



# Woodlawn 2025

Engagement & Analysis Summary  
July 20th 2017

# Woodlawn 2025

Principles, priorities and strategies  
for a great South Side  
neighborhood

# **A vision of the community, by the community and for the community**

- **Resident interviews**
- **Stakeholder interviews**
- **WUPS- Urban planning seminars**
- **Community meetings**
- **Looking at data about every block**
- **Conferring with the Quadrants**
- **Pulling the pieces into an action plan**



inspired  
**conversations**

Share your thoughts  
on the future of  
Woodlawn...



hearing your  
**ideas**

learning  
together



# Goals

## Identity

Promote Woodlawn as a  
“neighborhood of choice”

## Livability

Enhance livability and  
attractiveness throughout

## Open Space

Create a new generation  
of neighborhood parks

## Housing

Advance affordable housing  
strategies

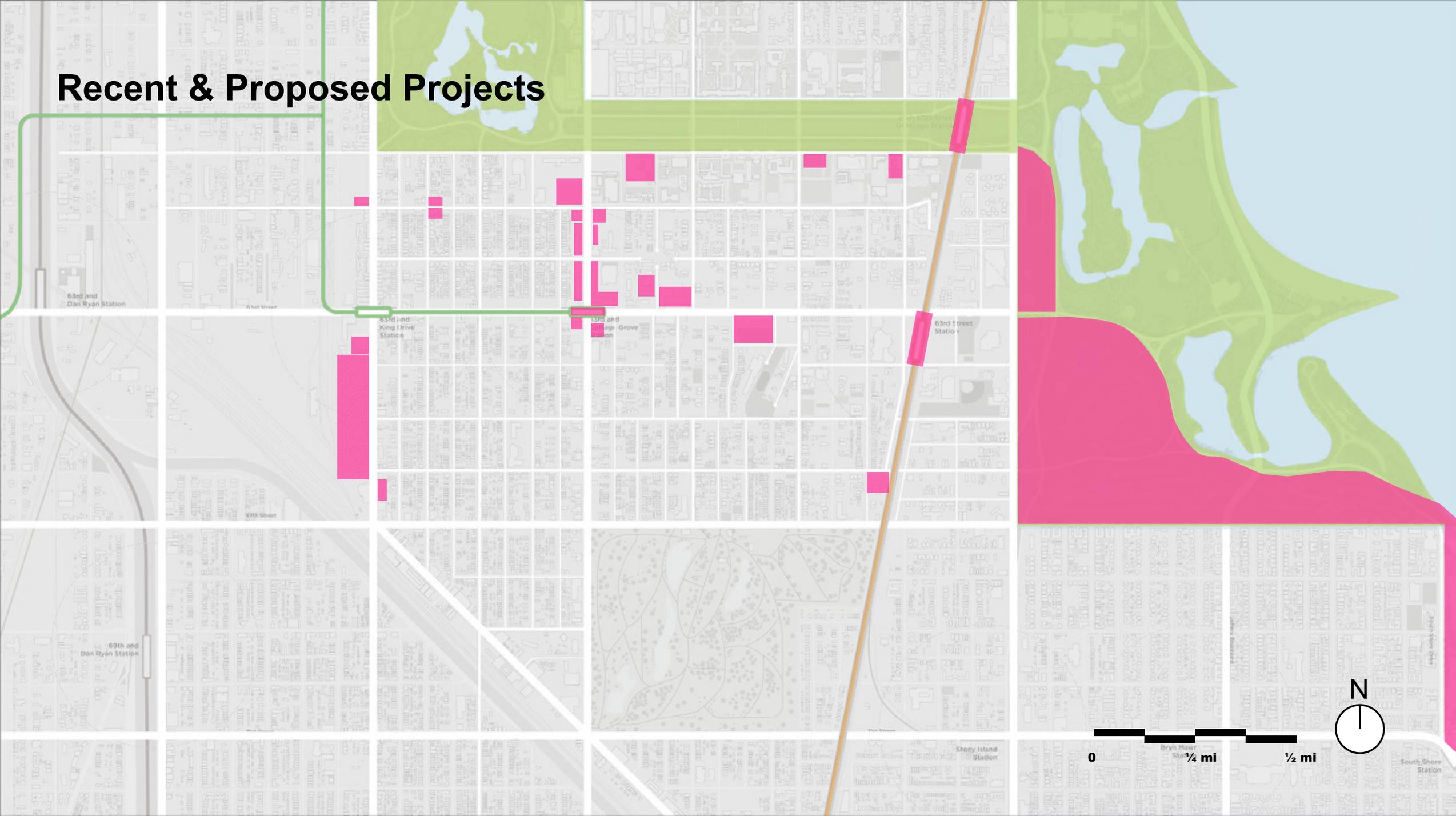
## Economic Development

Catalyze job-creating  
enterprises

## Implementation

Create strong  
partnerships

# Recent & Proposed Projects



# POAH – Woodlawn Park Development



**THE BURNHAM**  
AT WOODLAWN PARK

**NOW LEASING FOR FALL 2015**

65 new, well-appointed rental apartments with amenities that you want:

- 1 & 2 bedroom independent living apartments
- Fully equipped kitchen
- Energy efficient windows
- Central heat & air (heat & hot water included in rent)
- Laundry facilities on every floor
- Business & fitness centers
- Community room with billiards
- Community garden & patio with grills
- Cable & internet access

Apply today!  
Call 773.955.8668

\*Some guidelines apply.

A high quality, affordable apartment community for mature adults, 62 and older.

  Preservation of Affordable Housing

# Planned Jewel-Osco Grocery



# Cottage Grove Station CTA Green Line



# UChicago 60<sup>st</sup> & Dorchester Hotel



# Barack Obama Presidential Center



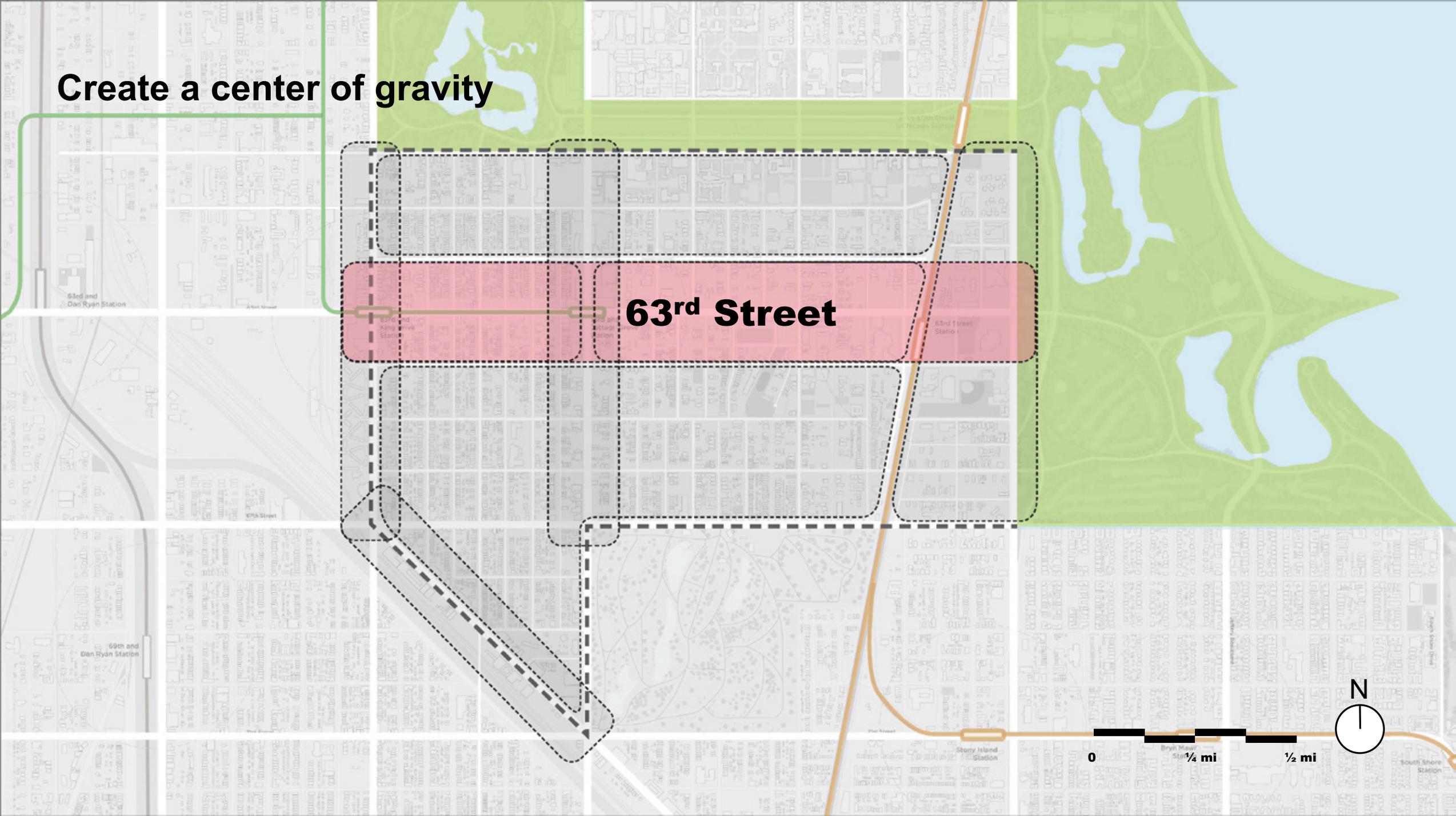
**This is what we have heard from  
the residents and stakeholders  
of Woodlawn**

