



# TRANSIT-ORIENTED DEVELOPMENT PLAN LAWRENCE TO BRYN MAWR AREA PUBLIC MEETING #2 RED AND PURPLE MODERNIZATION

November 8, 2017

RPM TOD Plan Update



# INTRODUCTION



## TODAY'S AGENDA

- Brief 10 min. orientation to the Kiosks
- One-on-one dialogue with CTA and consultant team

## DESIRED OUTCOMES

- Confirm Principles and Goals developed as an outcome of the first public meeting
- Convey information about the project
- Get input on development scenarios

# INTRODUCTION



## AFTER TODAY...

- Incorporate today's feedback
- Revise concepts
- Draft report
- Public input
- Final plan recommendations and implementation strategies

**INTRODUCTION**

**ARGYLE STREET**

**BRYN MAWR AVENUE**

**BROADWAY**

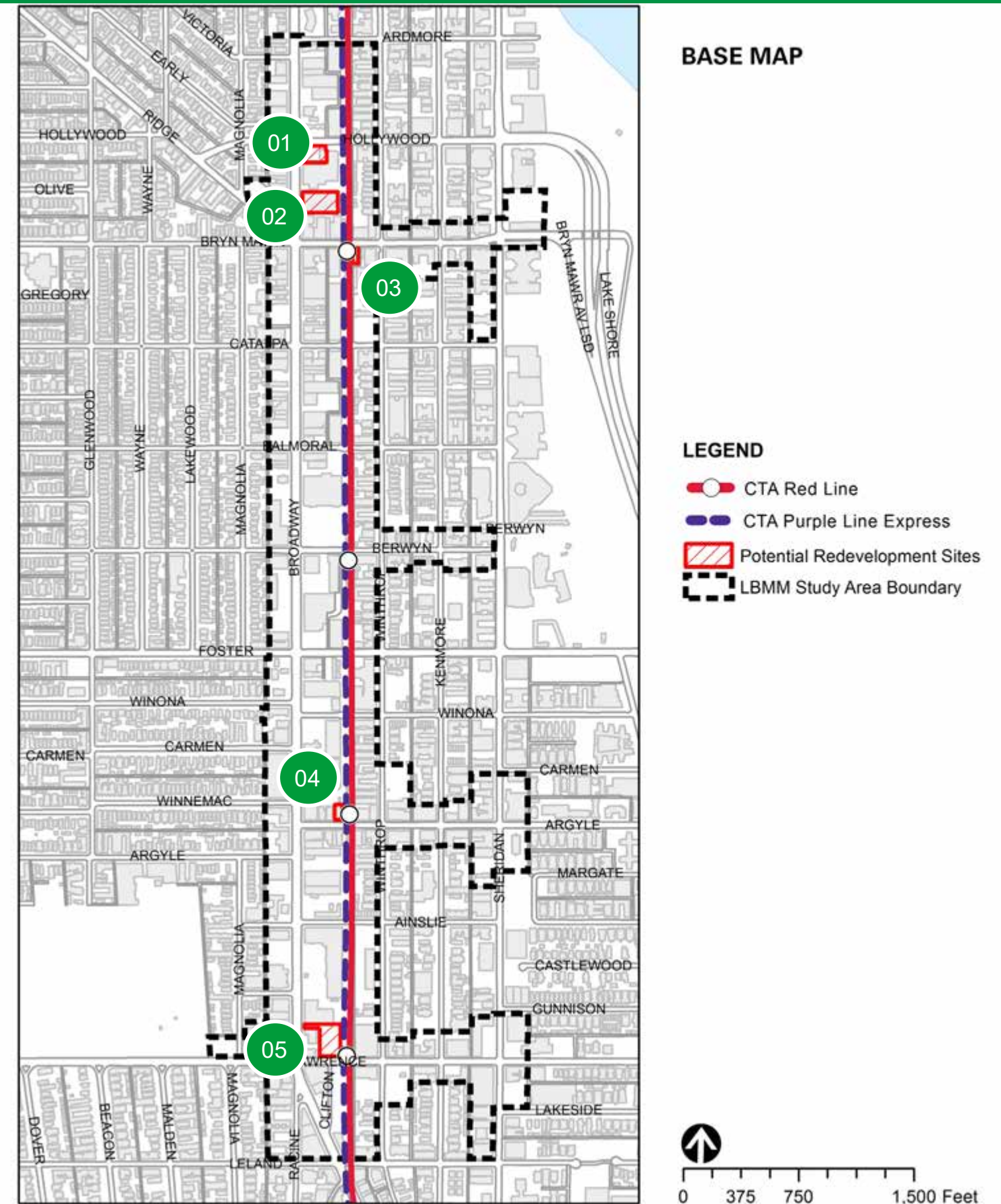
**PUBLIC REALM**

**LAWRENCE AVENUE**



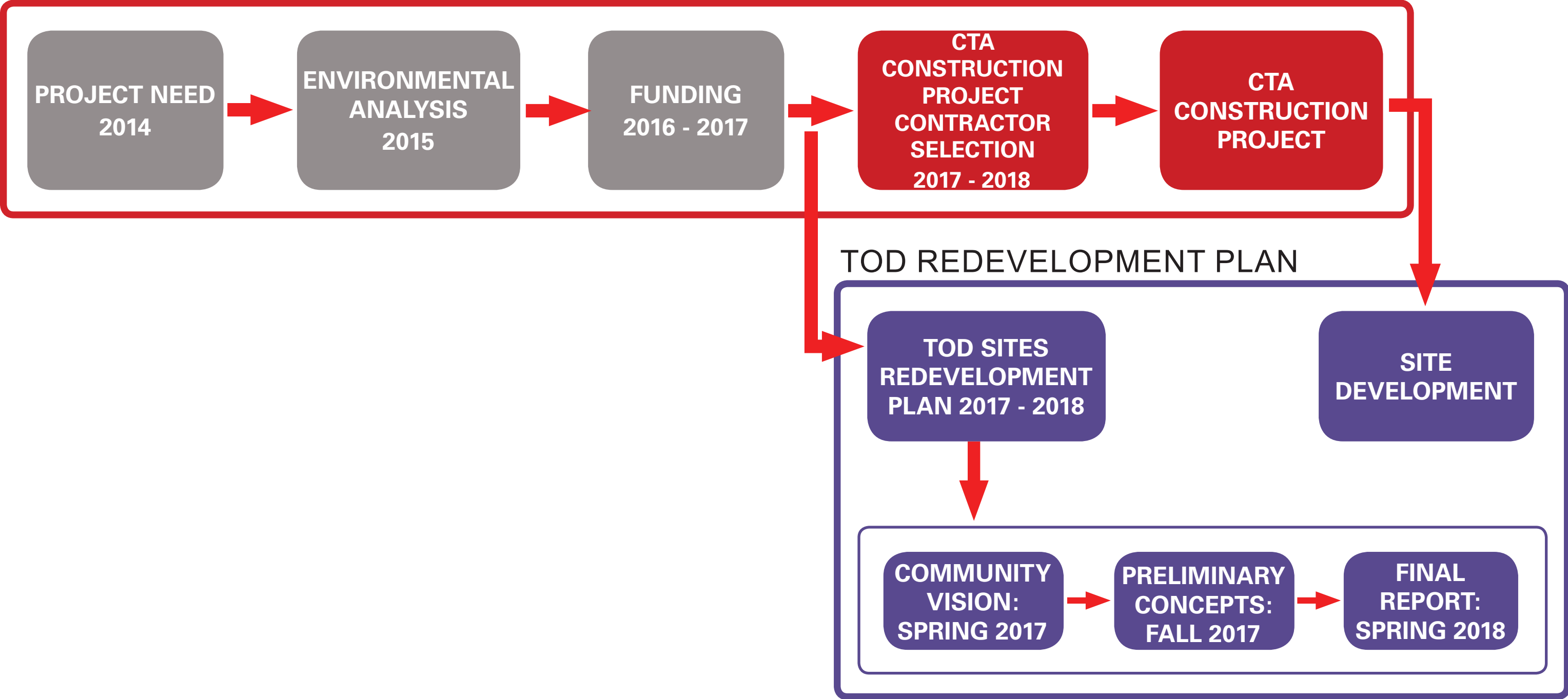
## PROJECT DESCRIPTION

- CTA Construction Project: Red and Purple Modernization Phase One
  - Comprehensive project to increase capacity
- TOD Redevelopment Plan
  - Proactive community driven approach
  - Based on market trends
  - Leverages proximity to transit service



