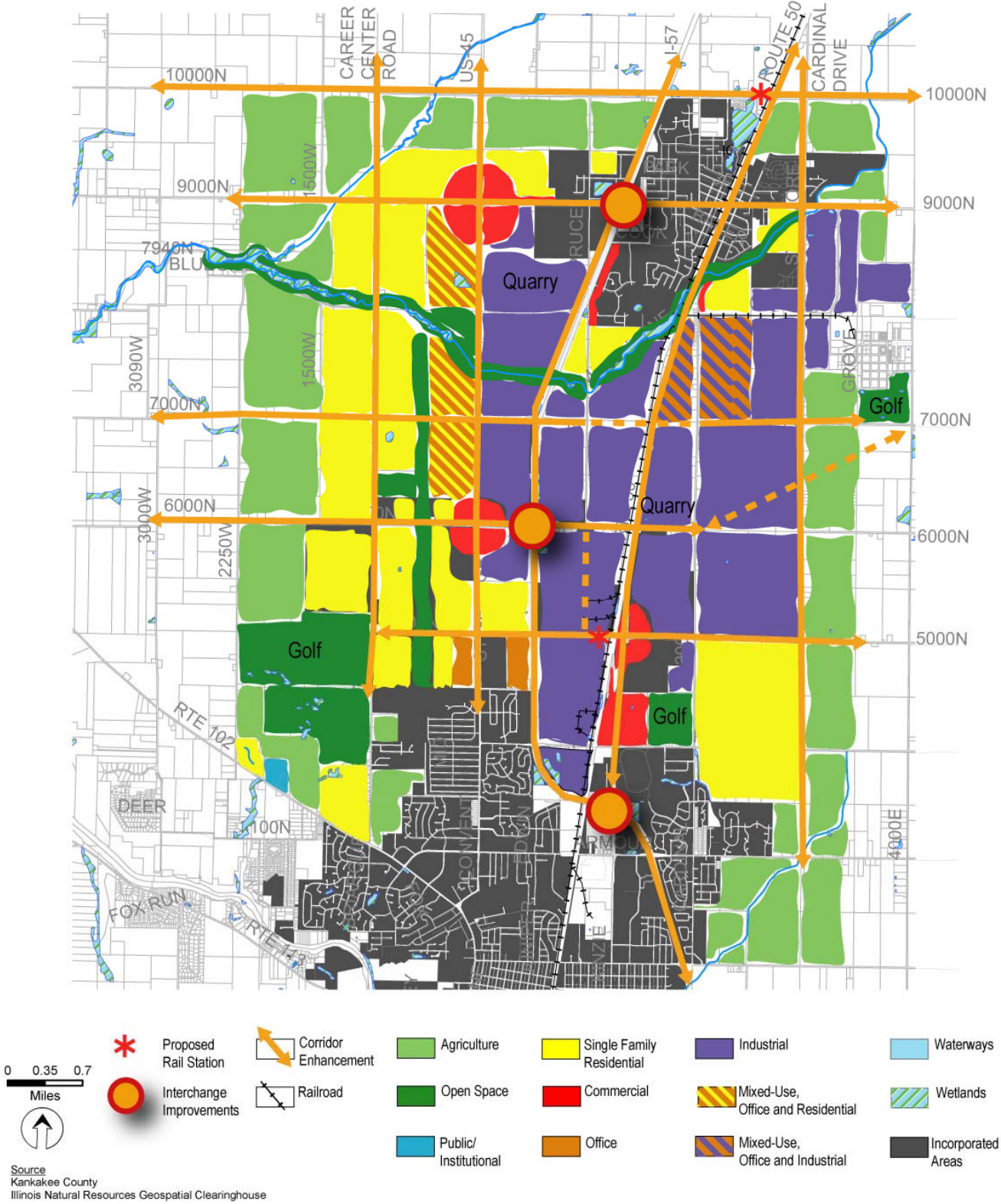


Preliminary Land Use Plan (HNTB)

As part of the update to the Kankakee County Comprehensive Plan, HNTB Corporation has created a Preliminary Land Use Plan Map for the I-57 Corridor Study Area. This map is included below. It depicts various proposed land uses, and transportation network enhancements. The map will be refined as the study progresses.



