

ARMITAGE INDUSTRIAL CORRIDOR FRAMEWORK PLAN
PLAN INICIAL DEL CORREDOR INDUSTRIAL DE ARMITAGE

WELCOME!
¡BIENVENIDOS!

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HELLO NEIGHBOR!

We invite you to provide feedback on a new planning initiative in the Armitage Industrial Corridor.

Thank you for being here!

WHY IS URBAN PLANNING IMPORTANT?

- Urban planning helps us create a vision for the future of our communities and City by helping us understand how residents experience, work, grow, and interact with the urban environment.
- Recommendations and decisions in urban planning give shape to our neighborhoods by informing future economic development, locations for public assets such as parks and open space, community centers, and other public amenities, and improving physical and cultural connections.
- The urban planning process brings together diverse representatives from the community.

¡HOLA VECIN@!

Le invitamos a brindarnos sus comentarios sobre una nueva iniciativa de planificación en el Corredor Industrial de Armitage.

¡Gracias por estar aquí!

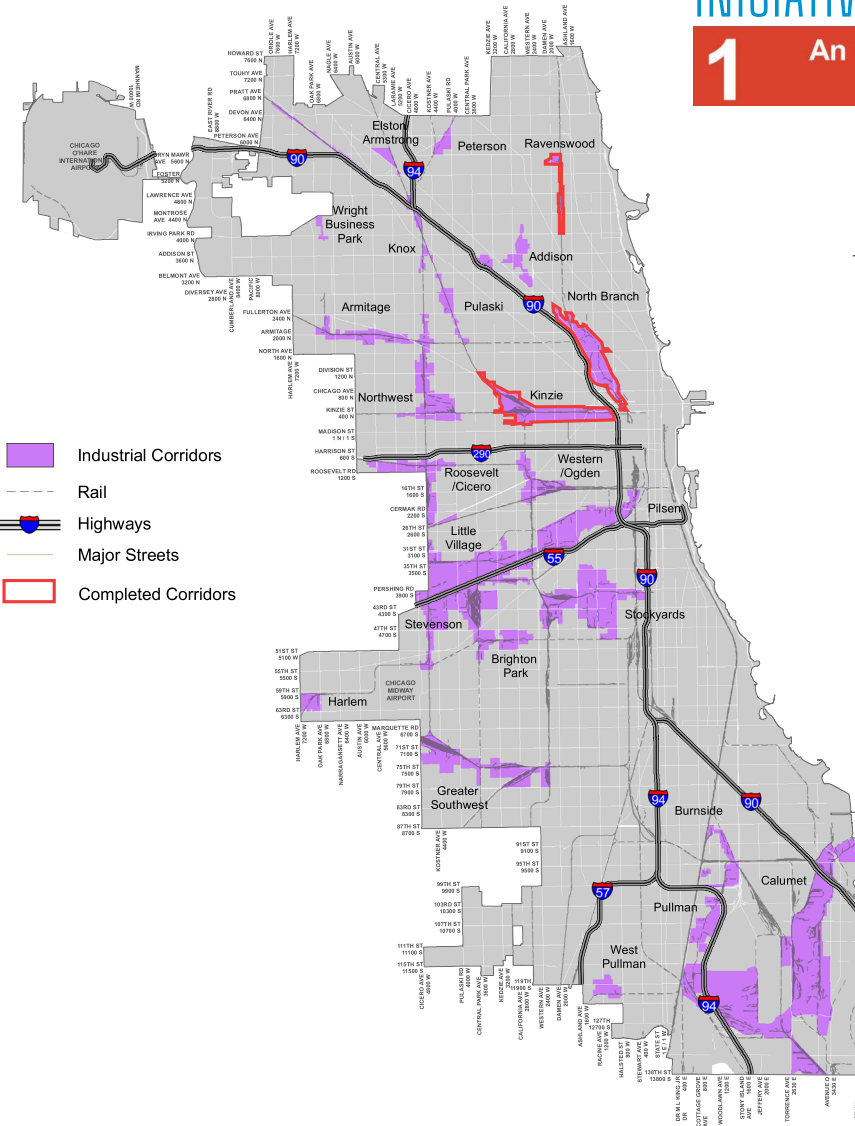
¿POR QUÉ ES IMPORTANTE LA PLANIFICACIÓN URBANA?

- La planificación urbana nos ayuda a tener una visión del futuro de nuestras comunidades y de la ciudad, al ayudarnos a comprender cómo los residentes perciben, trabajan, crecen e interactúan con el ambiente urbano.
- Las recomendaciones y decisiones en planificación urbana dan forma a nuestras comunidades al informar el futuro desarrollo económico, la ubicación de espacios públicos como parques, centros comunitarios y otros servicios públicos, y al mejorar las conexiones físicas y culturales.
- El proceso de planificación urbana reúne a diversos representantes de la comunidad.

