

# Vision Statement

The Elmhurst Road district is a regional corridor hosting a broad variety of services and retailers. Its gateway features at Oakton and Dempster, enhanced streetscaping, and high quality of design for new development will create an attractive corridor that welcomes people from neighboring communities and regional hubs such as I-90, O'Hare, and the northwestern suburban community.

# District Objectives

## *Land Use*

- Strengthen Elmhurst Road as a full-service corridor related to general retail and services
- Create appropriate buffers between commercial and residential uses
- Take advantage of the district's proximity to O'Hare and I-90 to attract unique retail, service, and office tenants

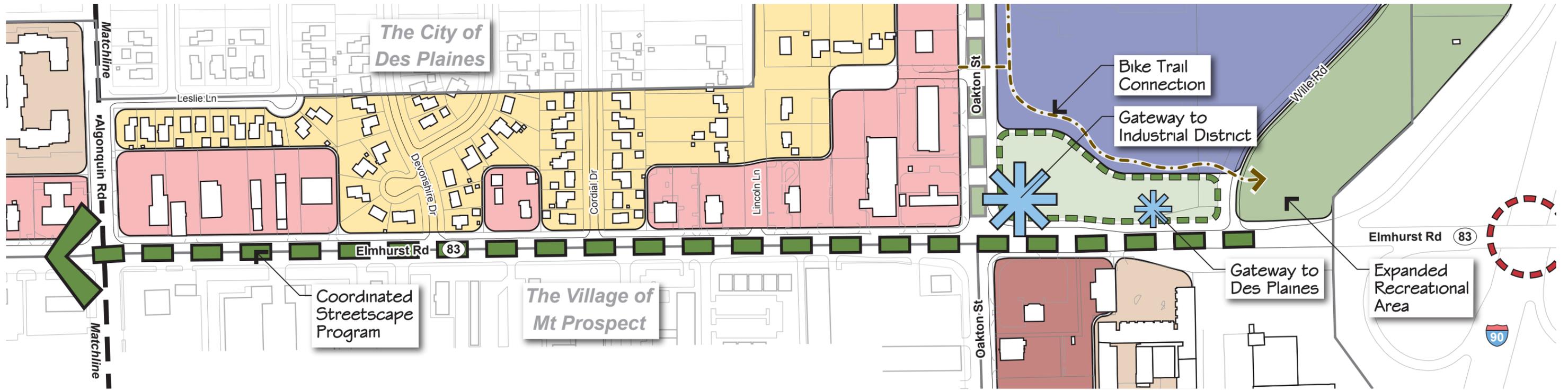
## *Transportation*

- Create a safer environment for pedestrians by providing clear delineations between automotive and pedestrian areas
- Enhance transit access with more comprehensive facilities and attractive amenities

