

FINAL

The Traffic Committee meeting was called to order at 7:30 p.m. in the Lower Level Conference Room at Troy City Hall on July 16, 2003 by Charles Solis.

1. Roll Call

PRESENT: Ryan Deel
John Diefenbaker
Ted Halsey
Jan Hubbell
Richard Kilmer
Charles Solis
Kaveri Korgavkar, Student Rep.

ABSENT: Thomas Sawyer, Jr.

Also present: John Abraham, Traffic Engineer
Lt. Robert Redmond, Police Department

and Items 3, 4, 5, 6 Fred Capaldi, Capaldi Building Co.
Barbara and Charles Gabor, 2825 Lenox

Item 5 Matthew Rizik, 2791 Rabben Court, Troy

Item 9 Eileen Desmond, 2023 Haverford, 48098

Motion by Halsey
Seconded by Hubbell

To excuse Mr. Sawyer as he is out of the City.

YEAS: 6

NAYS: 0

ABSENT: 1

MOTION CARRIED

2. Minutes – April 16, 2003

Motion by Kilmer
Seconded by Diefenbaker

To approve the April 16, 2003 minutes as printed.

YEAS: 6

NAYS: 0

ABSENT: 1

MOTION CARRIED

PUBLIC HEARINGS

3. Request for Sidewalk Waiver – Rabben Court, Parcel A

Capaldi Building Co., 846 Redding Rd., Birmingham, MI is requesting a waiver for the sidewalk at Rabben Court, Parcel A. The sidewalk ordinance requires that sidewalk be installed in conjunction with the development of this parcel due to a recent lot split, combined and replatted. The Public Works Department recommends denial of this waiver request. Petitioner has signed an "Agreement for Irrevocable Petition for Sidewalks." Petitioner does not wish to damage or remove old trees or change the rural nature of the neighborhood.

The Public Hearing was declared open.

Fred Capaldi, Capaldi Building Co., told the Committee that sidewalks would only be in front of these four lots; there are no other sidewalks on Rabben Court. He has worked with Steven Vandette, City Engineer, to route ditches on Sussex and Devonwood to spare beautiful old trees, and doesn't want to destroy the trees on Rabben Court to install sidewalks that the residents don't want. The entire subdivision has only four homes on large lots, and the residents want to maintain a rural atmosphere.

Matthew Rizek, of 2791 Rabben Court, has written a letter and also addressed the committee expressing the same wish.

The Traffic Engineering office received a letter from Mr. and Mrs. Mahloy of 2830 Devonwood stating that their subdivision is named Middlesex Country Homesites, and they want it to remain "country."

Charles Gabor, a resident of Lenox, in the same part of the City, felt that it would make no sense to have sidewalks since the residents move into the area because they enjoy the rural ambience and want to maintain it.

The Public Hearing was declared closed.

Traffic Committee members are familiar with the area and reiterated that it is in a beautiful country setting which they would not want to see changed.

Mr. Diefenbaker indicated that the access roads to Rabben Court are all unpaved, maintaining a "rural" look to the subdivision and that it may not be a good idea to put in sidewalks only for this small cul-de-sac.

Mr. Deel echoed Mr. Diefenbaker's comments and added that adding sidewalks will upset the country atmosphere.

RESOLUTION #2003-1

Motion by Hubbell

Seconded by Deel

1. WHEREAS, City of Troy Ordinances, Chapter 34, Section 8(D) allows the Traffic Committee to grant temporary waivers of the City of Troy Design Standards for Sidewalks upon a demonstration of necessity; and

WHEREAS, Capaldi Building Co. has requested a temporary waiver of the requirement to construct a sidewalk on the property because there are no other sidewalks in the area, the sidewalk would lead nowhere and connect to nothing, and it wishes to maintain a rural look.

WHEREAS, THE Traffic Committee has determined the following:

- a. A variance will not impair the public health, safety or general welfare of the inhabitants of the City and will not unreasonably diminish or impair established property values within the surrounding area, and
- b. A strict application of the requirements to construct a sidewalk would result in practical difficulties to, or undue hardship upon, the owners, and
- c. The construction of a new sidewalk on the property line would lead nowhere and connect to no other walk, and thus will not serve the purpose of a pedestrian travel-way.

NOW THEREFORE, BE IT RESOLVED that the Traffic Committee grants a five-year waiver of the sidewalk requirement for the property at Parcel A, Rabben Court, which is owned by Capaldi Building Co.

