

A scenic view of the Chicago River at dusk. On the left, a modern building with a glass facade and a prominent orange horizontal band is visible. The river flows through the center, with a dark metal retaining wall on the left bank. In the background, the Chicago skyline is silhouetted against a sky with soft, colorful clouds. On the right bank, there is a dense line of green trees and a tall brick chimney.

Friends of the Chicago River



River Edge Casino Ideas & Recommendations



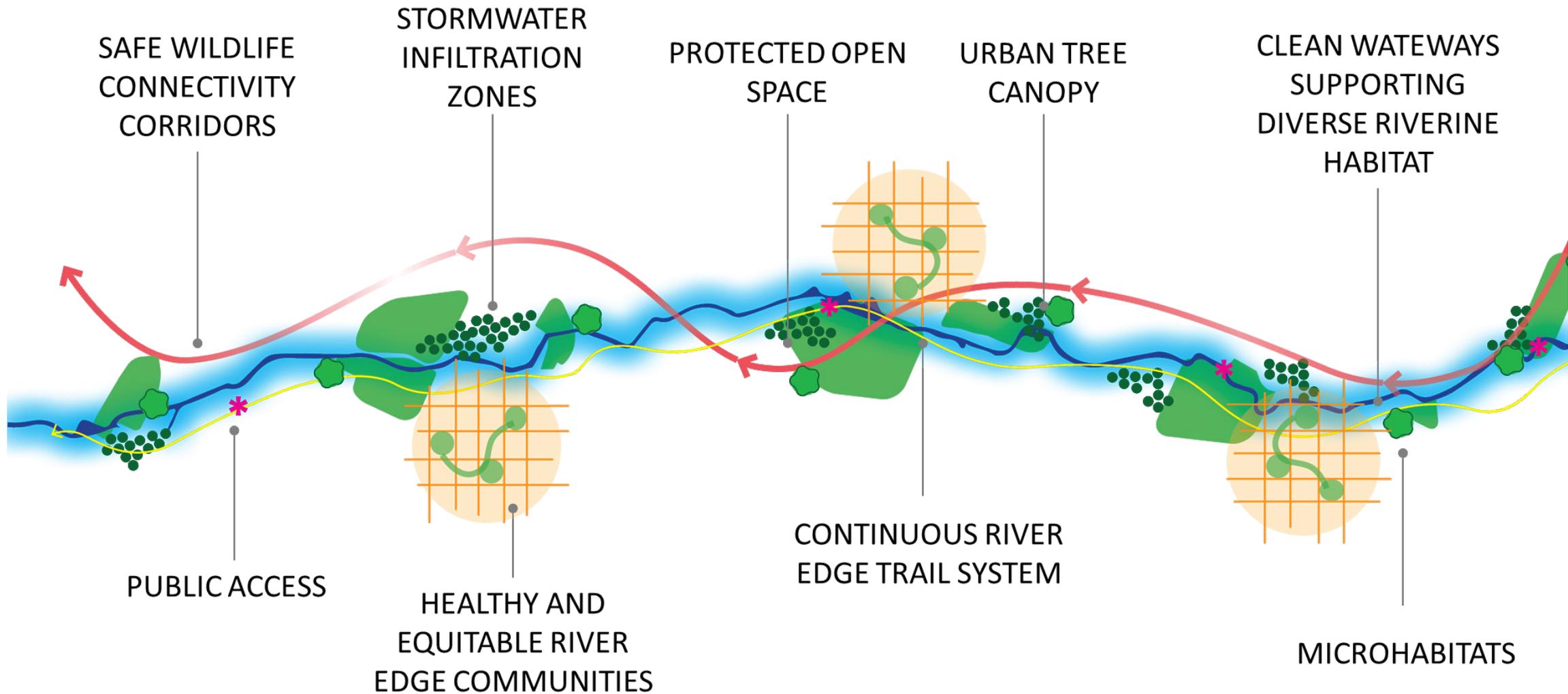
Friends of the Chicago River:
is an award-winning nonprofit organization whose mission is to improve and protect the Chicago River system for **people, plants, and animals.**