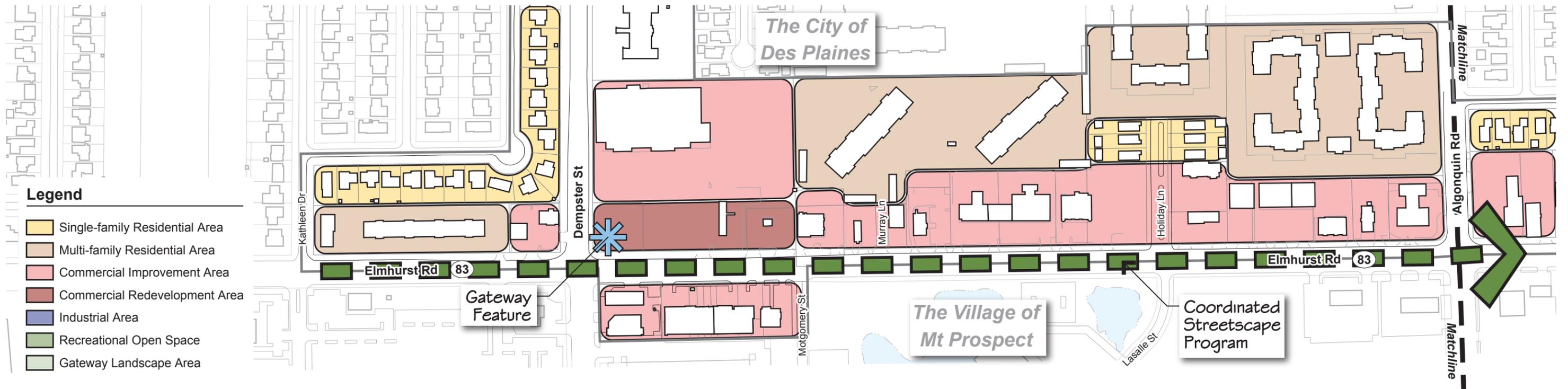
## *Urban Design*

- Create a more attractive commercial district through redevelopment or enhanced site design on existing developments
- Install a streetscape according to a corridor-wide streetscape design program
- Create gateways or focal points that mark entry into Des Plaines and reflect its unique character
- Tighten signage regulations to create a more legible and attractive environment

