



**TENTATIVE A g e n d a**  
**President and Board of Trustees**  
**Tuesday, February 22, 2011**  
**Village Hall**  
**123 Madison Street**

**Executive Session at 6:30 p.m., To Discuss Labor in Room 130**

**Citizen Volunteer of the Year Reception at 7:00 p.m. in Room 101**

**Regular Meeting at 7:30 p.m., Council Chambers**

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The President and Board of Trustees welcome you. Statements may be made by citizens at the beginning of the meeting, as well as when agenda items are reviewed. If you wish to make a statement, please complete the "Instructions to Address the Village Board" form which is available at the back of the Chambers, and present it to the staff table at front. When recognized, approach the podium, state your name and address first, and please limit your remarks to three minutes.

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## **Instructions for Non-Agenda Public Comment**

**(3 minutes per person; 30 minutes maximum)**

Non-Agenda Public Comment is a time set aside at the beginning of each Regular Meeting for citizens to make statements about an issue or concern that is not on that meeting's Agenda. It is not intended for a dialogue with the Board. You may also communicate with the Board via the Village Board voicemail at 708-358-5784 or email [Board@oak-park.us](mailto:Board@oak-park.us).

Non-agenda public comment will be limited to 30 minutes with a limit of 3 minutes per person. If comment requests exceed 30 minutes, public comment will resume after the items listed under the Regular Agenda are complete.

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## **Instructions for Agenda Public Comment**

**(3 minutes per person; 3 items per person maximum)**

Comments are 3 minutes per person per agenda item, with a maximum of 3 agenda items to which you can speak. In addition, the Village Board permits a maximum of three persons to speak to each side of any one topic that is scheduled for or has been the subject of a public hearing by a designated hearing body. These items are noted with a (\*).

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- I. **Call to Order**
- II. **Agenda Approval**
- III. **Minutes – Regular Board Meeting Minutes of February 7, 2011**

- IV. Volunteer of the Year Presentation by Jim Kelly, CIC Chairman**  
**Overview:** Recipient, Melissa Wittenberg, Farmers' Market Chair. The recipient of this year's award was selected from candidates nominated by their peers for demonstrating exemplary service in their roles as Volunteer Boards and/or Commission members during the previous year. The final selection was made by the Citizen Involvement Commission; Chair Jim Kelly will be presenting the award.
- V. Resolution Proclaiming the Village of Oak Park's Opposition to Congressional Reductions of the US HUD Community Development Block Program for Years 2011 and 2012**
- VI. Non-Agenda Public Comment – Please refer to instructions above.**
- VII. Village Manager Reports**
- VIII. Citizen Commission Vacancies**  
**Overview:** This is an ongoing list of current vacancies for the Citizens Involvement Commissions. Residents are encouraged to apply through the Village Clerk's Office.
- IX. Citizen Commission Appointments, Reappointments, Removal, Resignation and Chair Appointments**  
**Overview:** Names are forwarded from the Citizens Involvement Commission to the Village Clerk and then forwarded to the Village President for recommendation. If any appointments are ready prior to the meeting, the agenda will be revised to list the names.
- X. First Reading**
- B. First Reading of Ordinance Amending Sections 7-8-2 and 7-8-3 of the Village Code Relating to Building Permits**  
**Overview:** This item seeks an approval to amend the Village's Building Permit Fee Schedule. The proposed change will establish flat fees to be applied to permits for renovation and repair work issued through a new on-line permits system. This is a First Reading only. A Second Reading and final action will be on a subsequent meeting agenda.
- XI. Second Reading**
- C. Second Reading of an Ordinance Amending Chapter 15, Article 3 of the Village Code Entitled "Parking Meters, Parking Permits and Municipal Attendant Lots" to Establish Off-Street Lots for Overnight Parking with a Pass and Associated Pass Fees**  
**Overview:** A First Reading of this proposed ordinance was held on February 7, 2011. This is a Second Reading only. The final ordinance is listed on the Regular agenda for final approval if approved. During budget sessions with the Village Board this past Fall, Board members requested that staff pursue moving the overnight parking pass process from a manual call-in process to an automated system via the web. Since the system is complex, this project requires multiple steps. This ordinance proposes the first step in the process by establishing more options for overnight parking for guests or individual one-time needs. Subsequently, an ordinance will be presented to the Board to codify

the parking pass system and establish the parameters of the web-based system which will be implemented in the fall of 2011.

## **XII. Regular Agenda**

### **D. Ordinance Amending Chapter 15, Article 3 of the Village Code Entitled “Parking Meters, Parking Permits and Municipal Attendant Lots” to Establish Off-Street Lots for Overnight Parking with a Pass and Associated Pass Fees**

**Overview:** This is a final action for this proposed ordinance. A First and Second Reading were previously held. During budget sessions with the Village Board this past Fall, Board members requested that staff pursue moving the overnight parking pass process from a manual call-in process to an automated system via the web. Since the system is complex, this project requires multiple steps. This ordinance proposes the first step in the process by establishing more options for overnight parking for guests or individual one-time needs. Subsequently, an ordinance will be presented to the Board to codify the parking pass system and establish the parameters of the web-based system which will be implemented in the fall of 2011.

### **G. Resolution Authorizing the Execution of an Amended Contract in an Amount not to Exceed \$40,000 for a Total of \$170,900 with G.A. Paving Contractors Inc., for Snow Plowing and Salting of Village Leased/Owned Parking Lots for a One-Year Period**

**Overview:** An amendment is proposed to the Contract between the Village and G.A. Paving for snow plowing and salting of the 100+ Village owned/leased parking lots. The current contract was approved October 4, 2010 for \$130,900. Through the end of January 2011, total expenditures were \$93,349. The pending bill for the February blizzard is \$49,678 bringing total billed costs to \$143,027 for the contract period. As a result, a contract increase of \$40,000 is requested to cover all expenses to date and provide funds for the remainder of February and March 2011, should additional services be needed.

### **A. Recommendation From the Public Art Advisory Commission to Approve the Selection of a Sculpture Piece Entitled “Arched Rings” to be Installed at the South East Corner of Ontario and Harlem and Direct Staff to Prepare the Necessary Documents**

**Overview:** This acquisition of this art is funded by the developers of the Whiteco Development. The Public Art Advisory Commission was charged with developing a process to select the art for this site and make a recommendation to the Village Board. The location of the art was determined as part of the planned development process for this development.

#### **1. Motion to Approve a Sculpture Piece to be Installed at the South East Corner of Ontario and Harlem and Direct Staff to Prepare the Necessary Documents**

### **E. Recommendation to Establish Park Speed Zones Adjacent to Several Park District Parks in the Village of Oak Park and Direct Staff to Prepare the Necessary Documents**

**Overview:** At its June 7, 2010 meeting, the Village Board of Trustees voted unanimously to refer to the Transportation Commission the issue of possibly establishing a 20 mile per hour (mph) Park Speed Zone on Division Street adjacent to Field Center and on

streets adjacent to other parks in the Village of Oak Park. The Transportation Commission reviewed this issue over several meetings. The Commission is now recommending to establish Park Speed Zones on street adjacent to Taylor Park, Lindberg Park, Barrie Park, Maple Park, Ridgeland Common, and Rehm Pool and Park and seek Park District of Oak Park concurrence regarding these six parks.

**J. Ordinance Further Amending Ordinance 2009-0-089 as Previously Amending Ordinance 2010-0-50 to Extend Required Building Permit Submittal Date, Start of Construction Date, and Completion Date for a Special Use Permit to Allow a Planned Development at Madison and Highland for a Multi-Tenant Office and Commercial Development with On-Site Parking**

**Overview:** The Developer is requesting their second extension toward a delay in the construction of the commercial use planned development approved in November 2009. The developer has indicated they are in the process of securing tenants and buyers.

**XIII. Consent Agenda**

**F. Ordinance Amending Section 15-1-10 of the Village Code to Reduce the Current Posted 30 Miles Per Hour Speed Limit to 25 Miles Per Hour on Select Streets as Reviewed by the Village Board of Trustees on January 18, 2011**

**Overview:** In June of 2010, the Village Board of Trustees directed the Transportation Commission to review the speed limits on the streets of Oak Park. The Transportation Commission collected the required information and reviewed it over several meetings. As a result, the Commission recommended reducing the speed limit from 30 mph to 25 mph on Division Street, Chicago Avenue, Lake Street between Forest Avenue and Ridgeland Avenue, and Oak Park Avenue in order to match the adjacent suburban communities.

**H. Motion to Accept Historic Preservation Commission Resolution and Findings of Fact with Regard to the Nomination of 1515 N. Harlem Avenue and Direct Staff to Prepare an Ordinance Designating it as an Oak Park Historic Landmark**

**Overview:** Motion to Accept Historic Preservation Commission Resolution and Findings of Fact with Regard to the Nomination of 1515 N. Harlem Avenue and direct staff to prepare an ordinance designating it as an Oak Park Historic Landmark.

**I. Ordinance Authorizing Amendment of Section 7-9-8F of the Village Code Designating 432 N. Kenilworth as an Oak Park Historic Landmark as Reviewed at the February 7, 2011 Village Board Meeting**

**Overview:** Motion to Approve ordinance authorizing amendment of Section 7-9-8F of the Village Code designating 432 N. Kenilworth as an Oak Park Historic Landmark as reviewed at the February 7, 2011 Village Board meeting.

**K. Ordinance Authorizing Issuance of a Special Use Permit to Allow a Bed and Breakfast at 605 Iowa Street**

**Overview:** On October 25, 2010, Samuel Gevisenheit and Charles Tupta, applicants, submitted an application pursuant to Section 4.5.2 (DD) (Bed and Breakfasts) of the Zoning Ordinance of the Village of Oak Park requesting the issuance of a special use

permit, authorizing the operation of a bed and breakfast in a single-family dwelling located at 605 Iowa Street.

**L. Ordinance Amending Article 18 of Chapter 2 Relating to the Community Design Commission and Rescinding Section 25-1-3 of the Village Code Relating to the Establishment, Composition, Appointment of Members and Duties Oak Park Forestry Commission As Reviewed at the January 18, 2011 Village Board Meeting.**

**Overview:** At the last Regular Meeting, the Citizen Involvement Commission made various recommendations to the Village Board regarding the citizen commissions. The Village Board approved the recommendations and directed staff to prepare the necessary documents for the recommendations. In this ordinance the Forestry Commission and the Community Design Commission will be merged.

#### **XIV. Call to Board and Clerk**

#### **XV. Adjourn**

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(\*) The Village Board permits a maximum of three persons to speak to each side of any one topic that is scheduled for or has been the subject of a public hearing by a designated hearing body.

For more information regarding Village Board meetings and agendas, please contact the Village Manager's Office at 708.358.5770. If you require assistance to participate in any Village program or activity, contact the ADA Coordinator at 708.358,5430 or e-mail [adacoordinator@oak-park.us](mailto:adacoordinator@oak-park.us) at least 48 hours before the scheduled activity.

Agendas and agenda materials are now available electronically on the village web site. Visit [www.oak-park.us](http://www.oak-park.us), mouse-over News, then click on Board Agendas and Minutes.

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# RESOLUTION

## PROCLAIMING THE VILLAGE OF OAK PARKS OPPOSITION TO CONGRESSIONAL REDUCTIONS OF THE US HUD COMMUNITY DEVELOPMENT BLOCK PROGRAM FOR YEARS 2011 AND 2012.

**WHEREAS**, the Federal Community Development Block Grant (CDBG) Program has existed since 1974 to provide local governments with the resources required to meet the needs of low and moderate-income persons; and

**WHEREAS**, CDBG funds have assisted the Village of Oak Park and community-based organizations in addressing serious neighborhood and human service needs; and

**WHEREAS**, in just the last five years alone, the Village of Oak Park CDBG program funded the development and improvements of public facilities, miles of street, sidewalk and alley improvements, water and sewer improvements, senior centers and child care facilities, and more, serving over 40,724 residents; and

**WHEREAS**, CDBG funds have been used to provide services for senior and youth projects, health services, employment training, services for abused and neglected children, and services for the disabled, serving over 42,474 residents; and

**WHEREAS**, CDBG funding has provided housing rehabilitation assistance, homebuyer assistance, lead-based paint testing and abatement, job creation and homelessness prevention and more for thousands of Oak Park residents.

**NOW, THEREFORE, I**, David G. Pope, President of the Village of Oak Park and the Board of Trustees, and as representatives of the people of Oak Park, Cook County, Illinois, do hereby resolve to oppose any reductions by Congress to the Federal 2011 and 2012 budget year funding of the United States Housing and Urban Development's Community Development Block Grant program. We call upon and encourage members of Congress to maintain current 2010 levels of support for the program through the 2012 budget year.

**ADOPTED and APPROVED** by me this 22nd day of February, 2011.

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David G. Pope  
Village President

ATTEST:

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Teresa Powell  
Village Clerk

**Citizen Boards and Commissions  
Vacancies**

UPDATED: 2/18/2011

Committee Name	Total Members	Number of Vacancies	Expired but Serving*	Total # Needed
BUILDING CODES ADVISORY COMMISSION	9	3	0	3
<b>CITIZEN INVOLVEMENT COMMISSION</b>	9	2	0	2
<b>COMMUNITY DEVELOPMENT CITIZENS ADVISORY COMMITTEE</b>	9	1	0	1
<b>COMMUNITY RELATIONS COMMISSION</b>	9	2	0	2
<b>CITIZEN POLICE OVERSIGHT COMMITTEE</b>	7	1	0	1
<b>COMMUNITY DESIGN COMMISSION</b>	13	3	1	4
ENVIRONMENTAL & ENERGY ADVISORY COMMISSION	9	0	0	0
<b>FARMERS MARKET COMMISSION</b>	11	2	0	2
<b>FIRE AND POLICE COMMISSION</b>	3	1	0	1
<b>FORESTRY COMMISSION</b>	7	1	0	1
HEALTH, BOARD OF	7	0	0	0
HISTORIC PRESERVATION COMMISSION	11	0	0	0
HOUSING AUTHORITY	7	0	0	0
<b>HOUSING PROGRAMS ADVISORY COMMITTEE</b>	7	1	0	1
LIQUOR CONTROL REVIEW BOARD	5	0	0	0
<b>MADISON STREET COALITION</b>	13	1	0	1
<b>PLAN COMMISSION</b>	9	0	2	2
<b>PUBLIC ART ADVISORY COMMISSION</b>	11	1	0	1
<b>TELECOMMUNICATIONS COMMISSION</b>	5	3	0	3
TRANSPORTATION COMMISSION	7	0	0	0
UNIVERSAL ACCESS COMMISSION	7	0	0	0
<b>ZONING BOARD OF APPEALS</b>	7	2	0	2
<b>TOTAL</b>	<b>182</b>	<b>24</b>	<b>3</b>	<b>27</b>

Bolded CBACs need members

# APPOINTMENTS

22 FEBRUARY 2011

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## Citizen Police Oversight Commission

Reappoint as Member:

Robin Wienke  
202 Forest  
708-848-9374

Term expires 3-3-14

## Community Design Commission

Reappoint as Member:

Bernie Woytek  
742 S. Cuyler  
708-524-5449

Term expires 3-3-14

## Fire and Police Commission

Appoint as Member:

John Hedgeman  
1223 N. Euclid Ave.  
708-280-4104

Term expires 2-22-14

## Public Art Advisory Commission

Reappoint as Member:

J. Dennis Rich  
533 N. Taylor  
708-524-0811

Term expires 3-3-14

## Zoning Board of Appeals

Reappoint as Member:

Adrienne Eyer  
916 Forest  
708-445-9341

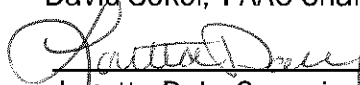

Term expires 3-6-14



A.

**VILLAGE OF OAK PARK**  
**AGENDA ITEM COMMENTARY**  
**CITIZEN ADVISORY BOARD AND COMMISSION RECOMMENDATION**

**Item Title: Recommendation from the Public Art Advisory Commission to Approve the Selection of a Sculpture Piece Entitled "Arched Rings" to be Installed at the South East Corner of Ontario and Harlem and Direct Staff to Prepare the Necessary Documents**

<b>Resolution or Ordinance No.</b>	_____
<b>Date of Board Action</b>	February 22, 2011
<b>Submitted By</b>	David Sokol, PAAC Chairperson
<b>Staff Review</b>	 _____ Loretta Daly, Commission Liaison
<b>Village Manager's Office</b>	 _____

**ITEM HISTORY (PREVIOUS BOARD REVIEW, RELATED ACTION, HISTORY)**

Public Art was identified by the Plan Commission as a compensating benefit for the Whiteco Development as part of the Planned Development process. Whiteco agreed to include Public Art and provided the Village with \$30,000 to purchase and install a piece of public art in the agreed upon location of the corner of Harlem and Ontario. The location of this sculpture was determined during the Planned Development Process and is noted on Exhibit A in the planned development ordinance for this project. This recommendation is also consistent with the *Purpose* defined in the Public Art Ordinance, and was a stated goal to work on this selection in the 2011 Public Art Advisory Commission work plan reviewed and accepted by the Board of Trustees.

The Public Art Commission was tasked with developing a process leading to a recommendation for Village Board review and final approval.

**ITEM POLICY COMMENTARY (KEY POINTS, RECOMMENDATION, BACKGROUND):**

A call to artists was given in November of 2010 asking for submittals for new pieces of sculpture to be installed at the identified corner. The attached guidelines were developed by the Public Art Advisory Commission. Twenty Six (26) applications were received and juried by the PAAC Sculpture Sub-Committee which consisted of members from the PAAC as well as representatives from the Whiteco Development. Five (5) finalists were selected and put on public display asking for community input in Mid-December 2010.

The results of the public vote were "Arched Rings" with 294 votes, "How Did We" with 268 votes, "The Conversation" with 266 votes and "Prairie Town" and "Virtual Growth" with 214 and 213 votes.

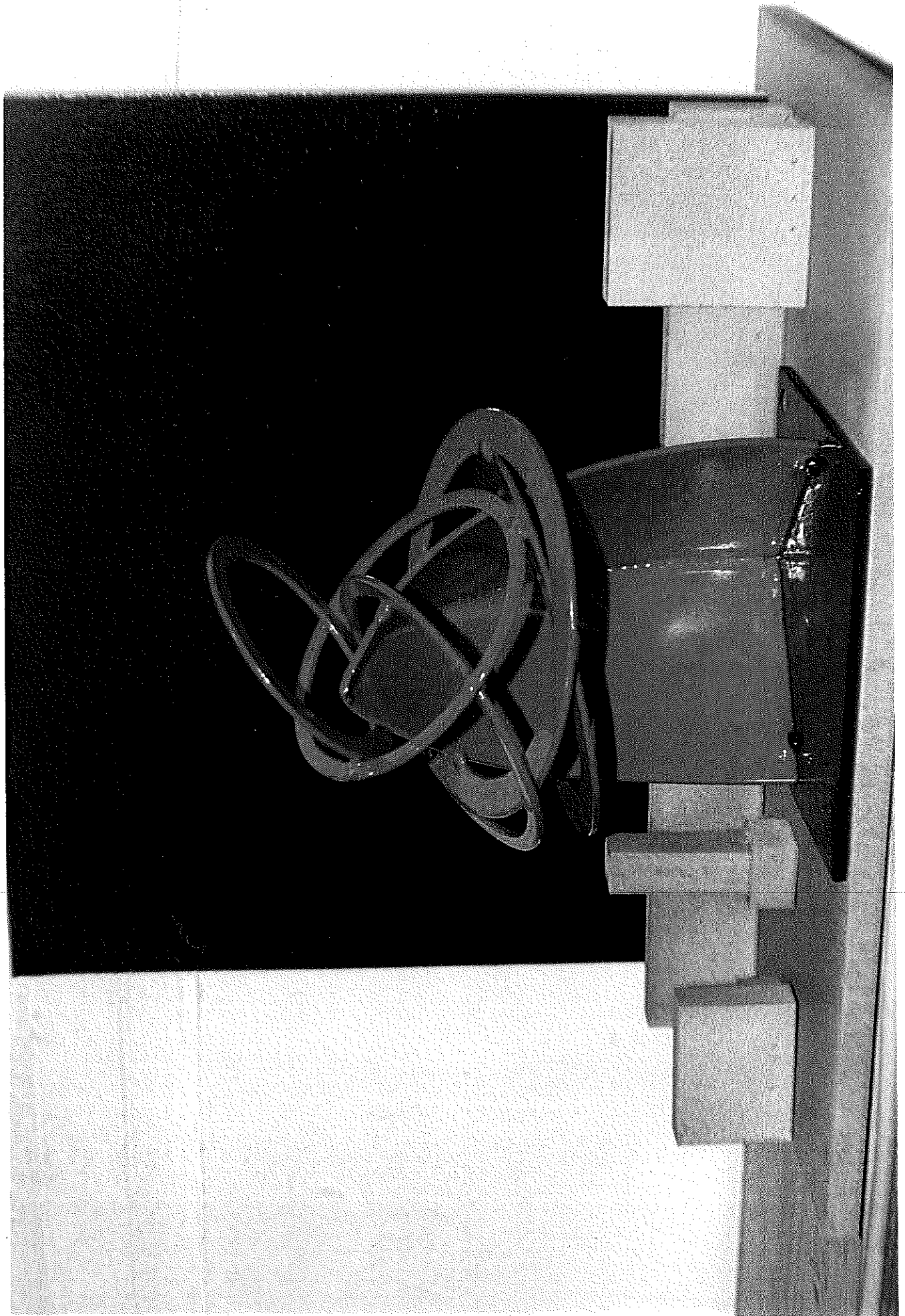
Based on the recommendation from the PAAC Sculpture Sub-Committee and the public balloting, the PAAC is recommending that the Board approve a Motion to approve the acquisition of the sculpture entitled "Arched Rings" by the artist Patrick McDonald to be installed at the corner of Harlem and Ontario by June of 2011.

