Center for Watershed Protection
Code & Ordinance Worksheet

• In-depth review of development rules
• Comparison of local development rules against model development principles
• Institutional frameworks, regulatory structures & incentive programs
• Point assigned on how well current development rules agree with model development principles
## Table 1: Key Local Documents that will be Needed to Complete the COW

<table>
<thead>
<tr>
<th>Document Type</th>
</tr>
</thead>
<tbody>
<tr>
<td>Zoning Ordinance</td>
</tr>
<tr>
<td>Subdivision Codes</td>
</tr>
<tr>
<td>Street Standards or Road Design Manual</td>
</tr>
<tr>
<td>Parking Requirements</td>
</tr>
<tr>
<td>Building and Fire Regulations/Standards</td>
</tr>
<tr>
<td>Stormwater Management or Drainage Criteria</td>
</tr>
<tr>
<td>Buffer or Floodplain Regulations</td>
</tr>
<tr>
<td>Environmental Regulations</td>
</tr>
<tr>
<td>Tree Protection or Landscaping Ordinance</td>
</tr>
<tr>
<td>Erosion and Sediment Control Ordinances</td>
</tr>
<tr>
<td>Public Fire Defense Masterplans</td>
</tr>
<tr>
<td>Grading Ordinance</td>
</tr>
</tbody>
</table>
Methodology

• Worksheet: 77 site planning benchmarks
• Benchmarks posed as questions- Yes/No
• Answer by referring to relevant code/ordinance
• Points awarded when development rule agrees with site planning benchmark
• A score sheet is provided to assist in determining where community score places in respect to model development principles
1. **Street Width**

   What is the minimum pavement width allowed for streets in low density residential developments that have less than 500 daily trips (ADT)?

   *If your answer is between 18-22 feet, give yourself 4 points.*

   At higher densities are parking lanes allowed to also serve as traffic lanes (i.e., queuing streets)?

   *If your answer is YES, give yourself 3 points.*

   **Notes on Street Width (include source documentation such as name of document, section and page #):**

2. **Street Length**

   Do street standards promote the most efficient street layouts that reduce overall street length?

   *If your answer is YES, give yourself 1 point.*

   **Notes on Street Length (include source documentation such as name of document, section and page #):**

3. **Right-of-Way Width**

   What is the minimum right of way (ROW) width for a residential street?

   *If your answer is less than 45 feet, give yourself 3 points.*

   Does the code allow utilities to be placed under the paved section of the ROW?

   *If your answer is YES, give yourself 1 point.*

   **Notes on ROW Width (include source documentation such as name of document, section and page #):**

4. **Cul-de-Sacs**

   What is the minimum radius allowed for cul-de-sacs?

   *If your answer is less than 35 feet, give yourself 3 points.*

   *If your answer is 36 feet to 45 feet, give yourself 1 point.*

   Can a landscaped island be created within the cul-de-sac?

   *If your answer is YES, give yourself 1 point.*

   Are alternative turnarounds such as “hammerheads” allowed on short streets in low density residential developments?

   *If your answer is YES, give yourself 1 point.*

   **Notes on Cul-de-Sacs (include source documentation such as name of document, section and page #):**
### 8. Parking Lots

- **What is the minimum stall width for a standard parking space?**
  - **If your answer is 9 feet or less, give yourself 1 point**
  - [ ] 9 feet

- **What is the minimum stall length for a standard parking space?**
  - **If your answer is 18 feet or less, give yourself 1 point**
  - [ ] 18 feet

- **Are at least 30% of the spaces at larger commercial parking lots required to have smaller dimensions for compact cars?**
  - **If your answer is YES, give yourself 1 point**
  - [ ] YES

- **Can pervious materials be used for spillover parking areas?**
  - **If your answer is YES, give yourself 2 points**
  - [ ] YES

Notes on Parking Lots (include source documentation such as name of document, section and page #):

### 9. Structured Parking

- **Are there any incentives to developers to provide parking within garages rather than surface parking lots?**
  - **If your answer is YES, give yourself 1 point**
  - [ ] YES

Notes on Structured Parking (include source documentation such as name of document, section and page #):

### 10. Parking Lot Runoff

- **Is a minimum percentage of a parking lot required to be landscaped?**
  - **If your answer is YES, give yourself 2 points**
  - [ ] YES

- **Is the use of bioretention islands and other stormwater practices within landscaped areas or setbacks allowed?**
  - **If your answer is YES, give yourself 2 points**
  - [ ] YES

Notes on Parking Lot Runoff (include source documentation such as name of document, section and page #):
22. **Stormwater Outfalls**

Is stormwater required to be treated for quality before it is discharged?  
*If your answer is YES, give yourself 2 points*  

Are there effective design criteria for stormwater best management practices (BMPs)?  
*If your answer is YES, give yourself 1 point*  

Can stormwater be directly discharged into a jurisdictional wetland without pretreatment?  
*If your answer is NO, give yourself 1 point*  

Does a floodplain management ordinance that restricts or prohibits development within the 100-year floodplain exist?  
*If your answer is YES, give yourself 2 points*  

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**Notes on Stormwater Outfalls** (include source documentation such as name of document, section and page #)

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**Code and Ordinance Worksheet**

**Time to Assess:** Principles 17 through 22 addressed the codes and ordinances that promote (or impede) protection of existing natural areas and incorporation of open spaces into new development. There were a total of 24 points available for Principles 17 - 22. What was your total score?