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Chicago's Industrial Corridor System



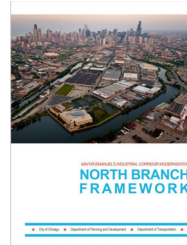
PREVIOUS INDUSTRIAL CORRIDOR PLANNING INITIATIVES

INICIATIVAS DE PLANIFICACIÓN DE CORREDORES INDUSTRIALES ANTERIORES

- 1** An economic engine & vital job center
- 2** Better access for all transportation modes
- 3** Enhance unique natural & built assets

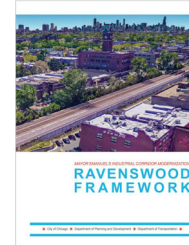
NORTH BRANCH

The North Branch Framework Plan adopted in May 2017



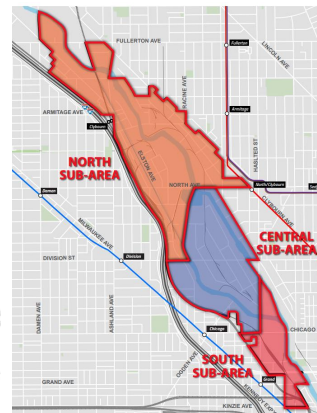
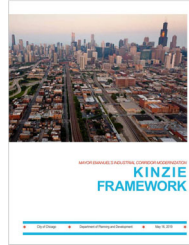
RAVENSWOOD

The Ravenswood Framework Plan, adopted in February 2019



KINZIE

The Ravenswood Framework, adopted in February 2019



Proposed Land Use for Framework

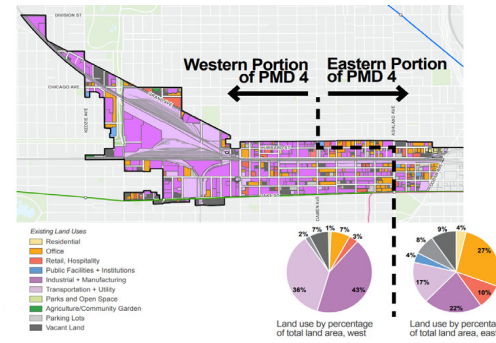
Map Key:

- Expressway
- Metra Line & Station
- CTA Brown Line & Station
- CTA Purple Line & Station
- CTA Red Line & Station
- CTA Blue Line & Station

North Sub-Area: Permitted existing uses; Appropriated for industrial uses; Permitted uses for industrial, office, commercial and residential.

Central Sub-Area: Permitted existing uses; Central Corridor light industrial uses; Central Corridor light industrial uses and residential.

South Sub-Area: Permitted existing uses; Appropriated for industrial uses; Permitted uses for industrial, office, commercial and residential.



Existing Land Use

- Residential
- Office
- Hotel, Hospitality
- Public Facilities + Institutions
- Industrial + Manufacturing
- Transportation + Utility
- Parks and Open Space
- Agriculture/Community Garden
- Parking Lots
- Vacant Land