## Elmhurst Road Vision and Objectives

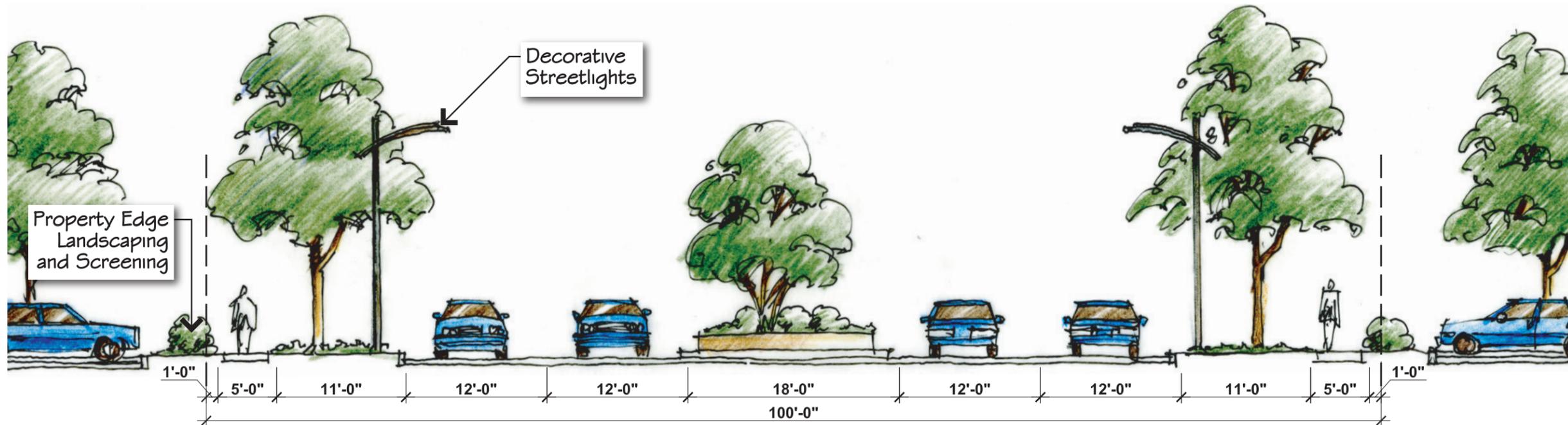


Elmhurst Road - Southern Section



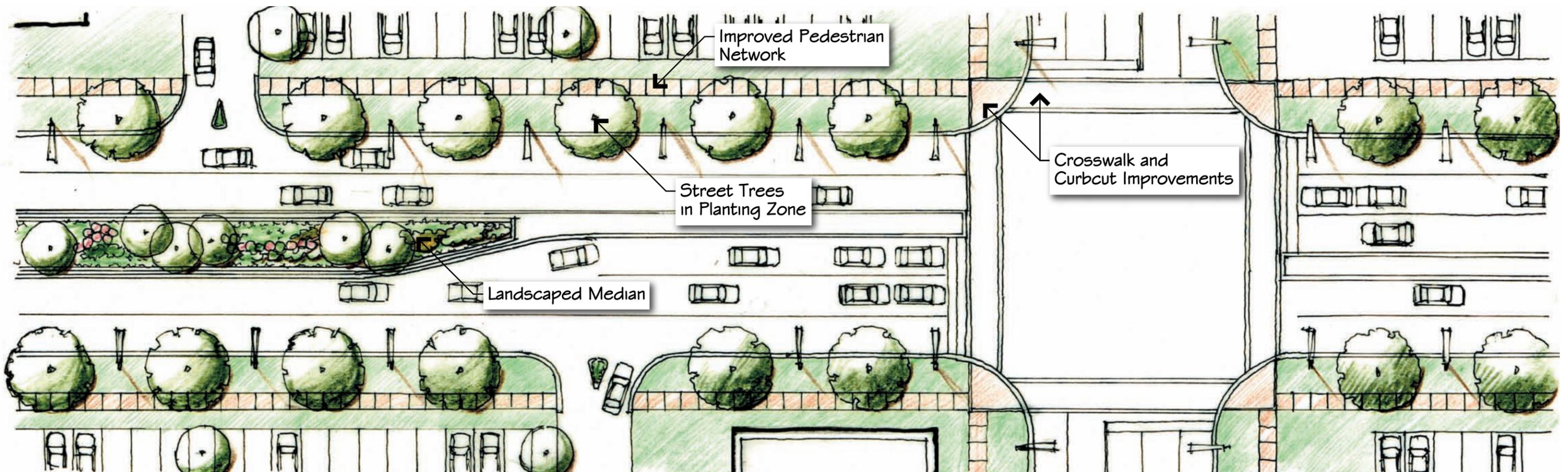
Elmhurst Road - Northern Section

# Elmhurst District Land Use Framework



Proposed Section

Scale: 1"=10'



Typical Streetscape Improvements

Scale: 1"=30'

# Elmhurst Road District Streetscape Concept Plan

# Vision Statement

The Oakton Industrial District is a community asset that takes advantage of the city's unique regional accessibility and provides a large number of jobs. It will become a more attractive symbol of Des Plaines through the "greening" of Oakton Street, the beautification of industrial buildings and sites, and mitigation of its impacts on surrounding neighborhoods, led by an Industrial Council established to manage enhancements related to land use, transportation, and image and branding.

# District Objectives

## *Land Use*

- Establish appropriate buffers between industrial properties and surrounding residential districts
- Expand existing public open space so that it is more accessible to residents and visitors

