

SOUTH EAST LAKEVIEW NEIGHBORS (SELVN)
General Meeting
13 March 2017
Second Unitarian Church,
656 West Barry St., Chicago IL

<http://selvn.org/archives>

MINUTES

1) WELCOME AND INTRODUCTIONS, President Jan Sumrall

- a) The board members were introduced for the benefit of new members/attendees.
- b) The September SELVN General Meeting was called to order by President Sumrall at 7:02 pm with 22 current members and 7 non-member in attendance.

2) Elaine Osgood, Taking Back Lakeview

- a) Started Facebook Group
 - i) Intended to get neighbors to deter crime, protect ourselves and communicate with one another.
 - ii) Moderators chosen by Elaine (1 fireman, 1 attorney). Given advice in a structured way.
 - iii) Want to take ACTION to control crime in our area
 - iv) Incentivized by loosing a friend last year
 - v) 4,000 members
- b) There is no connection with DNA Info.com or any press or political entities.
- c) Pushing for Block Clubs
 - i) Pushing for you to get involved in
- d) How long does it take to moderate the page.
 - i) If it doesn't fit the mission, they
 - ii) A lot, but it's a passion 5 to 10 hours/week
 - iii) Figuring out how to grow the site. Committee will meet to discuss how to create social interaction.
- e) Also have Lakeview Neighborhood News for non-crime related discussions.

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- i) Invitation Only, currently 1,500 members
- ii) More of a news site.
- iii) Advertisements can be on there, but they must be Lakeview-related
- iv) How can we create synergy with SELVN
- f) How do you communicate with the Police. They have said that they will. Talks with the CPD.

3) 623 W. Wellington Up-zoning, John & Bob Mangan, MANGAN BUILDERS:

- a) Bob Mangan 37.5 X 129' lot currently RT-4. Looking for RT-4.5. Last presentation had an R-5. For Sale around \$750K - \$850K
 - i) They worked to reduce the size to get within 4.5 and retaining 4 units (3 bedroom).
 - ii) Reduced height of front elevation and set it back 9' with a slate mansard roof.
 - iii) 4 car parking
 - iv) 4.5' west setback
- b) No other zoning modifications, other than the height.
- c) Bob Clarke expressed concern about modifying the R-4 zoning.
 - i) Bob Clarke: It allows building a larger unit and an enclosed staircase.
 - ii) John Rafkin: The whole reason the south side of the street was downzoned, was to protect against having towering units.
 - (1) Doesn't believe setbacks help on the side views
 - (2) Enclosing the rear stair is acceptable, but expanding the envelope and height is problematic.
 - (3) Barry & Briar have setbacks, but adjacent buildings are taller, The resident to the west
- d) Turret is 55' directly to the east. Parapet wall is at 44'.
- e) What is the benefit to the neighborhood?
 - i) It provides more leeway to improve the rental gray stone units.

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- ii) Landmarking the entire street was considered in 2005
- f) Mangan has no intention to up-zone the western gray stone, but as-of-right they are allowed to add a 3rd floor.

4) LAKEVIEW CITIZENS COUNCIL UPDATE

- a) York & Chan attended the LVCC.
 - i) A concern was expressed that buildings are coming down and huge buildings are going up which may result in a dark, cavernous feel, and loss of character.
 - ii) The police were commended for the excellent job they did for the World Series.

5) PROPOSED EXPANSION OF LANDMARK AREA UPDATE – Bennet Lawson, Chief of Staff to Alderman Tunney

- a) Serbian American Museum at 448 Barry is a threatened building. Cultural Center Museum since the 1950's. Applied for a demo permit in Fall 2016. Preliminary Landmark proposal in December, when the Museum withdrew their demo application.
- b) This created an opportunity to create a district east of Broadway, north of Diversey and south of Bennet. Meeting was held with the community last month. There is both positive and questioning feedback. Landmark would not allow modifications that would be visible from the primary street. Rafkin thought the neighbors were generally positive about the landmarking. There may be between 25 – 50 buildings, depending on more research and owner buy-in.
- c) Serbian Museum has once again registered for a new demo permit.
- d) Alderman Tunney has
 - i) Surf/Pine Grove district was
 - ii) 800-900 N. Newport District
 - iii) 800 Block of Oakdale (terra cotta row)
 - iv) Hawthorne Place