Land use by percentage of total land area, west

- 38% Residential
- 17% Industrial + Manufacturing
- 43% Parks and Open Space

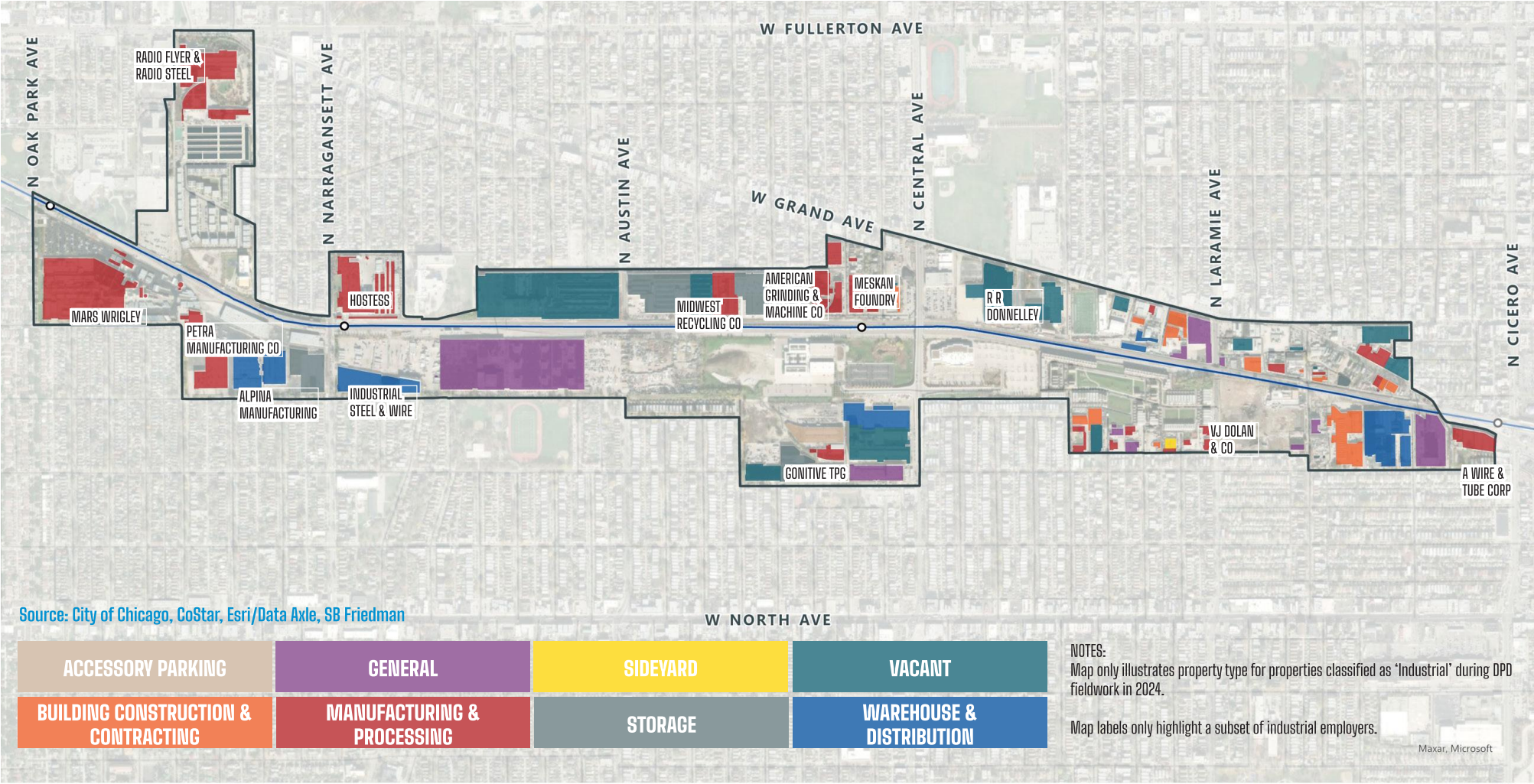
Land use by percentage of total land area, east

- 27% Residential
- 17% Industrial + Manufacturing
- 56% Parks and Open Space

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MEET YOUR INDUSTRIAL NEIGHBORS



5.9 MILLION SQUARE FEET INDUSTRIAL IN CORRIDOR

LARGEST EMPLOYERS:

- Hostess | 2035 N Narragansett Ave**
600 Employees • 114,000 SF Occupied
Food Retailer
- Mars, Inc. | 2019 N Oak Park Ave**
280 Employees [1] • 399,000 SF Occupied
Lease start date: Jan 1932 • Food Retailer
- Radio Flyer, Radio Steel | 6515 W Grand Ave**
200 Employees • 90,000 SF Occupied
Lease start date: Jan 1935 • Doll, Toy and Game Manu
- Meskan Foundry | 2007 N Major Ave**
110 Employees • 100,000 SF Occupied
Lease start date: Sep 1990 • Fabricated Wire Product
- Industrial Steel & Wire | 1901 N Narragansett Ave**
60 Employees • 140,000 SF Occupied
Lease start date: Aug 1990 • Fabricated Metal Product



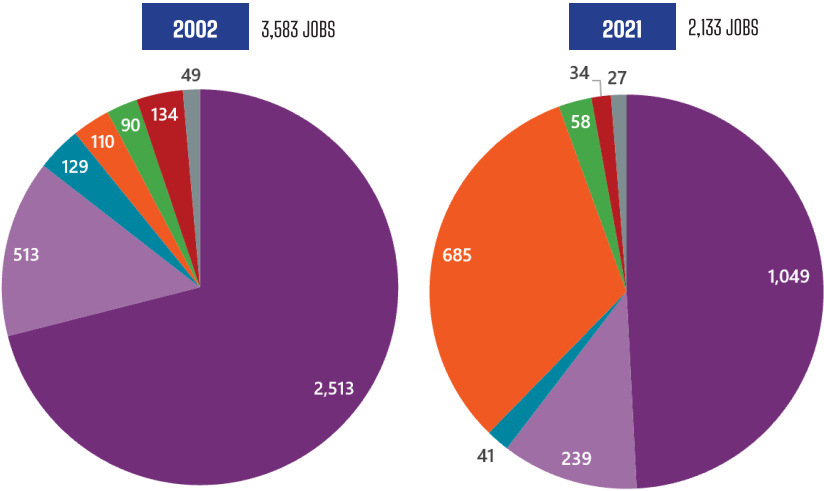
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CORRIDOR EMPLOYMENT TRENDS

CORRIDOR EMPLOYMENT DECREASED BY NEARLY 1,500 JOBS FROM 2002 TO 2021. THE LARGEST DECLINES OCCURED IN MANUFACTURING JOBS, WHICH SAW A 58% DECLINE.

