

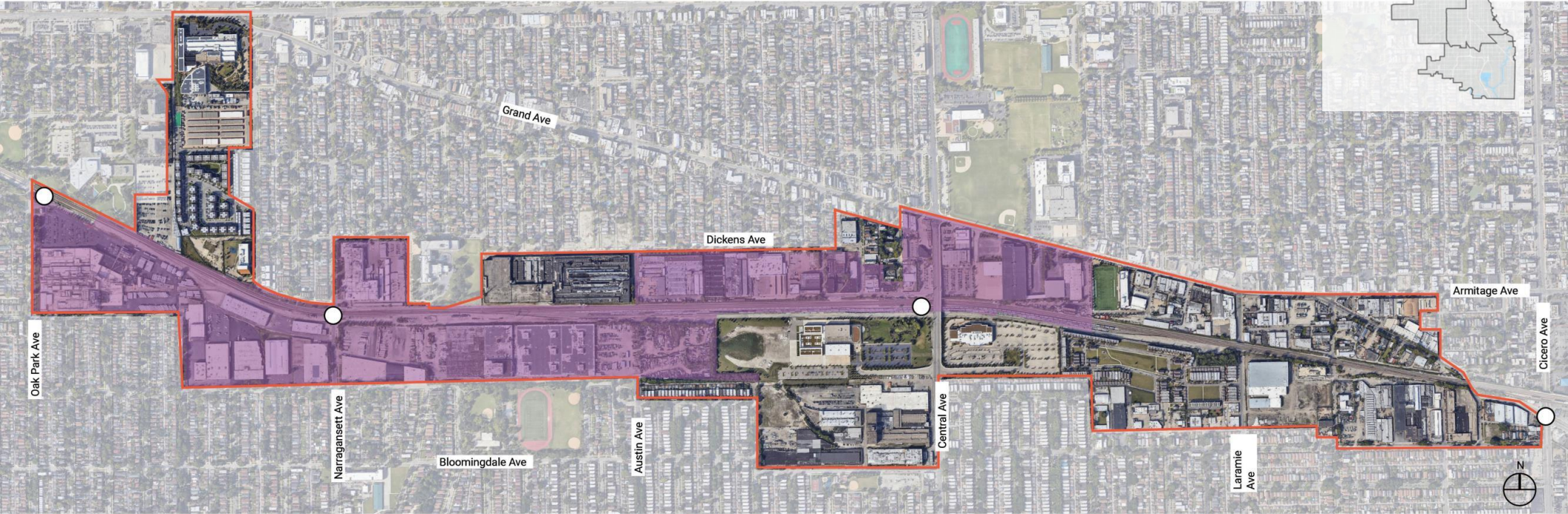
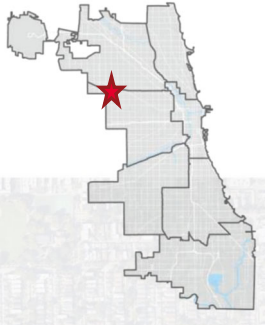
# ARMITAGE INDUSTRIAL CORRIDOR FRAMEWORK PLAN

DEPARTMENT OF PLANNING AND DEVELOPMENT  
COMMISSIONER CIERE BOATRIGHT

**Chicago Plan Commission – Informational Presentation | March 20, 2025**



# Armitage Industrial Corridor: Study Area



-  Industrial Corridor Boundary
-  Planned Manufacturing District (PMD) 15
-  Metra station

Armitage Industrial Corridor Planning website: <https://www.chicago.gov/city/en/sites/armitage-industrial-corridor-planning/home.html>

# Community Engagement

2

Working Group Meetings

3

Community Events

13

Tours of industrial  
businesses

20+

Businesses engaged  
through the Industrial  
Business Council and  
public events

200+

Engaged over 200  
individuals

## What We Heard

**Economic Development:** Support for incentives, business incubators, and school-business partnerships

**Land Use & Environment:** Support for mixed-use developments, green buffers, and adaptive reuse of properties

**Infrastructure:** Address flooding, improve bike/pedestrian safety, and resolve truck access issues

**Communication:** Enhance outreach via a dedicated website and community events

**Historic Identity:** Highlight the unique identity of the corridor

# Strengths & Challenges

## Strengths

- Ranks 4th in industrial building renovations out of the City's 26 industrial corridors
- Served by four Metra stations and multiple CTA bus lines
- Relatively affordable compared to corridors closer to the Loop
- Two 10+ acre sites available for redevelopment (Mars & Zenith)
- Job training opportunities (ITW Speer Academy, Prosser, Chicagoland Laborers District Council Training)
- Several legacy businesses – including two still in operation (Radio Flyer, Meskan Foundry)

## Challenges

- Overall employment within the corridor declined from 2002-2022
- Loss of businesses over time has left vacant property and outdated buildings
- Growth of residential and institutional uses within the corridor due to changing market conditions
- 3 miles to major expressway

# Draft Goals

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**1. Strengthen the AIC as a vital job center while adapting to changing market conditions**

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**2. Enhance infrastructure to improve mobility, safety and sustainability**

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**3. Preserve the historic identity of the Armitage Industrial Corridor**

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**4. Improve communication between employers and the nearby residents**

# Next Steps

1. Publish Draft Armitage Industrial Corridor Plan for 30 days to collect public comments. Targeting April 1, 2025.
2. Finalize Plan and Return to Chicago Plan Commission to consider adoption. Targeting May 2025.