# INTRODUCTION

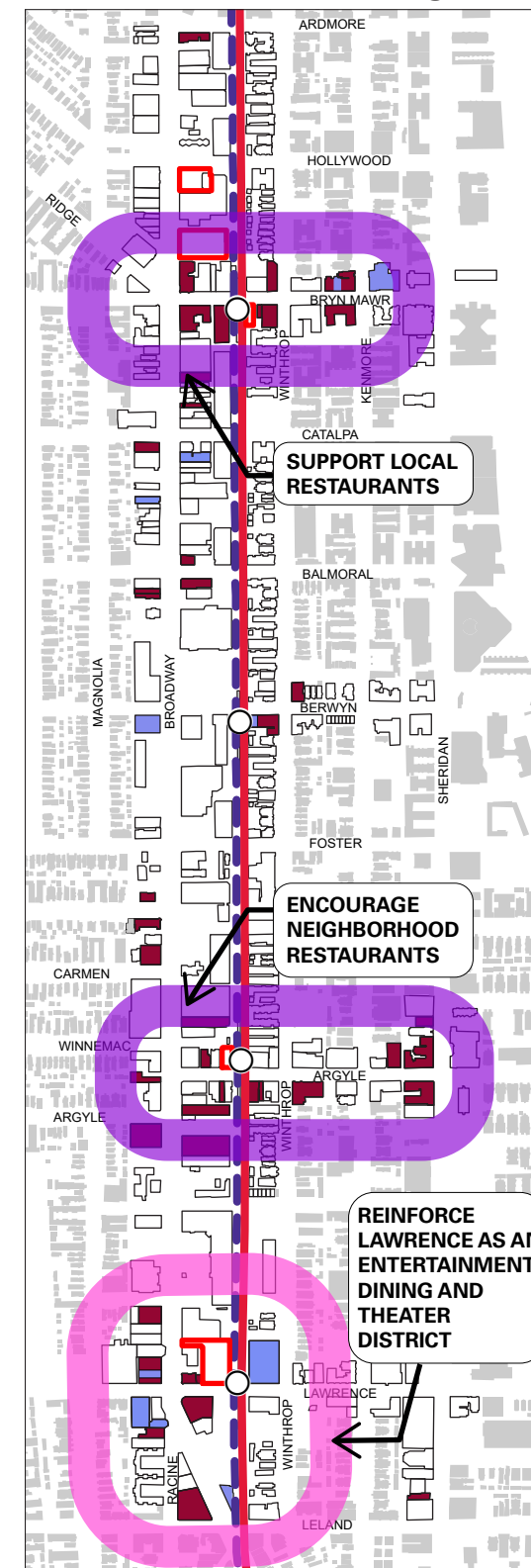
## RPM PHASE ONE



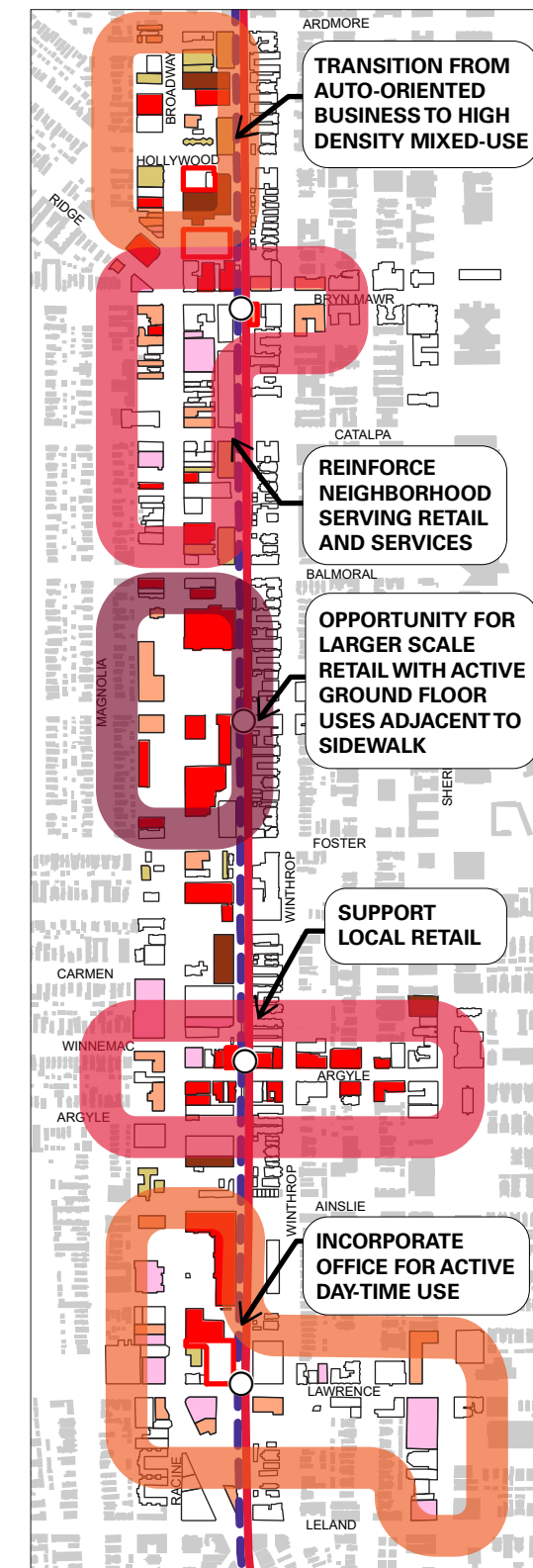
## DISTRICT PRINCIPLES

- District Vision Statement
- Planning Principles
- Existing Urban Patterns
  - Land Use
  - Historic Districts
  - Building Heights
- District Opportunities
  - Entertainment and Dining
  - Hotel, Office and Services
  - Residential Areas