As part of its ongoing mission, and as a specific item within their 2011 work plan, the Public Art Advisory Commission (PAAC) is recommending that the Board approve the selection of a sculpture piece and direct staff to prepare the necessary documents to authorize the purchase and installation of a new sculpture piece in early summer of 2011.

**ITEM BUDGET COMMENTARY:**

The budget amount for this project is \$30,000 which was given to the Village by Whiteco Development in 2009 for this purpose. The funds remain in the TIF and would require a budget amendment to appropriate the funds specifically for this art in the 2011 budget

**Proposed Action:** Motion to Accept the Recommendation and Direct Staff to Prepare the Necessary Documents







## 2010 - 2011 Sculpture Program Guidelines

The Village of Oak Park  
Business Services  
123 Madison St.  
Oak Park, IL 60302

708.358.5648  
708.358.5641 fax  
business@oak-park.us  
www.oak-park.us

### **Program Mission**

Create and execute one or more sculpture(s) art at the corner of Harlem Avenue & Ontario Street in Oak Park, IL

### **Site**

The sculpture or sculptures will be placed on the South East Corner of Harlem and Ontario in the public space that was designated for this purpose. Upon review of the attached site photos, specific site dimensions can be obtained by contacting Loretta Daly at the Village of Oak Park at 708.358.5648 or e-mail [DalyL@oak-park.us](mailto:DalyL@oak-park.us).

### **Artisan Selection**

A subcommittee of the Public Art Advisory Commission will review all applications and determine finalists to be presented to the full Public Arts Advisory Committee for review and recommendation to the Village Board.

The following criteria will be used for artist selection:

Durability (25 years)  
Artistic Merit  
Creativity  
Appropriateness to Site

### **Materials**

Each applicant will be required to submit with their application the materials and method they intend to use in the fabrication of the sculpture as well as for the sculpture foundation.

### **Stipend**

The selected artisan(s) will be awarded a \$30,000 contract for the design, fabrication, transportation and installation of the selected work(s). Up to 25% of the stipend will be available upon selection for the purchase of materials with the remainder due to the artist upon installation.

### **Program Schedule**

December 10	Submission Deadline
December 13	Finalists Selection
December 15	Public Display Begins
January 7	Public Display Ends
January 10	Jury Final Recommendation
February 2	Jury Provides PAAC w/Recommendation
February 21	Village Board Approval
May 20	Installation Complete

### **Application**

Please complete the attached Sculpture Program application and return it by mail to Loretta Daly at the Village of Oak Park, 123 Madison St. Oak Park, IL 60302 or by e-mail [DalyL@oak-park.us](mailto:DalyL@oak-park.us) by Fri., Dec. 10, 2010.

The application must present the dimensions, color and materials to be used, a fabrication schedule and a budget that includes the expected costs of materials, transportation and installation.

A color rendering of the proposed sculpture or sculptures must be submitted along with the completed application. Artisans are strongly encourage to submit a highly representative rendering as public input will be sought during the jury process

### **Work Samples**

A sample of work completed within the last four years (2006 or later) must be submitted in a format that best exemplifies the color, vitality, dimensionality and creativeness of the art piece.

### **Return/Retention of Work Samples**

At the applicant's request, all previous work samples will be returned upon final approval of program participants by the Village Board.



VILLAGE OF OAK PARK  
AGENDA ITEM COMMENTARY

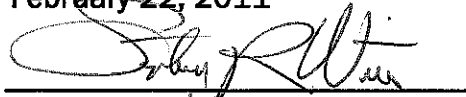
B

**Item Title: First Reading of Ordinance Amending Sections 7-8-2 and 7-8-3 of the Village Code Relating to Building Permits**

Resolution or Ordinance No. \_\_\_\_\_

Date of Board Action: February 22, 2011

Staff Review:



Village Manager's Office:



**Item History (Previous Board Review, Related Action, History):**

In support of the Village Board's goal to make services provided by the Village Hall more user friendly, the On-line Building Permits Program is being expanded to include work types requiring permits for certain renovations or repairs of 1- and 2-family residential dwellings and their associated accessory structures.

In order to facilitate the on-line transactions, a flat fee structure is recommended whereas the current permit fee schedule is based upon either a percentage of, or incremental fee based on the construction valuation. Permit fees for these work types are recommended to be changed to the flat fee structure regardless if applications are made on-line or in person at the permit counter to make the fee schedule easier to read and apply. Although the permit fee schedule is in the process of being rewritten, approval of this amendment will allow the on-line permitting program to move forward to allow processing permits for these additional scopes of work.

**Item Policy Commentary (Key Points, Current Issue, Recommendation):**

The proposed flat fees for on-line permits for exterior renovation work were established based on the average permit fees paid for all projects of similar scope in 2010. The proposed fee for exterior repair work is the same as the current fee, no change is recommended for repair work. The change to the proposed flat fees should result in a revenue-neutral state.

**Item Budget Commentary: (Account #; Balance; Cost of contract)**

Not applicable.

**Proposed Action: First Reading of the Ordinance**

**ORDINANCE AMENDING SECTIONS 7-8-2 AND 7-8-3 OF THE VILLAGE CODE RELATING TO BUILDING PERMITS**

**BE IT ORDAINED** by the President and Board of Trustees of the Village of Oak Park, County of Cook, State of Illinois, acting pursuant to its Home Rule powers as set forth in Article VII Section 6 of the Illinois Constitution (1970), as follows:

**SECTION ONE:** That Section 7-8-2 of the Village Code entitled “Buildings and Demolition Permits” is hereby amended to read as follows:

**7-8-2: BUILDING AND DEMOLITION PERMITS:**

**A. New construction:**

1. Accessory buildings for one-, two- and three-family dwellings:
  - a. Building permit fee: 2.50 percent of the construction value
  - b. Plan review fee. . . . . \$200.00
2. One-, two- and three-family dwellings:
  - a. Building permit fee: 2.50 percent of the construction value
  - b. Plan review fee. . . . . \$200.00
3. Four-family and up, mixed use buildings and associated buildings:
  - a. Building permit fee: 3.50 percent of the construction value
  - b. Plan review fee. . . . . \$200.00
4. Nonresidential buildings and associated buildings:
  - a. Building permit fee: 1.50 percent of the construction value



b. Plan review fee. . . . . \$800.00

B. Alterations and additions:

1. Accessory buildings:

a. Building permit fee: 1.25 percent of the construction value

b. Plan review fee. . . . . \$100.00

2. One-, two- and three-family dwellings:

a. Building permit fee: 1.25 percent of the construction value

b. Plan review fee. . . . . \$100.00

3. Four-family and up, mixed use and associated buildings:

a. Building permit fee: 2.50 percent of the construction value

b. Plan review fee. . . . . \$300.00

4. Nonresidential buildings and associated buildings:

a. Building permit fee: 1.50 percent of the construction value

b. Plan review fee. . . . . \$300.00

C. Repairs:

1. Accessory buildings:

a. Basic fee for first \$2,000.00 of cost. . . . . \$ 25.00  
Plus

b. For each additional \$1,000.00 cost or fraction. . . . . \$ 10.00  
Plus

c. Plan review, bonds, licenses, construction water as applicable.

2. One-, two- and three-family dwellings:

a. Basic fee for first \$2,500.00 of cost. . . . . \$ 50.00  
Plus

- b. For each additional \$1,000.00 cost. . . . . \$ 12.00  
 Plus
    - c. Plan review, bonds, licenses, construction water as applicable.
  - 3. Four-family and up, nonresidential buildings:
    - a. Basic fee for first \$3,000.00 of cost. . . . . \$ 75.00  
 Plus
    - b. For each additional \$1,000.00 cost or fraction. . . . . \$ 20.00  
 Plus
    - c. Plan review, bonds, licenses, construction water as applicable.
- D. Demolition; residential and commercial buildings:
  - 1. Basic fee for first 2,000 square feet. . . . . \$220.00  
 Plus
  - 2. For each additional 100 square feet or fraction. . . . . \$ 28.00  
 Plus
  - 3. Fee for private garages without accompanying building permit. . . . . \$110.00
  - 4. Fee for private garage with building permit. . . . . \$ 35.00  
 Plus
  - 5. Bonds, license, construction water, street opening as applicable.
- E. Water for Construction or Demolition: Construction or demolition water shall be paid for at the established Village water rate (see Section 26-2-2). Meters may be purchased from the Village or obtained from the Village in return for a cash deposit to be determined by the Director of Public Works.
- F. Roofing (**other than 1- and 2-family residential buildings and associated structures**):
  - 1. Basic fee for roofing and re-roofing
    - a. First 100 square feet of roof area. . . . . \$ 27.00

- b. Each additional 100 square feet or fraction thereof. ..\$ 2.25  
Plus

2. Bond, license as applicable.

G. Sheet metal work:

1. Basic fee for sheet metal work:

- a. First 100 square feet of sheet metal area. . . . . \$ 27.00

- b. Each additional 100 square feet or fraction thereof. . . \$ 2.25  
Plus

2. Bond, license as applicable.

**H. Limited Interior and Exterior Work on 1- and 2-family residential buildings and associated accessory structures:**

**Permits for installation or replacement of air conditioning, humidification, roofing, gutters and downspouts, fascia and soffit, and siding and stucco or replacement of heating systems, windows and doors may be applied for and issued in person or on-line for the following applicable fees:**

**1. Heating:**

- a. Warm air furnaces, each. . . . . **\$ 85.00**

- b. Boiler, each. . . . . **\$ 85.00**

**2. Air Conditioning:**

- a. Basic fee for first three tons. . . . . **\$ 105.00**

- b. Per ton or fraction over 3 tons. . . . . **\$ 14.00**

**3. Humidification:**

- a. Humidifier, each. . . . . **\$ 64.00**

**4. Roofing:**

- a. New layer or tear-off and re-roof. . . . . **\$ 75.00**

**b. Repairs under \$2,500.00 of cost. . . . . \$ 50.00**

**5. Gutters and Downspouts:**

**a. New or replacement. . . . . \$ 75.00**

**b. Repairs under \$2,500.00 of cost. . . . . \$ 50.00**

**6. Fascias and Soffits:**

**a. New or replacement. . . . . \$ 75.00**

**b. Repairs under \$2,500.00 of cost. . . . . \$ 50.00**

**7. Siding and Stucco:**

**a. New or replacement. . . . . \$ 75.00**

**b. Repairs under \$2,500.00 of cost. . . . . \$ 50.00**

**8. Windows and Doors:**

**a. Replacement. . . . . \$ 75.00**

**b. Repairs under \$2,500.00 of cost. . . . . \$ 50.00**

**SECTION TWO:** That Section 7-8-3 of the Village Code entitled  
“Miscellaneous Construction” is hereby amended to read as follows:

**7-8-3: MISCELLANEOUS CONSTRUCTION:**

**A. Shoring, Raising, Moving of Any Building:**

1. Basic fee for first 2,000 square feet. . . . . \$110.00  
Plus

2. Per 100 square feet or fraction. . . . . \$ 27.00  
Plus

3. Plan review bonds, licenses, street opening as applicable.

**B. Canopy, Fixed Awning Erection or Alteration:**

- 1. Basic fee. . . . . \$ 65.00  
Plus
- 2. Annual use fee. . . . . \$ 30.00  
Plus
- 3. Plan review bonds, licenses, construction water, street openings, as applicable.

**C. Tanks, Raised or Underground:**

- 1. Basic fee for first 2,000 gallons. . . . . \$140.00  
Plus
- 2. Per each additional 1,000 gallon capacity or fraction thereof, for underground tanks. . . . . \$ 35.00
- 3. Structural supports for raised tanks over 400 gallons capacity. . . . . \$ 80.00  
Plus
- 4. Plan review bonds, licenses, construction water, street openings, as applicable.

**D. Elevators, Escalators, Lifts, Hoists, Dumbwaiters, Conveyors:**

- 1. Basic fee for first 5 floors. . . . . \$225.00  
Plus
- 2. Per each floor above 5. . . . . \$ 35.00
- 3. Hand-operated, total fee. . . . . \$140.00
- 4. Platform lift. . . . . \$140.00
- 5. Material hoists and manlifts for construction over 3 stories. . . . . \$210.00  
Plus
- 6. Plan review bonds, licenses, construction water, street openings, as applicable.

E. Amusement Devices:

- 1. Portable, each installation. . . . . \$140.00
- 2. Permanent, each installation. . . . . \$700.00
- 3. Permanent, alterations. . . . . \$420.00
- 4. Temporary bleachers. . . . . \$420.00
- 5. Material hoists and manlifts for construction  
over 3 stories. . . . . \$210.00  
Plus
- 6. Plan review bonds, licenses, construction water, street  
openings, as applicable.

F. Incinerators:

- Per installation. . . . . \$280.00

G. Occupancy Placard Fee:

- 1. First room or area to be placarded. . . . . \$ 30.00
- 2. Each additional room or area in same building. . . . . \$ 15.00

H. Temporary Platforms:

- For public assembly units. . . . . \$ 75.00

I. Swimming Pools:

1. Permanent Pools:

- a. Basic fee for first 500 square feet of surface area. . . . . \$128.00  
Plus
- b. Per every 100 square feet or fraction of surface  
area over 500 square feet. . . . . \$ 64.00  
Plus
- c. Plan review bonds, licenses and construction water,  
as applicable.

2. Temporary Pools:

- a. Basic fee for first 500 square feet. . . . . \$ 32.00  
Plus
- b. Per every 100 square feet or fraction of surface  
area over 500 square feet. . . . . \$ 12.00

J. Signboards and Billboards:

- 1. Basic fee for first 50 square feet. . . . . \$ 64.00
- 2. Per square foot over 50 square feet. . . . . \$ 1.00  
Plus
- 3. Plan review bonds, licenses as applicable.

K. Electrical Signs:

- 1. Basic fee for first 50 square feet. . . . . \$ 80.00  
Plus
- 2. Per square foot over 50 square feet. . . . . \$ 1.00  
Plus
- 3. Plan review bonds, licenses as applicable.

L. Marquees:

- 1. Basic fee for first 100 square feet. . . . . \$165.00
- 2. Per square foot of horizontal projection  
over 100 square feet. . . . . \$ 1.00  
Plus
- 3. Plan review bonds, licenses as applicable.

M. Fences: Construction or erection of fence or any section  
or portion thereof. . . . . \$ 80.00

Plus

- 1. Plan review bonds, licenses as applicable.

N. Window and door replacement **(other than 1- and 2-family residential buildings and associated structures)**:

Up to first 10 openings. . . . . \$ 50.00

Each additional opening. . . . . \$ 5.00

O. All Other Structures or miscellaneous items not mentioned above. . . . . \$ 64.00

**SECTION THREE:** This Ordinance shall be in full force and effect and after its passage, approval and publication pursuant to law.

**ADOPTED** this \_\_\_\_ day of \_\_\_\_\_, 2011 pursuant to a roll call vote as follows:

AYES:

NAYS:

ABSENT:

**APPROVED** by me this \_\_\_\_ day of \_\_\_\_\_, 2011.

\_\_\_\_\_  
Ray Johnson  
President Pro Tem

ATTEST:

\_\_\_\_\_  
Teresa Powell  
Village Clerk

Published by me in pamphlet form this \_\_\_\_\_ day of \_\_\_\_\_, 2011.

\_\_\_\_\_  
Teresa Powell  
Village Clerk



D

VILLAGE OF OAK PARK  
AGENDA ITEM COMMENTARY

**Item Title: Ordinance Amending Chapter 15, Article 3 of the Village Code Entitled "Parking Meters, Parking Permits and Municipal Attendant Lots" to Establish Off-Street Lots for Overnight Parking with a Pass and Associated Pass Fees**

Resolution or Ordinance No. \_\_\_\_\_

Date of Board Action: February 22, 2011

Submitted by:   
Cara Pavlicek, Interim Manager Parking and Mobility Services

Village Manager's Office: 

**Item History (Previous Board Review, Related Action, History):**

As a result of Board direction during the FY2011 Parking Fund budget discussion, staff has been evaluating the parking pass system in order to codify such passes. The proposed ordinance amendment is the first phase of this process and will provide an important option for residents and their guest who need short term overnight parking.

**Item Policy Commentary (Key Points, Current Issue, Recommendation):**

It is recommended that the Village establish off-street parking lots where residents or their guest could legally park overnight when needed for a fee \$5 per night in designated off-street lots. The lots being recommended include:

- three locations where pay-by-space machines exist and individuals could go to the lot and purchase the \$5 overnight parking anytime after 6 p.m. subject to availability; and
- twelve locations where the parking pass fee would be paid in advance, at Village Hall during normal business hours.

Staff will also increase promotion of existing 24 hour parking available in the Holley Court and Avenue Garages for a maximum fee of \$15 per 24 hour period.

As background, the Village of Oak Park has had an overnight parking prohibition in effect on all public streets within the Village of Oak Park for more than 50 years and currently bans parking on all public streets from 2:30 a.m. to 6:00 a.m., except in those designated areas where an On-Street Overnight Permit Parking Zone exists as created by Ordinance.

The overnight parking ban has benefited the public health, safety and welfare of Oak Park by enhancing the environment for better police surveillance, eliminating potential hiding spots for criminals, reducing opportunities for crime, and providing a more efficient and effective system of public street maintenance, including snow and leaf removal and street cleaning generally. It is noteworthy that the above stated reasons

have been held to provide a valid public purpose for the enactment of an overnight parking ban on public streets by the Illinois Appellate Court in Flanagan v. Village of Oak Park, 35 Ill.App.2nd 6.

In 1988, with the adoption of Ordinance 1988-0-58 the first areas were established where On-Street Overnight Permit Parking would exist. This important decision by the Village had the effect of improving many of Oak Park's larger multiple family dwellings by providing public parking overnight, on-street by permit for its residents in limited areas. This action was critical to enhancing the viability of an important segment of the Village's housing stock, while maintaining the overnight on-street parking ban. Over the years the Village also developed a parking system which today includes 107 Village-owned or Village-leased parking lots, providing Oak Park residents with approximately 5,375 off-street parking spaces.

In spite of the additional off-street parking that has been established and the On-Street Overnight Permit Parking provided by the Village thus far, demand for temporary on-street overnight parking exists in limited circumstances for guests of Village residents and for those residents new to the Village as they seek to obtain legal parking. It is important to note that PASSES are "short-term" and free, as opposed to parking PERMITS which are sold quarterly for a fee. The parameters for issuing the free parking passes in very limited circumstances will be presented at a future meeting.

**Item Budget Commentary: (Account #; Balance; Cost of contract)**

The proposed FY 2011 budget anticipated the proposed automation of the overnight parking pass system, however, the budget does not identify any operational savings that may result from the proposed changes. As the automation of the pass system is further developed, a budget amendment will be proposed to specifically identify budget impact of the proposed changes.