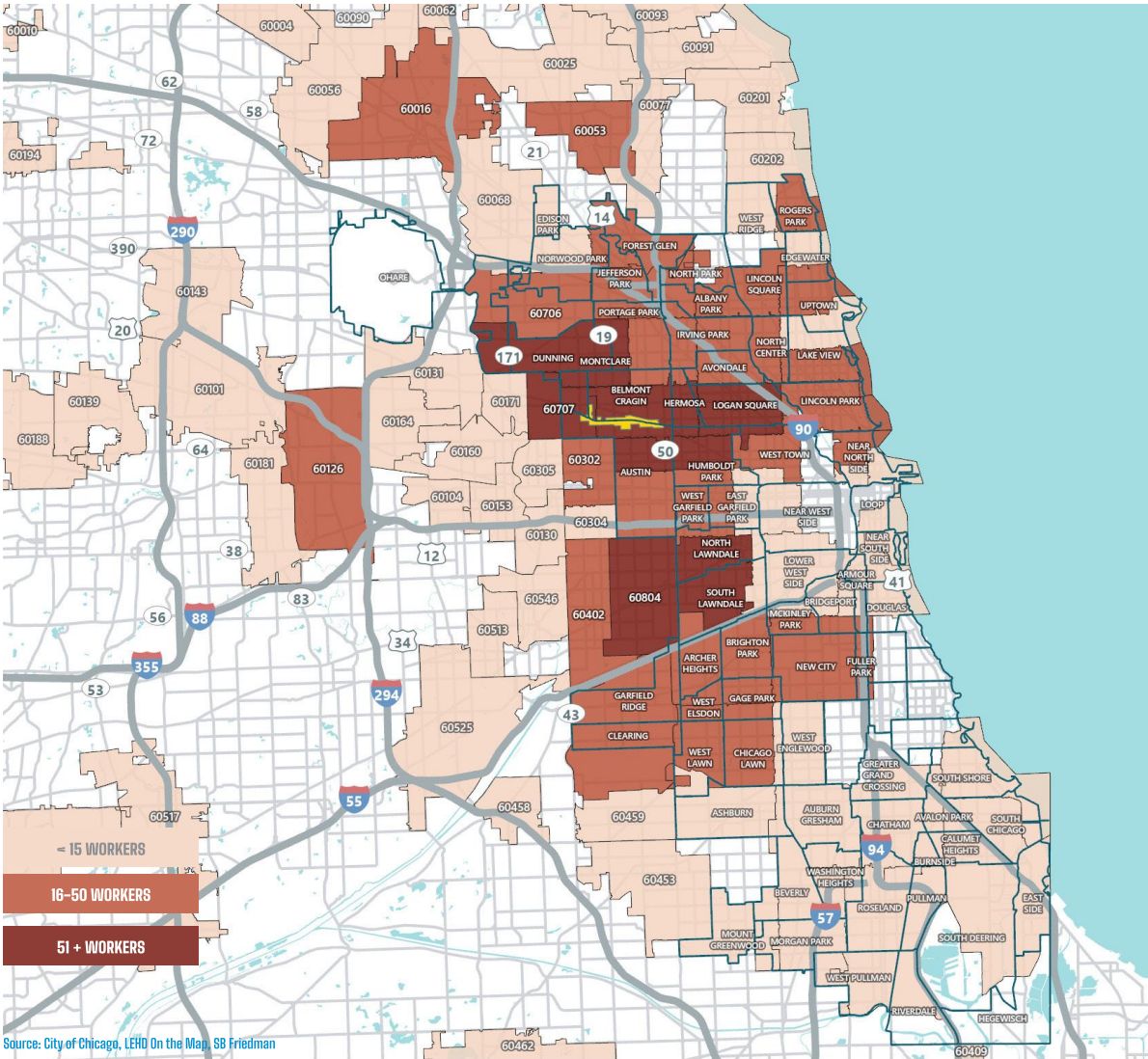
TOTAL JOB CHANGE:



- Manufacturing
- Industrial Related Activities
- Information, Technology and Professional Services
- Business Support Services
- FIRE, Health, Education and Public Administration
- Retail and Entertainment
- Other

WHERE CORRIDOR EMPLOYEES LIVE (TOP 100 ZIP CODES)

HUNDREDS OF EMPLOYEES IN THE ARMITAGE INDUSTRIAL CORRIDOR LIVE IN THE IMMEDIATELY SURROUNDING NEIGHBORHOODS.

