



## “What Is a City For?” – Fall 2014

### Class #1 – October 15, 2014

- Welcome and agenda – class meets 6 times, can bring lap top? Up for in-class research?
- Tonight we look at the run up to the Burnham Plan and its context. Class 2 = The bid for the 2016 Olympics and the No Games Chicago story. Class 3 = Recent big plans – let’s all do some research on them in class. Class 4 = All about Tax Increment Financing in Chicago. Class 5 = Right To The City and Neighborhood Planning. Class 6 = Let’s Plan Chicago!
- Introductions – I’m an activist, explorer, scholar who seeks answers and asks tough questions, challengers, voice of opposition, but also educator and organizer who believes in grassroots democratic practice to solve problems.
  - Where born?
  - Where live now?
  - Why? Pluses/minuses
  - Themes
- Looking at cities and Chicago, in particular – What do we think of when we think of “city”? – Record
- Cities are a relatively new human invention. First villages emerged 11,000 years ago, first cities around 7,000 to 10,000 years ago
- “civis” = Latin term for a citizen living in a city. Greatest punishment for a Greek was to be ostracized or banned from the city. Roman times “civitas” referred to political and moral nature of community. The terms “urbs” referred to the built form of the city.
- In 1800 population of world was 97% rural. In 1900 it was 86% rural. 1950= 71%, 2000= 53%, Estimated that by 2030 60% of global population will be urban.
- Big City Growth – 1900 only 12 cities with million or more. 2005 414 cities had over million people. Tokyo-Yokohama = 38 million+ in 2014!
- Trend now is for mega-cities to grow in low income nations.

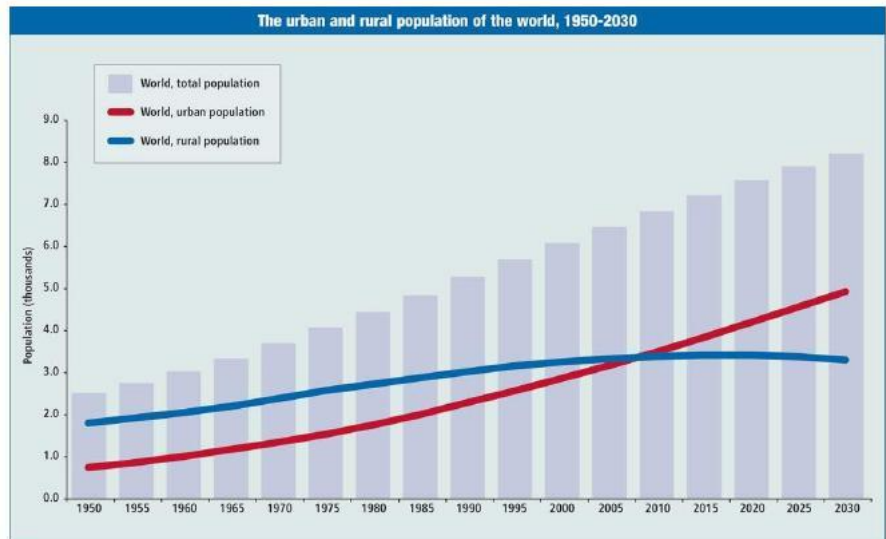


Figure 1: Image from United Nations Department of Economic and Social Affairs Population Division, *World Urbanization Prospects: the 2005 Revision*