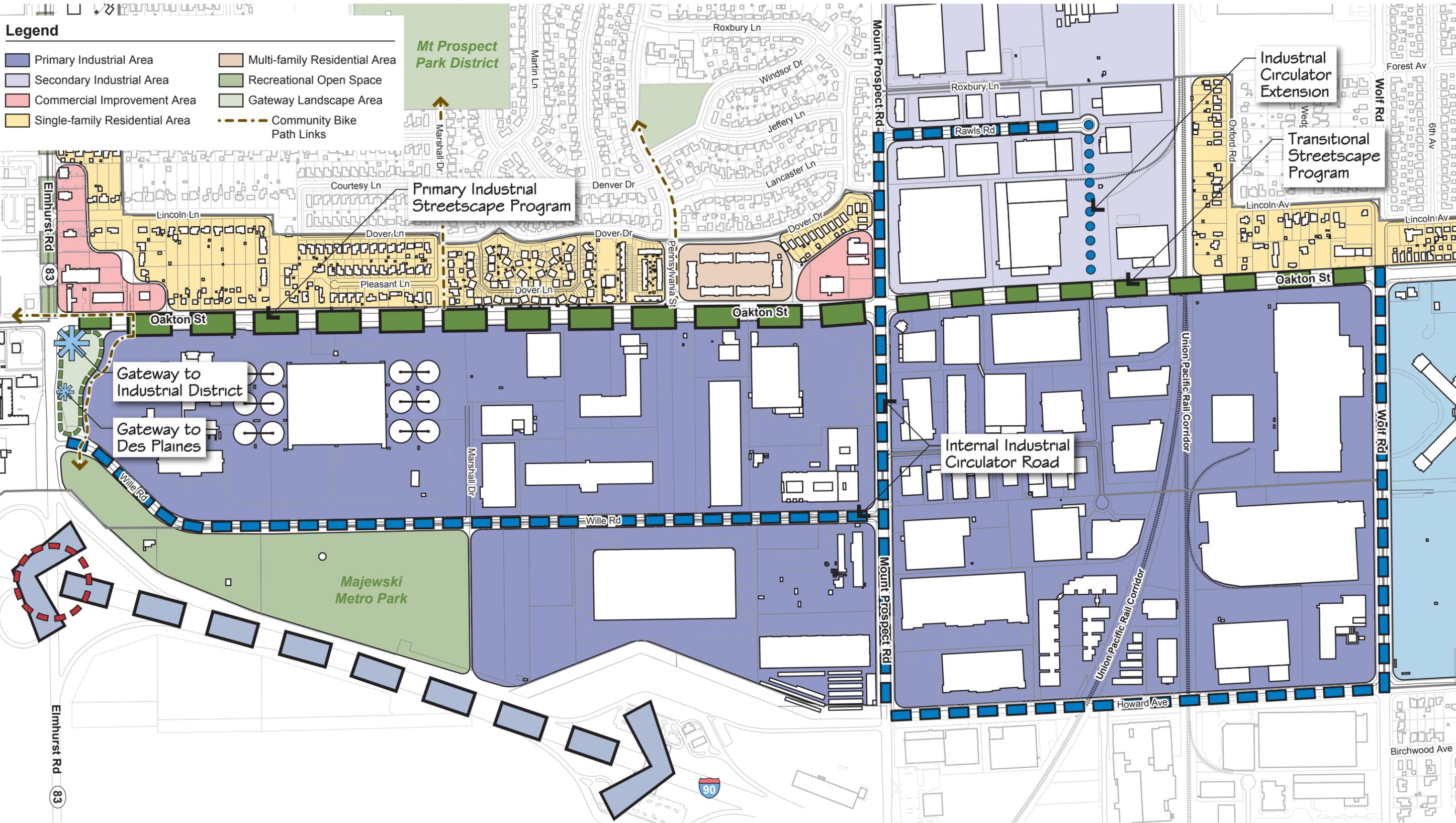
## *Transportation*

- Use the Oakton Street corridor to link community open spaces and destinations with bicycle and pedestrian infrastructure
- Mitigate the impact of truck traffic on Oakton Street

## *Urban Design*

- Enhance the image of Oakton Street by installing medians and landscaping where possible, creating gateways that mark arrival from I-90 and neighboring communities, and minimize the visual impacts of existing utilities and infrastructure
- Establish development standards that outline desirable elements of building and site design, access management, landscaping and signage
- Install building and site design elements that market the industrial district from the air based on the typical O'Hare approach pattern from the northwest

## Oakton Industrial District Vision and Objectives



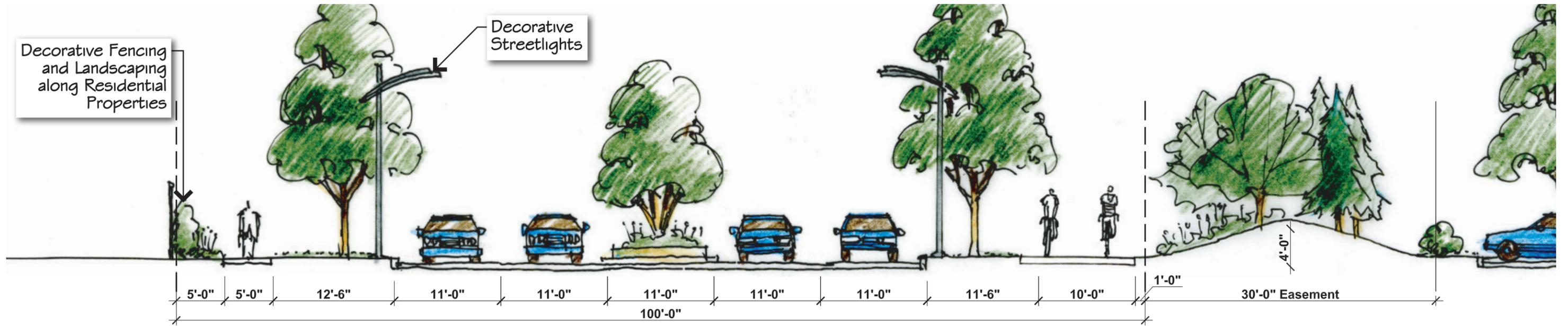
# Oakton Industrial District Land Use Framework