**Proposed Action: Approval of the Motion.**

**ORDINANCE AMENDING CHAPTER 15, ARTICLE 3 OF  
THE VILLAGE CODE ENTITLED "PARKING METERS,  
PARKING PERMITS AND MUNICIPAL  
ATTENDANT PARKING LOTS"**

**BE IT ORDAINED** by the President and Board of Trustees of the Village of Oak Park, County of Cook, State of Illinois, in accordance with the Home Rule Powers granted to it under Article VII, Section 6 of the Constitution of the State of Illinois (1970), as amended, that Chapter 15, Article 3, Section 18(M) of the Village Code entitled "Parking Rates; Parking Meters, Pay and Display Machines, Village Operated Parking Structures, Permit, Extended Pass, Valet and Daytime On-Street Permit Parking" is hereby amended to read as follows:

**Article 3  
PARKING METERS, PARKING PERMITS AND MUNICIPAL  
ATTENDANT PARKING LOTS**

**15-3-18: PARKING RATES; PARKING METERS, PAY AND DISPLAY MACHINES, VILLAGE OPERATED PARKING STRUCTURES, PERMIT, EXTENDED PASS, VALET AND DAYTIME ON STREET PERMIT PARKING:**

- M. ~~Extended Overnight Parking Pass Fees In All Areas: Extended passes are available to fulfill short term parking needs of residents only and shall not be issued in less than one week increments and for no more than two (2) one-week increments at a time. Extended parking passes shall provide twenty-four (24) hour per day parking and shall be available in all Village-owned and/or operated parking lots or multilevel parking structures designated by the Village for extended pass parking.~~

~~The fee for each one week extended pass or portion thereof shall be fifteen (\$15.00).~~

Overnight Parking Pass Fees In Off-Street Public Parking Lots:  
Overnight passes are available to fulfill the short term needs of residents

and their guests in the following off-street public parking lots between the hours designated below seven days per week when a valid one-day permit is purchased in the manner established below and displayed:

Overnight Parking Lots (utilize Pay-By-Space technology)

\$5.00 per night from 6:00 p.m. to 8:00 a.m.

<u>Lot</u>	<u>Description</u>
<u>4</u>	<u>Grace Episcopal Church at 920 Lake Street (7:00 a.m. on Sundays)</u>
<u>9</u>	<u>North Boulevard, east of Harlem Avenue at 1118 North Boulevard</u>
<u>118</u>	<u>Holley Court west of Marion Street at 1106 Holley Court</u>

Overnight Parking Lots (require voucher purchased at Village Hall in Advance

\$5.00 per night from 8:00 p.m. to 8:00 a.m.

<u>Lot</u>	<u>Description</u>
<u>7</u>	<u>Chicago Avenue, east of Harlem Avenue at 1124 Chicago Avenue</u>
<u>11</u>	<u>Fifth Third Bank drive-thru facility at 726 Wesley Avenue</u>
<u>19</u>	<u>OPRF High School Garage at 137 N. Scoville Avenue (6:00 a.m.)</u>
<u>47</u>	<u>Village Hall at 123 Madison Street</u>
<u>53</u>	<u>Rehm Pool at 515 Garfield Street</u>
<u>93</u>	<u>Harrison Street Bible Church at 901 S. Taylor Avenue</u>
<u>99</u>	<u>Enclave off Humphrey Avenue at 1236 N. Humphrey</u>
<u>108</u>	<u>South Boulevard, east of Harlem Avenue at 331 N. Harlem Avenue</u>
<u>116</u>	<u>Madison east of Oak Park Avenue at 710 Madison</u>

**SB2**            **Enclave – north side of South Boulevard, Harvey Avenue to Cuyler Avenue**

**SB6E**            **Enclave – north side of South Boulevard, Wesley Avenue to Euclid Avenue**

**SB10**            **Enclave – north side of South Boulevard, Home Avenue east toward meters**

**Parking Garages**  
**\$15.00 for each 24-hour period**

<b><u>Lot</u></b>	<b><u>Description</u></b>
<b><u>2</u></b>	<b><u>Avenue Parking Garage, 720 North Boulevard</u></b>
<b><u>18</u></b>	<b><u>Holley Court Garage, 1125 Ontario</u></b>

**THIS ORDINANCE** shall be in full force and effect from and after its adoption and approval as provided by law.

**ADOPTED** this 22<sup>nd</sup> day of February 2011, pursuant to a roll call vote as

follows:

**AYES:**

**NAYS:**

**ABSENT:**

**APPROVED** by me this 22<sup>nd</sup> day of February 2011.

**ATTEST:**

\_\_\_\_\_  
Ray Johnson  
President Pro Tem

\_\_\_\_\_  
Teresa Powell  
Village Clerk

Published by me in pamphlet form this \_\_\_\_ day of \_\_\_\_\_, 2011.

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Teresa Powell  
Village Clerk

# VILLAGE OF OAK PARK

## CITIZEN ADVISORY BOARD AND COMMISSION RECOMMENDATION

### AGENDA ITEM COMMENTARY

**Item Title:** Recommendation to Establish Park Speed Zones Adjacent to Several Park District Parks in the Village of Oak Park and Direct Staff to Prepare the Necessary Documents

**Resolution or Ordinance No.** \_\_\_\_\_

**Date of Board Action**

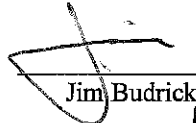
February 22, 2011

**Submitted by:**

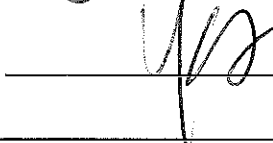
  
Michael Koperniak, Staff Liaison to the Transportation Commission

**Staff Review:**

**Village Engineer**

  
Jim Budrick

**Village Manager's Office**



#### **Citizen Advisory Board Or Commission Issue Processing (Dates of Related Commission Meetings):**

At its June 7, 2010 meeting, the Village Board of Trustees voted unanimously to refer to the Transportation Commission the issue of possibly establishing a 20 mile per hour (mph) Park Speed Zone on Division Street adjacent to Field Center and on streets adjacent to other parks in the Village of Oak Park.

The Transportation Commission reviewed this issue over several meetings. The Commission discussed: the need for reduced speed limits around parks, the speed limits around parks in adjacent communities, the speed limits around parks in this Village, the Illinois Compiled Statute 625 ILCS 5/11-605.3 which allows for the establishment of Park Speed Zones, the possible overlapping of school speed zones and park speed zones at certain locations, the possible need to enhanced pedestrian crossing signage adjacent to parks, the prioritization of parks to sign, maps showing proposed Park Speed Zones on streets adjacent to eighteen parks owned by the Park District of Oak Park, and the benefit of obtaining support from the Park District.

The Commission concluded its review at its January 24, 2011 meeting. The Commission initially decided to recommend to do four test sites to determine the effectiveness of the park speed zones. They chose Taylor, Lindberg, Barrie and Maple Parks. After further discussion, the motion was amended to include Ridgeland Common and Rehm Pool and Park, for a total of six test sites. The Commission ultimately voted unanimously to make the recommendation below.

# VILLAGE OF OAK PARK

## CITIZEN ADVISORY BOARD AND COMMISSION RECOMMENDATION

### AGENDA ITEM COMMENTARY

A letter, along with maps showing proposed park speed zones around eighteen parks was sent to the Park District for review and concurrence. The Commission's recommendation was reviewed by the Park District Board at its February 3rd Committee of the Whole meeting. The Park Board endorsed the proposed speed zones around the parks and specifically at this time at the six parks recommended by the Commission. In addition, the Park Board asked the Village Board of Trustees to consider adding Longfellow Park to the list. The Park Board is expected to officially take action on this issue at its regular February 17th Park Board meeting. Attached is a copy of an email from Park District of Oak Park Executive Director Gary Balling summarizing the Park Board's February 3rd meeting.

#### **Item Policy Commentary (Previous Board Review, History, Key Points, Current Issue, Commission Recommendation):**

The Transportation Commission voted unanimously to make the following recommendation:

**Establish 20 mile per hour Park Speed Zones on streets adjacent to Taylor Park, Lindberg Park, Barrie Park, Maple Park, Ridgeland Common, and Rehm Pool and Park and seek Park District of Oak Park concurrence regarding these six parks.**

If the Village Board concurs with the Commission's recommendation tonight, Staff will prepare the necessary draft Ordinance for adoption at a later date.

Attached exhibits:

- (A) Illinois Compiled Statute 625 ILCS 5/11-605.3
- (B) Maps showing the proposed park speed zones around the six parks
- (C) Copy of email from Park District

#### **Staff Commentary (If applicable or different than Commission):**

Staff concurs with the Commission's recommendation. Staff intends to perform 'before and after' speed surveys around the six parks to determine the effectiveness of the park speed zones. Information from these surveys will be presented to the Transportation Commission for consideration to recommend implementing the park speed zones around the remaining parks.

Staff will review the Park District Board's February 17th meeting results regarding the proposed park speed zones. Staff will present these results to the Village Board if



# VILLAGE OF OAK PARK

## CITIZEN ADVISORY BOARD AND COMMISSION RECOMMENDATION

### AGENDA ITEM COMMENTARY

and when it acts on the draft Ordinance to establish the park speed zones. At that time, Staff will also present its recommendation regarding adding park speed zones on the streets adjacent to Longfellow Park.

#### **Item Budget Commentary (If applicable, Account #, Balance, Cost of Contract):**

Staff estimates that it would cost less than five thousand dollars (\$5,000) to establish the park speed zones around the six proposed parks. This works out to approximately \$800 per park.

#### **Proposed Commission Action:**

Concur with the Transportation Commission's recommendation and Direct Staff to Prepare the Necessary Documents.

#### **Proposed Staff Action (if different):**

# Village of Oak Park

<b>Parking and Traffic Commission and Staff Comparison Matrix</b>			
REVIEW OF DETAILED MAPS OF PROPOSED PARK SPEED ZONES AROUND PUBLIC PARKS			
<b>Number</b>	<b><i>P&amp;T Commission Recommendation</i></b>	<b><i>Staff Recommendation</i></b>	<b><i>Remarks</i></b>
1	Establish 20 mile per hour Park Speed Zones on streets adjacent to Taylor Park, Lindberg Park, Barrie Park, Maple Park, Ridgeland Common, and Rehm Pool and Park and seek Park District of Oak Park concurrence regarding these six parks.	Concur	
2			
3			

**Information maintained by the Legislative Reference Bureau**

Updating the database of the Illinois Compiled Statutes (ILCS) is an ongoing process. Recent laws may not yet be included in the ILCS database, but they are found on this site as Public Acts soon after they become law. For information concerning the relationship between statutes and Public Acts, refer to the Guide.

Because the statute database is maintained primarily for legislative drafting purposes, statutory changes are sometimes included in the statute database before they take effect. If the source note at the end of a Section of the statutes includes a Public Act that has not yet taken effect, the version of the law that is currently in effect may have already been removed from the database and you should refer to that Public Act to see the changes made to the current law.

**VEHICLES  
(625 ILCS 5/) Illinois Vehicle Code.**

(625 ILCS 5/Ch. 11 Art. VI heading)  
ARTICLE VI. SPEED RESTRICTIONS

**See the next page for 625 ILCS 5/11-605.3 - Special traffic  
protections while passing parks and recreation facilities and  
areas**

(625 ILCS 5/11-605.3)

Sec. 11-605.3. Special traffic protections while passing parks and recreation facilities and areas.

(a) As used in this Section:

(1) "Park district" means the following entities:

(A) any park district organized under the Park District Code;

(B) any park district organized under the Chicago Park District Act; and

(C) any municipality, county, forest district, school district, township, or other unit of local government that operates a public recreation department or public recreation facilities that has recreation facilities that are not on land owned by any park district listed in subparagraphs (A) and (B) of this subdivision (a)(1).

(2) "Park zone" means the recreation facilities and areas on any land owned or operated by a park district that are used for recreational purposes, including but not limited to: parks; playgrounds; swimming pools; hiking trails; bicycle paths; picnic areas; roads and streets; and parking lots.

(3) "Park zone street" means that portion of any street or intersection under the control of a local unit of government, adjacent to a park zone, where the local unit of government has, by ordinance or resolution, designated and approved the street or intersection as a park zone street. If, before the effective date of this amendatory Act of the 94th General Assembly, a street already had a posted speed limit lower than 20 miles per hour, then the lower limit may be used for that park zone street.

(4) "Safety purposes" means the costs associated with: park zone safety education; the purchase, installation, and maintenance of signs, roadway painting, and caution lights mounted on park zone signs; and any other expense associated with park zones and park zone streets.

(b) On any day when children are present and within 50 feet of motorized traffic, a person may not drive a motor vehicle at a speed in excess of 20 miles per hour or any lower posted speed while traveling on a park zone street that has been designated for the posted reduced speed.

(c) On any day when children are present and within 50 feet of motorized traffic, any driver traveling on a park zone street who fails to come to a complete stop at a stop sign or red light, including a driver who fails to come to a complete stop at a red light before turning right onto a park zone street, is in violation of this Section.

(d) This Section does not apply unless appropriate signs are posted upon park zone streets maintained by the Department or by the unit of local government in which the park zone is located. With regard to the special speed limit on park zone streets, the signs must give proper due warning that a park zone is being approached and must indicate the maximum speed

limit on the park zone street.

(e) A first violation of this Section is a petty offense with a minimum fine of \$250. A second or subsequent violation of this Section is a petty offense with a minimum fine of \$500.

(f) When a fine for a violation of this Section is imposed, the person who violates this Section shall be charged an additional \$50, to be paid to the park district for safety purposes.

(g) The Department shall, within 6 months of the effective date of this amendatory Act of the 94th General Assembly, design a set of standardized traffic signs for park zones and park zone streets, including but not limited to: "park zone", "park zone speed limit", and "warning: approaching a park zone". The design of these signs shall be made available to all units of local government or manufacturers at no charge, except for reproduction and postage.

(Source: P.A. 94-808, eff. 5-26-06.)



# Oak Park



Park District of Oak Park

### Parks & Facilities

- |    |                                 |
|----|---------------------------------|
| 1  | Anderson Center                 |
| 2  | Austin Gardens                  |
| 3  | Barrie Center                   |
| 4  | Barrie Park                     |
| 5  | Carroll Center                  |
| 6  | Cheney Mansion                  |
| 7  | Conservatory                    |
| 8  | Dole Center                     |
| 9  | Euclid Square                   |
| 10 | Field Center                    |
| 11 | Fox Center                      |
| 12 | Lindberg Park                   |
| 13 | Longfellow Center               |
| 14 | Maple Park                      |
| 15 | Mils Park / Pleasant Home       |
| 16 | Gymnastics Ctr. / Admin. Bldg.  |
| 17 | Randolph Tot Lot                |
| 18 | Rehm Pool and Park              |
| 19 | Ridgeland Common                |
| 20 | Scoville Park                   |
| 21 | Stevenson Center                |
| 22 | Taylor Park                     |
| 23 | Tennis & Fitness Ctr. (private) |
| 24 | Wenonah Tot Lot                 |

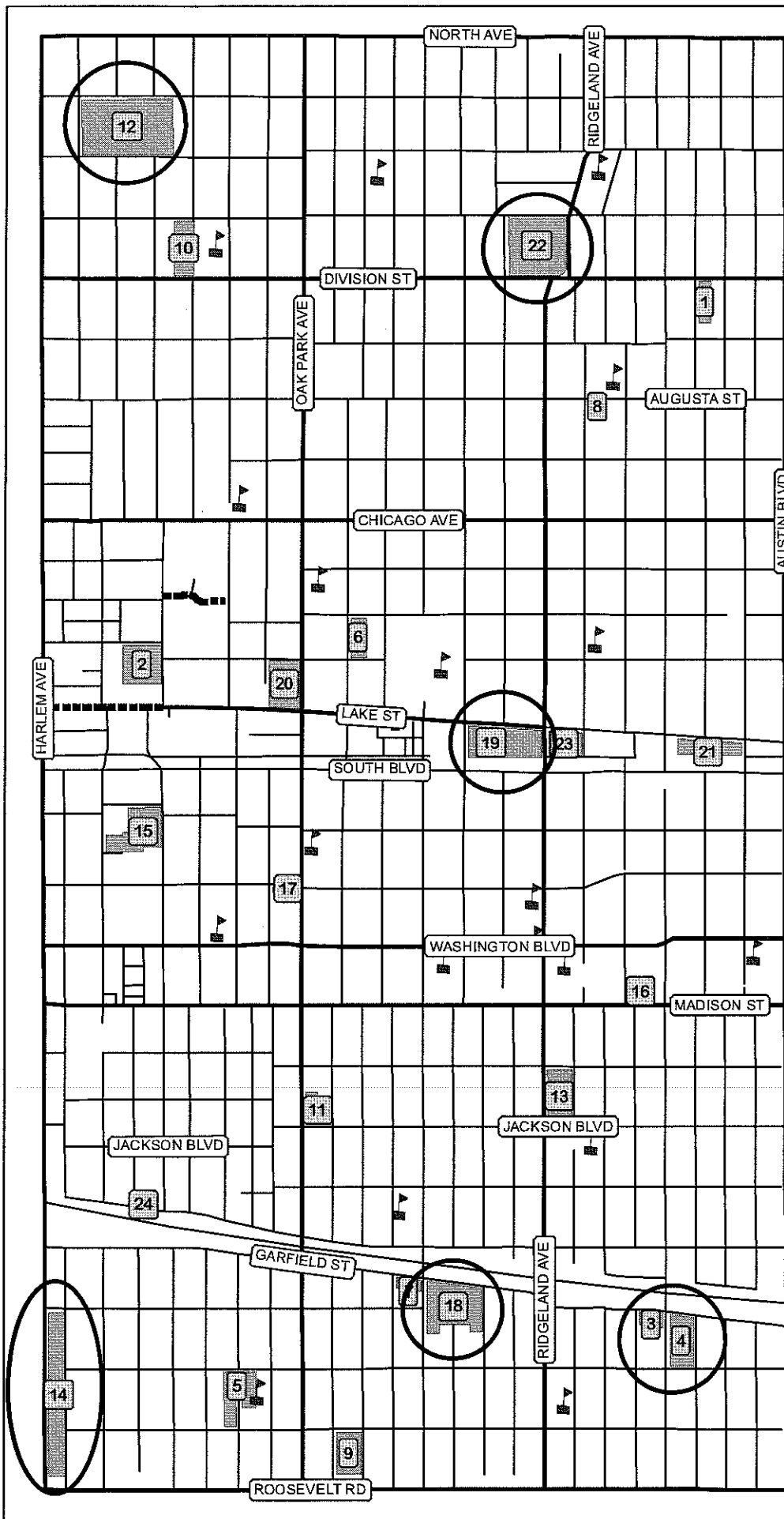
	Schools	<b>Speed Limits</b>
		20 mph
		25 mph
		30 mph

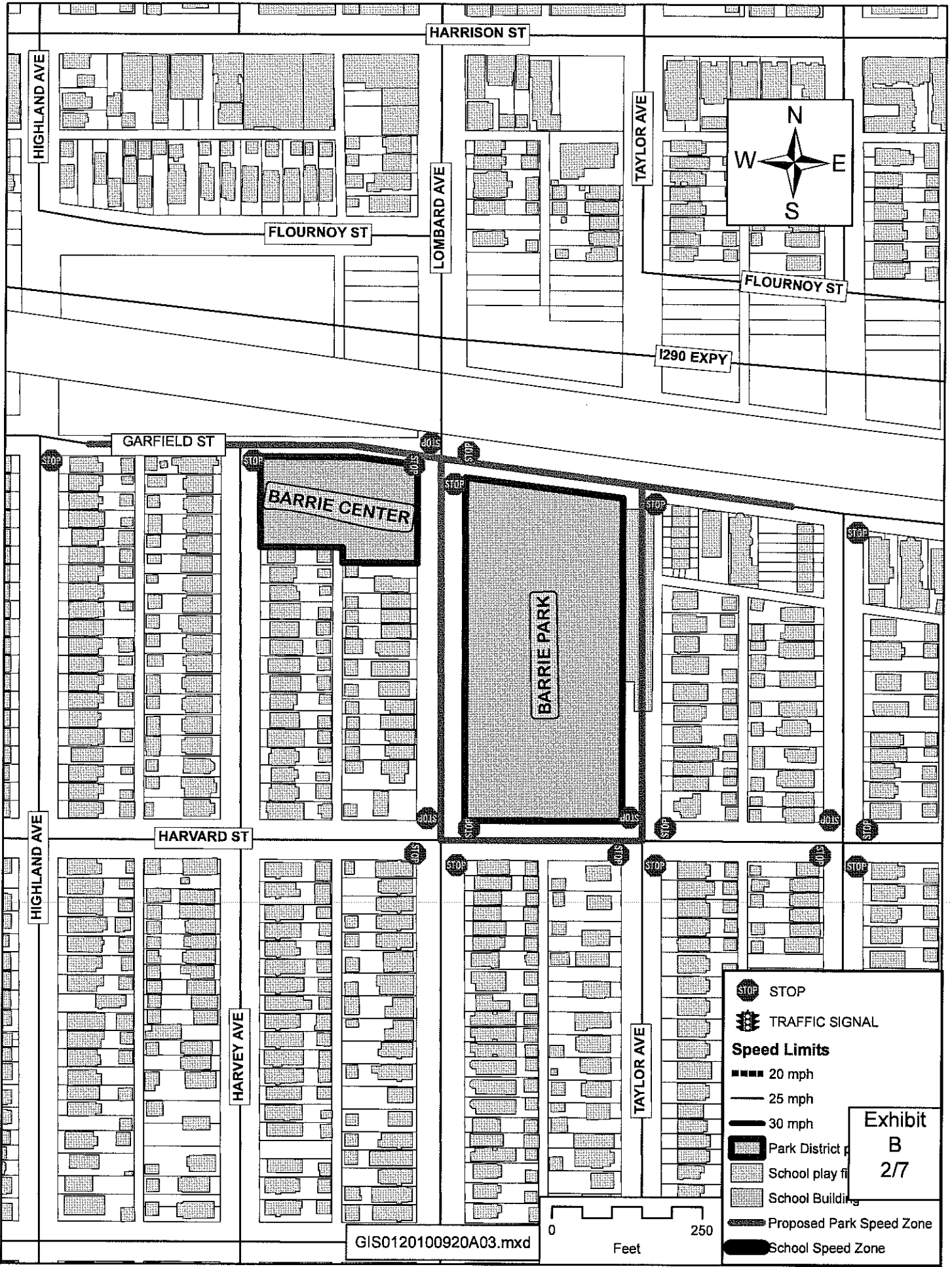
Park District of Oak Park  
Parks & Facilities and  
Posted Speed Limits  
as of the Summer of