Entertainment and Dining



Retail, Office and Services

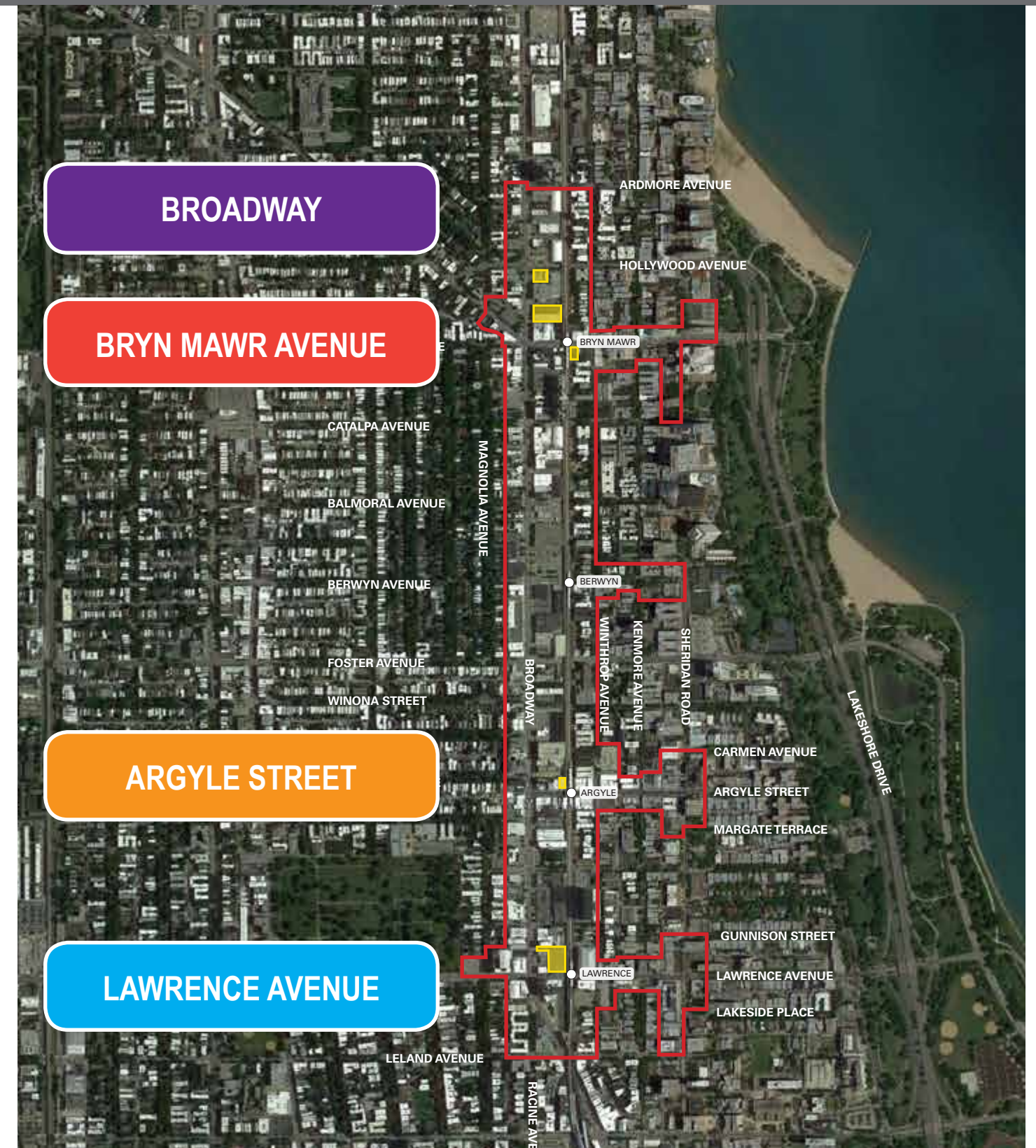




# REDEVELOPMENT SITES - KIOSK OVERVIEW

## KIOSK STRUCTURE

- Neighborhood Context
- Corridor Principles
- Corridor Strategies
- Land Use Recommendations
- Site Specific Characteristics
- Development Concepts