### **Population history of Chicago from 1840 – 1990**

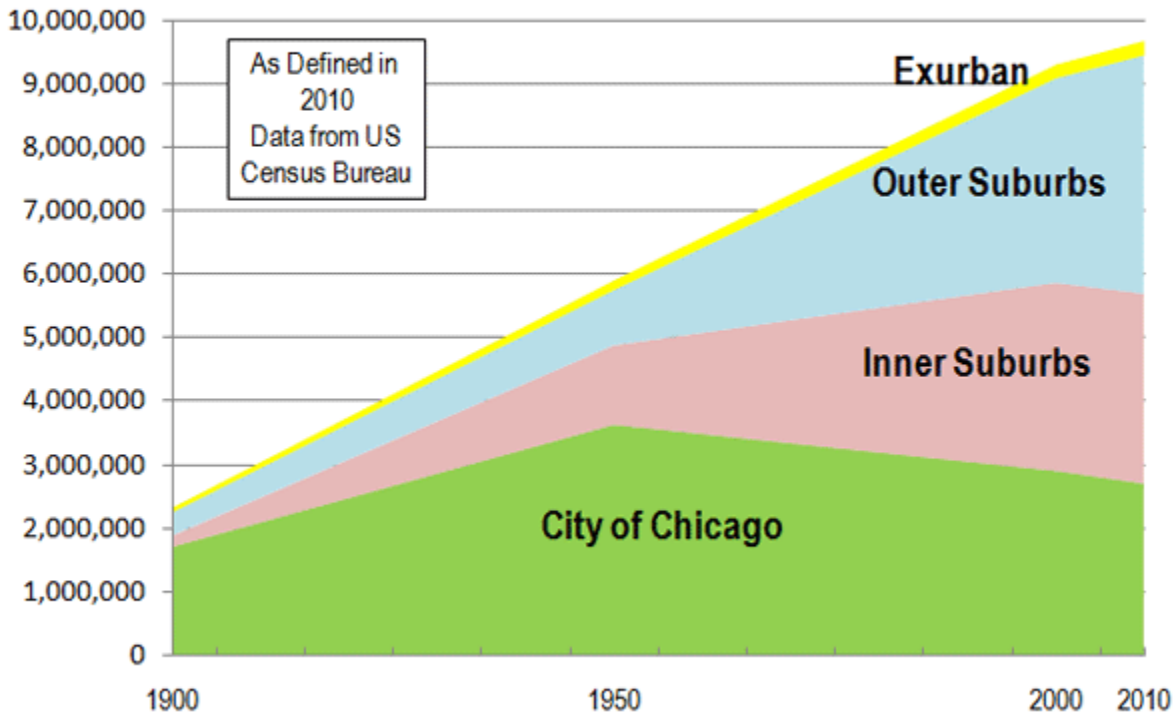
<http://physics.bu.edu/~redner/projects/population/cities/chicago.html>

1840	92	4,470
1850	24	29,963
1860	9	112,172
1870	5	298,977
1880	4	503,185
1890	2	1,099,850
1900	2	1,698,575
1910	2	2,185,283
1920	2	2,701,705
1930	2	3,376,438
1940	2	3,396,808
1950	2	3,620,962
1960	2	3,550,404
1970	2	3,366,957
1980	2	3,005,072
1990	3	2,783,726
2000		2,896,016
2010		2,695,598

- Animated map series = <http://tigger.uic.edu/depts/ahaa/imagebase/chimaps/chiang.gif>

## Chicago Metropolitan Region: 1900-2010

### SHARE OF POPULATION BY SECTOR (CSA)



**Figure 3**

- Biggest neighborhood gains, 2000->2010
- #1 = Near South Side (Community Area 33) = 125%
  - #2 = Loop (#32) = 79%
  - #3 = Near West Side (#28) = 18%
- Biggest neighborhood losers, 2000->2010
- #1 = Riverdale (#54) = -34%
  - #2 = Douglas (#35) = -31%
  - #3 = Englewood (#68) = -24%
  - #4 = West Englewood (#67) & West Garfield Park (#26) = -22%

## Class #2 – October 22, 2014


- Recap from introductions

- Rapid growth leads to sprawl, free-for-all capitalism, corruption, slow centralization, immigration, rise of labor movement and organizing. Against the backdrop of major events such as Haymarket Riot/Massacre of 1886 (7 police and at least 4 civilians, scores wounded) and the Pullman Railroad Strike of 1894. We see the development of the Burnham Plan that was published on July 4, 1909. 100 year anniversary in 2009.