**Exhibit**  
**B**  
**1/7**



Created By: Micha  
Created On: Septer  
Printed On: Septer  
Filename: GIS0120





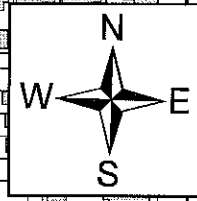
HARRISON ST

HIGHLAND AVE

FLOURNOY ST

LOMBARD AVE

TAYLOR AVE



FLOURNOY ST

I290 EXPY

GARFIELD ST

BARRIE CENTER

BARRIE PARK

HARVARD ST

HIGHLAND AVE

HARVEY AVE

TAYLOR AVE

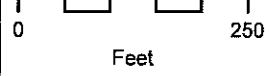
- STOP
- TRAFFIC SIGNAL

**Speed Limits**

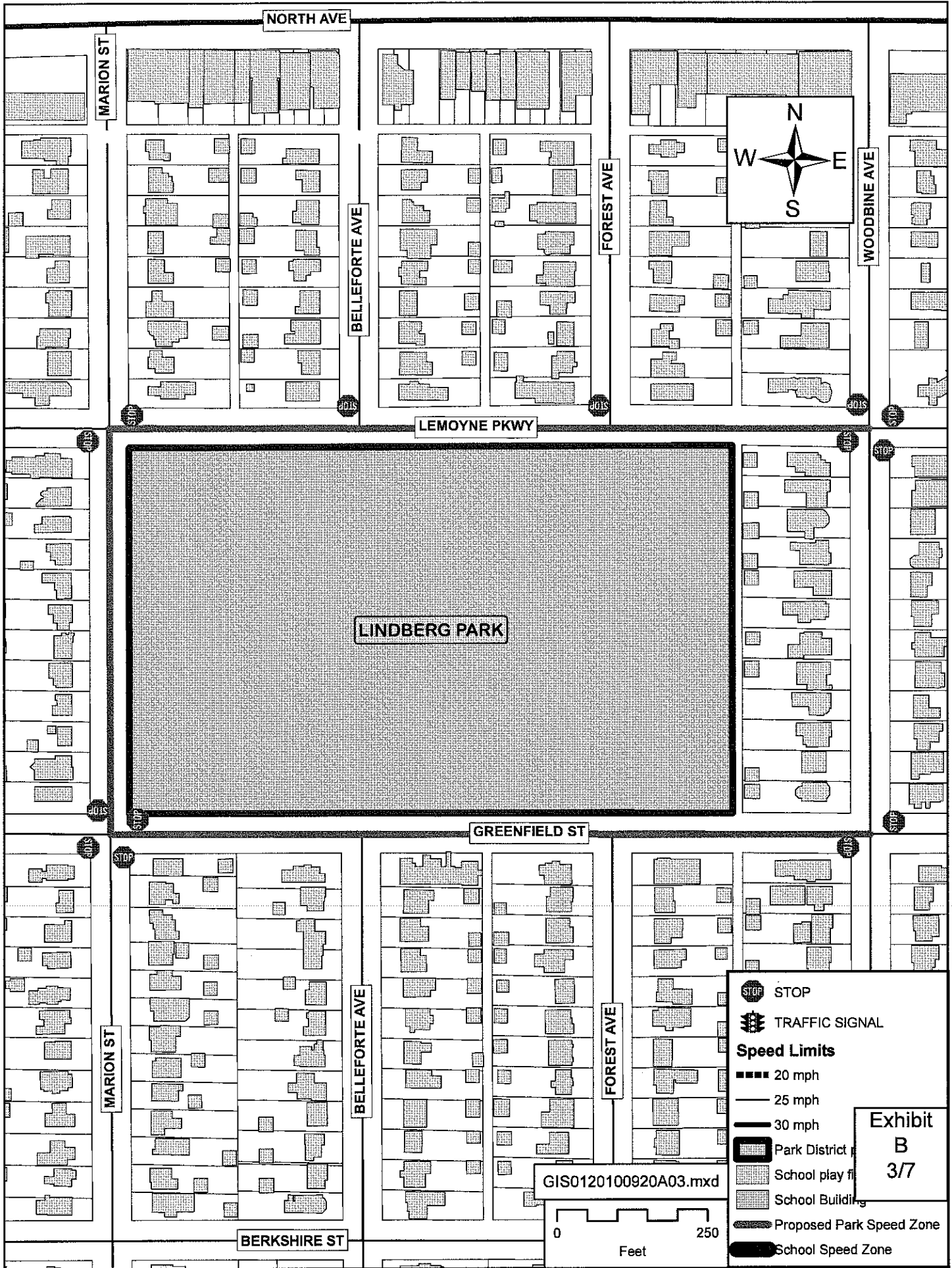
- 20 mph
- 25 mph
- 30 mph

- Park District
- School play field
- School Building
- Proposed Park Speed Zone
- School Speed Zone

Exhibit  
B  
2/7



GIS0120100920A03.mxd



NORTH AVE

MARION ST

BELLEFORTE AVE

FOREST AVE

WOODBINE AVE

LEMOYNE PKWY

LINDBERG PARK

GREENFIELD ST

MARION ST

BELLEFORTE AVE

FOREST AVE

BERKSHIRE ST

GIS0120100920A03.mxd

0 250 Feet

**STOP**

**TRAFFIC SIGNAL**

**Speed Limits**

- 20 mph
- 25 mph
- 30 mph

**Park District**

**School play field**

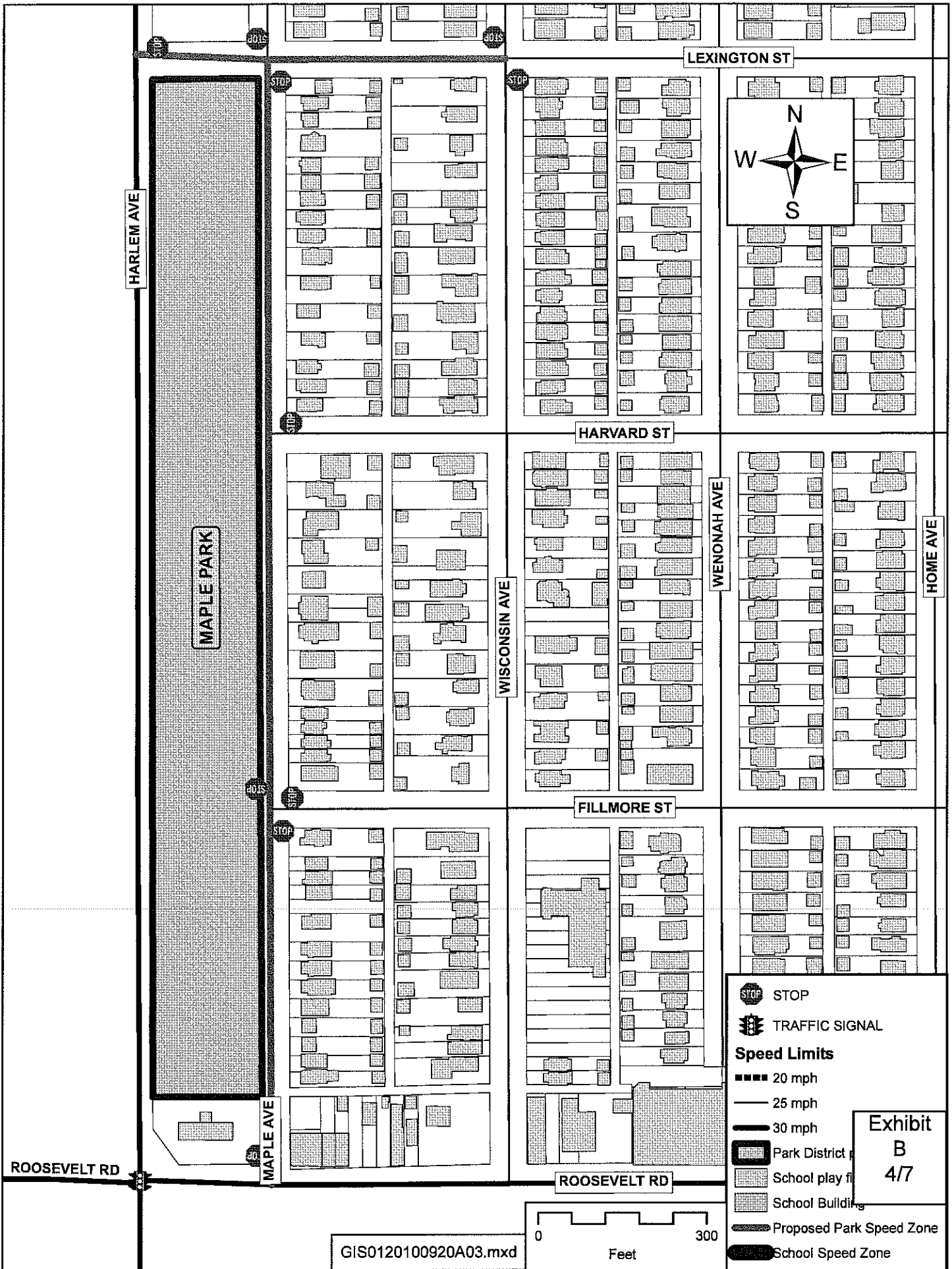
**School Building**

**Proposed Park Speed Zone**

**School Speed Zone**

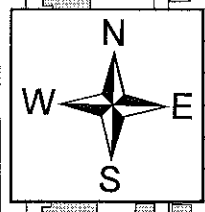
**Exhibit B 3/7**





HARLEM AVE

LEXINGTON ST



MAPLE PARK

HARVARD ST

WISCONSIN AVE

WENONAH AVE

HOME AVE

FILLMORE ST

ROOSEVELT RD

MAPLE AVE

ROOSEVELT RD

**STOP**

**TRAFFIC SIGNAL**

**Speed Limits**

- 20 mph
- 25 mph
- 30 mph

**Park District**

**School play field**

**School Building**

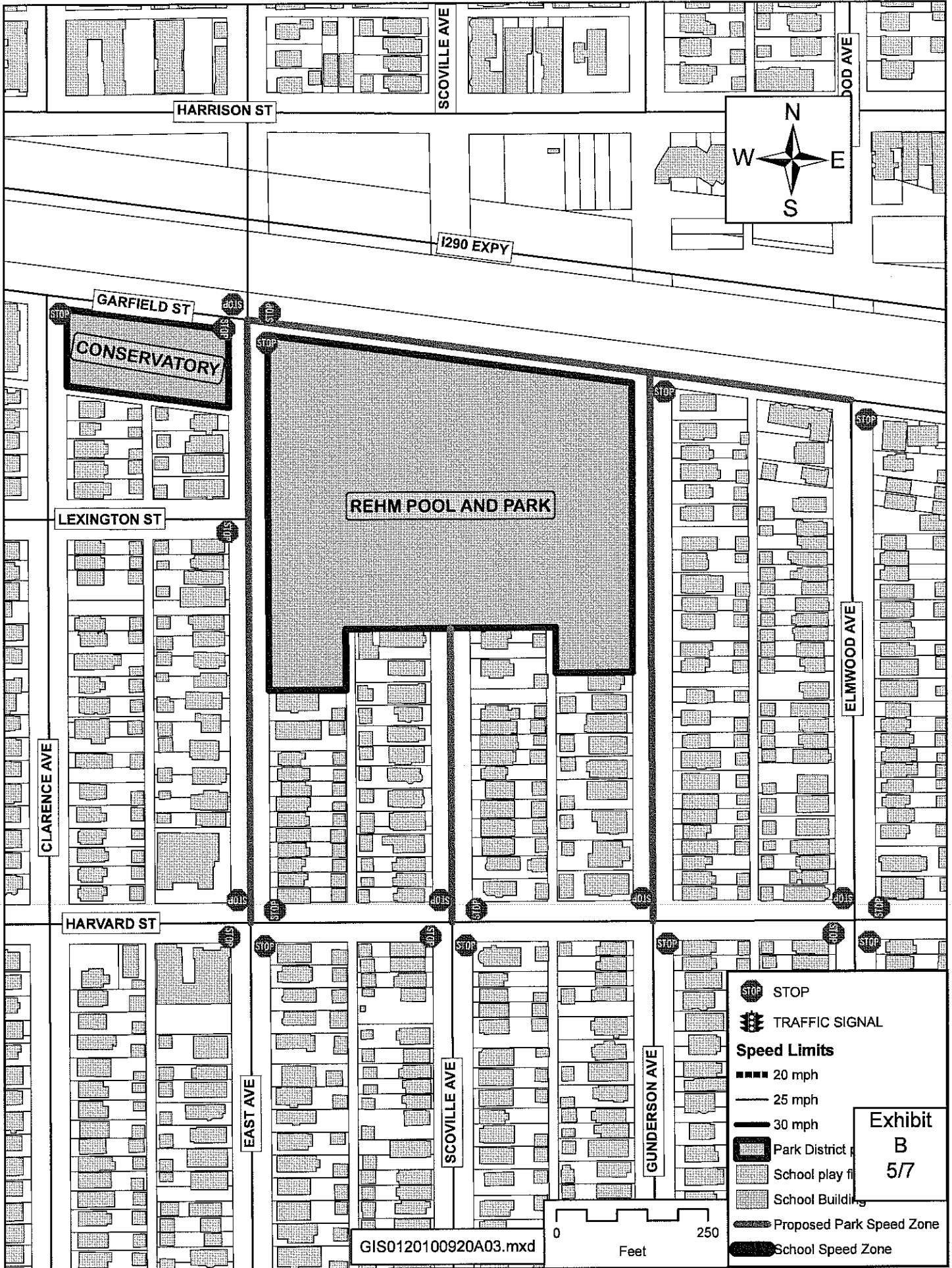
**Proposed Park Speed Zone**

**School Speed Zone**

Exhibit  
B  
4/7



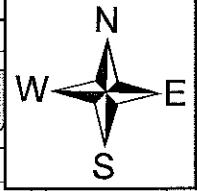
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HARRISON ST

SCOVILLE AVE

DOD AVE



I290 EXPY

GARFIELD ST

CONSERVATORY

REHM POOL AND PARK

LEXINGTON ST

CLARENCE AVE

ELMWOOD AVE

HARVARD ST

EAST AVE

SCOVILLE AVE

GUNDERSON AVE

- STOP
- TRAFFIC SIGNAL

**Speed Limits**

- 20 mph
- 25 mph
- 30 mph

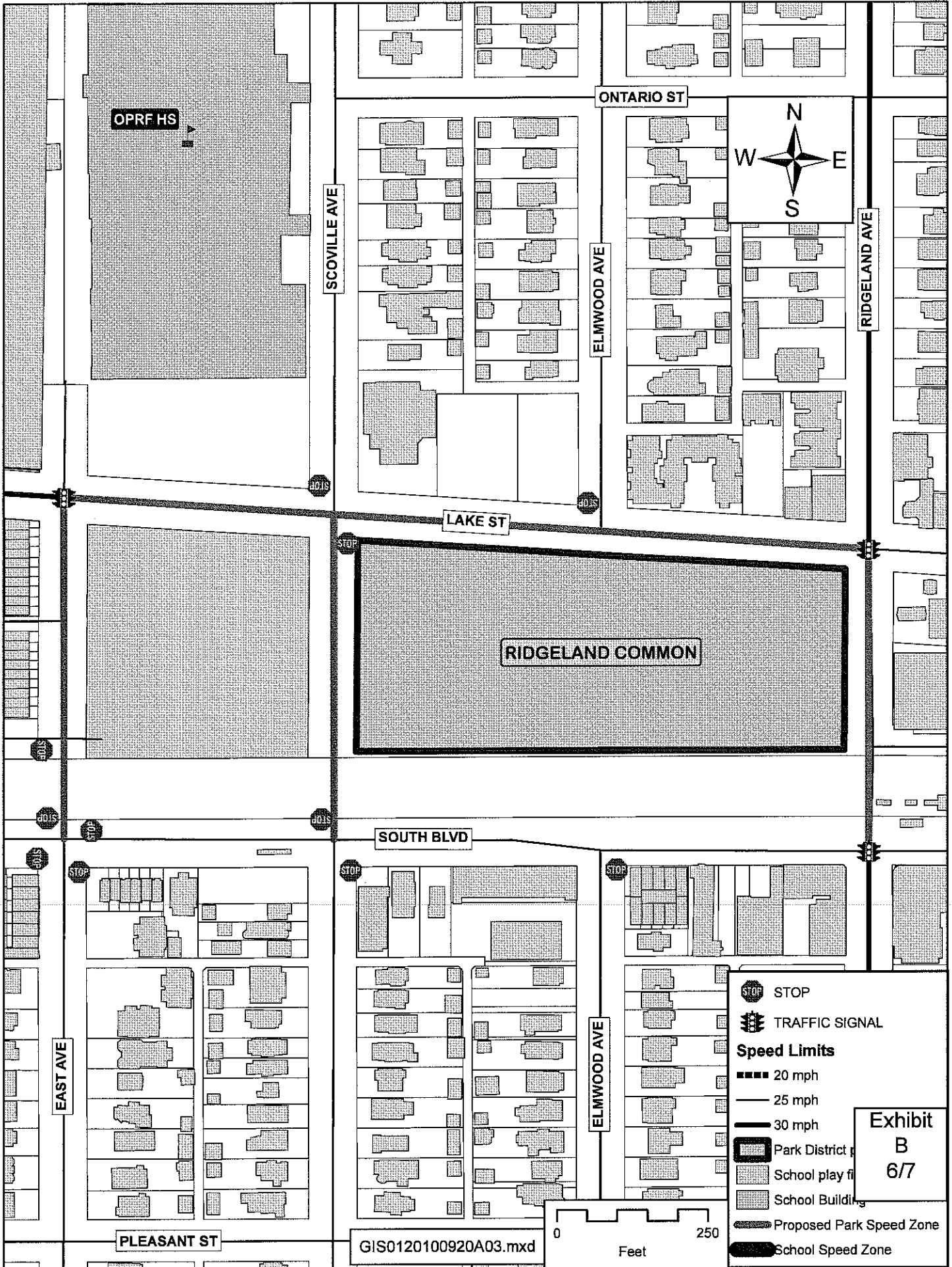
- Park District
- School play field
- School Building

