Welcome to South Shore Corridor Study
Public Open House

The Study
The City of Chicago Department of Planning and Development was awarded a grant through the Regional Transportation Authority's Community Planning program to develop a plan for two corridors in the South Shore neighborhood: East 75th and East 79th Streets, between Stony Island Avenue and Lake Michigan. The plan will focus on land use, housing, retail and connectivity to transit.

Why is this plan important?
• To create a shared vision for South Shore
• To preserve the qualities that make this neighborhood strong
• To build agreement amongst residents, businesses, and the City on future changes
• To enhance transit and accessibility
• To set priorities for improvements and enhancements in the neighborhood

Opportunities for public input:
Identify the Opportunity	Scenarios and Strategies	Draft Plans	Final Plans


- Project Start	Open House	Community Meeting	Final Recommendations

Desired outcomes:
• Make it safer, more comfortable and more efficient to access transit in South Shore
• Recommend transit improvements that can support businesses along the corridor
• Identify challenges and make recommendations to stabilize and strengthen housing
• Recommend strategies to retain and attract new retail, entertainment, culture and jobs
• Road map for future development

Opportunities for public input:
- Project Overview
- Desired outcomes:
- Why is this plan important?
- Opportunities for public input:
Initial Findings

**Average Daily Street Trips**

- S. Stony Island Av. 21,050
- S. Jeffery Av. 16,200
- S. Yates Blvd. 8,300
- S. South Shore Dr. 5,300
- 79th Street 7,750
- 76th Street 8,750
- 79th Street 11,600
- Local streets in SS 275-850

**Transit Ridership - Metra**

**Average Weekday Boardings & Alightings (2016)**

- Bryn Mawr 112 93
- South Shore 182 142
- Windsor Park 95 76
- Cheltenham 55 67
- 83rd Street 103 97

South Shore Transportation
Metra, Buses and Bike Paths

What is the one thing that would best improve transit and transportation in your neighborhood?

- Upgraded bus stops
- Improved bike lanes
- Enhanced Metra stations
- Enhanced pedestrian crossings along the corridors
- More frequent bus service
- More frequent train service
- Other types of transit
Greater South Shore Neighborhoods

South Shore Transportation
Metra, Buses and Bike Paths

What means of transportation do you use to travel within your neighborhood?
- Car/Motorcycle
- Bus (CTA)
- Train (Metra)
- Bicycle
- Walking
- Paratransit

What means of transportation do you use to travel outside of the neighborhood?
- Car/Motorcycle
- Bus (CTA)
- Train (Metra)
- Bicycle
- Walking
- Paratransit
Initial Findings
• There are approximately 21,000 households in South Shore
• Sales of single family homes have fallen since 2005
• Sales values of individual homes are below the pre-crash peak
• Sales of multi-family buildings have shown a recent increase
• Currently there is a 10% vacancy rate
• There is moderate rent price growth in apartments

What type(s) of housing do you think should be prioritized in South Shore?

Single-family

Multi-family (townhouses, apartments, condos)

Higher density housing near transit nodes

Mixed-use (multi-family housing with retail on the ground floor)

Other

<table>
<thead>
<tr>
<th>% of housing</th>
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<tbody>
<tr>
<td>Simple family</td>
<td>12.6%</td>
</tr>
<tr>
<td>Condos</td>
<td>8.8%</td>
</tr>
<tr>
<td>Buildings with 2-4 units</td>
<td>17.7%</td>
</tr>
<tr>
<td>Buildings with 5+ units</td>
<td>60.9%</td>
</tr>
</tbody>
</table>
What do you leave South Shore for? Where do you travel for these amenities and services?

- Groceries
- Fast Food
- Sit-Down Restaurant
- Coffee Houses
- Entertainment
- Clothing
- Building Materials
- Beer/Wine
- Professional Services: Legal/Financial/Medical

Initial Findings
- Current storefront vacancy rate - 46%
- Current building conditions - more than 50% need improvements, based on exterior visual inspection
- South Shore residents spend $20M on Food and Drink outside the study area per year
- South Shore residents spend $7M on Sporting Goods/Hobby/Musical Instruments outside the study area per year

South Shore Retail
Focused on corridors

Commercial Zone Properties
- Metra Electric Line
- CTA Bus Routes

Where do you travel for these amenities and services?

- Chatham
- Ford City Mall
- Hyde Park
- Bronzeville
- South Suburbs
- Indiana
- Other
South Shore Community

What We Heard So Far

Transit
- The train stations, bus shelters and access to them need improvement
- Train stations need improved lighting and safety
- Bus service in the area is adequate but infrastructure needs improvement
- Need affordable paratransit
- Water transport

Streets and Streetscape
- Streets need improvements
- Build ADA accessible curbs

Housing
- Areas north of 75th Street are more expensive
- Preserve affordability in the neighborhood
- Need a mix of owner-occupied and renter housing, as well as market-rate and affordable housing
- Need for multi-unit buildings with amenities

Open Space
- Lack of open spaces
- Lack of recreational spaces
- Need amenities at Rainbow Beach

Retail
- Need for more neighborhood serving retail
- People want sit-down restaurants and coffee shops, apparel stores, specialty stores and places for entertainment
- Promote more African American owned businesses

Safety
- There is a perception that parts of the community are unsafe

Other Ideas
- Focus development at key nodes
- Need for a brand identity to communicate what South Shore is
- Recognize important role of churches in the community
- Neighborhood schools need to be improved
- Vacancy relief tax credit may be encouraging commercial property owners to leave their units vacant
- 79th Street should be the retail focus, with 75th Street seeing more housing

*The information on this board has been summarized from stakeholder interviews and meetings
South Shore Assets
Community Facilities, Churches, Open Spaces

Where do you see opportunities for Retail and Dining?
Where do you see opportunities for Housing?
Where do you see opportunities for new Open Spaces?
How should we prioritize city-owned land?

Open Space

Community gathering space

Market rate housing

Affordable housing

Other
Your Vision For South Shore

Use “I WISH” stickers to tell us what you want to change in South Shore

Use “I LIKE” stickers to tell us about opportunities in South Shore

What aspects of South Shore are most valued or needed by -

- Youth
- Seniors
- Families
- Commuters
- Businesses

In three words, please describe your vision for South Shore