Subtotal Page 11 + Subtotal Page 12 + Subtotal Page 13 = 0

Where were your codes and ordinances most in line with the principles? What codes and ordinances are potential impediments to better development?

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To determine final score, add up subtotal from each **Time to Assess**

- Principles 1 - 10 (Page 8) 0
- Principles 11 - 18 (Page 11) 0
- Principles 17 - 22 (Page 13) 0

**TOTAL** 0
### SCORING (A total of 100 points are available):

<table>
<thead>
<tr>
<th>Your Community’s Score</th>
<th>Notes</th>
</tr>
</thead>
<tbody>
<tr>
<td>90 - 100</td>
<td>Congratulations! Your community is a real leader in protecting streams, lakes, and estuaries. Keep up the good work.</td>
</tr>
<tr>
<td>80 - 89</td>
<td>Your local development rules are pretty good, but could use some tweaking in some areas.</td>
</tr>
<tr>
<td>79 - 70</td>
<td>Significant opportunities exist to improve your development rules. Consider creating a site planning roundtable.</td>
</tr>
<tr>
<td>60 - 69</td>
<td>Development rules are inadequate to protect your local aquatic resources. A site planning roundtable would be very useful.</td>
</tr>
<tr>
<td>less than 60</td>
<td>Your development rules definitely are not environmentally friendly. Serious reform of the development rules is needed.</td>
</tr>
</tbody>
</table>
Kane & Kendall Counties Stormwater Management Ordinances

<table>
<thead>
<tr>
<th></th>
<th></th>
</tr>
</thead>
<tbody>
<tr>
<td>• Volume Control:</td>
<td>• Volume Control: N/A</td>
</tr>
<tr>
<td>– Runoff from 0.75” rainfall event to be stored below the primary outlet</td>
<td>• Water Quality Control:</td>
</tr>
<tr>
<td>• Water Quality Control</td>
<td>– Minimize impervious surfaces, preserve natural features/planting, infiltration, wet detention.</td>
</tr>
<tr>
<td>– Native wetland plantings</td>
<td>• Release Rates:</td>
</tr>
<tr>
<td>• Release Rates:</td>
<td>– 2 year: 0.04 cfs/acre</td>
</tr>
<tr>
<td>– 100 year: 0.10 cfs/acre</td>
<td>– 100 year: 0.15 cfs/acre</td>
</tr>
<tr>
<td></td>
<td>• Unincorporated Only</td>
</tr>
</tbody>
</table>
Water Quality Measures- Kane Co.

• Credit for various GI practices or for reducing the amount of connected impervious areas in the detention requirement calculations

• Stormwater BMPs may be implemented in lieu of traditional detention practices for developments which require less than 1 acre-foot of detention
Water Quality Measures- Kendall Co.

- Infiltration, retention and use of native plantings
- Preference given to wet bottom and wetland designs for stormwater storage facilities
- Incorporation of multiple uses for stormwater management e.g. open space, aquatic habitat, recreation
Open Space Reserve

- Landscape features that contain and connect natural areas and other natural resources
- Network that preserves natural functions while permitting other uses, e.g. ag or urban uses
- Areas where resource protection efforts should be concentrated
- Why: positive relationship between natural land cover in watershed and health of aquatic communities- IBI
Open Space Reserve

- Restoration of important natural areas
- Creation of forested stream buffer where inadequate
- Legal protection of important natural areas
- Reconstruction of streamside wetlands
- Stream restoration and instream habitat improvement
BBC 100-year Floodplain (FEMA- ‘10)
BBC Streams and Wetlands (NHD & NWI)
Kane Co. ADID Streams (Kane Co.)
Kane Co. ADID
Open Waters
and IL Natural
Areas Inventory
Sites (IDNR)
Kane Co. Aquifer Sensitivity (Kane Co. Water Resources)
Legend
- BB_KANE_ADID_Streams
- BB(Streams)
- blackberry-watershed
- BB_KANE_ADID_OpenWater
- BB_Wetland

BB_Floodplain
<all other values>

FLD_ZONE
- A
- AE
- BB_INAI

BB_KANE_AqSensitivity
<all other values>

aq_sens
- A1
- A2
- A3
- A4
Questions/Comments/Suggestions?

Thank you
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