- Proposed Park Speed Zone
- School Speed Zone

Exhibit  
B  
5/7

GIS0120100920A03.mxd

0 250  
Feet



OPRF HS

ONTARIO ST

SCOVILLE AVE



ELMWOOD AVE

RIDGELAND AVE

LAKE ST

RIDGELAND COMMON

SOUTH BLVD

EAST AVE

ELMWOOD AVE

PLEASANT ST

GIS0120100920A03.mxd

0 250 Feet

**STOP**  
 STOP

**TRAFFIC SIGNAL**  
 TRAFFIC SIGNAL

**Speed Limits**

- 20 mph
- 25 mph
- 30 mph

**Park District**  
 Park District

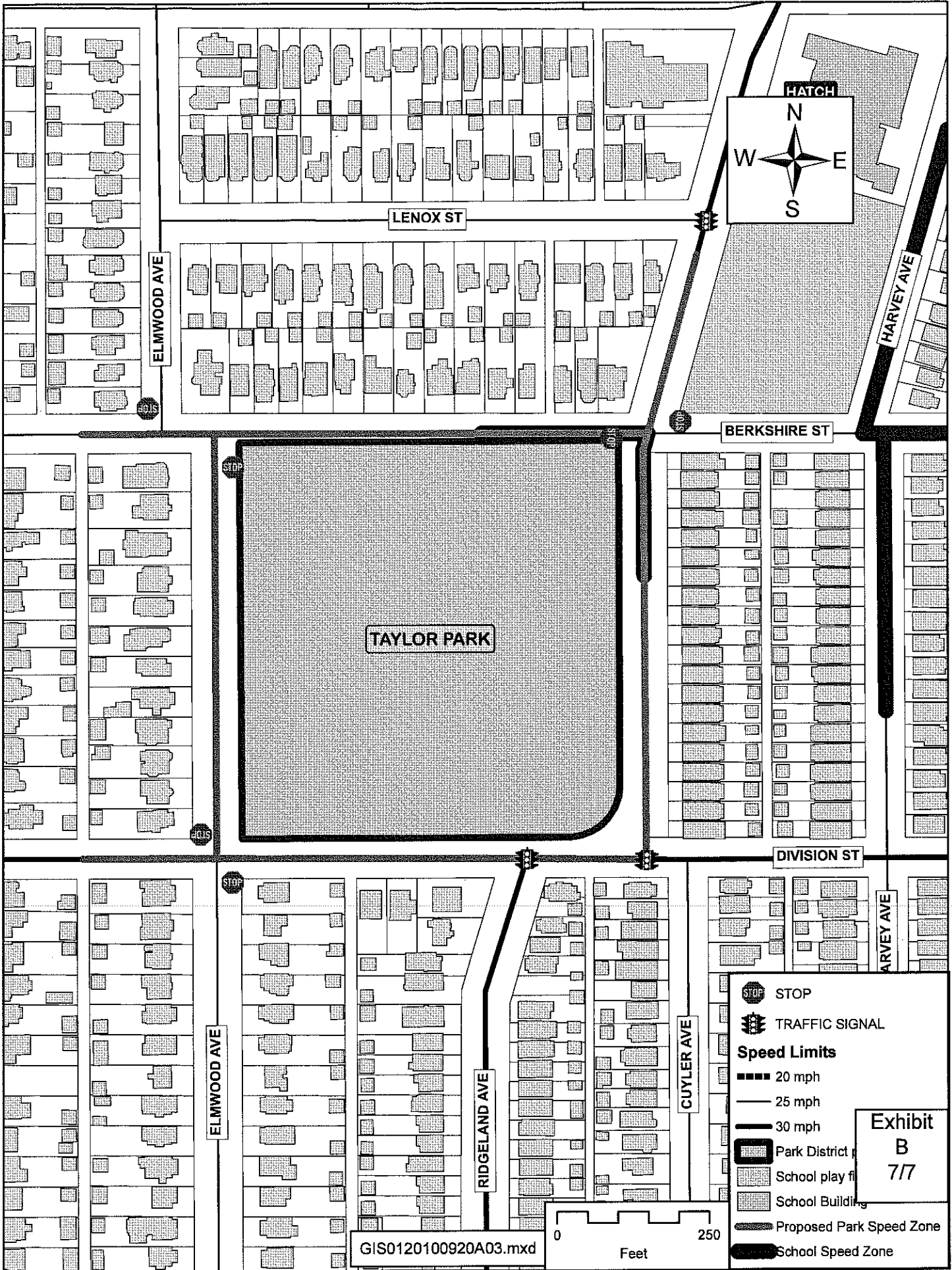
**School play field**  
 School play field

**School Building**  
 School Building

**Proposed Park Speed Zone**  
 Proposed Park Speed Zone

**School Speed Zone**  
 School Speed Zone

**Exhibit B 6/7**



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Feet

250

Exhibit  
B  
7/7

## Koperniak, Mike

---

**From:** Gary Balling [garyb@oakparkparks.com]  
**Sent:** Friday, February 04, 2011 9:03 AM  
**To:** Koperniak, Mike  
**Cc:** 'Paul Aeschleman'; dianas@oakparkparks.com; 'Karen Gruszka'; 'Neil Adams'  
**Subject:** Proposed Park Speed Zones

Mike,

All went well last evening at the Park Board Committee of the Whole Meeting. Transportation Commission Chair Paul Aeschleman did a good job of reviewing the issue of establishing speed zones on streets adjacent to parks. There was Park Board consensus to endorse the proposed speed zones at parks and specifically at this time at the six parks recommended by the Transportation Commission of the Village of Oak Park. The six parks as recommended by the Commission are Barrie, Lindberg, Maple, Rehm, Ridgeland Common and Taylor. If a seventh park could be considered it would be Longfellow Park. The Park Board will consider action to affirm their endorsement as part of the agenda for the Regular Park Board Meeting on Thursday, February 17 since no official action can be taken at the Committee of the Whole Meeting. Once the Park Board takes action it will be followed by a letter from Park Board President Mark Gartland.

Resident Rick Kuner was also at the meeting presenting information on a Travel Study he was working on with our staff members and recommended to Paul, pending the Village Board authorization (approval to proceed by Village Trustees) of the speed zones that we should provide for communication to the public. We can be of assistance in this area by providing information through our eNews, posters around parks and in our Park District Brochure. We also have many lines of communications with partner groups.

Thank you and the Traffic Commission for your work on this issue. If I can be of further assistance or provide additional information please let me know.

***Gary Balling***, CPRP  
Executive Director  
Park District of Oak Park  
218 Madison Street  
Oak Park, IL 60302  
708.725.2020  
fax 708.725.2095  
[garyb@oakparkparks.com](mailto:garyb@oakparkparks.com)

*In partnership with the community, we provide quality parks and recreation experiences for the residents of Oak Park.*

 Please consider the environment before printing this email.

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Exhibit C 1/1
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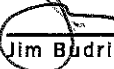
F

VILLAGE OF OAK PARK  
AGENDA ITEM COMMENTARY

**Item Title: Ordinance Amending Section 15-1-10 Of The Village Code To Reduce The Current Posted 30 Miles Per Hour Speed Limit To 25 Miles Per Hour On Select Streets As Reviewed By The Village Board Of Trustees On January 18, 2011**

Resolution or Ordinance No.: \_\_\_\_\_

Date of Board Action: February 22, 2011

Staff Review:  \_\_\_\_\_  
Jim Budrick, Village Engineer

Village Manager's Office:  \_\_\_\_\_

**Item History (Previous Board Review, Related Action, History):**

At its June 7, 2010 meeting, the Village Board of Trustees voted unanimously to refer to the Transportation Commission a work item to take a broader look at reducing the speed limit on Division Street and on similar streets throughout the Village to 25 miles per hour (mph).

The Transportation Commission reviewed this issue at its November 22, 2010 meeting. After considerable discussion, the Commission voted six to one to recommend to the Village Board that the speed limits on Division Street, Chicago Avenue, Lake Street between Forest Avenue and Ridgeland Avenue, and Oak Park Avenue be reduced to 25 MPH to match the adjacent suburban communities.

The Village Board reviewed the Commission's recommendation at its January 18, 2011 meeting, as part of the Consent Agenda. The Village Board concurred with the Commission's recommendation.

Staff has prepared the necessary draft Ordinance to establish the 25 mph speed limit on the recommended streets.

**Item Policy Commentary (Key Points, Current Issue, Recommendation):**

Attached is a draft Ordinance reducing the speed limit from 30 mph to 25 mph on the above mentioned streets.

Staff has begun the process of inventorying the existing speed limit signs on the recommended streets in order to determine the exact number of required replacement signs.

**Item Budget Commentary (Account #, Balance, Cost of Contract):**

It is estimated that up to 36 speed limit signs will have to be replaced. Material and labor to replace a sign costs \$100 each. This works out to an estimated thirty-six hundred dollars (\$3,600) to replace the existing 30 mph speed limit signs with new 25 mph speed limit signs. Funds for this work are available in the Public Works Department's Street Division funds.

**Proposed Action:**     **Adopt the Ordinance.**

**ORDINANCE AMENDING SECTION 15-1-10  
OF THE OAK PARK VILLAGE CODE  
RELATING TO SPEED LIMITS**

**BE IT ORDAINED** by the President and Board of Trustees of the Village of Oak Park, County of Cook, State of Illinois, in accordance with the Home Rule Powers granted to it under Article VII, Section 6 of the Constitution of the State of Illinois (1970), as amended, that Section 15-1-10 of the Oak Park Village Code, as amended, entitled "Speed Limits" is hereby amended to read as follows by striking through text to be deleted:

15-1-10: SPEED LIMITS: The maximum speed limit for a motor vehicle in the Village shall be twenty (20) miles per hour on Elizabeth Court and Lake Street from Harlem Avenue to Forest Avenue and shall be twenty five (25) miles per hour on all other streets except the following:

Austin Boulevard  
~~Chicago Avenue~~  
~~Division Street~~  
Harlem Avenue  
~~Lake Street (except from Harlem Avenue to Forest Avenue and~~  
~~Ridgeland Avenue to Austin Boulevard)~~  
Madison Street  
North Avenue  
~~Oak Park Avenue~~  
Ridgeland Avenue  
Roosevelt Road  
Washington Boulevard

---

On these specifically named streets the maximum speed limit shall be as specified in 625 Illinois Compiled Statutes 5/11-601 et seq., adopted in Section 15-1-1 of this Article.



**THIS ORDINANCE** shall be in full force and effect from and after its adoption, approval, publication, and posting of appropriate signs, as provided by law.

**ADOPTED** this 22nd day of February, 2011, pursuant to a roll call vote as follows:

**AYES:**

**NAYS:**

**ABSENT:**

**APPROVED** by me this 22nd day of February, 2011.

---

Ray Johnson  
President Pro Tem

**ATTEST:**

---

Teresa Powell  
Village Clerk

Published by me in pamphlet form this \_\_\_\_\_ day of \_\_\_\_\_, 2011.

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Teresa Powell  
Village Clerk

**Approved Minutes of Meeting  
Transportation Commission  
Monday, November 22 - 7:00 PM  
Council Chambers - Village Hall**

Call to Order and Roll Call Chair Aeschleman called the meeting to order at 7:03PM.

Present: Chair Paul Aeschleman, John Dagnon, Beth Marek, Jack Chalabian II, John Abbott, Charles Frangos, Laszlo Medgyesy

Excused: None

Absent: None

Staff Present: Delia Tamas, Jim Budrick, Cara Pavlicek, John Kloak

Non-Agenda Public Comment:

Christine Portnoff, resident at Jackson and Scoville spoke about high level of noise from cars driving down Jackson. Radios are blaring and vibrations coming from cars is highly annoying. She wishes something could be done to improve the conditions.

Francisco Cotto, resident from 300 North Grove spoke about the problems the new 2 hour parking restrictions are creating for himself and neighbors. He would like to see the Commission reconsider the changes made.

Approval Of Tonight's Meeting

Commissioner Abbott motioned to approve tonight's agenda as presented. Commissioner Marek seconded the motion. The motion was approved by a 7 to 0 voice vote.

Approval Of Draft Minutes From Previous Meetings

Commissioner Dagnon motioned to approve the October 25, 2010 Transportation Commission meeting minutes as submitted and Commissioner Frangos seconded the motion. The motion was approved by a 7 to 0 voice vote.

Agenda Item 5 – Review of Petition for Parking Restrictions on the 700 Block of South East Avenue as Well as on Select Adjacent 700 Blocks.

Parking Services Assistant Manager Delia Tamas reviewed the staff memorandum and gave background information on the petition and the data and information collected by staff.

Chair Aeschleman commented on the Madison and East Area Wide Study recently completed and the six month review planned for mid 2011. He had questioned the

recommendation made by the Commission to have a Village process whereby changes to restrictions on individual blocks could be handled administratively.

Jim Budrick indicated that the intent was to move in that direction, however, given the outreaching effects of the petition presented, it was in the Village's best interest to widen the discussion to several blocks.

Chair Aeschleman opened the floor to comments from the neighbors.

Christine Portnoff, a resident of the 700 block of Scoville indicated that they submitted a petition 2 years ago asking for similar relief and it was denied. They still have a number of Fenwick students parking on the street everyday and if East Avenue is restricted the students will move to Scoville.

Chris Donovan, a resident of the 700 block of Elmwood stated the problem is the same as 2 years ago. The residents are burdened with students parking in the neighborhood. The problem should be given back to Fenwick to help find solutions.

Tammy Coty, a resident of 700 East Avenue indicated that they have been trying to get restrictions for the past 11 years. They don't understand the reluctance to deal with the issue. Not only are students parking on the street, they see parents of students also parking and walking to the El.

Charlain McAnary, also from 700 East stated that cars are parked solid down the street and Fire trucks have a difficult time getting through.

Suzanne Pawliz, a resident of 700 Clarence says she has complained about parking for years. Not only can't residents park on the street, but also they have to clean up after the student who litter their block.

Karen Brandt of the 700 block of East stated that the young people simply do not respect the residents of the block and are taking advantage.

Jerry Lordan of Fenwick indicated that in 1998 the residents of the 600 Block of East asked for similar relief from student parking. Fenwick did not oppose the restrictions and similarly they do not oppose the restrictions being sought at this time. He did a quick one day survey and found a number of cars parking on both 700 East and Scoville. He also noted almost an equal number of empty spaces in the lot Fenwick leased from the Village at Oak Park and Madison. If more permits were made available a number of the cars would likely move. Finally he mentioned the new State Law for young drivers prevents students from car pooling.

Michael Mellman, a resident of 700 Scoville indicated he would like to see some action taken on this issue.

Chair Aeschleman closed the floor to public comment and called for discussion amongst the Commissioners.

Commissioner Dagnon asked the audience questions about the litter and inconvenience. The response was that guests, service companies and having the ability to park close to their own homes should be fundamental.

Commissioner Abbott wanted more information on the public safety aspect of having the street filled with parked cars. Assistant Parking Manager Tamas mentioned that the Fire Chief had responded to this back in August. She handed out copies of the memo previously submitted.

Commissioner Chalabian questioned what happens on non-school days. The response from the audience was there is summer school parking as well as weekend parking from Ascension Church.

Commissioner Chalabian indicated that the Commission should focus on the safety aspect. He feels the restrictions that exist north of Jackson should also exist south of Jackson.

Chair Aeschleman pointed out that the Commission has basically 4 options to consider which were outlined by staff.

Commissioner Marek stated that cars will simply move block to block as restrictions are put in place.

Commissioner Abbott questioned the reasons behind the 2 hour parking in the 800 block of East. The response was it was due to parking by Ascension for funerals and other church functions.

Chair Aeschleman suggested that an alternating sides restriction similar to 500 North Fair Oaks, where OPRF high school parking is a problem, should also be used here.

Commissioner Medgyesy indicated he had concerns about parking being available in other areas should restrictions be added.

Assistant Parking Manager Tamas indicated space was available along South Boulevard north of Fenwick.

Chair Aeschleman indicated that additional permit parking along Adams is an option if additional spaces are needed.

Chair Aeschleman also stated that the Commission could table this issue until the 6 month review of the Madison / East area wide parking study is taken up next year.

Commissiner Abbott made a motion to approve option "C" made by staff which consists of adding 2 Hour Parking from 8 am to 12 noon on 700 blocks of Clarence, East, Scoville, Gunderson and Elmwood. The motion was seconded by Commissioner Frangos.

AYES: Abbott and Frangos

NAYES: Dagnon, Marek, Medgyesy, and Aeschleman

ABSTENTIONS: Chalabian

The motion failed 5 to 2.

Commissioner Medgyesy then motioned to approve option "B" made by staff which consisted of adding 2 Hour Parking 8 am to 12 noon only on the 700 block of South East. The motion was seconded by Commissioner Dagnon.

AYES: Medgyesy, Dagnon, Abbott and Frangos

NAYES: Chalabian, Marek and Aeschleman

The motion passed 4 to 3.

Agenda Item 6 – Petition to Upgrade the Division and Hayes Intersection to All-Way Stop Sign Traffic Controls.

Transportation Engineer John Kloak reviewed the staff memorandum and gave background information on the petition and the data and information collected by staff. He presented the Crash data, speed and volume and condition diagram drawn for the intersection. Mr. Kloak then proceeded to read the additional testimony received after the agenda was prepared.

Chair Aeschleman asked about the roadway type and standards used for traffic controls at this type of intersection.

Jim Budrick responded that Division Street is considered an Arterial Roadway and is also a Federal Aide Urban Highway whereby the Village receives federal funds for improvements made to the road. The Manual of Uniform Traffic Control Devices is what is used to determine the Warrants for additional traffic control devices. Based on the data collected this intersection does not meet the warrants for an all-way stop control.

Commissioner Chalabian asked about the existing crosswalk markings. Mr. Kloak indicated that a marked crosswalk exists on the east leg of the intersection in line with Anderson Park which is on the southeast corner of the intersection. Both advance and pedestrian crossing signage is in place at the intersection.

Commissioner Abbott asked about the new State Law concerning crosswalks and the treatment of violations. Officer \_\_\_\_\_ from the Oak Park Police Department responded that citations are issued for infractions of the new law and they are treated in court similar to other moving violations.

Chair Aeschleman opened the floor to comments from the neighbors.

Don Anderson of the 900 block of North Taylor testified that the problem is with crossing to the park. There is a low number of people making the crossing. He is concerned that the stop sign will have affects on surrounding residents in the way of increased congestion and pollution. There will be unintended consequences for neighboring blocks like his.

Anna Bramfeld of the 900 block of Hayes stated she is in favor of the new stop signs. In her 13 years as an area resident she has witnessed a number of near misses. Her house has been hit by vehicles twice. She feels that drivers drift off the street in this area. The stretch of Division between Austin and Ridgeland is too long without a stop.

Dave Dallay of 900 Hayes block lives near the intersection. He agrees that the stretch of Division between Austin and Ridgeland is too long. He pointed out that the Village was quick to respond the concerns near another park on Division. He has only heard three counter proposals to the request for stop signs. He feels that roughly 80-90% of the area is in favor of the added stop signs.

Rocio Munoz also from 900 Hayes pointed out that a pedestrian encounter with a vehicle would be fatal. She, her family and neighbors want to enjoy the park and feel the stop sign would greatly help. She was involved in a near miss at the intersection and was the one to take up the petition process.

Gabriele Dunbar, an 11 year old from Hayes, pointed out that families are missing out using the park. It is difficult enough for adults to cross the street let alone children and elderly. He feels that stop signs would make the corner safer.

Chair Aeschleman closed the floor to public comment and called for discussion amongst the Commissioners.

Commissioner Chalabian quickly made a motion to install all-way stop signs at the intersection. The motion was seconded by Commissioner Abbott.

Commissioner Frangos asked about the issue of reducing the speed limit along Division.

Chair Aeschleman pointed out that this was a recommendation that was made when dealing with Division and Woodbine. The Board had directed the Commission to look at speed limits throughout the Village and that, in fact, the next agenda item was dealing with exactly that issue. There being no further discussion he then proceeded to call for the vote.

AYES: Chalabian, Abbott, Frangos and Marek

NAYES: Medgyesy, Dagnon, and Aeschleman

The motion passed 4 to 3.

#### Agenda Item 7 – Continued Discussion of Park Zone Speed Limits and Speed Limits Throughout the Village

John Kloak presented the map outlining the speed limits along the major streets in and around the Village.

Chair Aeschleman spoke about posted speed limits and their need to be consistent with adjoining communities having similar streets

Jim Budrick indicated that staff would develop a close up map around parks to determine potential Park Zone speed limits could be considered. This would be presented to the Commission in January or February at the latest.

The Commission discussed the various major streets and their speed limits relative the neighboring communities. The consensus was to have speed limits match with our suburban neighbors.

Jim Budrick indicated that Ridgeland from Roosevelt to Augusta and all of Washington Boulevard are State Highways. Changes to the speed limits on these streets would need to be coordinated with the State.

Commissioner Abbott then moved to recommend to the Village Board that the speed limits on Division Street, Chicago Avenue, Lake Street between Forest Avenue and Ridgeland Avenue, and Oak Park Avenue be changed to 25 MPH to match the adjacent suburban communities. The motion was seconded by Commissioner Marek.

AYES: Abbott, Marek, Chalabian, Medgyesy , Frangos and Aeschleman

NAYES: Dagnon

The motion passed 6 to 1

#### Agenda Item 7 – Continued Discussion Regarding Creation of Speed table Policies

John Kloak reviewed the speed data collected over the past several years. Statistical analysis of the data in the way of Average and 85<sup>th</sup> Percentile was calculated.

The Commissioners briefly discussed the issue and the consensus was to have staff draft a policy using this information and bring back to the Commission in January, 2011 for discussion.

