

SOUTH EAST LAKEVIEW NEIGHBORS (SELVN)
General Meeting
13 June 2016
Second Unitarian Church,
656 West Barry St., Chicago IL

<http://selvn.org/archives>

[South East Lake View Neighbors/Meeting Agenda and Minutes.html](http://selvn.org/archives/South_East_Lake_View_Neighbors/Meeting_Agenda_and_Minutes.html)

MINUTES

1) WELCOME AND INTRODUCTION, President Jan Sumrall

- a) The June SELVN General Meeting was called to order by President Sumrall at 7:02 pm with 25 current members and 8 non-members in attendance.

2) LITTLE WOK at 3144 N. Broadway, Dexin Tan – Owner

- a) Little Wok is applying for Liquor License. They have worked with the Alderman's office to develop a Plan of Operation.
- b) Little Wok will be serving Chinese food and sushi. They own another restaurant located in Evanston and their second restaurant will be located at Broadway/Briar. They hope to open it in July 2016.
- c) The liquor license application is to serve cocktails, wine and beer.
- d) The hours of operation will be 11 AM – 10:30 PM 7 days/week.
- e) Plan of Operation Discussion, Bennet Lawson
 - i) Chris Jessup is the business liaison. Little Wok's Plan of Operation is to operate as a restaurant, not a bar. Jan Sumrall received a draft of the Plan of Operation from Chris Jessup today.

(1) Dexin also has a liquor license at their Evanston restaurant at 2426 Main Street.

(2) There will be 54 seats in the Broadway location.

(3) Mr. Tan intends to apply for a sidewalk café for this season as well.

- f) York Chan moved to approve the liquor license for Little Wok and seconded by Ron Sherman. The motion passed 17 in favor; for no oppositions or abstentions

3) GLAZED TERIYAKI 3112 N. MILWAUKEE, Meg George for Paul Krug (who could not attend).

- a) Glazed Teriyaki is seeking a liquor license and a sidewalk cafe permit.

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- b) Hours of Operation are currently 11:30 AM – 10 PM and contemplating extending to 11 PM.
- c) They will serve four types of beer (Asian and Chicago microbrews), 2 sakis and 4 wines, with no bar tender.
- d) The tree stump in front of Glaze will be removed.
- e) They do not have a plan of operation in place yet, so they will have to return next month in order for a vote to be taken.

4) 3115-3123 N. BROADWAY, Charlie Mengel and Dan Schimberg (co-manager) JSM Venture

- a) This is the fourth time the ownership group is presenting to SELVN.
- b) Mr. Schimberg is an urban, residential developer from Cincinnati
- c) Mr. Schimberg is President of Uptown Rental Properties, which is a developer specializing in small, multi-purpose, pedestrian-friendly urban-infill development.
- d) This presentation is intended to address past neighbor concerns and provide a live/work/play project, with focus on
 - i) Safety
 - ii) Height
 - iii) Massing
- e) Design changes since last presentation are:
 - i) To address the Parking/Loading Issue they have installed a safety alert cross-walk to assure pedestrians can safely cross the garbage area on the street level, for move-ins and parking.
 - ii) A 5' setback was installed on the top floor along Broadway, which you should not be able to see due to the setback and large cornice on the floor below.
 - iii) Balconies are recessed into the building
 - iv) The retail storefronts at the street level are proposed to be more uniform and cleaned-up, but they still have to work this through with each of the tenants.
 - v) Back of Building
 - (1) They intend to break up the façade
 - (2) There is an amenity deck on the roof facing south & enclosed on other 3 sides by the building
- f) South-facing wall is a zero-property lot line with fire requirements. No windows can be on this façade.
 - i) They are showing an historic brick inset to alleviate the mass of the wall
 - ii) The developer was encouraged by the community to consider a street art mural on this wall.