- The Plan of Chicago – 1909 – Intro, set up
- Prep – read article by Harold Barnett, Adjunct Prof, Marshall Bennett Institute of Real Estate, Roosevelt University – [http://burnhamplan100.lib.uchicago.edu/history\\_future/plan\\_of\\_chicago](http://burnhamplan100.lib.uchicago.edu/history_future/plan_of_chicago)
- 100 year celebration 2009 – [www.burnhamplan100.org](http://www.burnhamplan100.org)
- Promo - <http://www.downtownpartners.com/work/cctb/think-big> - 3 minutes
- Show PBS documentary, “Make No Little Plans – Daniel Burnham and the American City,” Judith Paine McBrien – 60 minutes.
- Note sponsors – Metropolis 2020 and funders. “Chicago Metropolis 2020 was founded in 1999 by the Commercial Club of Chicago to ensure that the Chicago region is one of the places in the world where people most want to work and live. Our unifying vision is that the region’s government, businesses and residents must cooperate to make the kinds of informed choices that will make the region attractive and economically competitive 10, 50 and 100 years from now.

ABOUT THE CENTENNIAL

### The Plan of Chicago



**Regionalism**  
“...from Kenosha on the north, around to DeKalb on the west, and thence to Michigan City on the south, all roads lead to Chicago; and this entire [60 mile] region might well be included in a metropolitan area.”

One hundred years ago, Daniel Burnham, Edward Bennett and the Commercial Club of Chicago established a bold new plan for the Chicago metropolitan region.

Daniel Burnham is best known for his admonition to “make no little plans.” He studied the great cities of the world and developed an approach to urban planning that was distinctive in being comprehensive, systematic and regional. Language from the 1909 Plan provides principles that continue to guide planning and development in the Chicago region today.

The Plan focused on six major physical elements:

1. improving the lakefront	4. acquisition of an outer park system
2. developing a highway system	5. arranging systematic streets; and
3. improving the freight and passenger railway systems	6. creation of a civic center of cultural institutions and government.

Following the Plan's focuses, the Centennial identified its own six principles to guide the region in 2009 and beyond:

1. water	4. ecosystem and energy
2. transportation tied to good land use	5. connect people to opportunity; and
3. public transit and freight	6. one region, one future.

We advocate for better regional planning and smart investments that promote the region’s long-term health. Metropolis promotes principles for growth that include investment in the inner core of our region’s cities, public transit, walkable neighborhoods, affordable housing near jobs and public transit and protected open space. Our work focuses in five major areas: development and transportation; housing; crime and justice; early childhood education; and regional learning. In taking the lead in the region’s celebration of the 100th anniversary of the Burnham Plan, Metropolis continues its tradition of looking forward.” <http://burnhamplan100.lib.uchicago.edu/partner/detail/Chicago+Metropolis+2020>

**Commercial Club of Chicago - “Founded in 1877, we have helped mold Chicago into one of the world’s greatest cities**

“From Wacker Drive to Grant Park to the Museum of Science and Industry, The Commercial Club of Chicago and its [affiliate organizations](#) have played a role in shaping Chicago.

We are a membership organization of senior leaders. We come from the business, education, cultural and philanthropic realms. We believe in cooperation and an open exchange of ideas.