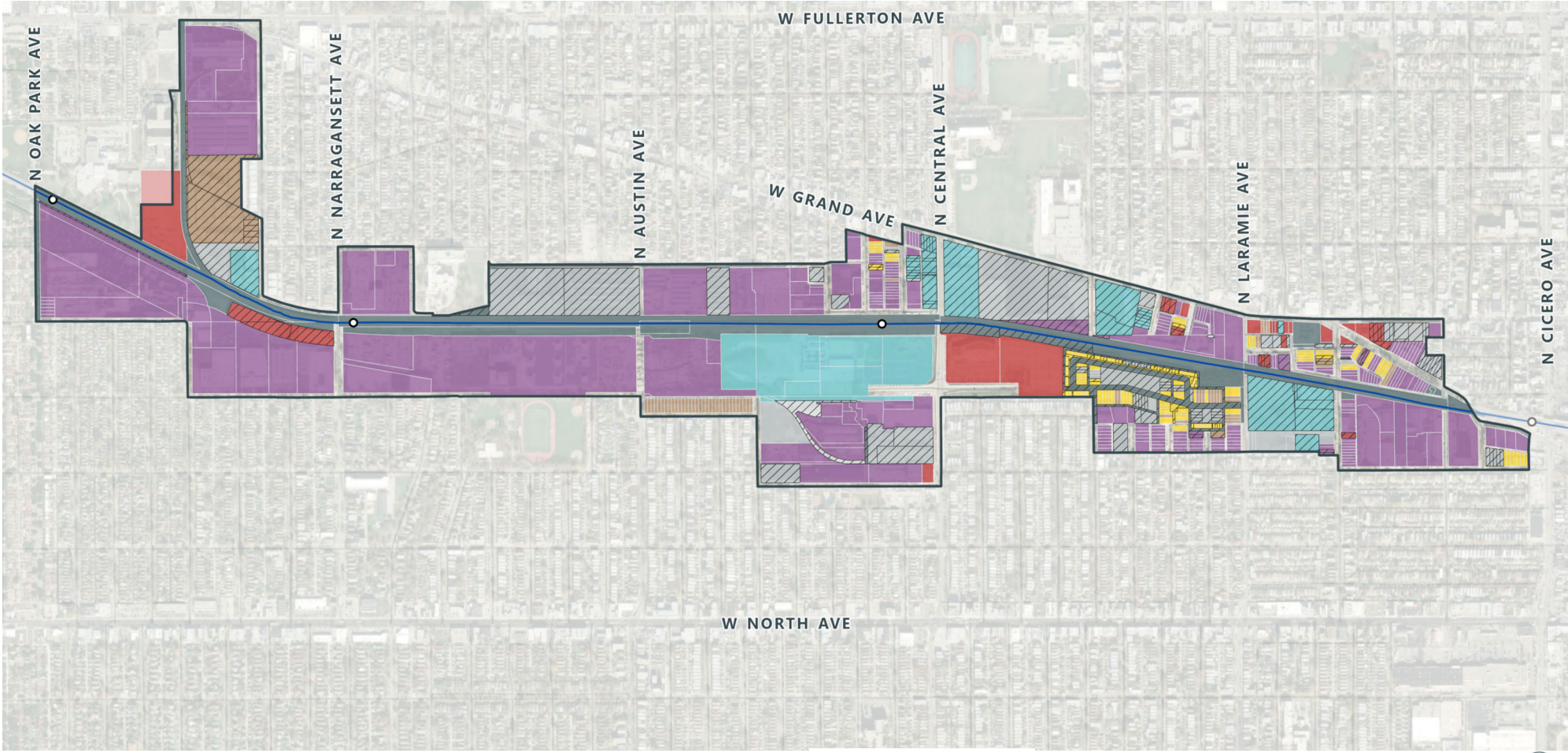


Source: City of Chicago, LEHD On the Map, SB Friedman

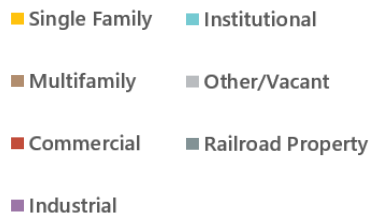
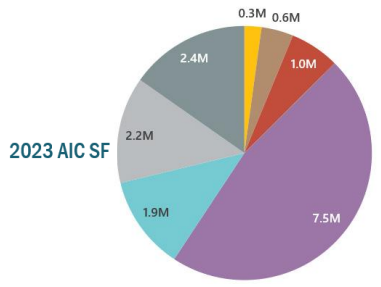
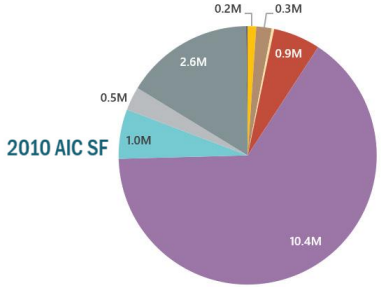
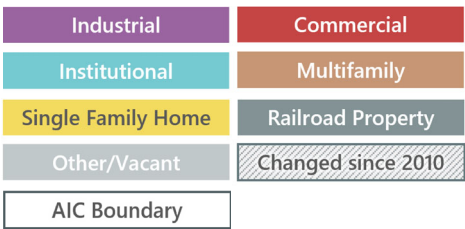
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CORRIDOR LAND USE CHANGE 2010-2023