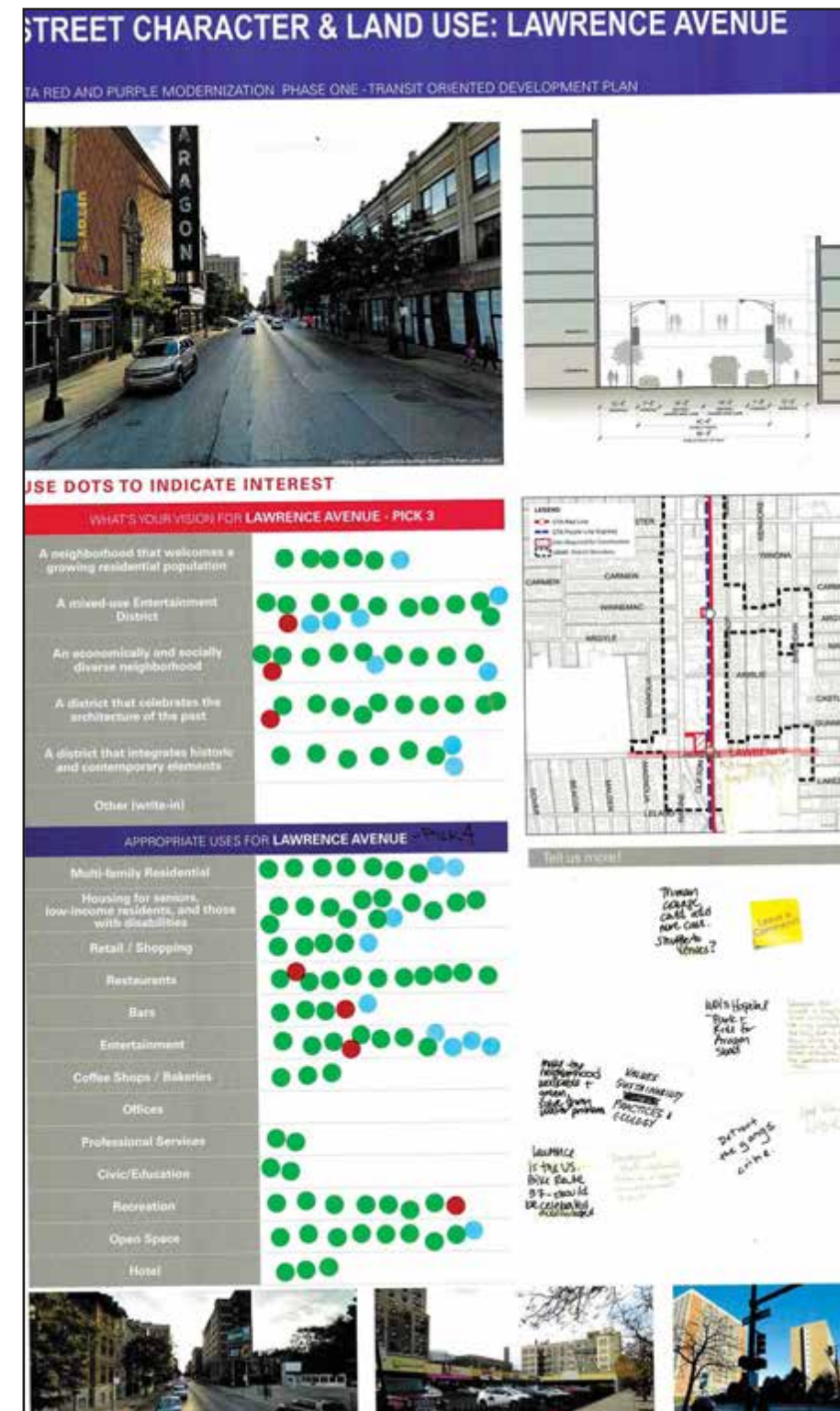




# REDEVELOPMENT CONCEPTS

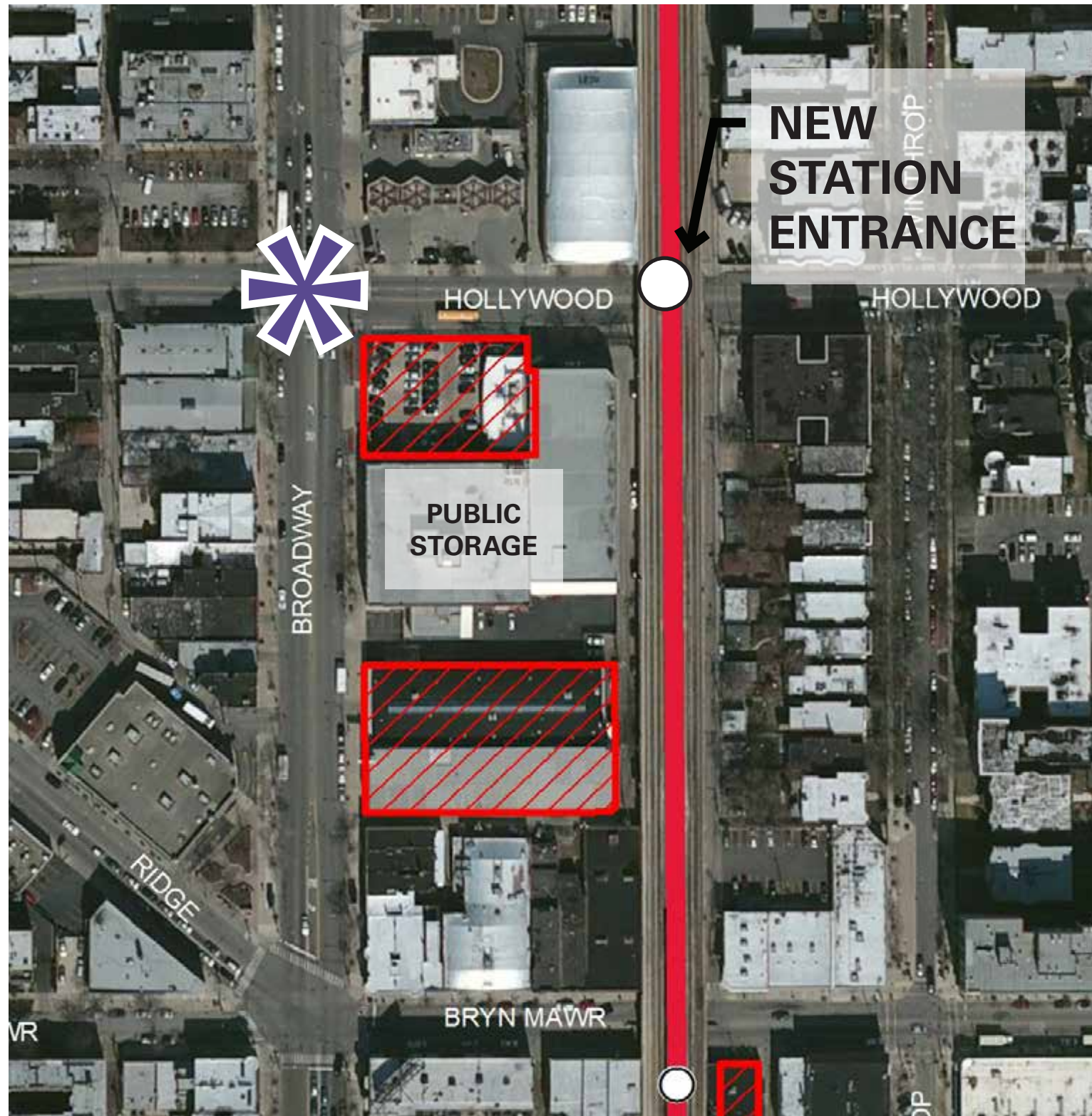
## PURPOSE OF CONCEPTS

- Create a vision for parcels
- Facilitate feedback on scale, massing, and land use
- These do NOT represent architecture or developer proposals
- Build support for future development
- Inform selection of developers
- Streamline development