www.chicagoriver.org

OUR MISSION AND WORK

Ballys Casino Development Team | 06.08.2022

Friends of the Chicago River

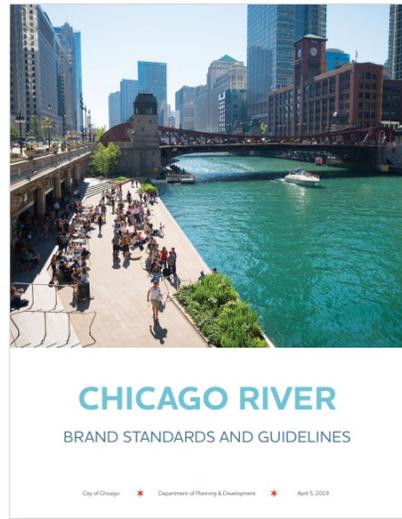
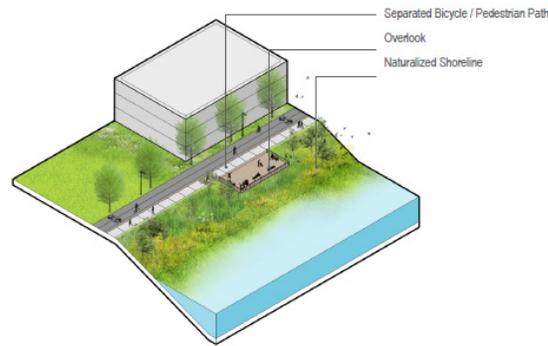
BLUE-GREEN CORRIDOR APPROACH

ANCILLARY BENEFITS	BENEFIT DESCRIPTION/VALUE
Avoided runoff	Estimated savings from installing permeable surfaces that reduce runoff and avoid infrastructure costs have been valued at \$0.59 per cubic meter annually. (Van Steenwinkel et al. 2008)
Air filtration and ventilation (air pollution reduction)	Estimated savings from installing plants and trees which absorb toxic air pollutants (e.g., particulate matter) and improve healthcare and labor productivity have been valued at \$82 per kilogram of particulate matter reduced annually. (Michiels et al. 2012)
Climate regulation (the urban heat island effect)	Vegetation has a moderating effect on local climate, particularly in urban areas which are prone to the urban heat island effect which. A 0.8°C decrease in the urban heat island effect could save up to \$90 million annually from lower energy use and reduced ozone levels. (Claus and Rousseau 2012, Wang et al. 2014, Center for Clean Air Policy 2011)
Carbon sequestration	Using urban green infrastructure to help sequester atmospheric carbon in order to address the negative effects of climate change has been valued at \$265.33 per ton of carbon sequestered annually. (Aertsens et al. 2013)
Recreation and health	Providing a cultural service which delivers non-material benefits (e.g., leisure) to people through the enjoyment of ecosystems has been valued at \$5.12 per visitor annually from utilizing parks and trails contained within urban green infrastructure. (Sen et al. 2014; Broekx et al. 2013)
Wetland restoration	Estimated savings from flood damage to properties near wetlands have been valued at approximately \$2,000 per acre . (Thibodeau and Ostro, 1981)
Noise regulation and aesthetic appreciation	Reductions to ambient noise from traffic, as well as improving the aesthetics of the urban environment with green space have been valued at \$20-\$25 per person annually .

- \$1.77 in additional economic output for every dollar spent on blue-green corridor projects
- Create over \$192 million in total economic benefits annually over a 15-year timespan
- Improve the water quality of the Chicago River, biodiversity, recreational opportunities, and public health, while decreasing flood damage, pollution, and the urban heat island effect