**A plan of 8 ideas**

# 1

**Create a center of  
gravity for the community  
“63rd Street”**

# Create a center of gravity

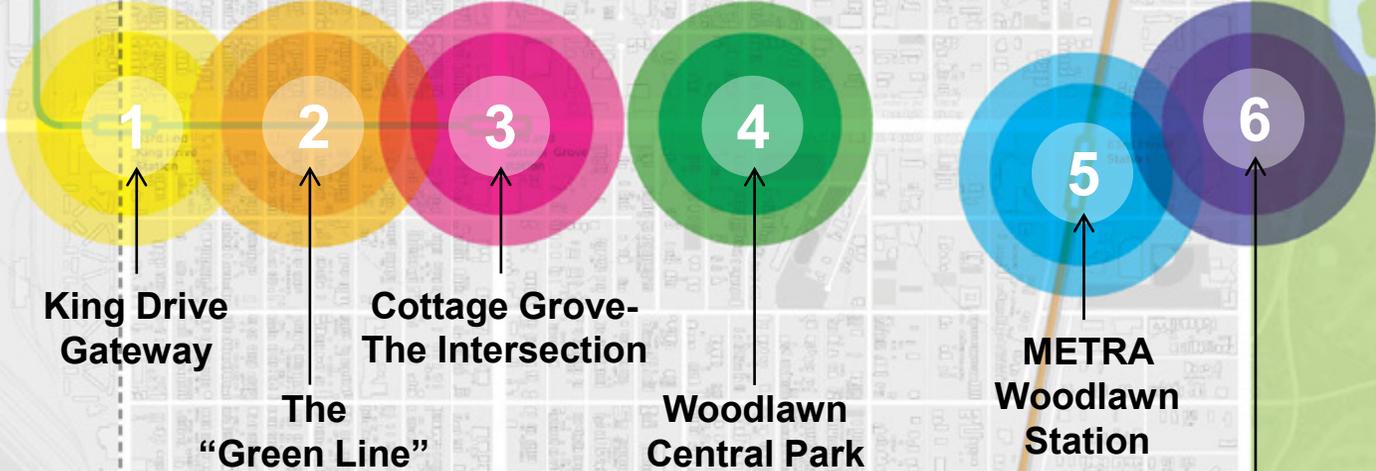


**63<sup>rd</sup> Street**



0 1/4 mi 1/2 mi

# Create 63<sup>rd</sup> Street as the center



King Drive  
Gateway

Cottage Grove-  
The Intersection

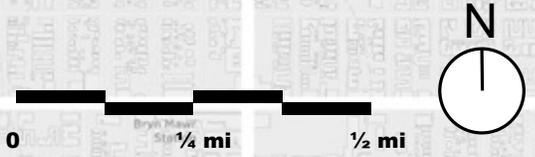
Woodlawn  
Central Park

METRA  
Woodlawn  
Station

Jackson  
Park

Woodlawn  
Gateway

A corridor of diverse uses  
1.5 mile long / a 30-minute walk



1

# King Drive Gateway

## West Gateway for Woodlawn

Save-a-lot

CTA King Drive  
Station

63<sup>rd</sup> Street

CTA Green Line

63<sup>rd</sup> Street

Dulles  
Elementary

Project HOOD

Parkway Gardens

Dr. Martin Luther King Jr. Drive

0 ft 100 ft 200 ft 300 ft



1

# King Drive Gateway

## West Gateway for Woodlawn

Community Park

Save-a-lot

Rebuild King Drive Station

Mixed use infill

Urban greenhouse

CTA Green Line

Street

Dulles Elementary

Mixed use infill

Mixed use infill

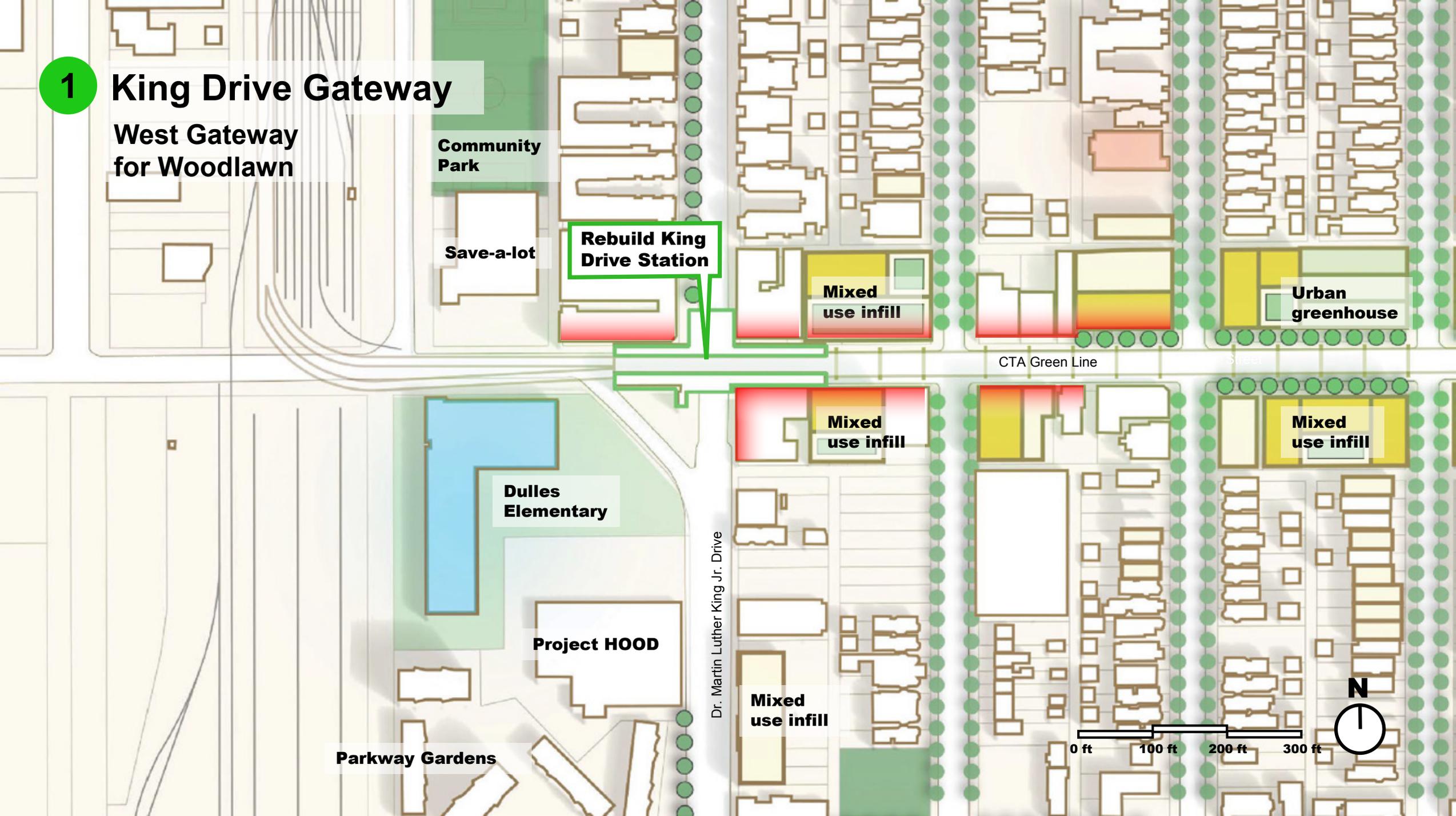
Dr. Martin Luther King Jr. Drive

Project HOOD

Mixed use infill

Parkway Gardens

0 ft 100 ft 200 ft 300 ft



2

# The "Green Line"

± 6 Acres of vacant land  
±750,000 - 900,000 sq ft



CTA Green Line

63rd Street

Vernon Ave

Eberhart Ave

Rhodes Ave

St. Lawrence Ave

Champlain Ave

Langley Ave

0 ft 100 ft 200 ft 300 ft



# Mixed-use infill



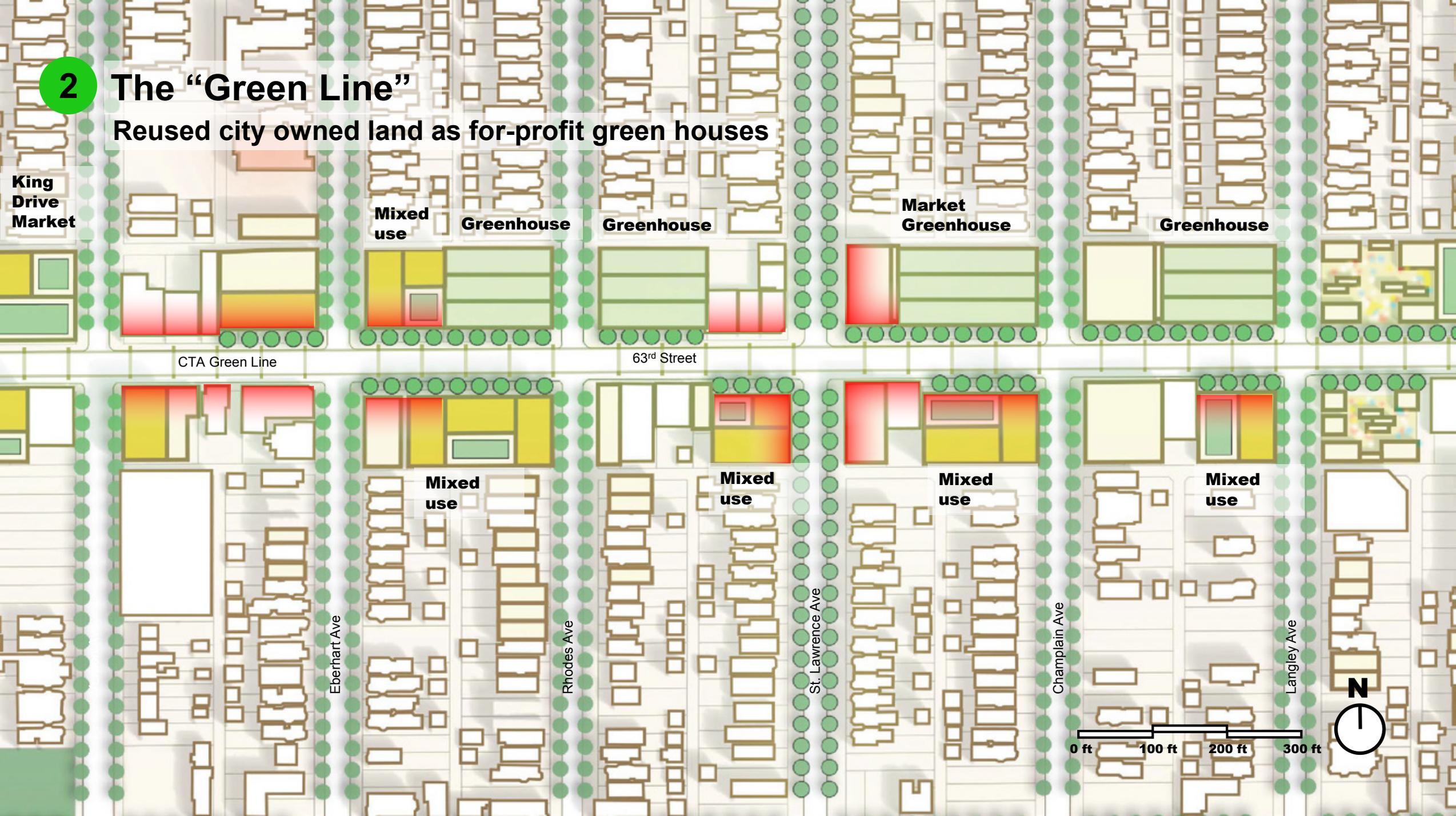
