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*****DISCLAIMER*****

>>PRESIDENT SCAMAN: OKAY, WELCOME.

IT IS 6:34 PM I CALLED THIS MEETING OF THE VILLAGE BOARD TO ORDER. DEPUTY CLERK, WOULD YOU PLEASE TAKE THE ROLE?

>>SPEAKER: TRUSTEE EDER, TRUSTEE ENYIA, TRUSTEE LEVING-JACOBSON, TRUSTEE STRAW, TRUSTEE TAGLIA, TRUSTEE WESLEY, VILLAGE PRESIDENT SCAMAN.

>>PRESIDENT SCAMAN: HERE.

WE DO HAVE QUORUM.

AND I ENTERTAIN A MOTION TO APPROVE THE AGENDA AS HAS BEEN PRESENTED.

>>SPEAKER: MOVED.

>>SPEAKER: SECOND.

>>PRESIDENT SCAMAN: ALL IN FAVOR?

(MULTIPLE SPEAKERS)

AYE.

>>PRESIDENT SCAMAN: THERE WAS A MOTION BY TRUSTEE AND SECOND BY TRUSTEE STRAW.

AND SO THE AGENDA HAS BEEN APPROVED AND I ENTERTAIN A MOTION TO APPROVE MINUTES FROM THE MARCH 3, 2026 MINUTES OF THE VILLAGE BOARD.

MOSHE, PLEASE.

>>SPEAKER: MOTION.

>>SPEAKER: SECOND.

>>PRESIDENT SCAMAN: MOTION BY TRUSTEE LEVING-JACOBSON AND SECOND BY TRUSTEE STRAW.

ALL IN FAVOR?

(MULTIPLE SPEAKERS)

AYE.

>>PRESIDENT SCAMAN: ANY NON-AGENDA PUBLIC COMMENT THIS EVENING?

OKAY, HEARING ON WE WILL MOVE FORWARD TO PROCLAMATIONS.
IT IS OUR GREAT HONOR TO BE RECOGNIZING A NUMBER OF PEOPLE CLOSE TO OUR
HEARTS INTO THE HEARTS OF THE VILLAGE HERE THIS EVENING.
WE WILL BEGIN WITH A MOTION TO APPROVE A PROCLAMATION HONORING FAITH
JULIAN AND THE JULIAN FAMILY LEGACY IN OAK PARK.
MOSHE, PLEASE?

>>SPEAKER: MOVED.

>>SPEAKER: SECOND.

>>PRESIDENT SCAMAN: MOTION BY TRUSTEE EDER AND SECOND BY TRUSTEE
ENYIA.

AND I'VE ASKED TRUSTEE TAGLIA IF YOU WOULD PLEASE READ THIS PROCLAMATION
OUT LOUD FOR US.

>>TRUSTEE TAGLIA: GOOD EVENING.

THIS IS A PROCLAMATION HONORING FAITH JULIAN AND THE JULIAN FAMILY LEGACY
IN OAK PARK, ILLINOIS.

WHEREAS, FAITH JULIAN IS A LONGTIME RESIDENT OF OAK PARK, IL AND THE
DAUGHTER OF

RENOWNED CHEMIST, INVENTOR, AND CIVIL RIGHTS PIONEER DR. PERCY LAVON
JULIAN AND SOCIOLOGIST DR.

ANNA ROSELLE JULIAN, BOTH OF WHOM MADE EXTRAORDINARY CONTRIBUTIONS TO
SCIENCE, EDUCATION, AND

THE ADVANCEMENT OF CIVIL RIGHTS IN THE UNITED STATES; AND

WHEREAS, DR. PERCY JULIAN, ONE OF THE MOST ACCOMPLISHED CHEMISTS OF THE
TWENTIETH

CENTURY, HELD MORE THAN 150 PATENTS AND DEVELOPED GROUNDBREAKING
METHODS FOR SYNTHESIZING

LIFE-SAVING MEDICINES, INCLUDING AFFORDABLE CORTICOSTEROIDS USED TO
TREAT RHEUMATOID ARTHRITIS,

ASTHMA, LUPUS, AND OTHER INFLAMMATORY CONDITIONS, AS WELL AS
PROGESTERONE USED IN THE

DEVELOPMENT OF THE FIRST BIRTH CONTROL PILL; AND

WHEREAS, IN 1950, THE SAME YEAR DR. PERCY L. JULIAN WAS HONORED AS
CHICAGOAN OF THE

YEAR FOR HIS GROUNDBREAKING SCIENTIFIC ACHIEVEMENTS, THE JULIAN FAMILY'S
OAK PARK HOME WAS

TARGETED BY RACIST VIOLENCE BEFORE THEY COULD MOVE IN, WHEN INTRUDERS
BROKE IN, POURED KEROSENE

THROUGHOUT THE HOUSE, AND SET IT ON FIRE, CAUSING DAMAGE AND DELAYING
THE FAMILY'S MOVE; AND IN

A SEPARATE INCIDENT, DYNAMITE WAS THROWN TOWARD THE BEDROOM WINDOW
OF YOUNG FAITH JULIAN,

DAMAGING THE FRONT ENTRANCE OF THEIR HOME THOUGH IT DID NOT PENETRATE
THE WINDOW; AND

WHEREAS, DESPITE THESE ACTS OF HATRED AND INTIMIDATION, THE JULIAN FAMILY MOVED FORWARD WITH THEIR PLANS TO LIVE IN OAK PARK, DEMONSTRATING EXTRAORDINARY COURAGE AND HELPING AFFIRM THE PRINCIPLE THAT ALL PEOPLE HAVE THE RIGHT TO LIVE WHERE THEY CHOOSE; AND

WHEREAS, THE JULIAN FAMILY HOME ON EAST AVENUE STANDS TODAY AS A POWERFUL SYMBOL OF RESILIENCE AND PROGRESS IN OAK PARK, REPRESENTING BOTH THE PAINFUL HISTORY OF RACIAL DISCRIMINATION AND THE ENDURING DETERMINATION OF A FAMILY WHO REFUSED TO BE DRIVEN AWAY; AND

WHEREAS, FAITH JULIAN, THE ONLY MEMBER OF THE JULIAN FAMILY WHO STILL RESIDES IN THE HISTORIC HOME, HAS WORKED WITH DETERMINATION TO PRESERVE THE PROPERTY AND PROTECT THE LEGACY IT REPRESENTS, STRIVING TO KEEP THE HOME IN HER FAMILY'S NAME AND ENSURE THAT ITS STORY CONTINUES TO INSPIRE FUTURE GENERATIONS; AND

WHEREAS, THE EAST AVENUE HOME HAS BECOME A SIGNIFICANT COMMUNITY LEGACY SITE, REMINDING RESIDENTS OF THE COURAGE IT TOOK FOR THE JULIAN FAMILY TO STAND AGAINST HATRED AND REMAIN IN OAK PARK, AND SERVING AS AN ENDURING TESTAMENT TO THE PROGRESS OUR COMMUNITY CONTINUES TO PURSUE TOWARD JUSTICE, EQUITY, AND BELONGING; AND

WHEREAS, THROUGH PUBLIC REMARKS AND COMMUNITY ENGAGEMENT, FAITH JULIAN HAS SHARED THE POWERFUL LEGACY OF HER FATHER AND FAMILY WITH STUDENTS AND RESIDENTS, ENCOURAGING FUTURE GENERATIONS TO PURSUE EDUCATION, OVERCOME OBSTACLES, AND WORK TOWARD A MORE JUST AND INCLUSIVE SOCIETY; AND

WHEREAS, FAITH JULIAN'S STEWARDSHIP OF HER FAMILY'S HOME AND STORY REFLECTS A DEEP COMMITMENT TO PRESERVING OAK PARK'S HISTORY AND HONORING THE COURAGE OF THOSE WHO STOOD AGAINST DISCRIMINATION IN PURSUIT OF A MORE EQUITABLE FUTURE; AND

WHEREAS, THE VILLAGE OF OAK PARK RECOGNIZES THE JULIAN FAMILY'S LASTING IMPACT ON OUR COMMUNITY, INCLUDING THE NAMING OF PERCY JULIAN MIDDLE SCHOOL, THE PRESENCE OF DR. JULIAN'S BUST AT THE OAK PARK PUBLIC LIBRARY, AND THE INSPIRATION HIS LIFE'S WORK CONTINUES TO PROVIDE TO STUDENTS,

SCIENTISTS, AND RESIDENTS ALIKE.

NOW, THEREFORE, I, TRUSTEE TAGLIA ON BEHALF OF PRESIDENT VICKI SCAMAN, PRESIDENT OF THE VILLAGE OF OAK PARK, ILLINOIS, AND THE BOARD OF TRUSTEES, DO HEREBY PROCLAIM OUR RECOGNITION AND APPRECIATION OF FAITH JULIAN FOR HER PERSEVERANCE, HER DEDICATION TO PRESERVING THE LEGACY OF THE JULIAN FAMILY, AND HER CONTINUED CONTRIBUTIONS TO THE STORY OF COURAGE, SCIENTIFIC ACHIEVEMENT, AND CIVIL RIGHTS THAT FORM AN IMPORTANT PART OF OAK PARK'S HISTORY.

>>PRESIDENT SCAMAN: THANK YOU, JIM.

FATE HAS JOINED US ON THE PHONE AND I ALSO INVITE TRUSTEE ENYIA IF HE HAS JUST A FEW WORDS TO SHARE.

WE SAY THANK YOU TRUSTEE TAGLIA FOR READING THIS PROCLAMATION AND HAS GROWN UP WITH THE FAMILY AND HAS REPRESENTED AND MADE SURE THAT FAITH AND HER FATHER'S LEGACY AND FAMILY LEGACY REMAIN FRONT OF MIND AND WE SAY THANK YOU FOR THAT.

TRUSTEE ENYIA?

>>TRUSTEE ENYIA: YES, THANK YOU.

I'LL TRY TO KEEP THIS SUPER BRIEF AND I KNOW THAT I HAVE WOKEN ABOUT THEIR FAMILY BEFORE, BUT DEEPLY, DEEPLY HONORED AS A COMMUNITY TO HAVE THEIR FAMILY REPRESENTED IN OAK PARK AND THE WAY THAT THEY HAVE.

THEY HAVE SUCH A HISTORIC NATURE OF RESILIENCE THAT HAS - CAN YOU HEAR ME, FAITH?

HOW ABOUT NOW?

ALL RIGHT, THERE WE GO.

I CAN START OVER FOR YOU!

I JUST WANTED YOU TO KNOW THE LEVEL OF RESILIENCY YOU'VE SHOWN IN THE FACE OF ALL MUCH HATRED AND JUST INJUSTICE, BUT STILL STOOD THROUGH IT NOT ONLY STOWED THROUGH IT, BUT STAYED HERE AS PILLARS IN OUR COMMUNITY AND STILL FAR OR JUSTICE AND WHAT WE BELIEVE IN AS A COMMUNITY.

YOU STAND BEFORE ALL OF THESE THINGS THAT WE STAND FOR AS I HAVE BEEN IN THE HOSPITAL AND WE HAVE WATCHED NEWS TOGETHER AND ELECTION AND ELECTION COMMERCIALS AND YOU KNOW FAITH IS SO IN TUNE TO WANTING TO KNOW ABOUT THE CANDIDATE AND WHAT THEY MEAN FOR THE FUTURE OF THE COUNTRY, BECAUSE SHE IS WORRIED ABOUT THE DIRECTION WE ARE GOING IN AND WANTED TO KNOW WHERE WE WERE AND IN HALF BLOOD AND SO WANTED TO SEE THAT WE HAD THAT OPPORTUNITY EVEN TO VOTE AND SO CLERK WATERS CAME BY AND WE GOT HER ALL SET UP AND READY TO VOTE AND A ELECTION JUDGE WILL BE OVER THERE ON THE 16TH TO GET FAITH 'S VOTE, BECAUSE THOSE THINGS MATTER AND THOSE THINGS MATTER TODAY AND SO TO KNOW WHAT HER FATHER STOOD FOR FOR ALL OF THE TIMES HE GOT PULLED OVER DRIVING TO HIS LABORATORIES IN WHICH HE EMPLOYED SO MANY PEOPLE OF COLOR AND JUST BEING THE PERSON THAT HE WAS, THE PERSON THAT HIS WIFE WAS FIGHTING FOR CIVIL RIGHTS AND

CONTINUING TO FIGHT FOR JUSTICE FOR EVERYONE, IT MEANS SO MUCH TO ME AND IT HAS BEEN SO POWERFUL GETTING TO KNOW FAITH AND THE FAMILY OVER THE YEARS THROUGH THE STORIES THAT SHE HAS TOLD AND SEEING THIS COMMUNITY ALWAYS RALLY AND ALWAYS SUPPORTIVE OF ALL OF HER EFFORTS IN WANTING TO SEE THAT LEGACY PRESERVED AND SO I WANT TO SAY THANK YOU TO THE COMMUNITY FOR SHOWING THE LOVE AND SUPPORT ALWAYS AND WE ARE ALWAYS HERE FROM YOU AND WHEN I SHOW UP I AM SHOWING UP FOR THE COMMUNITY BECAUSE I KNOW THAT THE COMMUNITY HAS THAT SAME LEVEL OF SUPPORT FOR YOU AND YOUR FAMILY AND WE COULD NOT BE MORE PLEASED TO SHOW YOU THIS HONOR.

AND I JUST WANT YOU TO KNOW THAT WE LOVE YOU AND WE CARE ABOUT YOU SO MUCH AND THANK YOU FOR EVERYTHING YOU'VE DONE AND STOOD FOR IN THIS COMMUNITY.

>>PRESIDENT SCAMAN: THANK YOU.

SO, FAITH, IN THE ROOM TONIGHT WE HAVE FRANK FROM THE MUSEUM WHO I KNOW THAT YOU KNOW VERY WELL AND MANY OTHER RESIDENTS ALSO HERE TO HONOR DAVID AND SANDRA SOKOL WHO YOU WILL BE HEARING FROM NEXT AND I'M PROUD TO CALL YOUR FRIEND AND THANK YOU FOR EVERYTHING THAT YOU HAVE DONE IN CONTRIBUTING TO THE VILLAGE OF OAK PARK.

I CAN INVITE FRANK UP IF HE SO WISHES OR IF YOU WOULD LIKE TO SHARE A FEW WORDS WITH US, FAITH?

>>FAITH: THANK YOU FIRST OF ALL FOR THIS BEAUTIFUL PROCLAMATION AND THANK YOU FOR YOUR WORDS AND FOR YOURS, VICKI.

I KNOW THAT MY DAD AND MOM WOULD BE REALLY PROUD.

I WANT TO SAY THANK YOU FOR EVERYONE THERE TONIGHT TO WITNESS THIS OCCASION AND SORRY THAT THEY COULD NOT HAVE BEEN.

AND I BELIEVE - I BELIEVE THAT AS WE GO FORWARD, BETTER THINGS WILL COME. THAT IS WHAT MY HOPE IS ALWAYS.

THAT BETTER THINGS WILL COME.

AND I HOPE THAT SOMETHING GOOD WILL RETURN TO THE HOUSE ON OAK PARK AVENUE, CHICAGO AVENUE AND EAST AVENUE.

AND I AM SO APPRECIATIVE OF EVERYTHING THAT THE BOARD AND THE VILLAGE AS A WHOLE HAS DONE FOR ME AND TO HELP ME AND IT IS NOT EASY FOR ME TO TALK, BUT I JUST WANTED TO GIVE MY SENTIMENTS ALONG THIS LINE.

AND THANK YOU.

THANK YOU SO MUCH.

THANK YOU SO MUCH.

>>PRESIDENT SCAMAN: THANK YOU, FAITH.

I DO BELIEVE THAT DEACON WILEY SAMUELS IS LISTENING IN AT HOME AND I WOULD LIKE TO SAY THANK YOU TO THE MEMBERS OF THE AMENS CLUB AND I KNOW THAT THEY HOLD YOU CLOSE IN THEIR HEARTS AND FRANK WOULD YOU LIKE TO SAY A FEW WORDS?

FRANK IS SHARING THAT HE IS GRATEFUL TO HAVE HAD THE OPPORTUNITY TO HEAR FROM YOU DIRECTLY THIS EVENING AND THAT YOU ARE ABLE TO JOIN US VIA THE PHONE.

AND EVERYONE WISHES YOU WELL AND SO YOUR PROCLAMATION WILL BECOME A PERMANENT RECORD OF THE VILLAGE OF OAK PARK AND WE WILL MAKE SURE THAT YOU AND YOUR FAMILY HAVE A COPY AND THANK YOU AGAIN, FAITH.

AND I HOPE THAT YOU HAVE A RESTFUL EVENING.

>>FAITH: THANK YOU, SO MUCH.

>>PRESIDENT SCAMAN: ALL IN FAVOR?

(MULTIPLE SPEAKERS)

AYE.

>>PRESIDENT SCAMAN: OKAY, IT IS OFFICIAL, FAITH PAIRED HAVE A NICE EVENING!

>>TRUSTEE TAGLIA: GOODBYE, FAITH!

SEE YOU SOON.

>>PRESIDENT SCAMAN: AND NOW A MOTION RECOGNIZING SANDRA AND DAVID SOKOL AS THE 2026 RECIPIENTS OF THE HISTORICAL SITE OF OAK PARK VILLAGE AWARD OF MARCH 12, 2026 PAIRED.

>>SPEAKER: MOVED TO.

>>SPEAKER: SECOND.

>>PRESIDENT SCAMAN: MOTION BY TRUSTEE LEVING-JACOBSON AND SECOND BY TRUSTEE STRAW.

HELLO TRUSTEE WESLEY.

RECOGNIZING SANDRA AND DAVID SOKOL WHEREAS, WE ARE HERE TODAY TO EXPRESS OUR APPRECIATION TO SANDRA AND DAVID SOKOL, AND TO HONOR THEM AS 2026 RECIPIENTS OF THE "HEART OF OUR VILLAGES" AWARD PRESENTED BY THE HISTORICAL SOCIETY OF OAK PARK AND RIVER FOREST IN RECOGNITION OF THEIR CONTRIBUTIONS OF TIME, TALENT, AND SKILLS IN SUPPORT OF MULTIPLE COMMUNITY ACTIVITIES; AND WHEREAS, SANDRA AND DAVID SOKOL HAVE BEEN RESIDENTS OF OAK PARK SINCE 1972 AND HAVE SHOWN THEIR COMMITMENT TO THE COMMUNITY THROUGH THEIR INVOLVEMENT IN MULTIPLE ORGANIZATIONS, BEGINNING AS FOUNDING MEMBERS OF THE HAWTHORNE COMMUNITY COUNCIL AND CONTINUING THROUGH PADS, OPALGA, BEYOND HUNGER, THE OAK PARK TEMPLE, AND THE NINETEENTH CENTURY CHARITABLE ASSOCIATION, AS WELL AS PARTICIPATING ON NUMEROUS VOLUNTEER COMMISSIONS AND IN VILLAGE GOVERNMENT FOR MORE THAN 50 YEARS; AND WHEREAS, SANDRA SOKOL STARTED WORKING AT OAK PARK VILLAGE HALL IN MARCH 1985 AS A COMMUNITY RELATIONS REPRESENTATIVE IN THE COMMUNITY RELATIONS DEPARTMENT, EARNING RECOGNITION AS "VILLAGE

EMPLOYEE OF THE YEAR,” AND DISPLAYING HER COMMITMENT TO A RACIALLY DIVERSE COMMUNITY BY HELPING TO ORGANIZE THE OAK PARK EXCHANGE CONGRESS, WHICH BROUGHT TOGETHER LEADERS FROM COMMUNITIES NATIONWIDE TO WORK ON RACIAL INTEGRATION; AND WHEREAS, SANDRA SOKOL WAS ELECTED VILLAGE CLERK IN APRIL 1993, AND RE-ELECTED FOR THREE MORE TERMS, BRINGING HER TOTAL SERVICE IN VILLAGE GOVERNMENT TO 24 YEARS, SETTING AN EXAMPLE OF SERVICE AND DEDICATION AND EARNING A CITIZEN’S COMMENDATION FROM THE OAK PARK POLICE DEPARTMENT FOR ALWAYS “GOING THE EXTRA MILE” AND A COMMUNITY SERVICE AWARD FROM THE PARK DISTRICT OF OAK PARK FOR THE INSTRUMENTAL ROLE SHE PLAYED IN DOCUMENTING AND RESEARCHING THE VILLAGE’S COMPREHENSIVE MASTER PLAN; AND WHEREAS, DURING HER TENURE AS VILLAGE CLERK, SANDRA SOKOL ALSO SERVED AS PRESIDENT OF THE NORTHNORTHWEST MUNICIPAL CLERKS ASSOCIATION OVERSAW THE TRANSITION TO THE DIGITAL AGE, INTRODUCED A PROGRAM TO HOST FIRST-TIME JUVENILE OFFENDERS WHILE THEY PERFORMED COMMUNITY SERVICE WORK AND INSTITUTED OAK PARK’S DOMESTIC PARTNER REGISTRY; AND WHEREAS, EVEN IN RETIREMENT, SHE HAS CONTINUED TO PARTICIPATE IN SEVERAL COMMUNITY ORGANIZATIONS, SERVING AS A FOUNDING MEMBER OF ARBOR WEST NEIGHBORS, A MEMBER OF THE RUSH OAK PARK HOSPITAL BOARD AND A MEMBER OF THE ILLINOIS STATE’S ATTORNEY’S STEERING COMMITTEE OF THE COMMUNITY JUSTICE CENTER; AND WHEREAS, DAVID SOKOL HAS APPLIED HIS KNOWLEDGE OF ART AND ARCHITECTURE NOT ONLY AS A PROFESSOR AND AS CHAIRMAN OF THE ART HISTORY DEPARTMENT AT THE UNIVERSITY OF ILLINOIS CHICAGO CIRCLE CAMPUS BUT ALSO AS A LONGTIME MEMBER AND BOARD MEMBER OF THE FRANK LLOYD WRIGHT HOME AND STUDIO FOUNDATION AND AS VICE PRESIDENT OF THE UNITY TEMPLE RESTORATION FOUNDATION; AND WHEREAS, DAVID SOKOL WAS ELECTED TO THE OAK PARK VILLAGE BOARD IN 1977, AND LATER TO THE BOARD OF THE OAK PARK PUBLIC LIBRARY, AND HAS FOLLOWED THAT SERVICE WITH ALMOST CONTINUOUS PARTICIPATION IN VILLAGE GOVERNMENT AS A VOLUNTEER, WITH SIXTEEN YEARS ON THE OAK PARK HISTORIC PRESERVATION COMMISSION, INCLUDING NINE YEARS AS CHAIR, AND AS CHAIRMAN OF THE PUBLIC ART COMMISSION AND A MEMBER OF THE OAK PARK PLAN COMMISSION; AND

WHEREAS, DAVID SOKOL HAS AUTHORED NUMEROUS SCHOLARLY ARTICLES, BOOKS, AND BIOGRAPHIES AS WELL AS THREE BOOKS ON OAK PARK—OAK PARK, ILLINOIS: CONTINUITY AND CHANGE; OAK PARK: THE EVOLUTION OF A VILLAGE; AND THE NOBLE ROOM: THE INSPIRED CONCEPTION AND TUMULTUOUS CREATION OF FRANK LLOYD WRIGHT'S UNITY TEMPLE—SHARING HIS APPRECIATION FOR HIS ADOPTED HOME TOWN WITH THE WIDER WORLD; AND WHEREAS, DAVID SOKOL HAS ALSO SERVED ON NUMEROUS BOARDS THAT BENEFIT THE ENTIRE STATE OF ILLINOIS, INCLUDING THE HISTORIC SITES ADVISORY COUNCIL, THE BOARD OF THE ILLINOIS STATE MUSEUM, AND CURRENTLY AS A MEMBER OF THE ILLINOIS SUPREME COURT HISTORIC PRESERVATION COMMISSION. NOW THEREFORE, ON BEHALF OF THE VILLAGE OF OAK PARK, WE EXPRESS OUR SINCERE APPRECIATION TO SANDRA AND DAVID SOKOL FOR THEIR MANY YEARS OF SERVICE TO OUR COMMUNITY, THE EXAMPLE THEY HAVE SET FOR ACTIVISM, VOLUNTEERISM, AND PHILANTHROPY, AND CONGRATULATE THEM ON THEIR SELECTION BY THE HISTORICAL SOCIETY OF OAK PARK AND RIVER FOREST AS ONE OF THE 2026 RECIPIENTS OF THE "HEART OF OUR VILLAGES" AWARD.

AND FURTHER, I, VICKI SCAMAN, PRESIDENT OF THE VILLAGE OF OAK PARK AND THE BOARD OF TRUSTEES, DO HEREBY PROCLAIM THURSDAY, MARCH 12, 2026, AS HEART OF OUR VILLAGES DAY IN THE VILLAGE OF OAK PARK IN HONOR OF SANDRA AND DAVID SOKOL, AND URGE ALL CITIZENS TO JOIN ME IN SUPPORTING THE EFFORTS OF THE HISTORICAL SOCIETY OF OAK PARK AND RIVER FOREST IN RECOGNIZING THE INDIVIDUALS WHOSE VERY LIVES EXEMPLIFY THE UNIQUE CHARACTERISTICS AND SPIRIT OF OUR COMMUNITY. SHALL WE START - SORRY, FRANK?

WOULD YOU LIKE TO SAY ANYTHING OR TELL US ABOUT THE EVENT?

>>SPEAKER: (AWAY FROM MIC) ON THURSDAY NIGHT WE HAVE A ANNUAL EVENT AT THE 19TH-CENTURY CLUB HONORING DAVID AND SANDRA AND LAUREL AND DENNIS McMAHON AND IT IS SUCH A GREAT THING ONCE A YEAR OF COURSE THERE ARE SO MANY PEOPLE WHO GIVE SO MUCH TO THE COMMUNITY YEAR AFTER YEAR, BUT THE CAREER ACHIEVEMENT OF A REALLY LONG TIME DEVOTION TO OUR COMMUNITY IN A LOT OF DIFFERENT CAUSES AND ACTIVITIES. IT IS JUST SO IMPORTANT AND SO MANY PEOPLE GET INVOLVED IN THE COMMUNITY, BUT THE PEOPLE WHO JUST KEEP ON GIVING AND GIVING AND GIVING AND SERVE NEVER STOPS AND IT IS JUST SUCH A WONDERFUL CHANCE AND IN LISTENING TO ALL OF THAT I GOT EXHAUSTED.

SO, THANK YOU SO MUCH DAVID AND SANDRA!

>>PRESIDENT SCAMAN: THANK YOU.

AND I KNOW THAT WE HAVE RAY, LONGTIME VILLAGE ATTORNEY HERE AS WELL AS MANY OTHERS THAT ARE HERE TO SHARE AND DOES ANYBODY WANT TO SHARE A FEW WORDS BEFORE WE INVITE DAVID AND SANDRA UP?

PLEASE, CHIEF!

SANDRA HAS BEEN A LONG TIME MENTOR OF MYSELF AND I THINK MANY KNOW THAT I WAS VILLAGE CLERK BEFORE I RAN FOR VILLAGE PRESIDENT.

AND SO I DO NOT KNOW THAT I WOULD NECESSARILY BE HERE WITHOUT HER SUPPORT ALWAYS.

AND DAVID, WE ARE REALLY LOOKING FORWARD TO YOUR PRESENTATION THIS EVENING!

RAY, PLEASE!

IT IS SO WONDERFUL TO HAVE YOU HERE THIS EVENING, AS WELL.

>>RAY: I COULD NOT PASS BY THIS OPPORTUNITY BECAUSE MOST PEOPLE HAVE BEEN DOING THIS FOR THEIR ENTIRE LIVES AND I CAME TO KNOW DAVID FIRST WHEN HE SERVED AS A YOUNG MAN ON THE VILLAGE BOARD AND I HAVE TO SAY THAT HE WAS NEVER AFRAID TO EXPRESS HIS OPINION AND HE WAS NEVER AFRAID TO TAKE ON A STATEMENT THAT HE DISAGREED WITH AND HE DID A WONDERFUL JOB AS TRUSTEE.

AND IF YOU COULD HAVE ALL SEEN HIM IN ACTION I THINK YOU WOULD HAVE FOUND HIM TO BE A PERFECT ROLE MODEL.

SANDRA WAS INVOLVED IN EVERYTHING.

I KNEW HER LONG BEFORE HER PARTICIPATION AS A COMMUNITY RELATIONS REPRESENTATIVE.

AND FOR THOSE OF YOU WHO DO NOT KNOW HOW IMPORTANT THAT COMMISSION WAS, IT WAS DOING THE NUTS AND BOLTS OF CIVIL RIGHTS.

IT WAS FORMING THIS COMMUNITY UP AND IT WAS GETTING NEIGHBORHOODS ACTIVATED AND CHARGED TO NOT FALL PREY TO THE ATTITUDE.

I CANNOT SAY ENOUGH.

AND THIS IS LONG OVERDUE.

THANK YOU.

>>PRESIDENT SCAMAN: THANK YOU.

AND FOR THOSE WHO HAVE NOT HAD THE PLEASURE TO WORK WITH RAY HEIS, HE WAS THE VILLAGE ATTORNEY WHILE I WAS CHAIR OF THE LIQUOR BOARD AND HE APPARENTLY LIKE WHAT I ONCE SAID THAT WE WERE A COMMUNITY OF RESTAURANTS WITH LOUNGES, NOT BARS.

AND SO THE - AS WE CONTINUE TO WORK ON HAVING A NIGHTLIFE AND INVITING ALL KINDS OF BUSINESSES TO OUR COMMUNITY, BUT WE HAVE YOU TO SAY THANK YOU ALONG WITH SANDRA AND DAVID SOKOL AND MANY OF THOSE WHO SAT AT THIS DAI BEFORE US, A LOT TO SAY THANK YOU FOR THE WORK THAT WE HAVE DONE AS A VILLAGE AND ON RACIAL EQUITY AND GOING BACK TO THE FAIR HOUSING ORDINANCE OF 1968 AND ALSO THAT WE - RAY WAS THE ONE WHO WROTE MOST OF THESE ORDINANCES AND RESOLUTIONS THAT SUPPORTED THE WORK OF THOSE WHO CHAMPION AT THE BOARD TABLED THE GOOD WORK OF OUR COMMUNITY THAT HAS LED TO WHO WE ARE TODAY.

AND INCLUDING THE 50+ YEARS THAT WE HAVE NOW THE CITIZEN POLICE
OVERSIGHT COMMISSION WHERE WE WERE WAY AHEAD OF THE CURVE, RIGHT?
AND SO THANK YOU FOR ALL OF THE WORK THAT YOU HAVE PUT INTO THIS AS WELL.
AND WE ARE THRILLED THAT YOU ARE HERE.

AND VERY FEW PEOPLE HOLD A PLACE IN MY HEART CLOSER THAN SONDRAS AND SO
SONDRAS AND DAVID, WOULD YOU LIKE TO COME UP AND SHARE?

I THINK I WILL GIVE YOU A FEW MINUTES!

>>SANDRA: I REALLY WAS NOT GOING TO SAY ANYTHING.

BUT, I AM HONORED TO BE ON THE SAME AGENDA WITH THE JULIAN FAMILY, FOR
SURE.

AND FOR THOSE OF YOU WHO ARE HERE THROUGH THIS HORRIBLE WEATHER I DO
WANT TO SAY THANK YOU ALL.

I ALMOST FELL ASLEEP LISTENING TO THAT PROCLAMATION.

AND OUR SON ADAM IS HERE IN PERSON AND OUR OTHER SON ANDREW WAS
UNABLE TO ATTEND TONIGHT, BUT I AM SURE THEY WILL WATCH IT, HE AND HIS WIFE
ON ZOOM OR WHATEVER WE ARE.

AND I DID WORK IN THIS BUILDING AS VICKI SAID, PRESIDENT SCAMAN FROM 1985
UNTIL 1993 UNTIL I WAS HONORED TO BE ELECTED THE VILLAGE CLERK.

I LOVED WORKING IN THIS BUILDING AND IT WAS OPEN GOVERNMENT AND NOBODY
COMPLAINED ABOUT ANYTHING EXCEPT FOR IS THAT CHIEF STILL HERE?

WE WOULD HEAR SHOOTING IN THE BASEMENT AND WE HAVE WONDERFUL STAFF
AND LEADERS AND RAY, I CANNOT THANK YOU ENOUGH FOR YOUR KIND WORDS
ABOUT BOTH OF US.

AND I WISH ALL OF YOU WELL AND WE ARE GREATLY APPRECIATIVE TO THE
HISTORICAL SOCIETY FOR THE HONOR THAT WE ARE GETTING AND FOR THIS
WONDERFUL PROCLAMATION WHICH WE WILL PUT UP ON THE WALL AMONG OTHER
AWARDS THAT OUR KIDS WILL HAVE TO GET RID OF WHEN WE ARE NO LONGER
HERE!

AND WE HAVE BEEN MARRIED FOR ALMOST 64 YEARS - AND WE JUST LOVE OAK
PARK, WE CHOSE TO GO IN HERE AND I WILL NOT GO INTO HISTORY WHICH ONE DAY I
WOULD LOVE TO SHARE WITH YOU ALL AND IT IS OUR HOME.

WE ALWAYS THOUGHT THAT WE WOULD GO BACK TO NEW YORK AND NEVER DID AND
HERE WE ARE.

SO, THANK YOU AGAIN VERY MUCH AND IF DAVID HAS A FEW WORDS -

>>DAVID: I WAS JUST THINKING ABOUT WHEN I WAS ON THE VILLAGE BOARD AND
THE BUILDING WAS FAIRLY NEW AND THERE WAS A LONG STRAIGHT TABLE, NOT
CURVED LIKE THIS.

AND THE THING THAT STICKS OUT MOST IN MY MIND - IT WAS NOT ONLY A LONG
TABLE, BUT IT WAS OPEN AT THE BOTTOM AND THE REPORTER FOR THE WEDNESDAY
JOURNAL HAD NOTHING BETTER TO DO THAT TO WRITE ABOUT THE FACT THAT I WAS
NOT WEARING SHOES OR SOCKS.

SHE COULD SEE MY FEET UNDERNEATH THE TABLE.

AND WE REALLY APPRECIATE THE HONOR.

IT IS AS SANDRA SAYS, HOME.

WE HAVE MOVED ONCE WITHIN IT AND I'LL BE TALKING ABOUT THAT LATER.
BUT, YES, WE RAISED OUR KIDS HERE AND WE CAME HERE FOR REASONS THAT
WERE VALID AND IT EVOLVED INTO SOMETHING WAY BEYOND WHAT WE EVER
THOUGHT.

THANK YOU.

>>PRESIDENT SCAMAN: I WILL BUT NOT MY COAT BEFORE JOE TAKES A PICTURE
OF ME!

I AM ALWAYS WEARING HEELS!

I CAN TELL A STORY ABOUT PULLING MY CALF MUSCLE BECAUSE I DID NOT HAVE
SHOES, BUT I CAN COME OUT AND TAKE THE PHOTO NOW.

AND I DO GET DAVID'S BOOK OUT REGULARLY - I WILL KEEP MY SOCKS ON, THOUGH!

>>TRUSTEE STRAW: I APPRECIATED THAT STORY BECAUSE IT MAKES ME FEEL
LIKE THE FOLKS OF COMMENTED ON THE FACT THAT A WORK T-SHIRT - I HAD SHOES
ON!

>>PRESIDENT SCAMAN: ALL RIGHT, THANK YOU.
AND ALL IN FAVOR?

(MULTIPLE SPEAKERS)

AYE.

>>PRESIDENT SCAMAN: THANK YOU.

AND VILLAGE MANAGER REPORT IS NEXT ALTHOUGH I DO WANT TO MAKE SURE OUR
NON-AGENDA ITEM - IS THIS A APPROPRIATE TIME CHRIS HANSEN?

OKAY, THEN I'M SORRY VILLAGE MANAGER I WILL TURN IT OVER TO YOU RIGHT
AFTER.

>>SPEAKER: SORRY I WAS NOT HERE A LITTLE BIT EARLIER, THAT WAS QUITE THE
STORM.

>>PRESIDENT SCAMAN: IT SURE WAS.

>>SPEAKER: I AM HERE AND I WANT TO PASS THIS AROUND SO YOU ARE ABLE TO
VISUALIZE WHAT I WANT TO TALK ABOUT.

I AM CHRIS HANSEN AND OLIVIA 848 TYLER AVENUE AND THAT IS JUST OFF THE
FREEWAY INTERSECTION AT DIVISION AND RIDGELAND.

TO AVOID THAT SLOW INTERSECTION, PEOPLE SOUTHBOUND ON RIDGELAND OR
WESTBOUND ON DIVISION OFTEN SWERVE UNDER KYLER AND SPEED SOUTH
ATTORNEY WEST AT THOMAS AND EITHER CONTINUING WEST ON RIDGELAND AND A
RIGHT TURN ONLY SIGN HAS BEEN INSTALLED AND WHILE MY NEIGHBORS AND I HAVE
ASKED FOR HELP WITH THIS RECKLESS DRIVING ON OUR STREET FOR MORE THAN
TWO DECADES, THIS IS A TERRIBLE SOLUTION FOR US.

IT BOXES US IN.

IT PENALIZES US, THE VILLAGE RESIDENTS AND THE TAXPAYERS INSTEAD OF THE
PEOPLE WHO ARE DRIVING RECKLESSLY.

AND HERE'S WHY.

THE NORTH END OF OUR ALLEYS AND STREET ANTI-ONTO DIVISION BECAUSE OF THE
DENSITY OF TRAFFIC MOST OF THE TIME WE CAN ONLY TURN EAST AWAY FROM THE
VILLAGE AT THE NORTH END OF THE BLOCK.

AND THEN WE HAVE TO FIND A WAY TO TURN ON A FURTHER STREET EAST BEFORE WE CAN MAKE OUR WAY BACK.

AND MOST OF US USUALLY GO SOUTH EITHER FROM OUR DRIVEWAYS ON THE STREET OR FROM THE ALLEY AND WHEN WE TURN WEST ON THOMAS TO RICHLAND AND THEN PROCEED FROM THERE EITHER ACROSS OR SOUTH AND THIS KEEPS OUR TRAFFIC AWAY FROM THE CONGESTED INTERSECTIONS AROUND THE ELEMENTARY SCHOOL AND THE LIBRARY WHICH IS JUST A BLOCK SOUTH OF US.

AND NOW THE RIGHT TURN ONLY SIGN MEANS THAT WE ARE NO LONGER ABLE TO EXIT ON THE SOUTH END OF OUR BLOCK AND GO WEST AND INSTEAD WE MUST GO EAST AND INCREASE THE TRAFFIC AROUND THE SCHOOL AND THE LIBRARY.

THERE IS REALLY NO OTHER WAY TO GET OUT OF OUR POCKET.

WE HAVE ALREADY SEEN IN THE FEW WEEKS THAT THIS HAS BEEN UP THAT TRAFFIC HAS INCREASED ON THOSE BLOCKS AND ADD THE CONGESTED LIGHT AT AUGUSTA AND RICHLAND WHICH RECENTLY BACKED UP ALL THE WAY ACROSS THE STOP SIGN BLOCK FURTHER PAST.

WE ARE STILL SEEING CARS COMING RECKLESSLY DOWN KYLER AND I SAW ONE AT 5 O'CLOCK TONIGHT AND EVEN THOUGH THE VILLAGE ENGINEER SAYS IT IS NOT HAPPENING, THOSE OF US WHO LIVE THERE SEE IT ALL THE TIME.

AND MAYBE WE ARE NOT TRIPPING HIS SPEED METER, BUT WE ARE WATCHING PEOPLE SWERVE ONTO OUR STREET AND THEN ROLL RIGHT THROUGH THE STOP SIGNS TO CAREEN ALONG THERE.

AND NOW I AM NOTICING NEW THINGS, SOME OF THOSE DRIVERS ARE TURNING DOWN THE ALLEY BEHIND THE 700 BLOCK OF RIDGELAND ALL OF WHICH CREATES INCREASED RISKS OF ACCIDENTS PARTICULARLY INVOLVING PEDESTRIANS AND CHILDREN.

IT ALSO ADDS TIME AND DISTANCE TO EVERY TRIP THAT WE MAKE FROM OUR HOMES.

EVERY SINGLE DAY.

THERE IS ANOTHER SOLUTION.

SIMPLY INSTALL A CURB BARRIER LIKE THE ONE IN THE 800 BLOCK OF HUMPHREY AND TAYLOR AND THIS WOULD EVENT THOSE WEST TURNS AND SWERVE FROM EVER GETTING ONTO OUR BLOCK AND IT STOPS THE SPEEDING DRIVERS RATHER THAN PENALIZING US.

AND IF THOSE DRIVERS DECIDE TO MOVE A LITTLE BIT FURTHER EAST TO MAKE THOSE TURNS, THEY RUN INTO A SERIES OF STOP SIGNS AND THAT IS NOT GOING TO GET THEM WHERE THEY WANT TO GO FASTER.

IT WILL MAKE MORE SENSE FOR THEM TO ACTUALLY GO THROUGH THAT INTERSECTION.

THE OTHER THING WE ARE FINDING OUT - SHOULD I GO FAST?

THEY WANT TO MAKE KYLER A ONE WAY NORTH.

AND MR. WELCH POINTED OUT THAT SOMEBODY HAD ASKED FOR BY PETITION BACK IN 2017.

YES, WE DEFEATED THAT BECAUSE WE DO NOT WANT IT TO BE A ONE-WAY GOING NORTH.

IF ANYTHING WE WANT TO BE ABLE TO GO UP AND DOWN ON OUR STREET.
BUT, THE REAL PROBLEM OF COURSE IS THAT INTERSECTION AND I DO NOT HAVE
THE ENGINEERING SKILLS TO SOLVE THAT, PERHAPS SOMEHOW, SOMEDAY
SOMEBODY CAN FIGURE OUT A WAY TO GET TRAFFIC TO EAST AND WEST WITHOUT
CAUSING ALL OF THESE PEOPLE TRYING TO GO AROUND.
IN THE MEANTIME I'LL JUST ASK YOU PLEASE TO REQUEST THE VILLAGE ENGINEERS
TO REMOVE THAT RIGHT TURN ONLY AND TO INSTALL A CURB BARRIER.
THANK YOU.

>>PRESIDENT SCAMAN: THANK YOU AND THANK YOU TO YOUR NEIGHBORS AS
WELL WHO HAVE EMAILED WITH THEIR CONCERNS OVER THE LAST COUPLE OF
DAYS.

I DO NOT HAVE AN IMMEDIATE RESPONSE FOR YOU, BUT I KNOW THAT WE DID HAVE
DISCUSSIONS IN THE VILLAGE MANAGER WILL BE SEEKING TO GET SOME
NEIGHBORHOOD RESPONSE TO QUESTIONS AND TO BE ABLE TO HEAR ALL OF THE
CONCERNS, OKAY?

THANK YOU.

AND SO I WILL MAKE SURE THAT EVERYONE THAT HAS REACHED OUT TO ME, HE HAS
GOT THAT INFORMATION TO PROVIDE BACK.

YES.

OKAY.

AND NOW I WILL TURN IT OVER TO VILLAGE MANAGER JACKSON.

>>MANAGER JACKSON: THANK YOU, WE DO NOT HAVE A VILLAGE MANAGER'S
REPORT TONIGHT.

>>PRESIDENT SCAMAN: THANK YOU, SORRY ABOUT THAT.

>>PRESIDENT SCAMAN: SO, DO HAVE OUR BOARD AND CITIZEN - DOES ANYONE
HAVE A VILLAGE BOARD COMMITTEE REPORT?

OKAY, VERY GOOD.

THE VACANCY REPORT FOR THE BOARDS AND COMMISSIONS IS ON THE AGENDA,
ANYONE INTERESTED IN SERVING COMPLETE EMAIL CLERK WATERS AT
CLERK@OAK-PARK.US.

I ENTERTAIN A MOTION TO APPROVE THE CONSENT AGENDA AS HAS BEEN
PRESENTED.

>>TRUSTEE EDER: MOVED.

>>TRUSTEE WESLEY: SECOND.

>>PRESIDENT SCAMAN: DEPUTY CLERK, WOULD YOU PLEASE TAKE THE ROLE?

>>SPEAKER: TRUSTEE EDER, TRUSTEE LEVING-JACOBSON, TRUSTEE STRAW,
TRUSTEE TAGLIA, TRUSTEE WESLEY, TRUSTEE ENYIA, PRESIDENT SCAMAN?

>>PRESIDENT SCAMAN: YES.

CONSENT AGENDA HAS BEEN APPROVED.

OUR REGULAR AGENDA THIS EVENING IS A PRESENTATION ON THE STATUS AND
FIRST MAY I JUST ASK IF ANYBODY IS HERE FOR ITEM I?

RESOLUTION APPROVING THE GRANT AGREEMENT IN LIEU OF USING CDBG FUNDS
AND AUTHORIZING THE EXECUTION?