# BROADWAY AND HOLLYWOOD - SITE 01





# BROADWAY AND HOLLYWOOD - SITE 01





# 5619 N BROADWAY - SITE 02





# 5619 N BROADWAY - SITE 02



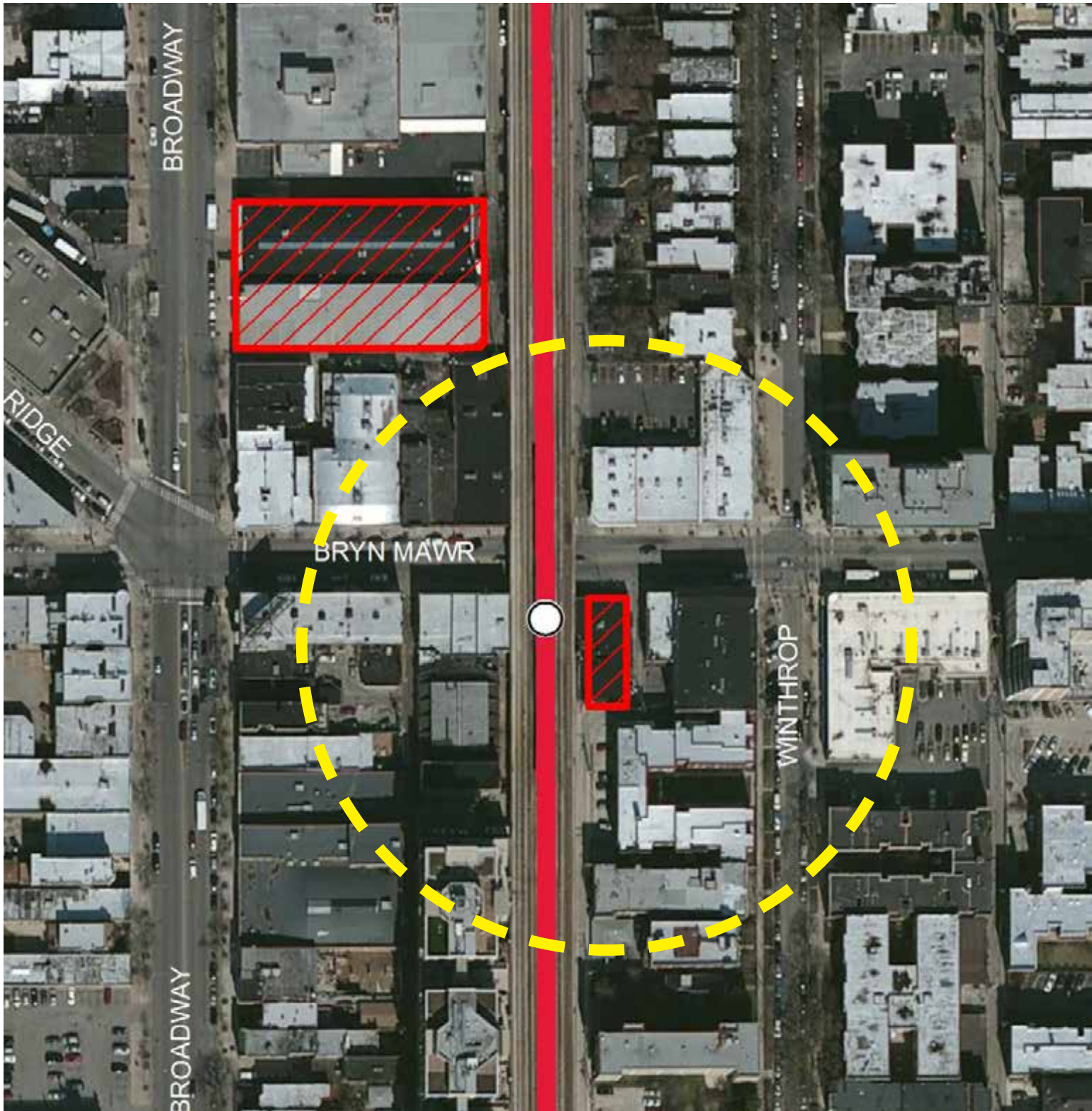


# CONSOLIDATED BROADWAY SITE CONCEPT





# BRYN MAWR - SITE 03





# BRYN MAWR - SITE 03





# ARGYLE STREET - SITE 04



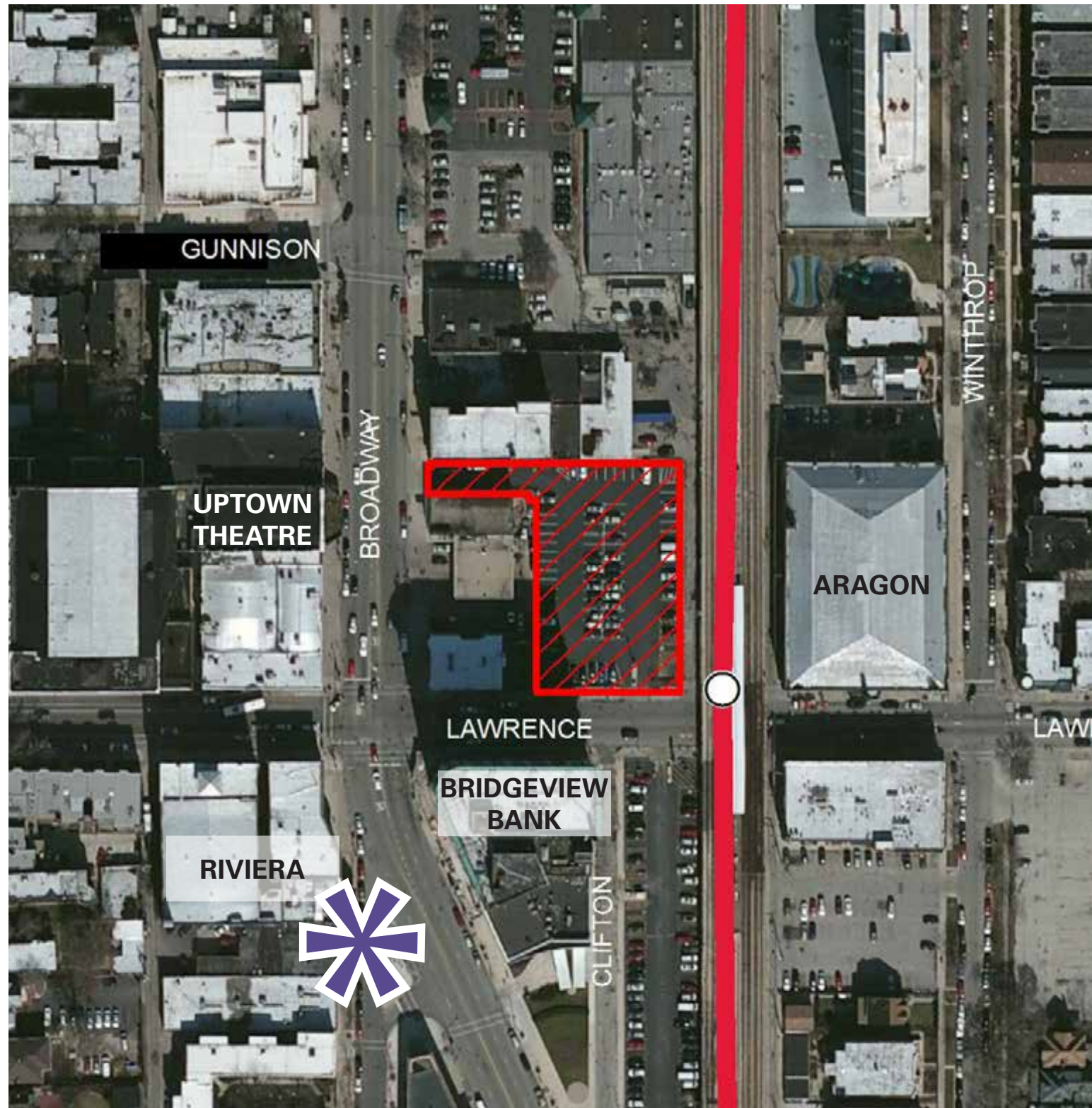


# ARGYLE STREET - SITE 04





# LAWRENCE AVENUE - SITE 05





# LAWRENCE AVENUE - SITE 05

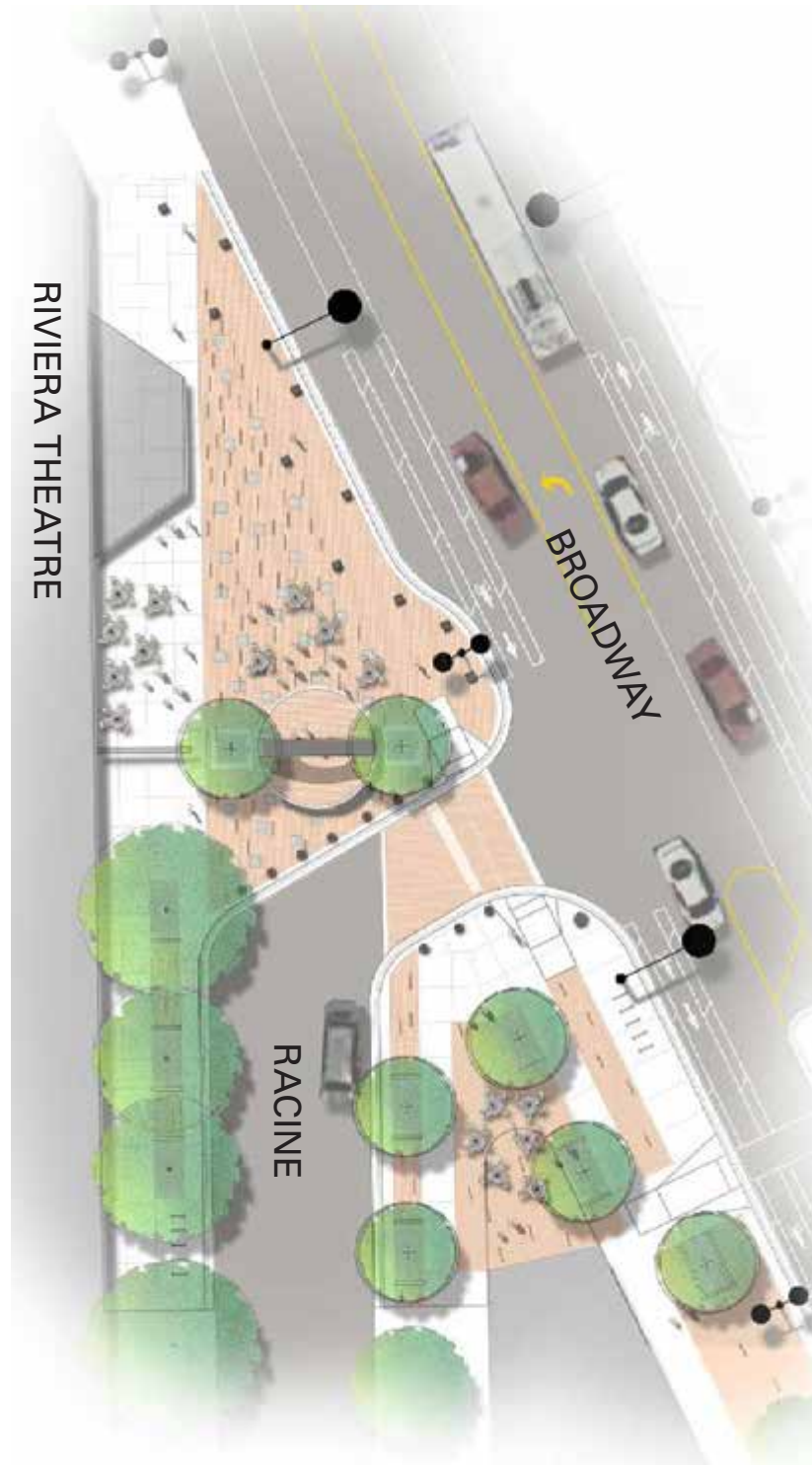




# PUBLIC REALM



ARGYLE STREETScape



LAWRENCE/BROADWAY STREETScape