# Urban Greenhouses



2

# The "Green Line"

Reused city owned land as for-profit green houses



King Drive Market

Mixed use

Greenhouse

Greenhouse

Market Greenhouse

Greenhouse

CTA Green Line

63rd Street

Eberhart Ave

Rhodes Ave

St. Lawrence Ave

Champlain Ave

Langley Ave

Mixed use

Mixed use

Mixed use

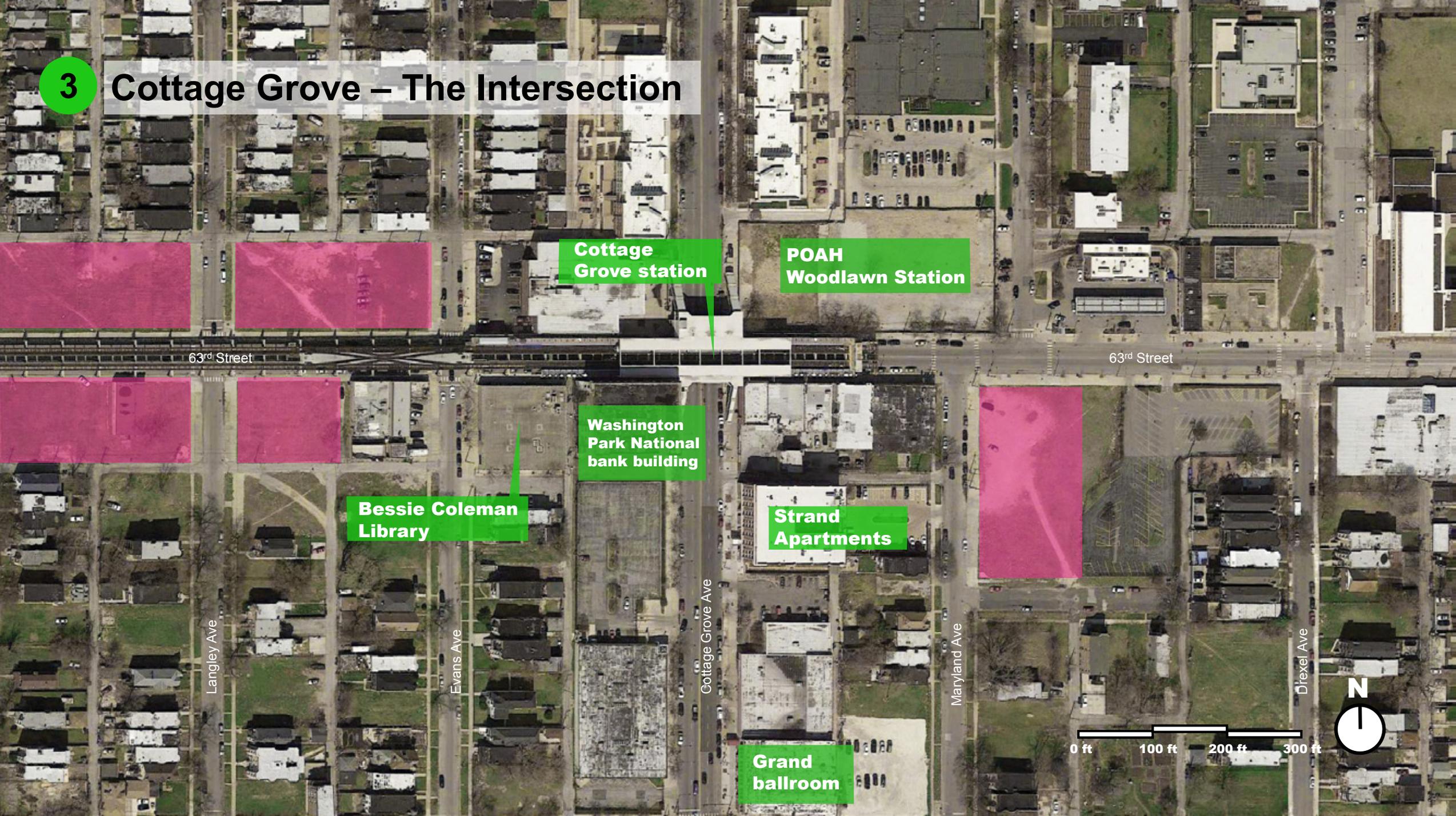
Mixed use

0 ft 100 ft 200 ft 300 ft



3

# Cottage Grove – The Intersection



Cottage Grove station

POAH Woodlawn Station

Washington Park National bank building

Bessie Coleman Library

Strand Apartments

Grand ballroom

63rd Street

63rd Street

Langley Ave

Evans Ave

Cottage Grove Ave

Maryland Ave

Drexel Ave

0 ft 100 ft 200 ft 300 ft



### 3 Cottage Grove – The Intersection

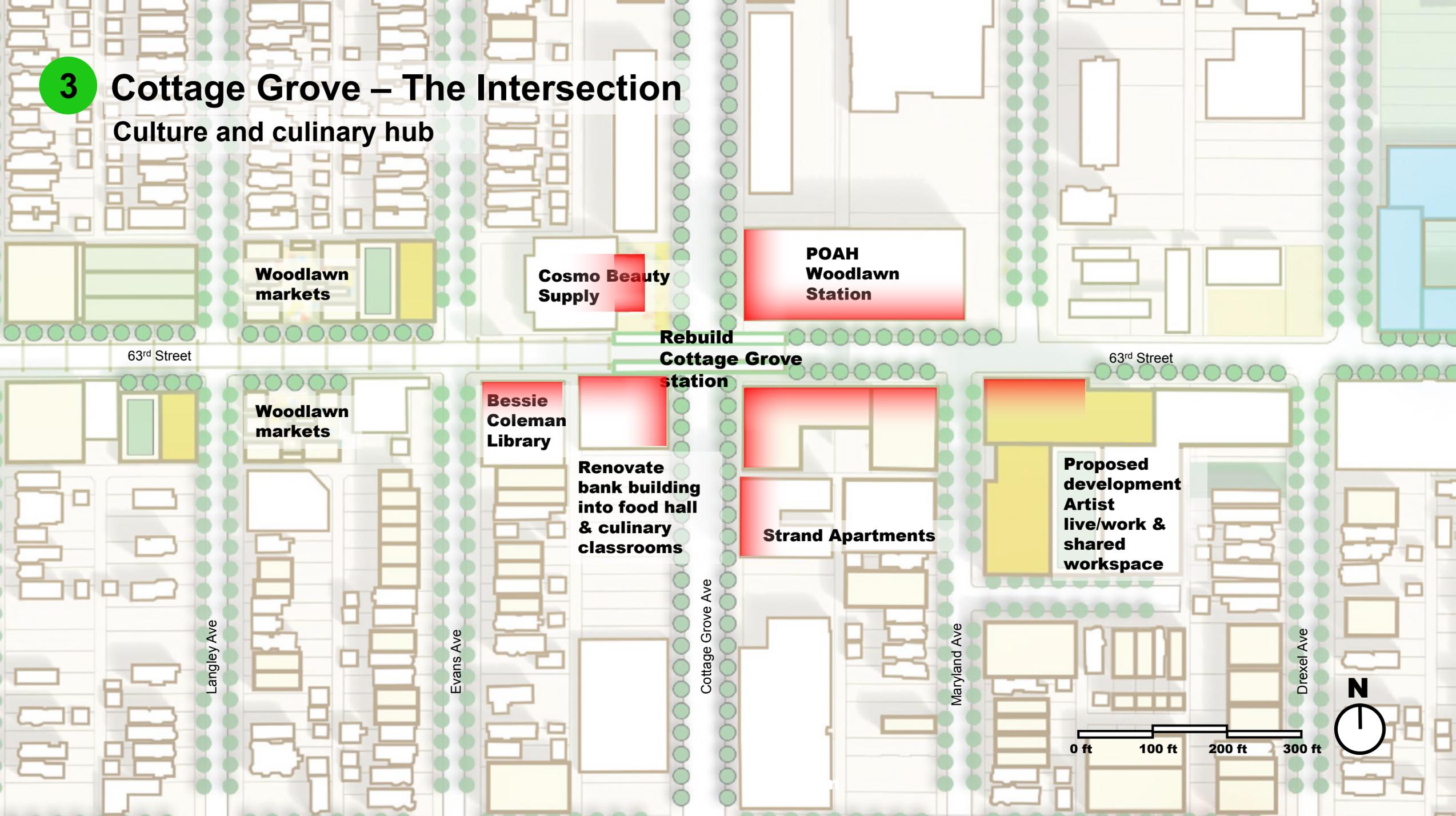


Lake Street & Morgan Ave, Chicago

3

# Cottage Grove – The Intersection

## Culture and culinary hub



Woodlawn markets

Cosmo Beauty Supply

POAH Woodlawn Station

Rebuild Cottage Grove station

Woodlawn markets

Bessie Coleman Library

Renovate bank building into food hall & culinary classrooms

Strand Apartments

Proposed development Artist live/work & shared workspace

63<sup>rd</sup> Street

63<sup>rd</sup> Street

Langley Ave

Evans Ave

Cottage Grove Ave

Maryland Ave

Drexel Ave

0 ft 100 ft 200 ft 300 ft



4

# Woodlawn Central Park

Education and community hub

The Orthogenic School  
& Hyde Park Day School