OKAY, VERY GOOD THEN I'LL STICK TO THE AGENDA IN THE ORDER THAT IS PRESENTED.

SO, WE WILL START WITH THE PRESENTATION AND THE STATUS OF THE SHAPE OAK PARK MISSING MIDDLE HOUSING ZONE ORDINANCE UPDATE PROJECT.

VILLAGE MANAGER JACKSON?

>>PRESIDENT SCAMAN: YES, PRESIDENT SCAMAN AND TRUSTEE MEMBERS, THIS IS AN UPDATE ON THE MISSING MIDDLE HOUSING PROJECT AND WE ARE ABOUT 70% COMPLETE HERE WITH THE INITIATIVE.

THIS IS ONE OF NINE PRIORITIES AND I'LL INTRODUCE CRAIG FALOR FOR THIS ITEM.

>>CRAIG FALOR: THANK YOU MANAGER JACKSON, GOOD EVENING EVERYONE. CRAIG FALOR, DEVELOPMENT SERVICES DIRECTOR.

IN MARCH 2020 FOR THE VILLAGE BOARD ADOPTED THE STRATEGIC VISION FOR HOUSING PLAN REPAIRED BY THE METROPOLITAN MAYORS CAUCUS.

THE PLAN WAS DEVELOPED TO EVALUATE THE VILLAGE HOUSING POLICIES AND TO PROVIDE A FRAMEWORK FOR THE RELATIONSHIP TO PURSUE OVER THE NEXT 5 TO 10 YEARS AND BEYOND.

THE HOUSING PLAN INTENDS TO SUPPORT FUTURE INITIATIVES RELATED TO HOUSING DEVELOPMENT AND REFORM.

THE PLAN SETS THE STAGE FOR THE TRANSFORMATION OF THE VILLAGE REGULATORY AND POLICY DOCUMENTS.

THAT CONTROL AND SHAPE DEVELOPING ACTIVITIES AND PROCESSES.

THE RECOMMENDED STRATEGIES WITHIN THE HOUSING PLAN WERE BASED ON MUCH PUBLIC DISCOURSE AND DISCOVERY.

THE FIRST THREE RECOMMENDED STRATEGIES OF THE HOUSING PLAN ARE TO ALLOW FOR ADDITIONAL MULTIFAMILY HOUSING WITHIN BUSINESS DISTRICTS AND OTHER SUITABLE DEVELOPMENT SITES, MODIFY THE ZONING ORDINANCE TO ALLOW MISSING MIDDLE HOUSING AND ADDRESS HOUSING AND PARKING IN A HOLISTIC MANNER WHICH IS SUBJECT TO THE PRESENTATION TONIGHT.

THE NEXT STEP SUB RECOMMENDATIONS FROM THE HOUSING PLAN ARE TO CLARIFY GOALS OF THE AFFORDABLE HOUSING TRUST FUND AND STABILIZING REVENUES.

DESIGN PROGRAMS TO ADDRESS RACIAL HOMEOWNERSHIP DISPARITIES, UPDATE THE INCLUSIONARY HOUSING ORDINANCE, EVALUATE SUPPORT FOR OAK PARK REGIONAL HOUSING CENTERS LIVE IN OAK PARK PROGRAM, CRAFTED FUTURE SUSTAINABILITY INITIATIVES WITH HOUSING AFFORDABILITY IN MIND AND CONTINUED THE VILLAGE HOUSING REHABILITATION AND ASSISTANCE PROGRAMS.

THIS INITIAL PROJECT SHAPE OAK PARK WILL HELP SET THE STAGE FOR THE NEXT RECOMMENDED STRATEGIES AND SPECIFICALLY CREATING MORE OPPORTUNITIES FOR OLDER ADULTS, YOUNG FAMILIES AND HOUSEHOLDS OF COLOR AND RENTERS IN AREAS WHERE THEY ARE CURRENTLY UNDERREPRESENTED.

SHAPE OAK PARK IS LED BY OPTICO DESIGN, INSTEAD OF STRATEGIST WHO BELIEVE IN THE TRANSFORMATION POWER OF BEAUTIFUL SUSTAINABLE WALKABLE COMMUNITIES FOR ALL.

OPTICO IS JOINED BY ALTOGETHER, A DESIGN STUDIO WITH PLACE MAKING, COMMUNITY BRANDING AND ENGAGEMENT AND A SIGHT LINE PLANNING AND ZONING AND URBAN PLANNING FIRM DEDICATED TO PROVIDING DEVELOPMENT SO COMMUNITIES CAN GROW STRONGER.

EACH COMPANY HAS OFFICES IN THE CHICAGO AREA AND TEAM MEMBERS RESIDE IN OAK PARK.

THE PRESENTATION TONIGHT IS AN UPDATE ON THE STATUS OF THE PROJECT TODAY.

THIS IS NOT A FINAL PRESENTATION.

THERE WILL BE NO RECOMMENDATIONS OFFERED AT THIS TIME.

THIS IS ANTICIPATING THAT THE FINAL PRESENTATION WILL OCCUR LATE MAY AND EARLY JUNE AND STAFF AND THE CONSULTANT WOULD APPRECIATE ANY FEEDBACK OR FURTHER DIRECTION FROM THE VILLAGE BOARD WHICH WILL BENEFIT THE PROCESS GOING FORWARD.

WITH THAT I WILL TURN IT OVER TO JENNIFER FROM OPTICO DESIGN TO BEGIN THE PRESENTATION.

>>JENNIFER: THANK YOU SO MUCH FOR HAVING US HERE TONIGHT APPEARED HOPEFULLY MY VOICE STICKS AROUND.

WE KNOW THAT WE GAVE YOU A VERY LARGE INFORMATIONAL MEMO WITH THE DEPTH OF OUR WORK AND ANALYSIS AND UNDERSTANDING OVER THE LAST FIVE MONTHS AND WE ARE EXCITED TO BE HERE TONIGHT WHICH MEANS THAT WE ARE MOVING INTO THAT FINAL PHASE WHERE WE CAN START TO DIVE INTO THE FINAL RECOMMENDATIONS.

SO, WE'LL TRY TO KEEP THIS BRIEF AND WE KNOW THAT YOU HAVE A LOT ON THE AGENDA TO COVER AND SO A QUICK SYNOPSIS OF WHAT WE WILL LOOK AT TONIGHT. I WILL GIVE A QUICK PROJECT OVERVIEW AND WE ARE HERE REPRESENTING OPTICO AND WE ARE ALSO RESIDENTS OF OAK PARK AND CARE DEEPLY ABOUT OUR COMMUNITY AND WE ARE HONORED TO BE ON THE SAME AGENDA AS OTHERS WHO HAVE WORKED VERY HARD TO MAKE THIS A PLACE THAT WE LOVE.

AND IT TURNS OUT THAT DOING THIS WORK IN THE PLACE YOU LIVE IS A LITTLE BIT MORE STRESSFUL.

SO, THEN I'LL TURN IT OVER TO MARIE SPECIALS -- MARIE SCHULTZ WHO WILL TALK ABOUT SOME OF THE KEY TAKEAWAYS THAT WE HAVE BEEN HEARING.

THIS IS REALLY WHERE WE ARE COMING AT US TO FIGURE OUT AND CRAFT THE SOLUTIONS THAT ARE RIGHT FOR OAK PARK.

AND THEN FINALLY WE WILL TURN IT OVER TO JAKE SIDE FROM SIGHT LINE PLANNING TO TALK ABOUT SOME OF THE BARRIERS WE HAVE FOUND AND IN OUR APPROACH AND SO HARD WE MOVED TO THAT NEXT PHASE?

WE ARE ACTUALLY COMING TO NEXT TIME WITH THE RECOMMENDATIONS MOVING FORWARD.

CRAIG MENTIONED THE IMPETUS FOR THIS WORK IS REALLY SOME OF THOSE GOALS AND CALLS FOR ACTION THAT CAME FROM THE VILLAGE 'S STRATEGIC VISION FOR HOUSING PLAN.

THIS WORK IS REALLY ROOTED IN THAT RECOMMENDATIONS THAT WE READ FROM THEIR AND THE DATA THAT THEY DID IN THE SURVEY WORK THAT THEY DID FROM THE STRATEGIC VISION FOR HOUSING AND WE ARE LOOKING AT THIS ROOTED IN THOSE VALUES AND GOALS THAT THAT PLAN CALLED FOR THAT THE VILLAGE HAS CALLED FOR.

AND THE TWO THAT I WANT TO HIGHLIGHT IN THAT WE WILL FOCUS ON TONIGHT IS REALLY THE TECHNICAL ASPECT OF THIS WORK WHICH IS REALLY TWOFOLD. THE FIRST PART OF THAT IS HOW WE SUPPORT MIDDLE HOUSING, RIGHT? THIS IS REALLY THINKING ABOUT WHAT ARE THE HOUSING CHOICES THAT FIT WITHIN OUR NEIGHBORHOODS, RIGHT?

AND SO WE WILL TALK A LOT ABOUT THAT.

BUT, THE OTHER ASPECT IS REVIEWING THE RESIDENTIAL ZONING ON OUR COMMERCIAL CORRIDORS AND YOU'LL HEAR A LITTLE BIT LATER SOME OF THOSE BARRIERS THAT EXIST.

AND SO ON THE FIRST SIDE FOR MIDDLE HOUSING IT IS UNDERSTANDING HOW WE CAN DO THAT THOUGHTFULLY AND STRATEGICALLY TO ALLOW MORE HOUSING CHOICES ACROSS OAK PARK AND THE SECOND ASPECT IS LOOKING AT OUR CORRIDORS AND CENTERS WHERE WE DO HAVE MORE CAPACITY TO UNDERSTAND WHAT ROLE OUR ZONING IS PLAYING IN ADDING COST AND AFFECTING THE OUTCOMES THAT WE SEE IN THOSE OPPORTUNITY AREAS.

THE SECOND PIECE THAT YOU'LL HEAR FROM ALTOGETHER IS REALLY THERE WAS A CALL WITHIN THIS PROJECT TO ENGAGE AND EDUCATE THE COMMUNITY ON WHAT ZONING IS, WHY IT MATTERS AND HOW IT DOES OR DOES NOT ALIGN WITH OUR CURRENT NEEDS AND CURRENT VALUES AS A COMMUNITY.

AND SO A LOT OF OUR WORK IS ON THAT EDUCATION AND WE HOPE THAT A LOT OF THE CONVERSATIONS WE HAVE HEARD IN THE WORKSHOP AND TO COME WILL HELP SET THE STAGE FOR MORE PRODUCTIVE CONVERSATIONS.

THAT IS REALLY THE GOAL.

YOU WILL SEE IN ALL OF THE OUTREACH MATERIAL AND WE ARE BEING VERY UPFRONT THAT THIS PROJECT AIMS TO STRATEGICALLY UPDATE.

THIS IS A STRATEGIC UPDATE AND WE ARE BEING VERY THOUGHTFUL ABOUT WHAT ARE SOME OF THE THINGS THAT WE CAN CHANGE IN THE CODE THAT BETTER ALIGN WITH OUR VALUES.

THAT DOES NOT MEAN THAT THIS IS NOT IMPORTANT WORK, BUT IT IS HARD AND THE REALITY IS THAT IT IS NOT ABOUT DRAMATIC CHANGE, BUT SETTING THE STAGE FOR GENERATIONS TO COME AND ALIGNING OUR ZONING WITH OUR GOALS OF EQUITY AND INCLUSION WHILE ALSO ACKNOWLEDGING THE MARKET REALITIES OF TODAY AND THE COST OF HOUSING TODAY AND THE WAY THAT WE DELIVER HOUSING TODAY.

SO, WE ARE REALLY LOOKING AT MIDDLE HOUSING, THE VARIETY OF HOUSING CHOICES THAT FALL WITHIN THAT TO BE ABLE TO SEE WHERE DIFFERENT TYPES FIT. IT IS NOT A ONE-SIZE-FITS-ALL APPROACH.

A QUICK UPDATE ON THE TIMELINE AS MANAGER JACKSON SAID, WE ARE SORT OF AT THAT THIRD PHASE OF WORK AND WE KICKED OFF AT THE END OF LAST SEPTEMBER

AND SPENT A LOT OF OUR TIME SETTING THE STAGE FOR COMMUNICATING AND TALKING WITH DIFFERENT FOCUS GROUPS AND YOU WILL HEAR ABOUT ALL OF THE ENGAGEMENT AND DOING A REALLY ROBUST ANALYSIS OF WHAT THE EXISTING ZONING ALLOWS NOW AND A LOT OF MAPPING THAT WE WILL START TO SEE. AND WE JUST ENTERED INTO REFINING THE REGULATIONS PHASE AND WHERE DO WE GO FROM HERE?

SO, A LITTLE BIT OF A PROPORTIONATE CHEF WHO KNOWS OAK PARK, BUT THIS IS A QUICK SNAPSHOT OF THE ANALYSIS THAT WE HAVE DONE.

I THINK EVERYONE THAT WE HAVE TALKED TO ON ALL SIDES OF THIS CONVERSATION ACKNOWLEDGED THAT MIDDLE HOUSING, THOSE TWO UNIT BUILDINGS AND THOSE FOR PLEXUS AND SIX PLEXUS AND SMALL APARTMENT BUILDINGS HAVE PLAYED A REALLY FORMATIVE AND IMPORTANT ROLE IN OUR HOUSING LANDSCAPE THROUGHOUT HISTORY IN OAK PARK.

AND SO THIS MAP IT IS HARD TO SEE HERE, BUT IT REALLY SETS THE STAGE OF WHAT WE HAVE NOW IN TERMS OF ZONING AND SO ALL OF THE BLUE AREAS ARE WHERE ARE RESIDENTIAL ZONES THAT ALLOW ANY TYPE OF MULTIUNIT TWO AND UP HOUSING.

ALL OF THE YELLOW IS WHERE WE ONLY ALLOW A SINGLE-FAMILY HOUSE.

AND WHAT YOU CANNOT SEE REALLY WELL HERE, BUT ALL OF THE ORANGE DOTS THAT POPULATE THE ORANGE AREA ARE MIDDLE HOUSING AND WHAT THIS MEANS IS THAT WE HAVE MIDDLE HOUSING THROUGHOUT OUR COMMUNITY TWO, FOUR, SIX FLATS THAT EXIST IN ALMOST EVERY AREA OF OAK PARK.

AND THE UNDERLINING ZONING DOES NOT ALLOW THOSE TO BE BUILT TODAY AND DOES NOT ALLOW THAT TO BE REBUILT TODAY.

IT DOES NOT ALLOW US TO BUILD NEW MIDDLE HOUSING TYPES IN THE MAJORITY OF OAK PARK TODAY.

AND A PART OF THIS WORK IS UNDERSTANDING WHAT WE HAVE AND ALIGNING THE ZONING WITH THAT COMMUNITY CHARACTER AND HOUSING CHOICE THAT HAS REALLY PLAYED A UNIQUE ROLE IN THE COMMUNITY THAT WE HAVE TODAY.

THE SECOND ASPECT IS WHAT WE CALL PLACED TYPES.

WHEN YOU HEAR A GROWING DEMAND AND PART OF THE LOVE FOR OAK PARK IS THAT WALK ABILITY.

THE ACCESS TO TRANSIT AND NEIGHBORHOOD CENTERS AND DOWNTOWN IN A WALKABLE, GREEN NEIGHBORHOOD FIELD.

THAT IS WHY PEOPLE WANT TO LIVE IN OAK PARK.

AND SO WE LOOK VERY CLOSELY ABOUT HOW THE ZONING DOES OR DOES NOT ALIGN WITH THOSE AREAS, THOSE ACCESS TO AMENITIES AND SERVICES AND TRANSIT.

THAT IS A PART OF WHAT IS DRIVING OUR WORK.

AND PART OF THE ANALYSIS IS UNDERSTANDING THE IMPACT OF LOT SIZES.

AND SORT OF IS THE DNA OF OAK PARK AND ZONING IMPACT DIFFERENT LOT SIZES DIFFERENTLY AND ARE ZONING NEEDS TO ACKNOWLEDGE THAT AND WE HAVE DONE A ROBUST ANALYSIS OF WHERE THERE ARE LARGER LOTS AND WHERE THERE ARE

SMALLER LOTS AND THAT DIRECTLY ALIGNS WITH WHICH BUILDING TYPES FIT IN THOSE AREAS AND WE CAN DESIGN FOR THAT.

THE ZONING SHOULD RESPOND TO THESE DIFFERENCES IN LOT SIZE AND PROTECT THAT CHARACTER THAT MAKES UP THE FABRIC SO WE ARE NOT ENCOURAGING THE CONSOLIDATION OF LOTS AND WE ARE ALIGNING THE ZONING TO BE VERY CLEAR ABOUT WHAT WE WANT.

THIS IS NOT A ONE-SIZE-FITS-ALL APPROACH, IT IS REALLY ALIGNING WITH A DIFFERENT CONTEXT THAT ALIGNS WITH OAK PARK TODAY.

AND WE ARE LOOKING AT HOUSING TYPE THAT FITS WITHIN THAT SCALE ON THE TYPICAL SIZE LOT THAT WE SEE THROUGHOUT THE NEIGHBORHOOD AND STARTED TO ALIGN THE ZONING WITH DIFFERENT USES AND HOUSING TYPE THAT FIT WITHIN THAT SAME CHARACTER AND SCALE THAT WE LOVE TODAY.

THE SECOND AREA OF APPLICATION TENDS TO BE IN THE TRANSITION ZONES AND SO WE START TO SEE MEDIUM OR LARGER TYPES THAT FIT ON SOME OF OUR CORRIDORS AND TRANSITION FROM OUR NEIGHBORHOOD CENTERS.

AND THEN FINALLY, THE THIRD ASPECT IS THINKING DIFFERENTLY ABOUT OUR MIXED USE AREAS AND HOW MIDDLE HOUSING AND MULTIUNIT HOUSING PLAYS A ROLE IN THOSE APPLICATIONS.

IT IS ACKNOWLEDGING THAT PART OF THE BEAUTY OF OAK PARK IS THAT WE HAVE ALL OF THOSE THINGS IN PROXIMITY AND IS ACKNOWLEDGING THE DIFFERENT ROLES THAT THOSE PLAY AND THE HOUSING TYPES THAT FIT WITHIN THOSE DIFFERENT SCALES OF DEVELOPMENT.

AND WITH THAT, WE KNOW ALL OF THESE ASPECTS ARE REALLY IMPORTANT TO THE COMMUNITY AND WE ARE ROOTED IN THAT UNDERSTANDING AND ANALYSIS, BUT ALSO ARE REALLY USING THE COMMUNITY FEEDBACK AND CONVERSATIONS TO DRIVE WILL GO NEXT.

>>SPEAKER: GOOD EVENING.

I AM RACHEL SCHULTZ, PRINCIPAL AT ALTOGETHER AND I REMEMBER BEING BACK HERE IN EARLY FALL TALKING ABOUT THE ENGAGEMENT PLAN AND WHAT WE ALL TOOK AWAY IS THAT THE QUALITY OF THE OUTCOME OF THIS PROCESS AND OF THE RECOMMENDATIONS WOULD DEPEND HIGHLY ON THE QUALITY OF THE COMMUNITY CONVERSATIONS THAT WE ARE HAVING AND ARE CONTINUING TO HAVE.

AND SO TONIGHT I WANT TO SHARE A LITTLE BIT WITH YOU WHAT THOSE CONVERSATIONS LOOK LIKE AND I WILL NOTE THAT THERE IS A LOT OF INFORMATION AND A LOT OF LOCATIVE AND QUANTITATIVE INFORMATION IN THE ANALYSIS THAT YOU HAVE IN YOUR VERY LONG ENGAGEMENT PACKET AND I WILL HANDLE THESE OUT FOR ANY QUESTIONS THAT YOU MAY HAVE.

AND SO FROM OCTOBER THROUGH TODAY, OVER 600 COMMUNITY MEMBERS HAVE PARTICIPATED IN THIS PROCESS THROUGH A VARIETY OF SKILLS AND STYLES OF ENGAGEMENT AND I WANT TO SET THE CONTEXT THAT WE HAD ABOUT FIVE MONTHS TO GET A LOT OF DIFFERENT VOICES.

WE ALL KNOW THAT NO ONE IS EXCITED TO PARTICIPATE IN ZONING CONVERSATIONS UNLESS SOME OF US ARE, RIGHT?

AND SO WE HAVE TO THINK ABOUT HOW WE COMMUNICATE AND TALK ABOUT THIS IN A VERY COMPELLING WAY.

WE ALSO IN THE FALL WERE HIT WITH AN INCREASED BASE PRESENCE IN CHICAGO AND THE CHICAGO AREA AND THAT DEEPLY IMPACTED THE WAY THAT WE ENGAGE. WE KNEW THAT WE WERE GOING TO HAVE AND NEED TO HAVE SMALLER CONVERSATIONS AND FOCUS GROUPS WITH REPRESENTATIVES OF SERVICE PROVIDERS AND FAITH-BASED INSTITUTIONS AND ORGANIZATIONS.

AND SO WE LEANED REALLY HEAVILY INTO THAT.

AND WHAT YOU WILL SEE ON THE SCREEN IS A WHOLE LOT OF TOOLS AND TECHNIQUES THAT WE LEANED INTO BECAUSE WE KNEW THAT IT WAS REALLY IMPORTANT.

AND I WOULD SAY THAT OUR ENGAGEMENT WAS SPREAD OUT ACROSS ALL OF THESE.

WE HAD A PROJECT WEBSITE THAT HAD QUITE A FEW VISITORS AND IT WAS A SAFE PLACE TO ENGAGE.

WE FEEL THAT A LOT OF QUESTIONS THAT CAME THROUGH THE WEBSITE AND SO WE WOULD GO THROUGH STAFF AND THEN TO OUR TEAM AND WE WOULD RESPOND TO THOSE QUESTIONS AND POST THOSE ON THE WEBSITE.

WE ALSO ANNOUNCED UPCOMING EVENTS AND SURVEYS AND COMMUNICATION CAMPAIGNS THAT WE HAD.

WE DISTRIBUTED A SURVEY THAT HAD 215 RESPONSES AND I AM HAPPY TO TALK A LITTLE BIT ABOUT THE BREAKDOWN OF RESPONSES.

THERE WERE QUITE A FEW PARTICIPANTS WHO CHOSE NOT TO DISCLOSE THEIR RACE OR ETHNICITY AND SO WE HAVE A GENERAL SENSE FROM THE QUANTITATIVE FEEDBACK THAT WE RECEIVED IN THE BREAKDOWN OF RESIDENCE, BUT I THINK IT IS ONE PIECE OF A LOT OF THE ENGAGEMENT THAT WE DID.

AS MENTIONED WE HAD 10 FOCUS GROUP MEETINGS WITH 65 PARTICIPANTS AND THOSE PARTICIPANTS RANGED FROM VILLAGE STAFF IN DIFFERENT DEPARTMENTS, NEIGHBORHOOD ORGANIZATIONS, HOUSING AGENCIES, HISTORIC PRESERVATION REPRESENTATIVES AND ADVOCATES, AGING IN PLACE AND DEI PRACTITIONERS, DEVELOPERS AND BUILDERS BOTH FOR-PROFIT AND NONPROFIT AND ARCHITECT AND REALTORS.

AND LOTS OF CONVERSATIONS AND IN-DEPTH CONVERSATIONS BOTH AROUND PERCEPTION OF MISSING MIDDLE HOUSING AND THE TECHNICAL SIDE OF THAT, AS WELL.

WE CONVENED A STEERING COMMITTEE OF 12 MEMBERS THAT REPRESENTED FOLKS FROM THE PLANNING COMMISSION, DBA, HOUSING PROGRAMS, HISTORIC PRESERVATION, COMMUNITY RELATIONS, AGING, REALTORS, BUILDERS AND DEVELOPERS, AS WELL.

AND THAT GROUP WE HAVE MET WITH A NUMBER OF TIMES BEFORE WE GO OUT TO THE PUBLIC AND BEFORE THERE ARE REALLY ANY CONCEPTS OR RECOMMENDATIONS THAT ARE A PART OF THE ITERATIVE PROCESS THAT ARE HELPING US BOTH DETERMINE HOW WE TALK ABOUT THIS AND HOW WE ROLL THIS

OUT AND REALLY HAVE BEEN A GUIDEPOST FOR US IN EACH STEP OF THE PROCESS HOW WE MOVE FORWARD.

AND THEN FOR IN PERSON, WE HAVE TWO WORKSHOPS JUST LAST WEEK.

AND SO WE DON'T HAVE ALL OF THE ANALYSIS FROM THAT AND WE HAD CLOSE TO 100 PARTICIPANTS AND LAST MONDAY WAS A SMALLER GROUP, BUT LAST WEDNESDAY WE HAD A MUCH HEALTHIER GROUP THAT CAME AND PARTICIPATED AND THEY WERE ASKED TO AND I WILL GET INTO THIS IN JUST A SECOND, TO PUT THEMSELVES IN OTHER PEOPLE'S PERSPECTIVES AND TO RESPOND TO SOME QUESTIONS AND THEN THEY STARTED TO REALLY DIG INTO DIFFERENT TYPOLOGIES AND THE DESIGN AND THE LOOK AND FEEL OF THAT AND THEN REACTIONS TO THE SCENARIO THAT OPTICO HAD PRESENTED.

AND THEN FINALLY AND I WANT TO SAY MOST IMPORTANTLY WE WENT TO THREE POP-UPS, SERENDIPITOUSLY.

THESE WERE AROUND THE HOLIDAYS.

AND WE WERE ABLE TO GO TO SATURDAY WITH SANTA, WINTERFEST AND HOME FOR THE HOLIDAYS.

AND WE HAD BASED ON JUST THE NUMBER OF PEOPLE WHO PARTICIPATED IN A COUPLE OF THE ACTIVITIES WHICH INCLUDED LIKE WHAT ARE YOUR TOP THREE PRIORITIES FOR THE COMMUNITY FUTURE AND THOSE TOP THREE WERE WE WANT WALKABLE AND SAFE NEIGHBORHOODS, WE WANT TO BUILD TO ACCESS PARKS AND GREEN SPACE AND UNANIMOUSLY WE WANT HOUSING OPTIONS THAT THEY CAN AFFORD.

AND THOSE WERE THE THREE THAT PERCOLATED TO THE TOP.

THOSE 320+ PARTICIPANTS WERE THOSE WHO PARTICIPATED, BUT BASED ON RUNNING BACK AND FORTH WE HAD COOKIES THAT WE WERE HANDING OUT TO TARGET JUST TO BE ABLE TO GET MORE PEOPLE AND THIS WOULD PROBABLY BE CLOSER TO 600 PEOPLE THAT WE WERE FACE-TO-FACE TALKING TO ABOUT THIS CONCEPT AND THE PROJECT AT WHAT WAS TO COME THAT MAY NOT HAVE FELT COMFORTABLE PARTICIPATING IN THE ACTIVITIES.

AND SO THERE HAVE BEEN A LOT OF EYEBALLS ON THIS PROJECT, AS WELL.

AND WITH THAT BEING SAID, WE ALL KNOW ZONING IS TECHNICAL AND ABSTRACT.

AND SO WE FELT LIKE WE NEEDED TO HUMANIZE THIS AND WE TALKED ABOUT THIS IN OUR LAST MEETING AND WE BROUGHT OAK PARK CHARACTERS TO LIFE.

THESE CHARACTERS WERE FORMED FROM A LOT OF THE COLLECTIVE CONVERSATIONS THAT WE HAVE ONE-TO-ONE ON CHARACTERS AND REALLY PEOPLE THAT NEEDED TO BE REPRESENTED.

AND THERE ARE A LOT OF COMMUNITY CONCERNS WHICH I KNOW THAT YOU ARE ALL WELL AWARE OF.

PARKING AND TAX INCREASES AND CHANGE TO NEIGHBORHOOD CHARACTER, THEY ARE REAL.

BUT, THEY ARE ALSO A BLOCK TO RECEPTIVITY AND CONVERSATIONS AROUND HOUSING.

AND SO THAT IS AN ISSUE IF YOU LEAD JUST WITH POLICY AND WITH THE TECHNICAL SIDE OF THINGS.

LEADING WITH PEOPLE REALLY CREATING SPACE FOR A MUCH MORE OPEN CONVERSATION ABOUT WHO WE ARE PLANNING FOR AND WHAT WE ARE PLANNING AND POTENTIAL TRADE-OFF.

AND SO IN OUR WORKSHOP YOU WILL SEE HERE THAT WE HAD AN ACTIVITY WITH CARDS WHERE THERE WERE THESE CHARACTERS AND WE ASKED PARTICIPANTS TO PICK A CHARACTER ENTER READ THROUGH THAT AND TO ROOT THEMSELVES IN THEIR LIVED EXPERIENCE AND PERSPECTIVE AND TO ANSWER SOME QUESTIONS BASED ON THAT BEFORE THEY THEN WENT TO THE WORKSHOP AND ANSWERED THEM FROM THEIR OWN PERSPECTIVE.

AND WHAT WE FOUND AND WHAT WE HEARD WAS THAT WHILE THIS WAS REALLY OPENING BECAUSE YOU KNOW I AS A 30-YEAR-OLD WOMAN MAY NOT HAVE HAD THE EXPERIENCE OF SOMEONE WHO IS AGING IN PLACE AND WANTS TO STAY HERE AND VICE VERSA AS SOMEONE WHO HAS BEEN IN THIS COMMUNITY FOR 40 YEARS AND NOT THINKING ABOUT THE FACT THAT THERE ARE PEOPLE IN YOUNGER PEOPLE WHO WANT TO MOVE HERE AND CANNOT AFFORD TO EITHER RENT OR PURCHASE A HOME HERE.

AND SO THESE CHARACTERS ALSO LIVED OUT IN THE PUBLIC REALM.

WE HAD CAMPAIGNS OF WE WANT MORE DEBORAH 'S WHO IS A WOMAN WHO HAS A SINGLE-FAMILY HOME AND WANTS TO AGE IN PLACE, BUT THERE IS NOT A LOT OF OPTIONS TO BE ABLE TO DO THAT.

OR AMELIA WHO OWNS A BOOKSTORE HERE AND NEEDS THAT FOOT TRAFFIC ALONG THE COMMERCIAL COURT ORDER TO SUSTAIN HER BUSINESS.

IN EACH OF THOSE CHARACTERS TOOK ON A DIFFERENT LIFE AND DIFFERENT PERSPECTIVE AND THESE LIVED IN POSTERS AND SOCIAL CAMPAIGNS THAT WE WORK WITH THE VILLAGE TO PROMOTE TO HOOK PEOPLE IN AND TO BRING THEM TO THE WEBSITE AND TO TAKE THIS SURVEY AND THESE STILL LIVE OUT IN THE PUBLIC REALM AND IT IS MY HOPE THAT AS PART OF THE RECOMMENDATIONS FROM THIS PLANNING PROCESS THAT THERE WILL ALSO BE COMMUNICATION AND MARKETING RECOMMENDATIONS.

HOW DO WE TALK ABOUT THIS?

HOW DO WE TALK ABOUT NEXT STEPS AND WHAT I THINK IS STILL VERY IMPORTANT IS THE CONTINUED EDUCATION OF YOUR COMMUNITY AROUND WHY THIS IS IMPORTANT AND WHY IT MATTERS AND WHO IMPACTS.

AND WITH THAT BEING SAID I WOULD LIKE TO PASS IT OVER TO JAKE WHO WILL TALK ABOUT THE REGULATIONS.

>>JAKE: ALL RIGHT, THANK YOU.

GOOD EVENING, MY NAME IS JAKE AND I AM WITH PLANNING AND ZONING AND ALSO WORKING ON THE ROOSEVELT ROAD CORRIDOR AND IT IS GREAT TO BE BACK WITH YOU AGAIN.

AND SO WE ARE TRYING TO DO A LOT OF THINGS HERE.

AND THE PORTIONS CREATE A NUMBER OF BARRIERS THAT THE ARE PREVENTING THE VILLAGE FROM WHAT IT WANTS TO ACCOMPLISH AND SO THESE ARE THE FIRST THINGS THAT WE WANT TO TALK ABOUT TERMS OF BARRIERS.

NOW, FIVE OF THE RESIDENTIAL ZONING DISTRICTS IN TOWN ONLY ALLOW SINGLE-FAMILY DETACHED HOMES.

AND THE TABLE HERE ON THIS SLIDE SHOWS THOSE FIVE DISTRICTS THERE WITH THE OVAL OFFICE.

NOW, ONE OF THE GOALS OF THIS OBJECT IS TO CONTINUE TO ALLOW SINGLE-FAMILY HOUSING.

THAT IS NOT GOING ANYWHERE.

BUT, WE ALSO WANT TO ALLOW MORE TYPES OF HOUSING THAT OAK PARK ALREADY HAS.

AND IN THE CURRENT CODE HOUSING TYPES ARE PERMITTED IN MOST DISTRICTS AND WE CAN SEE THE BLUE BOX ON THIS SLIDE, AS WELL.

AND THIS PROHIBITION INCLUDES TRIPLEX OTHERS, FOR PLEXUS AND COTTAGE COURT AND THIS IS AN ODD BARRIER, BECAUSE TRIPLEX IS ALREADY COMMON AND SO THE FIVE AND SEVEN ARE THE ONLY REAL MISSING DISTRICTS, BUT THEY ALLOW EVERYTHING FROM DUPLEX TO MULTIFAMILY BUILDINGS AND SO IN THE COMMERCIAL COURT ORDERS THERE IS TIME UP FOR THE DISCRETIONARY REVIEW PROCESS.

ANSWER ESSENTIALLY WHAT THE ORDINANCE DOES NOW IS CREATE BINARY CHOICE FOR HOUSING IN THE COMMUNITY.

THE SINGLE-FAMILY HOUSING IN MOST OF THE DISTRICTS OR LARGE WITH LITTLE ROOM IN BETWEEN THE EXTREMES.

NOW, THE NEXT SLIDE WE WANT TO SHOW ANOTHER BARRIER TO MISSING MIDDLE HOUSING.

AS THEY OFTEN NEED TO ASSEMBLE MORE THAN ONE LOT TO BUILD MISSING MIDDLE HOUSING TYPES.

AND THIS IS A UNNECESSARY BARRIER BECAUSE DUPLEX AND TRIPLEX AND FOUR PLEX FIT WITHIN THE SAME FOOTPRINT AND SO THE ILLUSTRATIONS ON THIS SLIDE SHOW WITH THAT MIDDLE HOUSING TYPE WOULD LOOK LIKE IN TERMS OF A TYPICAL OAK PARK LOT.

AND THESE ILLUSTRATIONS SHOW THE EXISTING REQUIREMENTS FOR THINGS LIKE LOT AREA, LOT WITH, SETBACKS AND BUILDING HEIGHT AND HOW MISSING MIDDLE HOUSING TYPE FIT WITHIN THAT.

IN THE CURRENT CODE HAS THE IMPACT OF ENCOURAGING BIGGER AND BIGGER SINGLE-FAMILY HOMES WHICH IS NOT ONE OF THE GOALS OF THE STRATEGIC PLANNING THAT WE ARE LOOKING FOR.

AND THE THIRD BARRIER IS THAT WE WANTED TO HIGHLIGHT THE DESIGN STANDARDS IN THE CODE AND DESIGN STANDARDS ARE GREAT AND WE LOVE THEM AND THEY HELP MAINTAIN THE LOOK AND FEEL OF THE COMMUNITY, BUT THE EXISTING STANDARDS THAT THE CODE HAS NOW ARE EXCLUSIONARY TO SOME DEGREE AND A LITTLE BIT FUZZY WHICH LEADS TO UNCERTAINTY AND ADDS COST. SO, ONE EXAMPLE OF THAT IS THE DESIGN STANDARDS FOR MULTIFAMILY BUILDINGS INTEGRATE WITH THE DESIGN STANDARDS FOR BOTH NONRESIDENTIAL DEVELOPMENT AND MIXED USE DEVELOPMENT.

IN THIS CREATES CONFUSION IN TERMS OF WHAT WE ARE LOOKING FOR.

SIMILARLY THE DESIGN STANDARDS FOR ALL RESIDENTIAL DEVELOP ALONG ROOSEVELT ROAD ARE VERY COMPLICATED.

THERE ARE LAYERS OF STANDARDS THERE FROM EVERYTHING FROM BUILDING FAÇADES TO BUILDING HEIGHT TO ON-SITE PARKING WHICH ADDS QUITE A BIT OF UNCERTAINTY TO THE DESIGN PROCESS THERE.

AND THE FINAL SLIDE THAT WE HAVE IS ACCESSORY DWELLING UNIT AND NOW WE HAVE BEEN TALKING ABOUT THIS FOR YEARS NOW, BUT THE EXISTING ZONING REQUIREMENTS STILL CREATE QUITE A FEW LIMITATIONS.

NOW, THESE ARE ONLY ALLOWED FOR SINGLE-FAMILY DWELLINGS AND THIS PREVENTS THE ESTABLISHMENT FROM OTHER MISSING MIDDLE HOUSING TYPES LIKE DUPLEX AND THE PRINCIPAL UNIT FOR A ADU MUST BE OWNER OCCUPIED AND THE ADDITIONAL BARRIERS INCLUDE STANDARD FOR BUILDING HEIGHT, SETBACKS, COVERAGE AND DESIGN.

ALL OF WHICH WHICH MAKES IT HARDER TO DESIGN A ADU AND TO BUILD ONE AND YOU KNOW THEY ARE PRETTY EXPENSIVE HOUSING TYPES TO DEVELOP IN THE FIRST PLACE.

AND THE LAST SLIDE THAT WE HAVE FOR YOU HERE IS KIND OF OUR IDEAS AND OPTIONS FOR PROPOSED ZONING DISTRICTS AND THIS IS AS WE HAVE SAID EARLIER NOT NECESSARILY A RECOMMENDATION, BUT KIND OF COMPARING SIDE-BY-SIDE OUR EXISTING ZONING MAP AND SOME OF THE IDEAS THAT WE HAVE BEEN PUTTING TOGETHER FOR WAYS TO CONSOLIDATE THOSE ZONING DISTRICTS INTO A EASIER TO USE AND MORE CAPABLE TYPE THAT IS MORE FLEXIBLE FOR THOSE MISSING MIDDLE HOUSING TYPE.

AND I THINK ON THAT WE WILL OPEN IT UP FOR DISCUSSION.

THANK YOU.

>>PRESIDENT SCAMAN: THANK YOU.

OKAY, WHO WOULD LIKE TO START US OFF WITH OUR FEEDBACK AND DISCUSSION THIS EVENING?

STAFF PUT TWO HOURS.

I WOULD LIKE TO NOT GO FOR TWO HOURS.

THANK YOU, THANK YOU!

- OKAY, LET'S START WITH FIVE MINUTES APIECE.

>>TRUSTEE STRAW: I'LL TRY TO BE EVEN MORE BRIEF.

THIS IS A GOOD START.

I AM EXCITED TO SEE THE MORE SPECIFIC RECOMMENDATIONS COME FORWARD.

THE 167 PAGE MEMO IS EVEN MORE EXCITING THAN THE PRESENTATION AND I DEFINITELY COMMEND OUR VIEWING AUDIENCE TO TAKE A DIVE INTO ALL OF THAT.

ONE THING THAT I WAS CURIOUS ABOUT IN ALL OF THOSE ZONING SCENARIOS THAT ARE PRESENTED, THE EXISTING - FROM THE EXISTING ZONING THERE IS THE LIGHT BEIGE AREA AND THE LARGER LOT SIZES AND MORE HISTORIC DISTRICT AND IT SEEMS THAT IN ALL OF THE MAP WE ARE SORT OF KEEPING THE BOUNDARIES THERE THE SAME AND I WAS WONDERING WHETHER YOU COULD SPEAK TO THAT, ESPECIALLY THERE IS THE PART WHERE THE FRANK LLOYD WRIGHT HOME AND STUDIO IS AND MUCH OF THE FRANK LLOYD WRIGHT DESIGNED HOMES THAT ARE IN

THAT PRAIRIE STYLE AND THEN THE LARGER LIGHT BEIGE AREA THAT IS - THAT HAS A LITTLE BIT LESS DENSITY OF THOSE SPECIFICALLY IDENTIFIED STRUCTURES, BUT IS MUCH LARGER BY LAND AND AS A RESULT ROPES IN A LARGE NUMBER OF CONTRIBUTING STRUCTURES AND THIS CROSSES OVER A LITTLE BIT FROM OUR FIRST AGENDA ITEM TO OUR SECOND AGENDA ITEM, BUT I'M CURIOUS WHY THESE LARGEST LOT SIZES ARE GETTING THE LOWEST DENSITY TREATMENT ON THE ZONING MAP, BECAUSE IT DOES SEEM LIKE YOU KNOW THERE MAY BE SOME OPPORTUNITIES FOR MORE MISSING MIDDLE HOUSING THERE IF THERE ARE LARGER LOTS WHERE THE EXISTING USE IS NOT MAINTAINABLE IN THE FUTURE.

>>JENNIFER: GREAT QUESTION AND WE HAVE DONE SEVERAL ITERATIONS AND WE BROUGHT THIS QUESTION, THAT EXACT QUESTION TO THE STEERING COMMITTEE AND IN SMALLER WAYS TO THE COMMUNITY TO TRY AND GET AT THIS ANSWER OF WHICH HOUSING TYPE WE WILL WANT TO ALLOW WHERE AND DO WE DRAW DIFFERENT LINES FOR LACK OF A BETTER TERMINOLOGY IN THE ZONING MAP?

AND REALLY WE GO BACK TO THAT ANALYSIS OF WHAT ARE THE EXISTING ZONES AND WHAT ARE THEY ALLOWING NOW AND WE DID A ROBUST COMPARISON TO SHOW THAT RIGHT NOW ARE ONE AND THE TWO HAVE THE EXACT SAME SETBACKS AND STANDARDS.

BUT, WHAT WE RECOGNIZE IS THAT THEY HAVE VERY DIFFERENT LOT SIZES. AND SO WE WANT TO BE VERY CAREFUL ABOUT TREATING A VERY LARGE 100 FOOT LOT THE SAME WAY THAT WE TREAT A 50 FOOT LOT.

AND THAT IS WHERE WE WENT THROUGH SEVERAL ITERATIONS THAT ACTUALLY BROADEN THAT LIGHTER COLOR BECAUSE THEIR JUSTIFICATION FOR THAT BECAUSE THE STANDARDS ARE THE SAME.

BUT, THAT NEXT LAYER OF ANALYSIS IS THAT THE LOT SIZES ARE VERY DIFFERENT. AND WE KNOW ZONING IMPACT DIFFERENT SIZE LOSS DIFFERENTLY AND WE WANTED IT TO DO SO APPEARED WE WANTED IT TO ACKNOWLEDGE THE CHANGING CHARACTER THAT WE SEE IN THAT DISTRICT AND SO THIS MAP IS REALLY STARTING TO COMBINE THOSE THREE LAYERS OF WHERE WE HAVE ACCESS TO AMENITIES, DOWNTOWN AND WHERE IS THE EXISTING ZONING AT NOW AND WHERE DOES THE LOT SIZE COME INTO PLAY?

AND SO PART OF THE COMMUNITY FEEDBACK THAT WE ARE LOOKING TO GET IS IN THOSE AREAS WHERE WE HAVE THE LARGEST LOTS, WHAT USES ARE APPROPRIATE?

AND FROM THE STEERING COMMITTEE WE HEARD LOUD AND CLEAR THAT IT SHOULD ALSO BE ALLOWED TO HAVE MIDDLE HOUSING BUT WE SHOULD ALSO THINK ABOUT THE SIZE AND SHAPE OF THAT LARGER LOT VERY CAREFULLY AND THAT IS WHY THOSE GET CALLED OUT DIFFERENTLY IN THIS MATTER.

>>TRUSTEE STRAW: SO, THE DIFFERENCE IS BETWEEN THE PROPOSED N1 AND N2 ZONES IS ABOUT SETBACKS?

>>JENNIFER: SETBACKS AND ALIGNING THE FOOTPRINT OR THE LOT COVERAGE WITH THE CHARACTER OF THAT DISTRICT TODAY WHILE ALLOWING ONE, TWO, THREE, FOUR POTENTIAL UNITS WITHIN THAT SAME BUILDING ENVELOPE WHILE

MAINTAINING THE SETBACKS AND THE LOT COVERAGE AND THE SCALE SO IT MATCHES THAT DISTRICT REGARDLESS OF WHAT USE GOES INTO THOSE.

>>TRUSTEE STRAW: OKAY, SO THE N1 AND N2 USES ALLOWED THE SAME HOUSING TYPE, IT IS JUST A DIFFERENCE -

>>JENNIFER: THEY WOULD BE VERY SIMILAR, WE ARE ANXIOUS TO HEAR FROM YOU IF YOU DESIRE TO SEE A DIFFERENCE IN WHAT THOSE TWO DISTRICTS ALLOW IN TERMS OF USE.