RETURN ON INVESTMENT

Figure 4.3: Overlook on Sloped Bank with Naturalized Treatment

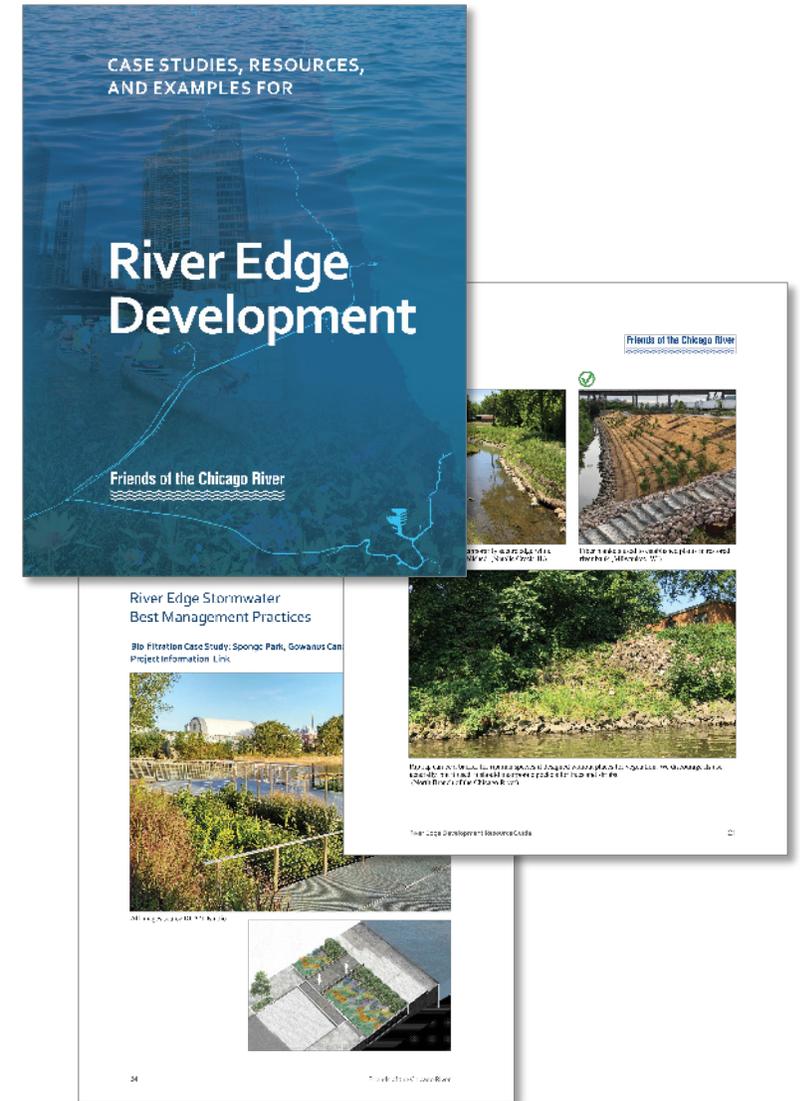


- 2019 version is new since PD approval
- Note plant palette in Appendix 7.4
- Landscape strategies on page 31
- In the menu of improvements, don't neglect 4.3 Nature
- Sustainable Development Policy – stormwater, green roof, and bird friendly design requirements

