



Carol Schmidt <carol@carolandal.com>

Re: Remarks to City Council 05/21/2019 Re: File # 19-241C: Pass ordinance rezoning the properties bounded by School Street, Wright Street, Columbia Stree, and Franklin Avenue to CU Zoning District (Little Friends) - PZC 19-1-18

1 message

Carol Schmidt <carol@carolandal.com>
To: Carol Schmidt <carol@carolandal.com>

Tue, May 21, 2019 at 6:31 PM

Carol Schmidt
204 N. Wright St
Naperville, IL 60540

Re: Remarks to City Council 05/21/2019 Re: File # 19-241C: Pass ordinance rezoning the properties bounded by School Street, Wright Street, Columbia Stree, and Franklin Avenue to CU Zoning District (Little Friends) - PZC 19-1-18

As I begin, I want to make it clear that I am not against rezoning rezoning the Little Friends property to College University District. However, some of the terms of the 2010-2020 North Central College Master Land Use Plan should not automatically be extended to the area. It is important to note that the rezoning will not just impact the one-square block that is being rezoned but will also significantly impact the character, traffic, and pedestrian safety of the 19-square block neighborhood surrounding the property - which includes the eight square blocks immediately adjacent to Little Friends as well as the eleven additional square blocks that are separated from Little Friends by just one block.

Since 2020 is just around the corner, I expect that the college is already working on its 2020-2030 Master Land Use Plan. The new 2020-2030 Master Land Use Plan must consider the significant differences of the impact on the surrounding neighborhood between Little Friends and the college. And it is important that residents be included in development of the 2020-2030 plan and not just informed of the plan once it drafted and ready for approval.

Currently, the primary impact of Little Friends on traffic occurs during two 30-minute windows when buses drop off and pick up students between 8:30 and 9 am and again between 1:45 and 2:15 pm. On-Street parking for Little Friends is limited to some overflow employee parking as well as visitors. On-street parking for residents and their visitors is still available when Little Friends is in session. And outside of the hours of 8:30 am to 2:30 pm 2:30 on Monday thru Friday during the school year when classes are in session, Little Friends has absolutely no impact on parking and traffic in the neighborhood. That is definitely not the case with the area surrounding the current North Central campus where on-street parking is at a premium earlier in the morning and well into the evening not only during the regular school year but often in the summer as well.

The existing college master plan attempts to manage traffic, circulation, and parking in a variety of ways that sound very good but have some unintended negative impacts. The unintended consequences have to be considered as the college district is expanded to the surrounding neighborhood.

For example, the college's traffic, circulation, and parking plan with it's mid-block cross walks and pedestrian spine has significant issues. Unfortunately, parking is permitted in most areas right up to the mid-block cross walk and lighting and signage at the cross walks is inadequate. As a result, students often step from between parked cars into the path of oncoming traffic without warning. The busy intersection of the pedestrian spine with Benton Avenue is particularly dangerous after dark. It is extremely fortunate that an accident resulting in significant injury or even death has not occurred there to dateb.

The Cardinal Red Bike Program is also highlighted in the college's master plan as a way of reducing vehicular traffic in the neighborhood. However, as wonderful as the program sounds, it also creates a different kind of problem as students on bikes zip down sidewalks and cross streets without looking.

Resolution of the City Council 5/11/1971

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Resolved, That the City Council do hereby approve the proposed ordinance...

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In addition, the Little Friends campus provides a significant amount of green space including a public park. Since the college's plans for the property are not yet public, the impact on the neighborhood green space is not currently known. But if the eventual college plan for the property reduces green space, it too will have a significant change in the character of the neighborhood.

These are just a few of the many impacts that rezoning the Little Friends property to college university district will have on the neighborhood. These impacts make it essential that the college seeks the input of a formal working group with representation from the residents, city, Historic Preservation Commission, and Naper Settlement as it develops a plan for the Little Friends property and does not just inform the neighborhood of its plans after they are developed.