>>TRUSTEE STRAW: I AM IN FAVOR OF ALLOWING THE SAME TYPE OF USES THAT IS TO SAY ALLOWING MISSING MIDDLE THAT SORT OF FITS IN A NEIGHBORHOOD CONTACT THAT HAS HISTORICALLY HAD BEEN IN OUR NEIGHBORHOODS THROUGHOUT OAK PARK AND I WILL BE INTERESTED IN HEARING MORE ABOUT WHAT MY COLLEAGUES THINK AND MORE AS WE GET TO FUTURE PRESENTATIONS AS WE THINK ABOUT SOME OF THE THOUGHTS ON THE SETBACKS AND HOW WE DO THAT, BECAUSE I THINK ONE OF THE THINGS THAT WE HAVE TALKED ABOUT PREVIOUSLY AND I DON'T KNOW THAT THIS PRESENTATION NECESSARILY GETS INTO IS WITH ANY ZONING PROPOSAL, IF OUR GOAL IS TO ACTUALLY ENCOURAGE THE DEVELOPMENT OF ADDITIONAL MISSING MIDDLE HOUSING OVER TIME, WE NEED TO BE THOUGHTFUL ABOUT AND HOW WE ARE CHANGING OUR ZONING CODE IN A WAY THAT ACTUALLY PROMOTES MORE CONSTRUCTION OF MISSING MIDDLE AS OPPOSED TO WHAT WE ARE SEEING NOW WITH TEARDOWN WHERE WE GET PEOPLE BUILDING TO THE LARGEST POSSIBLE ENVELOPE WITH SINGLE-FAMILY HOMES WHICH IS SORT OF ANTITHETICAL TO THE GOALS OF THE MISSING MIDDLE PROGRAM.

I AM CURIOUS STEPPING AWAY FROM THE ZONING QUESTION, BUT JUST A HISTORICAL DATA QUESTION, DO WE HAVE ANY DATA ON THE NUMBER OF DUPLEX, TWO, THREE, FOUR THAT OVER TIME SINCE THE 1947 ZONING LAWS WERE IMPLEMENTED, WERE CONVERTED TO SINGLE-FAMILY HOMES?

BECAUSE I KNOW THAT WE HAD THAT LOVELY MAP OF DATA OF WHERE WE HAVE EXISTING MULTIFAMILY IN OUR NOW SINGLE-FAMILY ZONED DISTRICTS, BUT I KNOW THAT THERE HAS BEEN AND FRANK LIPPO HAS WRITTEN A NUMBER OF TIMES ABOUT THE TREND OF CONVERSIONS OF MULTIFAMILY TO SINGLE-FAMILY.

AND I WAS READING SOME OF THOSE THINGS IN THE WEDNESDAY JOURNAL AND SO IT WAS A HISTORICAL TREND FROM OVER THE LAST 40 YEARS OF THESE DOWN CONVERSIONS AND HOW MUCH OF THAT HISTORICAL CHARACTER HAVE WE LOST THROUGH THAT PROCESS OVER THE LAST 80 YEARS SINCE THE 1940S ZONING WAS FIRST IMPLEMENTED?

>>JENNIFER: WE DID NOT, BUT - WE DO KNOW AND WE SEE THIS AND THERE IS A LOT OF DATA OUT OF CHICAGO ON THE LOSS OF THE TWO UNIT BUILDING BECAUSE IT IS BEING CONVERTED TO A SINGLE UNIT HOME.

WE HAVE ANECDOTAL AND HAVE COME ACROSS SEVERAL EXAMPLES AND WE KNOW AS A REGION AND AS A IMMUNITY WE ARE LOSING MIDDLE HOUSING TYPE AND THERE IS A LOT OF REASONS FOR THAT.

OUR BUILDING CODE AND FINANCING AND DEVELOPMENT INDUSTRY REALLY INCENTIVIZES THE SINGLE-FAMILY HOME.

AND YOU KNOW I HAVE DONE THAT FOR A LONG TIME FROM MANY DIFFERENT ANGLES NOT JUST ZONING AND SO WE ARE LOSING THEM AND I THINK THAT WE HAVE SEVERAL EXAMPLES THAT WE HAVE HEARD OF LIKE A FOUR PLEX THAT WAS LOST AND BURNED DOWN AND WAS REPLACED WITH A VERY LARGE SINGLE FAMILY HOME BECAUSE THAT IS THE ONLY THING THAT WE CAN BUILD TODAY AND IT IS ONLY THING THAT PENCILS IN THE MARKET TODAY FOR A LOT OF REASONS. ZONING ALONE IS NOT GOING TO CHANGE THAT, BUT IT SETS THE STAGE FOR ALLOWING THOSE HOUSING TYPES THAT EXIST TO BE REPLACED WITH THE SAME MULTI UNIT BUILDING AND IT STARTS TO LEVEL THE PLAYING FIELD. SO, IT IS DEFTLY NOT ABOUT ELIMINATING OR ENCOURAGING DEMOLITION OF SINGLE-FAMILY HOMES, THAT IS SOME OF THE MOST AFFORDABLE HOUSING STOCK IN OAK PARK TODAY, BUT IT IS ALLOWING BROADER HOUSING CHOICE AND ALLOWING MORE ATTAINABLE OPTIONS IF AND WHEN SITES BECOME AVAILABLE OVER TIME.

>>TRUSTEE STRAW: I DEFINITELY AGREE WITH THAT AND I FEEL LIKE ONE OF THE THINGS THAT I HAVE HEARD THE MOST FROM FOLKS WHO ARE OPPOSED TO THIS IS LIKE YOU ARE GOING TO DO AWAY WITH SINGLE-FAMILY HOMES AND NO, YOU CAN STAY IN YOUR SINGLE-FAMILY HOME, I'M NOT GOING TO COME AND TAKE IT AWAY FROM YOU.

BUT, WHEN PEOPLE ARE CHOOSING TO TEAR DOWN SOME STRUCTURE AND BUILD SOMETHING, I WANT THEM TO HAVE OPTIONS BEYOND A SINGLE-FAMILY HOME THAT WORK FOR OUR COMMUNITY.

AND SO I GUESS MY FEEDBACK BASED ON WHAT I AM SEEING IS THAT I DO WANT AS YOU ARE EVALUATING THE EXISTING R1 ZONING, I WOULD APPRECIATE IF EVEN THE STEERING COMMITTEE CAN COME BACK WITH SORT OF THOUGHTFULLY, ARE THERE PART OF WHAT IS CURRENTLY ZONED R1 THAT SHOULD BE IN THE N2 MIXED INSTEAD OF THE N1 MIX?

AND SOME OF THE OPTIONS THAT YOU SHOW IN YOUR PRESENTATION THAT GO TO AS MUCH AS A SIX PLEX AND WITHIN THE SETBACKS THAT WE ARE TALKING ABOUT AND WITHIN THE COMMUNITY SETTING THAT WE ARE TALKING ABOUT FOOD ABSOLUTELY FIT WITHIN THE NEIGHBORHOOD.

AND WOULD BE VERY REASONABLE.

AND SO I THINK IT MAKES SENSE TO CONSIDER GOING UP TO SIX PLEX INSTEAD OF LIMITING TWO FOUR PLEX AND MY HOPE IS THAT WE SEE IN THE PROPOSAL, MORE AROUND WHAT THE SPECIFICS OF THE SETBACKS AND THE PARKING REQUIREMENTS AND THOSE THINGS MIGHT BE AND WHETHER WE SHOULD BE CONSIDERING MAKING THEM VARIABLE SUCH THAT THERE IS SOME INCENTIVE TOWARDS THE MISSING MIDDLE OVER THE SINGLE-FAMILY WITH SORT OF BUILT-IN ALLOWANCES SUCH THAT MORE OF THE DUPLEX AND THREE AND 4B AND UP BEING BUILT.

>>JENNIFER: IF I CAN, WE TESTED EVERY ZONING DISTRICT AND TESTED YOU KNOW CONSTRUCTION METHODS TODAY FOR THESE TYPES FROM 2 TO 6 UNITS AND BY AND LARGE THERE WAS VERY LITTLE THAT WE NEEDED TO DO TO THE BUILDING

ENVELOPE THAT IS ALLOWED TODAY TO FIT A REASONABLE AND MARKETABLE MIDDLE HOUSING, SMALL MIDDLE HOUSING TYPE WITHIN THAT. AND THAT IS ENCOURAGING.

BUT, IT IS THEN, IT BEGS THE NEXT QUESTION OF HOW YOU ACTUALLY OR DO YOU WANT TO INCENTIVIZE THESE AND NOT JUST ALLOW THEM AND THAT IS A NEXT STEP THAT WE WOULD ENCOURAGE THE VILLAGE TO KEEP THINKING ABOUT, BECAUSE THEY ARE HARD TO MAKE IN TODAY'S MARKET.

>>TRUSTEE STRAW: FOR ME THE ANSWER IS YES.

>>JENNIFER: NOTED.

THANK YOU.

>>PRESIDENT SCAMAN: PRETTY CONFIDENT THOSE CLOSER TO 15 MINUTES.

SO - CORY -

>>TRUSTEE WESLEY: SO SINCE EVERYONE IS WAITING TO HEAR FROM ME I WILL SAY THAT I JUDGE THAT TO BE ABOUT 37 SECONDS AND SO WELL DONE! I'M CURIOUS ABOUT WHAT WE ARE OPTIMIZING FOR WITH THIS? LIKE WHAT IS OUR GOAL IN TERMS OF THE PROPOSED ZONES?

>>JENNIFER: IN TERMS OF THE HOUSING COMPOUND CAPACITY WISE?

>>TRUSTEE WESLEY: IS THIS HOUSING UNIT COUNT OR CAPACITY LIKE WHAT IS IT?

>>JENNIFER: IT IS ALL OF THE ABOVE AND NONE OF THE ABOVE ALONE. I HATE TO SAY THAT BECAUSE IT IS NOT A COPOUT, IT IS COMPLICATED YOU KNOW MIDDLE HOUSING ALONE IS NOT GOING TO MEET YOUR AFFORDABILITY GOALS, RIGHT?

JUST IN THE SAME CONVERSATION THAT ADU DID NOT.

ARE THEY MORE ATTAINABLE THAN THE SINGLE UNIT HOUSE?

ABSOLUTELY.

BUT, ZONING ALONE IS NOT GOING TO MAKE THEM AFFORDABLE.

IT IS ABOUT EQUITY AND ALIGNING THE ZONING MAP WITH BOTH THE PHYSICAL CONDITIONS AND GEOGRAPHIES THAT WE HAVE TODAY, RIGHT?

AND SO THE LOT SIZE USE WHERE WE ALLOW DIFFERENT THINGS AND WHERE WE ALREADY HAVE THEM BUILT AND WHERE WE ARE ALLOWING HOUSING CHOICES TO MEET THE DIFFERENT NEEDS THAT WANT TO BE IN OAK PARK.

THAT TO ME IS THE GOAL AND WE WERE NOT GIVEN NOR DID THE STRATEGIC VISION PUT IN MANY COMMUNITIES THAT YOU SEE WE HAVE A TARGET UNIT COUNT THAT WE NEED TO HIT IN THE NEXT 10 OR 20 YEARS AND THAT WAS NOT GIVEN TO US AND THAT WAS NOT THE GOAL OF THIS PROJECT.

IT IS TO ALLOW MORE HOUSING BROADLY AND I THINK WHAT WE RECOGNIZE IS THAT WE DON'T HAVE A LOT OF VACANT PROPERTIES AND THAT IS A GREAT THING.

BUT, WE DO HAVE A LOT OF OPPORTUNITY ON THE CORE DOORS WHICH IS WHY THIS IS NOT A MIDDLE HOUSING ONLY ENDEAVOR.

IT IS ALSO LOOKING STRATEGICALLY AT OUR CORE DOORS THAT ARE UNDERUTILIZED WITH PARKING OR COMMERCIAL GAS STATION SITE AND WHERE WE CAN UNLOCK SOME OF THAT OPPORTUNITY FOR MORE CAPACITY.

IT IS BOTH.

IT IS SETTING THE STAGE FOR A MORE INCLUSIVE ZONING AND INCREMENTAL CHANGE OVER TIME AS WELL AS REDUCING SOME OF THOSE BARRIERS THAT WE KNOW ADDS COST AND WE HEARD AGAIN AND AGAIN FROM DEVELOPERS BOTH NONPROFIT AND FOR-PROFIT THAT OAK PARK WAS NOT A WELCOMING PLACE FOR DEVELOPMENT.

THAT WE WERE ADDING COST THAT IS DIRECTLY PASSED ONTO THE CONSUMER IN MANY OF OUR DEVELOPMENTS TODAY AND IT IS RIGHTSIZING SOME OF THAT ZONING SO THAT WE ARE NOT UNINTENTIONALLY ADDING COST TO NEW DEVELOPMENT. AND IT IS NOT STRAIGHTFORWARD, BUT IT IS ALL OF THOSE AND IT IS COMPLICATED.

>>TRUSTEE WESLEY: I WAS GOING TO SAY THAT I DID NOT FIND THAT TO BE A STRAIGHTFORWARD ANSWER NOR DID I FIND IT TO BE A COMPELLING ONE. HONESTLY IF WE ARE NOT OPTIMIZING FOR ANYTHING WE ARE OPTIMIZING FOR NOTHING AND THIS IS A CHANGE WITHOUT A NORTHSTAR WHICH MEANS IT IS A CHANGE THAT WILL HAVE NO IMPACT AND FOR ME WE NEED TO FIGURE OUT WHAT WE ARE ACTUALLY TRYING TO DO.

WE ARE TRYING TO ENCOURAGE MORE HOUSING UNITS AND IF THAT IS THE CASE, THEN THAT WILL OBVIOUSLY ENCOURAGE MORE AFFORDABLE HOUSE UNITS BECAUSE THIS CREATES AFFORDABILITY.

IF WE ARE JUST TRYING TO DO A EQUITY FIX, THAT IS FINE, BUT THEN SHOW HOW WHY AND WHAT THAT CHANGE DOES AND HOW IT CREATES THE IMPACT THAT CREATES THE EQUITY FIX.

FROM WHAT I AM FEELING RIGHT NOW IS THAT WE ARE TAKING THE EXISTING BUILDING CODE AND PAINTING IT WITH DIFFERENT COLORS BECAUSE WE DID NOT LIKE WERE ONLY BROWN PEOPLE COULD LIVE AND NOW WE ARE PUTTING ORANGE THERE.

AND PERSONALLY I FEEL LIKE I DON'T QUITE KNOW WHAT WE ARE DOING AND WITHOUT THE CONTEXT OF THE NORTHSTAR LIKE WE ARE WITHOUT A RUDDER. AND THIS HAS BEEN AN ENDEAVOR THAT WE HAVE BEEN WORKING ON FOR THE LAST TWO YEARS I THINK AND IT IS ONE THAT IS VERY NEAR AND DEAR TO MY HEART FOR A NUMBER OF DIFFERENT REASONS AND ONE, THE EQUITY COMPONENT AND SINGLE-FAMILY HOMES AND IT WAS CREATED AS A RESULT OF RACISM TO USE CLASS AS A PROXY FOR RACE.

THAT IS HISTORIC AND ABSOLUTELY VALIDATED AS TRUTH, IT IS DOCUMENTED EVERYWHERE.

THAT SAID, THERE IS ALSO AFFORDABILITY AND OUR PRICES FOR RENT ARE GOING TO THE ROOF AND THE PRICES FOR HOME COSTS ARE GOING TO THE ROOF AND WE KNOW THE CURE FOR THAT AND THE CURE FOR THAT IS MORE SUPPLIED.

IF THIS IS ZONING CHANGE THAT WOULD ULTIMATELY ENACT DOES NOT CREATE MORE SUPPLY THEN HONESTLY I WILL NOT VOTE FOR IT.

AND I WILL BE VERY LOUD ABOUT WHY I WON'T VOTE FOR IT AND I WILL NOT DO ANY KIND OF PRESS OR PUBLICITY OUTSIDE OF OAK PARK, YOU WILL SEE ME ON GOOD MORNING AMERICA.

AND SO WE, THE GOVERNOR JUST ANNOUNCED AND MADAM PRESIDENT WAS THERE AND AMAZING PROGRAM.

IF OUR PROGRAM DOES NOT EXCEED THAT I WILL CONSIDER IT A FAILURE.
BECAUSE, WE WERE DOING AT FIRST.

>>JENNIFER: WE SEE OURSELVES AND THIS PROJECT AS REALLY TESTING THE WATERS FOR THAT INITIATIVE AND BEING AHEAD OF THE CURVE AND I APPLAUD YOU FOR TAKING THAT STEP AND TO BE VERY CLEAR, ALL OF THE YELLOW AND ORANGE DOES ALLOW MORE HOUSING UNIT THEN IT DOES TODAY.

>>TRUSTEE WESLEY: BUT, ONLY 2.5 STORIES WHICH IS BASICALLY WHAT THIS IS DOING NOW AND THE BILL WILL ALLOW FOR 3 AND A HALF -

>>JENNIFER: WE ARE EXPLORING THE HEIGHT TO UNDERSTAND WHAT IS CONSTRUCTIVELY AND THE REALITY IS ONCE YOU GO ABOVE THREE STORIES IT IS A DIFFERENT CONSTRUCTION TYPE THAT ADDS A SUBSTANTIAL AMOUNT OF COST AND IT IS VERY UNLIKELY ON OUR 40 AND 50 FOOT WIDE LOTS.

SO, TO BE CLEAR ABOUT THE GOALS IT IS ABOUT LOOKING VERY BROADLY AT ALLOWING HOUSING CHOICES THAT ALIGN WITH THE BUILD - BILL, BROADLY, BUT THE REALITY OF OUR MARKET IS THAT BILLS ARE NOT GOING TO BE QUICK TO COME. EVEN IF WE ALLOWED EIGHT UNITS EVERYWHERE.

THEY WILL NOT BE QUICK TO BUILD FOR FORCES OUTSIDE OF OUR ZONING CODE AND WE HAVE A LIST OF RECOMMENDATIONS FOR NEXT STEPS THAT CAN HELP TURN THAT NEEDLE, OR TURN THAT DIAL AND SO I WANT TO BE HONEST THAT THAT IS THE REALITY WHEN WE ARE LOOKING AT MIDDLE HOUSING AND WE ARE LOOKING AT BROADENING THOSE HOUSING CHOICES, BUT WILL BE INCREMENTAL CHANGES WHICH IS WHAT WE HAVE SEEN IN MOST COMMUNITIES THAT HAVE DONE THIS. IN THE CORE DOORS IT IS ABOUT HOUSING CAPACITY AND REDUCING THE COST OF DEVELOPMENT THAT IS BEING DIRECTLY PASSED ONTO THE CONSUMER.

>>TRUSTEE WESLEY: FAIR.

I AM LESS CONCERNED ABOUT HOW IT PENCILS AND DEVELOPERS WILL FIGURE THAT OUT AND IF WE NEED TO INCENTIVIZE AT SOME POINT THAT COMES BACK BEFORE THE BOARD WE WILL FIGURE THAT OUT.

I AM A LOT MORE CONCERNED WITH THE EQUITY COMPONENT OF PUTTING HOUSING ONLY ON THE CORE DOORS WHICH IS WHAT WE PUT IT NOW AND THEN IT GETS SEGREGATED, NEIGHBORHOODS.

AND WHEN FOLKS WALK OUTSIDE THEIR DOOR, THEY CAN COUNT THE JOHNSONS AND THE WASHINGTONS ANGLES OF THE TWO BLACK FAMILIES THAT LIVE ON THE BLOCK.

I WOULD LIKE TO ELIMINATE THAT AND THE ONLY WAY TO ELIMINATE THAT IS TO ADD MORE HOUSING ON A SINGLE-FAMILY BLOCK SO EVERYONE WHO MOVED TO OAK PARK CAN ACTUALLY EXPERIENCE THE OAK PARK EXPERIENCE AND NOT JUST THE EXPERIENCE OF LIVING ON A COURT OR WHERE THEY HAVE 500 CARS BREATHING PAST THEIR FRONT DOOR EVERY HOUR OF THE DAY.

AND IDEALLY WE COME FROM THIS RICH HISTORY THAT WE LIKE TO TALK ABOUT OF DIVERSIFYING OAK PARK LIKE WE WERE 1968 LIKE WE LOVE 1968, DON'T WE?

IT IS OUR THING AND WE STAND ON THAT.

AND IT WORKED THEN, IT DOES NOT WORK NOW.

WHAT WORKS NOW IS HAVING AFFORDABLE HOUSING UNITS EMBEDDED IN OUR NEIGHBORHOOD AND IF WE ARE NOT BUILDING A PROGRAM THAT DOES THAT THEN WE ARE NOT BUILDING A PROGRAM IN TODAY'S MARKET AND TODAY'S NEEDS AND WHAT WE ARE SEEING RIGHT NOW IS A PROGRAM THAT DOES NOT ACCOMPLISH THAT IN MY OPINION.

AND SO FOR ME I WOULD LIKE TO SEE MORE OF THAT.

THE OTHER QUESTION I HAVE IS WITH THESE VARIOUS DIFFERENT ZONES, HOW MANY - DO WE ELIMINATE ALL OF OUR NONCONFORMING HOUSING IN OUR AREAS? LIKE IF WE TAKE WHATEVER PROPOSED RECOMMENDED A, B, C, D, DOES THAT ELIMINATE THE NONCONFORMING HOUSING?

>>JENNIFER: YOU MEAN FROM THE MIDDLE HOUSING THAT IS NOT ALLOWED TODAY?

>>TRUSTEE WESLEY: IT IS NONCONFORMING UNDER OUR NEW ZONING.

>>JENNIFER: IT WILL NOT ELIMINATE ALL, BUT WILL IT SUBSTANTIALLY CHANGE HOW MANY OF THOSE ARE NONCONFORMING?
YES.

>>TRUSTEE WESLEY: I DON'T KNOW IF WE CAN ILLUMINATE 100%, BUT A SUCCESSFUL PROGRAM LEGALIZES THE NEIGHBORHOODS THAT WE HAVE ALREADY BUILT.

>>JENNIFER: THAT WAS ONE OF THE STRONGEST POINTS IN A LOT OF THE WORKSHOPS WAS JUST THIS MISUNDERSTANDING THAT WE DON'T ALLOW THOSE BUILDINGS TODAY AND THEY ARE NONCONFORMING.
AND THAT IS BASELINE.

THAT IS JUST ALIGNING OUR ZONING WITH WHAT EXISTS TODAY.

WE NEED TO GO FURTHER THAN THAT TO UNLOCK THOSE ADDITIONAL HOUSING TYPES, BUT AS A BASELINE THAT IS THE FIRST STEP.

AND THAT IS WHY WE LOOKED AT AND Poured THROUGH DATA FOR WHERE THOSE EXIST TODAY TO UNDERSTAND WHERE THAT MISALIGNMENT IS.

>>TRUSTEE WESLEY: IT SOUNDS LIKE WE HAVE NOT DONE THAT, THOUGH. IN TERMS OF - BECAUSE WE DON'T KNOW LIKE THE PERCENTAGE OF HOW MANY OF THE NONCONFORMING HOUSES THAT WE HAVE NOW WILL BE CONFORMING AFTER THE ZONING CHANGES, IT DOES NOT SEEM LIKE WE HAVE ASKED THE OPTIMIZED FOR THAT EITHER.

I HEARD A LOT OF MENTION OF CHARACTER AND CONTACT AND I HATE BOTH OF THOSE C WORDS.

AND I AM A PERSON WHO LIKES C BECAUSE MY FIRST NAME STARTS WITH ONE, BUT I TALKED MY CLIENTS ALL THE TIME ABOUT CONTACT AND WHEN IT COMES TO TECHNOLOGY SYSTEMS AND HOW THINGS MOVE BETWEEN ONE PLACE AND ANOTHER AND WHEN WE START TALKING ABOUT CONTEXT AND CHARACTER, IT IS BASICALLY SAYING REPRESSION WITH PRETTY WORDS.

WE ARE BASICALLY SAYING THAT THINGS CANNOT CHANGE, BECAUSE WE ARE RATIFIED THIS VERSION OF HISTORY THAT ALREADY EXISTS AND IS SO IF YOU CANNOT ALIGN YOURSELF WITH WHAT ALREADY EXISTS, THEN YOU CANNOT EXIST HERE.

WELL, THAT IS PROBLEMATIC FOR ME BECAUSE NOT A LOT OF PEOPLE LOOK LIKE ME WHO EXIST HERE.

AND NOT A LOT OF PEOPLE LOOK LIKE ME THEN WHEN THE RATIFICATION HAPPENED.

AND IF WE ARE SAYING CHARACTER IS OUR BASELINE AS ONE OF THE THINGS THAT WE HAVE TO ADHERE TO, THEN I'M SAYING THAT WE ARE SAYING OAK PARK MUST ADHERE TO A WHITE STANDARD OF CARE.

>>JENNIFER: I DO NOT DISAGREE.

WE DID HEAR ABOUT CHARACTER AND CONTEXT FROM THE COMMUNITY AGAIN AND AGAIN AND I DO THINK IT COMES UP AS AN IMPORTANT CONSIDERATION AND WE DO HAVE TO TALK ABOUT IT.

FROM OUR WORK YOU KNOW WE DO KNOW THAT THE SCALE IMPACTS THE QUALITY OF THE BUILT ENVIRONMENT AND AS A LARGE PART OF WHY PEOPLE OF MANY DIFFERENT WALKS OF LIFE AND MANY DIFFERENT PERSPECTIVES WANT TO LIVE IN OAK PARK FOR THAT NEIGHBORHOOD CHARACTER.

AND SO IT IS TRYING TO GET ACCESS TO THAT CHARACTER TO MORE PEOPLE.

AND IT IS A TERRIBLE WORD, I GET THAT, BUT IT IS ABOUT ALIGNING WITH THE CONTEXT AND WE CAN AND WHAT WE FIND WITH MIDDLE HOUSING IS THAT THE MARKET ADVANTAGE AND THE DEMAND FOR IT IS BECAUSE IT GIVES PEOPLE MORE ACCESS TO THOSE THINGS THAT WE LOVE ABOUT A SINGLE-FAMILY HOME.

THE FRONT DOOR, THE LITTLE BIT OF OPEN SPACE, THE ABILITY TO LIVE ON A GREAT RESIDENTIAL STREET THAT HAS BLOCK PARTIES, RIGHT?

THAT IS WHERE WE TALK ABOUT CHARACTER.

IT IS NOT ARCHITECTURE STYLE, THIS HOPEFULLY ALIGNS WITH THAT VALUE IN OAK PARK FOR SOME OF THE HISTORIC STYLES AND THAT IS ANOTHER - ZONING SHOULD KNOCK INTO THE WEEDS ON STYLE, BUT IT SHOULD CARE ABOUT THE SCALE BECAUSE WE HEAR AGAIN AND AGAIN ABOUT THE DEMAND AND THE DESIRE FOR THAT TYPE OF COMMUNITY AND THAT TYPE OF NEIGHBORHOOD AND THE REALITY IS THAT FEWER AND FEWER PEOPLE CAN AFFORD TO LIVE IN OAK PARK AND SO IT IS NOT AN EITHER OR.

I THINK WE CAN HAVE BOTH.

I THINK WHAT PEOPLE LOVE ABOUT OAK PARK IS THAT WE DO HAVE BOTH.

WE HAVE MULTIUNIT HOUSING IN NEIGHBORHOODS THAT HAVE THOSE - THAT FEEL AND THAT SCALE AND THAT IS REALLY WHAT WE FEEL THE ZONING CAN ACKNOWLEDGE FOREMAN SCALE AND ALLOW FOR MORE HOUSING.

>>TRUSTEE WESLEY: BUT, WE SIMPLY CANNOT BUILD THOSE AGAIN UNDER THIS PLAN, BECAUSE WE JUST ESTABLISHED THAT NOT ALL OF THEM WILL BE CONFORMING AND WHEN I THINK ABOUT CHARACTER, WHAT I THINK ABOUT IS OVER CHARACTER IN THE PLACE THAT I LIVES, SOUTHEAST OAK PARK AND I CAN WALK ON THE NEXT BLOCK AND SEE A TON OF APARTMENT BUILDINGS THAT ARE LINED UP NEXT TO FAMILY - SINGLE-FAMILY HOMES AND THAT IS WHAT I AM ADVOCATING FOR.

>>JENNIFER: THAT IS EXACTLY WHAT THE CODE IS TRYING TO DO AND -

>>TRUSTEE WESLEY: WITH THE 2.5 STORY MAXIMUM WE WILL NOT BE ABLE TO RE-CREATE THAT CHARACTER.

>>JENNIFER: AND WE SAID VERY CLEARLY THAT THIS IS NOT THE RECOMMENDATIONS FINALLY, WE ARE CONSIDERING THIS AND IN TERMS OF NONCONFORMITIES I CAN SAY WITHIN SOUTHEAST OAK PARK ESPECIALLY BECAUSE THEY HAVE THE SMALLEST LOT SIZES -

>>TRUSTEE WESLEY: AND THE LARGEST -

>>JENNIFER: AND THE THREE FLAT FOR SURE.

AND IT IS WOULD DRAMATICALLY SHIFT THE NONCONFORMITIES AND I MEAN IF I HAD TO GUESS FROM OUR EXPERIENCE IT WOULD BE REMOVING 75 TO 80% OF THOSE AT A MINIMUM.

I AM CONFIDENT IN THAT.

WE HAVE NOT DONE THE LOT BY LAW ANALYSIS AND I WOULD LOVE TO.

BUT, THAT WOULD TAKE YOU NO MORE TIME THEN WE HEARD WE HAVE.

>>TRUSTEE WESLEY: I APPRECIATE THAT.

SO, CHARACTER HONESTLY, IF THE BILL PASSES WHICH AT THE STATE LEVEL THIS DISCUSSION IS MOOT ANYWAY, BECAUSE IT GIVES WAY OF CHARACTER AS AN ITEM THAT CAN BE REGULATED.

>>JENNIFER: TBD ON WHAT THAT MEANS BECAUSE IN MOST STATES, IT STILL ALLOWS THE ZONING TO REGULATE SETBACKS AND LOT COVERAGE AT ALL OF THOSE THINGS THAT IMPACT THAT.

AND WE ARE DOING OUR DUE DILIGENCE TO ALIGN AS BEST WE CAN THE MARKET REALITIES OF WHAT IS BUILDABLE TODAY WITH THE MARKET.

>>TRUSTEE WESLEY: I DON'T REALLY WANT WHAT IS BUILDABLE TODAY, THIS TAKES DECADES TO CHANGE AND I WANT TO THINK ABOUT WHAT IS BUILDABLE IN 40 YEARS AND THINGS MAY NOT PENCIL TODAY THAT MADE PENCIL IN 40 YEARS OR IN 20 YEARS AND HONESTLY RIGHT LIKE I WANT TO HAVE ZONING THAT ALLOWS FOR THE CREATION OF THINGS EVEN IF THEY DON'T NECESSARILY PENCIL OUT BECAUSE THEN WE CAN HAVE THOSE DISCUSSIONS WITH THE PEOPLE WHO ARE GOING TO PUT THE MONEY UP TO BUILD THEM AND THEY CAN TELL US WHETHER DEFICIT IS AND THIS BOARD CAN DECIDE WHETHER OR NOT WE WANT TO INCENTIVIZE THAT DELTA, RIGHT?

>>JENNIFER: I THINK WE AGREE.

IF WE WERE DOING WHAT IS ONLY BUILDABLE TODAY, THAT EVEN OUR CORE DOORS WOULD BE JUST TOWNHOUSES AND SINGLE UNIT.

I THINK WE ARE PUSHING FORWARD, BUT WE ALSO ACKNOWLEDGE THAT THE ZONING - WE CANNOT PREDICT THE MARKET 50 YEARS AND ZONING SHOULD BE A LIVING DOCUMENT THAT RESPONSE AND CHANGES AND WE ARE MAKING A SUBSTANTIAL CHANGE TO ALIGN IT WITH THE HOUSING NEEDS OF TODAY.

BUT, I APPRECIATE ALL THAT.

>>TRUSTEE WESLEY: I AGREE WITH YOU THAT IT SHOULD BE A LIVING DOCUMENT AND IN THE HISTORY OF THIS COUNTRY IT IS NOT.

AND IF WE HAVE A CHANCE TO CHANGE IT THEN I WOULD LIKE A CHANCE TO CHANGE AND APPROACH IT FROM THE PERSPECTIVE THAT THIS WILL NOT CHANGE AGAIN FOR 50 YEARS AND WILL MAKE SURE THAT IT COUNTS.

>>PRESIDENT SCAMAN: THANK YOU PURE WHO WOULD LIKE TO GO NEXT?

JENNA?

>>TRUSTEE LEVING-JACOBSON: THANK YOU VERY MUCH FOR THE GREAT PRESENTATION AND THE VERY INFORMATIVE MEMO. I STRUGGLE TO PREPARE YOU KNOW LIKE I DON'T HAVE THAT MANY QUESTIONS AND I HAVE A LOT OF REMARKS KIND OF ALL OVER THE PLACE, BECAUSE SIMILAR TO MY COLLEAGUE, TRUSTEE WESLEY, A LOT OF WHAT I FEEL COMPELLED TO STAY AND TALK ABOUT IS NOT A PART OF THIS. BUT, I UNDERSTAND THAT IS NOT THE CHARGE OF THE INITIATIVE. I TOTALLY SUPPORT LOOSENING RESTRICTIONS TO ALLOW MORE DIVERSE MIDDLE UNIT OR MIDDLE HOUSING AND WE ARE NOTHING MISSING ANYMORE BECAUSE IT WILL NOT BE MISSING, IT WILL BE IN HERE AND SO MULTIUNIT MIDDLE HOUSING SO THAT I CAN GET BILLED HERE. SO, I FEEL LESS FRUSTRATED WITH THE DOCUMENT THAT WE READ THEN YOU DO, BECAUSE YOUR GOAL IS NOT AFFORDABILITY AND EQUITY. THAT IS OUR GOAL. AND WHAT I WANT TO BRING IS THAT THIS IS A TOOL AND WE NEED TO DO ALL OF THE OTHER TOOLS. BECAUSE, INCREASING SUPPLY ALONE IS IMPORTANT, WE HAVE TO INCREASE SUPPLY, BUILDUP, I AM FINE WITH THE HEIGHT. BUT, IF WE DO NOT PUT IN THE INCENTIVES AND IF WE ARE NOT INTENTIONAL AND YOU MENTIONED THIS IN THE DOCUMENT THE IMPLEMENTATION IS A CHALLENGE THAT YOU LAY OUT CLEARLY. BUT, WE HAVE TO BE INTENTIONAL ABOUT WHAT WE DO TO MAKE SURE THAT ONCE THE ZONING IS IN PLACE WHERE IT NEEDS TO BE SO THAT MORE CAN GET BILLED AND WE CAN HAVE MORE DIVERSE TYPES OF HOUSING SO WE HAVE MORE DIVERSITY AND EQUITY IN OUR VILLAGE THAT WE CLOSE THAT GAP. AND ONE OF THE QUESTIONS AND I'LL GO BACK TO ACTUALLY A QUESTION THAT I DO HAVE ABOUT THE ENGAGEMENT PROCESS - IT LOOKS LIKE IT WAS FRUITFUL AND THAT YOU GOT A LOT OF FEEDBACK. SOME OF WHICH I THINK WE WOULD AGREE WITH AND CELEBRATE WE WOULD PROBABLY DISAGREE WITH IN TERMS OF HOW IT MATCHES WITH OUR GOALS AND THIS IDEA OF DESIGN STANDARDS OR CHARACTER LIKE THOSE ARE KIND OF CHARGED WHICH I UNDERSTAND, BUT YOU'VE HEARD THAT A LOT AND I APPRECIATE IT IS INCLUDED IN WE NEED TO LISTEN TO EVERYBODY. I AM NOT SURE THAT WE WILL EVER BE ABLE TO LISTEN TO EVERYBODY IN THE PROCESS IS PERFECT, BUT THE MAJORITY OF THESE ARE WHITE HOMEOWNERS AND I AM CURIOUS A LITTLE BIT ABOUT THE ATTENDANCE OF THE FOCUS GROUP EVENTS AND THE STEERING COMMITTEE SPECIFICALLY GOING BACK TO OUR SHARED GOAL OF EQUITY AND AFFORDABILITY. WERE ANY OF THESE PARTICIPANTS BOKU SELF IDENTIFIED AS HOUSING COST BURDEN? OR ON THE BRINK OF NOT BEING ABLE TO STAY IN OUR COMMUNITY?

>>JENNIFER: WE SAW THAT ACROSS SEVERAL DIFFERENT GROUPS OF THAT CONVERSATION.

SO, YES FROM THE STEERING COMMITTEE WE HEARD A LOUD AND CLEAR AND FOR BOTH THE STEERING COMMITTEE AND THE FOCUS GROUPS WE HAD REPRESENTATIVES FROM NONPROFIT AND AFFORDABLE HOUSING AND FROM AGING IN PLACE AND SENIOR COMMUNITIES AND FROM YOUNGER PROFESSIONALS AND RENTERS WHO WERE STRUGGLING TO STAY IN OAK PARK OR FIND HOUSING AND I DO FEEL LIKE WE HAD A LOT OF FRUITFUL CONVERSATIONS ACROSS THE FOCUS GROUPS AND THE STEERING COMMITTEES.

AND FROM LEADERS IN OUR UNITY THAT ARE DIRECTLY WORKING WITH THOSE GROUPS IN PARTICULAR TO UNDERSTAND THE FEEDBACK FROM THEM OF WHERE THESE BARRIERS ARE IN THE EXISTING ZONING IS ADDING COST. AND THINGS LIKE THAT.

>>MARISSA: AND WE INCLUDED THE RESULTS OF THE SURVEY AND AS MENTIONED - IT IS AN ISSUE THAT MOST COMMUNITIES HAVE OF PEOPLE TRYING TO GET DIFFERENT COMMUNITIES REPRESENTATIVE OF THE COMMUNITY TO TAKE A SURVEY AND WE KNEW THAT WAS GOING TO BE A CHALLENGE GOING IN AND WE THINK WITH YOU KNOW THE POLITICAL ENVIRONMENT THAT THAT ALSO PRESENTED AN ISSUE AND FOR US THE POP-UPS WERE A WONDERFUL WAY TO GET FRONT OF THE COMMUNITY AND WHILE WE DO NOT HAVE A DEMOGRAPHIC GAP BROKEN DOWN I CAN TELL YOU THAT WE SPOKE TO A NUMBER OF DIFFERENT COMMUNITIES THROUGHOUT OAK PARK AND BEYOND INCLUDING A FEW CONVERSATIONS OF THOSE WHO ARE VISITING LIKE I WOULD LOVE TO LIVE HERE.

THIS IS THE COMMUNITY THAT I WANT TO BE IN THAT I CANNOT AFFORD LIKE DO YOU ACTUALLY HAVE ANY RECOMMENDATIONS AND WE CAN RELAY THEM OVER TO STAFF OF WHERE I CAN MOVE AND WHAT I CAN DO.

AND SO WHILE THE SURVEY WAS ONE SLICE OF THE SAMPLE THAT WE HAD, THERE WERE A LOT OF FRUITFUL CONVERSATIONS THAT I THINK MET THOSE GOALS.

>>TRUSTEE LEVING-JACOBSON: IT IS NICE TO HEAR THAT WE ARE LOOKING FOR VOICES AND EXPERIENCES THAT ARE NOT ALWAYS REPRESENTED OR ALWAYS HAVE THE OPPORTUNITY TO SELF REPRESENT EITHER IN OUR MEETINGS OR IN OUR EMAILS LIKE WE NEED TO MAKE SURE THAT AND THAT IS OUR JOB TO BE INTENTIONAL ABOUT YOU KNOW JUST BEING INTENTIONAL I THINK IS THE WORD THAT I'M TRYING TO EMPHASIZE.

AND ANY AND ALL CHANGES THAT WE MAKE TO THE ZONING MAP AND OF THE OTHER TOOLS THAT WE USE TO MEET OUR SHARED GOALS OF EQUITY AND AFFORDABILITY.

I APPRECIATED OTHER THINGS.

I APPRECIATED BOTH FROM YOU ALL WHO PREPARED THIS AND STAFF WILL WE HAVE BEEN WORKING WITH HOW IT IS FITTING INTO OTHER CONVERSATIONS THAT WE ARE HAVING JUST LAST WEEK AND TWO WEEKS AGO WITH THE HOUSING PROGRAMS AND HOPEFULLY SOON WE WILL BE TALKING ABOUT (INDISCERNIBLE) BECAUSE WE ARE THINKING ABOUT ALL THE TOOLS AS THEY WORK TOGETHER BECAUSE AGAIN TOTALLY WANT TO OPEN UP AND HAVE MORE DIVERSITY AND MORE SUPPLY AS SOON AS POSSIBLE IN OUR COMMUNITY AND SUPPLY ALONE WILL NOT REDUCE COST.

WE NEED THE DIVERSITY AND OPTIONS AND I AM THINKING ABOUT MY AGING PARENTS FOR EXAMPLE.

BUT, IN ORDER TO THINK ABOUT ALL OF THE FOLKS THAT MAY OR MAY NOT HAVE THE SEAT AT THE TABLE OR THE STEERING COMMITTEES YOU KNOW POSTING SUPPLY IS NECESSARY AND IT WILL NOT GET US OUT OF THIS CRISIS AND WE ARE NOT THE ONLY COMMUNITY IN THIS CRISIS AND SO JUST TO KEEP US IN LINE ABOUT MAKING SURE WE ARE DOING AS MUCH AS WE CAN WITH ZONING AND PUSHING YOU WITH YOUR RECOMMENDATIONS AND THEN ONCE WE HAVE THOSE UPDATE THAT WE ARE INTENTIONAL WITH THINGS LIKE INCENTIVES AND UPDATING THE IHO AND I'M STARTING TO REPEAT MYSELF.

>>JENNIFER: MAY I RESPOND TO ONE THING?

RIGHT NOW WHILE I SAID - THIS CANNOT CHANGE OR MEET ALL OF THE AFFORDABLE GOALS RIGHT NOW, THE ZONING IS VERY CLEARLY WORKING AGAINST YOUR AFFORDABILITY GOALS.

IT IS PULLING AND ADDING COST DIRECTLY.

AND WHILE ZONING CANNOT SOLVE ALL OF THOSE ISSUES, IT IS SETTING THE STAGE AND IT IS MOVING IN THE RIGHT DIRECTION OF ALL OF THOSE OTHER GOALS AND WORK THAT NEEDS TO BE DONE AND I THINK THAT IS A REALLY IMPORTANT PART AND IT IS EASY TO LOOK AT AND SAY WHY ARE WE DOING THIS IF IT CANNOT FIX EVERYTHING?

BUT, RIGHT NOW IT IS WORKING AGAINST THOSE GOALS AND WE ARE BACK AGAIN AND AGAIN IN THE FOCUS GROUPS AND STEERING COMMITTEE.

>>PRESIDENT SCAMAN: TARA?

>>TRUSTEE EDER: THANK YOU.

LIKE JANA I HAVE LOTS OF RANDOM THOUGHT THAT I'M TRYING TO ORGANIZE INTO A COHESIVE STATEMENT HERE AND I'LL START WITH THANK YOU, I KNOW THAT THIS WAS A LOT OF WORK AND I HEARD A LOT OF SUBTEXT AND THIS IS DIFFICULT WORK WHEN YOU LIVE HERE AND SO THANK YOU FOR TAKING THIS ON.

>>JENNIFER: REALLY GRATEFUL -

>>TRUSTEE EDER: AND WHATEVER HAPPENS - YOU CARE!

I WILL GO AHEAD AND GUESTS START AT A HIGH LEVEL JUST ON SOME OF THE COMMENTS THAT JENNA WAS MAKING.

I DEFINITELY AGREE ABOUT THIS BEING ONE PIECE OF A LARGER PLAN IN PREPARATION FOR THIS I ALSO DID A LITTLE BIT OF RESEARCH PROBABLY NOT AS MUCH AS YOU IN OTHER CITIES LIKE MINNEAPOLIS AND THEY ARE KIND OF LIKE THE POSTER CHILD FOR THE ELIMINATED SINGLE-FAMILY ZONING AND THE UNITS THROUGHOUT THE ENTIRE CITY OF MINNEAPOLIS AND I'M CURIOUS BECAUSE IT IS KIND OF LIKE THE GHOST OF CHRISTMAS FUTURE LIKE WHAT WILL COME IF WE DO SOMETHING LIKE THIS YEAR?

AND IT WAS REALLY FASCINATING TO SEE THAT AND THE WAY THEY TACKLED IT WAS ACTUALLY A PART OF THE COMPREHENSIVE PLAN.

IT WAS SOMETHING THAT INCLUDED TENS OF MILLIONS OF DOLLARS FOR AFFORDABLE HOUSING DEVELOPMENT AND THEY REVISITED THEIR OWN INCLUSIONARY HOUSING ORDINANCE AND ALL ABOUT.