Oakton St & Elmhurst Rd Corridor Study  
Des Plaines, Illinois

December 11, 2008

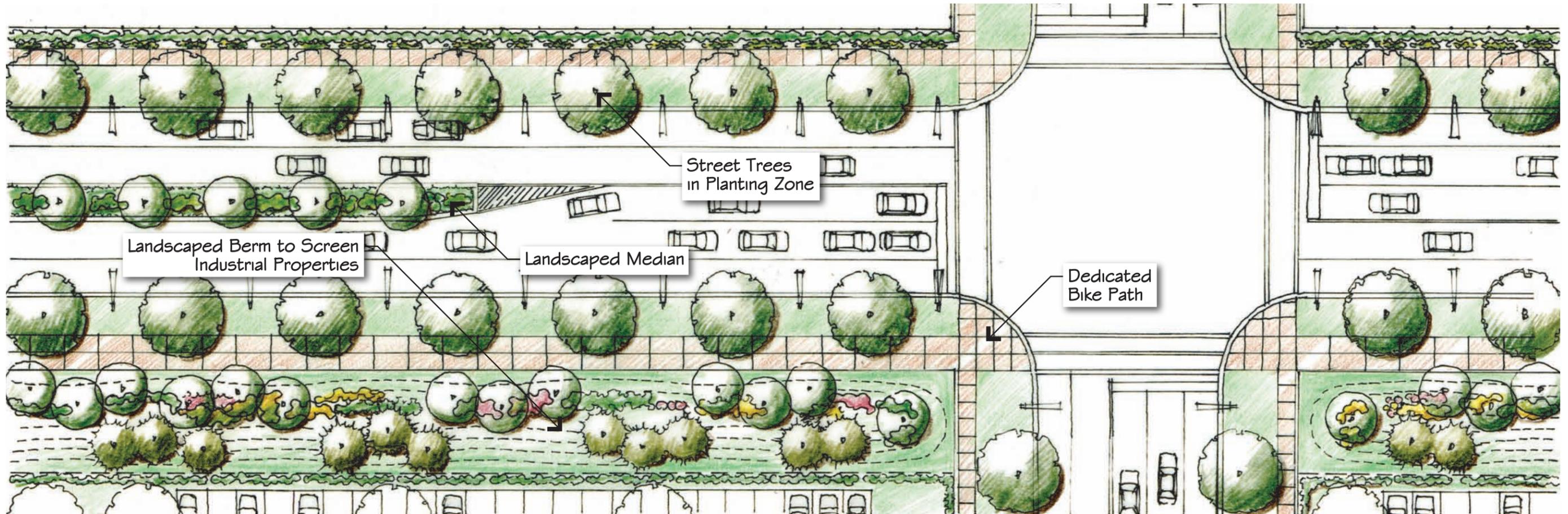


CAMIROS



Proposed Section

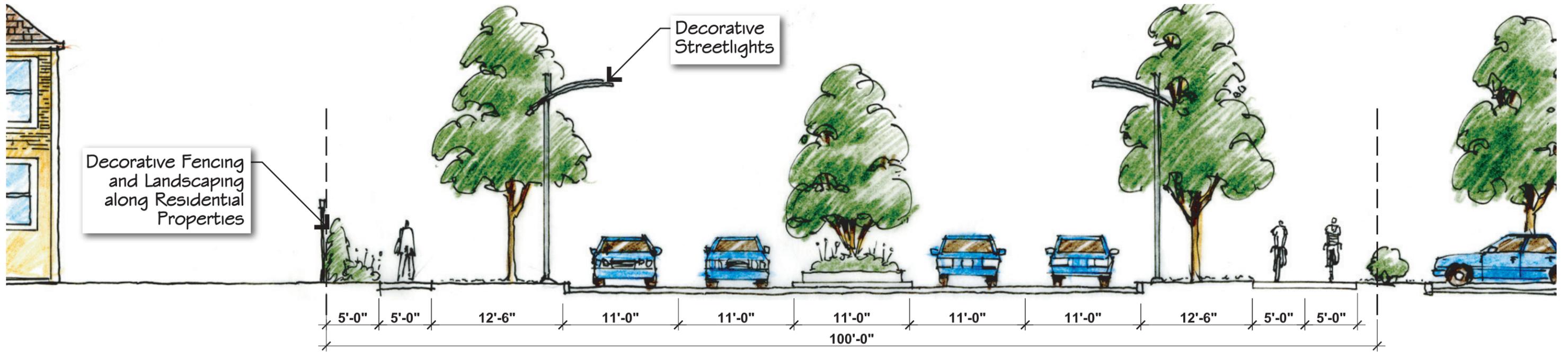
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Typical Streetscape Improvements