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- g) There is a decrease in F.A.R since the last presentation due to the setback along Broadway (i.e., 5' setback X 110' length). They are still asking for the same zoning change, however.
- h) Move-in trucks: The garage will accommodate a 10' moving truck, which U-Haul markets as the size to move a 2-bedroom unit.
 - i) There are 3 loading zones which are out of the way and would not impede the parking ramp or access from Broadway.
 - ii) During the lease-up process, the building manager will advise tenants of the maximum size vehicle that should be utilized and can be accommodated.
- i) Current height of the top of the building 61.75' and the new cornice is 60'-8". Last height was 73.5'; this one is the same height.
 - i) John Rafkin is concerned about
 - (1) Mariano's is a very large box, 80' in the air.
 - (2) This building has a lot of visual relief but is very tall.
 - (3) Building has no management office. It's only 49 units.
 - ii) It was suggested that the developer consider floating balloons at the proposed new elevation at the set-back location and take photos from across the street so neighbors can understand exactly what will be visible from the street.
- j) The developer thanked SELVN for their feedback and suggestions.
- k) The project cannot be voted on the evening it is presented. They will have to come back to the July meeting for a vote.
 - i) The neighbors requested an aesthetic/material presentation

5) 44th WARD Update – Bennett R. Lawson – Chief of Staff to Alderman Tunney

- a) Julie Levar has left the Alderman's office due to health issues. Chris Jessup will cover public safety and business, as well as Bennet; and Dan Manoli handles infrastructure.
- b) Bennett has moved back into SELVN.
- c) Infrastructure
 - i) Briar/Barry/Wellington water main work is complete.
 - ii) Street resurfacing is done in SELVN
 - iii) Cambridge, Pine Grove Hudson & Orchard are completed.
 - iv) Peoples gas is planting trees along Pine Grove
 - v) Street light installation with U/G tunneling is occurring at 320 W. Oakdale.
 - vi) Peoples Gas is installing a new service @ 2950 Sheridan/Oakdale (NWC).
 - vii) Stumps and dead trees are being removed from the 3100 & 3200 blocks of Broadway. This should be completed before the Pride Parade.
- d) 3030/Mariano's:
 - i) Street restorations will be completed before the Pride Parade.
 - ii) Street lights will likely be installed in July
 - iii) Store opening is slated for mid-August
 - iv) X-Sport Fitness is expecting an October/November opening

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- v) Question: What, if any, impact will the sale of the Mariano's building have on the community? Answer: No one from 3030 has reached out to the Alderman's office yet.
 - e) 538 Diversey (of Bank of America Building)
 - i) Boarded up to minimize loitering issues
 - ii) No information on what is going into the old space. Their intent is to release the property as-is (i.e., not a new building/development). The property is owned by a trust.
 - f) Tree at the north end of Waterloo: Tree removal was promised by Sougata. The tree has damaged numerous vehicles as well as a window at 3026 N. Waterloo.
 - g) The tree in front of GAP needs trimming – branches are so low kids are walking into it.
 - h) There is no update on the old Diversey/Broadway Walgreens site. There was supposed to be something for tonight's meeting, but it's been pushed to July.
 - i) 508 Diversey is in for underground permits and moving on to superstructure permits. Bennett doesn't have a start date.
 - j) 2941 Clark: Roots Pizza is still in permitting. They are expecting to start construction early fall.
 - k) **Question:** Is the Ward working with the Active Transportation Alliance to find uses of parkways to separate transportation uses (pedestrian, bikes, etc.)? **Answer:** This is not on Bennett's radar at this time.
 - i) Concern was expressed about the area between LSD and the Lake:
 - (1) Bikers, roller bladers, walkers, dogs, runners – Wheels vs. walkers.
 - l) What's going on with CUBS? John Yoccis expressed a tremendous safety concern with the bike check beneath the L. Along with bikes, the facility will check suitcases and bags, right beneath the L. **No packages should be allowed beneath the L, from a terrorism perspective. Bennett will have a conversation with CTA.**
- 6) **Pride Parade**
- a) Planning starts right after the parade closing the prior year, with a lessons learned session.
 - b) Planning meetings with various City Departments started a number of months ago.
 - c) In light of the Orlando issue, the Police are stepping up the coverage at all LGBT events. Pride Parade committed to provide 90 additional officers (145 total), with private security working before and after the parade.
 - d) More information will go out this week. There will be things that the Alderman's office can talk about and things that they cannot.
 - e) Even before Boston, cameras have been added to a number of areas, coordinated with OEMC, Police & Fire.
 - f) Call 911 if there's a problem. We want to welcome people to celebrate responsibly.
 - g) Cleanup: Alderman Tunney is very focused on clean-up with Streets and Sanitation, beyond the alleys on side streets off Broadway.
 - h) Mary Knoblauch Question: The hospital in Orlando had a large practice run on having mass casualties. Has Illinois Masonic or St. Josephs done a disaster practice? Bennett Answer: This is part of the hospitals' regular training. **Bennett will check to confirm this has been done.**
 - i) Question: Concern was voiced regarding the lack of transparency on the parade. How much is the city reimbursed?

