



Village of Lemont
Planning and Zoning Commission

418 Main Street · Lemont, Illinois 60439
phone 630-257-1595 · fax 630-257-1598

PLANNING & ZONING COMMISSION
Special Meeting
Wednesday, June 4, 2014
6:30 p.m.

**Planning and Zoning
Commission**

Anthony Spinelli,
Chairman

Commission Members:

Ryan Kwasneski
David Maher
Jerry McGleam
Gregory Messer
Jason Sanderson
Phil Sullivan

**Planning & Economic
Development Department
Staff**

Charity Jones, AICP, Director
Martha M. Glas, Planner

- I. CALL TO ORDER
 - A. Pledge of Allegiance
 - B. Verify Quorum
- II. CHAIRMAN'S COMMENTS
- III. PUBLIC HEARINGS
- IV. ACTION ITEMS
- V. GENERAL DISCUSSION
 - A) Comprehensive Plan Update – Future Land Use element
 - B) Comprehensive Plan Update –Level of Service standard for parks
- VI. ADJOURNMENT



Village of Lemont
Planning & Economic Development Department

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TO: Planning & Zoning Commission

FROM: Martha M. Glas, Village Planner

THRU:

SUBJECT: Lemont 2030 – Natural Resources & Recreation, Level of Service standard for parks

DATE: May 30, 2014

SUMMARY

The natural resources and recreation element of the comprehensive plan includes recommendations related to natural resources and protecting air, land and water quality, as well as assets in the community such as our unique topography and waterways. The element also includes recommendations related to recreational facilities like regional trails, parks, and the Heritage Quarries Recreation Area.

A draft Level of Service (LOS) standard for parks has been added to the element to ensure that park and recreational facilities are planned for appropriately and are in adequate supply. Service standards provide a bench mark for evaluating service deficiencies and for monitoring progress. They also help define what new services and facilities are needed to support new growth in the community.

Please review the proposed park classification and level of service standards and provide feedback to staff for further development of the comprehensive plan recreation and natural resources element.

Mini Park. A mini park is designed to serve a population of about 1,000 or approximately 362 homes when considering Lemont’s population density. Generally a mini park consists of an age specific playground. It may include passive recreation items such as picnic shelters or a walking path if it is under 1 acre. The desirable size is less than 1 acre but it can be bigger. The service area is 1/4 mile radius and it meant to be within walking distance of the population it is to serve. One half acre of mini parkland per 1,000 people is recommended.

Neighborhood Park. A neighborhood park is designed to serve a population of about 2,500. Generally a neighborhood park has a playground in addition to some type of ball field or court (baseball, soccer, football, basketball, tennis, etc.). Two acres per 1,000 people is recommended. The desirable park size is 5 acres but can be smaller or larger if the amenities are provided. A neighborhood park has good visibility and does not have scheduled games. Courts and fields are for pick-up games.

Community Park. A community park is designed to service a population of about 5,000. It has multiple amenities including playgrounds and multiple ball fields and courts. The park could support community-wide use when programs or amenities are unique. Ten acres per 1,000 people is recommended. The desirable park size is 25 acres. Fields and courts accommodate scheduled practices and games. Vehicular access and parking is required.

Special Use Park. A special use park is one that offers a community a unique recreational opportunity. The size is dependent on the offerings. The park serves residents and may draw interest from neighboring communities.

Mini Park	Tot lot playground	Serves a specific population. Generally includes an age specific playground and may include passive recreation such as picnic bench or walking paths
<i>service area</i>	0.25 mile radius	This amounts to ~1,200 people based on Lemont population density and average development pattern & full build out
<i>level of service</i>	0.5 acres/1,000	
<i>desired park size</i>	0.5 acres	
Neighborhood Park	Playground plus	Serves multiple users and includes a playground and ball fields, courts, or passive recreation opportunities. Fields and courts are not scheduled for activities.
<i>service area</i>	0.50 mile radius	This amounts to ~2,400 people based on Lemont population density and average development pattern & full build out
<i>level of service</i>	2.0 acres/1,000	
<i>desired park size</i>	5 acres	
Community Park	Athletic fields & natural areas	Serves a multitude of users and accommodate a large number of users. Athletic fields, areas of natural importance that provide passive recreation and parks with some combination and of decent size are examples. Parking is required.
<i>service area</i>	1.0 mile radius	This amounts to ~4,800 people based on Lemont population density and average development pattern & full build out
<i>level of service</i>	10 acres/1,000	
<i>desired park size</i>	25 acres	
Special Use	Unique areas serving a particular niche	Serves the community and provides a unique recreational opportunity for residents and community at large.