DHS

UChicago Charter  
Woodlawn Campus

Robust  
Coffee

63<sup>rd</sup> Street

Drexel Ave

Ingleside Ave

Ellis Ave

Greenwood Ave

University Ave

Woodlawn Ave

0 ft 100 ft 200 ft 300 ft



4

# Woodlawn Central Park

Education and community hub



4

# Woodlawn Central Park

Education and community hub



4

# Woodlawn Central Park

Education and community hub

The Orthogenic School &  
Hyde Park Day School

Central Park

63<sup>rd</sup> Street

DHS

Mixed use

Mixed use

UChicago Charter  
Woodlawn Campus

Robust  
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Drexel Ave

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Greenwood Ave

University Ave

Woodlawn Ave

0 ft 100 ft 200 ft 300 ft



**5 METRA Woodlawn Station**

**63<sup>rd</sup> and Stony Island Ave. – Gateway and Woodlawn station**

**Hyde Park Academy**

**Apostolic Church**

**Metra Woodlawn Station**

**South Side YMCA**

Kenwood Ave

Dorchester Ave

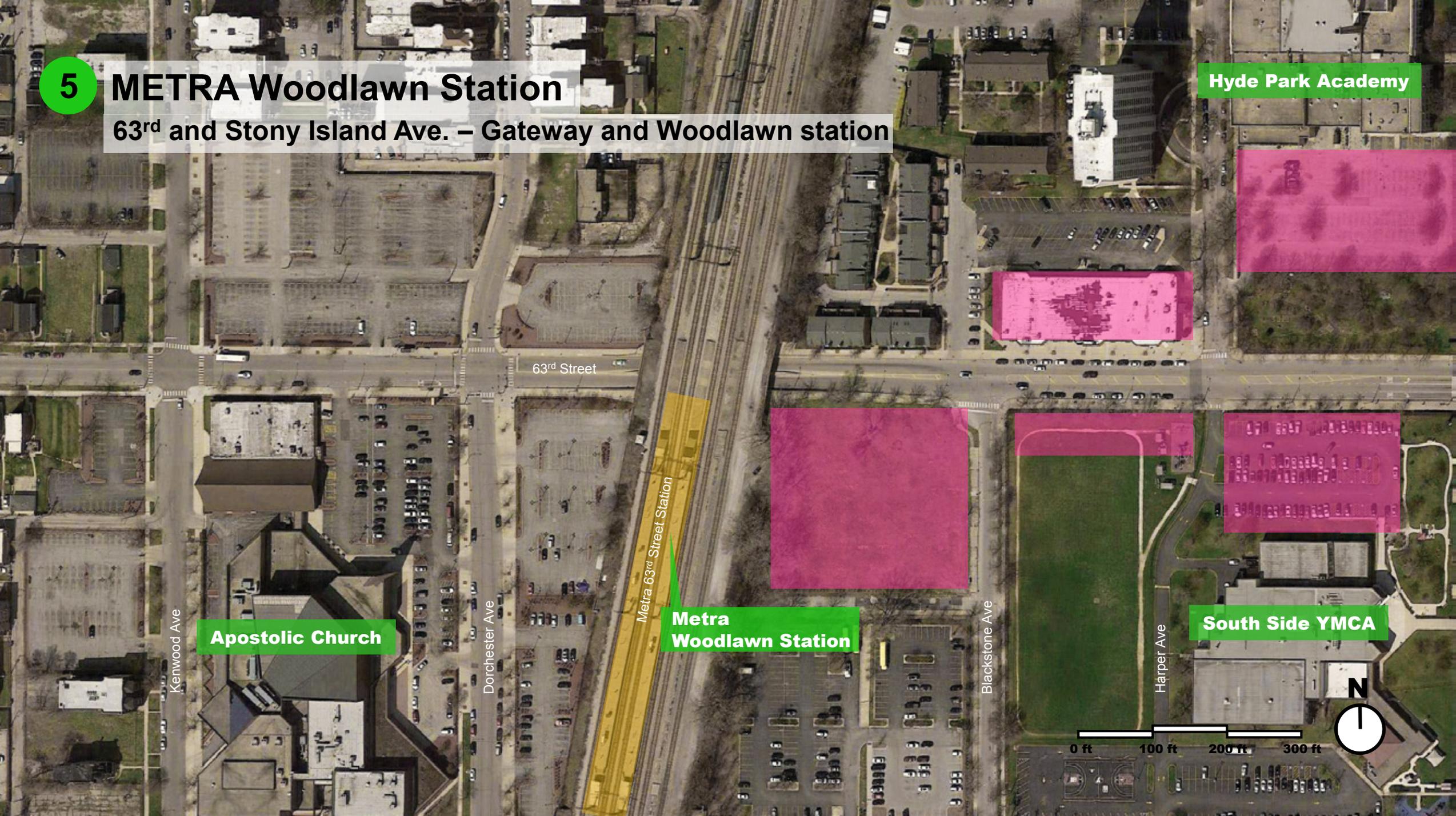
Metra 63<sup>rd</sup> Street Station

Blackstone Ave

Harper Ave

63<sup>rd</sup> Street

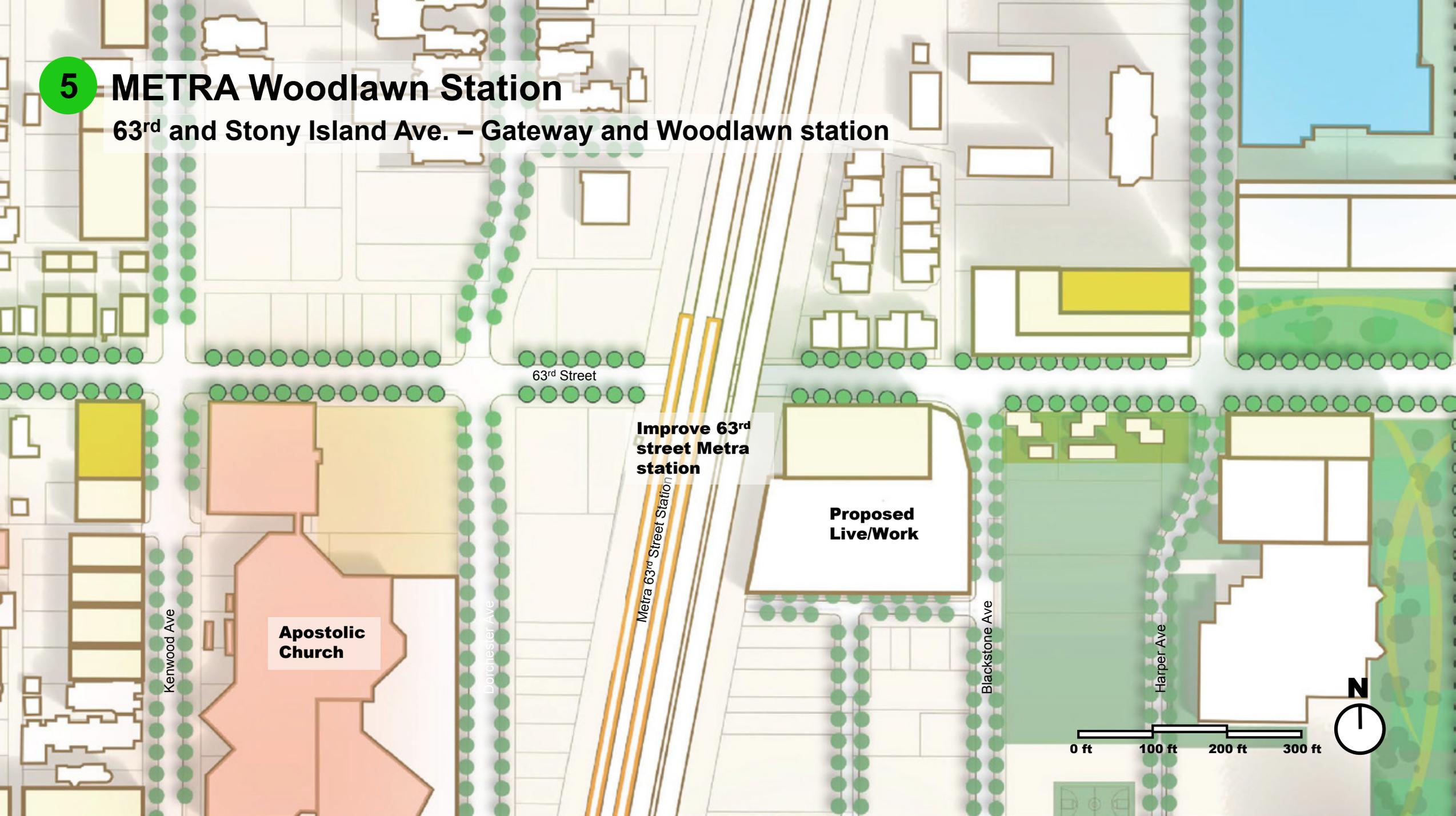
0 ft 100 ft 200 ft 300 ft



5

# METRA Woodlawn Station

63<sup>rd</sup> and Stony Island Ave. – Gateway and Woodlawn station



63<sup>rd</sup> Street

Improve 63<sup>rd</sup> street Metra station

Proposed Live/Work

Apostolic Church

Kenwood Ave

Dorchester Ave

Metra 63<sup>rd</sup> Street Station

Blackstone Ave