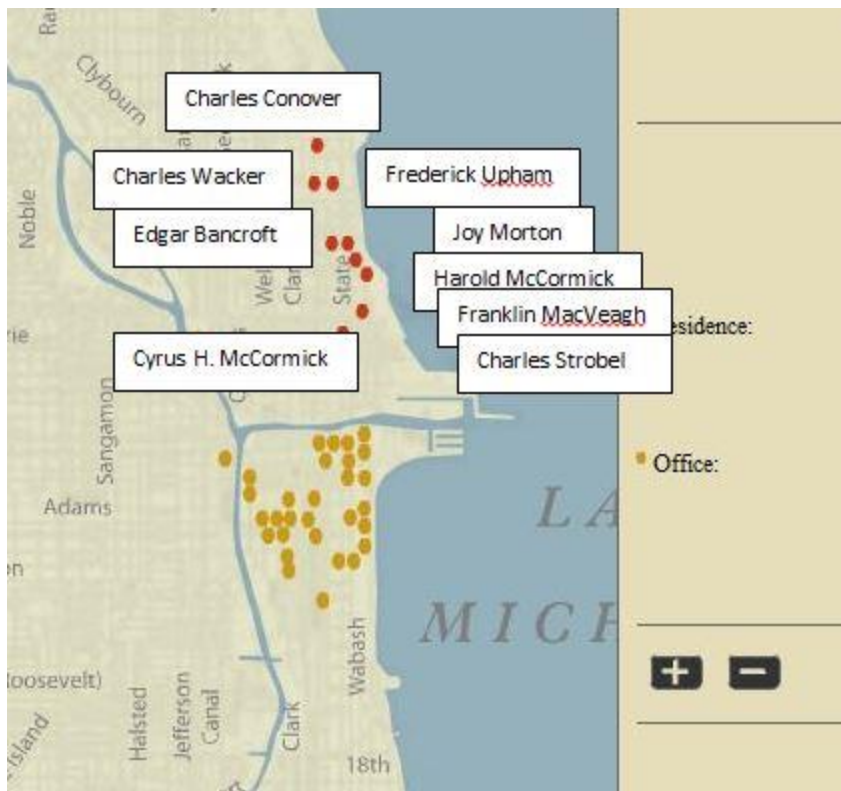
If an issue is critical to Chicago, it’s important to us. That includes economic, development and social issues. We hold [luncheons](#) nine months out of the year which draw in leaders from business, government and the civic arena both locally and nationally to discuss key news of the day.

In addition to its luncheon series, much of the Commercial Club's activities occur through its affiliated organizations:

- [The Civic Committee](#) drives change in state finance, education and transportation.
- [The Civic Consulting Alliance](#) builds pro bono teams of business experts, government leaders and its own professional staff to work on transformative public sector challenges, such as improving schools, reducing crime, improving health care and making our region more affordable and globally competitive.
- [New Schools for Chicago](#) champions school choice.
- [Veterans Employment Initiative](#) helps organizations be veteran-friendly employers who implement best practices in veteran recruitment, hiring and retention." <http://www.commercialclubchicago.org>"

"The Commercial Club of Chicago is a non-profit membership organization of the leading men and women of Chicago's business, professional, cultural and educational communities. To be considered for membership, candidates must be nominated in writing by a Commercial Club member and seconded by at least six other members. Election to membership is limited to business and civic leaders of the Chicago metropolitan area who shall be deemed qualified by reason of their reputation, position in their business or profession, and service in the public interest, and who shall have demonstrated a strong and continuing personal commitment to the club's goals of promoting the social and economic vitality of the metropolitan area of Chicago. Membership in the organization is limited to 350 active members. Total membership is approximately 500, including active, life and non-resident members."

In 1909, leadership was:



"On November 19, 1908, the Executive Committee of the Commercial Club sent a letter to some three hundred individuals who had already donated one hundred dollars or more to pay for the preparation of the *Plan of Chicago*. The letter asked them to pledge an additional three hundred dollars and to help enlist other subscribers. It then named thirty-two members of the Club under whose "direct supervision" the *Plan* was being prepared.

This map locates the offices and homes of these thirty-two men, among whom is Daniel Burnham. The yellow dots represent their places of work, the red dots the places they lived. Drag the mouse over any of these dots to identify the individual who worked or lived in the specified location. Clicking on the dot connects the office and home of the individual. His dates of birth and death, his business or profession, and the street addresses of his workplace and residence will appear to the right of the map. Clicking on the + and - buttons will zoom the map in and out. Hold the mouse down anywhere on the map and drag it to see those areas outside the center of the city where some of the men lived.

The map and accompanying information reveal how closely together these very successful businessmen lived and worked, and how much their lives focused, as does the *Plan*, on the downtown. Most of them were involved in heavy industry, large-scale wholesaling, or banking and finance. Their average age in 1909, the year the *Plan* appeared, was fifty-two, though two of the most active leaders, Charles Norton and Clyde Carr were, respectively, thirty-eight and forty (Burnham turned sixty-three in 1909).

