



Chicago Metropolitan Agency for Planning

Agenda Item No. 3.0

233 South Wacker Drive
Suite 800
Chicago, Illinois 60606

312 454 0400
www.cmap.illinois.gov

Land Use Working Committee

Minutes

Wednesday, March 21, 2012

9:00 a.m.

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

- Members Present:** Dave Galowich (Vice-Chair), Kristi DeLaurentiis, Sheena Frève, Nicole Nutter (for Heather Tabbert), Arnold Randall, Heather Smith, Nathaniel Werner
- Members Absent:** Judy Beck, Robert Cole, Roger Dahlstrom, Lisa DiChiera, Kimberly Flom, Curt Paddock, Ed Paesel (Chair), Dennis Sandquist, Eric Waggoner, Norm West, Nancy Williamson, Jeromie Winsor
- Staff Present:** Stephen Ostrander (committee liaison), Lindsay Banks, Nora Beck, Bob Dean, Trevor Dick, Pete Saunders, Elizabeth Schuh
- Others Present:** Amy Bashiti (UIC student), Sara Ellis (UIC student), Irving Gama (UIC student), Jonathan Miller (UIC student), Ryan Richter (Metra), Mike Walczak (NWMC)

1.0 Call to Order

Vice-Chair Dave Galowich called the meeting to order at 9:06 a.m.

2.0 Agenda Changes and Announcements

There were no agenda changes or announcements.

3.0 Approval of the Meeting Notes – February 15, 2012

A motion to approve the minutes of February 15, 2012, was made by Than Werner and seconded by Heather Smith. All in favor, the motion carried.

4.0 Local Technical Assistance (LTA) Program: Will County – Fairmont Neighborhood Plan

Trevor Dick (CMAP) provided members with an overview of the neighborhood plan for unincorporated Fairmont, prepared by the Will County Land Use Department with technical assistance from CMAP. (Trevor's PowerPoint presentation is available [here](#), and

the full draft plan is available [here](#).)

Kristi DeLaurentiis: [How are water and sewage handled in Fairmont]?

Trevor: Water from water tower, sewage goes to neighboring Lockport.

Kristi: My memory is that the lots are small in Fairmont.

Trevor: yes, and we identified some limited opportunities for creation of larger lots.

Than Werner: Are any residents [doubling] lots?

Trevor: Nothing is stopping them from doing so, but no one has done this.

Dave Galowich: While working on the ULI Technical Assistance Panel for the Joliet prison/U.S. Steel site [in the adjacent neighborhood], we noticed people rebuilding some new homes on their property [suggesting that they want to stay].

Kristi: What about stormwater issues?

Trevor: In the draft plan, the County would acquire lots and create detention ponds to help with this.

Stephen Ostrander: [In a previous urban design project CMAP completed in Fairmont] we heard that there are substantial problems with garbage pickup. Is this still an issue?

Trevor: Yes, this continues to be a problem, [which is particularly evident] in many empty lots, which are filled with illegally-dumped trash.

Heather Smith: Who are the Pace bus users in Fairmont?

Trevor: Many residents take Pace to either of the nearby Metra stations.

Kristi: What is the current population?

Trevor: Approximately 2,500. It once was as high as 3,500.

Niki Nutter: Why didn't Fairmont incorporate?

Trevor: Fairmont wasn't interested in doing this, and neighboring Lockport and Joliet didn't have a strong incentive to annex the area.

Pete Saunders: Fairmont is one of several communities in Will County that originally developed mostly as inexpensive housing for workers in the 1910s and 1920s.

5.0 Local Technical Assistance (LTA) Program: Village of Riverside

Nora Beck (CMAP) gave a very brief introduction to this recently-initiated LTA project, aimed at completing a Downtown Plan for the Village of Riverside. (An overview of the project is available [here](#).)

Than Werner: What was considered too ambitious about the 2006 plan?

Bob Dean: [A key issue is that] it was based on the idea of TIF [that was ultimately rejected].

Heather Smith: What do they want?

Nora Beck: Things coffeeshops and a few more restaurants, etc.

Kristi DeLaurentiis: Did the 2006 plan call for pedestrian/bike crossing for railroad tracks?

Nora: Yes. There is a pedestrian tunnel, but it has been boarded up.

Niki Nutter: [The RTA and Metra would like to be included in future stakeholder interviews.]

6.0 Congress for the New Urbanism (CNU): Sustainable Street Network Principles

The Congress for the New Urbanism (CNU) has compiled a set of principles and key characteristics of sustainable street networks, following nearly a decade of discussion and research by CNU members. Heather Smith (CNU) provided an overview of the booklet they recently published, which explains the principles in a concise, highly-illustrated, and practical manner. (The booklet can be downloaded directly [here](#). CNU's coverage of its work on transportation networks is available [here](#), and its Project for Transportation Reform is available [here](#).)

Than Werner: [Asked about how WalkScore was calculated, because he remembered that Oak Park scored lower than Elmhurst (which didn't seem correct).]

Dave Galowich: It seems that the real question is how to get this out to municipalities [that could benefit from it].

Arnold Randall: [Recommended entities such as COGs and COMs.]

Ryan Richter: In Minnesota, [they have had some success] by showing the costs of wider streets, which can be an effective approach.

Kristi DeLaurentiis: There can be a problem with online real estate rankings, which often show inner-ring suburbs as having more "congestion." Perhaps there is a way to address this.

Niki: Showing redevelopment opportunities would be important.

Lindsay Banks: I think Pace would be very receptive to this booklet [and project].

7.0 Parking Strategies to Support Livable Communities

Lindsay Banks (CMAP) updated the committee on the step-by-step guide CMAP is creating to help municipal governments determine the appropriate steps for addressing their parking challenges. (The guide is available [here](#), and Lindsay's summary presentation is available [here](#).)

Kristi DeLaurentiis: How is reverse diagonal parking explained to residents, where it's been implemented?

Lindsay: Educational campaigns....

Heather Smith: In Baltimore they have this form of parking [and it

works well].

Bob Dean: Hinsdale is another example.

Sheena Frève: Did you look into more technological solutions (e.g. in San Francisco there are smartphone apps that show where parking spaces are open).

Lindsay: This step-by-step guide doesn't address those sort of approaches too much.

Heather: In a lot of the City of Chicago [it is becoming understood] that parking isn't free; this could be a great opportunity for CMAP.

Kristi: Have you determined the volumes where these strategies work?

Lindsay: yes, this is in the step-by-step guide.

Arnold Randall: The University of Chicago is looking at these issues (including diagonal parking). There is some concern about changing the feel of the street (due to more parked cars). Landscape modification might be looked at as a strategy.

8.0 Other Business

There was no other business.

9.0 Public Comment

There was no public comment

10.0 Next Meeting

The next regular meeting of the CMAP Land Use Committee is scheduled for Wednesday, April 18, 2012.

11.0 Adjournment

The meeting adjourned at 10:34 a.m.

Respectfully submitted,



Committee Liaison

April 13, 2012