YEAS: 6

NAYS: 0

ABSENT: 1

MOTION CARRIED

4. Request for Sidewalk Waiver – Rabben Court, Parcel B

Capaldi Building Co., 846 Redding Rd., Birmingham, MI is requesting a waiver for the sidewalk at Rabben Court, Parcel B. The sidewalk ordinance requires that sidewalk be installed in conjunction with the development of this parcel due to a recent lot split, combined and replatted. The Public Works Department recommends denial of this waiver request. Petitioner has signed an “Agreement for Irrevocable Petition for Sidewalks.” Petitioner does not wish to damage or remove old trees or change the rural nature of the neighborhood.

The Public Hearing was declared open.

Mr. Capaldi, Mr. Rizik, Mr. Gabor and the Committee members stated that the same comments they made regarding Parcel A apply to Parcel B.

The Public Hearing was declared closed.

RESOLUTION #2003-2

Motion by Hubbell

Seconded by Diefenbaker

1. WHEREAS, City of Troy Ordinances, Chapter 34, Section 8(D) allows the Traffic Committee to grant temporary waivers of the City of Troy Design Standards for Sidewalks upon a demonstration of necessity; and

WHEREAS, Capaldi Building Co. has requested a temporary waiver of the requirement to construct a sidewalk on the property because there are no other sidewalks in the area, the sidewalk would lead nowhere and connect to nothing, and it wishes to maintain a rural look.

WHEREAS, THE Traffic Committee has determined the following:

- a. A variance will not impair the public health, safety or general welfare of the inhabitants of the City and will not unreasonably diminish or impair established property values within the surrounding area, and
- b. A strict application of the requirements to construct a sidewalk would result in practical difficulties to, or undue hardship upon, the owners, and
- c. The construction of a new sidewalk on the property line would lead nowhere and connect to no other walk, and thus will not serve the purpose of a pedestrian travel-way.

NOW THEREFORE, BE IT RESOLVED that the Traffic Committee grants a five-year waiver of the sidewalk requirement for the property at Rabben Court, Parcel B, which is owned by Capaldi Building Co.

YEAS: 6

NAYS: 0

ABSENT: 1

MOTION CARRIED

5. Request for Sidewalk Waiver – 2791 Rabben Court, Parcel C

Matthew and Theresa Rizik, 2791 Rabben Court, Troy, MI are requesting a waiver for the sidewalk at 2791 Rabben Court, Parcel C. The sidewalk ordinance requires that sidewalk be installed in conjunction with the development of this parcel due to a recent lot split, combined and replatted. The Public Works Department recommends denial of this waiver request. Petitioners have signed an “Agreement for Irrevocable Petition for Sidewalks.” Petitioners do not wish to change the rural nature of the neighborhood.

The Public Hearing was declared open.

Mr. Capaldi, Mr. Rizik, Mr. Gabor and the Committee members stated that the same comments they made regarding Parcel A apply to Parcel C.

The Public Hearing was declared closed.

RESOLUTION #2003-3

Motion by Hubbell

Seconded by Diefenbaker

1. WHEREAS, City of Troy Ordinances, Chapter 34, Section 8(D) allows the Traffic Committee to grant temporary waivers of the City of Troy Design Standards for Sidewalks upon a demonstration of necessity; and

WHEREAS, Matthew and Theresa Rizik have requested a temporary waiver of the requirement to construct a sidewalk on the property because there are no other sidewalks in the area, the sidewalk would lead nowhere and connect to nothing, and they wish to maintain a rural look.

WHEREAS, THE Traffic Committee has determined the following:

- a. A variance will not impair the public health, safety or general welfare of the inhabitants of the City and will not unreasonably diminish or impair established property values within the surrounding area, and
- b. A strict application of the requirements to construct a sidewalk would result in practical difficulties to, or undue hardship upon, the owners, and

c. The construction of a new sidewalk on the property line would lead nowhere and connect to no other walk, and thus will not serve the purpose of a pedestrian travel-way.

NOW THEREFORE, BE IT RESOLVED that the Traffic Committee grants a five-year waiver of the sidewalk requirement for the property at 2791 Rabben Court, Parcel C, which is owned by Matthew and Theresa Rizik.

YEAS: 6

NAYS: 0

ABSENT: 1

MOTION CARRIED

6. Request for Sidewalk Waiver – Rabben Court, Parcel D

Capaldi Building Co., 846 Redding Rd., Birmingham, MI is requesting a waiver for the sidewalk at Rabben Court, Parcel D. The sidewalk ordinance requires that sidewalk be installed in conjunction with the development of this parcel due to a recent lot split, combined and replatted. The Public Works Department recommends denial of this waiver request. Petitioner has signed an "Agreement for Irrevocable Petition for Sidewalks." Petitioner does not wish to damage or remove old trees or change the rural nature of the neighborhood.