Harper Ave

0 ft 100 ft 200 ft 300 ft



6

# Woodlawn Gateway

63<sup>rd</sup> and Stony Island Ave. – Gateway

Hyde Park Academy

63<sup>rd</sup> St

Hayes Ave

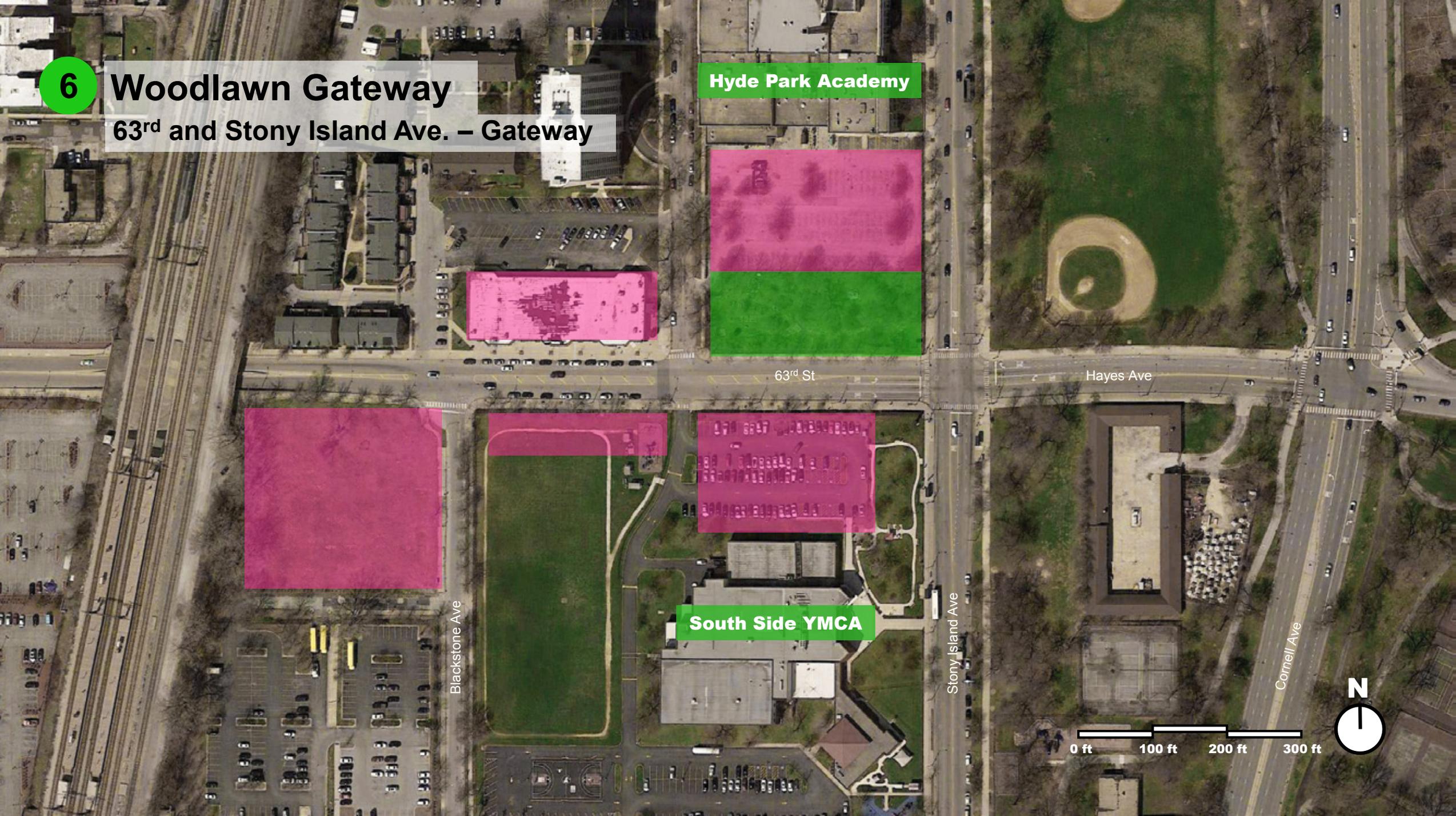
South Side YMCA

Blackstone Ave

Stony Island Ave

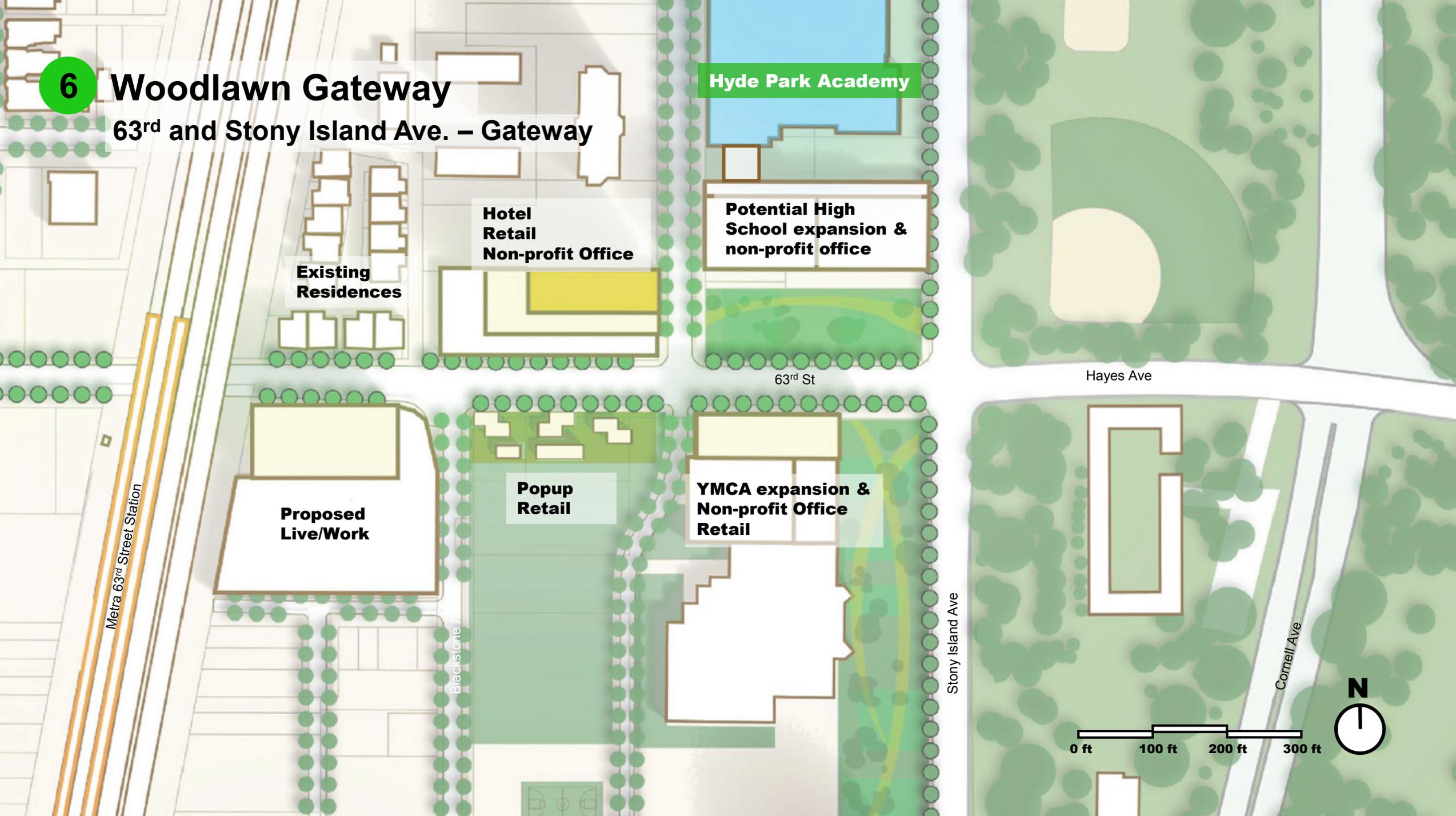
Cornell Ave

0 ft 100 ft 200 ft 300 ft



# 6 Woodlawn Gateway

63<sup>rd</sup> and Stony Island Ave. – Gateway



Hyde Park Academy

Existing Residences

Hotel Retail Non-profit Office

Potential High School expansion & non-profit office

63<sup>rd</sup> St

Hayes Ave

Proposed Live/Work

Popup Retail

YMCA expansion & Non-profit Office Retail

Metra 63<sup>rd</sup> Street Station

Blackstone Ave

Stony Island Ave

Cornell Ave

0 ft 100 ft 200 ft 300 ft



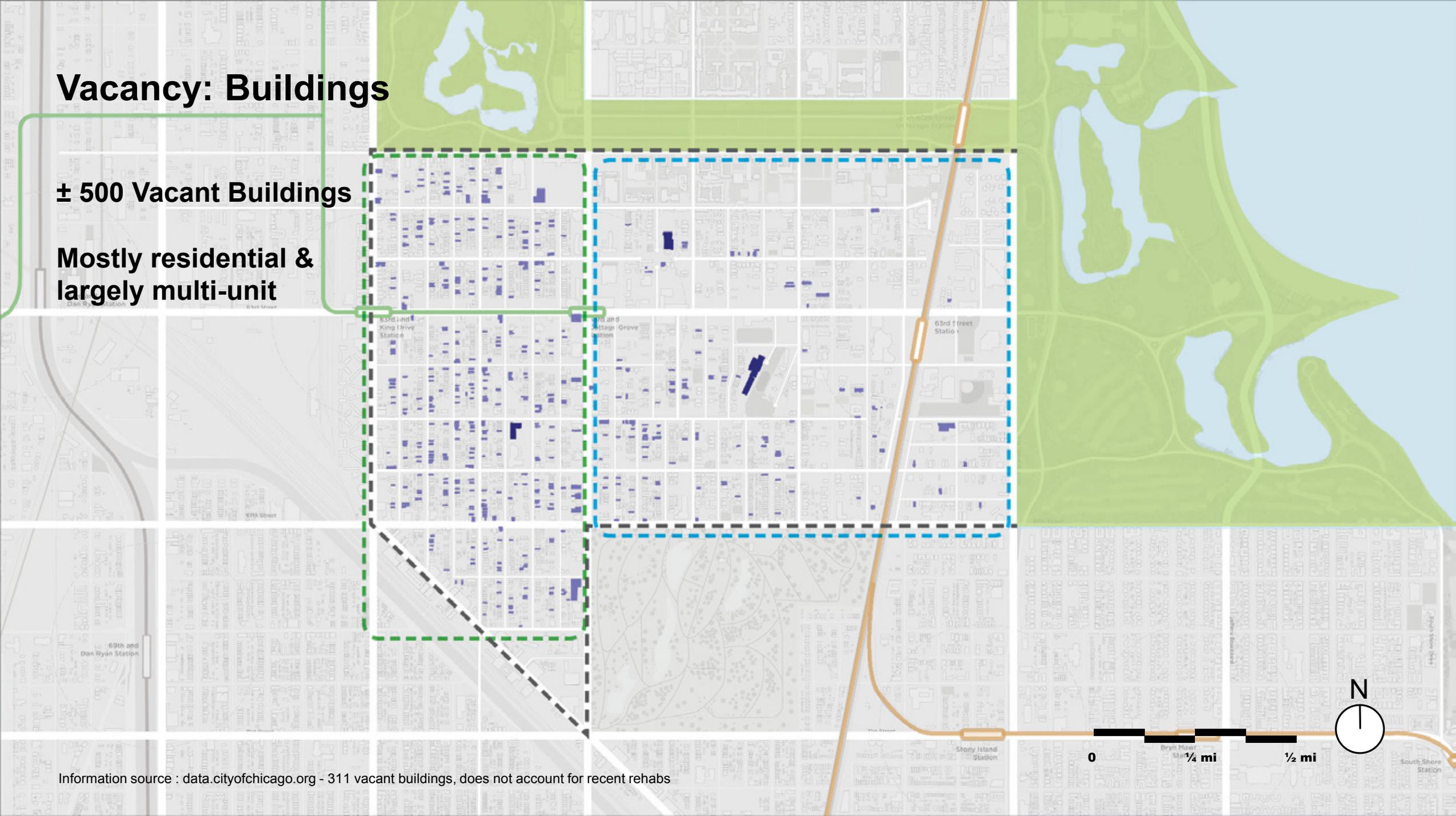
# 2

**Reactivate vacant buildings  
as an affordable housing  
strategy**

# Vacancy: Buildings

± 500 Vacant Buildings

Mostly residential & largely multi-unit



Information source : [data.cityofchicago.org](https://data.cityofchicago.org) - 311 vacant buildings, does not account for recent rehabs

Adaptive reuse



# Adaptive reuse – Dorchester Artist Housing



Photo Barry Rustin

**Adaptive reuse –  
Strand Apartments**



Strand Apartments  
Photo courtesy Holsten Real Estate

Adaptive reuse –  
Stony Island Arts Bank



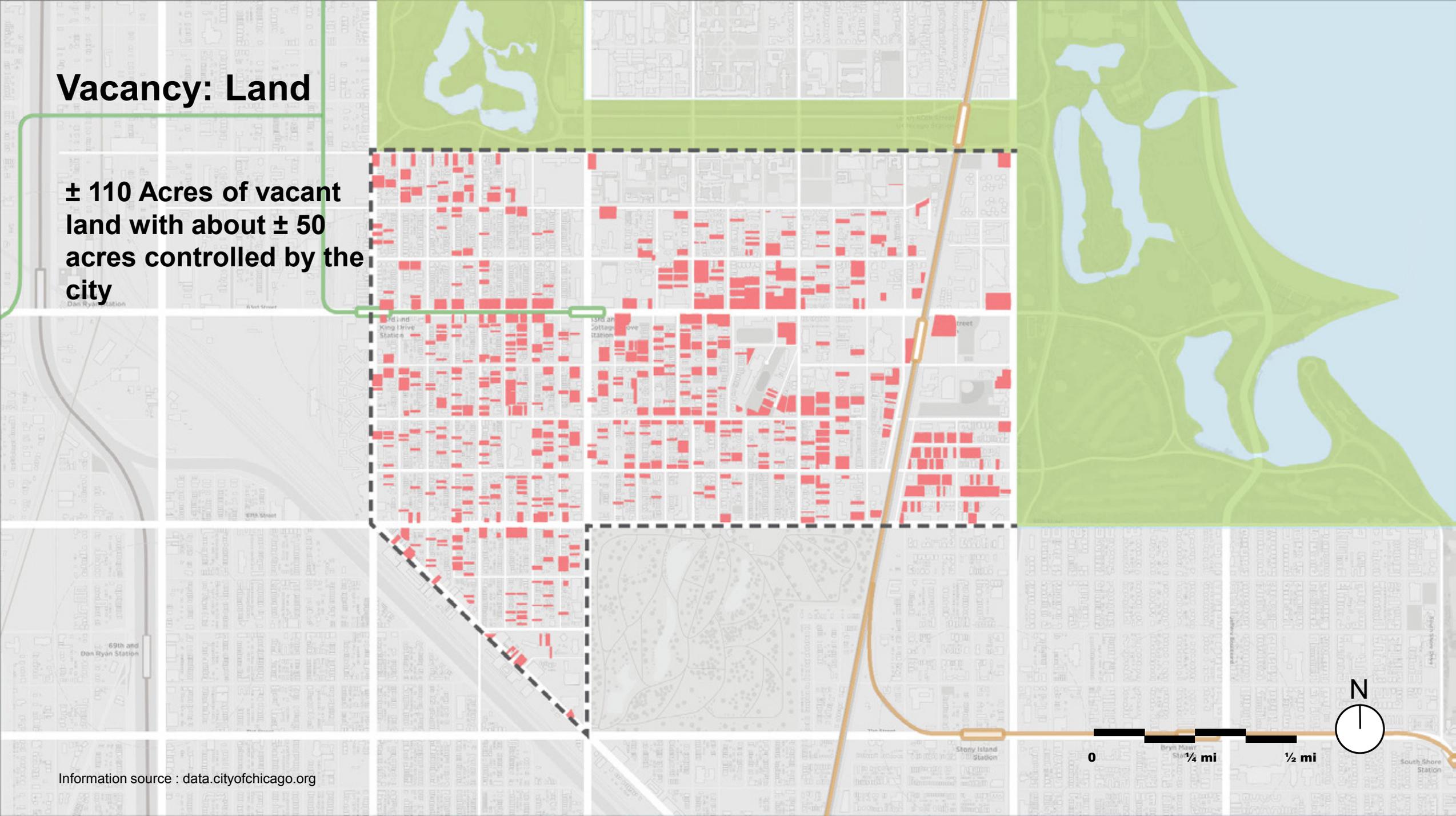
Stony Island Arts Bank  
Photo courtesy Theaster Gates

