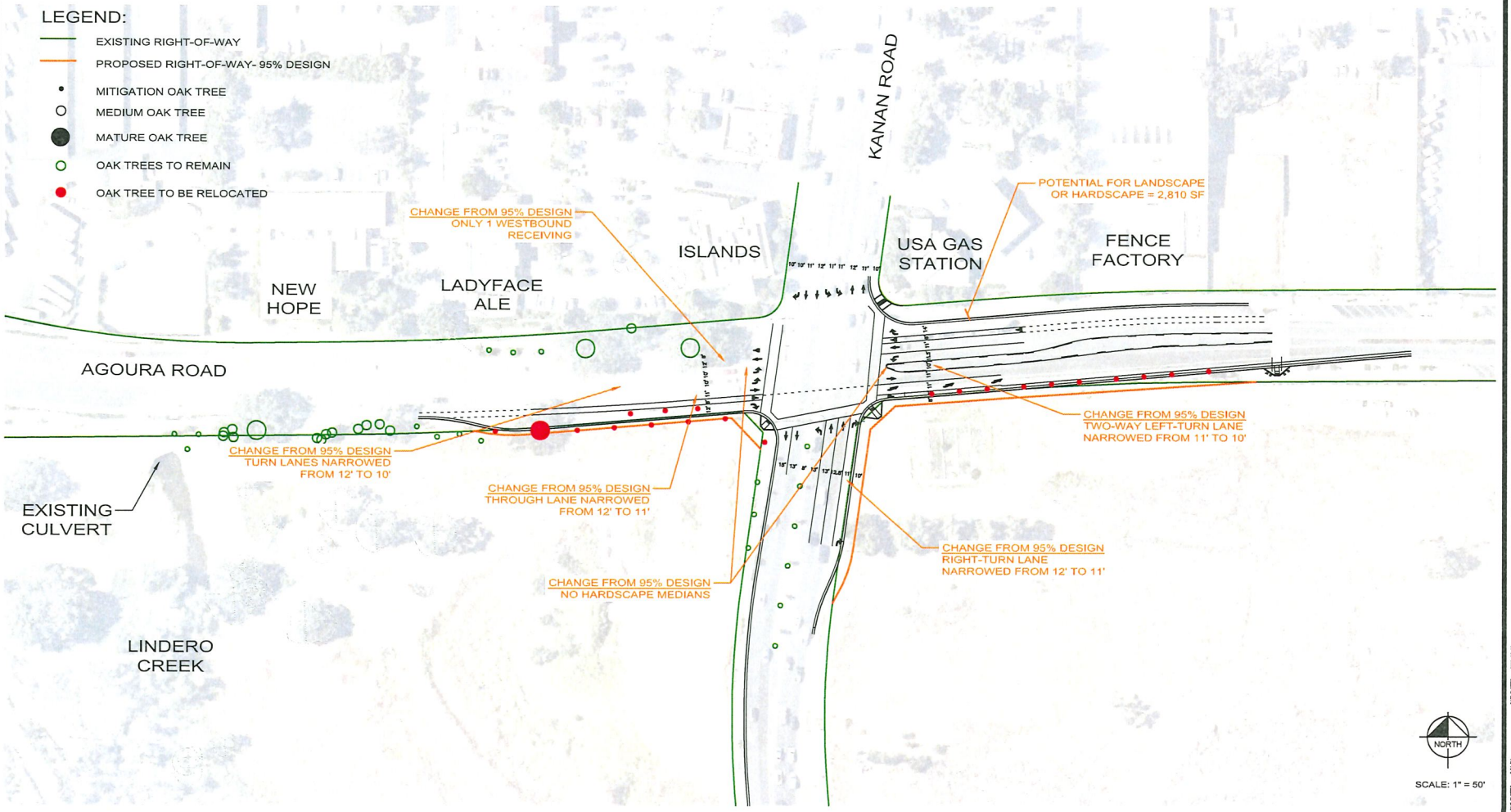
STAFF RECOMMENDED ALTERNATIVE DESIGN

(SAVING OAKS ON N/S AND SHORTENING EASTBOUND RIGHT TURN POCKET)



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