This map cannot represent other information regarding what might be called the shared social geography of these thirty-two men. In spite of some differences in their backgrounds, they were very much like each other and very different from the substantial portion of Chicago's population who lived and worked in other parts of the city. While only nine of the thirty-two were originally from Chicago

and fourteen did not arrive in Chicago until they were at least twenty years old, thirty-one were born in the United States, and the one exception (Frederick Delano) was born in Hong Kong of American parents. Virtually all were Protestant and Republican, and all were white and male. Twenty of them (not including Burnham) had attended college at a time when higher education was not nearly as common an experience as it is now. Ten went to Harvard, Yale, or Princeton. Twenty-seven were listed in the 1906 Chicago *Social Register*.

They shared membership not only in the Commercial Club but also on several corporate boards and in numerous other business, social, cultural, and golf clubs. Seventeen belonged to the Union League Club, fully nineteen to the University Club. Burnham was a member of both these organizations as well as three literary and arts clubs (the Caxton Club, the Little Room, and the Cliff Dwellers) and two golf clubs (Evanston and Glenview). They also belonged to different professional organizations, such as the American Bar Association, and an impressive list of charitable, social service, and cultural boards. Eight were on the board of the Chicago Symphony, for example, and twelve on that of the Art Institute of Chicago. Such public-spirited activity was a requirement for membership in the Commercial Club, and one of many overlapping and mutually reinforcing connections among those in this extraordinarily influential, tightly knit, and like-minded group.”

<http://www.encyclopedia.chicagohistory.org/pages/510006.html> Carl Smith

Current President of The Civic Committee of the Commercial Club of Chicago = Tyrone Fahner, Former Chairman of Mayer, Brown & Platt, former Attorney General, State of Illinois (1980-1983 under Gov. James Thompson). Former Finance Chair, Illinois Republican Party. #66 on Chicago Magazine “100 Most Powerful.”

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*"...distinguished for his resilience in criminal matters. He has experience across a range of white-collar matters involving tax, bankruptcy, securities and consumer fraud."*  
Chambers USA 2004-2005

Ty served on the Management Committee of Mayer Brown from 1985 to 2007, including serving as co-Chairman (1998-2001) and Chairman (2001-2007).

Ty's practice includes complex litigation, state and regulatory compliance matters, as well as advising audit committees and boards of directors. He has extensive jury trial experience in cases involving financial crimes, tax, securities, regulatory matters, multi-district, and class action litigation.

Ty has been featured in *Leading Lawyers Magazine* (July 2010), and has been named among both America's Leading Business Lawyers (*Chambers USA*) and the World's Leading Business Lawyers (*Euromoney*). He also was named "2002 Person of the Year" by *Chicago Lawyer Magazine*. By appointment of President George W. Bush he serves on the Commission for the Preservation of America's Heritage Abroad.

Ty is a former Attorney General of Illinois, where he served as the chief legal and law enforcement officer and prosecuted actions on behalf of the people and defended actions brought against the state, its constitutional officers, and its employees. In addition, he has served as Director of the Illinois Department of Law Enforcement and as an Assistant United States Attorney for the Northern District of Illinois.

- Can we do individual research now on one member of the 1909 leadership

- For further research – bios of members of original Commercial Club, bios of current leadership, “Who Owns What?” visual database for Loop, then central city, then neighborhoods.

- Next class – review web site [www.nogameschicago.com](http://www.nogameschicago.com)

