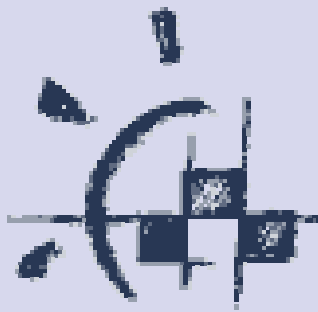


# Rail~Volution: Building Livable Communities with Transit

Salt Lake City, Utah  
Sept. 9, 2005

Ellen Shubart, Manager  
Campaign for Sensible Growth



**CAMPAIGN FOR SENSIBLE GROWTH**

---

[WWW.GROWINGSENSIBLY.ORG](http://WWW.GROWINGSENSIBLY.ORG)

# Campaign for Sensible Growth

- Coalition of 200+ Chicago-area organizations
- Government, civic, business groups; inclusion of business group unique
- Works w/ and through 12 Steering Committee partners
- Funded primarily through local foundations

# Urban Land Institute Chicago



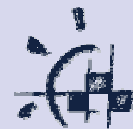
- National, nonprofit education, research institute
- Leadership in land use
- Chicago District Council = 800 members
- Public Policy Committee for technical assistance
- Steering Committee member of Campaign for Sensible Growth

# Community building, place making through TAPs

- Campaign for Sensible Growth plus Steering Committee member Urban Land Institute Chicago
- Technical Assistance Panels (TAPs) for communities with transit-oriented development challenges

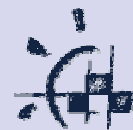
# Chicago: a growing metropolis

- 3<sup>rd</sup> largest labor pool in U.S.
- 3<sup>rd</sup> largest intermodal transport center in the world
- O'Hare International Airport
- 33 Fortune 500 Companies
- Population (in millions):
  - 1990 – 7.2
  - 2020 Projection – 9.05 (26% increase)



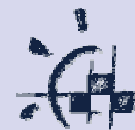
# Commutes begin, end w/in suburbs

- Travel patterns (2000):
  - 48% of commuters travel suburb-to-suburb
  - 26% central city-central city
  - 11% central city-suburb
  - 14% suburb-central city
- Patterns of development not maximizing region's investment in commuter rail



# Community building, place making through TAPs

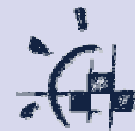
- Campaign plus Steering Committee member Urban Land Institute Chicago
- Technical Assistance Panels (TAPs) for communities with transit-oriented development challenges



# TAP=Intense, 2-day panel review, public presentation



- Modeled on national/weeklong, TAPs
- Less cost
- More local input
- Leave community w/action plan, offers for follow-through



**CAMPAIGN FOR SENSIBLE GROWTH**



# Characteristics of TAPs

- Hands-on
- Relies on local expertise
- Communities retain do-able action plan



# Criteria for selection



- Communities w/growth challenges
- Little internal capacity
- TOD in existence and/or coming – urban, suburban and ex-urban settings

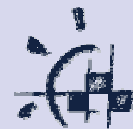
# Case studies

- Revitalization, retrofitting areas around existing transit node (Highwood, IL)
- Existing older suburban train station with existing open land (Hanover Park)
- Ex-urban community planning for new station, new greenfield development (Elburn)
- Older suburb, new train station, redevelopment (Midlothian)



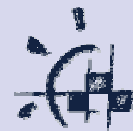
# Success

- Level 1: More towns than we can handle
- Level 2: Some models for other towns with similar problems
- Level 3: Planning model for technical assistance in other areas (downtown redevelopment, redevelopment of disinvested privately owned housing project, retail corridor planning)



# Lessons learned

- **Communities like prestige of ULI; more inclined to follow recommendations**
- **Leadership key for action to follow**
- **Replicability difficult for some communities to accept; they want their own TAP**
- **Costs -- \$15,000 to \$30,000**
- **Media push for panels, follow-up**



# More information?

[www.growingsensibly.org](http://www.growingsensibly.org)

Ellen Shubart, Campaign for Sensible Growth, 312-863-6009

- [eshubart@metroplanning.org](mailto:eshubart@metroplanning.org)

Scott Goldstein, Metropolitan Planning Council, ULI Public Policy Committee

- [sgoldstein@metroplanning.org](mailto:sgoldstein@metroplanning.org)