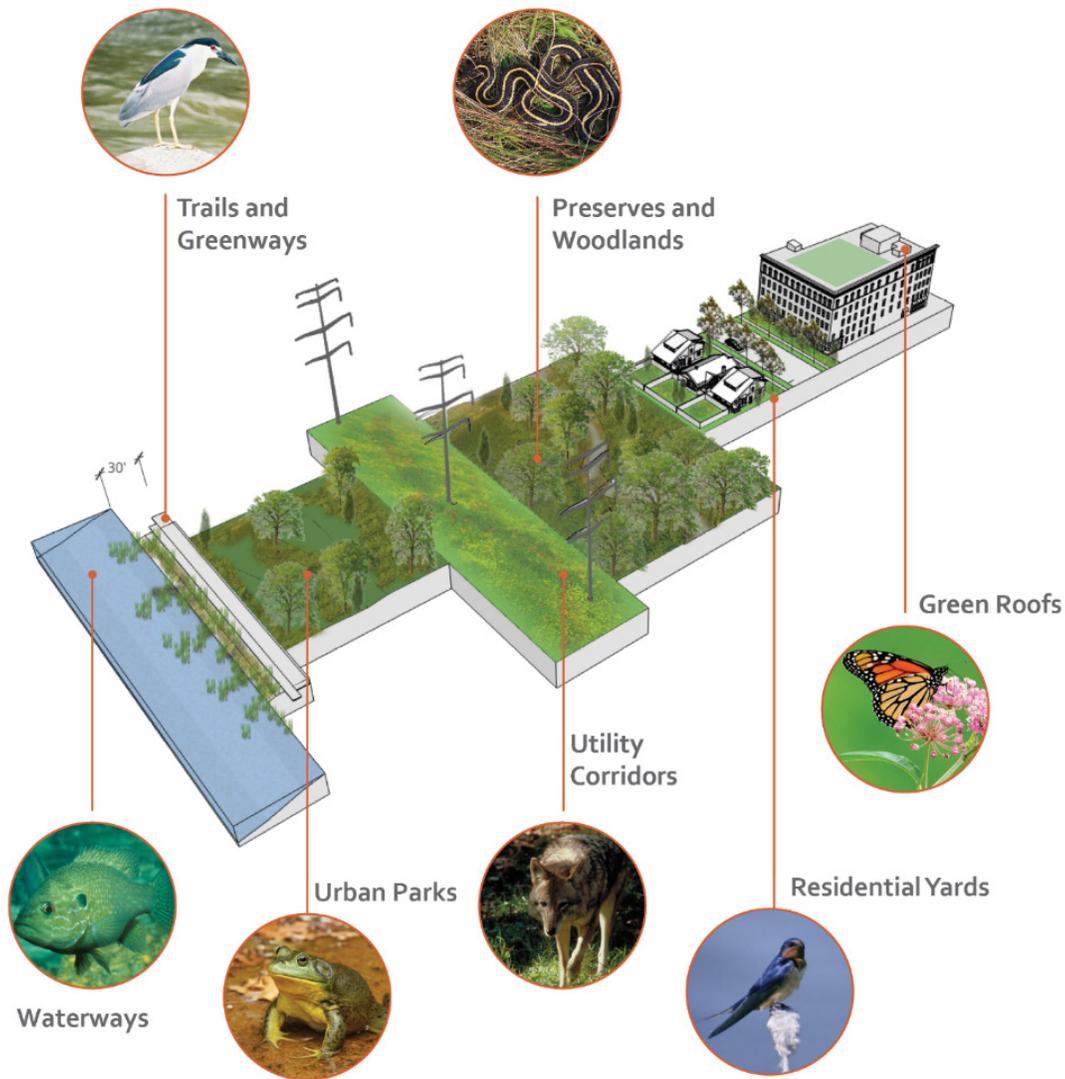
CHICAGO RIVER DESIGN GUIDELINES

Friends of the Chicago River's priorities for river- edge developments are:

- Habitat creation, protection, and enhancement.
- Stormwater capture and infiltration through nature-based solutions.
- Avoidance of potentially river harming or polluting uses.
- Welcoming public access to the river's edge and the waterway for recreation.
- A continuously connected river edge trail system.



RIVER EDGE DEVELOPMENT PRIORITIES



- Patches of dense landscape throughout the site
- Multi-layered native vegetation
- Avoid widely-spaced ornamental landscape plantings
- Provide meaningful tree cover
- Variety of plant species that support biodiversity