**Class #3 – October 29, 2014**

- Tax burden & rising inequality – Relevant to the core aim of the City Beautiful movement and the Trickle Down fram of economic policy. “Keep the rich happy. “ “A rising tide lifts all boats.” Watch “Wealth Inequality in America – Perception vs. Reality” – view short presentation with graphics demonstrating:
  - staggering inequality of distribution of wealth in USA
  - this is change from recent past but repeats earlier eras
  - lack of economic mobility – myth of Horatio Alger
  - tax burden fairness – what is a “progressive” tax?
  - state of equity in Illinois
  - growth of extreme poverty in Chicago
  - are we a new Gilded Age? If so – what are consequences?
- The Bid For The 2016 Olympics and the No Games Chicago Story
  - Will take us through the “Battle for the Bid”
  - In this story let’s look at the role of research, the media, who is proposing what, the voice of opposition and the depth and quality of vision offered
  - Who was in favor of Chicago hosting the Olympics – why? Who was opposed? Why?
- Go through presentation
  - Look at the “16 Facts About Chicago”
  - Stop to review “Chicago 2016 Economic Impact Study” and the media echo chamber – **Predicts \$22.5 billion** total economic impact for Illinois, of that \$13.7 billion for Chicago. 172,000 jobs to be created in Chicago, **315,000 TOTAL**
  - Show AEG 9/09 study “The Likely Impact of a Chicago 2016 Summer Olympics” – Total likely impact = \$4.5 billion
- Q&A
- Themes/Lessons

**THE EXPLAINER** Time - 10/20/14

## Why Nobody Wants to Host the 2022 Winter Olympics

Oslo withdrew its bid on Oct. 1, making it the fourth city in recent months—after Stockholm; Lviv, Ukraine; and Krakow, Poland—to have second thoughts about hosting the Games. Beijing and Almaty, Kazakhstan, are the only remaining contenders.

 <p><b>Huge costs</b></p> <p>Last year’s Winter Olympics in Sochi set Russia back \$51 billion, exceptional even by Olympic standards. Vancouver, for example, spent \$6.8 billion in 2010.</p>	 <p><b>Limited payoff</b></p> <p>London poured \$14 billion into its 2012 Summer Olympics, but it remains unclear how much it wound up benefiting the city economically in the long run—if at all.</p>	 <p><b>Popular backlash</b></p> <p>Some cities are wary of citizen reactions after protests shook Brazil last year in part over the government’s lavish spending to host the 2016 Summer Olympics.</p>	 <p><b>Shady partner</b></p> <p>The International Olympic Committee, which works with the host to put on the Games, has been plagued by allegations of corruption and a lack of transparency.</p>
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- Next class – please bring lap top as we will be researching and reporting on a variety of major planning projects of the past few years and newly announced plans.

## “What Is a City For?” – Fall 2014

### Class #4 – November 5, 2014

- Tonight is night of student research and reporting on recent city planning efforts

- Each student will pick one planning project, research it in class (30 minutes) and do report back – we will then pose questions and student will return to research one new issue or question (15 minutes).

- Report to the class the following:

- name, date, and organization sponsoring plan
- principal author(s) and their brief bio - where have they worked before
- what part of city impacted
- brief description
- cost, source of funding
- what is your opinion of this plan

The Plans:

- Chicago Metropolitan Agency For Planning - "[Go To 2040 Comprehensive Regional Plan](#)"
- Chicago Central Area Plan - [http://www.cityofchicago.org/city/en/depts/dcd/supp\\_info/central\\_area\\_plandraft.html](http://www.cityofchicago.org/city/en/depts/dcd/supp_info/central_area_plandraft.html)
- Smart Communities Program - <http://www.smartcommunitieschicago.org/index.html>
- World Business Chicago - [Plan for Economic Growth & Jobs](#)
- Re-do of Navy Pier - <http://www.archdaily.com/376204/updated-plans-released-for-chicago-s-navy-pier> - Sophie Razo
- The new park on the old railroad viaduct - <http://the606.org>
- New Schools For Chicago - <http://www.newschoolsnow.org>
- President Obama Presidential Library - <http://www.obamapresidentialfoundation.org>
- Chicago Neighborhood Stabilization Program - <http://www.chicagosp.org> - Sylvia Taylor

- Asset Based Community Planning framework – Developed by John McKnight and Jody Kretzmann of the Asset Based Community Development Institute at Northwestern University (<http://www.abcdinstitute.org>, <http://www.abundantcommunity.com>). Looks at the assets of a community – physical, institutions, associations, people, skills & experiences as building blocks for local planning and problem solving.