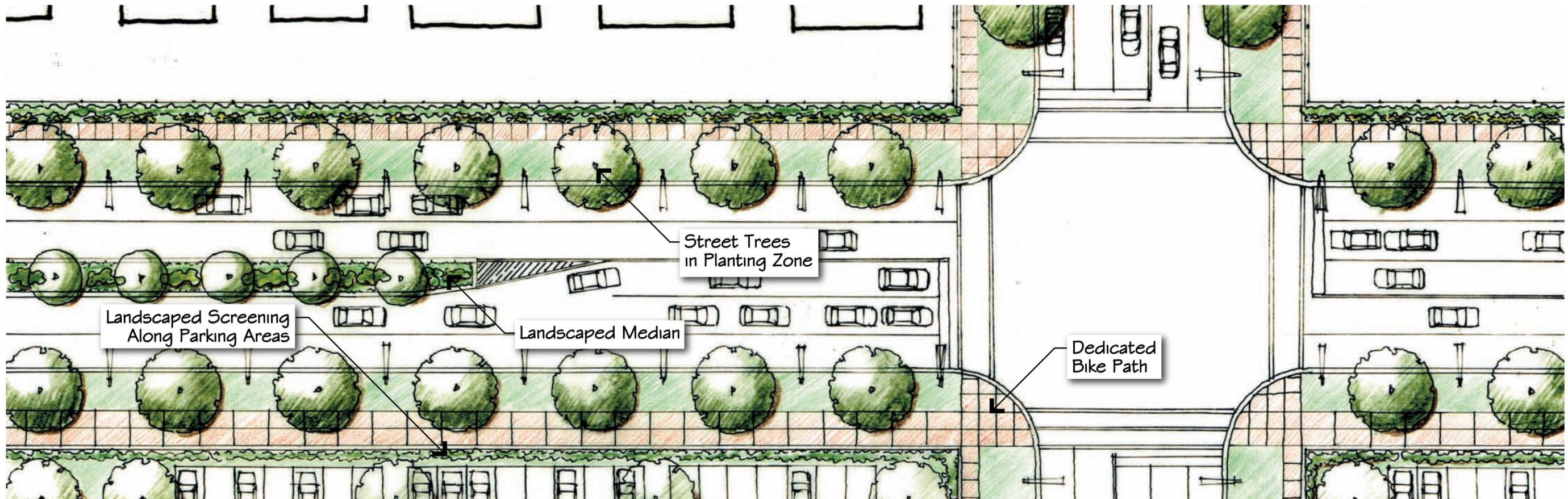
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# Oakton Industrial District Primary Streetscape Concept Plan