HABITAT CONNECTIVITY STRATEGIES



EXISTING RIVER EDGE CONDITIONS

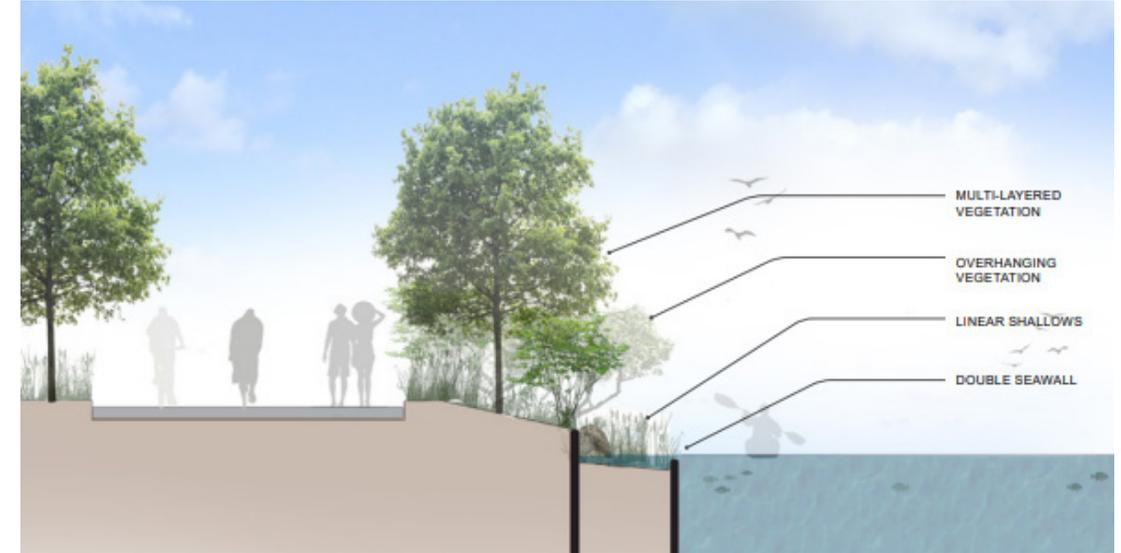
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Concrete capped seawall

