



**DU PAGE COUNTY**  
**ECONOMIC DEVELOPMENT & PLANNING**  
Daniel J. Cronin, County Board Chairman

**ECONOMIC DEVELOPMENT ♦ WORKFORCE DEVELOPMENT ♦ BUILDING & ZONING ♦ STORMWATER PERMITTING**  
**WETLANDS PROTECTION ♦ TRANSPORTATION PLANNING ♦ TRANSIT PLANNING ♦ LAND USE ♦ TRAILS**

421 N. County Farm Road  
Wheaton, IL 60187

(630) 407-6700 Phone  
(630) 407-6702 Fax

June 24, 2013

Chicago Metropolitan Agency for Planning  
E-mail: [applications@rtachicago.com](mailto:applications@rtachicago.com)

**RE: 2014 CMAP Local Technical Assistance Program Grant Application.**  
**Project Name: Unincorporated DuPage County Illinois Route 64 Corridor Land Use Plan Update**

Dear Project Administrator,

The County of DuPage thanks you for the opportunity to apply for the CMAP Local Technical Assistance Program Grant in support of the Unincorporated DuPage County Illinois Route 64 Corridor Land Use Plan Update.

We believe this application fully supports the goals of CMAP GO TO 2040 and compliments local agency efforts in land use planning. The grant for the Unincorporated DuPage County Illinois Route 64 Corridor Land Use Plan Update will allow the County to address current land use needs resulting from growth which has resulted in near complete build-out along this corridor. As such, we believe the attached application furnishes necessary information to convey the importance of conducting this land use plan update and identifies why this is a critical step in bringing the CMAP GO TO 2040 plan to life in this dynamic region in Chicagoland. Thank you for your consideration of our application. Please feel free to contact me if you have any further questions or need anything else in addition.

Sincerely,

A handwritten signature in black ink, appearing to read "Paul Hoss", with a long horizontal stroke extending to the right.

Paul Hoss  
Zoning Administration Coordinator, DuPage County  
Work Phone: (630) 407-6756, Cell phone: 630-514-0628  
[Paul.Hoss@dupageco.org](mailto:Paul.Hoss@dupageco.org)



# Community Planning Program



Chicago Metropolitan Agency for Planning

# Local Technical Assistance Program

## Application form: Community Planning program and Local Technical Assistance program

**DEADLINE: Noon on Wednesday, June 26, 2013**

This application form is online at [www.rtachicago.com/applications](http://www.rtachicago.com/applications). You may submit the form by email to [applications@rtachicago.com](mailto:applications@rtachicago.com).

Upon receipt of application, you will receive an e-mail verifying that your application has been received.

**1. Name of Applicant:**

**DuPage County, Illinois**

**2. Main Contact for Application (please include name, phone number and email):**

**Paul Hoss, Zoning and Planning Coordinator.**

**Phone: 630-514-0628.**

**E-mail: [paul.hoss@dupageco.org](mailto:paul.hoss@dupageco.org)**

**3. Type of Applicant (please check any that apply):**

Local government

Multijurisdictional group\*  $\longrightarrow$  Please list the members of the group (including government and nongovernmental organizations):

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Nongovernmental organization\*  $\longrightarrow$  Name of local government partner(s):

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\*Applications submitted by multijurisdictional groups and nongovernmental organizations must include a letter indicating support from each relevant local government. See the FAQs for more information. Nongovernmental applicants are strongly encouraged to contact CMAP or the RTA prior to submitting their application to discuss their project and the demonstration of local support.

#### 4. Project Type (please check any that apply):

Please check all statements below that describe characteristics of your project. (This will help us determine whether your project is best handled by CMAP or RTA.)

My project involves preparation of a plan.

My project helps to implement a past plan.

My project links land use, transportation, and housing.

My project has direct relevance to public transit and supports the use of the existing transit system.

My project is not directly related to transportation or land use, but implements GO TO 2040 in other ways.

#### 5. Project Location:

Please provide a brief description of the location of your project. You may include a map if that helps to describe location, but this is not required. If your project helps to implement a past plan, please include a link to that plan.

North Avenue (Illinois Route 64) throughout DuPage County. The plan will update the existing land use plan for unincorporated DuPage County properties within the corridor. See attached map below.



## **6. Project Description:**

**Please tell us what you would like to do in your community, and what assistance is needed.** If you have more than one idea, please submit a separate application for each project. Please be specific, but also brief (less than two pages per project idea)—we simply want to have a basic understanding of what you want to do. CMAP and RTA staff will follow-up with you if we need any additional information to fully understand your proposed project.

(Please include any additional information that is relevant, preferably by providing links to online documents.)

### **DuPage County Comprehensive Planning Background**

Recognizing the need to address rapid growth and ensure sustainable development, DuPage County adopted its first countywide land use plan in 1978, with updates in 1985 and 1993. This plan sought to proactively guide growth in a manner ensuring future growth is sustainable and consistent with the needs of each individual municipality. These plans provided a framework in which the development of each individual municipality will mesh together to realize the overall development vision of the County.

In 1990, DuPage County adopted the Unincorporated Land Use Plan. This plan still serves as the official land use plan by which development in unincorporated DuPage County is tested. While this plan has jurisdiction solely over the unincorporated areas, municipalities feel the impact in numerous ways. As a result of these impacts, the plan put in place a policy mirroring municipal planning regulations so as to best ensure that properties have a frictionless transition from unincorporated to incorporated status.

### **Effect of Annexation on unincorporated DuPage County**

As a result of municipal annexations, the total land area of unincorporated DuPage has steadily been in decline. As of 2010, the unincorporated area totaled 91.30 sq. mi., or only 27.2% of the total DuPage County area, with Regional Open Space making up approximately 33% of this area, therefore leaving only roughly 60 acres of developable land in unincorporated DuPage County. Furthermore, contiguity between unincorporated areas is in decline, leaving pockets of unincorporated land spread throughout the County.

### **Unincorporated DuPage County Illinois Route 64 Corridor Land Use Plan Update**

DuPage County is seeking to update the official unincorporated land use plan for the Illinois Route 64 corridor. As the County approaches maximum build-out, this plan will fulfill a need to update a 24 year old development plan that no longer works with current conditions along this corridor. The plan will incorporate current land use trends and will integrate development goals of unincorporated DuPage County with those of the stakeholder municipalities. Importantly, each party will have the opportunity to communicate their interest, in detail, regarding each individual property through roundtable discussions. To that end, this effort will bring together all impacted municipalities, the DuPage Mayors and Managers Conference, PACE, CMAP, and the general public.

This project will support the GO TO 2040 goal of regional cohesiveness by establishing a plan that has been developed through significant input and cooperation from all levels of government. The County will follow the recommendation of GO TO 2040 prompting local authorities to coordinate with all necessary parties to realize a plan that can be effectively implemented.

## **Goals and Objectives of the Plan Update**

- Promote collaboration between the County and all stakeholders in the planning process.
- Incorporate local and regional needs.
- Identify redevelopment opportunities.
- Enable transit oriented development wherever possible.
- Utilize Census data to identify patterns of growth.
- Minimize negative impacts of growth.
- To the greatest extent possible, preserve and improve County open space policy and ensure residents' accessibility to open space.
- Focus on energy and natural resources conservation.
- Establish a sustainable local and regional growth objective.