6) 44th WARD UPDATE – Bennet Lawson from the Office of Alderman Tom Tunney

- a) A community alert was issued for the connection of 2 crimes: 2 women have been held at gunpoint, pushed into their care, sexually assaulted. Similar description of the assailant. Trust your instincts & call 911
- b) Infrastructure:

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- i) Broadway streetlights are running 24/7 due to damaged photocells (Belmont to Diversey)
 - ii) Sheridan Road Sewer line. Steel plates have been loud
 - iii) Tree removal: Anything removed has been an Ash and 'mostly dead' or dying. Stumps are there. They will be removed in April, with priorities to a commercial area for a trip hazard.
- c) Development
- i) Diversey:
 - (1) No update for Broadway/Diversey
 - (2) 600 Diversey is resubmitting for permit. PD sunsets 6/3/17. Permits are good for 18 months.
 - (3) Original Pancake House
 - (4) Days Inn is rebranding to Hotel Versey and updating everything, but the rooms are getting no larger. Should be completed in spring. 1st floor retail and signage is changing – but video sign is not coming down.
 - (5) Vitamin Shop: Demolition probably next week. Will be closing the alley between the hotel and the Vitamin Shop Building and staging from there.
 - (a) Starting construction in spring on a 2-story building.
 - (6) Inn at Lincoln Park will convert into Hampton Inn after Cubs season
 - (7) Market Place developer is building as-of-right and only have to have LFPO
 - (a) Luxury apartments
 - (8) 538 Diversey is very close to signing a single user tenant. A new façade face is forthcoming.
 - ii) Bucca de Beppo: He's trying to figure out who he can bring in to make the deal work.
 - (1) Needs to maintain the site, including fences.
 - (2) Next council meeting is March 29th
 - iii) Broadway Youth has moved to their new location.

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- iv) Wirtz is supposed to open the sidewalks at Sheridan “soon”.
- v) Diversey Brown/Purple Line
 - (1) Getting a new art piece. Thursday at 6 – 7:30 at Ann Sathers on Belmont
Matthew Wilson is the artist
 - (2) Monday 3/20 6:30 at police station at Addison to discuss Wrigley Field annual meeting. What’s working – what’s not.
- vi) Whole Foods Belmont/Ashland opening 3/22.
- vii) Police requesting feedback about community policing
- viii) 3/22 5:30 – 7:30 at Sidetrack Commander Marc Buslik Meet & Greet.
- ix) 3030 Broadway
 - (1) New property manager will attend the April Meeting.
 - (2) Setting up a meeting with the owners most impacted by the cars exiting the garage.
- x) Public Art: Will the structure at the entrance to Diversey Harbor be staying. Originated on John Novak’s yard in Lincoln Park. John Henry sculpture will be in place for another year.
- xi) Surf/Broadway: is there anything being done resulting from the death that occurred a year ago. Bennet will follow-up.
 - (1) Vision Zero is a plan to assure there are no fatalities on our streets.

7) SELVN BOARD MEETING UPDATE – Jan Sumrall

- a) \$4,644.37 in our coffers
- b) Working on expanding membership. Looking for having topics for SELVN meetings, please provide your ideas.
- c) Go to Alderman’s website for the plethora of information and weekly newsletter.

8) NEW BUSINESS – None

9) ANNOUNCEMENTS

- a) Next meeting will be April 1013, 2017.

10) MEETING ADJOURNMENT at 8:35 PM.

- a) The meeting was adjourned at 8:XX PM.

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Respectfully submitted,
Anne Voshel – Secretary, SELVN

Board Meeting Options: Wednesday 2/22; Wed 3/1 or 3/8

Circulate Board Meeting Minutes to everyone.

Take Back Lakeview website. Elaine Osgood – invite her to a general meeting.

Park District presentation

Congressman, sometime after Trump has gotten in

Bridgett Gaynor from Cook County Board Commissioner

Landmarks Commission

Crime in Wrigleyville and Lakeview