Steel seawall, with lower portions

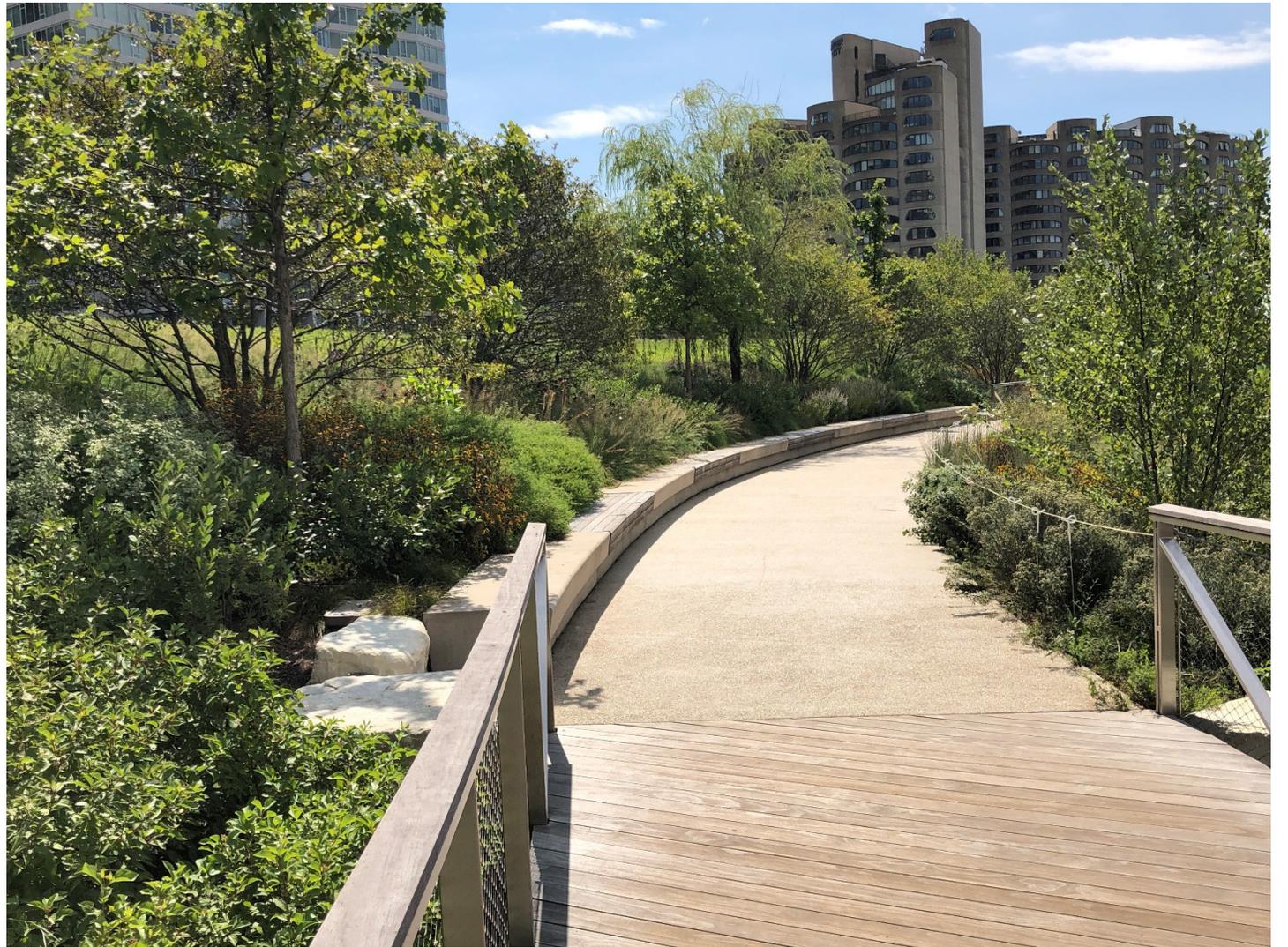
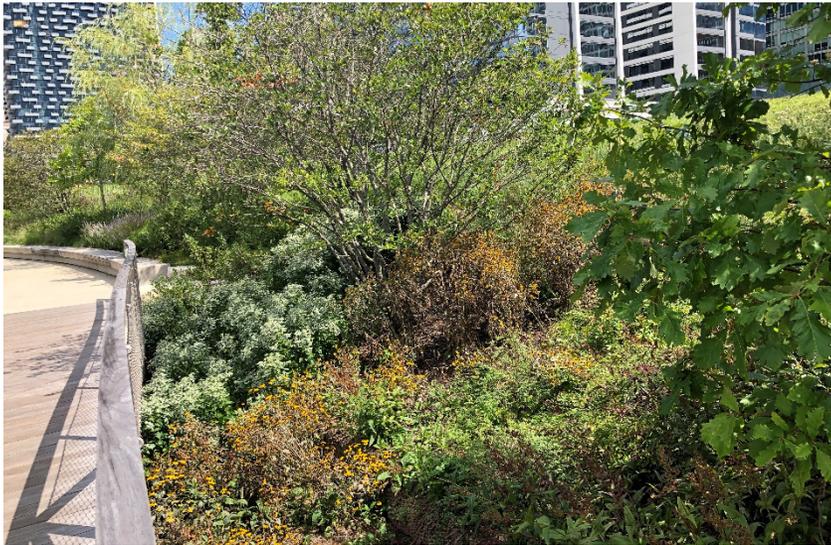
EXISTING RIVER EDGE CONDITIONS



- Push trails back from edge of river to leave landscaped edge
- This provides a better experience and buffer for people and is good for habitat / water quality
- Cut down seawall to minimum height, slope edge to water (see Southbank Riverwalk)
- Provide dense, multi-layered landscape along the river trail that include understory plantings and shrubs