Proposed Section

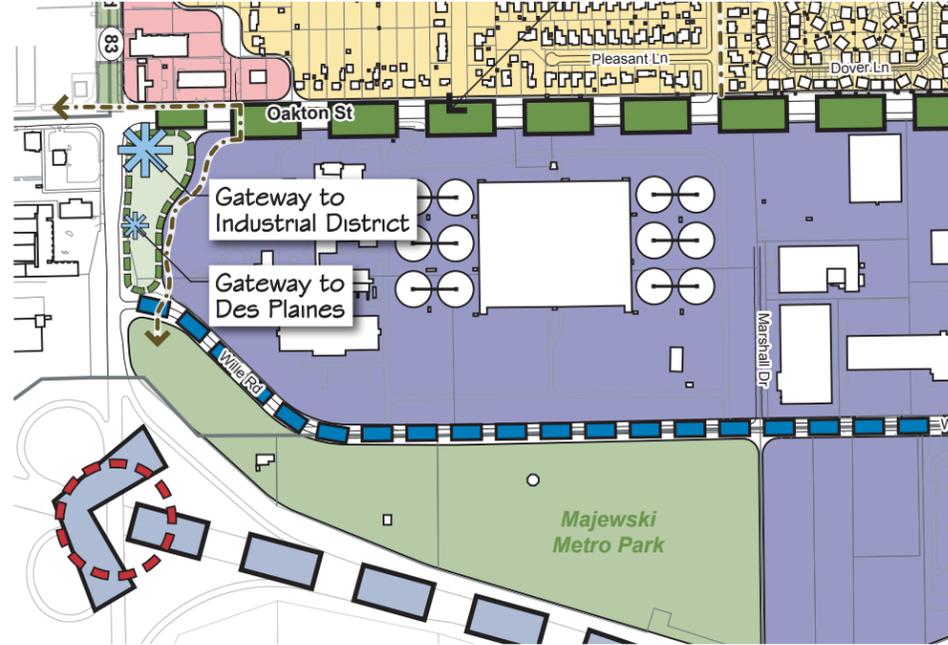
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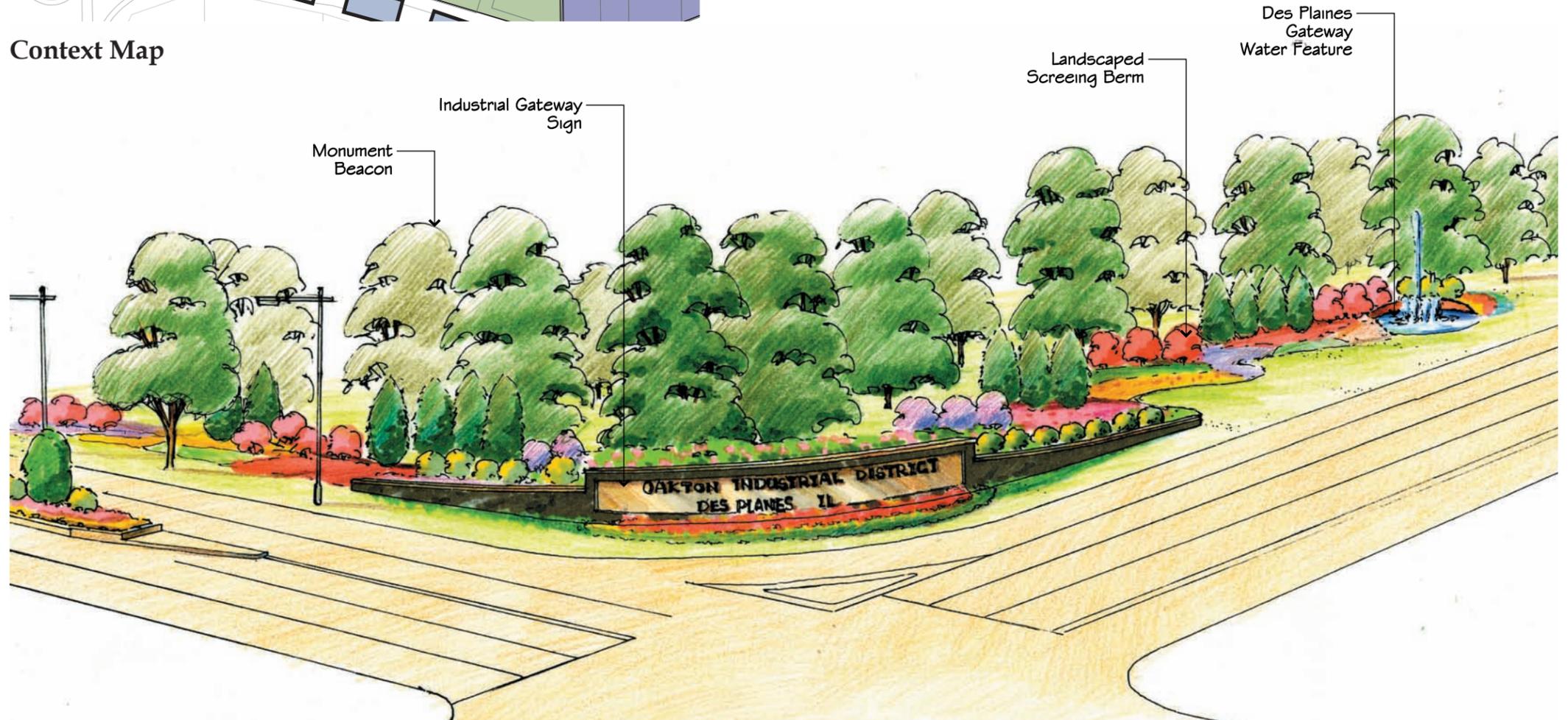
Typical Streetscape Improvements

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# Oakton Industrial District Transitional Streetscape Concept Plan



Context Map



Gateway Concept Sketch - View A

# Oakton Industrial - Oakton St/ Elmhurst Rd Gateway Concept