Source: City of Chicago, CoStar, Esri/Data Axle, SB Friedman



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GOALS FOR INDUSTRIAL CORRIDOR PLANS

OBJETIVOS DE LOS PLANES DE CORREDORES INDUSTRIALES

The Department of Planning and Development is currently managing an Industrial Corridor Planning initiative to provide a vision for future land uses across Chicago's Industrial Corridors (ICs). Building on the successes of recent Land Use Plans for the North Branch (2017), Ravenswood (2019), and Kinzie (2019) Industrial Corridors, as well as the recommendations of the citywide We Will Chicago Plan (adopted 2023), the framework will include recommendations that leverage public and private sector tools and resources in support of the corridors changing needs and opportunities. The goals below build upon previous planning and incorporate equity and resiliency in Chicago's industrial areas:

El Departamento de Planificación y Desarrollo está gestionando actualmente una iniciativa de Planificación de Corredores Industriales para ofrecer una visión de los usos futuros del suelo en los Corredores Industriales (CI) de Chicago. Basándose en los éxitos de los recientes Planes de Uso del Suelo para los Corredores Industriales North Branch (2017), Ravenswood (2019) y Kinzie (2019), así como en las recomendaciones del Plan We Will Chicago de toda la ciudad (adoptado en 2023), el marco incluirá recomendaciones que aprovechen las herramientas y los recursos del sector público y privado en apoyo de las cambiantes necesidades y oportunidades de los corredores. Los objetivos que se indican a continuación se basan en la planificación anterior e incorporan la equidad y la resiliencia en las áreas industriales de Chicago:



Strengthen Chicago's Industrial Corridors as Economic Engines and Vital Job Centers

Fortalecer los Corredores Industriales de Chicago como Motores Económicos y Centros Vitales de Empleo



Improve Access for all Transportation Modes

Mejorar el Acceso para todos los Modos de Transporte



Enhance Unique Natural and Built Assets

Potenciar Bienes Naturales y Construidos Unicos



Use Environment Justice Principles to Establish Criteria and Policies for Geographies Harmed by Environmental Degradation

Utilizar Principios de Justicia Ambiental para Establecer Criterios y Políticas para Zonas Geograficas Perjudicadas por la Degradación Ambiental



Balance the Economic Benefits of Moving Goods with Negative Impacts on Communities, Eliminating, then Equitably Distributing Burdens

Equilibrar los Beneficios Económicos del Transporte de Mercancías con los Impactos Negativos en las Comunidades, Eliminando y luego Distribuyendo Equitativamente las Cargas.

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Goal: Strengthen Chicago's Industrial Corridors as economic engines and vital job centers

Meta: Fortalecer los corredores industriales de Chicago como motores económicos y centros de empleo vitales

We want to hear from you. Tell us what you're thinking with a sticky note below.

Queremos saber tu opinión. Cuéntanos lo que piensas en una nota adhesiva a continuación.

What are the Armitage corridor's main strengths for attracting and retaining businesses?

¿Cuáles son las principales fortalezas del corredor Armitage para atraer y retener empresas?

What types of industrial uses should be prioritized in the Armitage corridor?

¿Qué tipos de usos industriales deberían priorizarse en el corredor Armitage?

What types of businesses, land uses or operations are missing?

¿Qué tipos de negocios, usos del suelo u operaciones faltan?

Is it important to keep and attract industrial and manufacturing jobs near Montclare, Belmont Cragin, and Austin communities?

¿Es importante mantener y atraer empleos industriales y manufactureros cerca de las comunidades de Montclare, Belmont Cragin y Austin?

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Goal: Improve access for all transportation modes
Meta: Mejorar el acceso para todos los modos de transporte

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Queremos saber tu opinión. Cuéntanos lo que piensas en una nota adhesiva a continuación.

What potential transportation and infrastructure improvements would have the biggest impact for the Armitage corridor? Where?

¿Qué posibles mejoras de transporte e infraestructura tendrían el mayor impacto en el corredor Armitage? ¿Dónde?

Are train and bus options near the corridor easily accessible?

¿Son fácilmente accesibles las opciones de tren y autobús cercanas al corredor?

How do you typically travel in and around the corridor (walking, biking, transit, driving)?

¿Cómo se desplaza habitualmente dentro y alrededor del corredor (caminando, en bicicleta, en transporte público, conduciendo)?

What portions of the corridor create pedestrian, bicyclist and driver safety concerns?

¿Qué partes del corredor generan preocupaciones en cuanto a la seguridad de peatones, ciclistas y conductores?

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Goal: Enhance unique natural and built assets
Meta: Realzar activos naturales y construidos únicos

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Queremos saber tu opinión. Cuéntanos lo que piensas en una nota adhesiva a continuación.

What buildings contribute to the character and identity of the corridor?
¿Qué edificios contribuyen al carácter y la identidad del corredor?