# 3

**Motivate the city and private owners of vacant land to action**

# Vacancy: Land

**± 110 Acres of vacant land with about ± 50 acres controlled by the city**



Information source : data.cityofchicago.org

# Urban agriculture



Detroit Labrosse Farm  
Photo by Ruthie Abel

# Gardens



# Tree Nursery



# Popup retail



Boombox – Latent design, Chicago

# Playgrounds



# Social Spaces



Viaduct Rail Park – Hood Studio  
Photos Courtesy of Rob Cardillo

# Residential Infill



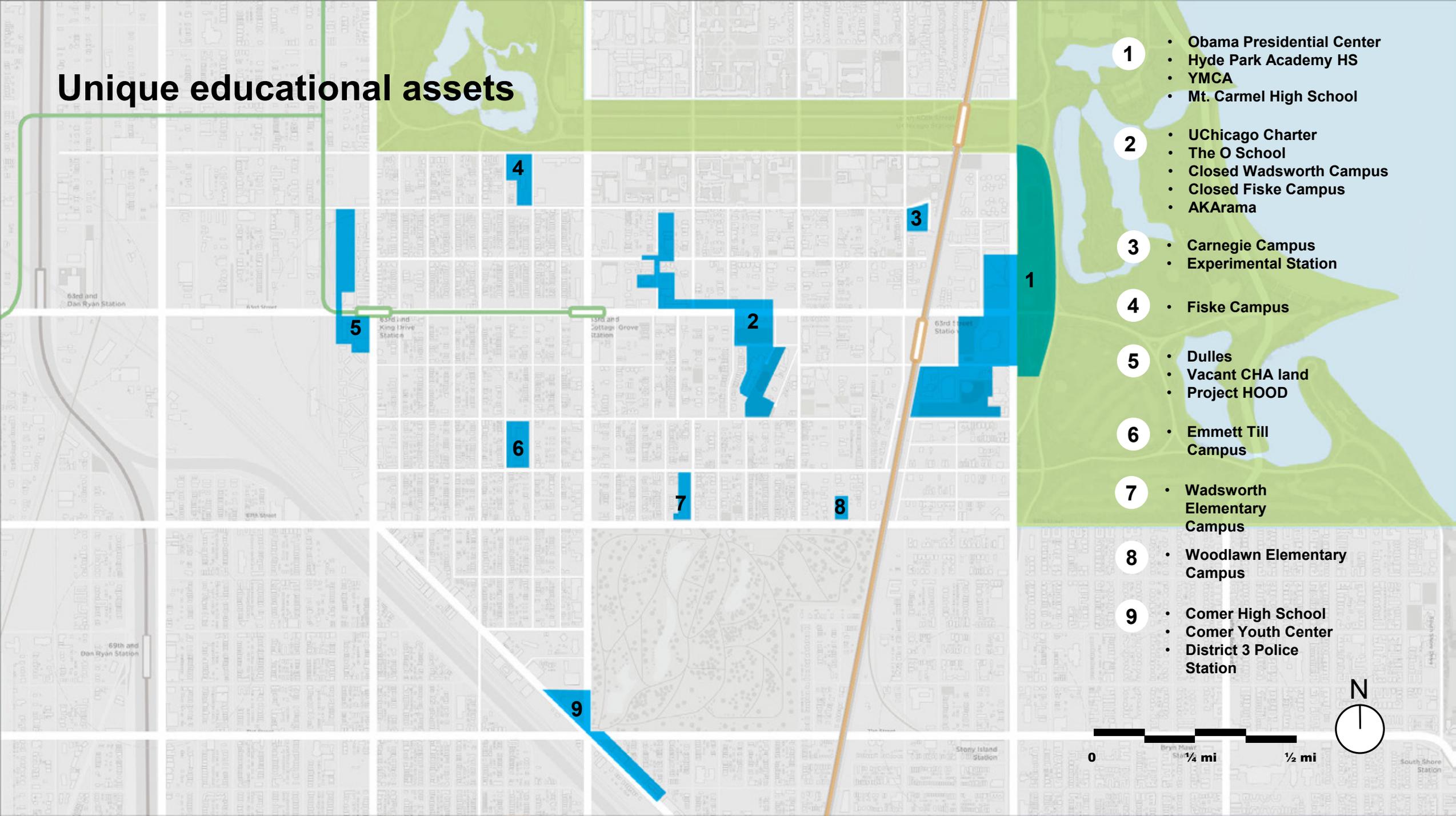
# Mixed Use infill



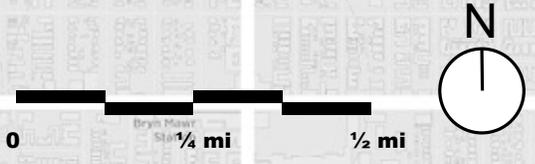
# 4

**Continue to improve  
educational assets  
for youth**

# Unique educational assets

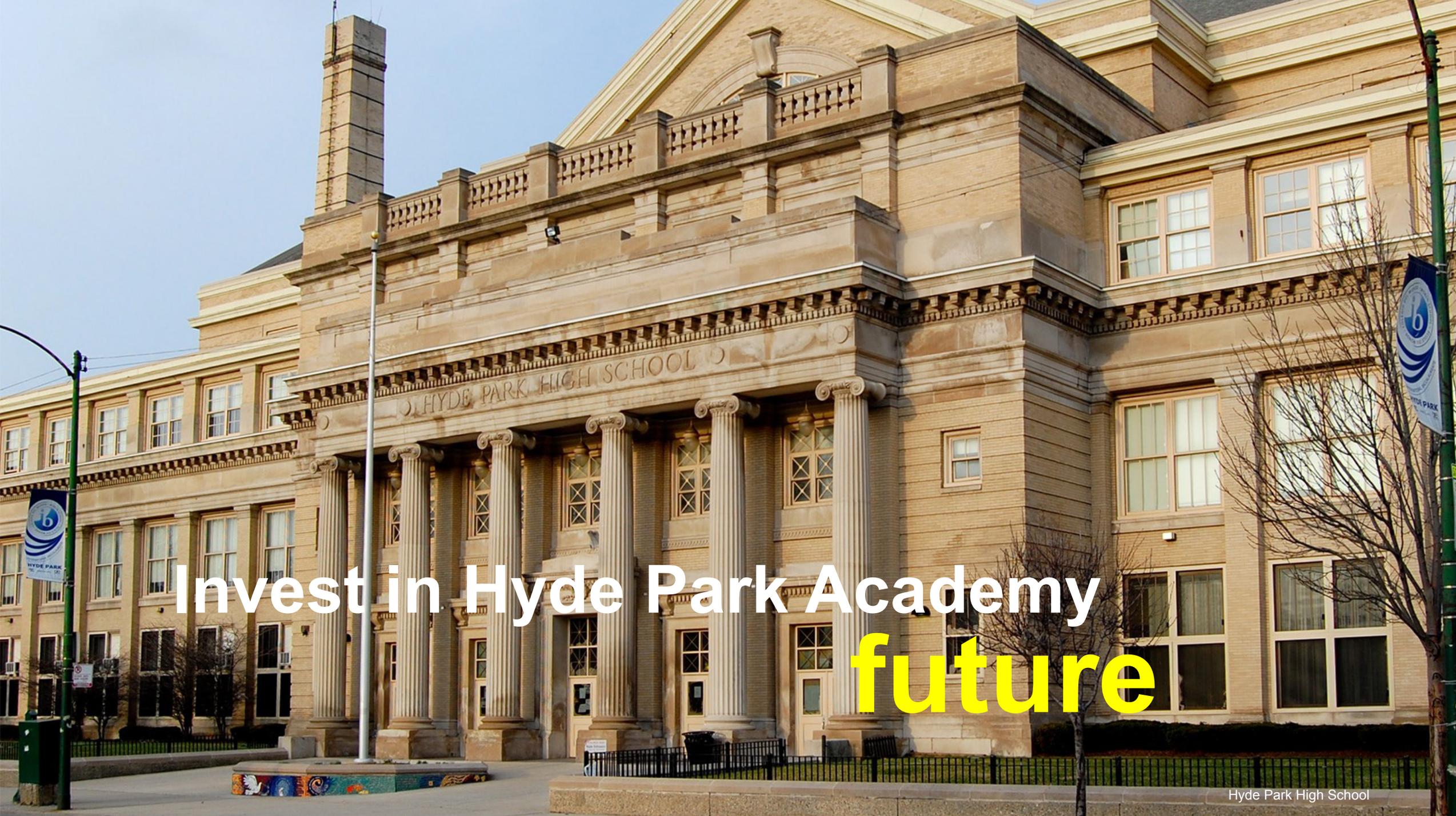


- 1**
  - Obama Presidential Center
  - Hyde Park Academy HS
  - YMCA
  - Mt. Carmel High School
- 2**
  - UChicago Charter
  - The O School
  - Closed Wadsworth Campus
  - Closed Fiske Campus
  - AKArarma
- 3**
  - Carnegie Campus
  - Experimental Station
- 4**
  - Fiske Campus
- 5**
  - Dulles
  - Vacant CHA land
  - Project HOOD
- 6**
  - Emmett Till Campus
- 7**
  - Wadsworth Elementary Campus
- 8**
  - Woodlawn Elementary Campus
- 9**
  - Comer High School
  - Comer Youth Center
  - District 3 Police Station





Continue to invest in  
**schools**



# Invest in Hyde Park Academy future



Vacant schools as  
**development assets**

A photograph of a multi-story brick building at dusk. The building has large windows, some of which are illuminated from within. A rooftop terrace with a glass railing and several people is visible. The sky is a mix of blue and orange. The text 'School reuse potential' is overlaid on the image.

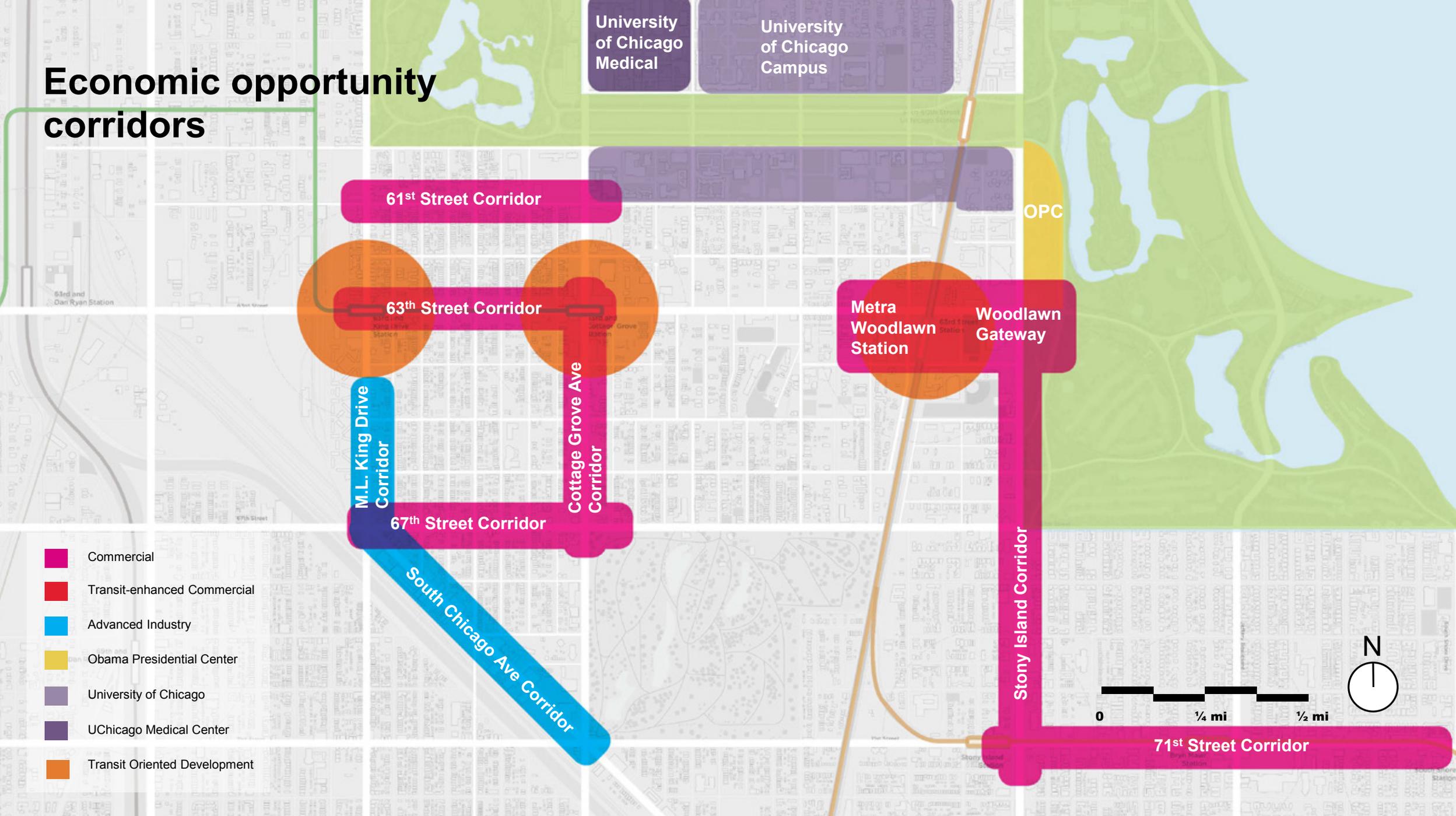
# School reuse potential

Armstrong Oil & Gas  
Headquarters – Lake|Flato

# 5

**Create economic opportunities for residents (jobs and training)**

# Economic opportunity corridors



University of Chicago Medical

University of Chicago Campus

61st Street Corridor

63rd Street Corridor

M.L. King Drive Corridor

Cottage Grove Ave Corridor

67th Street Corridor

South Chicago Ave Corridor

Metra Woodlawn Station

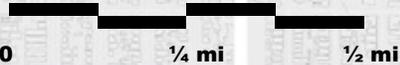
Woodlawn Gateway

Stony Island Corridor

71st Street Corridor

OPC

- Commercial
- Transit-enhanced Commercial
- Advanced Industry
- Obama Presidential Center
- University of Chicago
- UChicago Medical Center
- Transit Oriented Development



# support small business



**HOT BEVERAGES**

COFFEE ... 1.99/2.29/2.49

TEA ... 1.99/2.29/2.49  
Two Sizes 4.4 Flat

**HOT CHOCOLATE ... 1.99/2.99/2.49**  
Four Ounces (Flat Free, Whole, Almond or Soy Milk)  
\* 30 seconds add Pipponeas, Coconut, or Caramel King\*

**ESPRESSO DRINKS**

ESPRESSO ... 2.09  
Eligible for Greenline Loyalty

AMERICANO ... 2.09/2.39/3.09 LATTE ... 2.09 3.39  
Four Ounces (Flat Free, Whole, Almond or Soy Milk)  
\* add 30 Caramel, Vanilla, Caramelized, Hazelnut, or Pistachio

CAPPUCCINO ... 2.09  
Four Ounces (Flat Free, Whole, Almond or Soy Milk)