LANDSCAPE FOR RIVER EDGES

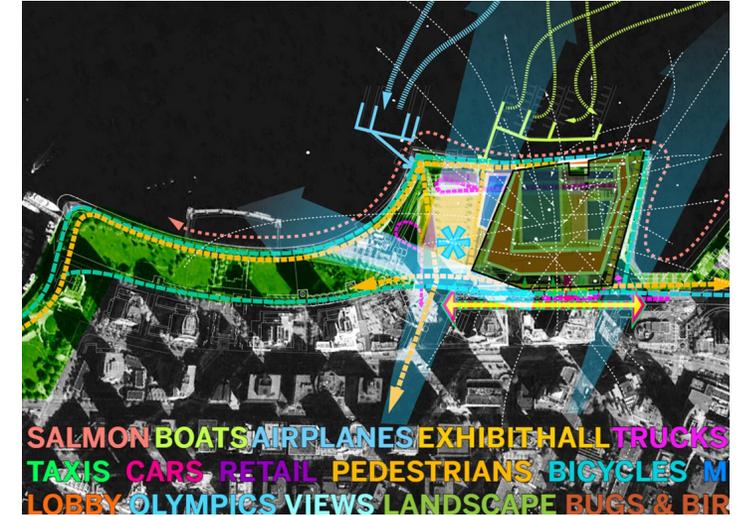
The Southbank Riverwalk (at Harrison)



PRECEDENTS FOR INNOVATION

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Vancouver Convention Center (LMN Architects) – World's 1st LEED Platinum Convention Center

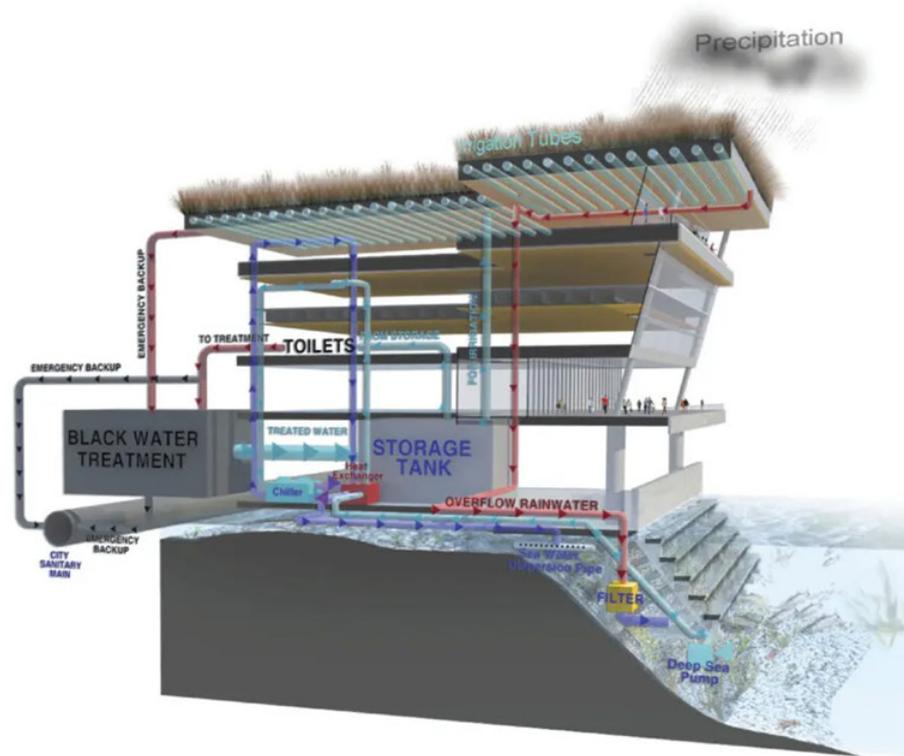
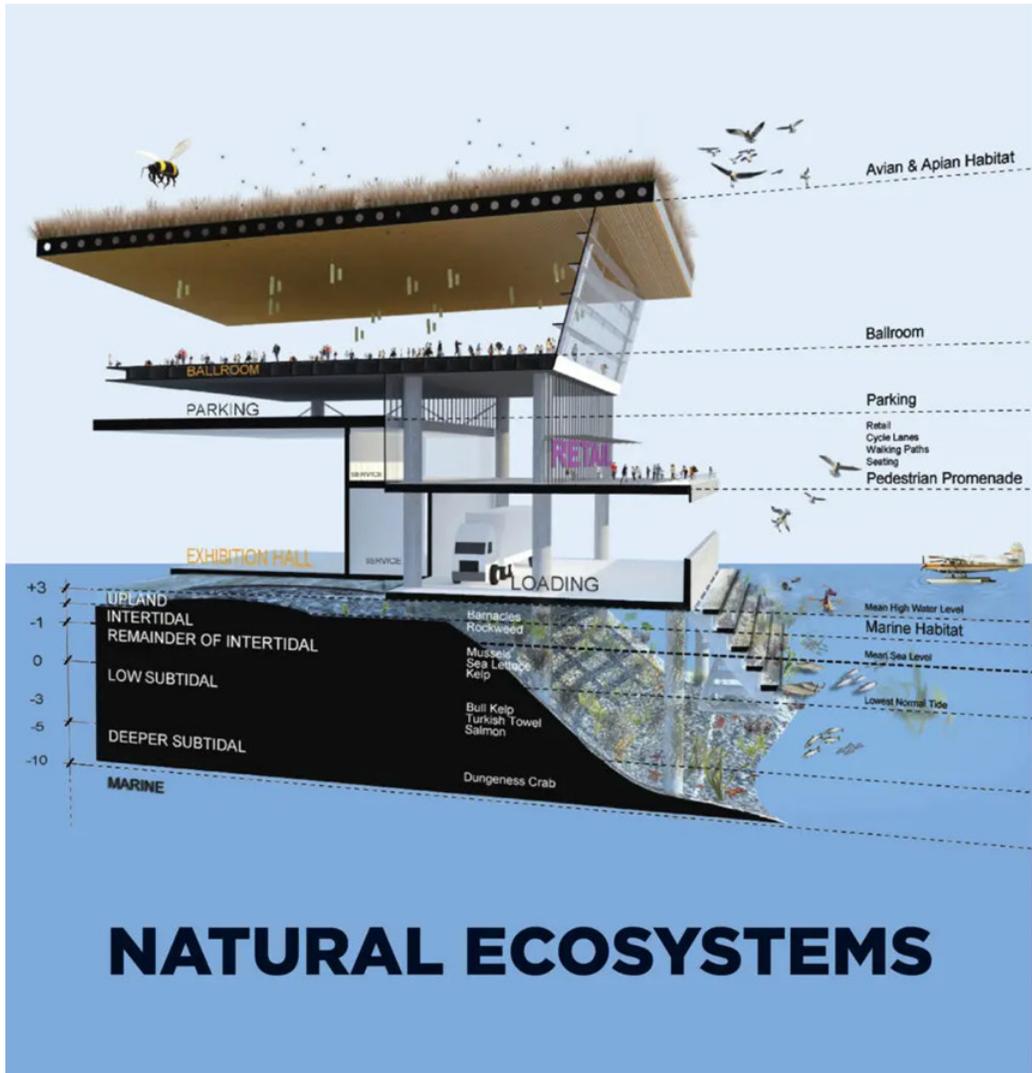