What landscapes contribute to the character and identity of the corridor?
¿Qué paisajes contribuyen al carácter y la identidad del corredor?

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Goal: Use environmental justice principles to establish criteria and policies for geographies harmed by environmental degradation

Meta: Utilizar principios de justicia ambiental para establecer criterios y políticas para las geografías perjudicadas por la degradación ambiental

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Queremos saber tu opinión. Cuéntanos lo que piensas en una nota adhesiva a continuación.

Do you experience any environmental burdens such as flooding, noise or air pollution? If so, where?

¿Sufre usted algún tipo de impacto medioambiental, como inundaciones, ruido o contaminación del aire? Si es así, ¿dónde?

Where could landscaping or other physical buffers resolve land use issues between property types?

¿Dónde podrían las técnicas de paisajismo u otros amortiguadores físicos resolver los problemas de uso del suelo entre tipos de propiedad?

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Goal: Balance the economic benefits of moving goods with negative impacts on communities by equitably distributing burdens, where possible

Meta: Equilibrar los beneficios económicos del transporte de mercancías con los impactos negativos en las comunidades distribuyendo equitativamente las cargas, cuando sea posible

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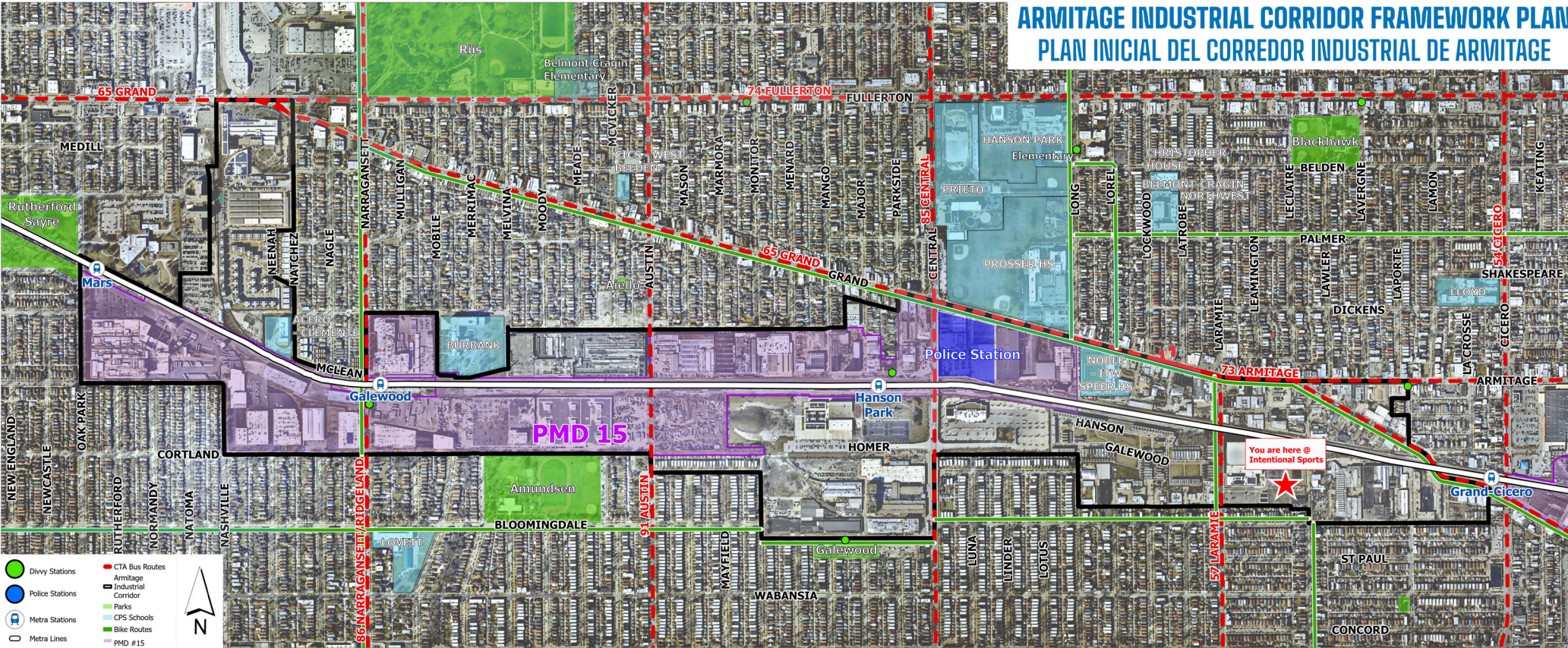
What portions of the corridor have traffic congestion issues? Where?
¿Qué partes del corredor presentan problemas de congestión vehicular? ¿Dónde?

Where is truck parking causing problems for the corridor?
¿Dónde el estacionamiento de camiones está causando problemas al corredor?