WE ARE DOING IT A LITTLE BIT DIFFERENTLY AND I KNOW THAT WE TALKED ABOUT THIS YESTERDAY, WE ARE DOING KIND OF PIECES THAT WILL HOPEFULLY THEN LEAD INTO THAT PROPERTY HAS A PLAN, BUT I DO SEE IT AS ONE PIECE AND I AM LARGELY IN SUPPORT OF THIS WORK AND THE DIRECTION WE ARE GOING IN AND MOSTLY BECAUSE WE MENTIONED AFFORDABILITY AND WE ALSO MENTIONED THE EQUITY PIECE AND ALSO FROM AN ENVIRONMENTAL STANDPOINT LIKE MORE DENSE AND IT REDUCES THE AMOUNT OF EMISSIONS PER PERSON IN THE VILLAGE WHEN YOU CAN BE MORE DENSE YOU CAN WALK MORE AND THERE IS JUST ALL SORTS OF PROVEN ADVANTAGES FROM AN ENVIRONMENTAL PERSPECTIVE WHEN IT COMES TO BEING MORE DENSE.

THE TRICK IS HOW DO YOU DO IT IN A WAY THAT DOES NOT COMPLETELY DISRUPT WHAT WE ALREADY HAVE HERE THAT WE KNOW AND LOVE ABOUT OAK PARK. AND I DO WORRY THAT THIS CONVERSATION IS GOING TO SKIP PAST ALL OF THE REAL CONCERNS THAT I THINK PEOPLE DO HAVE WHO LIVE HERE AND I'M SURE THAT WILL HEAR ABOUT IT OVER THE NEXT COMING MONTHS AND MAYBE EVEN TONIGHT ABOUT YOU KNOW DO NOT CHANGE AND DO NOT GET RID OF SINGLE-FAMILY HOUSING AND ZONING, IT IS A LEGACY THAT WE NEED TO MAINTAIN AND I THINK THAT WE HAVE ALREADY HEARD THAT IN SOME EMAILS AND WE WILL HEAR MORE OF THAT.

BUT, FOR ME IT IS HELPFUL TO SORT OF WALK THROUGH SOME EXAMPLES OF THAT THAT I HAVE PERSONALLY SEEN IN OAK PARK AND I LIVE IN SOUTHWEST OAK PARK, BUT IT IS GENERALLY A LITTLE BIT MORE DENSE THAN OTHER PARTS OF THE CITY. AND I LIVE IN I NOTICED THIS ON THE MAP AND I'M NOT SURE IF IT SHOWS UP ON THIS ONE, BUT JUST ON MY BLOCK I ACTUALLY LIVE RIGHT NEXT TO A MULTIUNIT BUILDING WITH A COACH HOUSE IN THE BACK AND I WAS PROBABLY ONE OF THOSE NONCONFORMING UNITS BUT, I ALSO NOTICED ON MY BLOCK JUST LIKE MAYBE 10 HOUSES UP THAT THERE WAS ANOTHER LITTLE ORANGE GLOW LIKE OKAY, THAT IS A MULTI FAMILY HOUSE.

THAT IS A FAMILY BUT I KNOW AND THEY CONVERTED A SINGLE-FAMILY HOME INTO A TWO UNIT.

SO THAT THEIR AGING PARENTS CAN LIVE IN THE SAME HOUSE AS THEM IN THE SAME FOOTPRINT, RIGHT?

AND I HAVE A LOT LIKE THAT MAKES A TON OF SENSE AND I WOULD LOVE TO BE ABLE TO DO THAT KIND OF A THING AND I WONDER, I JUST WONDER WHAT THEY HAD TO GO THROUGH TO DO THAT.

I HAVE NO IDEA AND I'LL ASK THEM AFTER THIS AND MAYBE YOU KNOW, BUT IT MAY HAVE BEEN A LOT I WOULD IMAGINE.

>>JENNIFER: IT IS A LOT OF RED TAPE FOR THAT FLEXIBILITY.

>>TRUSTEE EDER: AND THE HOUSING JUST LOOKS LIKE ANOTHER HOUSE LIKE YOU WOULD NOT KNOW IT IS A MULTIUNIT FROM THE OUTSIDE UNLESS YOU KNOW I KNOW THAT JERRY LIVES ON THE BOTTOM FLOOR AND THAT IS A THING THAT ALREADY EXISTS AND I KNOW THAT PEOPLE ARE TRYING TO WORK WITHIN THE SYSTEM AND I KNOW THAT THERE ARE CHALLENGES THERE.

I ALSO KNOW THAT THE OPPOSITE OF MY ALLEYWAY THAT THERE WAS A ADU THAT WAS BUILT AND I KNOW THAT IS SOMETHING THAT WE HAVE ALLOWED IN THE LAST COUPLE OF YEARS AND I DON'T THINK THAT MANY HAVE BEEN BUILT LIKE MAYBE 15 IS THE LAST I HEARD, IS IT MORE THAN THAT OR LESS?

22 TOTAL.

OKAY.

NOT A TON.

AND I THINK THAT SPEAKS TO THE CHALLENGES OF ACTUALLY GOING THROUGH WITH IT EVEN THOUGH WE DID MAKE IT EASIER.

RIGHT?

AND I ALSO THINK ABOUT YOU KNOW WALKING OUR DOG THE OTHER DAY AND THERE WAS THIS LOT THAT WAS JUST AN EMPTY BASEMENT FOR A LONG LONG TIME AND THEY FINALLY BUILT A HOUSE THERE.

IT IS THE TALLEST POSSIBLE HOUSE YOU COULD POSSIBLY BUILD AND STILL SINGLE-FAMILY AND IT IS STILL JUST A GIANT THING AND I'M SURE THEY DID IT TO MAXIMIZE THE ROI LIKE IF YOU WANT TO BUILD, THAT IS EXPENSIVE AND SO IS GOING TO - YOU ARE GOING TO HAVE TO BUILD THE BIGGEST POSSIBLE THING THAT IS ALLOWED BY ZONING TO GET YOUR MONEY OUT OF IT.

AND SO THE THINGS THAT PEOPLE ARE BUILDING ARE ALREADY KIND OF FILLING THE SLOTS, BUT IT IS JUST GOING TO BE FOR ONE FAMILY.

AND ONE PROBABLY PRETTY AFFLUENT FAMILY THAT WILL BUILD AND MOVE INTO A NEW CONSTRUCTION HOME IS PROBABLY EASILY \$1 MILLION I DID NOT LOOK UPON REDFIN, BUT PROBABLY SOMETHING LIKE THAT.

I ALSO THINK ABOUT BEFORE MOVED TO OAK PARK I LIVED IN THE CITY AND I AM SORRY THAT I AM NOT A LIFELONG OAK PARKER LIKE 70 PEOPLE ARE, BUT IT WILL CHEER FOR A REASON AND BEFORE WE MOVED HERE WE ACTUALLY BOUGHT A THREE FLAT AND LIVE IN ONE UNIT RENTED OUT THE OTHER TWO.

AND IT IS THROUGH HAVING THAT SOURCE OF INCOME THAT WE WERE ABLE TO AFFORD TO PURCHASE A SINGLE-FAMILY HOME IN OAK PARK AND I JUST THINK ABOUT ALL OF THESE DIFFERENT STORIES THAT I CAN PERSONALLY SPOUT OFF THAT I HAVE EXPERIENCED OR SEEN AND I THINK ABOUT HOW ZONING HAS IMPACTED ADVERSELY PROBABLY MANY OF THESE AREAS LIKE HOW HARD IT IS TO DO MANY OF THESE THINGS TODAY.

AND I ALSO THINK ABOUT THE TOWN THAT I GREW UP IN WHICH IS A SUBURB OF PORTLAND OREGON AND IS A PRETTY AFFLUENT SUBURB OF PORTLAND AND MY PARENTS WERE BOTH TEACHERS AND THEY MOVED THEREFORE THE SCHOOLS AND A SIMILAR REASON WE MOVED TO OAK PARK YOU KNOW THE SCHOOLS ARE GREAT AND ALL OF THAT AND I WAS TALKING TO MY MOM A LITTLE WHILE AGO AND SHE IS LIKE YES, THE SCHOOL THAT YOU WANT TO IS CLOSED.

THEY CLOSED IT DOWN.

AND I LOOKED IT UP AND ABOUT 15 YEARS AGO THEY SHUT DOWN THREE ELEMENTARY SCHOOLS BECAUSE THERE WERE NOT ENOUGH NEW FAMILIES MOVING THERE.

AND THEY HAD TO DO IT AS A COST-SAVING MEASURE AND SO THE MIDDLE SCHOOL THAT I WENT TO WAS ALSO MERGED INTO SOMETHING ELSE AND TWO OF THE THREE SCHOOLS THAT I WENT TO ARE JUST NOT THERE ANYMORE AND LAKE OSWEGO HAS A MEDIAN HOME PRICE OF \$932,000.

AND I CAN TELL YOU RIGHT NOW THAT I COULD NOT AFFORD A \$932,000 HOME AND I THINK ABOUT THAT ALSO AS LIKE WHAT COULD HAPPEN IF WE DO NOT DO THIS, RIGHT?

AND IF WE DO NOT MAKE HOUSING MORE AFFORDABLE, ONE OF THE MOST IMPORTANT PART OF THIS COMMUNITY IS THE SCHOOLS AND THE KIDS AND THE NEW FAMILIES THAT ARE MAKING THAT POSSIBLE TO KEEP MOVING HERE AND THAT STARTS TO SLOW DOWN AND COME TO A HALT AND WE MAY SEE THAT HERE. IN A FEW YEARS OR EVEN A DECADE.

AND THERE IS A COST TO DOING NOTHING AND I KNOW THAT IN THE SALES WORLD THAT IS A THING THAT YOU THINK ABOUT LIKE WHAT IS THE COST OF CHANGE IS HARD, BUT THERE IS ALSO THE COST OF DOING NOTHING AND PEOPLE OFTEN DO NOT REALLY ACCOUNT FOR IN THE SAME WAY AS THEY THINK ABOUT THE COST. AND SO I KNOW THAT THERE IS A LOT OF PEOPLE WATCHING AND IT WILL BE A BIG ISSUE THAT WILL COME UP OVER THE NEXT FEW MONTHS AND I JUST WANT PEOPLE TO THINK ABOUT THOSE THINGS AND I APPRECIATE ALL THE SCENARIOS BECAUSE THAT WAS PROBABLY THE POINT TO TRY TO GET SOME OF THESE IDEAS AND TO GET PEOPLE TO THINK ABOUT EXPERIENCES OUTSIDE OF THEIR OWN AND TO THINK ABOUT WHO IS REALLY GOING TO BENEFIT FROM THIS, RIGHT?

AND WILL PROBABLY BE PEOPLE THAT YOU MAY NOT MEET AND THE IDEAS OF YOU KNOW MAKE MORE HOUSING, PEOPLE WILL MOVE HERE AND YOU WILL GET TO MEET NEW FRIENDS AND THAT IS GREAT.

AND SO - THOSE ARE MY HIGH-LEVEL THOUGHTS AGAIN, VERY SUPPORTIVE. I DO HAVE TWO QUESTIONS.

ONE, IN GOING THROUGH THE LARGER MEMO, THERE IS A CONCEPT OF A N1 AND N2. CAN YOU JUST EXPLAIN THE DIFFERENCE BETWEEN THOSE TWO THINGS? BECAUSE I SEE A LOT OF HOUSING TYPES IS HOUSE, DUPLEX, CONVERSION AND IS IT THE SAME EXACT THING FOR N2? SO, WHAT IS THE DIFFERENCE?

>>JENNIFER: THE DIFFERENCES GET INTO WHEN WE LOOK AT THE BULK OF STANDARDS AND THAT INCLUDES THE SETBACKS AND THE LOT COVERAGE AND THE BUILDING COVERAGE AND JAKE CAN HELP ME OUT, AS WELL AND IT DIRECTLY IMPACTS MINIMUM LOT WIDTH AND CHANGING ACROSS THOSE DISTRICTS AND SO IF THE USE DOES NOT CHANGE OR IS CONSISTENT BETWEEN THOSE, WITH THE ZONING BECAUSE THE BULK STANDARDS AND SO THE SETBACKS AND THE HEIGHT, IT WOULD ALL BE DIFFERENT.

WE HAVE NOT FIGURED OUT WHAT THOSE EXACT DIFFERENCES ARE, WE HAVE SOME FRAMEWORK FOR THAT AND WE DO NOT WANT TO CREATE TWO DISTRICTS THAT ARE THE SAME, BUT WHEN WE LOOK AT THE LOT ANALYSIS IN THE CONTEXT, WE RECOGNIZE THAT THERE IS A NEED TO TREAT THOSE DIFFERENTLY WITH THE ACTUAL DIMENSIONAL STANDARDS.

AND SO THAT IS WHY THERE IS TWO DIFFERENT DISTRICTS THERE AND IF YOU JUST LOOKED AT USE ALONE YOU CAN CONSOLIDATE THOSE INTO ONE NEIGHBORHOOD DISTRICT ACROSS THE ARK, BUT WE BELIEVE STRONGLY THAT IT SHOULD RECOGNIZE THOSE DIFFERENT FORMS AND LOT SIZES.

>>TRUSTEE EDER: OKAY, THANK YOU.

>>TRUSTEE EDER: AND MY SECOND QUESTION IS I HAVE DONE SOME RESEARCH ON THIS AND I KNOW THAT STAFF HAD SENT - THERE IS A REQUEST ABOUT OTHER CITIES THAT HAVE DONE SIMILAR THINGS AND THERE IS A LONG LIST OF CITIES THAT HAVE DONE THIS AND WE ARE NOT IN UNCHARTED TERRITORY HERE.

I WOULD JUST LOVE TO HEAR A LITTLE BIT MORE IF YOU COULD SHARE MORE ABOUT OKAY, MINNEAPOLIS - THIS HAS BEEN IN PLACE FOR A WHILE.

WHAT DOES THAT LOOK LIKE?

AND MY IMPRESSION IS THAT IF YOU MAKE THESE CHANGES AND ETHICAL PEOPLE ARE WORRIED ABOUT IS LIKE THERE WILL BE LIKE A HIGH-RISE DECK TO MY HOUSE AND THERE IS LIKE I DON'T THINK THAT IS TRUE AND I DON'T THINK THAT HAS BEEN PROVEN TO BE WHAT HAS HAPPENED IN PLACES AND I'M JUST CURIOUS WHAT THE RATE OF CHANGE HAS BEEN AND LIKE HOW MANY NEW HOMES OR MULTIFAMILY BUILDINGS ARE GOING UP IN SOME OF THESE PLACES THAT HAVE PASSED AND WHAT KIND OF CHANGE COULD BE EXPECTED, RIGHT?

FOR FOLKS TO JUST GET A SENSE OF WHAT MAY COME?

>>JENNIFER: THAT IS A GREAT QUESTION AND ZONING IS REALLY SLOW TO TAKE ROUTE AND WE DO HAVE A LOT AND A GROWING LIST OF COMMUNITIES LARGE AND SMALL.

WE RECENTLY HAVE DONE THIS WORK IN PLACES AS DIVERSE AS HANOVER, NEW HAMPSHIRE AND SAKAMOTO, CALIFORNIA AND CUMBERLAND, INDIANA AND SOUTH BEND, INDIANA, WILDLY DIFFERENT MARKET WITH SOME OF THE HIGHEST LAND COST AND SOME OF THE LOWEST LAND COST THAT WE HAVE SEEN.

IN PLACES LIKE MINNEAPOLIS AND BOISE WHERE OUR TEAM TOGETHER HAS WORKED THEY ARE DOING A GOOD JOB OF TRACKING AND THEY ARE SEEING A SUBSTANTIAL INCREASE IN THE NUMBER OF HOUSING UNITS BUILT AND THAT IS REALLY A RESULT OF A MULTIFACETED EFFORT, RIGHT?

MINNEAPOLIS IN PARTICULAR DID A REALLY ROBUST EFFORT TO ADD SOME INCENTIVES AND TOOLS, FUNDING MECHANISMS FROM ECONOMIC DEVELOPMENT TO DRIVE SOME OF THAT, BUT WHAT THEY SEE IS AN UPTICK IN NEW UNITS IN SMALL MULTIUNIT BUILDINGS AND A DRAMATIC INCREASE IN THAT AS WELL AS A DRAMATIC INCREASE IN UNITS OVERALL.

BUT, A LOT OF THAT IS STILL SUBSTANTIALLY ON THEIR CORE DOORS ENDED BUILDINGS AND IT IS HARDER TO PARSE OUT, BUT THEY ARE SEEING MORE HOUSING IN THOSE TRANSITION ZONES AND IN NASHVILLE THEY ARE DOING THIS AS WELL WHEN THEY SEE 8 TO 12 UNITS AND THE AREA DOWNTOWN WHERE SOME OF THAT BLUE IS STARTING TO UNLOCK, BUT THERE ARE TWO THINGS THAT ARE NOTEWORTHY WHICH IS AN INCREASE IN THE NUMBER OF PERMITTED UNITS AND IT VARIES WILDLY ACROSS COMMUNITIES WHETHER THEY HAVE LAND OR NOT, RIGHT? THEY HAVE A LOT OF LAND IN BOISE.

THE OTHER THING IS THAT IT DOES WHEN WE LOOK AT COMMUNITIES THAT HAVE A DIVERSITY OF HOUSING STOCK WE SEE A LOWER RATE OF INCREASE IN RENT PRICES SUBSTANTIALLY AND THAT IS SOMETHING TO REALLY BE WATCHING AND THAT IS REALLY AT THE ROOT OF THIS ATTAINABILITY, IF WE DO NOTHING, THOSE PRICES WE WILL CONTINUE TO GO UP AND UP BOTH IN RENT AND HOME SALE PRICE WILL GO UP AND FEWER PEOPLE CAN AFFORD TO LIVE HERE IN THE REAL DATA POINT IS IN PLACES LIKE BOISE AND MINNEAPOLIS AND RALEIGH, DURHAM, SPOKANE, AREAS THAT ARE TRYING TO UNLOCK VARIOUS HOUSING TYPES AND ADU IN NEIGHBORHOODS AS WELL AS BUILDING OTHER CORRIDOR LIKE IT TAKES UP MULTIFACETED AND WHEN YOU DO THAT WE DO SEE A UPTICK IN A VARIETY OF UNITS AND START TO STABILIZE THAT INCREASE IN RENT. I AM HAPPY TO SENSIBLE DATA POINTS FROM THAT, THE WORK HAS BEEN DONE. BUT, IT IS SLOW TO COME OUT.

>>TRUSTEE EDER: OKAY, THAT IS ALL MY COMMENTS AND QUESTIONS.

>>PRESIDENT SCAMAN: APPRECIATED.

JIM?

>>TRUSTEE TAGLIA: THANK YOU.

I'LL TRY TO BE BRIEF.

I'LL TRY TO BE BRIEF.

I JUST WANT TO FIRST OF ALL THANK YOU FOR THE WORK THAT YOU HAVE DONE SO FAR.

I DO NOT THINK WE HAVE GOT A CHANCE AND I KNOW THAT THERE WERE TIMES SLATED FOR TRUSTEES AND I THINK I WAS MISSED OR MAYBE I HAD TO CANCEL AND I STILL NEED TO DO - SO, PLEASE -

>>JENNIFER: WE WOULD LOVE TO.

>>TRUSTEE TAGLIA: YOU AND THE OTHER COMPANY, ALTOGETHER, DOING A GOOD JOB ON THE OUTREACH AND I THINK IT REALLY IS HARD, INCREDIBLY, IT HAS NEVER BEEN HARDER TO REACH OUT TO PEOPLE INTRA-ARTICULAR VIEWPOINTS AND HOURS AT THE LIBRARY LAST WEEK AND THERE WERE 50 PEOPLE WHICH IS LESS THAN 1/10 OF 1% OF OUR POPULATION OBVIOUSLY IT IS A VERY SMALL SLIVER ANYWAY THAT COULD ATTEND ANYWAY, BUT IT WAS STILL VERY SMALL AND MY CONCERN IS THROUGH NO ONE'S FAULT PERHAPS I THINK THE EFFORT HAS BEEN MADE, BUT A LARGE SEGMENT OF OUR POPULATION HAS NO IDEA THAT THIS IS GOING ON AND THAT IS GOING TO BE AN ISSUE.

AND I KNOW THAT THERE ARE A LOT OF PEOPLE THAT WILL BE VERY SURPRISED WHEN THEY READ THE PAPER OR THEY FIND OUT A YEAR OR TWO LATER THAT THIS IS OCCURRING AND I DON'T KNOW THE REMEDY FOR THAT IS AND I DON'T KNOW, I AM NOT AN EXPERT, BUT PEOPLE ARE GOING TO BE CAUGHT FLAT-FOOTED AND I'M CONCERNED ABOUT IT AND I JUST WANTED TO TOUCH ON WHAT IS A PUBLIC PROCESS?

IS THERE A PUBLIC HEARING AT SOME POINT, CRAIG, IF WE GET INTO THIS LATER ON AS WE BRING FORTH SOMEONE OR AS YOU BRING FORTH SOMETHING, WILL THERE BE A PUBLIC HEARING?

>>CRAIG FALOR: ONCE WE GET THROUGH THIS PROCESS WE WILL GO THROUGH A PUBLIC HEARING.

>>TRUSTEE TAGLIA: OKAY, THERE WILL BE IN AMPLE CHANCE ON THE PART OF PUBLIC IN GENERAL TO WEIGH IN AND COME AND HAVE THESE DISCUSSIONS IN THE COUNCIL CHAMBERS.

OKAY, VERY GOOD.

I APPRECIATE THAT.

I DO HAVE CONCERNS ON THE OUTREACH AND I DON'T THINK IT IS ANYTHING THAT IS REFLECTIVE OF YOUR EFFORTS AND YOU REALLY HAVE TRIED I THINK, BUT IT IS DIFFICULT AND IT IS A DIFFICULT THING.

A COUPLE OTHER THOUGHTS THAT I WANT TO MENTION.

WE TOUCHED ON THIS A LITTLE BIT AND THAT IS CAPACITY.

WE ARE CHANGING THIS AND IT IS KIND OF A WHOLESALE CHANGE IN SOME REGARD AND HAS THERE BEEN ANY CONCERN OR CONSIDERATION GIVEN FOR WHAT THE FUTURE LOOKS LIKE?

WE HAVE 55,000 AND I THINK THE PEAK POPULATION WAS 63,000 IN ABOUT 1940 OR SOMETHING LIKE THAT.

IN THE 1940S.

AND WHAT CAN WE - 63 - AND WHAT IS THE POPULATION?

66.

OKAY.

EXCUSE ME, 66.

AND IF SO IS THERE SOMETHING, BECAUSE I THINK ABOUT FIRE OR POLICE OR INFRASTRUCTURE AND SO WHAT ARE WE ABLE TO HANDLE AND ARE WE GOING TO JUST OVERTURN AND CHANGE THIS AND THEN SEE WHAT HAPPENS AND THEN ADD THIS?

BECAUSE THERE IS A LOT OF CONCERNS THAT GO INTO THAT AND IT IS HARD TO PREDICT, BUT THIS IS A CONSIDERATION THAT I HAVE NOT REALLY HEARD MENTIONED.

>>JENNIFER: WHAT I WILL SAY IS WHAT WE KNOW WHICH IS THAT WE ARE HOUSING FEWER PEOPLE IN THE SAME NUMBER OF UNITS AND THAT IS A BIG DRIVING FACTOR OF THE WORK WE DO AND WHY WE DO IT.

WE ARE SEEING THAT WE ARE THE FASTEST GROWING GROUP WHICH IS HOUSEHOLDS WITH FOLKS OVER 65 AND WE ARE SEEING A DRAMATIC UPTICK IN ONE AND TWO PERSON HOUSEHOLDS AND THAT IS HUGE AND IF WE DO NOTHING AND HAVE THE SAME HOUSING UNITS AND REMAIN THE SAME, WE ARE HOUSING FEWER PEOPLE TO SUPPORT OUR TAX BASE AND SCHOOLS AND INFRASTRUCTURE AND THAT IS A PROBLEM THAT WE ARE STAYING ACROSS THE NATION.

BECAUSE, THAT IS A NATIONAL TREND THAT IS REFLECTED IN OAK PARK 'S DATA AND I THINK THE STRATEGIC VISION LAYS THAT OUT VERY CLEARLY.

AND I DO THINK AND GO AHEAD - DID YOU HAVE A COMMENT?

NO, I THINK - WE ARE WORKING FROM THE STRATEGIC VISION FROM HOUSING AND AS YOU MENTIONED WE WILL BE LOOKING AT THAT CAPACITY AS AN APPROPRIATE ENDEAVOR WITH A POLICY UPDATE SO THAT WE CAN HAVE ALIGNMENT AND WE DO

THAT WORK IN OTHER PLACES TO SAY OKAY, WHAT CAPACITY IS THE ZONING UNLOCKING AND HOW DOES THAT COMPARE TO THE NEEDS OVER THE NEXT 10 OR 20 YEARS?

AND I WOULD RECOMMEND THAT THAT CONTINUES TO BE A GOAL TO PARSE THAT OUT.

>>TRUSTEE TAGLIA: I AGREE AND THAT IS IMPORTANT AND THANK YOU FOR THAT. AND THAT WILL BE OF FUTURE CONSIDERATIONS, NO DOUBT.

I THINK THE NUMBER OF CARS IN THE VILLAGE YOU KNOW LIKE IN 1941 WITH 66,000 PEOPLE THERE WAS PROBABLY ONE CAR PER HOUSEHOLD AND NOW WE HAVE THREE AND FOUR AND OBVIOUSLY THERE WILL BE CHANGES WITH PARKING AS A PART OF THIS PROBABLY TO BE ABLE TO BE DISCUSSED IN THE FUTURE, BUT RIGHT NOW IT IS OPEN-ENDED.

AND SORRY, DID YOUR TO SAY SOMETHING?

>>MARISSA: I WANTED TO ACKNOWLEDGE HER COMMENT ABOUT ENGAGEMENT. IT IS A HARD TIME TO ENGAGE AND A COMMUNITY THAT IS DOING SUCH A TERRIFIC PLANNING AND THERE IS A LOT OF REQUEST ON THE COMMUNITIES, BUT WE FOUND THAT THIS NEEDS TO BE A ONGOING CONVERSATION.

AND SO BOISE IS AN EXAMPLE IN THE MODERNIZED THEIR CITY CODE AND THEY DID A TREMENDOUS JOB WITH ENGAGEMENT, BUT TWO OR THREE YEARS LATER WITH THE DEVELOPMENT STARTED TO COME TO FRUITION, THERE WERE A LOT OF PEOPLE WHO SAID WE DID NOT KNOW THAT THIS WAS GOING ON, WE DID NOT PARTICIPATE AND THERE NEEDED TO BE CONTINUED EDUCATION AROUND THE VOICES THAT WERE HEARD AND ONGOING COMMUNICATION AND MARKETING AROUND THAT AND THAT IS WHEN WE DECIDE THE GRAPHIC NOVEL TO SERVE AS A ODD REP.

AND SO WE ARE TRYING TO GET ONTO TALK TO MEDIA OUTLETS OR EVEN ON REDDIT AND AS PART OF THE RECOMMENDATIONS WE WILL BE IN ONGOING COMMUNICATIONS FOR YOU ALL AND CITY STAFF BECAUSE REALLY THE WORK IN THAT FACET IS JUST BEGINNING.

>>TRUSTEE TAGLIA: WE WILL NEED IT.

THANK YOU.

AND IT IS TRUE.

IT IS TRUE AND I JUST WANTED TO ADDRESS A COUPLE QUICK THOUGHTS.

YOU MENTIONED IN THE PRESENTATION EARLIER THAT IT IS NOT ABOUT DEMOLITION. AND I AGREE.

I DO NOT THINK THAT IS ABOUT DEMOLITION NECESSARILY, BUT THAT IS A BIG PART OF IT I THINK.

AND I HAVE ALREADY - JUST TO EMPHASIZE THIS I HAVE GOTTEN CALLS FROM PEOPLE AND THEY KNOW I'M ON THE BOARD AND THEY SAY IS THIS GOING TO PASS? ARE WE GOING TO CHANGE THESE THINGS?

BECAUSE I'M LOOKING AT A HOUSE ON SOUTH LOMBARD AND IT IS \$330,000 AND I COULD BUY THAT TEAR DOWN AND PUT A FOUR FLAT AND THEY ARE LOOKING TO MAKE MONEY AND I GET THAT.

BUT, IT IS A CONCERN, BECAUSE AND I DON'T KNOW THE ANSWER IS OR IF THERE IS - HOW YOU WOULD ADDRESS THIS OR HOW IT IS ADDRESSABLE, BUT MY CONCERN IS THAT WE ARE DEPLETING THAT ENTRY-LEVEL HOUSING STOCK AND THE FIRST-TIME HOMEBUYERS, PART OF THE AMERICAN LANDSCAPE IS THE ABILITY TO BUY A HOUSE, BUILD EQUITY AND OVER TIME AND REAP THE BENEFITS OF THAT. THAT IS JUST A PART OF OUR FABRIC AND TO SAY NOW THAT - THAT WE ARE ESSENTIALLY GOING TO RAISE THE BAR, I DON'T SEE HOW THIS DOES NOT INCREASE THE VALUE OF THOSE HOMES.

WE ALREADY HAVE AIR B&BS COMING IN BUYING UP HOMES AND NOW WE HAVE ANOTHER TEAR OF POTENTIAL BUYERS THAT ARE COMPETING AGAINST FIRST-TIME HOMEOWNERS AND THAT IS A CONCERN FOR ME AND I DON'T KNOW HOW THAT IS ADDRESSABLE OR IF IT IS, TO WHAT EXTENT.

HOW YOU CAN COUNTERACT THAT, BUT THAT WILL BID UP LIKE IT IS ECONOMICS 101, THE ENTIRE VALUE OF OUR HOUSING STOCK IN OAK PARK, ALL LEVELS, BECAUSE YOU WILL INCREASE AND YOU WILL FLOAT HIGHER AND HOW DO YOU RESPOND TO THAT?

THAT IS A CONCERN LIKE A CONSEQUENCE?

>>JENNIFER: IT IS A REALLY IMPORTANT PART OF THE CONTINUED CONVERSATION AND I WOULD LOVE TO SPEAK WITH THOSE AND WE WOULD LOVE TO GET TO THE SMALLER DEVELOPERS TO GIVE US THAT FEEDBACK AND WE TALKED WITH DEVELOPERS TO UNDERSTAND WHERE IS THAT TIPPING POINT AND ONCE WE GET TO AN APPROACH AND RECOMMENDATIONS, WE WOULD HOPE TO CONTINUE TO HAVE SOME RESOURCES TO BRING IN THAT ECONOMIC FEASIBILITY.

WE HAVE BEEN DOING THAT IN OTHER COMMUNITIES AND HAVE A LOT OF LESSONS LEARNED AND RIGHT NOW THE LAND PRICES IN OAK PARK ARE HIGH AND THE HOUSING VALUES ARE HIGH AND WE DO NOT SEE A LIKELIHOOD FOR THAT TEAR DOWN AND REBUILD AND THAT IS NOT TO SAY THAT IT IS IMPOSSIBLE AND I DO THINK THAT IT IS A CONSIDERATION AND WE WANT TO SEE IT BUILT AND THAT IS A HARD TRADE-OFF.

BUT, WE WOULD LOVE TO CONTINUE TO HAVE THOSE CONVERSATIONS TO UNDERSTAND THE MATH AND WHAT THE VILLAGE DESIRES FOR THOSE TYPES OF PROPERTIES.

>>TRUSTEE TAGLIA: ENTER DEREK 'S POINT EARLIER, THE COST OF NOT DOING ANYTHING.

THERE IS A COST AND A BALANCE AS WELL WITH EVERYTHING.

AND THE CONCERN IS THAT IF YOU HAVE THIS BIFURCATION YOU KNOW WHERE WE ALREADY HAVE I THINK IT IS 12,000 APARTMENTS IN OAK PARK AND 10,000 HOMES? WHICH IS ACTUALLY - WAY BETTER THAN MOST PLACES.

AND REALLY WE HAVE A GOOD SUPPLY, BUT I UNDERSTAND WHAT THIS IS INTENDING AND I TOTALLY GET IT, BUT WHEN YOU ARE CHANGING THAT DYNAMIC AND THE VALUE OF HOUSING STOCK MAY ACTUALLY INCREASE AND IT MAY INCREASE OVERALL -

>>JENNIFER: THERE IS A COUPLE STRATEGIES WE CAN INCLUDE IN THE RECOMMENDATION AND THERE ARE COUPLE WAYS THAT YOU CAN LOOK AT ADDING

REGULATIONS THAT INCENTIVIZE THE SMALLER UNITS SO THAT IT IS NOT PENALIZING OR TAKING AWAY FROM THE SINGLE-FAMILY UNIT OR OPTION, BUT THERE ARE WAYS THAT YOU CAN ADD ONTO INCENTIVIZE AND THERE ARE ALSO REGULATIONS THAT YOU CAN PUT INTO PLAY TO PROTECT AND PREVENT AGAINST DEMOLITION OR LOT CONSOLIDATIONS.

AND SO I THINK THAT YOU KNOW THE ZONING DISTRICTS THEMSELVES SET THE STAGE FOR WHAT YOU WANT TO SEE OR WHAT IS INCLUDED IN THAT DISTRICT AND THEN THERE ARE ADDITIONAL STEPS THAT YOU SHOULD TAKE TO EITHER INCENTIVIZE THAT TYPE OF DEVELOPMENT OR ENSURE THAT IT IS PROVIDING SMALLER AND MORE OBTAINABLE UNITS INSTEAD OF LARGER ONES THAT ARE OUTSIDE - BUT, THAT ALSO TAKES OBJECTIVE REGULATIONS TO SAY THAT YOU CAN DO THIS, BUT IT HAS TO FIT WITHIN THIS SIZE BOX AND NOT JUST SAYING THAT WE WILL GIVE VARIANCE BECAUSE THAT IS WHAT WE DO TO BUILD LARGER BECAUSE YOUR BUILDING WAREHOUSING.

AND WE WILL PUT IN THE RECOMMENDATIONS WAYS THAT YOU CAN MITIGATE AGAINST THAT CONCERN FOR TEAR DOWNS OR LOT CONSOLIDATIONS BECAUSE THOSE ARE THINGS THAT ARE OF A REAL CONCERN.

>>TRUSTEE TAGLIA: THERE IS A BALANCE THAT YOU ARE HINTING AT AND I THINK THAT IT SHOULD GO FROM ONE EXTREME OR THE OTHER AND I THINK - IT IS IMPORTANT TO HAVE FIRST-TIME HOMEBUYERS.

IN 20 YEARS, THEY WILL BE MOVING UP AND THEY LIKE AND THEY WILL LIVE HERE AND WHEN YOU LOCK ABOUT, IF THERE IS A HIGHER BARRIER TO GETTING AND THEY CANNOT GET IN, THEN WE GET INTO PROHIBITING THAT AND THEN WE WILL HAVE A MORE EXPENSIVE HOUSING STOCK AND WE WILL HAVE - AND I LIKE THE IDEA OF MORE APARTMENTS AND THAT IS GREAT AND OTHER TYPES OF DWELLINGS AND I THINK THAT IS WONDERFUL.

AND I WANT TO BE CAREFUL NOT TO JUST INCENTIVIZE AND TO FORCE PEOPLE OUT. THAT HAS BEEN THE BACKBONE OF OUR HOUSING FOR YEARS IS TO START HERE, BUILD OUT AND THEN TRADE UP IF THEY WANT.

>>JENNIFER: WE AGREE AND MIDDLE HOUSING I WANT TO BE CLEAR IT DOES NOT JUST MEAN RENTAL.

IT ALIGNS AND THE DIFFERENT HOUSING TYPES -- TYPES ALIGNED AND THAT IS IMPORTANT BECAUSE IT ALLOWS FOR THE TRANSITION TO HOUSE PEOPLE AT DIFFERENT STAGES OF LIFE IN DIFFERENT INCOME LEVELS IS WHY WE GOT INTO MIDDLE HOUSES.

>>TRUSTEE TAGLIA: OKAY, LET'S CHECK UP.

>>PRESIDENT SCAMAN: VERY SHORT AND THEN I DON'T KNOW IF ENYA HAS ANYMORE -

>>TRUSTEE STRAW: ONE, I AM TRIGGERED BY WHAT TRUSTEE LEVING-JACOBSON SAID AND I REALLY JUST WANT TO LOOK AT THE TOP LINE DATA AND I THINK GIVEN THE PERCENTAGE OF RENTERS IN THE DATA WE COLLECTED WAS 23% WHEREAS IT IS 40% IN THE POPULATION THAT I WOULD LOVE TO SEE CROSSTABS SO I CAN UNDERSTAND SEE WHAT THE DIFFERENCE IS AND THE DIFFERENCE BETWEEN

RENTERS AND HOMEOWNERS AND THE SECOND PIECE WAS JUST TO RESPOND TO SOME OF THE CONCERNS THAT YOU ARE JUST RAISING, TRUSTEE TAGLIA. I THINK THAT ONE OF THE THINGS IN MY UNDERSTANDING AND PLEASE CORRECT ME, ONE OF THE THINGS IN THIS MISSING MIDDLE APPROACH IS THE FACT THAT BUYING THOSE STARTER HOMES IS BECOMING MORE AND MORE UNATTAINABLE RIGHT NOW IN OAK PARK BECAUSE RIGHT NOW YOU KNOW IT IS JUST DATA, BUT THERE WAS A HOME A COUPLE BOX FROM MY HOUSE THAT INSTEAD OF SOMEBODY BUYING IT AS A STARTER HOME IT WAS BOUGHT, TORN DOWN, REPLACED WITH A THREE LEVEL HOME AND TO AND A HALF LEVELS YOU KNOW BASEMENT +2 ABOVEGROUND ON THE SAME FOOTPRINT THAT SOLD FOR \$1.2 MILLION. AND SO A \$307,000 HOME IS SOLD AND THE FIRST-TIME HOMEBUYER IS COMING IN WITH A FHA LOAN AND CONDITIONS AND IT WILL TAKE A LITTLE WHILE TO CLOSE AND A DEVELOPER IS COMING IN WITH CASH DOWN YOU KNOW WE CAN CLOSE AS SOON AS YOU'RE READY TO GET EVERYTHING OUT OF THE HOUSE AND THE MISSING MIDDLE APPROACH IS CREATING HOUSING OPPORTUNITIES WHERE PEOPLE CAN BE FIRST-TIME HOMEBUYERS IN OAK PARK, BECAUSE WE ARE CREATING MORE AFFORDABLE HOMES.

IT MAY INCREASE THE VALUE OF LAND OVER TIME, BUT WHAT WE ARE ATTEMPTING TO DO IS CREATE AFFORDABLE HOMEOWNERSHIP OPPORTUNITIES AND RENTAL OPPORTUNITIES AND I JUST WANT TO DRAW THE DISTINCTION BETWEEN THE COST OF A HOME AND THE COST OF A LOT.

THEY ARE CORRELATED, BUT WHEN WE ARE COMING UP WITH YOU KNOW DUPLEX AND OTHER OWNERSHIP OPPORTUNITIES IT CREATES THE ABILITY TO CREATE AFFORDABILITY THAT DOES NOT EXIST RIGHT NOW. AND I JUST WANTED TO RESPOND TO THAT.

>>PRESIDENT SCAMAN: TRUSTEE ENYIA?

>>TRUSTEE ENYIA: OKAY, THIS IS GOING TO TAKE ABOUT 15 MINUTES - NO, I AM KIDDING, I'M USUALLY THE QUICK ONE.

I THINK MY COLLEAGUES - AND I APPRECIATE THE COMMENTS AND I APPRECIATE YOU AND THE REST OF YOUR TEAM FOR DOING THE WORK AND I WHOLEHEARTEDLY UNDERSTAND THE STRUGGLE AND I USED TO BE IN EVENTS IN PLANNING AND YOU COULD BRING FOOD AND DO ALL OTHER THINGS AND STILL NOT GET PEOPLE TO SHOW UP.

SO, I UNDERSTAND AND IT IS A PROBLEM ALSO WITH WHAT WE ARE DEALING WITH RIGHT NOW IN OUR COUNTRY AND ALL OF THE THINGS AND I THINK JUST FINDING THAT EXTRA MOMENT TO YOU KNOW DEAL WITH THE THINGS THAT ARE IMPORTANT SOMETIMES PEOPLE FIND OTHER THINGS THAT AT THAT TIME MAY BE DIVIDING THEIR ATTENTION.

AND I COMPLETELY UNDERSTAND THAT IT IS A STRUGGLE. AND ONE THAT WE WANT TO CONTINUE TO HAMMER HOME.

I THINK WHEN WE FIRST GOT ONTO THIS BOARD, COMMUNICATIONS WAS A HUGE THING FOR US IN FIGURING OUT HOW DO WE EFFECTIVELY REACH THE REST OF THE VILLAGE THAT SHOWS UP FOR SOME ISSUES AND DOES NOT SHOW UP FOR SOME AND THEN SHOWS BACKUP WHEN THEY SEE IT IN THE PAPER.

AND SO WE WANT TO MAKE SURE THAT PEOPLE ARE STAYING IN TUNE ALL OF THE TIME AND WE DON'T WANT YOU TO MISS ANYTHING PEOPLE OUT THERE VIEWING, BECAUSE THERE ARE SO MANY IMPORTANT THINGS AND THIS IS A HUGE ONE FOR ME PERSONALLY I MEAN TO BE ABLE TO HAVE THE LIFE THAT I'VE HAD LIVING IN OAK PARK FOR IT NOT BEING THE OPPORTUNITIES AT CERTAIN POINTS THAT ALLOWED FOR SOME AFFORDABILITY FOR MY FAMILY AND BUYING HOUSES AND FROM PEOPLE ABOUT MY PARENTS PURCHASED A HOUSE THAT WAS NOT COMPLETELY DONE ON THE INSIDE AND SO A LOT OF HALFTONE PROJECTS IN MY PARENTS HOUSE OVER THE YEARS, BUT IT WAS SOMETHING THAT MY DAD WILL TELL YOU I THINK HE SAID THAT HE PAID \$125,000 FOR THAT HOUSE IN 1990 AND IT IS WORTH WELL MORE THAN THAT NOW AND IT IS A BIG LOT IN ALL OF THE THINGS AND WANTS TO CONTINUE TO LIVE THERE, BUT LIKE PASSING IT ON TO MY BROTHER AND TRYING TO SEE IF HE CAN HAVE HIS FAMILY AND HAVE THAT OPPORTUNITY.

AND I THINK OF HAVING THAT OPPORTUNITY AND LIVING ON ONE OF THESE APARTMENT BUILDINGS WHICH I HAD THE OPPORTUNITY TO LIVE ON ANNA CARPENTER AND JACKSON THAT HAD TWO APARTMENT BUILDINGS IN THE MIDDLE OF THE BLOCK AND THREE-STORY APARTMENT AND IT IS INTERESTING, BECAUSE HALF OF US NOW HAVE HOMES IN OAK PARK AND WE HAD AN OPPORTUNITY THAT WAS NOT THE NORM AND NORMALLY YOU ARE LIVING ON THE EDGE OF OAK PARK IF YOU ARE A MINORITY RUNNING INTO WHAT CORY WAS TALKING ABOUT AND FINDING AN OPTION THAT WAS NOT ON THE EDGE OF TOWN AND SO WE FOUND ONE THAT WAS IN THE MIDDLE AND IT WAS AMAZING AND WE WERE ABLE TO YOU KNOW FIND OPPORTUNITIES AND THEN GET A HOME WHICH IS WHAT JIM IS ALLUDING TO THAT WE WANT TO HAVE SOME OF THESE OPTIONS SO THAT WE CAN LEVEL UP.

AND CONTINUE TO HAVE OUR FAMILY GROW WITHIN OAK PARK.

AND SO I THINK WITH WHAT I HAVE SEEN TODAY YOU HAVE OPENED UP SOME DEEP CONVERSATIONS WITH US TO MAKING SURE THAT WE ARE COMPLETELY INTENTIONAL WITH WHAT WE ARE DOING AND IT IS A MULTI TIERED SITUATION.

IT IS NOT LIKE YOU COME WITH THIS IDEA AND THIS FIXES ALL OF HER PROBLEMS.

NO, WE HAVE TO ADDRESS ZONING AND WE HAVE TO ADDRESS IT WITH THESE FIRST-TIME HOMEOWNER OPPORTUNITIES THAT WE ARE STARTING TO WORK ON AND ALL OF THESE THINGS HAVE TO HAPPEN IN ORDER FOR THIS TO WORK AND THE MARGINS FOR ERROR ARE VERY SLIM AND WE ARE CONTINUE TO HAVE LONG DIALOGUE AND I APOLOGIZE FOR THE TIME, BUT IT IS DEFINITELY THIS IS THE CONVERSATION THAT WE WANT TO HAVE LONGER DIALOGUE ON SO WE CAN BE SURE TO GET THIS RIGHT AND I HAVE HEARD AMAZING FEEDBACK FROM EVERYONE AND I KNOW THAT WE DO NOT ALWAYS GET THINGS RIGHT, BUT I LIKED HOW THIS WAS OPEN ENDED AND I MEAN YOU TOOK ALL OF OUR QUESTIONS AND YOU HAVE BEEN UP HERE LIKE A CHAMPION AND I TRULY APPRECIATE IT.