December 2010 meeting: Jim Budrick polled the Commission members regarding the December meeting. The consensus was that there would be no meeting held in December. The next scheduled meeting would then be Monday, January 24, 2011.

Adjournment:

There being no other business, it was moved and seconded to adjourn. The motion was approved unanimously by voice vote. The meeting was adjourned at 9:40 PM.

Respectfully submitted,

Jim Budrick  
Village Engineer



G

**VILLAGE OF OAK PARK**  
**AGENDA ITEM COMMENTARY**

**Item Title: Resolution Authorizing the Execution of an Amended Contract in an amount not to exceed \$40,000 for a total of \$170,900 with G.A. Paving Contractors Inc., for Snow Plowing and Salting of Village Leased / Owned Parking Lots for a One-Year Period.**

Resolution or Ordinance No. \_\_\_\_\_

Date of Board Action: February 22, 2011

Submitted by: \_\_\_\_\_

*dp*  
Cara Pavlicek, Interim Manager Parking and Mobility Services

Village Manager's Office: \_\_\_\_\_

**Item History (Previous Board Review, Related Action, History):**

On October 4, 2010, the Village Board approved a contract for plowing and salting the Village's 108 parking lots for the 2010/2011 snow season in an amount not to exceed \$130,900. Through the end of January 2011, total expenditures for G.A. Paving Contractors plowing and salting services were \$93,349 for twelve call-outs. The pending bill for the February blizzard is \$49,678 bringing total billed costs to \$143,027 for the contract period.

Staff is recommending an amendment to the Village's contract with G.A. Paving Contractors to increase the total contract amount by \$40,000 to \$170,900. This amount will cover all services provided and allow for additional call out this season for snow/ice events in the amount of \$27,873, if needed. From a historical perspective in February/March of 2009, the Village expended \$13,937 for plowing and salting Village lots. In February/March of 2010, the Village expended \$39,739.

**Item Policy Commentary (Key Points, Current Issue, Recommendation):**

The Village owns or leases approximately one hundred-nineteen (117) parking lots and is responsible for salting and snow removal in these parking lots. Services are obtained from a contractor because the scope of work exceeds the capacity of the village staff in Parking Services. The FY11 Parking Fund Budget provides \$135,000 for salting and plowing of all Village parking lots. To date \$80,877 has been incurred this fiscal year and therefore, no budget amendment is necessary for this increase.

To date, the Village has used G.A.'s services as follows:

Contract 10-11	Snow Recap		GA Paving
12/4/2010	4.5"	\$	10,920.00
12/5/10	cont from prior day	\$	2,760.00
12/10/10	1"	\$	5,578.00
12/12/10	1"	\$	12,943.00
12/20 - 12/21	2.5"	\$	8,749.00
12/22/10	cont from prior day	\$	6,112.00
12/25/10	2"	\$	5,043.00
12/26/10	3"	\$	10,045.00
1/11/11	4"	\$	6,901.00
1/12/11	cont from prior day	\$	8,351.00
1/18/11	.5"	\$	9,997.00
1/22 - 1/24	2"	\$	5,950.00
2/2 to 2/5	20+"	\$	49,678.00
Contract Total		\$	143,027.00

**Item Budget Commentary: (Account #; Balance; Cost of contract)**

There are sufficient funds within the 2011 Parking Fund budget for the requested contract increase. This agenda item is to authorize the increase in spending authorization with this contractor. The FY 2011 budget has \$135,000 for the fiscal year to salt and plow the Village-owned/leased parking lots in accounts # 5060-43770-786 and 787-530660 Parking Services General Contractual. To date \$80,877 has been billed this fiscal year.

**Proposed Action:** Approve the Resolution.

## RESOLUTION

**AUTHORIZING THE EXECUTION OF AN AMENDED CONTRACT WITH G.A. PAVING CONTRACTORS INC., FOR SNOW PLOWING AND SALTING OF VILLAGE LEASED / OWNED LOTS FOR A ONE-YEAR PERIOD NOT TO EXCEED \$170,900.**

**BE IT RESOLVED** by the President and Board of Trustees of the Village of Oak Park, Cook County, State of Illinois, that the Village Manager is hereby authorized to increase the contract amount with G.A. Paving Contractors Inc., Bellwood, Illinois from \$130,900 to \$170,900 for plowing and salting of Village leased and owned parking lots for a one-year period. The contract shall conform substantially to the amended contract attached hereto as Exhibit A and made part hereof.

**THIS RESOLUTION** shall be in full force and effect from and after its adoption and approval as provided by law.

ADOPTED this 22<sup>nd</sup> day of February 2011, pursuant to a roll call vote as follows:

AYES:

NAYS:

ABSENT:

**ADOPTED AND APPROVED** by me, this 22<sup>nd</sup> day of February 2011.

\_\_\_\_\_  
Ray Johnson  
Village President Pro Tem

ATTEST:

\_\_\_\_\_  
Teresa Powell  
Village Clerk



**Amended Contract**

The Village of Oak Park acting by and through its President & Board of Trustees, and G.A. Paving Contractors Inc., 2209 Railroad Avenue, Bellwood, IL 60104, its executors, administrators, successors or assigns (hereinafter "Contractor") agree to amend the contract entered into on October 4, 2010 so that paragraph 3 of the agreement reads as follows:

3. Contractor agrees, at its own proper cost and expense to do all the work, furnish all materials and all labor necessary to complete the work in accordance with the terms of this contract and the requirements of the Interim Manager Parking Services under it in an amount not to exceed \$170,900.

Contractor affirms that the individual signing this contract is authorized to execute agreements on behalf of the Contracting entity.

IN WITNESS WHEREOF, the parties have executed this contract on February 22, 2011.

Attest:

**Village Of Oak Park**

\_\_\_\_\_  
**Teresa Powell, Village Clerk**  
(Seal)

By \_\_\_\_\_  
**Thomas W. Barwin,**  
**Village Manager**

**G.A. Paving Contractors, Inc.**

REVIEWED AND APPROVED  
AS TO FORM

FEB 15 2011  
*[Signature]*  
LAW DEPARTMENT

By: \_\_\_\_\_  
Signature

\_\_\_\_\_  
Printed Name

Its: \_\_\_\_\_  
Title



Contract

1. THIS AGREEMENT is made and concluded on the 4<sup>th</sup> day of October, 2010 by and between the Village Of Oak Park acting by and through its President & Board of Trustees, and G.A. Paving Contractors Inc., 2209 Railroad Avenue, Bellwood, IL 60104, its executors, administrators, successors or assigns (hereinafter "Contractor".)
2. The following documents set forth the terms of this contract and are incorporated herein:
  - a. The Village of Oak Park's Notice to Contractors, Special Provisions and Plans for Project No. 08114, Snow/Ice Control - Village Parking Lots, as subsequently amended to reflect lot quantities south of Lake Street to Roosevelt from Austin to Harlem;
  - b. G.A. Paving Contractors Inc., Proposal, as amended to reflect lot quantities south of Lake Street to Roosevelt from Austin to Harlem
  - c. The Contract Bond
3. Contractor agrees, at its own proper cost and expense to do all the work, furnish all materials and all labor necessary to complete the work in accordance with the terms of this contract and the requirements of the Interim Manager Parking Services under it at the rates set forth in its proposal and in an amount not to exceed \$130,900.
4. The term of this agreement will be from November 1, 2010 to April 30, 2011.
5. Contractor affirms that the individual signing this contract is authorized to execute agreements on behalf the Contracting entity.
6. IN WITNESS WHEREOF, the parties have executed this contract on the date above mentioned.

Attest:

Teresa Powell  
 Teresa Powell, Village Clerk  
 (Seal)

Village Of Oak Park  
 By: Thomas W. Barwin  
 Thomas W. Barwin,  
 Village Manager

REVIEWED AND APPROVED AS TO FORM

SEP 27 2010

G.A. Paving Contractors Inc.  
 By: [Signature]  
 Signature

[Signature]  
 LAW DEPARTMENT

George Anzillo  
 Printed Name

Its: M.E.S.  
 Title

H

**VILLAGE OF OAK PARK**  
**CITIZEN ADVISORY BOARD AND COMMISSION**

**AGENDA ITEM COMMENTARY**

**Item Title: Motion to Accept Historic Preservation Commission Resolution and Findings of Fact with Regard to the Nomination of 1515 N. Harlem Avenue and direct staff to prepare an ordinance designating it as an Oak Park Historic Landmark.**

**Date of Board Action: February 22, 2011**

**Submitted by: Christina Morris, Chair**  
**Historic Preservation Commission**

**Department Liaison:** Douglas Khane

**Village Manager's Office:** [Signature]

**Commission Issue Processing:**

The Historic Preservation Ordinance, adopted by the Village Board in 1994, enables the Historic Preservation Commission to recommend, and the Village Board to adopt by Ordinance, local landmarks within the Village. The property must meet one or more of 8 criteria for designation as listed in the ordinance. The ordinance calls for the Commission to hold a public hearing and then forward a recommendation in the form of a Resolution to the Village Board. Upon receipt of the Resolution and nomination report, the Village Board has 30 days in which to designate or reject the nomination by simple majority. Upon approval, the Board shall enact an ordinance designating the landmark.

- A. Nomination for Landmark status submitted: December 31, 2010
- B. HPC preliminary determination of eligibility: January 13, 2010
- C. HPC public hearing; approved Resolution and Findings of Fact: February 10, 2011

**Item History:**

On December 31, 2010 the Historic Preservation Commission received a completed Oak Park Historic Landmark nomination form for the property at 1515 N. Harlem Avenue. The Historic Preservation Commission conducted a preliminary determination of eligibility on January 13, 2011 which determined that the property met four of the criteria for designation contained in the Historic Preservation Ordinance.

The Historic Preservation Commission conducted the required Public Hearing on February 10, 2011. Legal Notice of the Public Hearing was published in the January 26, 2011 Wednesday Journal and hearing notices were mailed to Village property owners within 250 feet of the site.

The Historic Preservation Commission approved the nomination as the Findings of Fact and recommended approval of the property as an Oak Park Historic Landmark by the attached Resolution on February 10, 2011 as is mandated in the Historic Preservation Ordinance.

**Item Policy Commentary:**

The property at 1515 N. Harlem Avenue is known as the *Harlem Office Building*. The four story concrete, marble and glass building was constructed in 1958 in a Modern design. The property is significant for its modern architecture, for its association with architect W. B. Cohan, and for its association with builder and developer Esposito and Company. The property meets the following criteria under section 7-9-5 of the Historic Preservation Ordinance "Criteria for Designation of Historic Landmarks and Interior Historic Landmarks":

1. Significance as an example of the architectural, cultural, economic, historic or social development or heritage of the Village of Oak Park, the State or the United States.
3. Identification with a person or persons who significantly contributed to the architectural, cultural, economic, historic or social heritage, or other aspect, of the Village of Oak Park, the State, or the United States.
5. Embodiment of those distinguishing characteristics of a significant architectural style.
6. Identification as the work of an architect whose individual work is significant in the development of the Village of Oak Park, the State, or the United States.

**Staff Commentary:**

Village staff recommends acceptance of the Historic Preservation Commission findings and recommendations by Resolution. Staff will then prepare the necessary ordinance designating 1515 N. Harlem Avenue as a Historic Landmark for adoption at the next available Village Board meeting.

**Item Budget Commentary:**

The amount of \$250 has been budgeted for this item for a bronze plaque and is also the current amount requested.

**Proposed Action:**

Move to accept the Historic Preservation Commission Findings and Recommendations by Resolution to approve 1515 N. Harlem Avenue as an Oak Park Historic Landmark and direct staff to prepare the necessary ordinance.

Resolution for 1515 N. Harlem Ave recommended by the Historic Preservation Commission, dated February 10, 2011  
Minutes from the January 13, 2011 HPC meeting (preliminary determination of eligibility)  
Minutes from the February 10, 2011 HPC meeting (public hearing)  
Email in support of designation from neighboring property owner.  
Oak Park Historic Landmark Nomination Form and Report for 1515 N. Harlem Avenue

# RESOLUTION

## Village of Oak Park Historic Preservation Commission

WHEREAS, the property owner (hereinafter referred to as "applicant") filed a Nomination for Landmark Status on December 31, 2010 for the **Harlem Office Building** with the Historic Preservation Commission, (hereinafter referred to as "Commission") the property being located at 1515 N. Harlem Avenue, Oak Park, Illinois; and

WHEREAS, Christina Morris, Chair of the Historic Preservation Commission scheduled the nomination for preliminary determination of eligibility at the regularly scheduled Historic Preservation Commission meeting of January 13, 2011; and

WHEREAS, at that regularly scheduled meeting the Historic Preservation Commission, it was unanimously determined that there was a likelihood that the nominated property would meet one or more of the criteria for designation contained in the Historic Preservation Ordinance; and

WHEREAS, Christina Morris, Chair of the Historic Preservation Commission, set Thursday evening, February 10, 2011 at 7:30 p.m. as the date and time of a public hearing held at Oak Park Village Hall, 123 Madison Street, to take testimony on the question as to whether the **Harlem Office Building** should be recommended for Nomination as an Oak Park Landmark; and

WHEREAS, notice of the time and place of said public hearing was duly published on January 26, 2010 in the Wednesday Journal, a newspaper of general circulation in the Village of Oak Park, and letters were also mailed to property owners within 250 feet of the subject property, advising them of the application and the public hearing to be held thereon; and

WHEREAS, on February 10, 2011 this Commission did have a quorum of members present; and

WHEREAS, this Commission having fully heard and considered public testimony and materials submitted prior to and during the hearing, does hereby find the following:

1. That the property includes a four story office building constructed in 1958 in a Modern design. The building is constructed of steel frame and concrete with aluminum framed glass panels, green marble panels, opaque glass and metal panels, vertical concrete fins, concrete cantilever roof, corner balconies and two semi-circular concrete and glass "wings" cantilevered out on the north and south sides.
2. That the building is significant for its modern design, characterized by its unique architectural features and mixture of architectural elements without specific precedents from historical styles.
3. That the building is significant for its association with architect W. B. Cohan, a prolific architectural firm in the mid 20<sup>th</sup> century. The firm was located in the



Blum Building at 624 S. Michigan Avenue in Chicago, now the South Campus building for Columbia College. The firm served as both architects and engineers on medium and large buildings in the Chicago area in the 1950s and 1960s. They worked almost exclusively on residential projects, and the Harlem Office Building at 1515 N. Harlem is the only known example of a non-residential design by the firm.

4. That the building is significant for its association with developers and builders Esposito and Company, a prominent Oak Park firm in the mid 20<sup>th</sup> century. Angelo Esposito founded the firm in 1956. Esposito and Company's offices were located at the 6525 North Avenue building. They opened an office in the Harlem Office Building at 1515 N. Harlem following completion in 1958. Esposito and Company constructed numerous commercial and office buildings on North Avenue, as well as residential buildings in Oak Park and River Forest between 1956 and 1958
5. That the evidence presented showed that the property meets the following criteria under section 7-9-5 of the Historic Preservation Ordinance "Criteria for Designation of Historic Landmarks and Interior Historic Landmarks":
  1. *Significance as an example of the architectural, cultural, economic, historic or social development or heritage of the Village of Oak Park, the State or the United States.*
  3. *Identification with a person or persons who significantly contributed to the architectural, cultural, economic, historic or social heritage, or other aspect, of the Village of Oak Park, the State, or the United States.*
  5. *Embodiment of those distinguishing characteristics of a significant architectural style.*
  6. *Identification as the work of an architect whose individual work is significant in the development of the Village of Oak Park, the State, or the United States.*

Now, therefore, be it and it is hereby resolved that this Historic Preservation Commission, acting under and by virtue of the authority conferred upon it by the Ordinance of the Village of Oak Park, does hereby recommend to the President and Board of Trustees of the Village of Oak Park that the property located at 1515 N. Harlem Avenue and known as the Harlem Office Building be designated an Oak Park Historic Landmark under the provisions of the Oak Park Historic Preservation Ordinance.

Thursday, February 10, 2011.

**Oak Park Historic Preservation Commission**  
**January 13, 2011 Meeting Minutes**  
**Oak Park Village Hall, Council Chambers – 7:30 pm**

**ROLL CALL**

**PRESENT:** Chair Christina Morris, Joerg Albrecht, Frank Heitzman, Bob Lempera, Rosanne McGrath, Drew Niermann, Gary Palese, Michael Plummer, Tony Quinn  
**ABSENT:** Garret Eakin, Regina Nally  
**STAFF:** Douglas Kaarre, Urban Planner

**Historic Landmark: Preliminary Determination of Eligibility for 1515 N. Harlem Avenue**

Chair Morris introduced the application. She was happy to note the first nomination of a mid-century modern building in Oak Park.

Planner Kaarre provided an overview of the nomination. The Harlem Office Building was constructed in 1958 by Esposito and Company and was designed by architect W. B. Cohan. The building is a unique example of Modern architecture with glass and marble walls, concrete vertical fins, a concrete cantilevered roof and two semi-circular concrete and glass “wings”. Esposito and Company constructed numerous commercial and residential buildings in Oak Park during the 1950s. W. B. Cohan Associates was located in Chicago and designed buildings in the Chicago region.

Ildiko Kresz, 1515 N. Harlem, stated that she represents the property owners who could not be present. It is a beautiful building. They have conducted a physical assessment for future needs. It houses both regular and medical offices. It is a good example of Modern architecture.

Commissioner Heitzman stated that it is one of his favorite buildings in Oak Park. It does not seem to have any architectural precedents – possibly Frank Lloyd Wright and Corbusier. The vertical concrete fins are unique in relation to the other work by Cohan. It has a machine quality.

Chair Morris stated that she is happy to see the research that was done on buildings from this period. There are some visual/aesthetic similarities to the building at 7 Division Street, also designed by Cohan.

Commissioner Albrecht stated that this building makes him smile. It is a crazy design with the half-round extensions. It's a great building.

Commissioner Lempera stated that it is not a good example of Modern architecture. It is a mélange of features and it is not similar to noted Modern examples such as the Inland Steel Building in Chicago.

Chair Morris understood his comments, and suggested that this building should be considered within its local context rather than the national examples of modernism as well as the context of Cohan's work, as outlined in the nomination.

Commissioner Heitzman stated that this building is a tour de force. It is another stream of modernism – not Miesian. It is a mixture of ideas. It reminds him of some suburban bank buildings. It's a great example of that niche.

Chair Morris agreed. More research needs to be done on modernism in general. There is not a monolithic example of the period. They are still trying to name building types.

Commissioner Palese stated that he is in favor of the nomination under criteria 1 and 5. He wanted the opinions of others on criteria 3 and 6. He's not sure if Cohan or Esposito are significant enough.

Commissioner Plummer noted that he was going to argue the opposite. He believes its eligible under all four criteria. It's Cohan's only known non-residential example.

Chair Morris agreed. It's a significant example of Cohan. There are many other examples in the nomination. Few companies did a fair amount of work in Oak Park in the 1950s.

Commissioner Lempera asked why there was a photo of 101 Madison in the nomination.

Planner Kaarre noted that the nomination was looking at examples of other Oak Park office buildings from the same period.

*Motion by Heitzman to approve a Preliminary Determination of Eligibility for the Historic Landmark nomination for 1515 N. Harlem Avenue under four Criteria for Designation as outlined in the nomination (1,3, 5, 6). Second by Albrecht. Motion approved 8-1.*

*AYE: Albrecht, Heitzman, McGrath, Niermahn, Palese, Plummer, Quinn, Morris*

*NAY: Lempera*

**Oak Park Historic Preservation Commission**  
**February 10, 2011 Meeting Minutes**  
**Oak Park Village Hall, Council Chambers – 7:30 pm**

**ROLL CALL**

**PRESENT:** Chair Christina Morris, Joerg Albrecht, Garret Eakin, Frank Heitzman, Bob Lempera, Regina Nally, Drew Niermann, Gary Palese, Michael Plummer, Tony Quinn  
**ABSENT:** Rosanne McGrath  
**STAFF:** Douglas Kaarre, Urban Planner

**A. Historic Landmark: Public Hearing for 1515 N. Harlem Avenue**

Chair Morris introduced the application and opened the public hearing. The commission determined that the property was eligible on January 13, 2011. She noted that the application was nominated under criteria 1, 3, 5 and 6.

Planner Kaarre noted that the property owners were unable to attend, though they are in support of the nomination.

Alfonso Sblendorio, 1231 N. Marion Street, stated that the Village has high property taxes. Why would someone want to designate their property as a landmark? He had questions about whether it would impact his property taxes and who is paying for it.