The Public Hearing was declared open.

Mr. Capaldi, Mr. Rizik, Mr. Gabor and the Committee members stated that the same comments they made regarding Parcel A apply to Parcel D.

The Public Hearing was declared closed.

RESOLUTION #2003-4

Motion by Hubbell

Seconded by Diefenbaker

1. WHEREAS, City of Troy Ordinances, Chapter 34, Section 8(D) allows the Traffic Committee to grant temporary waivers of the City of Troy Design Standards for Sidewalks upon a demonstration of necessity; and

WHEREAS, Capaldi Building Co. has requested a temporary waiver of the requirement to construct a sidewalk on the property because there are no other sidewalks in the area, the sidewalk would lead nowhere and connect to nothing, and it wishes to maintain a rural look.

WHEREAS, THE Traffic Committee has determined the following:

- a. A variance will not impair the public health, safety or general welfare of the inhabitants of the City and will not unreasonably diminish or impair established property values within the surrounding area, and
- b. A strict application of the requirements to construct a sidewalk would result in practical difficulties to, or undue hardship upon, the owners, and
- c. The construction of a new sidewalk on the property line would lead nowhere and connect to no other walk, and thus will not serve the purpose of a pedestrian travel-way.

NOW THEREFORE, BE IT RESOLVED that the Traffic Committee grants a five-year waiver of the sidewalk requirement for the property at Rabben Court, Parcel D, which is owned by Capaldi Building Co.

YEAS: 6

NAYS: 0

ABSENT: 1

MOTION CARRIED

7. **Request for Sidewalk Waiver – 883 Vanderpool**

R.W.T. Building LLC, 2065 Livernois, Troy, is requesting a waiver for the sidewalk at 883 Vanderpool. The sidewalk ordinance requires that sidewalk be installed in conjunction with the development of this parcel due to a recent lot split, combined and replatted. The Public Works Department recommends denial of this waiver request. Petitioner has signed an “Agreement for Irrevocable Petition for Sidewalks.”

The Public Hearing was declared open.

No one wished to be heard.

The Public Hearing was declared closed.

RESOLUTION #2003-5

Motion by Hubbell

Seconded by Halsey

WHEREAS, the Traffic committee has determined, after a public hearing, that Petitioner failed to establish the standards justifying the granting of a waiver,

NOW THEREFORE, BE IT RESOLVED that the Traffic Committee denies a waiver of the sidewalk requirement for the property at 883 Vanderpool, which is owned by R.W.T. Building LLC.

YEAS: 6

NAYS: 0

ABSENT: 1

MOTION CARRIED

8. Request for Sidewalk Waiver – 895 Vanderpool

R.W.T. Building LLC, 2065 Livernois, Troy, is requesting a waiver for the sidewalk at 895 Vanderpool. The sidewalk ordinance requires that sidewalk be installed in conjunction with the development of this parcel due to a recent lot split, combined and replatted. The Public Works Department recommends denial of this waiver request. Petitioner has signed an “Agreement for Irrevocable Petition for Sidewalks.”

The Public Hearing was declared open.

No one wished to be heard.

The Public Hearing was declared closed.

RESOLUTION #2003-6

Motion by Kilmer

Seconded by Deel

WHEREAS, the Traffic Committee has determined, after a public hearing, that Petitioner failed to establish the standards justifying the granting of a waiver,

NOW THEREFORE, BE IT RESOLVED that the Traffic Committee denies a waiver of the sidewalk requirement for the property at 895 Vanderpool, which is owned by R.W.T. Building LLC.

YEAS: 6

NAYS: 0

ABSENT: 1

MOTION CARRIED

REGULAR BUSINESS

9. Install STOP or YIELD Sign at Haverford and Springbrook

Eileen Desmond, 2023 Haverford, reports that Haverford is used as a cut-through between Beach and Coolidge. Traffic moves at high speeds and she has seen many near-miss situations. She requests a YIELD or STOP sign to control traffic.

The intersection of Springbrook and Haverford is a 3-way intersection with Springbrook ending at Haverford. While Springbrook connects to Connolly, which further leads to Coolidge, Haverford connects to Beach on the west side and ends in a cul-de-sac on the east side. The intersection is presently uncontrolled, and traffic on Springbrook must yield to traffic on Haverford.

