

# Firstpark Joliet

Joliet, IL

## Client

First Industrial Realty Trust

## Scope of Services

Preliminary Stormwater  
Management

Preliminary Site Design

Preliminary Utility Design

Preliminary Offsite Traffic  
Geometry Plan

Preliminary Landscape  
Architecture Phase

## Project Duration

2006-Present

This +/- 270-acre industrial site, which is bordered by the Des Plaines River on the south and east required coordination with several governmental bodies during the initial project phases. During the design process, planning of the site was guided by the desire to preserve the quality woodlands on site and near the banks of the river. Another important site design issue was providing access to the site that aligned with the Empress Casino drive while also offering a connection point to the east that could service a future bridge to cross the river. Once the site plan was more established, Manhard worked to fine tune other aspects of the project.

Initial meetings with the Forest Preserve district and environmental groups led to discussion and integration of vegetated bio-swales into the site design. Designed to improve water quality, the approximately 2,200 linear feet of bio-swales will help in the removal of contaminants before reaching the detention basins. The basins were designed with natural wetland and prairie grass plantings to add as an additional filter for the site run-off before being discharged into the Des Plaines River.