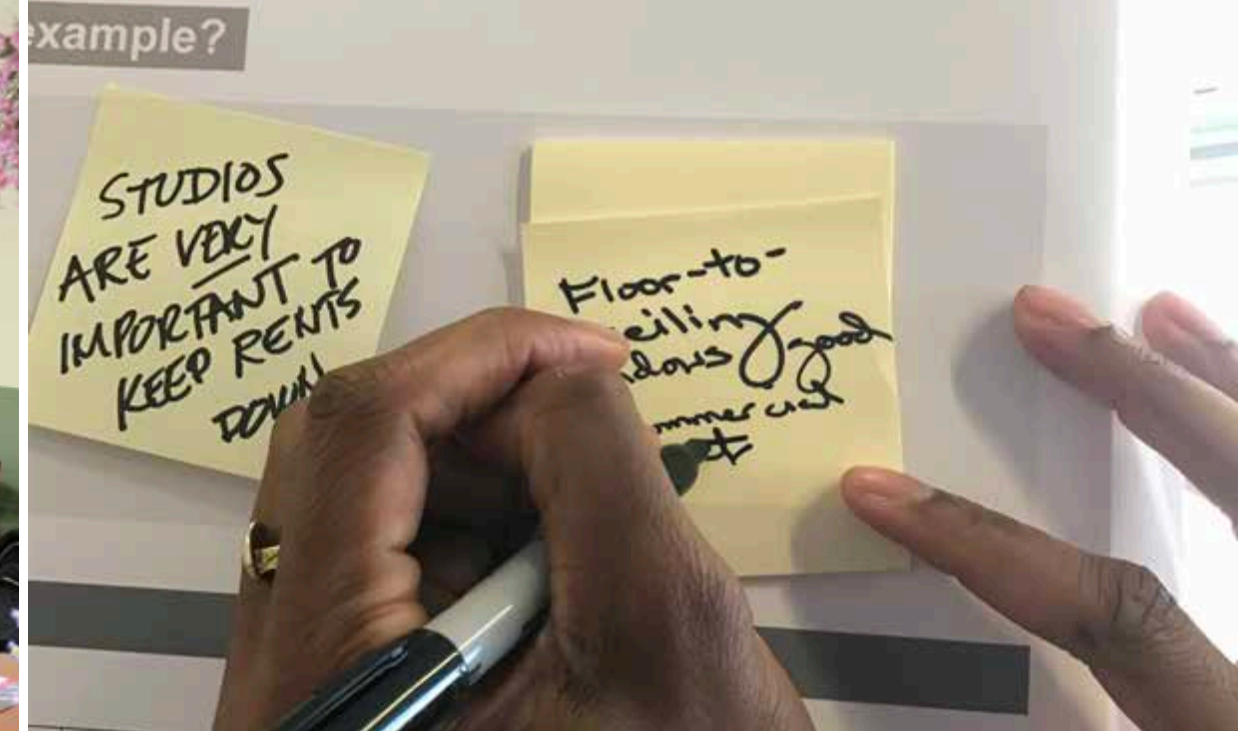


BRYN MAWR VIADUCT BEFORE



BRYN MAWR VIADUCT AFTER





# TELL US WHAT YOU THINK!



- Vision for the District
- Principles and Goals
- Land Use
- Building Height, Scale
- Public Space



**We want to hear from you!**  
**Any additional comments or ideas?**  
 Please share your thoughts below -

Topic: \_\_\_\_\_

Comment: \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
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Name (optional): \_\_\_\_\_

Contact (optional): \_\_\_\_\_



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**PUBLIC REALM**

**LAWRENCE AVENUE**





# THANK YOU

Learn more about CTA's Red and Purple  
Modernization Program at:

[TransitChicago.com/RPMproject](https://TransitChicago.com/RPMproject)

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## CONSULTING TEAM

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- McGuire Igleski & Associates
- Kirsch-Taylor Consulting
- Goodman Williams Group
- Fish Transportation Group, Inc.
- Vistara Construction Services, Inc.
- David Mason & Associates
- Grisko LLC