A traffic crash study indicates that there was one crash in the past 3 years at this intersection. This involved a vehicle backing out of a residential driveway and a vehicle on Haverford. Traffic counts performed in March 2003 indicate 815 vehicles per day on Springbrook and 535 vehicles on Haverford. Residential street traffic volumes in Troy range between 300 and 5000 vehicles per day. Field studies indicate no major sight obstructions at the intersection. The major movement at the intersection is from northbound Springbrook to westbound Haverford, and only very few vehicles proceed eastbound through the intersection to the nine homes located east of the intersection. It should be noted that a STOP sign on Springbrook might not reduce the speed of vehicles on Haverford.

Ms. Desmond was the only resident representing this item and she felt that at least a YIELD sign should be installed at the intersection.

Ms. Korgavkar felt that a STOP sign might be warranted at the intersection. She feels that people ignore YIELD signs and might at least slow down for a STOP sign. Mr. Halsey mentioned that YIELD signs are intended to designate the right of way.

Sgt. Redmond said that he has not received too many speeding concerns from residents in the area, and felt that since the cut-through route is very circuitous through the subdivision, there may not be many motorists cutting through, and that the majority of traffic may be from the same neighborhood.

Mr. Kilmer requested a patrol car in the area to check for speeding. Sgt. Redmond will arrange for that.

Mr. Halsey asked if all the neighbors were notified of the meeting. Ms. Nottage confirmed that all residents within 300 feet of the intersection were notified. Mr. Halsey pointed out that only the petitioner appeared at the meeting.

Motion by Halsey
Seconded by Diefenbaker

To recommend no changes.

YEAS: 6

NAYS: 0

ABSENT: 1

MOTION CARRIED

10. Change YIELD Sign to STOP Sign on Andover at Hounds Chase

Kristie Stefani, 5687 Andover, requests that the YIELD sign currently on Andover at Hounds Chase be replaced by a STOP sign. She is concerned about speeding and feels a STOP sign would slow down traffic. After a phone conversation on the subject, Dr. Abraham mailed Ms. Stefani our brochures on stop signs and the Neighborhood Traffic Harmonization Program. Ms. Stefani has indicated that she wishes to pursue the matter. The necessary forms and material have been mailed to Ms. Stefani.

Andover runs between Arlund way and Hounds Chase and has a down grade, it may be easy to pick up speed coming down Andover. Field observations indicate low traffic volumes and no major sight obstructions at the intersection of Hounds Chase and Andover.

Ms. Stefani called in on July 16th and reported that she does not want to pursue the NTHP and wants to pursue installation of a YIELD or STOP sign. She requested postponement so that the necessary studies can be performed.

Dr. Abraham requested that this item be tabled until the next meeting.

Motion by Hubbell
Seconded by Deel

To table this item until the next meeting.

YEAS: 6

NAYS: 0

ABSENT: 1

MOTION CARRIED

11. Install NO PARKING Signs on Both Sides of Evanswood from Robart North to Dead End.

Gary A. Shripka, Assistant City Manager/Services, requests parking restrictions on the stub of Evanswood north of Robart. Golf course personnel report that residents are parking in that area and walking around the golf course property. This area is a natural wetland and wildlife habitat, and the foot traffic has been destroying vegetation in the area.

Motion by Halsey
Seconded by Hubbell

To recommend installing NO PARKING signs on both sides of Evanswood from Robart north to dead end.

YEAS: 6

NAYS: 0

ABSENT: 1

MOTION CARRIED

12. Visitors' Time

No one appeared to address the Committee on items not on the agenda.

13. Other Business

Mr. Solis welcomed Kaveri Korgavkar, student representative, to the Committee. Kaveri is a junior at Troy High School, and volunteered to be on the Traffic Committee to try to ameliorate traffic problems, especially near Troy High. There was some discussion about the history of traffic control around the school, and it was suggested that Kaveri talk to the Student Council and try to come up with suggestions for improvement.

Mr. Kilmer wants the intersection of Osborne Shopping Center, north of Big Beaver and Crooks, and the intersection of Wattles and Livernois studied for left-turn concerns.

The City Manager has asked for volunteers from several committees to serve on a task force to determine the future of the civic center site. Ryan Deel would like to serve, with Charles Solis as an alternate.

Motion by Hubbell
Seconded by Halsey

To approve Ryan Deel's nomination to the Civic Center task force.

YEAS: 6

NAYS: 0

ABSENT: 1

MOTION CARRIED

14. Adjourn

Motion by Kilmer
Seconded by Solis

To cancel the August meeting. The next meeting will be September 17, 2003.

YEAS: 6

NAYS: 0

ABSENT: 1

MOTION CARRIED

Motion by Hubbell
Seconded by Kilmer

To adjourn the meeting at 8:44 p.m.

YEAS: 6

NAYS: 0

ABSENT: 1

MOTION CARRIED