Where are industrial operations creating quality of life issues, such as from debris, outdoor storage of raw materials and equipment, unauthorized parking, or other concerns?
¿Dónde están las operaciones industriales creando problemas de calidad de vida, como por ejemplo debido a escombros, almacenamiento al aire libre de materias primas y equipos, estacionamiento no autorizado u otros problemas?

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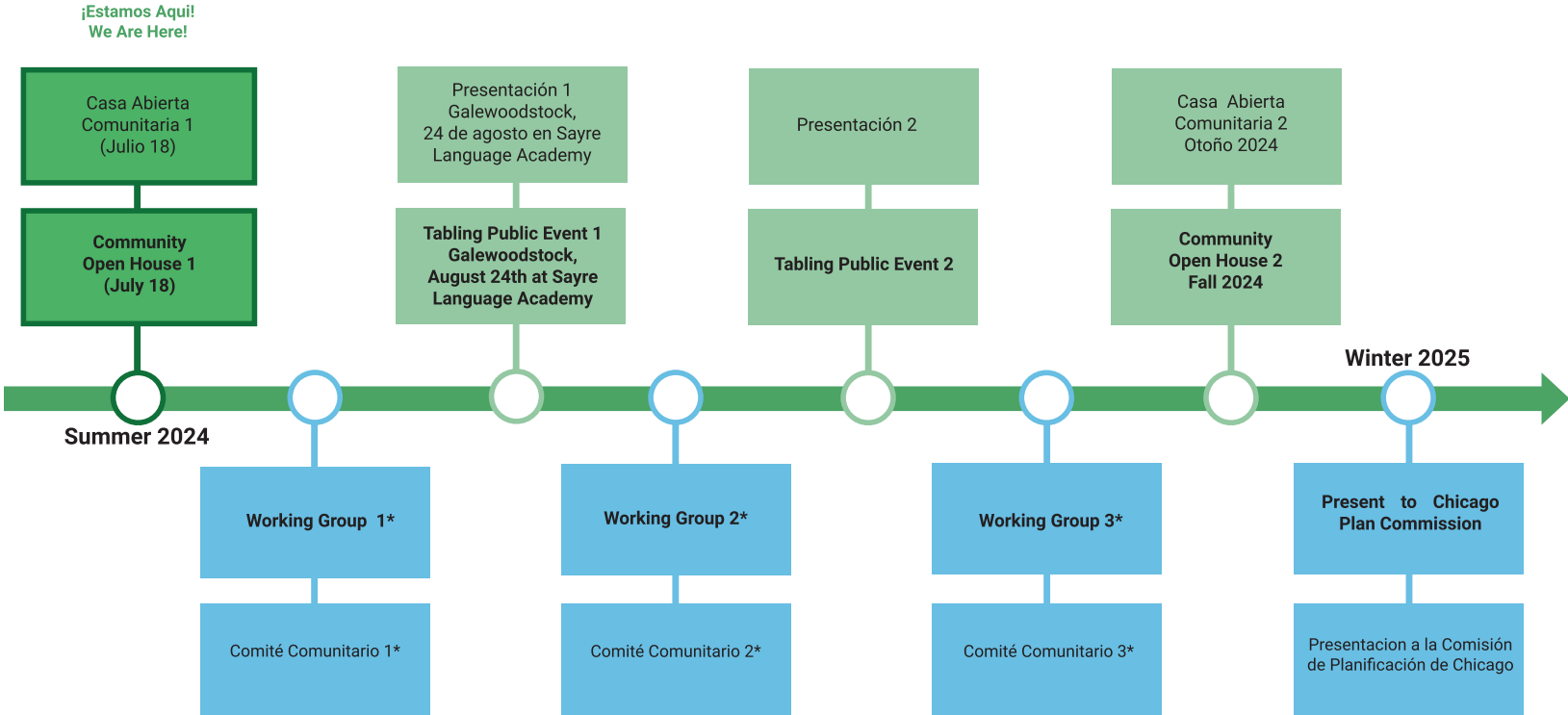
- Divvy Stations
- Police Stations
- Metra Stations
- Metra Lines
- CTA Bus Routes
- Armitage Industrial Corridor
- Parks
- CPS Schools
- Bike Routes
- PMD #15



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SCHEDULE CALENDARIO



***A Working group is:**
A representative group compiled of residents, businesses, and students who will develop strategies and recommendations to include in the plan: Stipends may be available.
If you are interested in joining the Working Group please return to welcome station to sign up

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Thank you!
Gracias!

If you are interested in joining the Working Group please return to welcome station to sign up

Si está interesado en unirse al Grupo de Trabajo, regrese a la estación de bienvenida para registrarse.

**Want to share your priorities, concern and ideas?
Please use the following QR code to answer our survey in our website:**

**¿Quieres compartir tus prioridades, preocupaciones e ideas?
Utilice el siguiente código QR para responder nuestra encuesta:**