Chair Morris stated that there are various reasons why a property owner would want to designate their property. One reason is that they want the recognition that their property is significant. Another is that they want to preserve the property based on its architectural or historical significance. Landmark designation also provides the opportunity to take advantage of tax incentives if the property is rehabilitated.

Al Provenzano, 1222 N. Marion Street, stated that he watched the building going up. What is historic about it? Where do they make up the taxes that would go to this building?

Chair Morris noted that landmark designation does not mean that the Village would write a check to the owner to rehab their property. It means that the owner could be eligible to take advantage of tax incentive only if they significantly invest in their property and the work meets historic guidelines.

Mr. Provenzano asked if the interior walls are plaster or if the building has changed or is original to when it was built. He wants to see something in the newspaper that says his property taxes won't go up if the building is designated.

Chair Morris stated that landmark designation only deals with the exterior of the building and she could not comment on the condition or integrity of the interior.

Commissioner Nally stated that the federal tax credits deal with federal income taxes, not local property taxes. The credit is based on the amount of investment the owner puts in the building and by how much income the property produces.

Kathy Kalck, 1205 N. Marion Street, stated that the building's parking lot is behind her house. She likes it because they plow it and her alley. She looks forward to the landmark status. She feels the recognition may help sell homes on her block.

Eva Zelenko, 1217 N. Marion Street, stated that she was surprised when she got the letter as she didn't know anything about it. She asked what the criteria are for designating a landmark and why it was recommended for this building.

Chair Morris stated that the building was designated under four criteria and she read them out. She provided a copy of the nomination report to the Ms. Zelenko noting that the reasons for the designation were outlined in the report.

Planner Kaarre noted that the owners were made aware of the historic landmark program through discussions with the Commercial Façade Grant program committee.

Commissioner Nally stated that a landmark property is maintained at a higher level, which has a potential advantage to neighboring property values.

*Motion by Heitzman to accept the landmark nomination report for 1515 N. Harlem Avenue as the findings of fact. Second by Niermann.*

Commissioner Lempera stated that he does not feel it is a good example of modern architecture. It's only 52 years old. The other buildings by Cohan outlined on page 7 of the nomination are "Four-plus-ones" which are not reputable.

Chair Morris stated that a building only needs to be 50 years old under the ordinance to be eligible for landmark designation. The commission has determined that the building meets at least one criteria for designation. It's not about personal preference.

Commissioner Heitzman stated that he likes the building.

*Motion approved 9-1*

*AYE: Albrecht, Eakin, Heitzman, Nally, Niermann, Palese, Plummer, Quinn, Morris*

*NAY: Lempera*

*Motion by Albrecht to forward the findings of fact and resolution to the Village Board of Trustees recommending approval of 1515 N. Harlem Avenue as a Historic Landmark. Second by Plummer.*

*Motion approved 9-1.*

*AYE: Albrecht, Eakin, Heitzman, Nally, Niermann, Palese, Plummer, Quinn, Morris*

*NAY: Lempera*

*Motion by Heitzman to close the public hearing. Second by Niermann. Motion approved 10-0.*

**Kaarre, Doug**

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**From:** Carol Mather [carol.mather@att.net]  
**Sent:** Monday, January 31, 2011 11:48 AM  
**To:** Kaarre, Doug  
**Cc:** kim loughlin  
**Subject:** 1515 N. Harlem, historical nomination

To Mr. Kaare, since it is not possible for me to attend the scheduled meeting on February 10th, I wish to notify you that as a near neighbor of this property, I have no objection to the historic designation. I live in and own one of the townhouses on Lemoyne, across the street from the property boundary. I have lived here for over 26 years and have seen the property in question go through many times of poor landscaping and snow removal and a shabby maintenance program. However, this year has been better. My serious objection is the large blue TOOTH neon sign that burns night and day in a window on the south side of the building directly facing our living room windows. When it was installed several years ago my neighbor and I called the village and were told it was legal and should only be lit during office hours but that is not the case. It really is offensive, especially when the trees are bare. I would hope the historic designation will control signage and that sign is removed as inappropriate. Sincerely, Carol J. Mather, 1447 A North Harlem, Oak Park, IL60302 (carol.mather@att.net)



## HISTORIC LANDMARK NOMINATION FORM

### 1. Name of Property

Historic name 1 HARLEM OFFICE BUILDING

### 2. Location

Street & number 1515 N. HARLEM AVENUE

### 3. Classification

#### Ownership of Property

(Check as many boxes as apply)

private

#### Category of Property

(Check only one box)

building(s)

structure

#### Number of Resources within Property

Contributing Noncontributing

1

buildings

1

structures

1

Total

#### Type of Designation

exterior

public interior

### 4. Function or Use

Historic and Current Function (Enter categories from instructions)

Category: COMMERCE/TRADE

Subcategory: BUSINESS

### 5. Description

Architectural Style: Mid-Twentieth Century Modern

#### Areas of Significance

- (1) Significance as an example of the architectural, cultural, economic, historic or social development or heritage of the Village of Oak Park, the State, or the United States;
- (3) Identification with a person or persons who significantly contributed to the architectural, cultural, economic, historic or social heritage, or other aspect, of the Village of Oak Park, the State, or the United States;
- (5) Embodiment of those distinguishing characteristics of significant architectural type, or style, or engineering specimen;
- (6) Identification as the work of a builder, designer, architect, craftsperson, engineer or landscape architect whose individual work is significant in the development of the Village of Oak Park, the State, or the United States;

#### Period of Significance

1958

#### Architect

W. B. COHAN ASSOCIATES

#### Builder

ESPOSITO and COMPANY

### 6. Representation in Existing Surveys

### 7. Legal Description

Lots 5 to 11, inclusive, in Harlem Avenue Resubdivision of Lot 23 in Block 4 and Lot 13 in Block 5 in Mills and Sons Harlem Avenue and North Avenue Subdivision in the NW1/4 of the NW1/4 of Section 6, Township 39 North, Range 13 East, of the Third Principal Meridian, and Lot 23 (except the north 335 feet thereof) in Block 4 in Mills and Sons Harlem Avenue and North Avenue Subdivision, aforesaid in Cook County, Illinois.

Pin#: 16-06-100-039

**8. Form Prepared By**

name/title DOUGLAS KAARRE, AICP / URBAN PLANNER kaarre@oak-park.us  
organization VILLAGE OF OAK PARK date DECEMBER 31, 2010  
street & number 123 MADISON STREET phone (708) 358-5417  
city or town OAK PARK state ILLINOIS zip code 60302

**9. Property Owner**

name HARLEM ASSOCIATES (Sam and Rita Girgis) email sgirgis1@aol.com  
street & number 1515 N. HARLEM AVENUE #300 telephone (630) 886-5339  
city or town OAK PARK state ILLINOIS zip code 60302

owner consents to historic landmark designation: yes  no

Signature  Date 1/6/11

**Applicant(s) – If different than Property Owner**

name ILDIKO KRESZ email ildikokresz@aol.com  
street & number 1515 N. HARLEM AVENUE, #205-1 telephone (708) 434-0669  
city or town OAK PARK state ILLINOIS zip code 60302

**10. Official Action**

Date Application Submitted: December 31, 2010

Preliminary Determination of Eligibility January 13, 2011

Public Hearing: February 10, 2011

Result: HPC forwarded to Village Board for approval

Date of Village Board Action: \_\_\_\_\_

Result: \_\_\_\_\_

Date of Village Board Action: \_\_\_\_\_

Result: \_\_\_\_\_





123 MADISON STREET, OAK PARK, ILLINOIS 60302

## HISTORIC LANDMARK NOMINATION REPORT



**Harlem Office Building  
1515 N. Harlem Avenue**

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**Preliminary Determination of Eligibility approved by the  
Oak Park Historic Preservation Commission on January 13, 2011**

**Designated by Village Ordinance on**

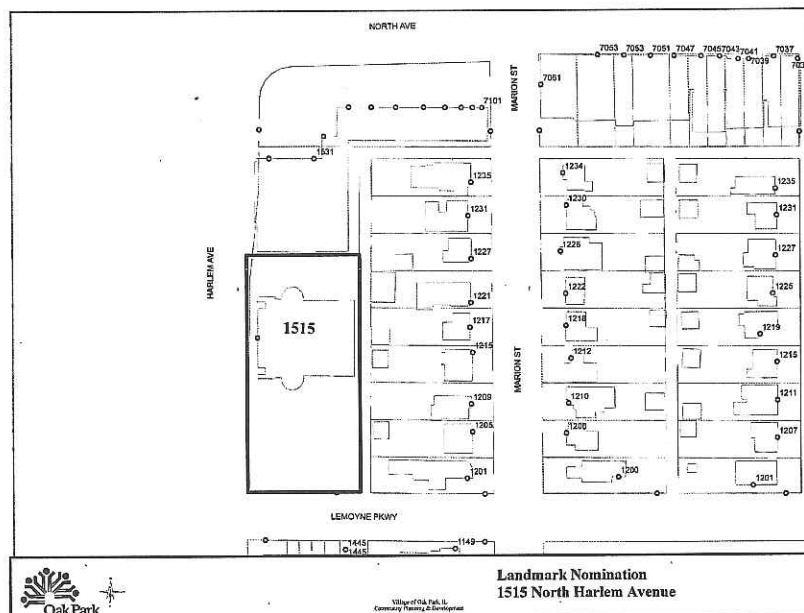
# Harlem Office Building

1515 N. Harlem Avenue

Built: 1958  
Architect: W. B. Cohan Associates  
Contractor: Esposito and Company

The Harlem Office Building was built in 1958 by Esposito and Company. The building was designed by architect W. B. Cohan Associates. The building is located just south of North Avenue. The four story building is square in plan and faces west. The front (west) façade is comprised of vertical concrete fins extending out from the building from the second to the fourth floors, longer at the edges and shorter towards the center, giving the appearance of a curved surface. A thin concrete panel roof cantilevers out over the fins, and includes punched horizontal openings at the north and south ends. The concrete has an exposed aggregate finish comprised of small decorative stones imbedded into the top layer of concrete. Between the concrete fins are opaque glass panels with aluminum framing. The first floor is comprised of large horizontal panes of glass within aluminum framing, with a central revolving door for entering the building. The fourth floor is inset from the lower floors, with balconies at the northwest and southwest corners.

The north and south facades have a strongly horizontal appearance with rows of glass panels separated by opaque green enamel panels within an aluminum framing system, framed by bands of exposed aggregate concrete trim on the second and third floors. The first floor is comprised of large horizontal panes of glass within aluminum framing. The fourth floor is inset from the lower floors with two semi-circular concrete and glass “wings” cantilevered out on the north and south sides and balconies at the northeast and southeast corners. Separating the front façade concrete fins from the side facades is a flat surface of large green marble squares in rows of four horizontally and twelve vertically, extending the height of the building.





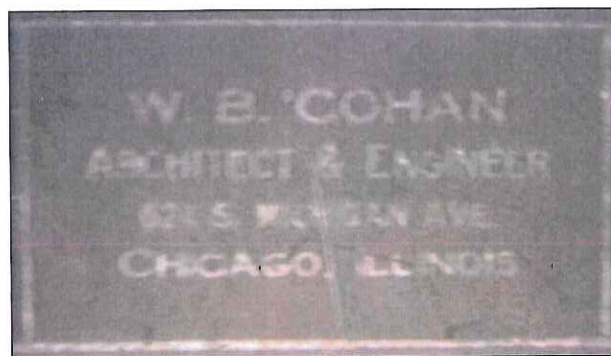
## History of the Harlem Office Building

The Harlem Office Building is an excellent and unique example of the Mid-Twentieth Century Modern style of architecture. It was constructed in 1958 by general contractors and developers Esposito and Company, and designed by architect W. B. Cohan Associates.



### W. B. Cohan Associates, Architects and Engineers

W. B. Cohan Associates's offices were located in the Blum Building at 624 S. Michigan Avenue in Chicago, now the South Campus building for Columbia College. The firm served as both architects and engineers on medium and large buildings in the Chicago area in the 1950s and 1960s. They worked almost exclusively on residential projects, and the Harlem Office Building at 1515 N. Harlem is the only known example of a non-residential design by the firm. The company's president, Ben Cohan, died in 1961 at the age of 67. He left his wife Fay Cohan and one son, William.<sup>1</sup>

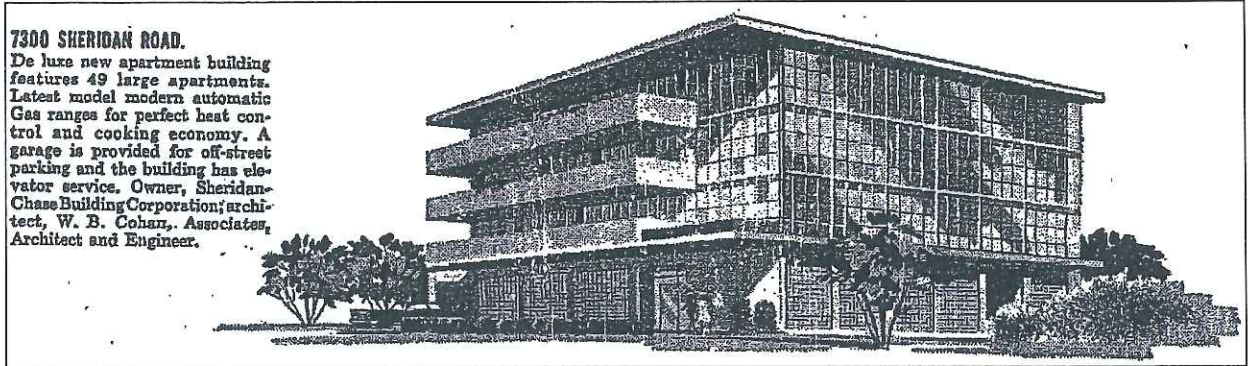


(Source: Village of Oak Park building permit archives)

The apartment building at 7300 N. Sheridan Road in Chicago was designed by W. B. Cohan in 1958. This four-story glass and aluminum building has many design similarities to the Harlem Office Building in Oak Park, including the cantilevered roof and horizontal

<sup>1</sup> Obituary for Ben Cohan, Chicago Daily Tribune, July 30, 1961, p. 28.

fenestration with a significant use of glass. The building included 49 apartments and was featured in an advertisement by The Peoples Gas Light and Coke Company highlighting its use of “the latest model modern automatic gas ranges for perfect heat control and cooking economy.”<sup>2</sup>



**7300 SHERIDAN ROAD.**  
De luxe new apartment building features 49 large apartments. Latest model modern automatic Gas ranges for perfect heat control and cooking economy. A garage is provided for off-street parking and the building has elevator service. Owner, Sheridan-Chase Building Corporation; architect, W. B. Cohan, Associates, Architect and Engineer.

(Source: Chicago Tribune, November 7, 1958, p. D4)

The building has since been significantly altered, with the modification of the exterior windows and the application of a stucco cladding, and is now used as a motel. This alteration results in the increased significance of the Harlem Office Building in Oak Park as one of W. B. Cohan Associates most intact remaining buildings.



7300 N. Sheridan Road (9-14-2008 Cook Co. Assessor)

<sup>2</sup> Modern Cooking is Spelled G-A-S in Chicago’s Newest Apartments, Chicago Daily Tribune, November 7, 1958, p. D4.

**It's as modern as it looks...**

**another new building features Electric Ranges!**



**7710 Sheridan Road Apartments**  
 Thirty-two 3 1/2 room apartments  
 W. B. Cohan, Architect and Builder  
 J. F. Goodwin, Electrical Engineer  
 7710 Sheridan Building Corporation,  
 Owner  
 H. F. Phillips & Company  
 Mortgagees



The new apartment building now going up at 7710 Sheridan Road is as modern as it looks! Each apartment has a full-size kitchen with a clean-cooking electric range and a quiet electric refrigerator. Tenants expect to find electric kitchens in only modern buildings... so these far-sighted builders specified them!

The apartments are light, airy, and roomy. Tenants will find lots of closet space, and will enjoy modern radiant dashboard heating. The work-saving electric kitchen features a dining area, an exhaust fan, plenty of convenience outlets and roomy steel cabinets. Five floors and easy-to-reach apartment windows with inside access mean easy upkeep.

In addition, this new building offers off-street parking... a large outdoor storage area with separate trunk rooms... luggage storage in the lobby... and a master TV antenna. And, of course, since this building is really modern, ample wall outlets for today's and tomorrow's electrical living are included. That's because modern living always means electrical living!

**For Rental Information,**  
 inquire:  
 W. B. Cohan, Associates  
 424 South Michigan Avenue  
 Phone: **WAbashi 2-7820**

*Live Better  
 Live Electrically!*



(Source: Chicago Tribune, October 26, 1952, p. NW2)

7710 N. Sheridan (8-4-2008 Cook Co. Assessor)

7710 N. Sheridan Road in Chicago was constructed in 1952 utilizing section 207, title 2 of the National Housing Act, enacted in 1950, which provided 80% FHA mortgage insurance of loans used in financing apartment buildings. It was the first building in Chicago to be financed with an FHA title 207 insured mortgage.<sup>3</sup> The building remains largely intact; however, the horizontal window openings have been significantly altered. The brick apartment building at 7361 N. Ridge was also designed by W. B. Cohan in 1952,<sup>4</sup> with a stepped appearance and corner windows, which appear were likely to have originally been casement and were replaced with double-hung windows.

A mixed-use commercial and residential co-op was advertised for the southeast corner of N. Sheridan Road and Cuyler Avenue in Chicago. The building is no longer extant, if it was ever constructed, and the site is currently home to the Howard Brown Health Center.

**Apartment and Store Co-op Planned**



Proposed co-operative apartment building at the southeast corner of Sheridan rd. and Cuyler av. to contain six stores and 67 suites. W. B. Cohan Associates is architect and engineer. It will be financed thru the Heitman Mortgage company. (Story in adjoining column)



(Source: Chicago Tribune, March 7, 1948, p. SWB)

7361 N. Ridge (8-5-2008 Cook Co. Assessor)

<sup>3</sup> 4 Apartment Projects Using 80% FHA Loans: First in Chicago at Lowered Rate, Chicago Daily Tribune, August 9, 1952, p. B5.

<sup>4</sup> *Ibid.*



7 Division Street, 1958

W. B. Cohan Associates are on record as having designed five residential buildings in Oak Park, all in 1958. The building at 7 Division Street (at Austin Blvd.) is a four-story building with horizontal window openings along Division, an inset first floor, and a stone façade facing Austin Blvd. The four buildings at 943, 947, 949 and 951 Pleasant cover the entire block between Home and Clinton Avenues. 943 and 951 are square brown brick buildings with an open first floor set on posts to allow for parking. The two central buildings at 947 and 949 are constructed of yellow brick “Chicago-style” window openings and a two-car garage extending out from the main façade topped by a balcony and sliding glass doors. None of the buildings bear any design relationship with 1515 N. Harlem.



947 Pleasant Street, 1958



949 Pleasant Street, 1958



943-945 Pleasant Street, 1958

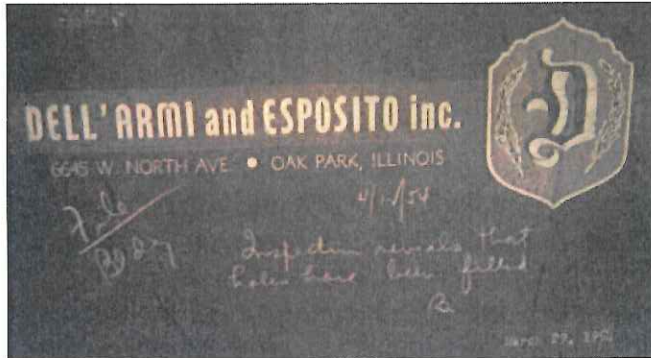


951 Pleasant Street, 1958

(All photos on this page courtesy of Cook County Assessor's Office)

## Esposito and Company, General Contractors and Developers

Alfred Dell'Armi and sons Dan and Leonard operated the contracting firm of Dell'Armi & Sons beginning in 1941, when Alfred constructed the two-story commercial building at 6032 Roosevelt Road. Angelo Esposito joined the firm in 1953, which then became Dell'Armi & Esposito.



(Source: Village of Oak Park building permit archives)



(Source: Oak Park Directory, May 1953)

Beginning in 1954 the firm was listed as having its offices at 6645 North Avenue in a building constructed by Dell'Armi and Sons in 1952.



6032 Roosevelt Road, Dell'Armi and Sons



6645 North Avenue, Dell'Armi and Esposito  
and later Dell'Armi and Sons offices

Dell'Armi and Esposito constructed numerous residential and office buildings in Oak Park in the early 1950s, including the medical office building at 6525 North Avenue (1954) and the apartment building at 245 S. Oak Park Avenue (1954), which was significantly altered during a condo conversion in 1998.