AND I HOPE THAT IT HAS INVIGORATED OUR RESIDENTS TO LOOKING MORE INTO THIS AND LETTING THEIR VOICES BE HEARD AND UNDERSTANDING ALL OF THE DIFFERENT POCKETS THAT THIS FALLS WITHIN, BECAUSE YES WE LOVE TO COMPLAIN AFTER THE FACT THAT THIS WAS NOT DONE THE WAY THAT WE WOULD HAVE LIKED TO SEE THIS DONE AND SO I LOVE THAT WE ARE TALKING ABOUT AND

ARE HEARING ALL OF THE DIFFERENT ASPECTS AND I HOPE THAT YOU ALL ARE HEARING IT AND ABSORBING THAT, BECAUSE I DO NOT WANT TO REPEAT BECAUSE EVERYBODY HAD SUCH GOOD PIECES THAT I WAS LIKE YES, THAT IS TRUE AS WELL AND ALL OF THESE PARTS ARE VERY TRUE AND LIKE JENNA SAID I DID NOT SEE SOMETHING THAT I WANTED TO SEE, BUT I THINK THAT WE ALL HAVE MORE THAN ENOUGH INFORMATION AND LIKE I SAID I DO NOT EXPECT YOU ALL TO FIGURE OUT ALL OF THE PROBLEMS WITH ZONING AND EVERYTHING AND SOLVE IT RIGHT HERE. I DO WANT YOU TO KNOW THAT WE WILL KEEP ON YOU TO KEEP ON TASK AND I THINK THAT YOU ARE ON TO WHERE WE WANT TO GO AND I JUST WANT TO STILL STRESS IN THE COMMUNITY TO GET ENGAGED AND GET IN TOUCH WITH THIS. I HEAR THE COMPLAINTS AND I CAN SEE THE OAK PARK FYI AND I CAN SEE ALL OF US SAYING THIS IN SOCIAL MEDIA AND I CAN SEE PEOPLE REACHING OUT AND HOPEFULLY WE CAN REACH OUT TO SOME OF OUR PARTNERS BECAUSE THIS IMPACTS D 297 AND THIS IS HOW YOU CONTINUE TO SEE SCHOOLS HAVE KIDS IN THEM OR NOT HAVE THEM IN THEM.

AND I WOULD LOVE TO SEE HOW WE CAN PARTNER UP WITH THE OTHER AGENCIES TO MAKE SURE THAT THEY ARE REACHING OUT TO THE FAMILIES WITHIN THE SCHOOL DISTRICT, BECAUSE THIS IMPACTS THEM JUST AS MUCH AND THIS IMPACTS OUR SENIORS AND SO HOW ARE WE MAKING SURE THAT WE ARE GETTING TO THE PLACES THAT THEY ARE AT IN GETTING THAT FEEDBACK YOU KNOW IF WE ARE TO HOST SOMETHING AND THROW OUT THAT WE WERE HAVING DINNER OR SOMETHING AVAILABLE SO THAT IT MAKES IT MORE ACCOMMODATING FOR PEOPLE'S LIFESTYLE I KNOW THAT FINDING SITTEES AND ALSO MAKING SURE THAT YOU DON'T MISS OUT ON MEALS IS A REAL THING AND WE CAN ACCOMMODATE TO THOSE THINGS AND LET US KNOW HOW TO MAKE THOSE THINGS MORE POSSIBLE AND I AM FULLY SUPPORTIVE AND I WOULD LOVE TO SEE WHAT THE NEXT STEP OF THIS LOOKS LIKE WHEN WE BRING BACKUP MORE FEEDBACK.

>>JENNIFER: WE REALLY APPRECIATE YOUR COMMENTS AND WE ARE EAGER TO GET TO THAT PHASE OF WORK, BUT IT WAS IMPORTANT TO US TO HOLD BACK AND DO THEIR DUE DILIGENCE AND HOW THOSE CONVERSATIONS AND KEEP US GOING. AND WE ARE EXCITED TO COME BACK WITH SOME RECOMMENDATIONS.

>>TRUSTEE ENYIA: AND THAT WAS SEVEN MINUTES, SORRY FOR THE TWO EXTRA.

>>TRUSTEE LEVING-JACOBSON: I JUST WANTED TO MAKE ANOTHER POINT AND ONE OF THE THINGS THAT I REALLY APPRECIATED ABOUT THE MEMO IS HOW IT REFERS TO OTHER INITIATIVES AND EFFORTS WE ARE MAKING INCLUDING OUR CLIMATE GOALS WHICH ARE TRUSTEE EDER MENTIONED HOW DENSITY CORRELATES IN OUR CARBON FOOTPRINT, BUT ALSO AS CLIMATE CHANGE CONTINUES TO GET WORSE AND WORSE, WE WILL CONTINUE TO SEE CLIMATE REFUGEES COME TO OUR COMMUNITY ANSWER TO TRUSTEE WESLEY 'S POINT TWO THINK ABOUT THE MAP THAT WE ARE GOING TO APPROVE BEING SUCH A LONG TERM DECADES IN THE FUTURE THAT WE WILL NEED SUPPLY, BECAUSE PEOPLE WILL NEED TO BE COMING HERE AS WELL AS OTHER CULTURAL REFUGEES AND I HAVE A LOT OF NEIGHBORS THAT HAVE LEFT RED STATES BECAUSE THEY ARE NOT SAFE THERE FOR

OTHER REASONS AND I UNDERSTAND CHANGE IS HARD, BUT WE DO NEED TO INCREASE OUR HOUSING SUPPLY.

>>JENNIFER: WE TALKED WITH THE PARK DISTRICT AND ONE OTHER THINGS AND YOU KNOW THIS IS IN THE WEEDS, BUT WE DID TEST AND WE KNOW MIDDLE HOUSING CAN ACTUALLY PROVIDE LOWER LOT COVERAGE THAN SOME OF THE LARGER BUILDINGS THAT WE ARE PROMOTING AND I THINK THAT IS ONE OF THE KEY AREAS WHERE THERE IS OPPORTUNITY TO ALIGN THOSE SUSTAINABILITY GOALS AND REALLY HIGHLIGHT FOR THE COMMUNITY THAT IT IS NOT PERFECT, IT IS NOT FOR EVERYWHERE, BUT THERE IS A WAY TO GENTLY INCREASE THE DENSITY WHILE PROTECTING OUR OPEN SPACE WHICH WE HEARD AGAIN AND AGAIN FROM FOCUS GROUPS WITH PARK DISTRICTS AND OTHERS ON STAFF AS WELL AS THE SCHOOLS THAT WE MET WITH THAT WE INVITED TO THE FOCUS GROUPS TO TALK ABOUT ALL OF THOSE DIFFERENCES.

AND IT IS ALL MOVING IN THE RIGHT DIRECTION AND THAT IS OUR GOAL.

>>PRESIDENT SCAMAN: I DO THINK IT IS MOVING IN THE RIGHT DIRECTION. CORY?

>>TRUSTEE WESLEY: YOU JUST SAID GENTLY INCREASE OUR DENSITY, IS THAT ONE OF THE GOALS OF THIS PROJECT?

>>PRESIDENT SCAMAN: OKAY, SO - ALSO, WE HAVE UNDER HEARD TONIGHT THAT ZONING CHANGES ALONE DO NOT IMMEDIATELY MEET THE DENSITY GOALS THAT WE ARE LOOKING TO DO.

IT IS A LAYERED APPROACH AND IT TAKES TIME.

AND SO I THINK WHAT OPTICO HAS HEARD SOME AMAZING FEEDBACK THIS EVENING AND THE TIMING OF THIS FEEDBACK AND IF YOUR QUESTION IS NOT ANSWERED I WILL GIVE YOU THE FLOOR BACK IN A MOMENT.

BUT, THE TIMING OF THIS UPDATE HAS REALLY BEEN PERFECT.

YOU KNOW YOU HAVE DONE I THINK REALLY GREAT WORK IN OUTREACH AND THE POPULATION WITH WHAT I'M HEARING TONIGHT THAT WE WOULD LIKE TO HEAR MORE FROM, WE ALL KNOW THAT WE NEED TO DO SO IN A VERY EQUITABLE WAY AND WE NEED TO PROVIDE FOR DAYCARE AND SOMETIMES TO PROVIDE FOOD AND I ACTUALLY DO TRUST THAT YOUR PARTNERSHIP AND YOUR LOVE FOR OAK PARK AND YOUR ROOTS HERE THAT YOU KNOW YOU ARE DOING A GREAT, GREAT JOB.

AND YES, I WAS AND I DID HAVE THE HONOR OF BEING THE ONLY ONE PRESENT FOR A SMALL TABLE AROUND TABLE DISCUSSION PRESENT IMMEDIATELY FOLLOWING THE STATE OF ILLINOIS ADDRESS AND I AM A FULL PROPONENT OF THE BUILD ACT.

SOME OF MY COLLEAGUES MAY THINK THAT IT TAKES SOME POWER AWAY FROM MAYORS AND I THINK IT PROVIDES THE TOOLS SO THAT THEY CAN ACTUALLY HAVE A VISION FOR THE COMMUNITY ALTHOUGH I DO THINK THAT EACH COMMUNITY IS GOING TO HAVE A SLIGHTLY DIFFERENT VISION THAT I THINK THEY DESERVE TO HAVE FOR THEMSELVES.

AND THAT DOES GO BACK TO MY APPRECIATION FOR THE WORDS OF CONTACT AND CHARACTER AND FORM THAT YOU ARE HEARING FROM OUR RESIDENTS AND THIS REPORT REPRESENTS US TRULY UNDERSTANDING WHAT THE DECISIONS THAT WE ARE EVENTUALLY GOING TO MAKE.

WE MAY MAKE DECISIONS TO MAKE THOSE ZONING EVEN MORE BRAVE AND MORE INTENTIONAL AND MORE TO OUR BOARD GOALS THEN WHAT YOU PRESENT, BUT YOU ARE GOING TO HELP US UNDERSTAND WHAT WE CAN REASONABLY ACCOMPLISH, OKAY?

AND THE POTENTIAL CONSEQUENCES WITHOUT YOU KNOW FURTHER THOUGHTFUL PATIENTS, RIGHT?

AND IF SO IF WE THEN MAKE THOSE DECISIONS TO GO MORE BROAD, THEN THAT IS ON US.

BUT, YOU ARE BRINGING US TO CONTACT AND OF THE INFORMATION.

IN INCREMENTAL CHANGE, IT IS FOR SOMEONE WE ARE LOOKING FOR THE TRANSFORMATIONAL CHANGE THAT THIS BOARD IS ABOUT AND THIS STAFF IS ABOUT AND YOU ARE ABOUT IS SOMETIMES A FOUR LETTER WORD.

BUT, IT DOES I THINK JUST MEAN THAT WE ARE DOING OUR DUE DILIGENCE.

I DO WANT TO POINT OUT THAT WHAT YOU HAVE HEARD TONIGHT IS ALSO THE NEED TO KNOW THAT WE ARE BEING AS INCLUSIVE IN BRINGING THAT INFORMATION BACK TO US AS WE POSSIBLY CAN.

ALL DIFFERENT TYPES OF FAMILIES AND SIZES AND RACES AND REPRESENTATION OF THE NOT JUST DIVERSE IN HOUSING STOCK, BUT DIVERSE AND SOCIOECONOMIC AND ALL THAT WE ARE LOOKING TO BE.

AT THE SAME TIME OUR NEXT PRESENTATION TONIGHT IS ON HISTORIC PRESERVATION AND WE DO YOU KNOW - SOME OF WHAT DRAWS PEOPLE TO LIVING IN OAK PARK IS NOT THAT THEY JUST FEEL SAFER.

OR THAT IT IS GOOD SCHOOLS.

BUT, IT IS ALSO THE BEAUTY OF OUR ARCHITECTURE AND WE ARE THE STEWARDS OF SOME SERIOUSLY BEAUTIFUL ARCHITECTURE AND WE DO OWE IT TO UNDERSTANDING WHAT THAT CONTRIBUTION IS AS WELL AND AS I HAVE SAID MANY TIMES AT THIS BOARD TABLE ON THIS TOPIC I LIVE IN A VERY SMALL BUNGALOW.

I COULD MAKE THE DECISION TO ADD ANOTHER FLOOR ON THAT BUNGALOW AND I AM IMMEDIATELY TAKING IN AFFORDABLE HOUSING OFF OF THE MARKET.

AND SO JUST REDUCING ALL OF OUR ZONING DOES NOT GET US WHERE WE WANT IF WE ARE NOT CONSIDERING EVERYTHING THAT YOU BROUGHT TO US TONIGHT.

AND I CAN MAKE THE ZONING SO THAT SOMEBODY CAN PURCHASE MY HOUSE AND PURCHASE IT AND BUY ANOTHER FLOOR, BUT IT COMES WITH ANOTHER COST TO WHAT OUR OTHER GOALS ARE.

AND YOU HAVE MENTIONED THAT SOME OF THESE ARE IN CONFLICT WITH EACH OTHER.

AND THE WAY THAT WE TAKE THE INFORMATION AND YOU PROVIDE THIS AND DIGEST IT AND THEN TALK WITH THE SAME I HOPE AMOUNT OF THOUGHT AND STUDY ON WHAT THOSE INCENTIVE PROGRAMS WOULD BE, BUT WE NEED TO HAVE REALISTIC EXPECTATIONS AS TO WHAT THIS IS GOING TO DO.

WE ARE NOT GOING TO GO FROM 54,000 TO 64,000 IN 10 YEARS.

BUT, WE CAN HAVE THAT AS A GOAL AND NOW I AM - AND I DON'T THINK - LARGELY WHAT I'VE HEARD IS THAT WE ARE A BOARD THAT IS DEAFLY NOT AFRAID OF DENSITY

AND I IMAGINE THAT IS ONE TAKE AWAY THAT YOU PROBABLY DID NOT NEED ME TO SAY OUT LOUD.

BUT, I DO THINK THAT WE OWE IT TO DO BOTH, TO REALLY DISMANTLE THE RACIST HISTORY OF ZONING AND ALSO TO UNDERSTAND YOU KNOW WHERE ARE ALL OF THE CONCERNS?

I DO NOT BELIEVE THAT THIS WILL SURPRISE ANYONE QUITE HONESTLY BECAUSE IT WILL TAKE A REALLY LONG TIME TO ACTUALLY SEE HAPPEN.

AND YOU CAN STILL - KNOW WHAT IS GOING TO COME IN AND PURCHASE YOUR OWN HOUSE OUT FROM UNDERNEATH YOU AND BUILD A TWO OR THREE FLAT UNLESS YOU ARE MAKING THE DECISION TO THEN MOVE.

AND YOUR LIFE DOES NOT IMMEDIATELY CHANGE AND A GOOD MAJORITY OF OAK PARK IS IN A PRIVILEGED POSITION WHERE THEY DON'T HAVE TO PAY ATTENTION EVERY DAY, BECAUSE THEIR LIFE IS GOING TO BE JUST FINE.

AND WE DO STILL NEED YOU TO BRING THE FULL PICTURE WHICH YOU ARE DOING. AND SO THE DECISIONS ARE ON US.

AND I THINK THERE IS OPPORTUNITY FOR BOTH THE GENTLE DENSITY AND MUCH MORE THAN THAT AND OTHER PLACES LIKE -

>>JENNIFER: BASED ON THE ACCESS TO TRANSIT AND AMENITIES, THAT IS NOT LIKE EVERYWHERE GETS GENTLE, IT IS THINKING THOUGHTFULLY ABOUT THE STRUCTURE AND OPPORTUNITY WITHIN OAK PARK OF WHERE IT MAKES SENSE TO MAKE THOSE CHANGES AND THE INCREMENTAL VS. TRANSFORMATIONAL I THINK THERE ARE OPPORTUNITIES IN OAK PARK FOR BOTH AND IT IS JUST BEING THOUGHTFUL ABOUT WHERE AND HOW.

>>PRESIDENT SCAMAN: AND WITHOUT THOUGHTFUL ANALYSIS WE MAY NOT BE TAKING THE STEPS TO PROTECT THE HOUSING AND I AM REPEATING MYSELF, BUT THE NATURAL AFFORDABLE HOUSING STOCK THAT DOES STILL EXIST IN THE VILLAGE OF OAK PARK AND THE BEAUTY OF WALKING DOWN THE STREET AND SEEING A SINGLE-FAMILY HOME, A SIX FLAT AND TWO FLAT AND A VICTORIAN AND A FOUR SQUARE AND I MEAN RIGHT NOW IS THAT THE 300 BLOCK OF SOUTH EUCLID? THERE ARE SOME GORGEOUS, GORGEOUS BIG VICTORIAN HOMES THAT ARE 4 FEET FROM EACH OTHER OR THEY ARE YOU KNOW 5 FEET FROM A BID CENTURY MODERN APARTMENT BUILDING.

AND RIGHT NOW I CANNOT GO ON INSTAGRAM WITHOUT WHOEVER THE PERSON IS WHO IS DRIVING DOWN OAK PARK STREET ABOUT HOW BEAUTIFUL IT IS WHOEVER THAT IS, LOVE THEM - AND SO WE ARE GOING TO BE FINE.

AND I THINK THAT YOUR APPROACH IS WHAT WE NEED.

SO, THANK YOU.

>>JENNIFER: THANK YOU FOR YOUR TIME AND ALL THE FEEDBACK.

>>TRUSTEE WESLEY: THIS IS PROBABLY ONE OF THE MOST IMPACTFUL DECISIONS THIS BOARD WILL EVER MAKE, NOT BECAUSE IT CONTROLS GRID LINES ON A MAP, BUT BECAUSE IT CONTROLS ULTIMATELY WHO GETS TO LIVE IN OUR VILLAGE AND HOW MANY.

THIS IS WHAT ZONING IS.

ZONING IS A QUOTA SYSTEM THAT WAS ENACTED AFTER THE SUPREME COURT DETERMINED THAT RACE-BASED SEGREGATION WAS ILLEGAL IN HOUSING AND SO WHAT HAPPENED WAS THEY CREATED EXCLUSIVE SINGLE-FAMILY HOME ZONING BECAUSE IN THIS COUNTRY YOU CAN DO TO THE LEGACY OF ECONOMIC RACISM YOU CAN DETERMINE WHO LIVES WHERE BY THE COST OF HOW YOU PRICE THE HOUSING.

AND HOW YOU DETERMINE THE COST OF HOW YOU PRICE THE HOUSING DETERMINES WHAT YOU CAN ACTUALLY BUILD.

AND WHEN WE ARE TALKING ABOUT WHAT CAN ACTUALLY BE BUILT WE ARE NOT TALKING ABOUT WHAT CAN BE BUILT, WE ARE TALKING ABOUT WHO CAN LIVE HERE AND WHERE.

DO WE WANT ONLY CERTAIN PEOPLE TO LIVE IN CERTAIN QUARTERS?

DO WE WANT ONLY CERTAIN PEOPLE TO BE ABLE TO RENT HERE?

DO WE WANT ONLY CERTAIN PEOPLE TO BE ABLE TO OWN HERE?

THIS VILLAGE HAS A HISTORY OF BEING UNREASONABLE.

1968, FAIR HOUSING ORDINANCE, UNREASONABLE.

LOOK WHERE IT GOT US.

AND BEFORE THAT WE BROUGHT IN HARLAN BARTHOLOMEW TO CREATE ZONING THAT WAS RACIALLY EXCLUSIVE.

ALSO UNREASONABLE.

THE CREATION OF SINGLE-FAMILY HOME ZONING, EXCLUSIVE SINGLE-FAMILY HOME ZONING, UNREASONABLE.

I DO NOT WANT A REASONABLE ZONING CHANGE.

I AM SICK AND TIRED OF RACISM BEING REASONABLE, BUT FIXING IT BEING UNREASONABLE.

AND IT IS NOT JUST ABOUT RACE.

BECAUSE, WHEN YOU INCREASE THE PRICE OF HOUSING YOU ARE NOT JUST DETERMINING WHAT RACE OF PEOPLE CAN LIVE HERE, YOU ARE DETERMINING WHAT ECONOMIC CLASS OF PEOPLE CAN LIVE HERE.

AND I DON'T KNOW HOW LONG OUR VALUES WILL CONTINUE TO EXIST WHEN EVERYONE WHO LIVES HERE IS IN THE TOP 1% OR TOP.01%.

I KNOW THAT IT WILL NOT BE LONG.

AND I KNOW UNLESS WE FIX ZONING SO THAT HOUSING IS AFFORDABLE ON THE AXIS OF BOTH RENT AND OWNING WHERE WE ARE GOING IS A PLACE WHERE OAK PARK IS NOT YET, BUT WILL BE AND WE CAN SEE IT IN OUR NEIGHBORING COMMUNITIES AND MAYBE NOT NEIGHBORING COMMUNITIES, BUT COMMUNITIES THAT ARE IN THE CHICAGOLAND AREA AND WE KNOW WHERE THIS TAKES US.

AND I DON'T WANT REASONABLE.

I WANT UNREASONABLE.

I DO NOT WANT GENTLE, I WANT FIXED.

>>PRESIDENT SCAMAN: KEVIN?

>>MANAGER JACKSON: IF THE TRUSTEES ARE DONE I'LL ASK CRAIG TO WRAP THIS UP, BUT JUST BRIEFLY AND QUICKLY TALK ABOUT NEXT STEPS.

WE ARE CONTEMPLATING SUBSTANTIAL CHANGES TO THE ZONING ORDINANCE AND COMPREHENSIVE CHANGES AND THIS IS A PITSTOP AS WE ARTICULATE TO GIVE FEEDBACK AND IT WILL MOVE VERY FAST AND WILL BE BACK IN JUNE WITH RECOMMENDATIONS AT WHAT TIME WE WILL ASK THE BOARD TO PROVIDE DIRECTION AND THERE WILL BE NEXT STEPS AFTER THAT AND I WANT CRAIG TO RECAP THAT BEFORE WE MOVE ON.

>>CRAIG FALOR: YES, ONCE WE MOVE ONTO THIS -- THAT IS MORE IMPORTANT THAN ME, COME ON!

>>PRESIDENT SCAMAN: I AM EMAILING JOE RIGHT NOW!

>>CRAIG FALOR: SO, NEXT STEPS WE WILL PRESENT THE FINAL RECOMMENDATIONS TO YOU IN LATE MAY OR EARLY JUNE AND ONCE THAT IS DONE AND HOW YOU WANT US TO GO FORWARD WE WILL GO AND DRAFT SOME ZONING REGULATIONS WHICH WORK TO WHAT IS COMING OUT OF THIS AND MAYBE MODIFY THAT BASED ON THE DISCUSSION THAT WE HAVE WITH YOU AND WE WILL SET UP A PUBLIC HEARING BEFORE THE PLANNING COMMISSION AND INVITE THE PUBLIC TO COME AND TALK US THROUGH THAT PROCESS.

AND THEY WILL EVENTUALLY COME BACK TO YOU FOR THE FINAL.

BUT, AFTER THAT IN THE HOUSING PLAN THERE ARE SOME OTHER THINGS THAT WE NEED TO DO THAT WILL HELP FACILITATE THIS IN THE FUTURE.

SO, WE HAVE MORE THINGS TO WORK ON AS FAR AS INCENTIVES AND FIRST-TIME HOMEBUYER PACKAGES AND DOWN PAYMENT ASSISTANCE AND THINGS LIKE THAT THAT CAN HELP ON THE AFFORDABILITY PIECE.

THESE OTHER THINGS THAT WE NEED TO DO TO COMPLEMENT WHAT WE ARE DOING TODAY.

AND WITH THAT I THINK YOU FOR YOUR TIME TONIGHT IT IS GREAT FEEDBACK AND WE REALLY APPRECIATE IT AND WE WILL HOPEFULLY COME BACK WITH SOMETHING ELSE.

>>PRESIDENT SCAMAN: THANK YOU, CRAIG.

AND I DO WANT TO POINT OUT A FEW THINGS BECAUSE, YES.

WE HAVE THE FAIR HOUSING ORDINANCE OF 1968.

BUT, I AM EXTREMELY PROUD TO SERVE THIS COMMUNITY AND I MATRONLY PROUD OF OUR HISTORY AND I THINK IT IS VERY IMPORTANT FOR US TO LEARN FROM PEOPLE LIKE DAVID AND FRANK AND OTHERS WHO ARE HERE TONIGHT NOT JUST ON THIS BUT MANY OTHER TOPICS AND WE ARE ALSO A COMMUNITY THAT ACTUALLY PROACTIVELY WENT AND APPLIED TO HAVE OUR OWN HOUSING AUTHORITY.

THAT WAY OAK PARK HAS 553 HOUSING VOUCHERS AND HAS A RESIDENCE CORPORATION WHICH MANAGES MANY OF THOSE BUILDINGS THAT SOME OF THOSE HOUSING VOUCHERS ARE AT AND THOSE HOUSING VOUCHERS ALLOW YOU AND SOMEONE WITH A VOUCHER TO LEAVE ANYONE IN THE VILLAGE, BUT THE HOUSING VOUCHERS - WE APPLIED FOR WITH THE FEDERAL GOVERNMENT TO HAVE.

IN THE VILLAGE OF OAK PARK AND THE PEOPLE WHO WERE AT LEADERSHIP AT THE TIME HAD NOT DONE, WE WOULD NOT HAVE.

IT IS NOT TO COOK COUNTY, IT IS THROUGH OAK PARK.

AND THE RESIDENT CORPORATION HERE.

AND THE HOUSING AUTHORITY.

AND SO THERE HAS BEEN SOME REAL INTENTION.

WE ARE THE FIFTH MOST DENSE COMMUNITY IN THE STATE OF ILLINOIS AND WE ARE THE 29TH MOST DENSE IN THE UNITED STATES.

I DO THINK THAT SPEAKS TO THE FACT THAT WE ARE MORE THAN READY FOR THESE NEXT STEPS.

WE HAVE PROVEN THAT YOU CAN MAINTAIN THE BEAUTY OF A COMMUNITY AND INCREASED DENSITY AND WE HAVE PROVEN THAT YOU CAN WORK TO BE SOCIOECONOMICALLY AND RACIALLY DIVERSE.

WE ARE RECOGNIZING THAT WE ARE AT A CROSSROADS IF WE ARE GOING TO CONTINUE TO MAINTAIN THAT, WE NEED TO DO SOMETHING ABOUT IT RIGHT NOW.

BUT, I JUST DO THINK THAT WE OWE IT TO OURSELVES TO LOOK AT HER FROM ALL PERSPECTIVES EVEN THOSE THAT WE DO NOT AGREE WITH.

AND TO HELP EXPLAIN THAT AS WE GO AS LEADERS IN OUR COMMUNITY.

THANK YOU.

OKAY.

>>CRAIG FALOR: OKAY, NEXT.

>>PRESIDENT SCAMAN: WHAT IS THE TIME LIMIT ON THIS ONE?

>>CRAIG FALOR: TWO HOURS AND SO LET'S NOT DO THAT -

>>PRESIDENT SCAMAN: OKAY, EVERYONE SHOULD BE WRITING -

>>CRAIG FALOR: AT THE DIRECTION OF THE VILLAGE BOARD STAFF HAS ARRANGES PRESENTATION THAT YOU HAVE RECEIVED AND THIS PRESENTATION REFLECTS HISTORIC PRESERVATION INFLUENCES CONNECTING THE PAST WITH THE PRESENT AND NOT ONLY WITHIN OUR COMMUNITY, BUT REGIONALLY AND NATIONALLY.

YOU WILL HEAR SUCCESSION OF PRESENTERS WHO HAVE EXTENSIVE KNOWLEDGE OF HISTORIC PRESERVATION UPON WHICH THEY WISH TO SHARE WITH THE VILLAGE BOARD AND THE COMMUNITY.

I WILL TURN IT OVER TO MIKE BRUCE TO INTRODUCE THE PRESENTERS.

>>MIKE BRUCE: THANK YOU, MR. FALOR.

WE HAVE A BRIEF HISTORY OF THE HISTORIC PRESERVATION AND THE PRESERVATION PROCESSES.

TONIGHT YOU WILL HEAR FROM BRENTON B, URBAN PLANNER, HISTORIC PRESERVATION AND STAFF LIAISON TO THE HISTORIC PRESERVATION COMMISSION AND FROM THE FOLLOWING EXPERTS.

KENDRA PARSONS, ADVOCACY MANAGER AT LANDMARK ILLINOIS, FRANK LIPPO, HISTORIC OAK PARK RIVER FOREST MUSEUM AND DAVID SOKOL AND EISHA A, THE CURRENT CHAIRPERSON.

THE A FOR MENTIONED EXPERTS AND STAFF ARE AVAILABLE TO ANSWER QUESTIONS AFTER THE PRESENTATION.

>>SPEAKER: GOOD EVENING EVERYONE, I MIGHT BE A LITTLE BIT LESS KNOWN TO YOU AND SO I WILL START OFF WITH AN INTRODUCTION, MY NAME IS KENDRA PARSONS AND ADVOCACY PERSON FOR LANDMARK ILLINOIS AND WE ARE A STATEWIDE NONPROFIT ORGANIZATION HEADQUARTERED IN CHICAGO PROMOTING

PRESERVATION AS A TOOL FOR INCLUSIVITY, SUSTAINABILITY, HOUSING AND COMMUNITY AND ECONOMIC DEVELOPER.

AND OUR MISSION IS TO ACCELERATE PRESERVING AND REUSING SIGNIFICANT PLACES STATEWIDE TO FOSTER A HEALTHY AND LIVABLE COMMUNITY.

I HAVE A MASTERS IN PRESERVATION AND I'M SECRETARY OF THE INTERIOR AND I HAVE BEEN DOING THIS FOR ABOUT 10 YEARS.

BEFORE COMING TO LANDMARK ILLINOIS I WORK FOR OUR NATIONAL NONPROFIT COMMITTEE NATIONAL TRUST PRESERVATION AND A LOT OF THAT WORK WAS SPECIFICALLY WITH THE AFRICAN-AMERICAN CULTURAL ACTION FUNDED THERE. AND I AM ALSO CURRENTLY PURSUING A GRADUATE CERTIFICATE IN SUSTAINABLE CITIES AND COMMUNITIES.

SO, JUST SOME CONTEXT ABOUT THE PERSPECTIVE I AM BRINGING TO THIS CONVERSATION.

I HAVE ALSO LIVED IN OAK PARK SINCE 2022 AND MY FAMILY MOVED HERE BECAUSE OF OAK PARK WALKABLE TRANSIT ACCESSIBLE NEIGHBORHOOD AND THE HUMANSCALE DENSITY AND FOR THESE REASONS THEY ARE TRACEABLE TO ITS HISTORICAL DEVELOPMENT.

AND REALLY HISTORY I THINK THE HISTORY OF THIS COMMUNITY FOR MAKING LIKE TODAY WHAT MAKES IT SUCH A WONDERFUL HOME FOR MY FAMILY.

I HAVE BEEN ASKED TO KICK OFF THIS CONVERSATION BY PROVIDING SOME CONTEXT ABOUT THE PRACTICE OF HISTORIC PRESERVATION TODAY AS A PRELUDE TO OUR CONVERSATION ABOUT HISTORY AND LOOKING AT MY ORGANIZATION EXPERIENCE ACROSS THE STATE, REGION AND ALSO NATIONALLY.

SO, LET'S START OFF WITH A VERY BASIC QUESTION, WHAT IS HISTORIC PRESERVATION?

I DO NOT THINK THERE IS WIDESPREAD AGREEMENT ABOUT THE ANSWER TO THIS QUESTION.

I LIKE THIS QUOTE FROM THE NATIONAL PARK SERVICE WHICH IS "HISTORIC PRESERVATION IS A CONVERSATION WITH OUR PAST ABOUT OUR FUTURE." PRESERVATION IS AN APPROACH TO PLANNING A DEVELOPMENT WITH THE PREMISE THAT WE ARE NOT STARTING FROM A BLANK SLATE.

IT DOES NOT MEAN THAT WE PRIVILEGED THE PAST OVER THE PRESENT OR THE FUTURE ONLY THAT WE ALLOW WHAT WE ALREADY HAVE TO INFORM HOW WE MOVE FORWARD.

LIKE ALL TOOLS, THE EFFECTS OF HISTORIC PRESERVATION DEPEND ON HOW IT IS WIELDED.

BUT, IT IS NOT ABOUT FREEZING COMMUNITIES IN AMBER.

PRESERVATION IS NOT ABOUT BLOCKING CHANGE, IT IS ABOUT MANAGING IT.

AGAIN, FOR SOME STATEWIDE AND REGIONAL CONTEXT I JUST WANTED TO PROVIDE THIS OVERVIEW OF THE WORK THAT MY ORGANIZATION DOES ACROSS THE STATE. IN PARTICULAR THIS IS FROM 2023 UNTIL 2024, WE WORKED IN 146 COMMUNITIES AND IN THE MANY COMMUNITIES THAT WE SERVE EACH YEAR WE SEE THE POWER OF HISTORIC PRESERVATION TO GENERATE ECONOMIC ACTIVITY AND TO PROVIDE

HOUSING AND TO MEET SUSTAINABILITY GOALS AND TO COALESCE PEOPLE AROUND THE SHARED HISTORY OF THEIR COMMUNITIES.

AND I CAN ALSO OBSERVE WITH CONFIDENCE THAT OAK PARK HAS ONE OF THE MOST ROBUST AND SUCCESSFUL HISTORIC PRESERVATION PROGRAMS IN THE STATE OF ILLINOIS AND VERY LIKELY IN THE UNITED STATES AND ALSO YOU WILL HEAR LATER IN OUR PRESENTATION THAT HAS DIRECT AND MEASURABLE BENEFITS. FIRST I WOULD LIKE TO TALK ABOUT PRESERVATION AND INCLUSIVITY, BECAUSE I BELIEVE STRONGLY PRESERVATION CAN BE INCLUSIVE IF WE DO THAT DELIBERATELY.

THE HISTORIC PRESERVATION MOVEMENT IN THE UNITED STATES FAMOUSLY BEGAN WITH THE PRESERVATION OVER GEORGE WASHINGTON 'S ESTATE MOUNT VERNON IN VIRGINIA WHICH I THINK YOU KNOW THE GRAND ESTATE OF A FAMOUS DEAD WHITE MAN IS NOT WHAT WE ARE TALKING ABOUT TODAY.

IT IS TODAY MUCH MORE FOCUSED ON EVERYDAY STORIES, NEIGHBORHOOD LEVEL PLANNING AND THE REMNANTS OF OUR DAILY LIVES.

IT WOULD BE POINTLESS AND UNTRUE TO DENY THAT HISTORIC PRESERVATION HAS PRIVILEGED CAPITAL AGE HISTORY AND WHITE COMMUNITIES AND WE HAVE TO ACKNOWLEDGE THAT SOME HISTORIES HAVE BEEN AT THE DETRIMENT OF OTHERS AND PRESERVATION HAS AT TIMES ACTIVELY PLAYED A ROLE IN THAT AND RESOLVED TO BE DELIBERATE AND PRACTICE HISTORIC PRESERVATION DIFFERENTLY GOING FORWARD.

HOWEVER, PRESERVATION IS TODAY WORKING TO EXPAND THE NARRATIVE AND MAKE SURE A BROADER RANGE OF HISTORY IS REPRESENTED.

THIS TOOK WASTE THIS PAST VALENTINE'S DAY AND SO QUITE RECENTLY AT OUR LADY OF GUADALUPE BAY VIETNAM VETERANS MEMORIAL ON THE FAR SOUTH SIDE. LANDMARK ILLINOIS IS WORKING WITH LOCAL ADVOCATES AS WELL AS THE NATIONAL ADVOCACY GROUP LATINO GROUP TO HONOR 12 FOLLOWED PARISHIONERS FROM THE CHURCH.

I WOULD SAY 1970 PRESERVATION MAY ALSO LOOK LIKE MORE RECENT THINGS THAT YOU COULD PROBABLY WOULD IMAGINE.

SOMETIMES A MORE INCLUSIVE VERSION OF PRESERVATION LOOKS LIKE ACKNOWLEDGING ERASURE FROM THE BUILT ENVIRONMENT AND OAK PARK DID THAT WHEN IT ERECTED A PLAQUE ACKNOWLEDGING MOUNT CAMEL BAPTIST CHURCH IN 2022.

ED ALSO GIVEN THE FAITH JULIAN FAMILY THAT SOMETIMES PRESERVATION LOOKS LIKE RECOGNIZING AND SUPPORTING FAMILY AND DESCENDENTS STEWARDSHIP AND THE RIGHT TO LAY CLAIM TO A PLACE AND HAVE THAT CLAIM RESPECTED OVERTIME.

PRESERVATION IS ALSO SUSTAINABLE.

THE REUSE OF HISTORIC BUILDINGS IS A KEY PART OF MEETING NET ZERO EMISSIONS GOALS.

AND GLOBALLY THE BUILT ENVIRONMENT ACCOUNTS FOR 39% OF GLOBAL CARBON EMISSIONS AND I HAVE SEEN THIS FIGURE SELECTED A LITTLE BIT DIFFERENTLY, BUT FOR DISCUSSION'S SAKE IT IS ABOUT 39 OR 40%.

28% OF THAT IS OPERATIONS AND ANOTHER 11% IS EMBODIED WHICH IS THE ENERGY THAT WENT INTO BUILDING MATERIALS AND CONSTRUCTION.

SO, WHEN WE REUSE AN EXISTING BUILDING WE RETAIN THE EMBODIED CARBON THAT ALREADY WENT INTO IT WITH CONSTRUCTION AND AVOID THE CARBON GENERATED WITH THE NEW MATERIALS.

SO, 28% OBVIOUSLY, LARGER PERCENTAGE.

BUT, THAT 11% MEANS THAT WE CANNOT ACHIEVE A NET ZERO ENERGY ENVIRONMENT IF WE ONLY FOCUS ON OPERATIONS EMISSIONS WILL NEVER GET THERE.

MANY STUDIES HAVE DETERMINED THAT IT TAKES BETWEEN 10 AND 80 YEARS FOR A REPLACEMENT BUILDING TO ACHIEVE A LOWER CARBON IMPACT THAN THE REUSE AND RETROFIT OF EXISTING BUILDINGS EVEN IF THOSE NEW BUILDINGS ARE BUILT TO HIGH ENERGY PERFORMANCE STANDARDS.

AND THERE IS INCREASED RECOGNITION IN THE BUILDING SPACE THAT THE IMPORTANCE OF MATERIAL REUSE AND EMBODIED CARBON FOR EXAMPLE THE LATEST VERSION OF ELITE CERTIFICATION GUIDELINES SPECIFICALLY AWARD POINTS FOR MATERIAL REUSE.

PROJECTS LIKE SOUTH BOULEVARD AND THE RECENT OAK PARK AWARD WINNER ILLUSTRATE HOW THESE BUILDINGS CAN BE ADAPTED FOR NEW USES WHILE INCORPORATING ENERGY TECHNOLOGIES AND RESPONDING TO BOTH OPERATIONAL AND CARBON CONCERNS AND CLIMATE READY OAK PARK ALSO RECOGNIZES THE EXISTENCE OF THESE BUILDINGS.

WE HAVE TALKED EXTENSIVELY THIS EVENING ABOUT THE IMPORTANCE OF MEETING OUR HOUSING GOALS.

AND HISTORIC PRESERVATION CAN HELP INCREASE HOUSING SUPPLY THROUGH THE CONVERSION OF ALL TYPES OF EXISTING BUILDINGS INTO HOUSING INCLUDING OFFICE AND COMMERCIAL SPACE.

REUSING THESE EXISTING BUILDINGS CAN CUT OUT ON TIME AND COST BY REUSING EXISTING INFRASTRUCTURE AND DEVELOPERS SPECIALIZING IN THE ADAPTIVE REUSE OF EXISTING BUILDINGS OFTEN UTILIZE HISTORIC PRESERVATION TAX CREDIT WITH INCENTIVES PROGRAMS LIKE THE LOW INCOME HOUSING TAX CREDIT TO ACHIEVE MULTIPLE GOALS.

HISTORIC PRESERVATION ALSO ENABLES THE OCCURRENCE OR THE PRESERVATION EXCUSE ME OF NATURALLY OCCURRING AFFORDABLE HOUSING WHICH WE ALSO TALKED ABOUT THIS EVENING.

75% OF AFFORDABLE UNITS NATIONWIDE ARE AFFORDABLE NOT BECAUSE THEY ARE REGULATED THAT WAY, BUT BECAUSE THEY ARE FOUND IN OLDER BUILDINGS WITH SMALLER UNIT SIZES AND ENCOURAGING THE RETENTION AND REUSE OF HOUSING TYPES IS ALSO HISTORIC PRESERVATION.

AGAIN, GIVEN THE PRESENTATION YOU HAVE ALREADY HEARD THIS EVENING IT IS IMPORTANT TO POINT OUT THAT HISTORIC PRESERVATION REGULATION TYPICALLY COVERED THE EXTERIOR FORM OF A BUILDING GENERALLY NOT WHAT HAPPENS ON THE INSIDE.

SO, WE CAN TENTATIVELY INTRODUCE TRADITIONAL HOUSING WITHIN HISTORIC DISTRICT BY ENCOURAGING THE DIVIDING EXISTING BUILDINGS INTO MORE UNITS OR FACILITATING THE CONSTRUCTION OF ACCESSORY DWELLING UNITS BEHIND HISTORIC BUILDINGS.

PICTURED HERE IS ONE OF OUR LANDMARK ILLINOIS AWARD WINNERS FROM 2023 IN MAYWOOD.

THIS PROJECT REHABILITATED A VACANT RETIREMENT HOME FACILITIES CIRCA 1929 THANK YOU TO FRANK LIPPO FOR POINTING OUT THIS WAS DESIGNED BY OAK PARK ARCHITECT EE ROBERTS.

AND THE PROJECT REUSES THIS BUILDING THAT UTILIZED FEDERAL TAX CREDITS AS WELL AS FUNDING FROM HUD AND IT NOT ONLY REOPENED THIS BUILDING AFTER A LONG CLOSURE, IT ALSO PROVIDED HOUSING FOR 100 NEW RESIDENTS AND ADDED 75 PERMANENT JOBS AND BROUGHT IN \$60 MILLION OF INVESTMENT INTO THE COMMUNITY.

ON THE RIGHT IS THE FORMER INN AND WE ARE REUSING THE BUILDING TO PROVIDE HOUSING IN THIS WAY WHICH IS ALSO HISTORIC PRESERVATION.

FINALLY I WOULD LIKE TO TALK ABOUT PRESERVATION AS ECONOMIC DEVELOPMENT AND I THINK A LOT OF PEOPLE IMMEDIATELY PUT THEIR MINDS TO TOURISM AND THAT IS DEFINITELY ONE BENEFIT AND IT IS FAR FROM THE ONLY ONE, BUT A 2022 STUDY FOUND THAT HERITAGE TOURISM TRAVELERS SPENT ABOUT AN AVERAGE OF \$383 MORE PER TRIP THAN OTHER TRAVELERS GENERATING AN ESTIMATED NATIONAL ECONOMIC IMPACT OF \$192.3 BILLION PER YEAR AND OAK PARK IS PROBABLY GETTING A PRETTY BIG SHARE OF THAT WITH THE FRANK LLOYD WRIGHT ATTRACTIONS.

AND THEY ARE ALSO MORE INTERESTED WHERE THE DESTINATION AND THE SURROUNDINGS HAVE RETAINED HISTORIC CHARACTER AND SO THEY ARE NOT JUST COMING FOR THE ONE HOUSE OR THE ONE MUSEUM.

THEY ARE COMING TO SEE THE CONTEXT.

OLDER IT HISTORIC BUILDINGS ARE ALSO HOME TO BUSINESSES THAT ALLOW BUSINESSES TO THRIVE AND NEW AND SMALL BUSINESSES ARE OFTEN LOCATED IN HISTORIC DISTRICTS.

PICTURED HERE ARE TWO BUILDINGS THAT AFTER REHABILITATION ARE HELD TO SMALL BUSINESSES AND ONE OF THEM IS ANOTHER LANDMARK ILLINOIS AWARD WINNER, THE MIDTOWN BUILDING IN ROCKFORD WITH REHABILITATION HOUSES A POTTERY STUDIO, NONPROFIT OFFICE-BASED AND STUDIO AND ONE OF MY FAVORITE OAK PARK BUSINESSES, ONE LEG BREWING WHICH WON AN AWARD IN 2020.

AND SO THANK YOU FOR STICKING WITH ME TO THIS VERY QUICK OVERVIEW OF HISTORIC PRESERVATION TODAY.

THERE ARE A LOT MORE CONSIDERATIONS AND BENEFITS THAT I DID NOT HAVE TIME TO INCLUDE BUT WOULD LOVE TO TALK ABOUT SOMETIME AND I WILL TURN THE PRESENTATION OVER TO FRANK LIPPO TO TALK ABOUT THE HISTORY OF HISTORIC PRESERVATION IN OAK PARK.

