

Oak Park Station - Frequently Asked Questions

What is Oak Park Station?

The project is an \$85 million mixed use development consisting of the following:

- ◆ 270 residential rental units located in two buildings featuring a bridge spanning Westgate Boulevard
- ◆ 26,000 square feet of new retail space
- ◆ Public parking garage with 424 spaces
- ◆ Maple Avenue, a new two-way street connecting Lake Street to North Boulevard
- ◆ Streetscape enhancements complementing Marion Street
- ◆ Newly renovated commercial/retail space at 1118 Westgate Blvd.



Who is the Developer

Clark Street Real Estate is a Chicago-based corporation with more than 30 years experience and in excess of 30 million square feet of property developed. Lennar Multifamily Communities, founded in 2011 as a subsidiary of Lennar Home Builders, plans to develop more than \$1 billion in new multifamily communities – including Oak Park Station – in the next several years.

What is the project timeline?

Construction activity is expected to begin in earnest by mid-December 2015. The public parking garage and commercial space is expected to open in spring 2017.

When will construction take place?

Construction hours on the worksite are 7:30 a.m. to 3:30 p.m.

How will the project affect nearby businesses?

Services to businesses immediately adjacent to the project site will be relocated for the duration of the project. Four alternative service areas have been identified and are detailed on the attached area map.

- ◆ Loading Zone 1 – South side of Lake Street on the north border of the construction site
- ◆ Loading Zone 2 – South side of Lake Street from Marion Street to the construction Site

- ◆ Loading Zone 3 (temporary) – East edge of construction site
- ◆ Loading Zone 4 – South side of North Boulevard and the west side of Marion Street

Can we expect any street closures during the project?

Work on the Westgate bridge and streetscape will require the periodic closure of Westgate to vehicular traffic from the project site west to Harlem. During these closures, Westgate west of Marion Street will function as a two-way street with a flagger on duty during construction, and vehicular traffic will not be allowed on Westgate during non-construction hours. Work will be coordinated to ensure access to Westgate from the west at Harlem Avenue if necessary.

When will surface lots #9 and #9T close?

Construction will be scheduled to allow for surface lots #9 and #9T to remain operational through early December 2015, with 10 days notice given before closure.

Where will customers park and where will the construction workers park?

Customers will be encouraged to park in the Holley Court Garage, half a block north of the project site. The developer is responsible for making appropriate arrangements for construction workers' parking.

Who do I contact with questions or concerns?

Village Representatives

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Developer Representative

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PROJECT COMMUNICATION

Project updates will be made available to all area businesses on a biweekly basis to detail upcoming construction activities.



Oak Park
www.oak-park.us/projects