



MEETING MINUTES

LAND USE COMMISSION

Wednesday, June 26th, 2024

7:00 PM

Lorraine H. Morton Civic Center, 2100 Ridge Avenue, James C. Lytle City Council Chambers

Members Present: Matt Rodgers, Max Puchtel, Brian Johnson , Kiril Mirintchev, Kristine Westerberg, George Halik, Jeanne Lindwall

Members Absent: John Hewko, Myrna Arevalo

Staff Present: Neighborhood Land Use Planner Meagan Jones

Presiding Member: Matt Rodgers

I. CALL TO ORDER/DECLARATION OF A QUORUM

Chair Rodgers opened the meeting at 7:00 PM. A roll call was then done and a quorum was determined to be present.

II. APPROVAL OF MEETING MINUTES: March 27, 2024

Motion: Commissioner Westerberg moved to approve the minutes.

Seconded: Commissioner Puchtel

Ayes: Rodgers, Puchtel, Mirintchev, Westerberg, Hewko, Arevalo

Nays:

Abstain: Lindwall

III. DISCUSSION

A. Envision Evanston 2045 Update

Staff will provide a presentation regarding Envision Evanston 2045, including a summary of phase 1 community engagement and the preliminary findings report.

Megan Jones provided an update on the Envision Evanston 2045 project: Phase Two will involve validating initial findings, hosting popup events, additional online surveys, focused discussions, and workshops. Drafts of recommendations and zoning code changes will be prepared, with a focus on feasibility and incorporating community feedback.

Commissioner Questions/Discussion

Commissioner Halik raised concerns about the transition from goals to actionable items and the need for specific recommendations. Ms Jones acknowledged that further drafting and workshops would address these concerns, including deeper dives into zoning code updates and possible trade-offs and considerations such as construction costs.

Commissioner Lindwall inquired about how the consultants would address cost implications and feasibility for goals such as affordable housing. Ms. Jones explained that the next phase would include detailed discussions and development scenarios to address these issues and possible trade-offs that may exist. Discussion followed regarding what should be considered in those scenario discussions

Commissioner Puchtel asked about the scope for benchmarking current status and defining success. Megan Jones noted that initial findings would be expanded, and future phases would include detailed measurements of progress towards goals. Discussion continued on the inclusion of data in refinement of and benchmarking for goals.

Commissioner Halik and Commissioner Lindwall pointed out the need to address gaps, including public facilities, homelessness, and community wellness. Megan Jones agreed and noted that these areas would be incorporated into ongoing discussions.

Chair Rodgers highlighted the need for clear definitions of "affordable housing" and "missing middle" housing. It was suggested that these terms and attention to household size need to be clarified to set accurate expectations and guide policy effectively.

Discussion continued regarding clarification on some comments provided during the engagement process, updates to the preliminary findings report and including various organizations and institutions as partners in the process and implementation. Staff encouraged continued community involvement in the process.

IV. COMMUNICATION

None.

V. PUBLIC COMMENT

None.

VI. ADJOURNMENT

Commissioner Lindwall motioned to adjourn, Commissioner Westerberg seconded, and the motion carried, 7-0.

Adjourned 7:57 PM.

The next meeting of the Evanston Land Use Commission will be held **on Wednesday, July 10, 2024, at 7:00 pm**, in the James C. Lytle Council Chambers in the Lorraine H. Morton Civic Center.

Respectfully submitted,
Justin Bock, Administrative Lead

Reviewed by,
Meagan Jones, AICP, Neighborhood and Land Use Planner