



CCAC IMD Charrette – Scope of Work

What is a Charrette?

Typically a charrette will take place over multiple days and involve many professional disciplines and community stakeholders, to seek solutions to current complex urban planning issues. A charrette promotes intense brainstorming with a wide variety of district stakeholders, including institutions, municipal officials, developers, and community representatives. A successful charrette will promote joint ownership of recommendations and solutions.

IMD Background:

The Illinois Medical District (IMD) is a special-use zoning district located just west of downtown Chicago. The District consists of 560 acres of medical research facilities, labs, biotech business incubator, raw development area, universities and more than 40 health care related facilities. The District is a 24/7/365 environment that includes world-class medical centers and hospitals, with convenient access to public transportation and major expressways. The Illinois Medical District Commission is focused on expanding innovation in healthcare, medical science, information technology, biotechnology, medical devices, clean technology and supportive assisted living.

Earlier this year, the District conducted its first-ever strategic plan. More than 50 stakeholder interviews were generated from C-suite executives, elected officials and other District partners. Goals were prioritized and our mission statement was developed: *To be a leader in patient care and medical research utilizing our diversity and unique assets while driving economic growth.*

The strategic interviews generated 64 unique initiatives which were identified and classified and married into four (4) District priorities:

- infrastructure and development,
- community health,
- translational research, and
- clinical data.

Under its new 18-month old leadership, the first major development project the District has issued and RFP for is the development of 9.5 acres of vacant land located at 2020 W. Ogden Ave. This property is



the “gateway” to the Medical District. It is located within steps of the four hospitals (Rush University Medical Center, the Jesse Brown VA, John H. Stroger Jr., Cook County and the University of Illinois [Hospital & Health Sciences System](#) and will serve the following functions: mixed-use retail, convention center, hotel, student housing, parking, laboratories, medical offices, and green space. This development has the support from the CEO’s of all four hospitals and other District partners who welcome and standby the Commission’s desire to grow the District.

CCAC/ IMD Charrette Scope of Work:

- Provide creative expertise and counsel on creating an improved aesthetic appearance of the Illinois Medical District;
- Provide guidance and vision for a “gateway” on Damen St. from the blue line stop to Ogden Ave.;
- Coordinate with the CTA/CDOT on aesthetics for the IMD Blue Line L stop; coordinate with IDOT and applicable partners (e.g. Malcom X Community College and Crane College Preparatory High School) on efforts to improve both sides of the Eisenhower Expressway in conjunction with the Circle Interchange Project including proposed bridges and beautification;
- Coordinate with Malcolm X College and Crane Medical College Preparatory High School to integrate learning opportunities to the Districts vast healthcare network;
- Coordinate with representatives from Cook County on the repurposing of the old Cook County Hospital and surrounding area;
- Connect the District to its neighboring communities - West Loop, University Village, Lawndale and Pilsen;
- Identify green/open space; and
- Work with IMDC staff and any applicable vendors and/or District partners.

Goals

To develop a conceptual framework for district development that fosters

- economic opportunities,
- supports institutional advancement
- better district access, public transportation interface and coordination between institutions
- a framework for new development



Primary Components of Work (each to be addressed by a sub-group working team)

1. Improve IMD Gateways and District Aesthetics
 - Provide a better sense of district Identity, gateway development and wayfinding
2. Enhance Transportation/Access for District Stakeholders
 - a) Establish efficient transportation alternatives and connections throughout the district
 - b) Coordinate transportation initiatives with both institutional and community needs.
3. Support Institutional/ Joint Initiatives
 - a. Develop opportunities for shared or new facilities to be a catalyst for IMD economic development (ie. clinical trial research, bioinformatics and other medical support industries)
 - b. Understand real estate that is available, potential soft sites and provide development opportunities for each institution.
 - c. Outline program / business plan that encourages institutional opportunities to work together.

In the conclusion of the Charrette, each sub-group will coordinate with the full working team to ensure the Charrette outcomes and recommendations are cohesive, and present a compelling collective vision for the future of the Illinois Medical District (IMD).