THANK YOU.

>>FRANK: THANK YOU FOR THE OPPORTUNITY THIS EVENING.

I HAVE SERVED FOR MORE THAN 30 YEARS AS DIRECTOR AND I WORKED WITH OUR DEDICATED BOARD MEMBERS AND VOLUNTEERS TO SPEARHEAD THE CREATION OF OAK PARK RIVER FOREST MUSEUM AT LAKE AND LOMBARD AND THE VILLAGE OF DESIGNATED OAK PARK LANDMARK THAT WAS BUILT IN 1890 AND IT IS A FIREHOUSE. I DID SERVE TWO TERMS OR SIX YEARS IN THE OAK PARK HISTORIC PRESERVATION COMMISSION AND MIKE GAVE ME A PROMOTION AND I WAS NEVER CHAIR AND I EARNED A MASTERS OF PUBLIC HISTORY FROM THE UNIVERSITY OF CHICAGO. I AM ONE OF THE ORGANIZERS OF PRESERVATION OAK PARK.

I SHARED A LITTLE BIT OF MY STORY ONLY AS AN INTRO SINCE TODAY I'M GOING TO TELL YOU SOME OF OUR SHARED COMMUNITY STORIES IN THIS BRIEF AMOUNT OF TIME AND OFFER INSIGHT INTO THE CHOICES THAT HAVE COLLECTIVELY LED TO HISTORIC PRESERVATION BECOMING OVER MORE THAN 50 YEARS AN IMPORTANT TOOL AT THE HEART OF OUR COMMUNAL IDENTITY AS A PLACE WHERE HISTORY AND ARCHITECTURE ARE WOVEN INTO OUR DAILY LIVES IN VARIOUS WAYS.

ALONG WITH ALL OF THESE OTHER GREAT COMMUNITY THINK SOME OF WHICH HAVE COME UP TONIGHT.

IT IS NOT FULLY FORMED WHAT RALLY INVOLVED LOTS OF PUBLIC IMPORT MUNICIPAL LEADERSHIP – REDUCE OF LOCAL AND REGIONAL AND NATIONAL ACADEMIC AND THE SUPPORT AND GUIDANCE OF GRASSROOTS NOT-FOR-PROFIT ORGANIZATIONS.

IT IS EASY TO MISS THE FOREST THROUGH THE TREES AS THE OLD SAYING GOES AND MAKE THE MISTAKE THAT MANY OTHER MUNICIPALITIES HAVE BETTER BREATH AND THE DEPTH AND THE QUALITY OF HISTORIC ARCHITECTURE AND BUILDINGS OR THE PUBLIC AND PRIVATE INFRASTRUCTURE AND EQUITIES THAT WE HAVE DEVELOPED TO INVEST IN AND NURTURE AS A COMMUNITY FOR THE LAST HALF-CENTURY.

IN THIS COLLECTIVE EMBODIED WORK BY THE PUBLIC AND PRIVATE SECTOR HAS BECOME A CRUCIAL MARKETING TOOL.

SIMPLY IMAGINING ANY DESCRIPTION OF OAK PARK THAT COMPLETELY OMITTS ANY MENTION OF THE HISTORIC BUILDINGS THAT LINE OUR STREETS, ARE DECEPTIVE HISTORY AND CULTURE AND SOME OF THE GIANTS WILL WALK THE STREETS BEFORE US AND LET'S NOT FORGET THE BEAUTY AND UNIQUE AESTHETIC OF MANY BUILDINGS THAT SERVE ARTISTIC SIDE OF IT AND BEFORE I CHANGE AND THIS WHOLE TIME - BEFORE I CHANGE THE SLIDE AND I'LL JUST TURN IT NOW, THERE IS THE MUSEUM THAT I MENTIONED EARLIER.

BEFORE I CHANGE IT I WANT TO POINT OUT THE STUDENT DEPICTED ON THE RIGHT PHOTOGRAPH WHO NEED TO LEARN ALL OF THE FACETS OF OUR COMMUNITY LEGACY, NOT JUST ONE.

RELATED COMPLETE HISTORY AND THE WHOLE HISTORY OF OUR COMMUNITY. GOOD THINGS COME ABOUT THINGS AND HOW WE'VE GROWN AND CHANGED AND THINGS WE STILL NEED TO IMPROVE.

AND ON THE BOTTOM LEFT PHOTOGRAPH ARE SOME OF THE COMMUNITY GIANTS AND (NAME) ON THE LEFT YOU HAD TO PURCHASE THEIR HOUSE THROUGH A STRAW BUYER IN 1965 BECAUSE OF THE DISCRIMINATION AT THE TIME AND CHERYL READ

ON THE FAR RIGHT, LONGTIME COMMUNICATION STRUCTURE AT THE VILLAGE HERE WHO AFTER THE FEAR HOUSING ORDINANCE WAS ABLE TO PURCHASE HER HOME WITH A CONVENTIONAL MORTGAGE WITH HER HUSBAND, HENRY.

AND ALSO IN THE PHOTOGRAPH FOR THOSE OF US WHO ARE AWARE, JENNY CASSIDY AND BOBBY RAYMOND AND THE PEOPLE WHO HAVE REALLY BEEN LEADERS IN THE ERA AND BEYOND.

EVEN THOUGH WE ARE TALKING ABOUT BUILDINGS TONIGHT OUT TO PAUSE FOR A MOMENT AND TALK ABOUT PEOPLE, BECAUSE I WANT ALL OF US TO NOT LOSE SIGHT THAT THE BUILDINGS NEED TO SERVE THE NEEDS AND THE BUILDINGS NEED TO SERVE THE RESIDENTS, PAST, PRESENT AND FUTURE.

PRESERVATION IS NOT PRIORITIZING BUILDINGS OVER PEOPLE, BUT AS A TOOL TO ENRICH SOME OF THOSE HUMAN LIVES HERE IN THE COMMUNITY.

AND I WILL MOVE ON TO 1964.

IN 1963 A BLACK VIOLINIST NAMED CAROL ANDERSON WAS BRIEFLY BLOCKED FROM PLAY WITH THE OAK PARK RIVER FOREST SYMPHONY ORCHESTRA AND A SYMPHONY -- A SEMINAL MOMENT AND AT THIS DISCRIMINATION DID HAVE HUGE UPROAR IN A GROUP OF PRIVATE CITIZENS GRADED A SEPARATE CITIZENS COMMUNITY FOR HUMAN RIGHTS AND URGING ANY DISCRIMINATION AND EQUAL RIGHTS FOR ALL.

IT WAS SIGNED BY HUNDREDS NEARLY A DECADE BEFORE THE VILLAGE BOARD FIRST WOULD APPROVE A COMMUNITY DIVERSITY STATEMENT THAT IS DONE EVERY THE VILLAGE BOARD DOES IT ON A REGULAR THROUGH THE YEARS AND THIS LED COOPERATION BETWEEN THE TWO GROUPS AND THE HUMAN RELATIONS COMMITTEE SINCE ANNA CITIZENS COMMISSION FOR HUMAN RIGHTS AND REALLY STARTED TO BECOME A CENTERPIECE OF THE ULTIMATELY SUCCESSFUL COMMUNITY STRUGGLE TO ELIMINATE RACIAL RESTRICTIONS ON HOUSING. OVERCOMING RESISTANCE FOR MANY IN THE REAL ESTATE AND BANKING COMMUNITY AND AMONG THE GENERAL POPULATION.

BETWEEN 64 AND THE 68 PASSAGE OF THE FAIR HOUSING ORDINANCE, THE PUBLIC HUMAN RELATIONS COMMISSION AND THE GRASSROOTS CITIZENS COMMITTEE THAT I MENTIONED HELPED CREATE KIND OF A TEMPLATE FOR THEY STARTED CALLING AT THE NEW OAK PARK AND PART OF IT WAS WELL - HAVING A LOT OF MEETINGS THERE WE COMPLAIN ABOUT A LOT OF MEETINGS, BUT THIS IDEA OF GETTING TOGETHER AND GETTING THE COMMUNITY INVOLVED AND THIS CONCEPT OF PUBLIC AND PRIVATE PARTNERSHIP AND LISTENING TO THE COMMUNITY AND TRYING TO REACH DIFFERENT CONSTITUENCIES AND TO REALLY BUILD A WELCOMING COMMUNITY AND A RACIALLY INTEGRATED COMMUNITY ULTIMATELY THAT WOULD SEEK TO PRESERVE AND ENHANCE SOME OF THE EXISTING COMMUNITY ASSETS LIKE SCHOOLS, THE TRANSPORTATION NETWORK AND THE WALK ABILITY.

SOME OF THOSE THINGS THAT WERE THOUGHT TO BE MAYBE PRESERVED EVEN AS WE TRY TO IMPROVE SOME OTHER THINGS IN THE COMMUNITY.

AS A SIGN OF THAT, 68 FAIR HOUSING ORDINANCE AS TRUSTEE WESLEY HAS MENTIONED WE TALK ABOUT IT A LOT, BUT A LOT OF TIMES YOU'LL TALK ABOUT WHAT HAPPENED RIGHT AFTERWARD AND I THINK IT IS REALLY IMPORTANT AND IN THE UPPER LEFT OAK PARK IS THRIVING AFTER HOUSING LOT AND A WEEK AFTER

THE ORDINANCE PASSED BY A FIVE AND TWO VOTE THE VILLAGE MANAGER WROTE A BLUNT EDITORIAL THAT LISTED ALL OF THE GREAT THINGS THAT ARE HAPPENING IN THE COMMUNITY AND SAID THAT IF YOU DON'T LIKE WHAT WE ARE DOING, HIS NAME IS HARRIS STEVENS, VILLAGE MANAGER, WHY DON'T YOU JUST LEAVE THE COMMUNITY?

BECAUSE BLACK-AND-WHITE RESIDENTS WANT TO BUILD A NEW COMMUNITY TOGETHER.

AND VERY BLUNT, AND THE BRASHNESS WAS A PART OF THE PLAN.

RACIAL INTEGRATION AND THE PURSUIT OF A MORE DIVERSE OAK PARK WAS NONNEGOTIABLE.

BUT, THE VILLAGE BOARD UNDERSTOOD THEY NEEDED TO ENGAGE THE COMMUNITY AND ENCOURAGE THE CREATIVE THINKING SINCE NOT EVERY GOOD IDEA OF COURSE IS AROUND THE VILLAGE BOARD TABLE AND THERE TRIED TO REACH OUT INTO THE COMMUNITY AND EVEN SOME OF THE PEOPLE WHO WERE LESS RESISTANT OR MAY BE MORE RACIST OR HAD THE RESISTORS TO OAK PARK CHANGING AS WE TALKED ABOUT CHANGE TONIGHT.

THIS BEGAN A FIVE-YEAR JOURNEY TO THE VILLAGE FIRST COMPREHENSIVE PLAN WHICH TAPPED PROFESSIONAL PLANNING CONSULTANTS AND ALSO ADOPTED AND LEANED INTO THIS GRASSROOTS MODEL.

IT RECRUITED THE BOARD AND THE PLANNING COMMISSION TO GET INVOLVED AND EVEN MANY INCLUDING A NUMBER OF PEOPLE THAT HAVE BEEN ON THE LOSING SIDE WITH THE VILLAGE MANAGER ASSOCIATION SWEEPING THE ELECTION IN 69 AFTER THE 68 FAIR HOUSING ORDINANCE AND THERE WAS CONCERN THAT THERE MIGHT BE PUSHBACK AND THE COMMUNITY MAY NOT CONTINUE TO EMBRACE THE FAIR HOUSING ORDINANCE AND THE VILLAGE CREATED A CITIZENS ACTION COMMITTEE OF UPWARDS OF 300 PEOPLE A CROSS-SECTION OF OAK PARK INCLUDING LEADERS LIKE THE JOHN DWYER AND A NEW SYSTEM OF BLOCK CLUBS, HUNDREDS CLUBS AND THAT WAS THE AREA THAT ARE ROBUST TRADITIONAL BLOCK PARTIES REALLY TOOK OFF INITIALLY PUSHED BY THE VILLAGE.

A 45 PERSON STEERING COMMITTEE AND EIGHT DIFFERENT TASKFORCES CAST A WIDE NET OF SUBJECTS AND THEY DESCRIBE THEMSELVES AS INDEPENDENT CITIZENS GROUP WORKING WITH THE VILLAGE GOVERNMENT TO TRY TO FIGURE OUT THE NEXT 10 YEARS IN OAK PARK BEYOND THE 60 AFTER HOUSING ORDINANCE. HISTORIC PRESERVATION IN OAK PARK GREW DIRECTLY OUT OF THIS EFFORT AND SEEN AS A PUBLIC AND PRIVATE PARTNERSHIP FROM THE INCEPTION THE CORE CONCEPT WAS THAT OAK PARK DISTINCTIVE OLDER HOUSING STOCK AND COMMERCIAL INSTITUTIONAL BUILDINGS WERE READY AND NEEDED TO BE REVITALIZED AND INVESTED IT.

THERE WERE ARCHITECTURAL GEMS TO BE SPOTLIGHTED AND PROMOTED THAT MAY ATTRACT TOURISTS AND WOULD-BE RESIDENTS WHILE THE REAL ESTATE AND BANKING INDUSTRY TYPICALLY CALLED STRUCTURES WITHIN 50 YEARS OLD OBSOLETE OR BLIGHTED IF THERE WAS EVEN SOME CONDITION THAT THEY WERE NOT MAINTAINED PERFECTLY.

PARTICULARLY IN AREAS WHERE RACIAL CHANGE WAS OCCURRING THAT STILL DO NATIONAL REGISTRY OF HISTORIC PLACES CREATED IN 1966 WHICH IS JUST A COUPLE YEARS BEFORE EMBARKING ON THIS PLAN ON THE COMPANY HAS A PLAN, OTHER RELATED FEDERAL LEGISLATION ALSO WAS PROMOTED PRESERVATION AND RENEWAL OF SUCH HOUSING AND COMMERCIAL BUILDINGS AS A PROGRESSIVE APPROACH TO COMMUNITY DEVELOPMENT.

SUCH POLICIES WERE SEEN AS A CORRECTIVE TO THE WHOLESAL BULLDOZING OF MANY COMMUNITIES IN THE 50S AND 60S TO CREATE THE INTERSTATE HIGHWAY SYSTEM AND SO-CALLED URBAN RENEWAL.

WHICH DESTROYED MANY COMMUNITIES INCLUDING DISPROPORTIONATELY MINORITIES AND WHERE POOR PEOPLE LIVE.

MANY OAK PARKERS LOVE THE AMBIENCE AND REJECTED ANY SORT OF WHOLESAL ABOLITION WHICH IS A PART OF THE PRESERVATION MINDSET.

WHAT DO WE NEED TO DO IN THE COMING YEARS?

SO, THIS COMPREHENSIVE PLAN, ALSO ONE OF THE FIRST FORMAL ACTIONS LITERALLY BY THE 70S AND RIGHT IN THE EARLY MONTHS OF THIS, THEY HIRED ARCHITECT WILBUR HASBROUCK TO CONDUCT THE FIRST SURVEY OF OAK PARK ARCHITECTURE IN 1970 AND WAS WORKING ON HISTORIC SURVEY THE ENTIRE STAY IN THE SAME TIMEFRAME WHILE MANY IN THE COMMUNITY KNEW SOMETHING ABOUT THE LEGACY OF FRANK LLOYD WRIGHT AND SURPRISING LITTLE FORMER WAR HAD ACTUALLY BEEN DONE TO DOCUMENT THIS LOCAL LEGACY AND THE WORKS OF MANY ARCHITECTS AND OTHER PROJECT -- ARCHITECTS WHO WORK IN THE COMMITTEE BESIDES FRANK LLOYD WRIGHT.

WITH WEEK - THERE ARE THOUSANDS OF BOOKS AND MATERIALS ETC., BUT VERY LITTLE THAT REALLY EXISTED IN THE PUBLIC AT THAT POINT AND DESCRIBE THE COTTER HAD -- THE COOPERATIVE PLAN AS A RICH ARCHITECTURAL -- THAT WAS CREATED RIGHT AFTER THE SURVEY WAS COMPLETED IN THE 70S ALL THE OAK PARK HISTORIC DISTRICT INITIALLY.

AND A RESIDENT LED LANDMARK MISSION TO RECOMMEND LANDMARKS TO PRESERVE THE ARCHITECTURAL HERITAGE.

THE SIGNIFICANCE OF THIS LARGE CONCENTRATION OF EARLY MODERN ARCHITECTURE LED TO THE QUESTION OF WHAT TO REALLY DO WITH IT, RIGHT? AND WHAT TO DO WITH IT AND SO I WILL PASS THIS OUT AND THERE IS JUST A COPY OF THIS IS JUST ON THE VILLAGE WEBSITE, THIS IS NOT NEW, THIS IS THE THREE HISTORIC DISTRICTS AND SO 1972, THE OAK PARK HISTORIC DISTRICT AND THE FRANK LLOYD WRIGHT DISTRICT IS ORGANIZED AND IT WAS NOTABLE THAT PARDON ME, THAT THEY WERE TALKING ABOUT THIS BEING SORT OF A CUTTING EDGE AND REMEMBER 1966 IS THE NATIONAL REGISTRY FOR HISTORIC PLACES AND THIS IS 72 AND OAK PARK WAS AMONG THE FIRST COMMUNITIES REALLY EMBRACED HAVING A HISTORIC COMMUNITY AND THE ORDERS PROVIDED NO SPECIFIC FORMAL REVIEW OR CRITERIA TO EVALUATE ANY PROPOSED CHANGES IN THE DISTRICT HERE THEY ARE REALLY FOCUSED ON THE LANDMARKS AND THE INDIVIDUAL BUILDINGS THEY THOUGHT WERE THE FINEST HIGHEST QUALITY AS THEY IDENTIFIED IN THAT SURVEY MENTIONED.

AND SO IT WAS SORT OF A OPEN-ENDED CALL TO THE COMMISSION LIKE WHAT SHOULD WE DO ABOUT THIS?

WHAT IS THE WAY TO MOVE FORWARD?

THERE WAS A SORT OF GENERIC IN THE ORDINANCE TO AVOID ANYTHING THAT WOULD HARM THE CHARACTER OF THE AREA WHICH WAS ONE OF THE LEG WHICH IS USED.

THE FIRST CHAIR WAS BOB BELL LIVING AT SOUTH OAK PARK WOULD BEEN A VOLUNTEER WITH THE CITIZENS COMMUNITY FOR HUMAN RIGHTS AND ONE OF THE SIGNATORIES AND THE AD THAT I SHOWED EARLIER AND THE RIGHT OF ALL PEOPLE TO LIVE WITH ISSUES THAT HE AND HIS WIFE ASSISTED WITH RACIAL TESTING OF REALTORS IN OPEN HOUSES AND AT ONE POINT HE INSISTED BY SKETCHING THE INSIDE OF THE HOMES -- AFTER THE REALTORS TURNED THEM AWAY FROM OPEN HOUSES AND ANOTHER CHARTER TO REMEMBER WAS JOHN G, PREVIOUSLY A TEACHER AT LINCOLN SCHOOL AND A CAC OFFICER OF THIS LARGE GROUP WHO WORK CLOSELY WITH BOB IN THE COMMISSION ALONG WITH A HISTORICAL SITE IN THE BANK TO PURCHASE THE FRANK LLOYD WRIGHT HOME AND STUDIO WHEN IT WENT ON THE MARKET.

AND PLANS TO TEAR IT APART INTO SELL PIECES TO THE MUSEUM WERE REALLY SERIOUSLY BEING TALKED ABOUT BY THE SON OF THE OWNER.

THE PURCHASE AND DON BECAME THE FOUNDING CEO OF THE FRANKLIN RIGHT STUDIO CENTER AND OTHER TRUST AND THE PURCHASE, THE MULTIBILLION-DOLLAR PURCHASE AND THE OPENING OF A NEW TOURING CENTER AT LAKE ENFORCED SUPPORTED BY THE VILLAGE IN THE PARKING GARAGE THAT USED TO BE AT LAKE AND FOREST BECAME THE CENTERPIECE OF THE LOCAL TOURISM INDUSTRY ATTRACTING TENS OF THOUSANDS OF VISITORS EACH YEAR.

AND IN 1976 OAK PARK WAS NAMED ALL-AMERICAN CITY WITH THE CREATION OF THE HOME STUDIO BEING ONE OF THE SPECIFIC PROJECTS CITED FOR GETTING THIS HONOR.

THE ANNUAL FRANK LLOYD WRIGHT -- THE GRANDDADDY OF MANY OTHER LOCAL HOUSINGS TO EXPOSE PEOPLE TO OAK PARK 'S CHARM AND RAISE FUNDS FOR LOCAL ORGANIZATIONS AND A LOT OF STORIES THAT PEOPLE GO ON HIS HOUSE BOX AND WANTED TO MOVE TO THE COMMUNITY TO KNOW MORE ABOUT THE COMMUNITY.

AND I WILL JUMP OVER TO THE INTEREST OF TIME THERE ARE OTHER GROUPS BESIDES THE HISTORIC SITE AND FRANK LLOYD WRIGHT HOMES AND STUDIO FOUNDATION AND THE UNITY TEMPLE FOUNDATION WAS THERE IN THE 70S SAVING THAT GREAT BUILDING AND ORGANIZING TOURS AND LATER ON, THE ADDITION OF THE HISTORICAL SITE OF THE PLEASANT HOME FOUNDATION AND ALSO IN THE 80S, THE EARNEST ANYWAY FOUNDATION AND A LOT OF HIS ORGANIZATION FOCUS ON HERITAGE AND CULTURE AND THE BUILT ENVIRONMENT.

AND MOVING ON TO THE NEXT HISTORIC DISTRICT, 83.

ABOUT 10 YEARS LATER, 11 YEARS LATER, THE POSSIBILITY OF CREATING A SECOND HISTORIC TETRICK WAS DISCUSSED AS EARLY AS 1975 FOCUSING ON SMALL AREAS SURROUNDING PLEASANT HOME THAT HAD BEEN IDENTIFIED IN THE ORIGINAL 1970

SURVEY AS HAVING GREAT BUILDINGS, BUT IN EARLY 1980S THE GROWTH IN TOURISM AND THE MANY MILLIONS OF DOLLARS THAT HAVE BEEN INVESTED IN PROPERTIES IN THE FIRST HISTORIC DISTRICT SOMETIMES TAPPING INTO FEDERAL GRANTS THAT WERE AVAILABLE IN PRIVATE PROPERTY OWNERS WITH THE HISTORIC DISTRICT LED THE VILLAGE TO GIVE A CLOSER LOOK AT PRESERVATION WAS BEING EMBRACED BY MORE RESIDENTS AND AT THE STATE AND LOCAL LEVELS. HISTORIC PRESERVATION PROTOCOLS AND MORE RIGOROUS STANDARDS HAD EVOLVED ACROSS THE PRESERVATION.

PRESERVATION FIELD BOTH BY HISTORIC PRESERVATION ECONOMIC PROGRAMS AT THE UNIVERSITY LEVEL AND OTHER FACTORS.

THE LANDMARK SOUGHT A DETAILED THOROUGH ARCHITECTURAL AND HISTORICAL SURVEY NECESSARY TO SEEK WHAT BECAME THE RICHLAND DISTRICT.

A UNIVERSITY OF CHICAGO PHD STUDENT WAS HIRED TO CREATE AND COMPLETE THE SURVEY AND TO DO THE NOMINATION FORM THAT YOU CAN SEE UP ON THE SCREEN AND THEY WERE LOOKING AT NEW METHODOLOGIES ALREADY THE BROADENING OF PRESERVATION BEYOND LANDMARKS LIKE JUST WHAT THE AVERAGE PEOPLE AND RANGE OF BUILDINGS IN THE AREA.

AND ALSO THINGS LIKE WHAT WE REALLY CONTRIBUTED TO A HISTORIC DISTRICT AND WHAT WAS A NONCONTRIBUTING BUILDING.

AGE, CONDITION AND OTHER FACTORS.

SO, ONCE THE SURVEY AND RESEARCH HAD BEEN COMPLETED AND BECAME CLEAR, THE NEW RIDGELAND HISTORIC OAK PARK DISTRICT WOULD REPRESENT A WIDE RANGE OF BUILDING TYPES AND ERRORS OF STRETCHING FROM THE COMMUNITY'S EARLIEST DAYS UNTIL 1930 AND THE DIVERSITY OF BUILDINGS REPRESENTED A DISTRICT SINGLE-FAMILY HOMES AND LARGE APARTMENT CENTERS AND COMMERCIAL BUILDINGS WAS STRIKING AND BASICALLY IT STARTED TO REALLY GET POPULARITY AMONG SOME OF THE PEOPLE WHO LIVED THERE, BECAUSE THERE WAS ALSO A STATEWIDE TAX FREEZE PROGRAM THAT HAVE BEEN DEVELOPED THAT WOULD ALLOW YOU TO INVEST IN A PROPERTY AND THEN GET A TAX FREEZE FOR A PERIOD OF YEARS BEFORE I CAME UP TO THE MARKET RATE.

AND THE NEW DISTRICT ALSO TRIGGERED A PUBLIC DISCUSSION ABOUT THE ROLE OF THE LANDMARK COMMISSION WORK BECAUSE SO MANY MORE BUILDINGS HAD BEEN ADDED TO THE OVERSIGHT OF THE COMMISSION.

THIS IS REALLY IMPORTANT TURNING POINT.

20 YEARS IN, HISTORIC DISTRICT THE FIRST ONE IS 1972 AND IN 83 YOU GET A SECOND DISTRICT AND IN THE EARLY 90S THE TACO AS THESE MORE BILLINGS ARE NOW BEING SERVED OVERSEEN BY LANDMARK COMMISSION AND IT IS ESSENTIALLY THE ORIGINAL ORDINANCE AND IT IS ALL ADVISORY AND SORT OF LIKE IF SOMETHING BAD IS HAPPENING MAYBE TALK TO THE OWNER.

THERE WAS NOT LIKE A STRUCTURE AND REVIEW PROCESS.

AND THAT GENERAL AND VAGUE SITUATION AND ESSENTIALLY IT BECAME A RESPECTED PULPIT FOR SOME BUT SOME RESIDENTS WANTED RESIDENTS THEMSELVES WANTED SOME PROTECTIONS AGAINST THE TEARDOWN MANIA THAT HAD TRANSFORMED LARGE PARTS OF HINSDALE AND ELMHURST INTO SO-CALLED

LOT LINE McMANSIONS AS PEOPLE WERE TALKING AT THE TIME AND FOR SEVERAL YEARS DISCUSSION AND SPIRIT THE COMMUNITY DEBATE ON ALL SIDES OF THE ISSUE YOU HISTORIC PRESERVATION ORDINANCE WAS APPROVED BY THE VILLAGE BOARD IN 1994 AND THAT IS ESSENTIALLY TODAY'S CURRENT ORDINANCE AND CHANGE THE NAME OF THE BODY TO THE OAK PARK PRESERVATION COMMISSION AND CREATED A CLEAR PUBLIC PROCESS TO DESIGNATE AND PROTECT LANDMARK STRUCTURES AND PRIOR TO THAT THERE WERE NO DESIGNATED LAND MARKS THERE WAS LIKE A LIST OF LANDMARK WERE THE BUILDINGS AND STIPULATED THE PROCESS TO REVIEW TO PROPOSE EXTERIOR CHANGES VISIBLE FROM THE STREET FOR CONTRIBUTING BUILDINGS IN THE HISTORIC DISTRICT GUIDED BY THE SECRETARY OF -- MANY BEST PRACTICES THAT HAVE BEEN DEVELOPED IN THE PREVIOUS 25 YEARS ORDINANCE ALLOWED TO BE CERTIFIABLE GOVERNMENT IN THE STATE OF ILLINOIS AND DOES FUNDING FOR PROGRAMMATIC EDUCATIONAL PROGRAMS AND THE GUIDEBOOK SAID THINGS THAT WERE DEVELOPED IN THE YEARS AFTER THAT IN A 1994 ORDINANCE, AGAIN HAS GENERALLY SERVED THE VILLAGE FOR 30 YEARS HAS BEEN VALIDATED IN COURT AND A STUDY AND CITED BY MANY COMMUNITIES AS A MODEL OF PUBLIC PLANNING AND IT BALANCES INDIVIDUAL PROPERTY RIGHTS WITH THE COMMUNITY'S COLLECTIVE RIGHTS AND RESPONSIBILITIES TO GUARDIANSHIP DEVELOPMENT AND SUPPORTS NEW DEVELOPING AND ENCOURAGES COMPATIBLE, NOT RADICAL CHANGES TO EXISTING BUILDINGS AND EISHA AND BRANDON WILL TELL YOU A LITTLE BIT MORE IN THE MOMENT AND THE LAST HISTORIC TETRICK, THE GUNDERSON DISTRICT REALLY WAS DESIGNATED IN 2002 AFTER NEARLY 5 YEARS OF PUBLIC EDUCATION INCLUDING EXHIBITING OF GUNDERSON HOMES IN THE HISTORIC SOCIETY DIGITAL -- AND THEIR OWN HOMES IN SOUTH OAK PARK RAPIDLY CHANGING PRAIRIE SOUTH OF MADISON SOON AFTER 1900 IT IS THE FIRST DISTRICT TO BE DESIGNATED UNDER THE 1994 ORDINANCE I MENTIONED WITH A BROAD AND INCLUSIVE INPUT AND A FEW YEARS AFTER THE HISTORIC TETRICK WAS DESIGNATED AND THAT IS A PART OF THE REASON WHY PAST THROUGHOUT THAT THING.

RESIDENTS OF EARLIER GUNDERSON AND THIS IS THE FIRST PART WHICH WAS ACTUALLY THE SECOND GUNDERSON SUBDIVISION IN TOWN AND SO PEOPLE LIVED IN THE SOUTHWEST QUARTER YOU SEE THE SEPARATE OTHER PART OF GUNDERSON AND THEY SAID WAIT A SECOND, I WAS ON COMMISSION AT THAT POINT, HOW CAN WE ARE LEFT OUT?

WE WOULD LIKE TO BE A PART OF THE GUNDERSON DISTRICT, WE ARE PROUD OF IT AS WELL.

AND THAT WAS ACCOMMODATED.

AND IT ALLOWED THEM TO ACTUALLY SEEK OUT THAT TAX FREEZE PROGRAM AND IT IS A LITTLE FOOTNOTE, BUT THEY ARE NOT LISTED ON THE NATIONAL REGISTER LIKE THE OTHER THREE DISTRICTS, BECAUSE THE STATE OFFICE SAID THERE ARE TOO MANY CHANGES IN THAT AREA, BUT OVER TIME PEOPLE WILL RENOVATE THE HOUSE IS A LITTLE BIT AND MAYBE ILL BE LISTED ON THE NATIONAL REGISTER, TOO.

LAST SLIDE HERE IS AGAIN, THERE ARE SEVEN IMAGES I COULD HAVE SHOWN YOU A MILLION GREAT PHOTOGRAPHS OF THE GREAT BUILDINGS AND I WANT TO END WITH THIS.

ABSENT TOURISM ON THE LEFT THERE IS A BUNCH OF DIFFERENT VISIT OAK PARK RELATED BROCHURES, BUT OAK PARK DOES HAVE REPUTATIONS WITH DISTINCTIVE AND DIVERSE MIX OF HOUSING TYPES AND COMMERCIAL AND INSTITUTIONAL BUILDING SINCE THE FIRST HISTORIC DISTRICT WAS CREATED ARCHIMEDES HAVE EMBRACED TOURISM AS A SOURCE OF COMMUNITY PRIDE AND INCREASED TAX REVENUES AND A COLLECTIBLE LEVEL OF VINTAGE HOMES AND BUILDINGS BY MANY, NOT EVERYONE IN THE COMMUNITY, MANY HAVE SEEN SMALL AND HIGH QUALITY SERVICE PROVIDERS WOODWORKERS, ARTISANS ETC. AND MANY ARCHITECTS AND DESIGN PROFESSIONALS CHOOSE TO LIVE AND WORK IN OAK PARK BECAUSE OF THE CULTURE OF APPRECIATION FOR ARCHITECTURE INDUSTRY AND VOLUNTEERS FROM VARIOUS CULTURAL AND ARTISTIC AND HISTORY RELATED NOT-FOR-PROFIT TO FIND ENRICHMENT, SOCIAL OPPORTUNITIES AND EDUCATIONAL PROGRAMMING THROUGH THIS SORT OF INDUSTRY.

OUR COMMUNITY TO CONTINUE TO RECEIVE POSITIVE PRESS AND REGIONAL NATIONAL ATTENTION TO VALUING AND CELEBRATING OUR SENSE OF PLACE AND UNIQUE ENVIRONMENT.

ARCHITECTURAL GUIDEBOOKS AND ONLINE TRAVEL SITE SING THE PRAISES OF OUR WALKING TOURS AND NEIGHBORHOODS.

NOT JUST A FEW SUPERSTAR STRUCTURES.

SO, I THINK AT THIS TIME OUR HISTORIC RESERVATION INTRODUCTORY IS HEALTHY AND ROBUST AND A KEY COMMUNITY ASSET THAT WE HAVE.

SO, THANK YOU.

>>PRESIDENT SCAMAN: DAVID, I'LL ASK FOR A MOTION TO GO BEYOND 10 PM.

(captioner lost connection and rejoined meeting. Appx 2 min gap)

>>SPEAKER: AND ALTHOUGH WE MOVED TO A CONDO ALMOST 20 YEARS AGO WE ARE STILL HERE FOR OVER THOSE 50 YEARS AS IT BECAME OUR HOME.

>>SPEAKER: HELLO, I AM EISHA.

OKAY, SO I HAVE A BACKGROUND OF OUR HISTORY AND I WAS A DIVERSITY SCHOLAR AT THE NATIONAL HISTORIC PRESERVATION AND I GREW UP IN HYDE PARK IN CHICAGO IN AN OLD 1912 CONDO BUILDING AND MY STEPFATHER WAS A HISTORIAN AND WE USED TO TRAVEL AROUND THE CITY ADHERES TO KIND OF TELL ME ABOUT LIKE ALL OF THE DIFFERENT BUILDINGS AND ALL OF THE SIGNIFICANT ARCHITECTS FROM THIS AREA.

SO, ABOUT 2012 MY BEST FRIEND BROUGHT ME TO OAK PARK AND HE WAS BORN AND RAISED HERE AND I FELL IN LOVE WITH IT.

PARTICULARLY BECAUSE OF THE OLD ARCHITECTURE HERE AND I SAID THAT I WOULD LIVE THERE AND I WOULD OWN A CONDO HERE WHICH NOW I DO.

SO, I HAVE BEEN ON THE HBC SINCE 2022, I BELIEVE.

AND SO A SIGNIFICANT TIME.

OKAY, SO I'M GOING TO START WITH KIND OF EXPLAINING WHAT THE HBC ACTUALLY IS AND WHAT IT IS THAT WE ACTUALLY DO.

THERE IS A LOT OF MISCONCEPTIONS ABOUT YOU KNOW THAT WE HAVE ARBITRARY RULES AND THAT WE ARE ABOUT YOU KNOW KEEPING THINGS KIND OF SET IN AMBER THE WAY THEY'VE ALWAYS BEEN WHICH IS NOT WHAT I HAVE SEEN AS MY TIME ON THE HPC AND I PERSONALLY LIVE IN DOWNTOWN OAK PARK AND I COMMUTE TO EVERYTHING AND I DO NOT OWN A CAR.

SUSTAINABILITY IS A VERY VERY BIG THING FOR ME.

I AM ALSO A SMALL BUSINESS OWNER AND THAT IS ALSO VERY MUCH SOMETHING THAT IS VERY IMPORTANT TO ME.

SO, LAST YEAR WE HAD ABOUT 17 REVIEWS OF BUILDING DEMOLITION PERMITS AND MOST OF THEM, 98% OF THEM WERE APPROVED ADMINISTRATIVELY AND THAT MEANS THEY DID NOT COME BEFORE THE COMMISSION WHATSOEVER.

THE CERTIFICATE OF APPROPRIATENESS THAT ARE NEEDED IS TYPICALLY FOR DEMOLITION OR ANY TYPE - I DON'T WANT TO SAY SEVERE, BUT JUST SOMETHING THAT DEALS WITH THE OUTSIDE OF A BUILDING WHETHER IT BE COMMERCIAL OR RESIDENTIAL THAT CHANGES YOU KNOW LIKE LET'S SAY THE ROOF HEIGHT OR IF THERE ARE WINDOWS THAT ARE GOING TO BE TAKEN OFF, ESPECIALLY IF THEY ARE HISTORIC AND THAT THEY ARE NOT, IT IS NOT NECESSARILY SOMETHING THAT WE REALLY CARE ABOUT AND MOST OF THE COAs ARE APPROVED AND A HUGE CHUNK OF THOSE, ESPECIALLY IN 2025 WERE ALSO ADMINISTRATIVELY APPROVED WITH CERTAIN CONDITIONS BEING MET.

SO, A LOT OF THE DISCUSSION THAT WE WILL HAVE AS COMMISSIONERS IS MORE SO ABOUT PUTTING THE PROJECT MORE IN LINE WITH THE SECRETARY OF INTERIOR GUIDELINES, BECAUSE THAT IS WHAT WE FOLLOW.

AND SO WE REALLY WANT TO HAVE A COLLABORATIVE EFFORT IN ORDER TO GET THE YOU KNOW USUALLY THE HOMEOWNER TO KIND OF COME MORE IN LINE WITH THOSE INTERIOR GUIDELINES.

AND SO THIS IS NOT SOMETHING WHERE CERTAIN COMMISSIONERS HAVE AN IDEA ABOUT THE WAY SOMETHING LOOKS AND SO THEY WILL SAY THAT THIS IS MORE SO LIKE HOW WE GET THIS PROJECT TO MEET THE GUIDELINES.

THAT IS PRETTY MUCH WHAT WE DO AND THAT IS OUR GOAL.

SO, LET'S SEE - ALSO WE DO HAVE CERTAIN THINGS THAT DO HAPPEN IF A COA IS NOT APPROVED.

PEOPLE CAN DO THINGS LIKE APPLY FOR ECONOMIC HARDSHIP WHICH IS A PUBLIC HEARING PROCESS AND SO THEREFORE EVERYONE WHO LIVES WITHIN A CERTAIN MILE RADIUS OF THE PROPERTY WILL BE ABLE TO GIVE FEEDBACK AND WILL BE ABLE TO COME TO A MEETING KIND OF LIKE THIS - OBVIOUSLY A COMMISSION MEETING AND PLEAD THEIR CASE AND TALK ABOUT HOW THEY FEEL ABOUT IT AND WE TAKE ALL OF THAT INTO CONSIDERATION TO MAKE OUR DECISION.

AND LAST YEAR WE ONLY HAD ONE PROPERTY THAT WE HAD TO DO THE ECONOMIC HARDSHIP THING AND OF COURSE COME BEFORE THE VILLAGE BOARD.

OKAY.

SO - FIRST I WANT TO SAY THAT OAK PARK IS A VERY UNIQUE PLACE.

OAK PARK IS A ENTERING SUBURBAN VERY SMALL AND 4.7 MI.². WE ALREADY ARE CONSIDERED A VERY DENSE AREA AND I KNOW FOR PEOPLE AROUND YOU KNOW IN MY AGE GROUP THAT IS SOMETHING THAT WE ARE LOOKING FOR AND THAT IS WHY A LOT OF US WANT TO LIVE IN A PLACE LIKE OAK PARK. WE MOSTLY ARE COMPARED TO LIKE MASSACHUSETTS OR ANN ARBOR, MICHIGAN OR BLOOMINGTON, INDIANA LIKE PLACES LIKE THAT WHERE THEY ARE MOSTLY HISTORIC ENTERING SUBURBS AND VERY WALKABLE AND VERY DENSE. SO, OAK PARK SPECIFICALLY HAS ABOUT 40.4% SINGLE-FAMILY HOMES AND 59.5 PRESENT MULTIFAMILY UNITS WHICH INCLUDES CONDOS AND BUILDINGS WITH 5+ UNITS.

WE ALSO KIND OF DEAL WITH A LOT OF CONVERSATION ABOUT WANTING TO PRESERVE MORE MANSIONS OR BIGGER AND GRANDER MORE HISTORICAL HOMES, BUT WE DO HAVE TWO HISTORIC DISTRICTS AND SPECIFICALLY THE RIDGELAND HISTORIC DISTRICT WHICH HAS MOST OF THE DENSELY BUILT LOTS IN TOWN. AND MOST OF THEM ARE IN THE RIDGELAND HISTORIC DISTRICT.

AND WE DO WANT TO HAVE DIVERSITY EVEN WITH WHAT IT IS THAT WE ARE PRESERVING AND WE FIND THAT IT IS VERY IMPORTANT TO PRESERVE.

OKAY, SO FOR MYSELF AND FOR OTHER COMMISSIONERS ON THE COMMISSION, ADAPT AND REUSE IS SOMETHING THAT COMES UP A LOT AND I THINK FOR ME THAT IS THE MAIN GOAL, BECAUSE IT SEEMS TO BE THE MORE SUSTAINABLE ONE AND I KNOW THAT KENDRA EARLIER TALKED ABOUT HOW SMALL BUSINESSES DO TYPICALLY EXIST IN THE HISTORIC BUILDINGS AND THE STUDY PRETTY MUCH PROVES THAT.

AND WE ALSO SEE THAT OLDER BUILDINGS HAVE SUPERIOR MATERIALS WHEN IT COMES TO WHAT THEY USE FOR THEIR CONSTRUCTION VS.

WHAT WE HAVE NOW AND OF COURSE THERE ARE CERTAIN THINGS LIKE EVEN IN A COMMISSION WILL HAVE PEOPLE WHO WANT TO DO CERTAIN THINGS AND WE HAVE THINGS LIKE LP SMART SOCIETY THAT WE RECOMMEND AND IT IS NOT SOMETHING LIKE THIS EXIST THIS WAY AND THIS IS THE ONLY WAY HE CAN EXIST AND WE UNDERSTAND THE ECONOMIC REALITIES OF TODAY AND WE TRIED TO MOVE AND KIND OF LIKE UNDERSTAND THE DIFFERENT THINGS THAT COME UP TODAY FOR PROBABLY WAS NOT AS BIG OF AN ISSUE IN THE PAST.

I KNOW KENDRA ALSO TALKED ABOUT THE SUSTAINABILITY ASPECT AND THE AVERAGE OF 10 TO 80 YEARS FOR NEW ENERGY EFFICIENT BUILDING TO PAY BACK ITS CARBON DEBT FROM DEMOLITION OF AN OLDER BUILDING AND THE CONSTRUCTION OF A NEW ONE.

AND ALSO WHEN IT COMES TO A LOT OF THESE STARTER HOMES THAT COME BEFORE US, WE DO HAVE A LOT OF ISSUES WHERE I THINK STARTER HOMES ARE VERY IMPORTANT AND ANY ENTRY-LEVEL HOUSING FOR PEOPLE ESPECIALLY WHEN IT COMES TO SINGLE-FAMILY HOUSING OUTSIDE OF THE MULTIFAMILY UNITS IS VERY IMPORTANT, BUT WE DO NOT TYPICALLY DEAL WITH THOSE AS MUCH AND WHERE WE DO, IT IS MOSTLY PEOPLE TRYING TO SIGNIFICANTLY INCREASE THE FOOTPRINT OF THE SMALLER HOME WHICH A LOT OF US ARE AGAINST, BECAUSE WE THINK THAT AGAIN IT TAKES AWAY THE AFFORDABILITY AND KIND OF ELIMINATES YOU KNOW THE

ENTRY-LEVEL HOUSING FOR PEOPLE LIKE MYSELF WHO WANT TO START FAMILIES AND WANT TO LIVE IN A PLACE IN OAK PARK.

OKAY, SO I WILL GIVE IT OVER TO BRENTON AND HE WILL TALK ABOUT THE HISTORIC IMPACT OF THESE DISTRICTS.

>>SPEAKER: HELLO, OH MY GOSH, IT IS LIKE REALLY LATE.

SO, I AM HERE AND IT IS SUPER LATE - MY NAME IS BRENTON BOYD AND I AM THE URBAN PLANNER FOR HISTORIC PRESERVATION FOR THE VILLAGE AND I HAVE LIVED IN CHICAGOLAND FOR ABOUT 15 YEARS.

I AM A RED STATE REFUGEE FROM OHIO AND I AM FROM SPRINGFIELD, OHIO, ACTUALLY.

YES - ACTUALLY SPRINGFIELD IS AMAZING, BUT YOU KNOW - IT IS CRAZY.

YES, CATS AND DOGS.

BUT, I WENT TO UIC FOR MY BACHELORS IN HISTORY AND PUBLIC POLICY AND I DID MY MASTERS OF POLICY WITH A FOCUS OF ECONOMICS AND ECONOMIC DEVELOPMENT.