- Drive innovation in sustainable casino design.
- Be the greenest, most contemporary interpretation of a casino.
- Recognize the importance and sensitivity of the river context / location

PRECEDENTS FOR INNOVATION

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Vancouver Convention Center (LMN Architects) – World's 1st LEED Platinum Convention Center



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Vancouver Convention Center (LMN Architects) – World’s 1st LEED Platinum Convention Center



“The most visible evidence of the project’s deep approach to ecology is its living roof—at 6 acres it is the largest in Canada, hosting some 400,000 indigenous plants and 240,000 bees in 4 colonies that provide honey for the convention center restaurant.”
– LMN Architects

PRECEDENTS FOR INNOVATION

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The Old Post Office (The Meadow) – captures 300,000 gallons of stormwater



Image Credit: Brodie Kerst

PRECEDENTS FOR INNOVATION

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Make this the greenest casino in the world:

- Drive innovation for casino design with a contemporary sustainable approach.
- Design landscaped river edge public space of a scale that is in proportion to the density of the development.
- Avoid over commercialization/privatization of the riverfront public space.
- Use a nature-based landscape approach that provides pockets of habitat, stormwater capture, and biodiverse green roofs throughout the site.
- Treat the river as a natural resource, not a water feature.

SUMMARY OF PRIORITIES

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