MOCHA ... 3.29/3.59/4.19  
Four Ounces (Flat Free, Whole, Almond or Soy Milk)  
\* 30 seconds Add Pipponeas, Coconut or Caramel King\*

CHAI TEA LATTE ... 3.99/4.39/4.89  
Eligible Tea

**IN HOUSE CUP OF COFFEE**

ONE HUGE ...  
For more information visit us at greenlinecoffee.com

**ICED BEVERAGES**

ICED COFFEE ...  
ICED TEA ...  
ICED LATTE ...  
Four Ounces (Flat Free, Whole, Almond or Soy Milk)  
\* 30 seconds add Pipponeas, Coconut, or Caramel King

**ICED MOCHA ...**  
Four Ounces (Flat Free, Whole, Almond or Soy Milk)  
\* 30 seconds add Pipponeas, Coconut, or Caramel King

**ICED CHAI LATTE ...**  
Eligible Tea

**BLENDED BEVERAGES**

FRAPPES ...  
Classic Mocha, Caramel, or Vanilla  
\* 30 seconds add Pipponeas, Coconut, or Caramel King

**SMOOTHIES ...**  
Blended with Protein  
\* Classic Mango, Peach, Wildberry, Strawberry, or Raspberry

**PASTRY**

FRESHLY BAKED MUFFINS  
Assorted Flavors (2 for \$1.99)

CAKES BY THE SLICE  
Assorted Flavors

CRISPS

Greenline Coffee - 61st & Eberhart  
Sunshine Enterprises

build on major  
employment base

university of chicago

A photograph of two men in safety gear (hard hats, safety glasses, and gloves) examining a large solar panel. The man on the left is wearing a black hoodie with green accents and a green hard hat. The man on the right is wearing a white t-shirt with a green logo and a green hard hat. The solar panel is the central focus, showing its grid-like structure. The background is slightly blurred, showing a chain-link fence and some outdoor equipment.

explore opportunities in  
**green industry**

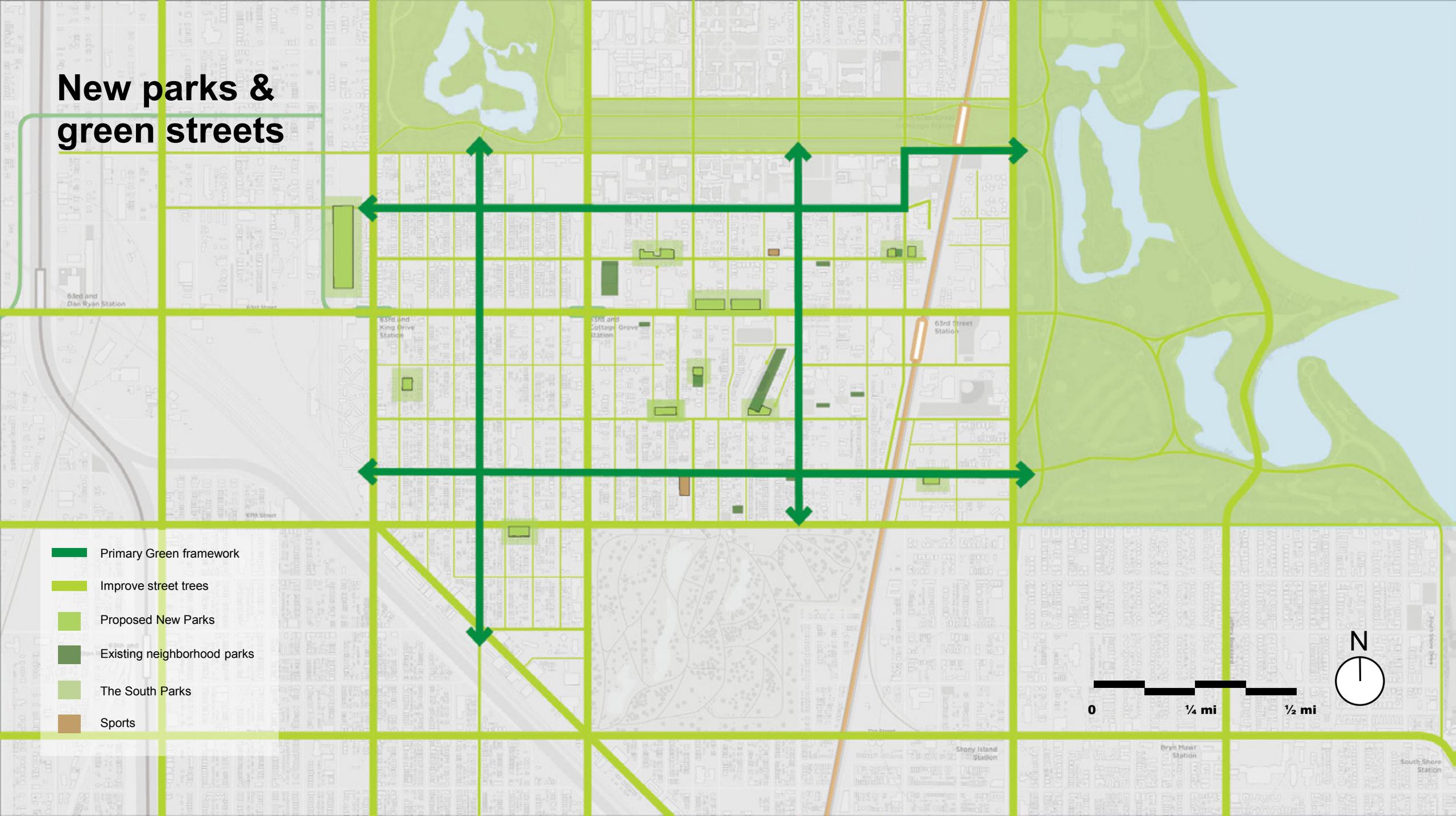
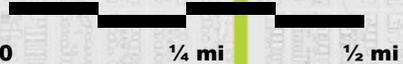
Source: GRID Alternatives

# 6

**Green  
the community**

# New parks & green streets

- Primary Green framework
- Improve street trees
- Proposed New Parks
- Existing neighborhood parks
- The South Parks
- Sports



# Woodlawn Central Park

## Education and community hub

Children  
Playground

Reading  
garden

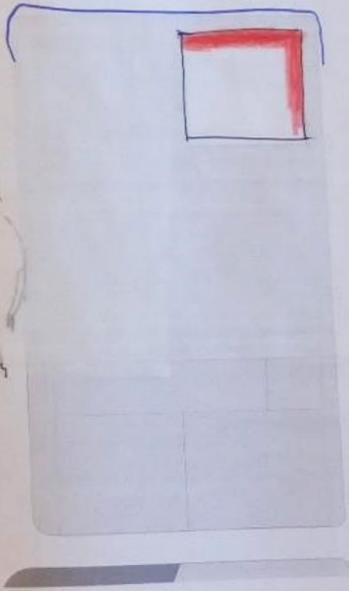
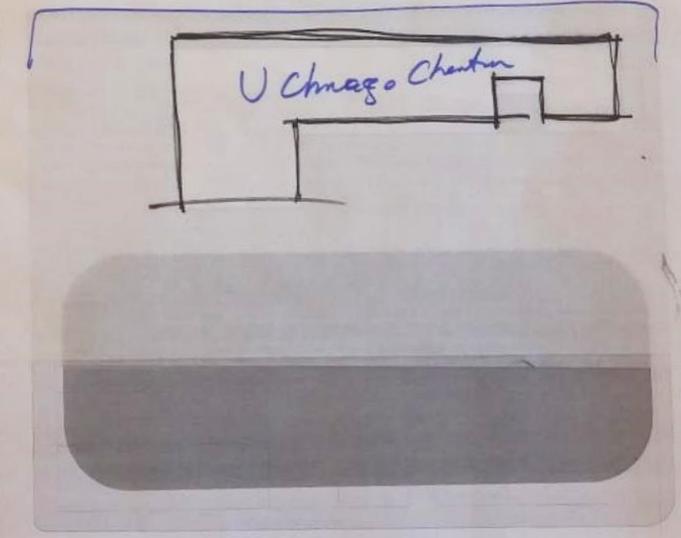
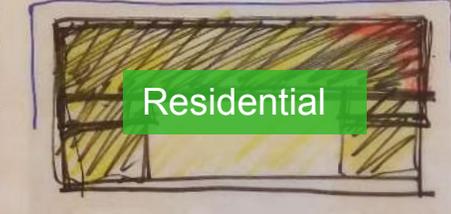
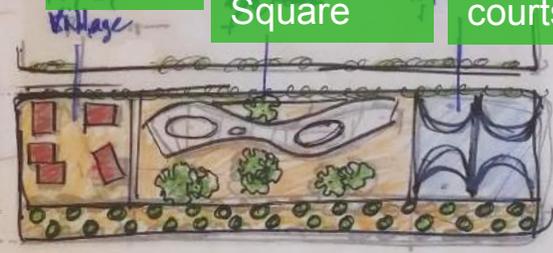
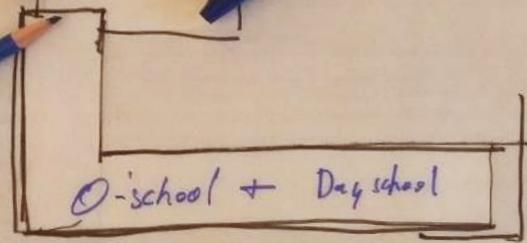
Dog  
park

Art  
garden

Popup  
village

Woodlawn  
Square

The  
courts



# West Woodlawn Legacy Park at 67<sup>th</sup> Street

Education and community hub



Great Lawn

Central plaza

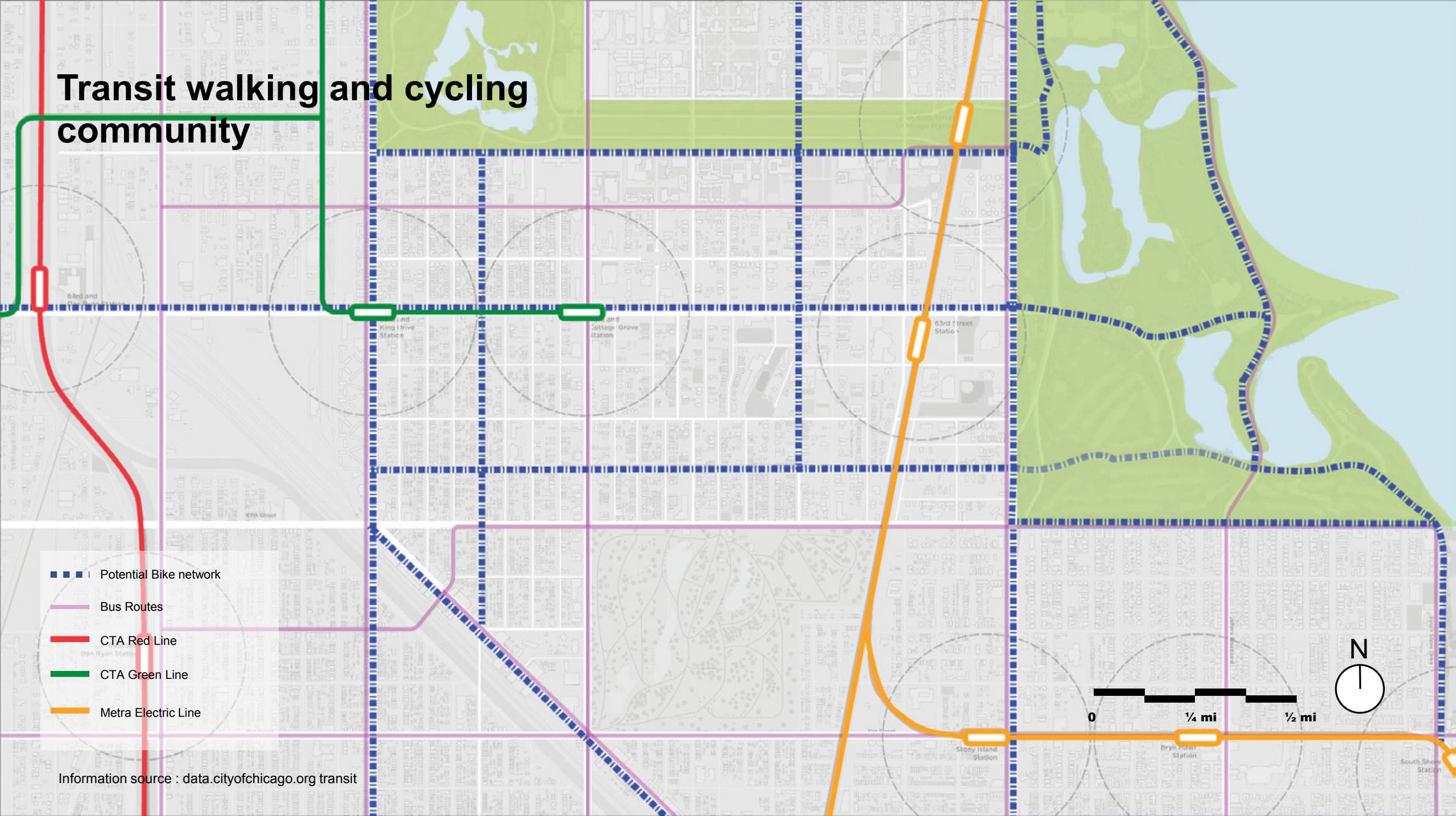
Children's Playground

Legacy Wall

**7**

**Upgrade infrastructure  
for better mobility**

# Transit walking and cycling community



- ■ ■ Potential Bike network
- Bus Routes
- CTA Red Line
- CTA Green Line
- Metra Electric Line