AND SO I KIND OF AS AN URBAN PLANNER I KIND OF LOOK AT HOW THE ECONOMICS OF HOW WE LAY CITIES OUT AND THE POLICIES THAT WE PASS IN ALL OF THAT AND SO I KIND OF LOOKED AT FOR THIS THE TOTAL ECONOMIC IMPACT AND WHEN I TALK ABOUT ALL ECONOMIC IMPACT WHAT I'M TALKING ABOUT IS THREE FACETS OF THAT AND THERE IS DIRECT, INDIRECT AND INDUCED AND THAT IS COMBINED TO MAKE TOTAL IMPACT.

AND DIRECTED JUST BEING THAT KIND OF INITIAL INFUSION OF MONEY, JOBS OR OUTPUT THAT IS DIRECTLY RESULTING FROM LIKE AN EVENT OR PROJECT OR LIKE A COMPANY EXPANDING.

AND IN THE CASE OF OAK PARK IT COULD BE SPENDING VIA TOURISM AT A HOTEL.

AND THE INDIRECT IMPACT IS KIND OF LIKE THE ECONOMIC ACTIVITY THAT IS GENERATED SOME SUPPLY CHAINS AND SO IT COULD BE THAT HOTEL THAT TATTOOIST -- THAT THAT TOURIST JUST WENT TO AND ALSO THERE IS LIKE THE MULTIPLIER EFFECT THAT ALLOWS US TO SEE THAT KIND OF RIPPLE EFFECT, RIGHT? AND THEN FINALLY THE INDUCED ECONOMIC IMPACT WHICH IS THAT KIND OF FURTHER ECONOMIC GROWTH THAT IS DRIVEN BY THE SPENDING OF INCOME EARNED IN THE PREVIOUS TWO STEPS THAT I WAS TALKING ABOUT.

AND SO BASICALLY IT IS JUST EMPLOYEES SPENDING WAGES ON FOOD, HOUSING, ENTERTAINMENT, WHATEVER IT MAY BE.

SO, YOU'VE GOT THESE THREE THINGS COMBINED THAT GIVE YOU THE UNDERSTANDING OF WHAT ECONOMIC DEVELOPMENT IS.

AND FOR HISTORIC PRESERVATION I UNDERSTAND THIS AS YES, THERE'S A TOURISM SIDE OF IT AND I JUST PUT THIS IN HERE AND IT IS REALLY INTERESTING AND IT DOES REFERENCE THIS THAT THE TOTAL ECONOMIC IMPACT FROM TOURISM FOR HISTORIC PRESERVATION FOR OAK PARK REACHED ABOUT \$1.89 BILLION.

THAT IS INCLUDING THE DIRECT, INDIRECT AND INDUCED.

THAT IS AN ENORMOUS AMOUNT OF MONEY.

WHEN WE THINK ABOUT ECONOMIC GROWTH WE THINK OF IT AS MONEY EXCHANGING HANDS, RIGHT?

AND AS MONEY MOVES THROUGH THE ECONOMY THROUGH THE DIRECT, INDIRECT AND INDUCED, BUSINESSES TAKEN MORE PROFITS AND THEY HAVE TO HIRE MORE PEOPLE AND GOVERNMENTS COLLECT MORE TAX REVENUE THROUGH SALES TAX AND IT IS A GIANT WHEEL, RIGHT?

BUT, WE ALL KIND OF HAVE A GENERAL UNDERSTANDING THAT YES, PEOPLE COME TO OAK PARK FOR TOURISM AND WE ALL KNOW HOW IMPORTANT THAT IS ECONOMICALLY.

BUT, THE THING THAT I THOUGHT WAS REALLY INTERESTING AND I THINK LIKE THE MEDICAL TERM FOR THIS IS LIKE I WAS GOB SMACKED LIKE WE DO NOT ACTUALLY TRACK THIS IS THAT THERE IS ACTUALLY A WHOLE SIDE OF HISTORIC PRESERVATION THAT IS A MAJOR PART OF THE ECONOMY HERE THAT HAS NOTHING TO DO WITH TOURISM.

THE FIRST THING I DID AND SO IN URBAN PLANNING WE HAVE WAYS OF TRYING TO MEASURE THE STUFF AND IT IS A LITTLE BIT HARDER BECAUSE OAK PARK IS A VILLAGE AND IT IS NOT LIKE - THE CENSUS BUREAU TENDS TO DISTRACT COUNTY LEVEL AND SO I KIND OF LIKE BROKE MY BACK REACHING OUT TO LIKE A TON OF DIFFERENT BUSINESSES AND ASKING QUESTIONS GO LIKE HIGHER AND PUNCHING IN THE NUMBERS OF GIVING UP THE RANGE.

AND ONE OF THE FORMULAS THAT WE CAN USE IN URBAN PLANNING IS SOMETHING CALLED A LOCATION IN MOTION AND WHAT THAT DOES IS ALLOWS ME TO SEE IS THERE INDUSTRY AROUND HISTORIC PRESERVATION THAT IS CONCENTRATING LOCALLY?

AND SO IF IT SCORES ABOVE A ONE AFTER YOU DO THE MATH AND I WILL NOT DO THE MATH HERE FOR YOU GUYS IT IS LIKE WAY TOO LATE FOR THAT, BUT WHAT THAT WOULD DO IS LIKE IF YOU WERE TO DO A LOCATION QUOTIENT FOR SILICON VALLEY IT WOULD SCORE ABOVE A ONE FOR TECHNOLOGY BECAUSE WE KNOW THAT IS WHAT TECHNOLOGY IS CONCENTRATED AND SO I PUNCHED THE NUMBER IN AND OAK PARK SCORED AN ABSURDLY HIGH NUMBER.

SO, NORMALLY IT IS LIKE ONE THE FIVE AND OAK PARK HISTORIC PRESERVATION RELATED INDUSTRIES SCORED A 15 ON THE HIGH-END AND LIKE A SEVEN ON THE LOW END.

THAT IS REALLY IMPORTANT BECAUSE THESE INDUSTRIES THAT ARE IMPACTED BY HISTORIC PRESERVATION ARE NOT JUST THE ARCHITECT AND ANYONE WHO LIVES OR WORKS IN OAK PARK HAS MET AT LEAST 10 DIFFERENT ARCHITECTS.

IT IS REALLY CRAZY AND IT IS NOT JUST DONE.

IT IS CRAFTSMEN AND WORKSHOPS AND I WAS ACTUALLY AT THE FIRM THAT IS ON MADISON RIGHT NEXT TO WHIRLWIND AND THE NAME IS ESCAPING ME - (NAME) OKAY, I GOT TO TALK TO THEM AND IT WAS REALLY INTERESTING BECAUSE THEY ACTUALLY HIGHER AND THEY HAVE A WORKSHOP IN ABOUT 30 EMPLOYEES AND THEY ARE PEOPLE WHO DO SPECIALTY WOODWORKING AND PEOPLE WHO DO GLASSWORK AND THEY DO RESEARCH AND HOW WAS THIS DONE AND HOW CAN WE REPLICATE THIS?

AND THAT IS REALLY GREAT, BECAUSE WHAT WE ARE SEEING IN THIS KIND OF FEEDS INTO THE NEXT FORMULA I DID AND IF YOU GO TO FEEL LIKE DOING THE MATH I DID

ON THE VERY END INCLUDE THESE THINGS HERE SO YOU CAN GO IN THERE AND YOU CAN GO TO TOWN AND SEE WHAT I DID, HAVE FUN.
BUT THE SHIFT SHARE ANALYSIS WAS IMPORTANT BECAUSE WHAT IT SHOWED ME IS THAT OAK PARK 'S GROWTH IN THESE INDUSTRIES WAS HIGHER THAN THE NATIONAL AVERAGE.
WHICH ACTUALLY SHOWED ME THAT OAK PARK HAS A REGIONAL COMPETITIVE ADVANTAGE.
THAT MEANS THAT IF WE WERE TO REDUCE HISTORIC PRESERVATION IN ANY WAY AND THIS IS SOMETHING THAT I HEARD - IT WOULD LEAD TO LAYOFFS.
IT WOULD LEAD TO ECONOMIC SLOWDOWNS IN THESE SECTORS.
THAT IS REALLY IMPORTANT BECAUSE THESE ARE NOT TOURIST JOBS, THESE ARE HARD-WORKING, THESE ARE ACTUAL SKILLED LABOR AND PEOPLE WHO DO WORK IN THESE WORKSHOPS AND THESE ARE GOOD PAYING JOBS AND PEOPLE ACTUALLY GO OUT AND THEY GO OUT TO EAT.
THEY GO OUT AND DO ALL OF THESE THINGS AND THOSE RESTAURANTS HAVE TO HIRE MORE PEOPLE.
AND IF YOU HAVE A GOOD MINIMUM WAGE, THOSE PEOPLE HAVE EXTRA MONEY TO GO AND SPEND MONEY AS WELL AND IS A GREAT RIPPLE EFFECT AND WHILE THIS IS KIND OF AN INITIAL THING I WOULD NEED MORE TIME TO REALLY DIVE INTO THIS, RIGHT?
AND I WOULD DELIGHTFULLY DO THAT.
I THINK THAT THIS REALLY GIVES ME SOMETHING TO LOOK AT WHEN WE TRY TO UNDERSTAND WHAT DOES HISTORIC PRESERVATION MEAN ECONOMICALLY, RIGHT?
IT IS SUCH A MAJOR PART OF THE ECONOMY HERE, NOT INCLUDING THE TOURISM.
IT IS A MAJOR EMPLOYER HERE.
AND THAT IS WHAT IS GOING TO COVER ON THE ECONOMIC SIDE.
SO, THERE YOU GO.
AND THEN I THINK FOR HERE WE CAN TAKE QUESTIONS BECAUSE THAT IS EVERYTHING.
AND YES.

>>PRESIDENT SCAMAN: GREAT EVOLUTION OF A PRESENTATION.

THANK YOU.

WHO WOULD LIKE TO START US OFF ON QUESTIONS, COMMENTS, WHETHER YOU LEARN SOMETHING NEW TONIGHT OR IF THERE ARE AREAS THAT YOU WOULD LIKE TO UNDERSTAND BETTER?

JUST THE RELATIONSHIP WITH THE HISTORIC PRESERVATION -

>>TRUSTEE EDER: I WOULD ASK MAY BE FOR YOU TO SET THE TABLE HERE FOR WHAT KIND OF CONVERSATION ARE WE HAVING?

IS IT -

>>PRESIDENT SCAMAN: THAT IS HELPFUL AND FAIR.

THE HISTORY BEHIND THIS PRESENTATION THIS EVENING COMES THIS WAS ACTUALLY INITIATED BY FORMER TRUSTEE LUCIA ROBINSON.

AND THERE HAD BEEN A NUMBER OF EXAMPLES OF WHERE APPEALS HAD COME TO THE VILLAGE BOARD AND WE MAKE DECISIONS THEN WHEN IT COMES TO US AND I

DO THINK THAT MEMORIES OF OUR HISTORIC PRESERVATION COMMISSION HAVE HEARD THIS FROM ME.

AT THAT TIME, SOMETIMES NOT JUST FROM THE PURVIEW OF THE HISTORIC PRESERVATION, BUT AS ELECTED OFFICIALS REPRESENTED AS A FORM OF GOVERNMENT FOR THE OVERALL GOALS OF THE VILLAGE BOARD AND SOMETIMES THEN OUR APPEAL OR THE VOTE HAS MORE TO DO WITH MORE THAN JUST THE HISTORIC PRESERVATION COMMISSION.

HOWEVER AS HISTORIC PRESERVATION IS A CONSIDERABLE ASSET AND A DRAW TO OUR COMMUNITY, WE HAVE NEVER REALLY HAD THE TAKEN THE TIME AT THE BOARD TABLE FOR THE VILLAGE BOARD TO DIGEST THE HISTORY AND THE SIGNIFICANCE AND THE ASSET TO OUR VILLAGE THAT OUR ARCHITECTURE IS.

AND TRULY WORK TO UNDERSTAND THEN THE PURVIEW OF THE HISTORIC PRESERVATION COMMISSION AND HOW THEY BASE THEIR DECISIONS AND HOW THEY INTERACT WITH HOMEOWNERS AS WE HAD HEARD AND TRY TO HELP THEM THROUGH THE PROCESS TO YOU KNOW FOR THE GREATER GOOD OF THE COMMUNITY AND IN THAT PRESERVATION, BUT ALSO WORK AS WE HEARD TO UNDERSTAND THE BUILDINGS WERE STILL BUILT FOR PEOPLE.

AND I REALLY LIKE THE OPENING DEFINITION OF HISTORIC PRESERVATION FROM OUR FIRST GUEST THIS EVENING AND I'LL HAVE TO LOOK IT UP TO REPEAT IT PROPERLY, BUT IT REALLY ALLUDED TO THAT AND IT IS NOT TO STAND STILL AND TIME AND NOT SEACHANGE, BUT IT IS RESPECTING THAT VALUE.

AND FOR US TO REALLY JUST BE ABLE TO LISTEN AND LEARN, BUT RESPOND. SO THAT THERE IS SOME MUTUAL POTENTIALLY LEARNING THAT HAPPENS AS A BENEFIT FROM THIS CONVERSATION.

WE AIM TO MAKE INFORMED DECISIONS.

AND SO REALLY TRULY A LITTLE OVERDUE THAT WE HAVE NOT HAD EDUCATION FOR OURSELVES ON HISTORIC PRESERVATION.

BUT, I DO THINK IT IS FAIR FOR US TO EXPLAIN AT TIMES WHEN WE MAKE AN APPEAL AND WHAT WE ARE BASING OUR DECISION ON AND WE CAN DO THAT BY STILL RESPECTING THE ROLE OF HISTORIC PRESERVATION NO MATTER WHAT OUR DECISION IS.

SO, YOU TOOK IN A LOT OF INFORMATION TONIGHT AND A LOT OF CONTACT AND A LOT OF HISTORY AND I DON'T - I DO NOT NECESSARILY EXPECT THAT YOU'RE GOING TO HAVE LENGTHY RESPONSES HERE, BUT A REACTION AND REMEMBER THAT AS AN ELECTED OFFICIAL, COMMUNICATE WITH YOUR CONSTITUENTS WHAT THIS MEANS TO YOU.

AND THAT CAN POTENTIALLY BE VERY BENEFICIAL FOR THE HISTORIC PRESERVATION TO HEAR IN RESPONSE, BECAUSE AS WE CONTINUE TO EVOLVE AND MODERNIZE IN RESPONSE TO THE 2024 STUDY ON HOUSING AND RESPONSE TO THE ZONING CHANGES THAT THAT BALANCE BETWEEN MEETING OUR BOARD GOALS AND MAINTAINING THE CHARACTER AND THE RICHNESS OF OUR ARCHITECTURAL HISTORY - IT FELT LIKE A LITTLE BIT OF A STATEMENT IN ITSELF, BUT YOU ARE EACH ELECTED AT LARGE.

>>TRUSTEE EDER: OKAY.

>>PRESIDENT SCAMAN: SO, I THINK THERE IS A RELATIONSHIP THAT WE CAN SPEAK TO HEAR THAT I THINK IS NEEDED AND WORTH THE TIME.

>>TRUSTEE EDER: OKAY.

WELL, I'M CURIOUS WHAT MY COLLEAGUES THINK.

I THINK THAT IS HELPFUL CONTEXT.

TO ADDRESS THE ELEPHANT IN THE ROOM, THIS IS ALSO BEING - THIS PRESENTATION HAPPENED RIGHT AFTER A BIG PRESENTATION ABOUT HOW WE WANT TO CHANGE A BUNCH OF THINGS, RIGHT?

AND IN GOING THROUGH THAT MEMO, ONE OF THE THINGS THAT I THINK WAS SAID ON PAGE I DON'T KNOW WHAT PAGE IT WAS, 72 - COMMON CHALLENGES THAT EMERGED INCLUDED DESIGNS AND PRESERVATION TENSIONS, BALANCING HISTORIC PRESERVATION REQUIREMENTS WITH HOUSING FLEXIBILITY CAN CREATE TENSION AS OVERLY RESTRICTIVE RESERVATIONS WHILE TRYING TO PROTECT COMMUNITY IDENTITY AND ARCHITECTURAL CHARACTER.

THIS IS STRICTLY DISCUSSED AMONG HISTORIC PRESERVATIONISTS.

AND WITH THAT IN MIND YOU KNOW IT WAS NOT REALLY ASKED WHEN OPTICO WAS HERE, ARE THEY LOOKING AT CHANGING HISTORIC PRESERVATION?

I DID NOT SEE ANY RING RECOMMENDATIONS.

THAT WOULD BE HELPFUL CONTEXT, BECAUSE I WOULD LIKE TO KNOW - IT IS HELPFUL INFORMATION, BOUGHT ARE WE DOING AS AN ACTION FOR THE FUTURE?

>>SPEAKER: THE SHORT ANSWER IS NO.

WE ARE LOOKING AT WAREHOUSING, NOT TOUCHING THE HISTORIC PRESERVATION ASPECTS AND NOT TOUCHING THE EXTERIOR.

MAYBE REDOING THE INTERIOR.

MAYBE GOING FROM ONE FAMILY TO TWO FAMILY, BUT THEY ARE NOT CONTEMPLATING CHANGING ANY OF THE HISTORIC DISTRICTS OR ANY OF THE REGULATIONS.

>>PRESIDENT SCAMAN: OKAY.

>>TRUSTEE EDER: OKAY, THAT IS HELPFUL TO KNOW.

I DID NOT SEE IT BUT I WAS CURIOUS IF I MISSED IT.

ALL RIGHT, WELL I MEAN IT IS REALLY HELPFUL TO HEAR THE BENEFITS OF THE HISTORIC PRESERVATION.

YOU KNOW I THINK I LEARNED SOME THINGS AND SOME GREAT HISTORY HERE.

ONE THING THAT I GUESS FELT VERY MUCH LIKE A VERY PAROLE LIKE HERE WE ARE TO DEFEND THE EXISTENCE OF THIS THING AND WE CARE ABOUT IT DEEPLY AND

HERE IS WHY WE SHOULD NOT TOUCH IT IS KIND OF THE VIBE THAT I GOT FROM THE PRESENTATION, BUT THERE IS ALSO STATED IN THE BOARD AND THE AGENDA ITEM

THAT THERE ARE SOME DISADVANTAGES THAT SHOULD BE JUST MENTIONED, RIGHT?

THAT THERE IS REGULATION CONFLICTS AND I AM JUST READING FROM THE STAFF MEMO.

REGULATOR CONFLICTS, PROCESS REQUIREMENTS AND I WOULD ALSO ADD PROBABLY THAT WAS NOT MENTIONED WHICH IS JUST COST.

THERE IS A COST TO DOING THIS.

AND SO I AM JUST INTERESTED IN HEARING ABOUT ALL OF THOSE ASPECTS OF IT AND WHAT ARE THE ACTUAL COSTS OF IT.

I'M NOT SAYING I WANT TO GO ONE WAY OR ANOTHER WITH ANY PARTICULAR CHANGES BUT I WOULD THINK IT WOULD BE HELPFUL TO HEAR THAT SIDE OF THINGS AS WELL AND MAYBE QUANTIFY THEM.

IT WAS REALLY INTERESTING INFORMATION AND IT FELT LIKE A LITTLE BIT OF CHERRY PICKING OF DATA AND EXAMPLES AND I WOULD LOVE TO SEE SOMETHING A LITTLE BIT MORE COMPREHENSIVE AND DATA-DRIVEN AND I LOVE THE DATA AND I WOULD LOVE TO SEE MAYBE MORE DETAILED DATA IF YOU HAVE THOSE FIGURES, THAT BE REALLY HELPFUL.

>>SPEAKER: I CAN HAVE THEM, BUT WE HAVE TO GET (NAME) SOFTWARE AND SO WE DON'T (AWAY FROM MIC).

>>PRESIDENT SCAMAN: IT SEEM LIKE THEY ARE FOLLOWING YOU, BUT GO AHEAD.

>>SPEAKER: I FORGET, I AM LIKE THE LOUDEST PERSON EVER AND I USUALLY AVOID MICROPHONES TO AVOID BEING REALLY LOUD.

>>TRUSTEE EDER: PROBABLY (INDISCERNIBLE).

>>SPEAKER: PEOPLE OUTSIDE THE BUILDING COULD HEAR ME, BUT BASICALLY THERE IS A TYPE OF SOFTWARE THAT WE NEED TO DO THAT WITH CALLED IN PLAN OTHERWISE, I MEAN IT WOULD BE A LOT.

I MEAN I LOVE DOING THAT KIND OF STUFF, SO THAT IS NOT AN ISSUE TO ME, BUT IT WOULD BE A BIT CUMBERSOME.

SO, I AM A VERY HEAVY DATA PERSON AND THAT IS HOW WE DO STUFF AND WHEN WE WERE TALKING ABOUT WHAT HISTORIC PRESERVATION DOES MY FIRST INSTINCT WAS NUMBERS LIKE WE SHOULD FIND WHAT THE NUMBERS ARE FOR THIS.

AND I DO HAVE SOME IDEAS FOR SOME OF THE STUFF THAT YOU BROUGHT UP WITH HISTORIC PRESERVATION WHICH IS THAT I DID TRY TO FIND A STUDY THAT SHOWED THE HISTORIC PRESERVATION LEADING TO MORE EXPENSIVE HOUSING, BUT QUITE THE OPPOSITE AND INCLUDING IN THE CHICAGO AREA THERE WAS RESEARCH DONE BY CMAP AND UNIVERSITY OF CHICAGO THAT FOUND HISTORIC DISTRICTS TEND TO HAVE CHEAPER AND LOWER COST HOUSING, IT JUST TENDS TO BE THAT WAY.

OAK PARK OF COURSE I COULD DO A DEEP DIVE INTO THAT AND I MAKE IT SOUND - I LOVE DOING THAT KIND OF STUFF SO IT IS GREAT.

BUT, THE OTHER PART OF IT IS THAT IT DEPENDS ON THE TYPE OF HISTORIC PRESERVATION PROJECT YOU ARE DOING.

A LOT OF CASES ARE IF SOMEBODY NEEDS TO GET NEW WINDOWS.

FOR HISTORIC PRESERVATION WE TALK ABOUT THIS, IT IS ABOUT WHAT WE CONSIDER IN PRESERVATION TO BE A MILITIA.

AND THAT DOES NOT MEAN THAT SOMEBODY IS GOING IN AND DEMOLISHING AN ENTIRE BUILDING WE MEAN LIKE THEY ARE DEMOLISHING ASPECTS OF THE BUILDING THAT ARE HISTORIC.

AND THAT COULD BE LIKE HISTORIC WINDOWS.

WHEN IT COMES TO HISTORIC WINDOWS, YOU CAN ABSOLUTELY CHANGE THEM OUT. WE PREFER THAT THEY SHOULD MATCH IN STYLE, BUT IT REALLY ONLY MATTERS FOR PART OF THE BUILDING THAT ARE VISIBLE FROM THE LOT LINE.

FROM THE FRONT.

AND IF YOU ARE CHANGING AT YOUR BACK WINDOWS, I DO NOT CARE.

LIKE THAT IS NOT IMPORTANT TO ME UNLESS YOU ARE LIKE ON A CORNER LOT AND THEN YOU TWO STREETS AND THEN LIKE THAT IS DIFFERENT.

IN GENERAL IF IT IS WITHIN YOUR LOT LINE TO THE FRONT AND IT IS SOMETHING THAT IS NOT VISIBLE, WE DO NOT REGULATE THAT.

SOME PEOPLE DO AND I THINK EVANSTON DOES, BUT IF IT IS VISIBLE FROM THE ALLEY I BELIEVE IN EVANSTON THEY DO THAT.

BUT, WE ARE BETTER THAN THAT.

THAT IS KIND OF HOW THAT WOULD BE -

>>PRESIDENT SCAMAN: DO YOU HAVE MORE TO SAY?

>>TRUSTEE EDER: I AM MOSTLY JUST TRYING TO GET A BIGGER PICTURE OF SORT OF BOTH SIDES OF THIS AND I JUST WANT TO USE ALL OF THE INFORMATION AVAILABLE SO WHEN WE DO COME UP WITH SOME DECISIONS TO MAKE THAT I HAVE ALL OF THE INFORMATION.

AND SO AGAIN I APPRECIATE EVERYTHING ELSE GIVEN THAT I WAS LOOKING FOR MORE.

>>PRESIDENT SCAMAN: DID NOT GO FAR - BECAUSE, I DO BELIEVE THAT THE HISTORIC PRESERVATION COMMISSION IS WILLING TO WORK WITH US IF THERE IS ROOM FOR POTENTIAL CHANGES.

AND I THINK THAT AS YOU RESPOND TONIGHT AND IT IS LATE AND SO YOU KNOW WE MIGHT FIND OURSELVES WITH A PHASE 2 OF THIS DIALOGUE.

YOU KNOW YOU CAN SAY WELL, MAYBE I WANT TO LOOK AT REDUCING THE SIZE OF THE HISTORIC PRESERVATION DISTRICT, ESPECIALLY IF WE ARE ENTERTAINING THE IDEA OF A PERCY JULIAN DISTRICT AND WHERE DOES THAT OVERLAP AND WHAT DOES THAT LOOK LIKE?

THAT IS A FUTURE CONVERSATION, BUT AS AN ELECTED OFFICIAL YOU CAN SAY THAT I WOULD BE INTERESTED IN THAT CONVERSATION.

IF YOU WANT TO SAY - SO, WHAT I'M GOING TO ADVISE IS WHEN THAT APPEAL COMES TO US WE HAVE SOME GENERAL UNDERSTANDING OF WHICH WE NEED.

THE ROLE OF THE HISTORIC PRESERVATION AND ITS VALUE TO OUR COMMUNITY. OKAY?

WE ARE THE APPEAL.

WE HAVE HAD SOME CHALLENGES WITH SOME VERY TOUGH DECISIONS AROUND APPEALS BEFORE.

HOPEFULLY TONIGHT HELPS US WITH HOW WE COMMUNICATE OUR DECISIONS IN THE FUTURE AND WHETHER THAT CHANGES WHAT THEY WOULD BE OR NOT, I THINK THERE IS A WEIGHT ON HER SHOULDERS TO BE RESPECTFUL OF THE WORK OF ALL OF OUR COMMISSIONS AND I HAVE HEARD THAT FROM YOU WILL WHEN WE FIND OURSELVES VOTING AGAINST THE DIRECTION OF AN ADVISORY COMMISSION.

BUT, AND WHEN THOSE APPEALS TO COME TO US, I'LL JUST PUT IT ON THE RECORD NOW, YOU DON'T HAVE TO LEARN EVERYTHING TONIGHT.

BUT, I WOULD ADVISE YOU TO WATCH THOSE COMMISSION MEETINGS BEFORE IT COMES TO THE BOARD TABLE SO THAN THE SPECIFICS THAT WE ARE NOT GOING TO

GET TO THE WEEDS ABOUT WINDOWS IN THE BACK OR WHAT QUALIFIES AS DEMOLITION THIS EVENING, BUT TAKE WITH YOU TONIGHT AS PART OF YOUR WORK THAT IT IS ON US TO WATCH THOSE COMMISSION MEETINGS BEFORE HE COMES TO US FOR THE APPEAL PROCESS SO THAT AND WHATEVER THE SPECIFIC SITUATION ABOUT HOME AND THE REASON FOR THAT APPEAL, WE HAVE HEARD EVERYTHING THAT THE COMMISSION CONTRIBUTES TO THE DIALOGUE.

AND THEN WHEN IT COMES HERE IF WE ARE SAYING OKAY, THANK YOU, WE LEARNED, WE UNDERSTAND, WE ARE STILL GOING TO VOTE THIS WAY, BECAUSE. AND THEN IT IS ON US TO COMMUNICATE THE WHY.

ALWAYS.

HOWEVER WE VOTE.

THAT IS THE ACCOUNTABILITY TO US.

SO, FEEL FREE TO SAY YOU KNOW I WOULD LIKE TO UNDERSTAND SOMETIMES THE BURDEN OF COST ON MAINTAINING A HISTORIC HOME.

THAT CAN BE FOR A FUTURE DISCUSSION.

BUT, YOU WANT TO KNOW THAT.

OKAY, SO WE CAN HOLD THAT FOR A FUTURE DISCUSSION.

NOTED.

OKAY.

SO, I'LL TURN IT OVER TO JIM.

AND THEN CHIBIKUE.

>>TRUSTEE TAGLIA: THANK YOU FOR MENTIONING COST.

I ALWAYS LIKE TO HAVE BEEN INTRODUCED.

AND I AM STILL TRYING TO GET MY HEAD AROUND WHILE WE ARE TALKING ABOUT AND WHY WE ARE NOT MORE CONCERNED ABOUT THE COST OF BUILDING A NEW COUNCIL CHAMBER HERE WHEN WE HAVE THIS BEAUTIFUL BUILDING HERE THAT IS HISTORIC AND HAS SERVED US FOR 50 YEARS.

>>PRESIDENT SCAMAN: IT IS LEAKING -

>>TRUSTEE TAGLIA: THAT IS NOT A REASON TO SPEND MILLIONS OF DOLLARS AND SO THAT IS MY COMMENT AND I DO VALUE THAT AND I DON'T WANT TO BUILD A NEW -

>>PRESIDENT SCAMAN: (INDISCERNIBLE).

>>TRUSTEE TAGLIA: I KNOW THAT, BUT WE STILL NEED TO BUILD ONE.

AND I JUST HAVE A QUESTION FOR SOME OF THE MEMBERS AND MAYBE FRANK OR DAVID JUST SO I UNDERSTAND MORE CLEARLY THE ORIGIN AND THE IMPORT AND THE DIFFERENCE BETWEEN A HPC DECISION AND A RECOMMENDATION BY ANOTHER COMMISSION AND WHAT THE DIFFERENCE IS, A DECISION AS IT IS A LITTLE BIT OF A NUANCE.

>>PRESIDENT SCAMAN: OKAY, MAY I RECAP THAT, ARE YOU TALKING ABOUT LIKE WHAT WOULD REQUIRE A SUPER MAJORITY?
LIKE LEGALLY?

>>SPEAKER: THE DIFFERENCE IS THAT EVERY OTHER COMMISSION, PARKING AND TRAFFIC AND COMMUNITY RELATIONS, GIVES YOU REGULATIONS AND YOU APPROVE THEM OR NOT AND ONCE THE HISTORIC PRESERVATION COMMISSION AS A

CERTIFIED LOCAL GOVERNMENT MAKES A DECISION, IT DOES NOT GO TO YOU AT ALL UNLESS THERE IS AN APPEAL.

THAT IS THE DIFFERENCE.

NOT EVERYTHING THAT IS BY MEETING THE STANDARDS AS SET UP FEDERALLY ABOUT WHO'S GOING TO BE ON THE COMMISSION AND THE KIND OF THINGS AND EXPERTISE THAT IS NEEDED AND BLAH BLAH BLAH, THEY MADE A DECISION.

THAT IS AS SIMPLE AS THAT.

IF NO ONE APPEALS IT, YOU DO NOT HEAR IT AT ALL WHEREAS EVERY OTHER COMMISSION AND ZONING AGGRESSIVE DIFFERENT, ZONING BOARD OF APPEALS, BUT OTHERWISE THEY ARE MAKING RECOMMENDATIONS ROUTINELY AND THAT IS NOT A DECISION.

>>TRUSTEE TAGLIA: OKAY, VERY GOOD.

THAT IS HELPFUL AND I APPRECIATE THE DISCUSSION.

IT WAS A GREAT BACKGROUND AND HISTORY AND A LOT OF THAT I HAVE LIVED HERE - I DID NOT KNOW BIG PART OF THAT.

SO, THANK YOU.

I DO NOT REMEMBER THE DISTRICTS AS THEY CAME ON -, IT HAS BEEN A LONG TIME. THANK YOU.

>>PRESIDENT SCAMAN: MAY I TAKE THIS REALLY BRIEF MOMENT TO SAY THAT WHEN WE PASSED TO VISION ZERO, THAT WAS PROVIDING POLICY TO THE TRANSPORTATION COMMISSION SO THAT IN A SIMILAR WAY UNLESS SOMEBODY APPEALS, IT IS NOT GOING TO COME TO US, BUT YOU EXPLAINED THAT EXTREMELY WELL AND I APPRECIATE IT.

AND IT ALSO SPEAKS TO EFFICIENT GOVERNANCE, RIGHT?

OKAY, SO WHEN I MENTIONED LIKE LEGALLY THE ZONING BOARD OF APPEALS AND THE PLANNING COMMISSION, IF THEY PROVIDE A RULING TO THE VILLAGE BOARD ON A DECISION ON SOMETHING AND WE ARE GOING TO OVERRIDE IT, THOSE TWO ARE THE LEGAL BODIES THAT WE HAVE TO HAVE A SUPER MAJORITY TO OVERRULE.

THAT IS NOT THE CASE WITH OTHER COMMISSIONS.

CORRECT?

OKAY, CHIBIKUE I THINK WAS NEXT AND THEN I KNOW BRIAN WAS READY.

OKAY, CHIBIKUE?

>>TRUSTEE ENYIA: YES, JUST LIKE THE PRESENTATION BEFORE THAT, I CANNOT THANK YOU ALL ENOUGH.

FOR ME, EXCITING.

I AM LIKE ON THE EDGE OF MY SEAT.

PAYING ATTENTION BECAUSE I THOUGHT THAT THESE WERE REALLY REALLY COOL AND INTERESTING FACTS ABOUT WHAT YOU ALL DO AND THE LEVEL OF EXPERTISE THAT EACH OF YOU BRINGS TO THE ROLE AND I MEAN YOU CAN SEE AND I CAN SEE THAT FRANK HAS ENOUGH EXCITEMENT FOR EVERYONE AND HE HAS SO MUCH ENERGY TO TALK ABOUT ALL OF THE THINGS THAT I'M ALWAYS JUST LIKE WHAT IS HE GOING TO SAY NEXT AND YOU COULD HAVE KEPT TURNING THE PAGES AND I WOULD STILL BE HERE JUST AS EXCITED TO HEAR ABOUT IT.

AND AS FAR AS US AS A BOARD NOT ONLY US HERE IN OAK PARK, BUT THERE IS THIS LEVEL OF ANY TIME THAT WE ARE SEEING SOMETHING THAT IS HISTORICAL WITHIN OUR COMMUNITY THAT WE UNDERSTAND A LEVEL OF IMPACT THAT IT HAS.

AND I THINK THIS MEETING HELPED ME UNDERSTAND THAT A LITTLE BIT MORE, ESPECIALLY QUANTIFYING THAT FOR US ON A LEVEL THAT AT LEAST IN MY MIND MAKES MORE SENSE TO SAY OKAY, THIS IS WHAT THIS TRULY AFFECTS, NOT JUST THIS BLOCK AND NOT JUST THIS AREA OF OAK PARK, BUT THIS HAS AN ECONOMIC IMPACT AND WE HAVE TALKED ABOUT THIS YOU KNOW THROUGH THE VISIT OAK PARK STUFF EVERY ONCE IN A WHILE WE TOUCH A LITTLE BIT UPON WHY PEOPLE ARE SO JAZZED UP ABOUT YOU KNOW COMING TO OAK PARK OR VISITING OAK PARK AND THIS IS SPECIFICALLY WHY YOU KNOW WHEN I WENT AWAY TO COLLEGE I DID NOT KNOW THAT SO MANY PEOPLE KNEW ABOUT THE TOWN THAT I WAS FROM.

AND THEY WOULD TELL YOU RIGHT AWAY SOME OF THE REASONS WHY THEY KNEW OR HOW THEY KNEW AND THERE WAS ALWAYS YOU KNOW A LINK TO YOU KNOW LIKE I HAVE AN UNCLE OR AN AUNT AND THEY LIVE OUT THERE AND LIKE FRANK LLOYD WRIGHT IS OUT THERE OR PERCY JULIAN OR WHOEVER IT IS, THEY GIVE YOU SOME EXTRA CONTEXT BEHIND IT AND I THINK THAT IS A REASON WHY WE ARE EXCITED TO MOVE HERE AND LIVE HERE, BECAUSE WE GET TO BRAG ON OUR TOWN.

I THINK WHEN WE WATCH SOME OF OUR RESIDENTS COME WHO FIND A CHALLENGE WITH THEIR HOME THAT THEY LIVE IN A DISTRICT THAT DOES NOT ALLOW THEM TO CHANGE AN ASPECT, I DID NOT KNOW ALL OF THE SPECIFICS THAT WENT BEHIND EVERY DECISION AND YOU WERE ACTUALLY BREAKING DOWN THE WINDOWS FOR ME TO THINK ABOUT A RESIDENT WHO CAME TO US AND WANTED TO CHANGE TWO VERY SPECIFIC THINGS ABOUT THEIR HOME AND I WAS LIKE OKAY, I UNDERSTOOD WHERE SHE WAS COMING FROM AND NOW I UNDERSTAND THE PLACEMENT OF THE HOME AND WHY SHE WANTED TO CHANGE SPECIFIC ASPECTS.

AND SO THIS IS REALLY I THINK INTERESTING FOR OUR COMMUNITY TO UNDERSTAND A LITTLE BIT MORE AND FOR OUR RESIDENTS, AS WELL.

YOU GET A BETTER BIRDSEYE VIEW OF UNDERSTANDING IF YOU ARE MOVING TO A SPECIFIC AREA THAT YOU SHOULD DO A LITTLE BIT OF RESEARCH AND UNDERSTAND WHAT YOU ARE TYING YOURSELF INTO.

BECAUSE, THAT DOES HAVE MEANING AND I ALSO UNDERSTAND YOU KNOW LIKE WE SAID THE CONVERSATION BEFORE WE ARE TRYING TO CONTINUE TO BRING THAT DENSITY TO OAK PARK AND BRYN MAWR RESIDENTS TO OAK PARK, BUT I DO - I KNOW THAT THEY ARE INTERTWINED AND YOU KNOW YOU WOULD NOT BE MOVING TO OAK PARK IF YOU DID NOT ALSO HAVE THIS LINK TO THIS HISTORIC VALUE THAT IS HERE AS WELL AND YOUR HOMES WOULD NOT BE AS VALUABLE AS THEY ARE IF YOU DID NOT HAVE THESE GIANTS THAT WE TALKED ABOUT THAT WALK THE SAME STREETS.

AND I BELIEVE THAT THERE IS A MIDDLE GROUND AND I DO BELIEVE WORKING WITH OUR PARTNERS THAT WE ARE GOING TO FIND AN OPPORTUNITY TO ALWAYS SAY OKAY HERE IS THE LENS THAT WE ARE LOOKING AT, BUT IF WE ARE FINDING OURSELVES AT A CROSSROADS, WHAT IS OUR GUIDING STAR GOING TO BE?

ARE WE TALKING SUSTAINABILITY?

ARE WE TALKING ECONOMIC VITALITY?

WHAT OUTWEIGHS WHAT?

I THINK THIS HAS GIVEN US YOU KNOW MORE UNDERSTANDING OF WHERE WE GO AND UNDERSTANDING HOW YOU ALL GOT THERE AND I THINK KNOWING WHO EACH OF YOU ARE HAS BEEN MORE THAN ENOUGH CONTEXT FOR ME TO KNOW THAT WE HAVE THE RIGHT EXPERTS THAT ARE GIVING US THEIR FULL OPINION AND I BELIEVE IN IT WHOLEHEARTEDLY AND I'VE HEARD ABOUT EACH OF YOU IN DIFFERENT SPHERES AND SO I AM JUST HAPPY TO SEE ALL OF YOU IN ONE PLACE AND UNDERSTAND THE HARD WORK THAT GOES INTO IT.

THANK YOU SO MUCH, DAVID FOR JUST LIKE THE HISTORY OF EVERYTHING THAT YOU AND YOUR FAMILY HAVE DONE AND CONTINUE TO DO.

IT IS AMAZING.

MY DAD WOULD GIVE YOU LIKE THE BIGGEST HIGH-FIVES BECAUSE HE WOULD LOVE TO HEAR THAT YOU ARE STILL PUSHING FOR THIS.

I AM SORRY, I AM A MONOTONE PERSON AND EVERY TIME I SPEAK UP - IS THAT THIS OLD BUILDING?

NO, I AM KIDDING!

(LAUGHTER) NO, NO, I AM JUST SAYING THANK YOU FOR THE CONTINUED PERSEVERANCE THROUGH THIS AND CONTINUING TO WANT TO DO HISTORIC PRESERVATION FOR US.

IT IS AMAZING.

I KNOW I'M RAMBLING, BUT REALLY THAT IS ONE OF THOSE THINGS THAT I GET AN OPPORTUNITY TO TALK ABOUT WHERE WE ARE FROM KNOWING ALL OF THE HISTORY THAT GOES BEHIND AND PEOPLE THAT ARE STILL PASSIONATE AND NEW PASSIONS AND HEARING THAT YOU MOVED TO OAK PARK BECAUSE OF THAT TOUR THAT YOUR STEPFATHER GAVE YOU.

THAT IS YOU KNOW REALLY POWERFUL STUFF AND SO I AM THANKFUL AND I ASK YOU KNOW THAT WE CAN CONTINUE TO BOUNCE THESE IDEAS OFF OF YOU, BUT ALSO KNOWING THAT WHEN WE ARE CHALLENGED WITH SOMETHING THAT THERE IS THIS LEVEL OF THOUGHT THAT GOES INTO EACH OF THOSE VOTES I THINK IS HUGE AND IF THERE IS A WAY THAT WE CAN CONVEY IT MORE PRONOUNCED WHEN WE HAVE SOME OF THESE VOTES I THINK YOU WOULD PROBABLY ADD A LITTLE BIT MORE CONTEXT.

I KNOW THAT WE SHOULD BE WATCHING ALL OF THE MEETINGS THAT GO ALONG WITH THIS, BUT I DO THINK THAT YOU EVEN HAVING THAT FOR THE PEOPLE AT HOME TO GET TO TUNE IN ALL OF THE MEETINGS AFTER THAT AND HAVING SOME OF OUR EXPERTS TOM AND CONTINUE TO BRING THAT LEVEL OF EXPERTISE IS ALWAYS WELCOME AND I SAY THANK YOU FOR DOING IT EVEN WHEN WE DO VOTE NO BECAUSE WE DO NOT ALWAYS VOTE YES AND WE DON'T ALWAYS AGREE ON EVERYTHING, BUT I DO BELIEVE THAT THIS COMMISSION DOES AN AMAZING JOB OF KEEPING US ON THE RIGHT PATH.

SO, THANK YOU.

>>PRESIDENT SCAMAN: PLEASE, YES.

I DID NOT MEAN TO CUT YOU OFF EARLIER.

>>SPEAKER: THAT IS ALL RIGHT, THANK YOU, THANK YOU ALL FOR YOUR TIME THIS EVENING.

I THINK WHAT I WANT TO MAKE CLEAR IS THAT FROM MY PERSPECTIVE, WE ARE NOT HERE TO TELL YOU THAT HISTORIC PRESERVATION IS UNTOUCHABLE OR INFALLIBLE. WHAT WE WOULD LIKE TO COMMUNICATE AND WHAT I WOULD LIKE TO COMMUNICATE TO YOU THIS EVENING IS THAT IT HAS BENEFITS THAT ARE ABOVE AND BEYOND AESTHETICS AND THAT IT IS NOT MERELY AN IMPEDIMENT TO THE OTHER GOALS OF THE VILLAGE AND I RECOGNIZE THAT THE VILLAGE BOARD BALANCES MULTIPLE GOALS AND THAT THIS IS JUST ONE OF THEM.

I WOULD HOPE THAT COMING OUT OF THIS CONVERSATION IS AN OPPORTUNITY TO WEIGH HISTORIC PRESERVATION ON EQUAL FOOTING WITH SOME OF THESE OTHER CONSIDERATIONS.

NOT TO SAY THAT WE CAN NEVER CHANGE ANYTHING ABOUT HISTORIC PRESERVATION AND THAT WE SHOULD NEVER EXAMINE THE ORIGINS OF WHERE OUR POLICIES COME FROM OR THE IMPACT, THAT IS NOT THE POINT.

THE POINT AGAIN IS JUST TO SAY THAT WE BELIEVE AND I THINK CAN AND SHOULD KNOW THAT THERE ARE MEASURABLE BENEFITS AND MEANING BOTH TANGIBLE AND INTANGIBLE FOR THE PEOPLE THAT LIVE HERE AND THAT THAT IS NOT NOTHING.

IT IS NOT JUST ABOUT THE WINDOWS.

IT IS NOT JUST ABOUT THE SIDING.

