



# Chicago Metropolitan Agency for Planning

Agenda Item No. 3.0

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## Land Use Working Committee

### Minutes

Wednesday, March 20, 2013

9:00 a.m.

Offices of the Chicago Metropolitan Agency for Planning  
DupPage County Conference Room  
233 S. Wacker Drive, Suite 800  
Chicago, Illinois 60606

**Members Present:** Ed Paesel (Chair), Judy Beck, Robert Cole, Lisa DiChiera, Sheena Frève, David Husemoller (for Eric Waggoner), Steve Lazzara (for Curt Paddock), Arnold Randall, Heather Smith, Todd Vanadilok, Nathaniel Werner, Norm West.

**Members Absent:** Roger Dahlstrom, Kristi DeLaurentiis, Kimberly Flom, Dave Galowich (Vice-Chair), Dennis Sandquist, Heather Tabbert, Mark VanKerkhoff, Nancy Williamson.

**Staff Present:** Stephen Ostrander (committee liaison), Elizabeth Schuh, Andrew Williams-Clark.

**Others Present:** Russ Farnum (Village of Algonquin), Mike Klemens (WCGL), Ben Mason (Village of Algonquin), Peter Toth (CNT)

#### 1.0 Call to Order

Ed Paesel called the meeting to order at 9:05 a.m.

#### 2.0 Agenda Changes and Announcements

There were no agenda changes or announcements.

#### 3.0 Approval of the Meeting Notes – February 20, 2013

A motion to approve the minutes of February 20, 2013, was made by Rob Cole and seconded by Arnold Randall. All in favor, the motion carried.

#### 4.0 Local Technical Assistance (LTA) Program: Downtown Planning Study – Village of Algonquin

Ben Mason, Senior Planner, and Russ Farnum, Community Development Director from the Village of Algonquin, discussed their recently-completed Downtown Planning Study (draft available [here](#)), made possible through the LTA program, providing an overview of the planning process and final recommendations. (Final version is posted [here](#).)

Judy Beck: Wausau, WI has a white water rapid (recreation facility). It's important for people to be able to have a view from the shore.

Rob Cole: [Question about development in the northwestern sector of planning study area.]

Ben Mason: [Long answer with many details]

Than Werner: Do you have an associated height [to go with the four-story height limit]?

Ben: No, we don't, but we did use the actual height of the Village Hall as the limit.

Todd Vanadilok: [Talked about design strategy of stepping back upper floor to allow developers to build higher without creating an outsized, imposing structure, given community concerns about height.]

David Husemoller: Any attempt to use existing historic buildings?

Ben: Algonquin does have a very active historic commission [that has been looking into this].

Rob Cole: When looking at increasing development downtown, any concerns about water supply? Are there any regulations that guide these concerns?

Russ Farnum: We do have an adequate supply [but we haven't crunched the numbers].

Judy Beck: [Commented on the need to look into this, given expected changes, even if it's not an issue now].

Lisa DiChiera: [Commented on how—given CMAP's recent LTA project in neighboring Carpentersville—could help facilitate a discussion between the two communities to coordinate planning.]

Ben and Russ presented a certificate of appreciation from the Village of Algonquin to CMAP for its assistance. Randy Blankenhorn, Executive Director, accepted on behalf of CMAP.

## **5.0 FY14 Model Plans, Ordinances and Codes Project**

CMAP's current work plan includes a project entitled Model Plans, Ordinances and Codes under the Local Planning Support program. It is expected that this project will also be included in next year's work plan (Fiscal Year 2014, or July 2013-June 2014). Staff have analyzed the 2012 municipal survey and used lessons learned from the LTA and policy analysis programs to identify model approaches to be addressed in the FY14 project. A memo on the project is located here. Drew Williams-Clark (CMAP) provided committee members with an overview of the effort and requested the committee's feedback.

Ed Paesel: [Suggested that it might be interesting to look into the City of Chicago's "infrastructure bank" initiative, as an idea that might have applicability for the suburbs.]

Randy Blankenhorn: [Commented that CMAP is getting ready to release a report on related topics this spring.]

Ed: Once that report is released, this committee should schedule a presentation.

Norm West: Relationship between health issues and local planning would be an important topic.

Drew Williams-Clark: We are looking at health impacts in some communities.

Heather Smith: The Atlanta Regional Commission did an excellent Aging in Place guide that should be looked at. Also, there's a group in Atlanta called Concrete Change. SUNY-Buffalo's Idea Center also works on accessibility issues. Henry Cisneros recently wrote a book on this as well.

Judy Beck: [Suggested stormwater management was an important topic to cover, especially information and guidance related to multi-use approaches.]

Than Werner: Electronic sign ordinances would be a good topic.

#### **6.0 Housing Trends – New Quarterly Update [Rescheduled from February 20 meeting]**

Elizabeth Schuh (CMAP) provided a new quarterly update on the policy division's ongoing analysis of recent trends in the regional housing market.

#### **7.0 Other Business**

Steve Lazzara reminded committee members of the upcoming APA networking event at Jaks Tap.

[Than Werner briefly mentioned the recent death of a fellow planner from the region.]

Lisa DiChiera mentioned the new statewide historic tax credit bill SB336. She also said that the historic preservation caucus in the legislature has been restarted after being dormant for many years.

Judy Beck announced the NCER National Conference on July 29-August 2.

#### **8.0 Public Comment**

There was no public comment

#### **9.0 Next Meeting**

Due to the involvement of several committee members in the American Planning Association's national conference, the next regular meeting of the CMAP Land Use Committee was rescheduled to Thursday, April 18, 2013.

#### **10.0 Adjournment**

The meeting adjourned at 10:55 a.m.

Respectfully submitted,



Committee Liaison

April 15, 2013