- Part of a larger critique of nonprofit industrial complex – who is making money from ongoing “problem solving”? Could nonprofits be part of the problem?

- Pass out “Asset-Based Community Development” primer from Indianapolis Neighborhood Resource Center, also sheet from RHA showing Kretzmann & McKnight examples of community assets.

- Compare and contrast this method of bottom up planning with examples we’ve investigated

- Next week – all about Tax Increment Financing (TIFs) – come to 27<sup>th</sup> Ward Illumination Thursday, Nov. 6!

## The New Policy: Community Building

Present Policy	Proposed (New) Policy
<ul style="list-style-type: none"> <li>• Focus on deficiencies</li> </ul>	<ul style="list-style-type: none"> <li>• Focus on “assets”</li> </ul>
<ul style="list-style-type: none"> <li>• Problem response</li> </ul>	<ul style="list-style-type: none"> <li>• Opportunity identification</li> </ul>
<ul style="list-style-type: none"> <li>• Charity orientation</li> </ul>	<ul style="list-style-type: none"> <li>• Investment orientation</li> </ul>
<ul style="list-style-type: none"> <li>• Grants to agencies</li> </ul>	<ul style="list-style-type: none"> <li>• Grants, loans, contracts, investments, leveraging dollars</li> </ul>
<ul style="list-style-type: none"> <li>• More services</li> </ul>	<ul style="list-style-type: none"> <li>• Fewer services</li> </ul>
<ul style="list-style-type: none"> <li>• High emphasis on agencies</li> </ul>	<ul style="list-style-type: none"> <li>• Emphasis on associations, businesses, agencies, churches</li> </ul>
<ul style="list-style-type: none"> <li>• Focus on individuals</li> </ul>	<ul style="list-style-type: none"> <li>• Focus on communities/neighborhoods</li> </ul>
<ul style="list-style-type: none"> <li>• Maintenance</li> </ul>	<ul style="list-style-type: none"> <li>• Development</li> </ul>
<ul style="list-style-type: none"> <li>• See people as “clients”</li> </ul>	<ul style="list-style-type: none"> <li>• See people as “citizens”</li> </ul>
<ul style="list-style-type: none"> <li>• “Fix” people</li> </ul>	<ul style="list-style-type: none"> <li>• Develop potential</li> </ul>
<ul style="list-style-type: none"> <li>• Programs are the answer</li> </ul>	<ul style="list-style-type: none"> <li>• People are the answer</li> </ul>

Get ahead

Get together

# Central Area PLAN

- 2003 (F. up 1958 plan) → Burnham plan
- Skidmore, Owings, Merrill + civic leader  
Mayor Rich M. Daley
- INCREASE Density → "Liveable Neighborhood,"  
"Global City" — NEAR NORTH → WEST LOOP → NEAR S. SIDE
- ↓ - 2009 Central Area Action Plan — 30 leaders (city agency  
- details)
- Neigh develop., transportation, higher ed → by 2020
- \$1.5 billion (over 22y) — Parks, waterfront, transport  
freight access, housing, ed, land use
- Lots actually done/built (eg. Super dorm, Roosevelt Road)
- DOING GYT INCLD (item)

# NAVY PIER RE-DO

- City - MPAA
- Done by 2016 (100y) SOURCES \$
- James CORNER - Developer/manager
- Highline Designer
- \$200 mm ← \$55 mm city  
← Lots to raise
- Public Bros → \$20 mm - Naming
- Viewing tower, Landscaping, Fountain

# NEWSCHOOLS FOR CHIC

- 2004 - \$70 mm HOW USED SIT  
CIVIC COMMITTEE OF COMM
- RENAISSANCE FUND
  - Mayor DALEY + ARNE DUNCAN
  - IMPROVED IN NEIGHBORHOODS
    - Focus on south / west side
  - Create more charter schools?
  - LOFTY GOALS - LAQUE LANGUAGE
    - INCREASE #s
  - HOLD EXPO FOR PARENTS → CHOICE
  - WEBSITE → CHARTER SCHOOL OPTIONS
  - "Shaking up public education"
  - ACCOUNTABILITY / COMPARE SCHOOLS