IT REALLY HAS MUCH BIGGER IMPLICATIONS AND THAT IS WHAT I WANT TO LEAD YOU ALL WITH THAT THESE ARE IMPLICATIONS TO BE AWARE OF AND I HOPE THAT THERE WILL BE OPPORTUNITIES FOR OUR EXPERTISE AS WELL AS THE EXPERTISE OF DOZENS OF OTHER INTERESTED PRESERVATION PROFESSIONALS WHO ARE YOUR CONSTITUENTS TO BE A PART OF THE CONVERSATIONS THAT HELP MOVE OAK PARK FORWARD AND NOT TO BE LEFT OUT OF THOSE CONVERSATIONS BECAUSE OF THE PERCEPTION THAT HISTORIC PRESERVATION IS JUST THE NO PEOPLE AND I THINK THAT WE COULD BE THE YES PEOPLE AND IT REALLY JUST TAKES A LOT TO BE AT THE TABLE TO GET TO THE YES.

THANK YOU FOR THE OPPORTUNITY TO RESPOND.

>>PRESIDENT SCAMAN: THANK YOU.

>>TRUSTEE STRAW: I APPRECIATE THIS AS A VERY USEFUL STARTING POINT FOR THIS CONVERSATION AROUND HISTORIC PRESERVATION.

AND I DO LIKE THE NATIONAL PARK SERVICE QUOTE OF HISTORIC PRESERVATION IS A CONVERSATION WITH OUR PAST ABOUT OUR FUTURE.

BECAUSE, I THINK THAT THERE IS A LOT OF VALUE IN HISTORIC PRESERVATION, BOTH FOR A HISTORICAL REASON AND FOR ECONOMIC REASONS, WHETHER THEY BE TOURIST OR OTHERWISE.

I DO THINK THAT WE ALSO NEED TO - WE NEED TO CONTINUE TO BE IN CONVERSATION ABOUT SORT OF WHERE ALL OF THESE, WHERE ALL OF THESE POLICY IDEAS THAT WE HAVE ARE RUNNING INTO EACH OTHER AND HOW WE BALANCE THEM.

I THOUGHT THAT PART OF WHAT OPTICO WAS EVALUATING INCLUDED SOME OF THE HISTORIC DISTRICTS AND HOW THAT IMPACTED MISSING MIDDLE AND SO WHEN YOU

SAID THAT IT DOES NOT, I DO HOPE THAT WE GET SOME DISCUSSION OF THAT WHEN WE EVENTUALLY GET A POLICY RECOMMENDATION THERE.

BECAUSE, THIS IS ONE OF THE THINGS WHERE THE MISSING MIDDLE WORK THAT WE'RE DOING CAN PARTICULARLY WHEN WE ARE TALKING ABOUT CONTRIBUTING STRUCTURES AS OPPOSED TO THE STRUCTURES THAT HAVE SPECIFICALLY BEEN IDENTIFIED LIKE IF SOMEBODY WANTED TO CONVERT A CONTRIBUTING STRUCTURE TO A DUPLEX AND NOW THERE ARE TWO FRONT DOORS INSTEAD OF ONE FRONT DOOR LIKE HOW IS THAT GOING TO GO THROUGH OUR HISTORIC PRESERVATION PROCESS?

AND I THINK THAT ONE OF THE THINGS THAT WE TALKED ABOUT AT THIS TABLE BEFORE IS WHAT ARE THE COSTS OF THE HISTORIC PRESERVATION PROCESS? IF YOU ARE A HOMEOWNER IN A CONTRIBUTING STRUCTURE, WHAT ARE THE ADDITIONAL LAYERS?

AND WHEN I'M TALKING ABOUT COSTS I AM NOT NECESSARILY TALKING ABOUT DOLLAR COSTS, BUT ALSO THE TIME AND HOW MUCH ADDITIONAL TIME IS THERE IF WE ARE TALKING ABOUT JUST REPLACING WINDOWS VS. A SLIGHTLY LARGER PROJECT THAT MIGHT HAVE SOME MINOR EXTERIOR CHANGES THAT WOULD BE VISIBLE FROM THE STREET?

BECAUSE, THAT IS ONE OF THE OTHER THINGS THAT WE HEAR FROM RESIDENTS THAT YOU KNOW THEY HAD A PROJECT THAT THEY WANTED TO DO AND NOW THEY ARE SIX MONTHS DOWN THE ROAD AND SOMETHING THAT THEY THOUGHT WOULD BE A FAIRLY SIMPLE PROJECT IS BECOMING A MUCH MORE COMPLICATED PROJECT. AND SO I THINK THAT EVERYONE WANTS TO BE ABLE TO FIND A PLACE WHERE WE HAVE THE WALKING TOURS AND WE HAVE NEIGHBORHOODS THAT FEEL LIKE EVERYTHING MAKES SENSE IN CONTEXT AND NOBODY IS PROPOSING THAT WE ARE GOING TO BE TEARING DOWN BLOCKS AND BLOCKS OF HOUSES AND PUTTING UP LARGE OUT OF CONTEXT BUILDINGS.

AND I THINK THAT ONE OF THE THINGS THAT IS STRIKING TO ME - LIVING JUST NORTH OF THE FRANK LLOYD WRIGHT DISTRICT AND WALKING A LOT AROUND THE COMMUNITY IS WHEN I CROSS DIVISION STREET, THE CONTEXT OF THE NEIGHBORHOOD DOES NOT CHANGE.

I DO NOT CROSS DIVISION STREET AND GO FROM OH, I AM IN NEW OAK PARK WHETHER HIS LOSS OF THIS -- WHERE THERE IS THIS NEW BUILDING HAPPENING AND THEN STEP INTO OLD OAK PARK AND I DON'T THINK THAT WE WILL SEE TERRIBLE OUTCOMES IF WE WERE TO SLIGHTLY REVISE HOW WE DEAL WITH CONTRIBUTING STRUCTURES.

LIKE I THINK THAT WE NEED TO - WE NEED TO BE REVISITING AND JUST MAKING SURE THAT WE ARE BALANCING THE COSTS ON RESIDENTS AGAINST WHAT WE ARE ACTUALLY TRYING TO RETRIEVE, BECAUSE I THINK THAT BOTH OF THOSE THINGS ARE ACHIEVABLE AND IT DOES NOT HAVE TO BE SOMETHING WHERE WE ARE PUTTING HAS BECAUSE SOMEBODY WANTS TO DO A SLIGHT CHANGE TO A ROOFLINE THAT IS BARELY VISIBLE FROM THE STREET OR SOMETHING WHEN IT IS IN A CONTRIBUTING STRUCTURE THAT IS BLOCKS AWAY FROM ANY OF THE DESIGNATED STRUCTURES.

I MEAN I THINK THAT THERE IS MORE CONVERSATION TO BE HAD HERE WHERE WE CAN GET TO YES.

WE CAN GET TO - WE CAN MAKE SURE THAT THIS IS NOT SOMETHING THAT IS SLOWING DOWN THE ABILITY OF PEOPLE TO LIVE IN THEIR HOMES THE WAY THEY WANT TO LIVE IN THEIR HOMES.

>>PRESIDENT SCAMAN: OKAY.
CORY?

>>TRUSTEE WESLEY: FIRST - I WILL LEAN A LITTLE FORWARD INTO THE MICROPHONE HERE.

FIRST I JUST WANT TO SAY THANK YOU AS WELL FOR THE PRESENTATION AND FOR THOSE WHO HAVE SERVED OUR VILLAGE, MR. SOKOL, YOU ARE INSPIRATION BECAUSE I HAVE BEEN ON NUMEROUS BOARDS ALL AT THE SAME TIME AND YES, I AM IMPRESSED.

SO, WELL DONE AND I REALLY APPRECIATE THE SERVICE.

I KNOW A LOT OF FOLKS BELIEVE THAT I HATE HISTORIC PRESERVATION AND I DON'T, I JUST HATE OUR SYSTEM OF HISTORIC PRESERVATION.

THERE IS A DIFFERENCE.

I LIKE OLD BUILDINGS AND I LIKE WHEN WE MAINTAIN THEM AND THE ARCHITECTURE. I LIKE THE FACT THAT WE HAVE THESE THINGS AND I DO THINK THAT THEY DRIVE A TON OF TOURISM, SPECIFICALLY TO THE FRANK LLOYD WRIGHT DISTRICT AND SPECIFICALLY TO THE GUNDERSON DISTRICT.

THE RICHLAND DISTRICT I CAN DO WITHOUT.

AND I WILL NOT BELABOR THE POINT BECAUSE IT IS LATE, BUT I'LL JUST READ WHY. SPANNING THE DECADES AND THIS IS FROM SORRY, THIS IS DECEMBER 8, 1983 FROM THE NATIONAL REGISTER NOMINATION RICHLAND OAK PARK.

SPANNING THE DECADES FROM 1980S TO THE 1920S, THE DISTRICTS RESIDENTIAL ARCHITECTURE EMBODIES A MYRIAD OF BUILDING STYLES AND TYPES.

THE MAJOR REORIENTATION OF DOMESTIC ARCHITECTURE EMBODIED IN THE DISTRICT FROM 19TH CENTURY ECLECTICISM TO 20TH CENTURY MODERNISM WAS ACCOMPANIED BY A GROWING USE OF STUCCO IN THE PLACE OF WOOD AND HOUSE EXTERIORS.

WE BUILT THE HISTORIC DISTRICT FOR STUCCO, APPARENTLY.

THE SPACIOUS CHARACTER OF THE SINGLE-FAMILY HOUSE LINES ENHANCED BY WIDE PARKWAY LINES BETWEEN THE STREET AND THE SIDEWALK, YES, I GOT THOSE OUTSIDE MY HOUSE.

THE STREETS ARE LAID OUT IN A GRID PATTERN AND SO IS ALL OF CHICAGO.

THE DISTRICT SINGLE-FAMILY RESIDENCE AREAS ARE BOUNDED BY STRAIGHT LINES WOULD BREAK APART OUR BUILDINGS AND SO IS MOST OF CHICAGO.

THERE IS NOTHING UNIQUE ABOUT THE RICHLAND OAK PARK HISTORIC DISTRICT, IT EXISTS AS A TOOL FOR MANAGED INTEGRATION TO PREVENT BLACK FOLKS FROM MOVING FURTHER INTO THE VILLAGE.

IT IS A ROADBLOCK FROM EAST TO WEST.

AND IT IS A ROADBLOCK FROM NORTH TO SOUTH.

THE ONLY REASON THE HISTORIC DISTRICT WOULD EXIST FOR STUCCO IS FOR THAT REASON, BECAUSE AGAIN, 1983 CENSUS IN 19 - AND LET ME GO BACK A SECOND. THE CENSUS IN 1970 TELLS US THAT THERE WERE 132 BLACK PEOPLE AND OAK PARK.

THE CENSUS IN 1980 WHICH WOULD HAVE BEEN DELIVERED BETWEEN THE YEARS OF 1981 AND 1982 TELLS US THAT WE HAD 5942 BLACK PEOPLE IN OAK PARK.

THAT IS AN INCREASE OF SOMEWHERE WELL ABOVE 10,000%.

IF YOU ARE A 1980S PERSON AND YOU ARE TRYING TO MANAGE INTEGRATION BECAUSE THAT WAS OUR POLICY, THE POLICY WAS NOT INTEGRATION, THE POLICY WAS MANAGING INTEGRATION AND THIS IS NOT A CRITIQUE.

THE TIMES CALL FOR WITH THE TIMES CALL FOR.

1980S WAS STILL A RELATIVELY RACIST TIME IN AMERICA JUST LIKE NOW, BUT RELATIVELY MORE RACIST THEN NOW AND WHEN YOU THINK ABOUT THE MOTIVATION OF ANDY THINK ABOUT THE MINDSET OF FOLKS WHO HAVE SEEN A POPULATION OF FOLKS WHO WERE NOT THE MOST DESIRED GOAL FROM LESS THAN 200 TO WELL OVER 4000, THINK ABOUT THE CONVERSATIONS AND THE THOUGHT PROCESS THAT MAY SHOW UP AND WHAT THEY MAY THINK ABOUT AND HOW THEY MAY WANT TO MANAGE THAT INTEGRATION TO ENSURE THE SUCCESS OF THE SYSTEM.

SO - THAT IS MY PERSPECTIVE ON THE RIDGELAND OAK PARK HISTORIC DISTRICT. LOTS OF PEOPLE AGREE WITH ME ON THAT.

I WILL LEAVE OFF SOME OF THE STUFF THAT I HAVE GOT HERE.

BUT, WHAT I WILL SAY IS THAT A LOT OF THE PROGRAMS THAT WERE CITED IN SOME OF THE TACO WAS GIVEN TODAY WERE PROGRAMS THAT WERE CREATED IN AN ERA OF RACISM.

THE GOVERNMENT GAVE GRANTS TO CREATE SUBURBS.

THEY GAVE GRANTS TO WHITE PEOPLE TO CREATE SUBURBS.

THEY DID NOT GIVE THOSE GRANTS TO BLACK PEOPLE.

THEY SPECIFICALLY PROHIBITED BLACK GIS FROM GETTING HOMEOWNERS TO MOVE TO THE SUBURBS AND WHAT THEY DID WAS ALLOW WHITE PEOPLE TO SELL THEIR HOMES IN THE CITY AND GAVE THEM A HOME ESSENTIALLY IN THE SUBURBS FOR A SONG TO ENABLE THAT MIGRATION.

SO, WHEN I HEAR THE GOVERNMENT HAS THIS PROGRAM OR THE GOVERNMENT HAD THAT PROGRAM, YES, THEY DID BECAUSE THE GOVERNMENT IN 1964 WAS RACIST.

THERE IS ANOTHER THING IN THE PRESENTATION THAT I WANT TO BRING UP AND LIKE I SAID I'M NOT GOING TO GO THROUGH ALL OF THIS - FOR ME IT IS NOT THE ACT OF PRESERVATION.

IT IS THE SYSTEM OF PRESERVATION THAT HAS BEEN SPRUNG UP TO MAINTAIN SEGREGATION.

IT WAS CREATED AND ENABLED TO DO THAT AND THAT IS WHAT HE WAS HERE FOR.

BUT, IN THE PRESENTATION THAT WAS PRESENTED ON PAGE - IT WAS REALLY EARLY AND I'LL GO BACK TO IT - AND I AM SORRY THIS ANNOYED THE HECK OUT OF ME AND I WILL TALK ABOUT IT.

PAGE 5, PRESERVATION CAN BE INCLUSIVE.

WHEN I AM LIVING IN A VILLAGE THAT IS ABOUT 40% CONTAINED IN HISTORIC PRESERVATION DISTRICT AND I SEE A MURAL AND A PLAQUE AS CALLOUTS TO PRESERVATION AND HOW IT CAN BE INCLUSIVE, I JUST FIND THAT LAUGHABLE AND INSULTING.

I GREW UP IN NORTH LAWNSDALE, WEST SIDE OF CHICAGO.

I GREW UP TWO BLOCKS FROM THE APARTMENT THAT DOCTOR KING STATED WHEN HE CAME IN CHICAGO AND FOUGHT FOR TENANT RIGHTS.

THAT BUILDING WAS KNOCKED DOWN BY ONE OF THE DAILIES AND ACTUALLY I THINK IT WAS DAILY SENIOR AS QUICK AS HE COULD.

THERE WAS NO PRESERVATION EFFORT TO SAY HEY, THIS IS HISTORIC.

IT WAS KNOCKED DOWN IN THE 80S.

YEAH, EVERYBODY KNEW WHO DOCTOR KING WAS BY THEN.

EVERYONE UNDERSTOOD THE LEGACY AND THEY KNOCKED IT OVER ANYWAY.

A PLAQUE AND A MURAL IS NOT HISTORIC PRESERVATION.

WHAT WE DO HERE IN OAK PARK IS HISTORIC PRESERVATION.

ENTIRE NEIGHBORHOODS UNDERCLASS TO MAINTAIN HISTORY THAT IS NOT EVERYONE'S HISTORY.

SO, WHEN I HEAR PRESERVATION CAN BE INCLUSIVE, SURELY CAN'T, HAS IT BEEN? IT HAS NOT.

THAT IS IT.

>>SPEAKER: I WOULD BE HAPPY TO PROVIDE YOU THE LIST OF BUILDING EXAMPLES IF YOU PREFER.

>>TRUSTEE WESLEY: I REALLY WISH YOU HAD INCLUDED THEM IN THIS PRESENTATION.

>>SPEAKER: MAY I RESPOND TO THAT REALLY QUICK?

SO, IT IS TRUE THAT PRESERVATION HAS NOT BEEN THE MOST INCLUSIVE YOU KNOW I AM SURE SOME PEOPLE KNOW - AND YES, THE NATIONAL TRUST HAS CREATED PROGRAMS TO DEAL WITH THAT DISPARITY IN THE EXAMPLE THAT WAS GIVEN BY CORY WESLEY JUST OUT ABOUT DOCTOR KING TO ME THAT IS AN ARGUMENT FOR PRESERVATION, NOT AGAINST IT.

AND ALSO I DO UNDERSTAND THAT A LOT OF THINGS THAT THIS COUNTRY IS BASED OFF OF OF COURSE ARE RACIST BECAUSE WE LIVE IN A RACIST COUNTRY AND A COUNTRY THAT HAS BEEN RACIST HISTORICALLY.

BUT, LIKE KENDRA SAID BEFORE AND I THINK ALSO THE SHAPE OAK PARK PEOPLE, THIS IS SOMETHING THAT WE WANT TO SEE AS LIKE A LIVING CONVERSATION THAT CONSTANTLY CHANGES AND WHERE WE ARE REALLY BRINGING EVERYTHING LIKE THE HISTORY, THE PRESENT, TO REALLY MAKE AGAIN A COLLABORATIVE EFFORT TO TRY TO DEAL WITH THOSE HISTORIC WRONGS.

YOU KNOW I DON'T THINK THAT ME AS A PERSON OF COLOR WOULD BE REPRESENTING SOMETHING THAT WOULD BE AGAINST ME.

AND I REALLY RESENT THE IDEA THAT I WOULD BE A PART OF SOMETHING LIKE THAT.

BUT, I DO UNDERSTAND THAT THE HISTORY OF CERTAIN THINGS A LOT OF TIMES DOES TO A LOT OF PEOPLE TAKE PRECEDENCE OVER WHAT IT CAN LOOK LIKE IN THE FUTURE.

ALSO, I ALSO WANT TO POINT OUT THAT THE RIDGELAND DISTRICT IS ONE OF IF NOT THE MOST DIVERSE -

>>SPEAKER: IT IS THE MOST RACIALLY DIVERSE.

>>SPEAKER: AND ECONOMICALLY - OF OAK PARK.

THE OAK PARK YOU KNOW WITH THE LITERATURE THAT WE HAVE NOW, IT IS MORE SO ON THE HOUSING TYPES WHICH ALSO VERY MUCH INCLUDES A LOT OF MULTIFAMILY UNITS.

>>SPEAKER: THE SAME TYPE OF UNITS THAT WE HAVE BEEN TALKING TO THIS EVENING ABOUT REPLICATING EXIST IN OUR HISTORIC DISTRICT AND THEY CONTINUE TO EXIST IN THAT DISTRICT BECAUSE IT IS A HISTORIC DISTRICT.

>>TRUSTEE WESLEY: THAT IS INCORRECT, THEY DO NOT CONTINUE TO EXIST BECAUSE THEY ARE IN HISTORIC DISTRICT BECAUSE WE HAVE MANY MULTIFAMILY UNITS IN OAK PARK AND THEY ARE NOT ALL INSIDE OF A HISTORIC DISTRICT. YES AND HISTORIC PRESERVATION DOES NOT EXIST TO PRESERVE MULTI FAMILY UNITS.

>>SPEAKER: IT IS OKAY - IT IS OKAY.

WHEN I FIRST MOVED TO OAK PARK I JOINED THE OAK PARK ECONOMIC WHAT IS IT - THE YES - NOT THE OPDC, THE ORGANIZATION THAT HELPS FIND AFFORDABLE HOUSING.

>>TRUSTEE WESLEY: REGIONAL HOUSING CENTER.

>>SPEAKER: REGIONAL HOUSING CENTER.

>>PRESIDENT SCAMAN: WELL - THERE IS CONFUSION AROUND THE COMEDY OAK PARK REGIONAL HOUSING CENTER DOES NOT ACTUALLY HAVE FUNDING FOR HELPING MAKE SOMETHING MORE AFFORDABLE.

>>SPEAKER: I DID NOT MEAN TO SAY THAT.

IT WAS ABOUT FINDING THE THINGS WITHIN THE BUDGET THAT IT HAD IN ALLOWING ME TO KNOW WHAT THOSE PROPERTIES WERE.

THE FIRST APARTMENT I LIVED IN WAS SEVEN VAN BUREN WHICH WAS DEMOLISHED TO BUILD THE LUXURY APARTMENT BUILDING THAT EXIST THERE NOW.

AND I WATCHED AS A LOT OF MY LOWER MIDDLE CLASS WORKING CLASS NEIGHBORS WERE KICKED OUT OF THE BUILDING SPECIFICALLY TO BUILD THAT.

AND SO THE IDEA THAT PRESERVATION IN AND OF ITSELF IS IN THE WAY OF AFFORDABILITY IS NOT SOMETHING THAT I COULD CLAIM, BECAUSE I HAVE NOT SEEN THAT.

AND MY OWN PERSONAL EXPERIENCE HAS NOT BEEN THERE.

>>TRUSTEE WESLEY: I APPRECIATE YOUR EXPERIENCE AND I DO NOT WANT TO DISCOUNT IT, BUT I HAVE SEEN AND I HAVE DONE A LOT OF EXTENSIVE RESEARCH ON THIS.

AND WHAT I WILL SAY 27 VAN BUREN AND I'M SORRY THAT BUILDING THAT WAS KNOCKDOWN - THE NEW BUILDING IS NOT LUXURY, IT IS MIXED INCOME AND IT IS ONE OF THE FEW MIXED-INCOME BUILDINGS IN OAK PARK WE ARE BOTH

AFFORDABLE AND MARKET RATE AND ALSO THE ONLY NET ZERO BUILDING IN THIS REGION.

AND SO IT IS A BUILDING THAT EMBODIES ALL OF OAK PARK 'S VALUES.

I DO NOT WANT THIS TO BE AN ARGUMENT AND I WILL NOT MAKE IT, BECAUSE HONESTLY I AM ON THE BOARD AND SO I DON'T HAVE TO.

BUT, WHAT I WILL SAY IS THAT THE THINGS THAT ARE SET ARE ABSOLUTELY TRUE AND THINGS AS I SAID - INTRINSIC TO THE SYSTEM OF HISTORIC PRESERVATION THAT WE HAVE BUILT, NOT TO THE ACTIVE PRESERVATION.

IF I LOOK AT THE RIDGELAND DISTRICT I CAN COUNT EACH ONE OF THE LANDMARK AND I CANNOT DO THAT AT A GLANCE AT THE FRANK LLOYD WRIGHT DISTRICT.

WHEN I LOOK AT THE GUNDERSON DISTRICT IT IS VERY MUCH RIGHT SIZED AND VERY MUCH CENTERED ON THE ACTUAL ARCHITECT, THE BUILDER.

LIKE THOSE THINGS MAKE OBVIOUS SENSE WHEN YOU LOOK AT THEM.

THE RIDGELAND ONE ONLY MAKES SENSE WHEN YOU LOOK AT IT THROUGH THE LENS OF TIME.

THE CENSUS WAS DELIVERED WHEN IT WAS DELIVERED AND THINGS HAPPEN WHEN THEY HAPPEN.

1983, RIDGELAND DISTRICT, 1984, HISTORIC ASSESSMENT FREES LAW, EIGHT YEARS FREEZING ASSESSMENT AND WHAT THEY DID, IT TOOK AWAY THE IMPETUS FOR FOLKS TO CELL.

AND WHO OWNED ALL OF THE BUILDINGS?

WHITE PEOPLE, YOU HAVE EIGHT YEARS AND YOU DON'T HAVE THE IMPETUS TO SELL BECAUSE YOU JUST GOT A STAY CREDIT ON AND ON AND ON AND I COULD GO DOWN, BUT IT IS GOING TO BE MIDNIGHT SO I AM DONE.

THANK YOU, PRESIDENT SCAMAN.

>>PRESIDENT SCAMAN: OF COURSE.

>>TRUSTEE LEVING-JACOBSON: I'M REALLY GRATEFUL FOR THE PRESENTATION AND IT WAS REALLY INTERESTING AND I THINK THAT I WILL HAVE TO GO BACK AND RE-WATCH BECAUSE THERE WAS SO MUCH INFORMATION.

I AM THINKING ABOUT LIKE THE RAIN AND THE BASEMENT OF MY 100-YEAR-OLD FOURSQUARE AND SO I APOLOGIZE.

AND I GUESS FROM WHERE I AM SITTING IN MY RELATIONSHIP TO THIS BOARD I BELIEVE THE ONLY DECISION THAT HAS COME BEFORE US SINCE I HAVE BEEN HERE RELATED TO A DECISION THAT CAME FROM THE HISTORIC PRESERVATION COMMISSION WAS RELATED TO HEIGHT, SPECIFICALLY.

AND SO THIS LIKE TENSION THAT IS FELT BETWEEN WHAT WE ARE DOING HERE AND YOU KNOW THE DISAGREEMENT BETWEEN A COMMISSION THAT WE ALL YOU KNOW ARE GRATEFUL FOR YOUR WORK AND YOUR EXPERTISE AND THE COMMISSIONERS AND NON-COMMISSIONERS ALIKE - SO, I GUESS I WOULD LIKE TO PUT A PIN IN THAT PIECE OF IT, BECAUSE FROM WHERE I SAT AND WHERE I JUDGE TO MAKE MY VOTE, IT WAS VERY MUCH FOCUSED ON HEIGHT AND THAT WAS THE DISAGREEMENT IN YOUR ASSESSMENT AND MY VOTE, SPEAKING FOR MYSELF.

AND WE DID NOT TALK ABOUT HIGH AT ALL IN THE CONTENT OF THE PRESENTATION.

THE CONVERSATION I THINK IT IS TOO LATE TO GET INTO IT NOW, BUT I THINK THAT IS VALUABLE, BECAUSE IN THAT PARTICULAR PROJECT FROM WHERE I SIT AND WHAT I HEARD AMONG COLLEAGUES, THAT WAS THE DISAGREEMENT.

AND SO I REALLY HOPE THAT AS WE ARE TALKING ABOUT A RELATIONSHIP BETWEEN COMMISSION, BOARD AND OUR SHARED VISION AND VALUES THAT WE CAN TALK THROUGH THE SPECIFICITIES RATHER THAN GET TIED UP IN JUST THE FACT THAT WE DISAGREE.

BECAUSE, YOU IT HAPPENS VERY RARELY JUST LIKE THERE'S RAIN COMING ONTO US AND SO YES, PUT A PIN IN THE QUESTION OF HEIGHT AND THAT WAS SPECIFIC TO CIMARRON BOTH ON THAT PARTICULAR DISAGREEMENT.

AND THANK YOU AGAIN, IT IS SUPER LAY AND I APPRECIATE YOUR BEING HERE.

>>TRUSTEE ENYIA: MINE WAS AFFORDABLE UNITS.

>>PRESIDENT SCAMAN: OKAY, VERY GOOD.

WHERE TO START?

AND BE BRIEF.

OKAY, SO I DID HEAR FROM MY COLLEAGUES THAT THERE IS INTEREST IN UNDERSTANDING COST AND MAINTAINING HISTORIC HOMES.

CONTRIBUTING STRUCTURES, WHAT THAT MEANS, HOW THAT AND WHAT THAT MEANS FOR DISTRICT AND THE SIZE OF DISTRICTS.

WORKING TOGETHER TO GET TO YES WHICH I DO BELIEVE WE ARE ALIGNED AND I DO BELIEVE THAT IT WAS ON THE SAME NIGHT AS OUR ZONING AND HOUSING DISCUSSION SO THAT THERE IS SOME YOU KNOW SHARED UNDERSTANDING OF WHERE THERE IS BOTH TENSION AND OPPORTUNITY WITH HISTORIC PRESERVATION AND OUR OTHER BOARD GOALS.

I HAVE MENTIONED SYSTEMS OF OPPRESSION WHICH WE HAVE HEARD FROM TRUSTEE WESLEY THAT JUST PLAIN AND SIMPLY EXIST IN OUR NATION BECAUSE OF WHAT WE HAVE YET TO ATONE FOR IN THE UNITED STATES.

AND SO THERE IS THE RELEVANCY GUIDEBOOK THAT I HAVE MENTIONED MULTIPLE TIMES AND AT THIS POINT FOLLOWING THIS CONVERSATION I AM THAT MUCH MORE CONVINCED THAT IT WOULD BE THE RELEVANCY GUIDEBOOK AND I'LL NOT FIND YOUR NAME FAST ENOUGH, BUT THROUGH - I'M SORRY?

THANK YOU.

AND SHE PRESENTED AND I THINK THE PRESENTATION IS STILL ON VIDEO IN THE HISTORIC PRESERVATION COMMISSION WEBSITE, THE SPEAKER SERIES WHICH I THINK IF MEMORY SERVES THAT WAS ACTUALLY ALSO A RESPONSE TO A SERIES OF APPEALS THAT CAME TO THE VILLAGE BOARD TO HAVE THIS SPEAKER SERIES AS PART OF THIS EDUCATION.

BUT, THAT RELEVANCY GUIDEBOOK FROM THE LANDMARK ILLINOIS IS FOR ANY COMMUNITY, IT IS NOT LIKE GOING TO DICTATE WHAT THE RESULTS WOULD BE IF YOU GO THROUGH THE RECOMMENDATIONS OF THE RELEVANCY GUIDEBOOK.

BUT, IT IS TIMELY FOR THAT TO HAPPEN RIGHT NOW.

TO HAVE AND EXERCISE AROUND REVIEWING THAT, BECAUSE IT IS AT THE SAME TIME THAT WE ARE DOING OUR ZONING AND IT IS AT THE SAME TIME THAT WERE

GOING TO BE LOOKING AT THE IHO AND ADD INCENTIVE PROGRAMS TO MEET OUR GOALS.

AND SO WE CAN MARRY ALL OF THESE THINGS AND THEY CAN ALL COEXIST. AND - SO, THOSE ARE THE NOTES THAT I HAVE BESIDES FOR THE BENEFIT OF ANYBODY LISTENING INTIMATE I HAVE LEARNED THAT WHEN YOU FIRST GET INVOLVED AS A VOLUNTEER LEVEL THERE ARE ENTIRELY TOO MANY ORGANIZATIONS IN THE VILLAGE OF OAK PARK THAT HAVE THE WORD HOUSING AS PART OF THEM. AND THE HOUSING CENTER HAS NOT ALWAYS BENEFITED FROM THAT, BECAUSE THEIR MISSION AND THEIR CONTRACT AND PREVIOUS CONTRACT WITH THE VILLAGE OF OAK PARK THAT WE DO NOT HAVE RIGHT NOW IS STILL SHOWING THE GOAL OF INTEGRATION WHICH WAS ABOUT ADDRESSING INTEGRATION AND IT WAS ABOUT AFFIRMATIVE MOVES AND THE HOUSING CENTER DOES NOT HAVE ACCESS TO DOLLARS THAT CAN MAKE HELP FOR RENTAL ASSISTANCE AND OFTEN WE HAVE HAD RESIDENTS GOING TO THE HOUSING CENTER LOOKING FOR AN AFFORDABLE UNIT AND THEY COULD NOT NECESSARILY PROVIDE THAT AND THEN WALK AWAY UPSET. NOW, THAT IS NOT REALLY WHAT THE CONTRACT WAS AND THAT IS REALLY THE HOUSING AUTHORITY AND THE RESIDENT CORPORATION BUT, AGAIN I APPRECIATE YOUR VOLUNTEERISM AND I JUST TOOK THIS OPPORTUNITY TO SHARE THAT, BECAUSE I DID NOT WANT TO GO UNSAID FOR ANYONE WHO IS STILL SCRATCHING HER HEAD ON IT.

SO, THAT IS MY RECOMMENDATION THAT WE TAKE A LOOK AT THAT RELEVANCY GUIDEBOOK AND THAT WE CONTINUE THE DIALOGUE.

SOME OF THE OTHER PROJECTS THAT THE BOARD VOTED AGAINST THE HISTORIC PRESERVATION COMMISSION FOR ME WERE VERY HARD VOTES AND THEY WERE REALLY RELEVANT TO TONIGHT'S EDUCATION.

ONE WAS - THERE WAS - THE DEFINITION OF WHAT DEMOLISHING A ROOF WAS AND THERE WAS GOING TO BE A BEAUTIFUL SLATE TILE ROOF THAT A DORMER WAS GOING TO BE REMOVED, BUT 50% WHICH IS WITHIN THE CODE AND THE HISTORIC PRESERVATION TAKES AWAY THAT DORMER NO MATTER WHAT WE SAY OR OPPOSE AND THEY WANTED TO GO TO LIKE 60% SO THAT THEY COULD HAVE A LITTLE BIT MORE SPACE ON THEIR THIRD FLOOR.

THEY ENDED UP SELLING THAT HOME.

AND NOT DOING IT.

BUT, I ENDED UP VOTING FOR IT, BECAUSE THE DORMER WAS GONE NO MATTER HOW I VOTED.

AND THE EXTRA 10% DID NOT SOLVE THE PROBLEM.

ANOTHER ONE WAS A PORCH THAT WAS A CONTRIBUTING FACTOR TO FRANK LLOYD WRIGHT, NOT A FRANK LLOYD WRIGHT PORCH, BUT A PORCH THAT WAS AN EXAMPLE OF PEOPLE WERE OF ARCHITECTS - THERE IS PROBABLY BETTER TERMS THAN THAT, INSPIRED BY, I'LL GO WITH INSPIRED BY FRANK LLOYD WRIGHT AND ADDED THAT.

BUT, THE THING IS WHEN WE RUN FOR OFFICE LIKE THIS WE KNOW THAT WE HAVE TO TAKE THE TIME TO BE CONSTANT LEARNERS.

AND THAT IS WHAT OUR EFFORT HERE IS TONIGHT TO DO.

TO BE CONSTANT LEARNERS AND WE THEN AS WE PURSUE THE BOARD GOALS THAT WE HAVE, TO BE AS INFORMED ON THEM AS POSSIBLE.

AND IT DOES NOT REQUIRE AGREEMENT.

AND THEN THE ACTIONS THAT COME FORWARD IS BASED ON THE MAJORITY OF THE BOARD VOTE OR THE BOARD REPRESENTATION.

AND SOMETIMES THAT IS NOT GOING TO MAKE EVERYBODY HAPPY, EITHER.

AND I THINK OAK PARK HAS DONE A PRETTY GOOD JOB SO FAR.

NOT PERFECT, BUT AGAIN NOT TO REPEAT MYSELF, BUT TO RECOGNIZE THAT WE ARE THE FIFTH MOST DENSE COMMUNITY FOR MILEAGE IN THE STATE AND 29TH IN THE NATION AND WE ARE STILL ON PAPER ONE OF THE MOST DIVERSE COMMUNITIES IN THE NATION AND WE HAVE MAINTAINED YOU KNOW ARCHITECTURE SO THAT WE ARE A DESTINATION LOCATION TO LIVE, WORK, PLAY AND FOR TOURISM.

WE ARE NOT DOING THAT BAD.

BUT, AS I ALSO SAID BEFORE WE KNOW THAT WE ARE AT A CROSSROADS AND WE ARE JUST DOING WHAT WE HAVE TO DO TO MAINTAIN THAT, BECAUSE WE DO WANT TO GROW AND INCREASE OUR DENSITY, WE HAVE TO HAVE THESE DIFFICULT CONVERSATIONS AND WE HAVE TO CONTINUE TO BE A LEARNING BODY.

SO, THANK YOU.

AND WE DO HAVE ONE MORE THING ON THE AGENDA - IF IT IS AT ALL POSSIBLE FOR US TO JUST VOTE ON IT - YOU HAVE NO ISSUES?

IF NO ONE HAS NO ISSUES - (LAUGHTER) SOMEBODY LOSE SOME GLASSES?

OKAY, IF NOBODY PICKS THEM UP - IF YOU DON'T MIND JUST LEAVING THEM ON THE COUNTER BEHIND YOU, THAT WOULD BE GREAT, THANK YOU.

ADD A RESOLUTION APPROVING THE GRANT IN LIEU OF THE CBD FUNDS WITH EXECUTION, PLEASE?

>>SPEAKER: MOVE.

>>SPEAKER: SECOND.

>>PRESIDENT SCAMAN: JOHN, YOU SAT HERE ALL NIGHT?

>>SPEAKER: THERE WAS A MOTION AND SECOND, BUT I THINK IT BE WORTHWHILE FOR STAFF -

>>PRESIDENT SCAMAN: VILLAGE MANAGER JACKSON, OVERJOYED TO DO A BRIEF - AND THEN WE CAN GO AHEAD AND VOTE -

>>SPEAKER: THE VILLAGE ANNUALLY USES THIS PUBLIC-SERVICE ALLOCATION WITH THE C BDG WITH THE GRANT AGREEMENT OUT OF THE NINE THAT WE AWARDED FOR 25, THE CURRENT YEAR THAT WE ARE IN, THREE OF OUR ORGANIZATIONS TURNED DOWN THOSE DOLLARS WHEN PRESENTED WITH THE GRANT AGREEMENT THAT PUT US INTO EFFECT THAT HAS A DOWNSTREAM IMPACT ON THE ABILITY TO DELIVER THOSE SERVICES AND THEY WERE NOT AWARE WHEN THEY ORIGINALLY APPLIED TO US WHEN WE AWARDED THOSE FUNDS THAT THOSE REQUIREMENTS WOULD BE IN PLACE AND IN LIEU OF THAT WE ARE ASKING FOR THE 70,000 AND SLIGHTLY MORE DOLLARS FROM THE EXISTING FUND BALANCE IN ORDER TO PROVIDE FOR THAT FOR THE CURRENT YEAR.

WE ENVISION THIS FROM A STAFF PERSPECTIVE AS A ONE-TIME ALLOCATION, BECAUSE GRANTEEES SHOULD BE AWARE OF THIS GOING INTO THE NEXT YEAR THAT

THIS IS PART OF THE REASON WHY WE HAVE ALSO PURPOSELY DELAYED RELEASING OUR APPLICATION FOR PUBLIC SERVICES FOR PY 26 AND WE DO NOT ENVISION RELEASING THAT UNTIL SOMETIME IN APRIL GIVING US AS MUCH LEAD TIME AS POSSIBLE TO KNOW ABOUT ANY OTHER CHANGING REQUIREMENTS THAT WE WOULD WANT TO MAKE SURE GRANTEES ARE INFORMED OF BEFORE GOING DOWN THAT ROUTE.

>>PRESIDENT SCAMAN: THANK YOU.

>>TRUSTEE STRAW: I WANT TO SAY ONE QUICK THINGS ON THIS, BECAUSE THIS IS THE FEDERAL GOVERNMENT YOU KNOW OVERSTEPPING AND LOOKING TO PREVENT LOCAL ORGANIZATIONS FROM DELIVERING SERVICES TO OUR IMMIGRANT NEIGHBORS.

AND SO I WOULD ASK THAT AS WE ARE LOOKING AT OUR PROCESS FOR NEXT YEAR, I KNOW THAT WE HAVE BEEN VERY CREATIVE AT TIMES IN HOW WE USE CBDG FUNDS AND SOMETIMES USE CBDG FUNDS FOR PURPOSES SUCH AS CAPITAL PROJECTS IN LOW TO MODERATE INCOME AREAS OF THE DISTRICT - OF THE VILLAGE AND TO THE EXTENT THAT WE COULD USE CBDG FUNDS TO OFFSET SOME OF OUR CAPITAL COSTS IN THOSE AREAS AND THEN REALLOCATE GENERAL FUND DOLLARS TO SOME OF THESE SERVICE ORGANIZATIONS, DOLLARS ARE FUNGIBLE.

BUT, THE DELIVERY OF THESE NECESSARY SERVICES, THE SOMETIMES LIFESAVING SERVICES TO OUR MIGRANT NEIGHBORS, THAT IS NOT FUNGIBLE.

AND WE NEED TO BE THOUGHTFUL ABOUT HOW WE CAN USE CBDG FUNDS IN A WAY THAT IS NOT PUTTING PRESSURE ON LOCAL NOT-FOR-PROFIT ORGANIZATIONS TO LIMIT THEIR DELIVERY OF SERVICES TO OUR IMMIGRANT NEIGHBORS.

BECAUSE, WHAT THE FEDERAL GOVERNMENT IS DOING HERE IS UNCONSCIONABLE.

>>PRESIDENT SCAMAN: THANK YOU.

>>SPEAKER: WE SPECIFICALLY LOOKED INTO THAT FOR PY 25 BEFORE BRINGING THIS FORWARD, BUT WE ARE THINKING ABOUT THAT FOR 26.

>>PRESIDENT SCAMAN: THANK YOU FOR YOUR DUE DILIGENCE, ALWAYS AS WELL AS THE STATEMENT IDENTIFIES EXACTLY WHAT IS GOING ON HERE.

AND WE WILL GO STRAIGHT TO A VOTE.

I WILL ENCOURAGE RESIDENTS AS SOMETIMES MY COLLEAGUES TO, THE VALUE IN READING WHAT IT IS THAT OUR PARTNER AGENCIES TO AND ONE OF THE MOST VALUABLE REPORTS THAT I HAVE ENJOYED IS THE ONE THAT COMES FROM THE COMMISSION, THE CDAC AS THEY EVALUATE THE GRANTS THAT COME TO US FROM THE NONPROFITS AND READING THAT IS VERY INFORMATIVE OF THE RESOURCES IN OUR COMMUNITY.

AND SO AS WE ARE ALSO APPRECIATING THE COMMISSIONS AND THE WORK THAT THEY DO TO MAKE OUR JOBS EASIER, THIS AND THE INFANT WELFARE SOCIETY IS THE ONE THAT I HAVE CONSISTENTLY MENTIONED AS THEY OFFER FREE DENTAL, FREE MEDICAL AND MENTAL HEALTH CARE TO ANYONE UNDER THE AGE OF 18 INCLUDING VACCINATIONS AND ON A SLIDING SCALE, BUT COMPLETELY FREE IF NEED BE AND TO EVERYBODY AND OBVIOUSLY THEY ARE ON THIS LIST AND SO THEY ARE DEFINITELY NOT CHECKING THE CITIZEN STATUS AND IN FACT THEY HAVE MOSTLY SPANISH, BILINGUAL EMPLOYEES.

AND SO THEY IN FACT WE HAD THE COACH REACH OUT TO US AT OAK PARK RIVER FOREST HIGH SCHOOL AND I THINK JANA, WERE YOU WITH ME WHEN THAT HAPPENED TO FIND I HAD TO GET FREE PHYSICALS BECAUSE STUDENTS AT THE HIGH SCHOOL AND THE INFANT WELFARE SOCIETY CAN DO THAT.

OKAY.

SO, THE NEXT TIME THAT REPORT COMES ABOUT, WE'LL PLUG IT TO THE COMMUNITY AT LARGE.

AND THANK YOU TO THE CDAC AND ALL THE WORK THAT YOU ARE DOING TO MAKE THIS HAPPEN FOR ALL OF THEM.

AND SO WE WILL TAKE THE ROLL AND I WILL GO AHEAD AND JUST DO THAT ACROSS HERE.

SO, TRUSTEE ENYIA, TRUSTEE STRAW, TRUSTEE WESLEY, TRUSTEE TAGLIA, TRUSTEE LEVING-JACOBSON, TRUSTEE EDER AND I SAY YES AND CALL TO BOARD AND CLERK.

>>TRUSTEE ENYIA: I JUST WANT TO SAY THANK YOU TO FADE FOR JOINING US FOR THE CALL AND THANK YOU TO SANDRA AND DAVID SOKOL FOR ALL THEIR CONTINUED WORK HERE IN THE COMMUNITY.

ALL THREE ARE VERY VALUED MEMBERS OF THIS COMMUNITY AND SO THINK THEM AND THANK YOU TO BOTH OF OUR PRESENTERS FOR COMING UP HERE AND FEELING OUR QUESTIONS AND GIVING US ALL THE INFORMATION.

I TRULY APPRECIATE.

THE VILLAGE MANAGERS OFFICER BRINGING THEM HERE.

I THINK IT WAS HIGHLY INFORMATIVE AND REALLY APPRECIATE IT.

>>TRUSTEE STRAW: IN LIGHT OF THE FIVE HOUR RUN TIME, PAST.

>>TRUSTEE WESLEY: AS WILL I.

>>TRUSTEE TAGLIA: I JUST WANT TO AGREE WITH TRUSTEE ENYIA.

THANK YOU.

S, DADO AND ALSO THANK YOU TO JIM, CHIBIKUE AND EVERYONE WHO IS SUPPORTING FAITH RIGHT NOW.

>>TRUSTEE EDER: PASS.

>>PRESIDENT SCAMAN: I ECHO AND APPRECIATE TRUSTEE TAGLIA, JENNA AND ENTERTAIN A MOTION TO ADJOURN.

>>SPEAKER: MOVED.

>>SPEAKER: SECOND.

>>PRESIDENT SCAMAN: ALL IN FAVOR?

(MULTIPLE SPEAKERS)

AYE.

>>PRESIDENT SCAMAN: HAVE A GOOD NIGHT.