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- i) Answer: The organizer, Rich Pfeiffer, has been doing the Pride Parade since 1972. The website is <http://chicagopride.gopride.com> . The parade was originally established as a political march. Parades are a first amendment right, and the parade is still a political event in many ways. 5 or 6 years ago a Chicago Special Events firm was brought in to bring a more professional approach to the parade. Bennett doesn't know what the economics are. There are a lot of city resources that go into it, but you can't recover costs for what is considered a first amendment right. The City is putting security in place, but the organizers are putting together the floats, etc.
- ii) Question: What is the status of moving the parade out of the neighborhood?
Answer: Our neighborhood would still be very busy even if it moved out of the neighborhood, but the majority of the resources would be moved out of the neighborhood as well.
- iii) Question: Who put the advisory committee together this year? In past years, representatives of SELVN were on the committee, but no one was invited this year.
Answer: There are both internal City meetings and meetings with community partners. SELVN should have been invited. Bennett thought community members had been invited.
- iv) Concern was expressed about the mass of humans at the Belmont/Halsted intersection. You literally cannot move, which is not safe.
- v) Changes implemented by Alderman Tunney:
 - (1) Route has been Modified
 - (2) Reduced the number of floats from 250 to 150 in an attempt to shorten the parade and get streets opened sooner.
 - (3) Increased security: More protection extends late into the evening.
 - (4) Clark/Barry/Briar is the emergency nerve center until late into the evening.
 - (5) Installation of barricades to stop people from taking the street over along Belmont from the L.
 - (6) Broadway to Sheffield, north of Belmont has a lot of loitering, with police presence continuing into the wee hours of the morning.
 - (7) A number of post-mortem meetings occurred after last year's parade. The LGBT Community feels it's important to keep the parade in the neighborhood
- 7) VIGIL FOR ORLANDO
- 8) **TRAFFIC STUDY UPDATE, Erik Cempel**
 - a) Katie Merrell and Erik Cempel met with Ald. Tunney & Bennett to get buy-in to the approach. Katie and Erik have been working to get SELVN involved in the traffic studies up front regarding data sets and establishing underlying assumptions.
 - b) Stepped approach to reviewing Traffic Studies and a template to review assumptions & approach.
 - i) Have a 'rapid response' SELVN team to review assumptions and review the consultant's approach and compare it to the checklist. Input must be provided within a couple of days of receipt of the draft assumptions/approach.
 - ii) The consultant would present draft results near the end of their study.
 - iii) Volunteers were requested to give their contact information to Erik Cempel at cempelsan@yahoo.com.
- 9) **BOARD MEETING UPDATE, Jan Sumrall**

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- a) A board meeting was held last week.
 - i) There is \$4,041.69 in SELVN bank account. Rent for church was paid 2 years in advance & minutes are being provided pro-bono. Insurance was paid last month through LVCC.
 - ii) The board does not anticipate any large expenditures other than monthly payments for SELVN's website. SELVN should be completely migrated over to the Wild Apricot system next month. Thanks to both York Chan and John Yociss.
 - iii) The board is currently working on a brochure to promote SELVN and plans to expand our recognition into the neighborhood.

10) New Business - none

11) Announcements

- a) Refer to the back of the agenda

12) MEETING ADJOURNMENT

- a) The meeting was adjourned at 8:30 PM

Respectfully submitted,
Anne Voshel – Secretary, SELVN