# WORLD BIZ [CHICAGO

- members = CEOs, biz leaders Mayor - char  
CEO = Michael  
Gim / SACKS  
J. Mc. Glen  
TILTON
- NO \$ - "Advice"
- 10 TRANSFORMATIVE STRATEGIES
- POINTS OUT WEAKNESSES / STRENGTHS
- FRAYED INFRASTRUCTURE could be block
- PAY ATTENTION TO HIGHTECH MANUFACT.
- LACK OF SKILLED WORKERS
- TOO MANY LOCAL GOV / 1000? TAXING BODIES
- 1. MANUFACT HUB
  2. BIZ SERVICE HUB
  3. TRANS + LOGISTICS HUB
  4. TOURISM
  5. MORE EXPORTS (HI-TECH)
  6. WORKFORCE DEVELOP
  7. INNOVATION + ENTERPRISE
  8. INFRASTRUCTURE
  9. NEIGHBORHOOD?
  10. ENVIRONMENT FOR GROWTH?

## THE 606 (PARK)

Bloomington Trail - Spur Line

- FRIENDS OF ... - 2011 DESIGN SESSION
- PRIVATE N.P. - WHO LEADS
- FINALIZED 2013
- CHI. PARK DISTRICT / TRUST FOR PUBLIC LAND
- COLLINS ENGINEERS
- LANDSCAPE = VAN LAULKENBERGH ASSOC. MAGGIE DALEY PARK
- \$95,000,000
- \$72mm raised { \$54 PUBLIC ← FED  
\$23mm to go { 18 DONATIONS \$
- 155' - REMNANT OF OLD BARRIERS
- ACCESS TO PARK
- "Trail of gentrification"

TIF \$?

## (MI NEIGH. STABILIZATION)

- 2009 - Dept Housing - HUD
- \$153 million - buy / Rehab fore-closed homes / demo
  - Neighborhoods = 29 - poor? - African-American
  - WBEZ coverage - \$169mm rec'd
  - Is money being used correctly?
  - Katie Ludwig - Chi. Dept. Housing
- IMPACT - # homes/cost

## **“What Is a City For?” – Fall 2014**

### **Class #5 – November 12, 2014**

- Planning in the news – update on Lucas Museum
- “TIFs in Chicago” presentation – I am biased and came to this work as an activist and opponent of the Chicago Machine and backroom deals, privatization and “trickle down” so-called community development project. Example of data mining, old school investigation, graphic design, popular education and community organizing.
- Key ideas or themes:
  - who plans what for who
  - where is the money moving
  - who is being paid
  - where is the data
  - how do you explain complex civic functions, especially around money, taxes and opaque government
  - what is the vision for our communities and for Chicago?
- Discussion
- Next, last class – we do our own plans for Chicago!

Class #6 – November 19, 2014



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- Tonight the students will plan for Chicago’s future
- Any all-encompassing features or principles we’d like our plans to include? (30 minutes)
- Form teams of 2 (one team will have 3 if all present) and pick one of these themes:
  - Economic Development/Employment
  - Culture/Arts/Creativity
  - Health/Well being
  - Education
  - Open space
  - Justice/Equity
  - Anything else?
- Go into small groups and take one hour to brainstorm, look up ideas, come up with a BOLD VISION statement that articulates some end state for Chicago and then enumerate five specific steps or programs or ways to GET to that end state. Assume money is no object (where there is a will there is a way).
- Tom will circulate among the groups to make suggestions, move things along
- Report back – place three sheets of flip chart paper on white board – Samantha Groves, Columbia College student, 417-860-0965, [samantha.groves@loop.colum.edu](mailto:samantha.groves@loop.colum.edu), will scribe your visions and I’ll record and assemble the finished graphics as “(Some) People’s Plan For Chicago’s Future” and email all pdf copies!
- Themes?
- Final thoughts – Do people feel that Chicago (and urban planning, generally) needs more bottom-up inputs? How to get more people’s civic imagination fired up and engaged and ACTTED upon?