Information source : [data.cityofchicago.org/transit](http://data.cityofchicago.org/transit)

0 1/4 mi 1/2 mi





Downtown Chicago

Millennium Park

Grant Park

Museum Campus

Soldier Field

Northerly Island

McCormick Place

Michael Reese Development

Burnham Park

31<sup>st</sup> Street Harbor

Bronzeville Neighborhood

Kenwood Neighborhood

Hyde Park Neighborhood

Museum of Science and Industry

University of Chicago

Obama Presidential Center

**Woodlawn Neighborhood**

Southshore Cultural Center

Rainbow Beach

South Chicago Neighborhood

Calumet Park

Calumet River

# River to River Line

Connecting Chicago's major Southside destinations with light rail



QLINE Stations in Detroit. ( Photos ©John D'Angelo)

A man in a grey hoodie is working on a bicycle in a community workshop. He is standing on the left side of the frame, focused on the handlebars. The bicycle is mounted on a red repair stand. In the background, there is a wooden fence, a white building, and several other bicycles. Three children are sitting on stools in the foreground, watching the man work. The scene is outdoors, with trees and a clear sky in the background.

# Chicago's cycling community



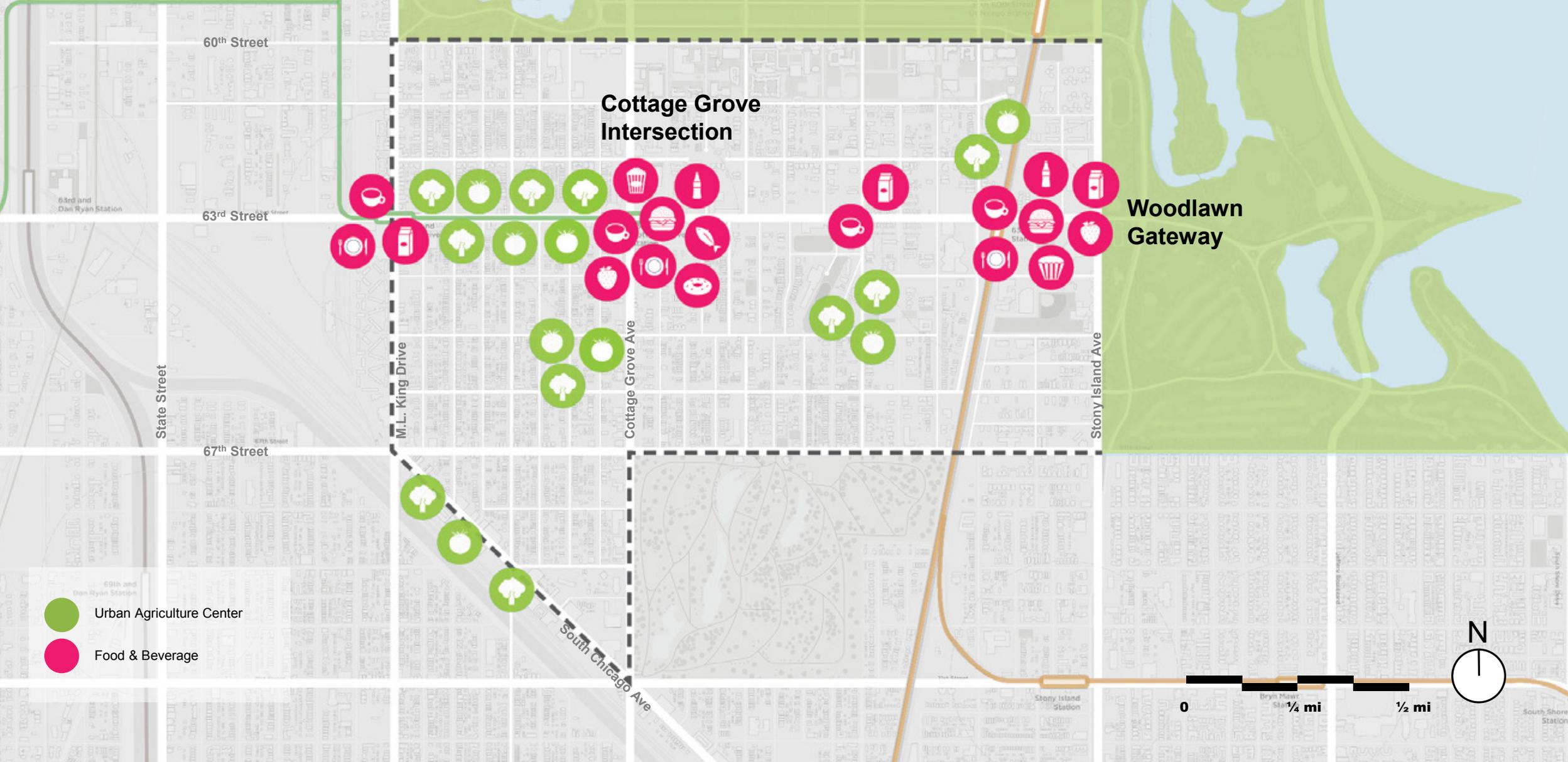
# Bike sharing lifestyle



8

Create the  
“Woodlawn food scene”

# Woodlawn food scene



60th Street

Cottage Grove Intersection

Woodlawn Gateway

63rd Street

State Street

M.L. King Drive

Cottage Grove Ave

Stony Island Ave

67th Street

South Chicago Ave

- Urban Agriculture Center
- Food & Beverage

0 1/4 mi 1/2 mi



Locally grown

**Fresh foods**





Build a hospitality  
culture and cuisines  
**workforce**

A top-down view of a white ceramic bowl filled with a Caribbean-style meal. The bowl contains white rice, black beans, a large piece of braised oxtail, and several slices of fried plantains. A green leaf is tucked behind the plantains. To the left of the bowl, there are several green onions and a whole yellow banana. The background shows a wooden surface with some spices and a small orange pepper.

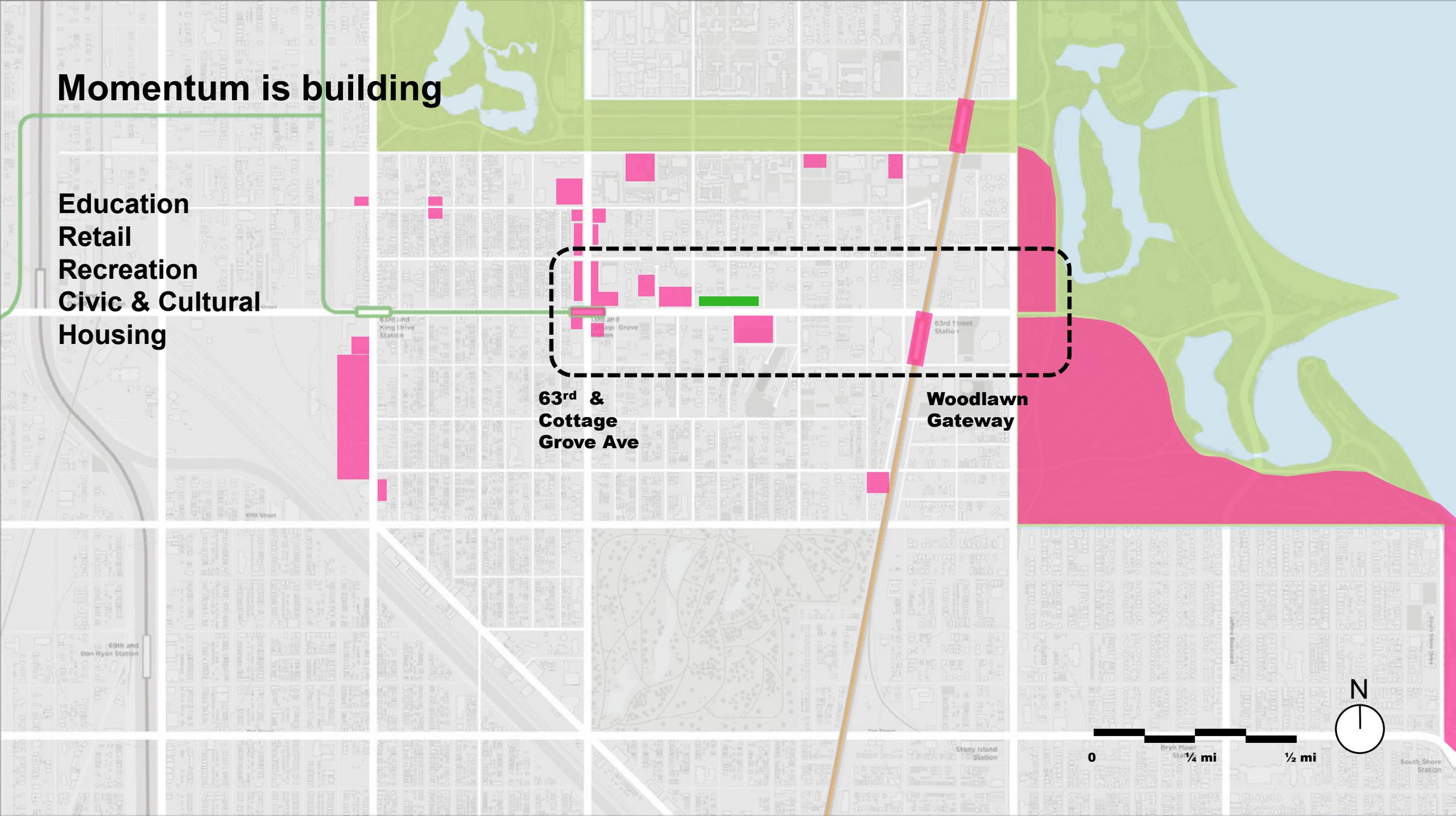
# Food as a cultural destination

The image shows the interior of a restaurant with a brick wall and exposed ductwork. Several chalkboard menus are mounted on the wall, one of which prominently displays the name 'MAJANI'. People are seated at wooden tables in the foreground, and staff members are visible behind the service counter. The atmosphere is casual and busy.

Invite the world  
**to visit**

# Momentum is building

- Education
- Retail
- Recreation
- Civic & Cultural
- Housing



**63rd &  
Cottage  
Grove Ave**

**Woodlawn  
Gateway**

0 1/4 mi 1/2 mi



# Woodlawn 2025

