

Mundelein Town Hall Meeting
October 12, 2004

TOWN HALL MEETING

The Consultant conducted a Town Hall Meeting with interested residents of Mundelein on October 12, 2004. The Town Hall was held at the Police Station and was attended by 40 people. The Town Hall was designed to present the final Transit Oriented Development plan and the implementation strategy.

Below is a summary of the results of the Town Hall. The summary reflects the input submitted to the Consultant via the questionnaire. The responses are listed in order of frequency. The number in parenthesis indicates the number of times a response was recorded. If no number is included, the response was only recorded once.

The Project Advisory Team developed the following three objectives for the Mundelein TOD Study:

- Objective #1 – Increase density and growth near the train station
- Objective #2 – Increase utilization of the transit functions and surrounding area
- Objective #3 – Overcome potential obstacles to redevelopment

After viewing the presentation and the plans, please answer the following questions:

1. How well does the plan meet objective 1?

- Very Well (8)
- There needs to be more consideration about the development on the east side of the tracks (2)
- If the plan is developed as described, very well
- Questions remain regarding east/west traffic on 176 & Hawley St in light of the existing heavy freight traffic
- Meets the objective by providing residential homes and retail sales
- Very progressive

2. How well does the plan meet objective 2?

- Very Well (6)
- 50% - it excludes the east side of Mundelein
- Depends on the on-road accommodations for bicycles
- Great suggested use of currently underused streets
- If the plan is developed as described, very well
- Makes a whole new town – much needed
- May need more than 750 parking spaces – can the parking lot at the station be turned into a garage?
- Nice way to capitalize on the time and development of Lake County
- Seems right on target

- Traffic flow and access will help meet this objective
- Yes – surprising how many people don't know where the train is now

3. How well does the plan meet objective 3?

- To be determined (3)
- Very Well (3)
- Conceptually have addressed issues, seeing will be believing
- Good vision for the Village
- Inadequate provision for improving east/west traffic flow
- Look to communities that have developed TODs for their experience and also to communities that have not developed (ex. Lake Bluff)
- Other than finance issues, didn't hear much about
- So-so
- There needs to be some initial stimulation and incentives to create interest and investment
- What about current land owners cooperation?

4. Please record any thoughts, comments, or concerns in regards to the final plan. (Please use the back if extra space is needed)

- Creates a real hometown look
- Development on the east side of the tracks will fail due to the lack of access for pedestrians and cars.
- Do the demographics of Mundelein present any particular difficulties for the plan?
- Great job
- Hope the city adopts an aggressive approach towards implementation
- How does the number of freight trains impact the attractiveness and viability of the plan?
- Need adequate bicycle parking
- Need an additional rail underpass so traffic is not blocked by the freight traffic
- Not enough public awareness of public meetings
- Public meetings should be at facilities with adequate bicycle parking – the police station does not qualify
- Really outstanding concept, hope it happens
- Something the Village has needed for years
- Special attention needs to be paid to non-motorized transportation, particularly on-road accommodation
- The community should be able to leave their dollars within the town instead of going elsewhere
- The plan is very complete
- The safety issue of the rail line was not addressed
- The small town look is refreshing and needed
- The Village needs to let people know how it plans to pay for this
- Very exciting, long overdue
- Will be interesting to watch progress

- Would like more information about the development on the east side of the tracks – the density of the development is concerning