KANKAKEE COUNTY

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Sense of Place and Community

The I-57 Corridor between the Villages of Manteno, Bradley, and Bourbonnais is a target area for unprecedented growth and development. With this growth comes challenges. As local community officials, we are in the strategic and enviable position of ensuring quality residential, business, and industrial opportunities, while maintaining and preserving limited natural resources, livable communities, and the integrity of our public services.

In as much as development and growth brings many positive benefits to the community including property tax revenue and increased opportunities and options for our citizens, we must take heed to minimize the negative impacts that may arise. Primary and central to this effort is our desire to maintain our own unique identify by striving to create our community’s “Sense of Place.” We must now ask ourselves: Who are we? What do we value? What do we want our community to look like? These are all relevant and critical questions community leaders must ask themselves when envisioning the future.

Kankakee County communities have a unique opportunity to structure growth and development in a manner to meet these goals and objectives. The proposal outlined in this Summary Report establishes the building blocks to foster and grow community-wide consensus, vision, and implementation.

For it is through proper planning and consensus building that we can achieve the high quality community that everyone comes to expected and covet.

Proposed Scope

The Project encompasses the area along Interstate 57 bounded by 1/2 mile north of 9000 N Road (County Highway 9) on the north, 1/2 mile south of Larry Power Road on the south, 1/2 mile west of 1000 W Road (Career Center Rd.) on the west and generally, 5000 E Road on the east. The project area consists of 31.75 square miles and includes areas within the Villages of Bradley, Bourbonnais and Manteno, as well as, and unincorporated acreage.

In recent years, various studies have been performed in and around this area, including: the 6000 N Rd Interchange Study, Com-  
muter Rail Study, the I-57 Corridor Study, the Corridor Preservation Report, the Industrial Park Survey, and the County Greenways and Trails Plan.

Intergovernmental Involvement

The area encompassed by this study is under many jurisdictions, including:

- Village of Bradley
- Village of Bourbonnais
- Village of Manteno
- Townships
- County of Kankakee
- Road Districts
- Park Districts
- Fire Protection Districts
- School Districts

Project Need

The area is witnessing significant growth pressures and speculation making the need for a cohesive and comprehensive approach to planning and development vital. The study area contains many overlapping public entities and interests including townships, municipalities, school districts, road districts and drainage districts which only heightens the need to establish a process for consensus building, visions, and coordination.

This study will attempt to forge intergovernmental agreements between the various jurisdictions so that the area as a whole will benefit from a well planned development that everyone can be proud.

If successful, this project can serve as a model for intergovernmental cooperation throughout the County.

Project Timeline

If the County is successful is obtaining the Commonwealth Edison grant, and local communities formally “sign on” to participate, we expect to begin the project in late summer or early fall. The total process will take less than 12 months to complete.

During the process, there will be many opportunities for the public to participate in this planning exercise.

Issues of Mutual Concern

Some of the issues that this study will address are:

1. Land Use Compatibility
2. Urban Design Standards
3. Right - of - way / Transportation Facility Standards
4. Access Management
5. Open Space & Recreation, Greenways & Trails Contiguity
6. Economic Development
7. Brownfield Redevelopment & Mitigation
8. Mass Transit Opportunities
9. Uniform Development Codes
10. Jurisdictional Agreements
  - A. Roadway Standards
  - B. Boundary Agreements
  - C. Facility Planning Areas
  - D. Aesthetics

Project Funding

Kankakee County and its planning consulting firm, HNTB, are currently applying for partial funding for this project from Commonwealth Edison’s grant program. The project will cost approximately \$25,000 with any local share divided among the participating communities.

Study Area