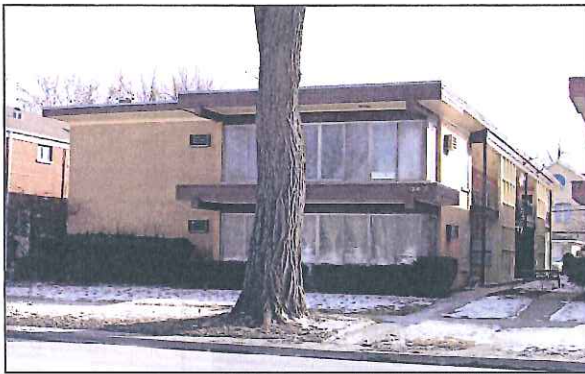


6525 North Avenue, Esposito and Company offices



245 S. Oak Park Avenue (altered 1998)

Angelo Esposito left that company and founded his own firm in 1956. Esposito and Company's offices were located at the 6525 North Avenue building. They opened an office in the Harlem Office Building at 1515 N. Harlem following completion in 1958. Esposito and Company constructed numerous commercial and office buildings on North Avenue, as well as residential buildings in Oak Park and River Forest between 1956 and 1958, including the following:



1209-11 and 1205-07 N. Harlem Avenue (1956, architect A. Smithson)



6819-21 and 6643 North Ave (1956, Robert Johnstone) and 6611-15 North Ave (1958, Adolph Schumann)



6807 North (1958, A Schumann),



6815 North (1957, R Johnstone),



6817 North (1958, Shumann)



240 S. Oak Park (1957, Robert Johnstone)



1008 Washington (1958, Robert Johnstone)

In a 1958 Oak Leaves advertisement, Esposito and Company promotes their company as “a young firm with faith in the future of Oak Park helping to rejuvenate and beautify an old and established Village.”

**ESPOSITO & COMPANY**  
*—a young firm with faith in the future of Oak Park  
 is helping to rejuvenate and beautify  
 an old established village*

**PLANNED FOR THE FUTURE**



**OAK PARK'S PRESTIGE OFFICE CENTER**  
 1500 N. HARLEM (Just south of North Ave.)

**WE ARE NOW LEASING SPACE**  
 Ready for Occupancy About November 1st

(Source: Oak Leaves, June 26, 1958, p. 142)

In a letter to the Oak Park Zoning Board of Appeals in 1957, Esposito and Company wrote the following regarding the Harlem Office Building at 1515 N. Harlem:

*“We propose to construct a three story office building on these premises, modern in design and to be occupied by outstanding companies in their field. The building*

*itself will be one of the finest architecturally designed structures in the metropolitan Chicago area."*

An article in the Oak Leaves newspaper, dated May 29, 1958, noted that Esposito and Company had permits out for several office and apartment buildings in the early part of the year, and specifically noted the following:

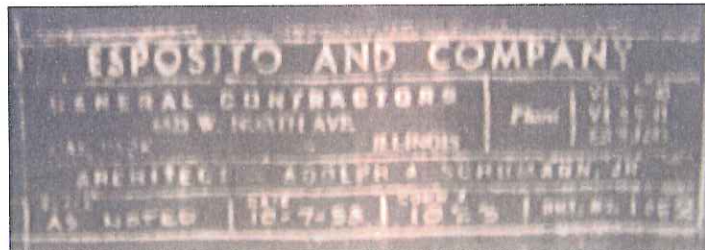
*"Office and apartment buildings are furnishing the only large items in Oak Park building permits for early 1958. The largest permit of the February through April period was for a \$500,000 three story office and penthouse building at 1515 North Harlem, being built by Esposito & Company. The permit was taken out in February."*<sup>5</sup>

The building is reported to be the largest office building in Oak Park with 50,000 square feet on four floors.<sup>6</sup>

According to Village of Oak Park building permit archives, a number of creditors and investors filed suit against Esposito for payment in late 1959, and five buildings under construction were halted by court order and left unfinished for 3-4 months. In a letter to the Village of Oak Park Building Department dated November 23, 1959, many of the original tenants of the Harlem Office Building requested completion of various items within the building. Although the Village of Oak Park had not issued an occupancy permit, the following tenants were already in place in 1959:

Gerber Baby Foods	U.S. Stoneware Co.	Universal C.I.T.
Continental Diamond Fibre Corp.	Blue Cross & Blue Shield	Freeport Insurance Co.
Sun Oil Co.	Retail Credit, Oak Park	Springfield-Monarch Ins. Co.

The company remained open until 1963 under a Trusteeship.



(Source: Village of Oak Park building permit archives)

Angelo Esposito later founded the Pioneer Development Company. One of their redevelopment projects in 1977 was the former Montgomery Ward building at 1101 Lake Street, which was converted into a "Mall Marketplace" location for multiple tenants. The exuberant salesmanship and local pride that was shown in the 1958 promotion of the Harlem Office Building was again prevalent for the new marketplace at 1101 Lake. The company was quoted that "Yes, we do have confidence in this great mall and this great All-American Village."<sup>7</sup> The building was later sold at public auction in 1979 to Devon Bank.

<sup>5</sup> "Building Permits Led by New Apartments," *Oak Leaves*, May 29, 1958, p. 33.

<sup>6</sup> "Major Office Building Up for Auction Saturday," *Wednesday Journal*, May 19, 1993.

<sup>7</sup> Paul Sassone, "Mall Marketplace Opens a New Year," *Chicago Tribune*, November 24, 1977, p. 24.

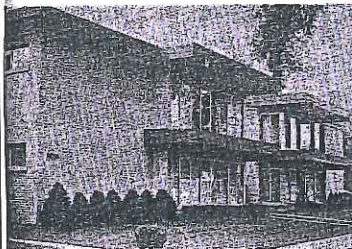
Although the firm of Esposito and Company was in place for only a few years, it played a significant role in the development of Oak Park in the 1950s. Company president Angelo Esposito also remained as an influential developer in Oak Park and River Forest in the second half of the Twentieth Century. Much of that architectural legacy remains intact and in use, though often under-appreciated.



"Our Company Has Certainly Expressed Confidence in the Oak Park Area by Its Concentrated Development of Many Local Landmarks, Our Reasons Being— Good Government, Outstanding Schools, Established Shopping Sections and Endless Public Acceptance."

**ESPOSITO AND COMPANY**  
 Angelo Esposito  
 President

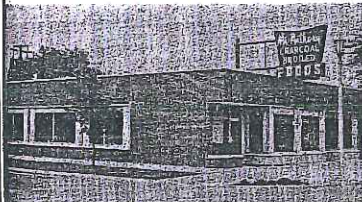
**COMPLETED AT PRESENT**



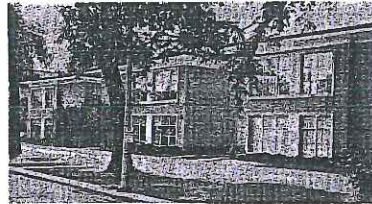
APARTMENT BUILDINGS  
 1205-7-9-11 N. Harlem Ave.



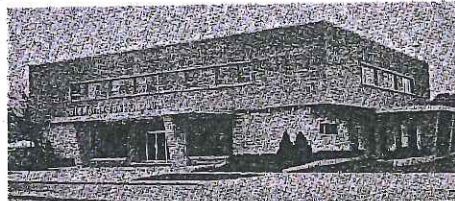
GENERAL RADIO CO.  
 6603 W. North Ave.



MR. ANTHONY RESTAURANT  
 6831 W. North Ave.



APARTMENT BUILDINGS  
 601-611 South Blvd.



COLUMBIAN FUNERAL HOME  
 6621 W. North Ave.

**Esposito & Company**

GENERAL CONTRACTORS

6525 W. NORTH AVE. • Village 8-9040

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(Source: Oak Leaves, June 26, 1958, p. 143)

## Mid-Twentieth Century Modern Architecture

The architecture of the modern movement in the mid-twentieth century, often referred to as Modern or Mid-Century Modern, roughly spans the time between World War I and the early 1970s.<sup>8</sup> Modernism generally evolved first in Europe, through architects such as Le Corbusier, Ludwig Mies van der Rohe, and Walter Gropius. These architects embraced concrete, glass and steel in their revolutionary creations. They rejected ornamentation as frivolous when viewed in various Victorian styles, and their work was influenced by moral and social themes often associated with left-wing politics. Many believed in function dictating form.<sup>9</sup>

Examples of Mid-Century Modern residential architecture in Oak Park:



938 North Blvd. (1963)



220 N. Kenilworth Ave. (1958)



151 N. Kenilworth Ave. (1962)



1316, 1320 and 1322 N. Austin Blvd. (1952)

New York City's Museum of Modern Art held an exhibit in 1932 highlighting the European modernist architecture and coining the term 'International Style.' American modernism emerged over the following decades, with more focus on appearance rather than the moral and social aspects of building.<sup>10</sup> The modernist movement is described as follows by Jonathan Glancey, the architecture critic of The Guardian:

*"Modernism was not simply a style: but more of an attitude, a determination to break with the past and free the architect from the stifling rules of convention and etiquette."<sup>11</sup>*

Modern buildings tended towards utilitarian design of brick, stone and glass, with modern materials and technology allowing for faster production. The buildings were often larger in scale than their earlier counterparts, and range from one and two-story single-family homes,

<sup>8</sup> Sudip Bose, "What is Modernism?" *Preservation*, May/June 2008, p. 36.

<sup>9</sup> *Ibid.*

<sup>10</sup> *Ibid.*

<sup>11</sup> *Ibid.*

three-flats, mid- and large-sized apartment buildings, office and commercial buildings, religious and other institutions and high-rises. The apartment buildings often incorporated balconies. Window openings were grouped in horizontal bands, with continuous glass or separated by narrow mullions. The groupings were often separated by stone or paneled banding or completely wrapped in trim, appearing as one long opening on the facade. As the Harlem Office Building at 1515 N. Harlem is smaller in size, this report will not focus on single-family homes or the larger buildings or high-rises.

Examples of Mid-Century Modern commercial architecture in Oak Park:



6931-35 North Ave. (1955)



6955 North Ave. (1960)



6957 North Ave. (1957)

When discussing the relevance of preserving modern architecture, The New Yorker architecture critic Paul Goldberger stated that, *“Modernism was an aesthetic rather than functional or practical decision. Many architects understood that glass and floating planes, turning rooms from distinct entities into flowing space, represented a new vision of the world inspired by the image as well as the reality of technology and possibilities created first by the machine and later by the computer. More than a century has passed since this new aesthetic took shape, and its value and beauty ought to be beyond doubt at this point. Far more of the modern buildings that surround us possess at least some hints of the art and the aesthetic.”*<sup>12</sup>

Examples of Mid-Century Modern office architecture in Oak Park:



28 Madison Street (1959)



228-230 Madison Street (1963)

<sup>12</sup> Paul Goldberger, *“The Modernist Manifesto: Why Buildings from our Recent Past are in Peril, and Why Saving Them is so Crucial,”* *Preservation*, May/June 2008, p. 35.



101 Madison Street (1964)



1010 Lake Street (1968)

The design and scale of most of the buildings constructed by Esposito and Company reflect the change in materials and construction techniques typical of most mid-century buildings – one to four stories constructed of brick with smooth or rusticated limestone accents, aluminum windows, residential balconies and virtually no ornament. Window openings were typically narrower in height to earlier styles and grouped together in horizontal bands – possibly a metamorphosis of the horizontal nature of the Prairie style. It is clear when looking at the Harlem Office Building at 1515 N. Harlem that it is without a doubt the most elaborately and uniquely designed of all of the known buildings designed by W. B. Cohan Associates, and of those constructed by Esposito and Company. In addition, there are very few office buildings in Oak Park from the same period with the detail and range and range of materials and aesthetic presentation. Most other buildings of that era in Oak Park designed and built by others reflect the typical pattern of brick, stone and glass. It is clear that the Harlem Office Building at 1515 N. Harlem Avenue is a unique, architecturally significant mid-twentieth century building worthy of long-term preservation.

## Criteria for Designation

According to Section 7-9-6(B) of the Oak Park Historic Preservation Ordinance, the Historic Preservation Commission must make a preliminary determination of eligibility after receiving a nomination. A determination of preliminary eligibility must be based upon a finding that there is a likelihood that a nominated historic landmark will meet one or more of the "Criteria for Designation" set forth in Section 7-9-5 of this Article.

The Harlem Office Building at 1515 N. Harlem Avenue was nominated under the following criteria:

- (1) Significance as an example of the architectural development or heritage of the Village of Oak Park;
- (3) Identification with a person or persons who significantly contributed to the architectural, cultural, economic, historic or social heritage of the Village of Oak Park, the State, or the United States;
- (5) Embodiment of those distinguishing characteristics of a significant architectural style;

(6) Identification as the work of an architect whose individual work is significant in the development of the Village of Oak Park, the State of Illinois and the United States;

In addition, the property is at least 50 years old and has sufficient integrity of location, design, materials and workmanship to make it worthy of preservation or restoration.



## Bibliographical References

### Primary and unpublished sources

Village of Oak Park zoning variance no. 11-57-2 was issued on 25 September 1957 allowing for the penthouse (fourth floor) to exceed the 50-foot maximum height by 5 feet.

Village of Oak Park building permit no. 28694, dated 3 February 1958 for 1515 N. Harlem Avenue. Owner/Contractor: Esposito and Company, Architect: W. B. Cohan. 3-story with penthouse office building valued at \$500,000.

### Secondary and published sources

"4 Apartment Projects Using 80% FHA Loans: First in Chicago at Lowered Rate." Chicago Daily Tribune, August 9, 1952, p. B5.

Bose, Sudip. "What is Modernism?" Preservation, May/June 2008, p. 36-37.

"Building Permits Led by New Apartments." Oak Leaves, May 29, 1958, p. 33.



"Call '\$100,000 Home' Eyesore: Unfinished House Irks Neighbors." Chicago Daily Tribune, May 19, 1960, p. W4.

Chicago Suburban Telephone Directories (Illinois Bell) – West starting 1959-60. September 1948, September 1949, December 1950, June 1952, June 1953, June 1956, June 1957, 1958-59, 1959-60, 1960-61, 1961-62, 1962-63, 1963-64, 1964-65.

Goldberger, Paul. "*The Modernist Manifesto: Why buildings from our recent past are in peril, and why saving them is so crucial.*" Preservation, May/June 2008, p. 30-35.

"Ireland's: The Grand Irish Lady is Queen Again, 500 N. LaSalle St., Chicago, Ill." Chicago Tribune, September 14, 1977, p. A6.

"It's as Modern as it Looks...Another New Building features Electric Ranges!" Chicago Daily Tribune, October 26, 1952, p. NW2.

McAlester, Virginia and Lee McAlester. A Field Guide to American Houses. New York: Alfred A. Knopf, 2000.

"Major Office Building up for Auction Saturday." Wednesday Journal, May 19, 1993.

Massey, James C. and Shirley Maxwell. House Styles in America: The Old House Journal Guide to the Architecture of American Houses. New York: The Penguin Group, 1996.

"Modern Cooking is Spelled G-A-S in Chicago's Newest Apartments." Chicago Daily Tribune, November 7, 1958, p. D4.

"No Reason, But Monkeys Adorn Dwelling Units." Chicago Daily Tribune, June 24, 1956, p. W1.

"Notice of Public Sale." Chicago Tribune, May 20, 1979, p. D12.

Oak Park, Forest Park, River Forest Telephone Directories (Illinois Bell). January 1941, April 1946, January 1947, July 1948, May 1951, June 1952, May 1953, May 1954, May 1955, May 1956, June 1957.

"Obituary: Ben Cohan." Chicago Daily Tribune, July 30, 1961, p. 28.

Rifkind, Carole. A Field Guide to American Architecture. New York: Penguin Books USA, 1980.

Sassone, Paul. "*Mall Marketplace Opens a New Year: Celebrate at the Mall.*" Chicago Tribune, November 24, 1977, p. 24.

"Two Big Co-Ops To Be Started on North Side: Construction is Scheduled to Begin May 1." Chicago Daily Tribune, March 7, 1948, p. SWB.

*“Waukegan to Have Two 19-Story Apartment Buildings.”* Chicago Daily Tribune, September 19, 1968, p. B11.

**OAK PARK HISTORIC PRESERVATION COMMISSION**

Christina Morris, Chair  
Joerg Albrecht  
Garret Eakin  
Frank Heitzman

Bob Lempera  
Rosanne McGrath  
Regina Nally  
Drew Niermann

Gary Palese  
Michael Plummer  
Tony Quinn

The Commission is staffed by the Community Planning and Development Department,  
Village of Oak Park, 123 Madison Street, Oak Park, Illinois 60302

Nomination Report prepared by:  
Douglas Kaarre, Urban Planner/Historic Preservation  
Village of Oak Park  
123 Madison Street  
Oak Park, Illinois 60302  
(708) 358-5417, [www.oak-park.us](http://www.oak-park.us).

I

**VILLAGE OF OAK PARK**  
**CITIZEN ADVISORY BOARD AND COMMISSION**

**AGENDA ITEM COMMENTARY**

**Item Title: Ordinance Authorizing Amendment of Section 7-9-8F of the Village Code Designating 432 N. Kenilworth as an Oak Park Historic Landmark as Reviewed at the February 7, 2011 Village Board Meeting.**

**Ordinance No:** \_\_\_\_\_

**Date of Board Action: February 22, 2011**

**Submitted by: Christina Morris, Chairperson**  
**Oak Park Historic Preservation Commission**

**Department Liaison:** Douglas Lamm

**Village Manager's Office:** WJ

**Commission Issue Processing:**

The Historic Preservation Ordinance, adopted by the Village Board in 1994, enables the Historic Preservation Commission to recommend, and the Village Board to adopt by Ordinance, local landmarks within the Village. The property must meet one or more of 8 criteria for designation as listed in the ordinance. The ordinance calls for the Commission to hold a public hearing and then forward a recommendation in the form of a Resolution to the Village Board. Upon receipt of the Resolution and nomination report, the Village Board has 30 days in which to designate or reject the nomination by simple majority. Upon approval, the Board shall enact an ordinance designating the landmark.

- A. Nomination for Landmark status submitted: December 3, 2010
- B. HPC preliminary determination of eligibility: December 9, 2010
- C. HPC public hearing; approved Resolution and Findings of Fact: January 13, 2011
- D. Village Board accepted Findings of Fact and Resolutions from HPC: Feb. 7, 2011

**Item History:**

On December 3, 2010 the Historic Preservation Commission received a completed Oak Park Historic Landmark nomination form for the property at 432 N. Kenilworth Avenue. The Historic Preservation Commission conducted a preliminary determination of eligibility on December 9, 2010 which determined that the property met four of the criteria for designation contained in the Historic Preservation Ordinance.

The Historic Preservation Commission conducted the required Public Hearing on January 13, 2011. Legal Notice of the Public Hearing was published in the December 29, 2010 Wednesday Journal and hearing notices were mailed to Village property owners within 250 feet of the site.

The Historic Preservation Commission approved the nomination as the Findings of Fact and recommended approval of the property as an Oak Park Historic Landmark by the attached Resolution on January 13, 2011 as is mandated in the Historic Preservation Ordinance.

**Item Policy Commentary:**

The property at 432 N. Kenilworth Avenue is known as the *Charles E. Matthews House*. The two story stucco house was constructed in 1909 in a Prairie School design. The property is significant for its Prairie architecture, for its association with architects Tallmadge & Watson, and for its association with contractors Guy & McClintock. The property meets the following criteria under section 7-9-5 of the Historic Preservation Ordinance "Criteria for Designation of Historic Landmarks and Interior Historic Landmarks":

1. Significance as an example of the architectural, cultural, economic, historic or social development or heritage of the Village of Oak Park, the State or the United States.
3. Identification with a person or persons who significantly contributed to the architectural, cultural, economic, historic or social heritage, or other aspect, of the Village of Oak Park, the State, or the United States.
5. Embodiment of those distinguishing characteristics of a significant architectural style.
6. Identification as the work of an architect whose individual work is significant in the development of the Village of Oak Park, the State, or the United States.

**Staff Commentary:**

On February 7, 2011 the Village Board accepted the Historic Preservation Commission's resolutions and recommendations and directed staff to prepare the necessary ordinance. Village staff recommends adoption of the ordinance designating 432 N. Kenilworth as an Oak Park Historic Landmark.

**Item Budget Commentary:**

The amount of \$250 has been budgeted for a bronze plaque. The current remaining 2011 balance is \$2,000.

**Proposed Action:**

Move to adopt the ordinance designating 432 N. Kenilworth as an Oak Park Historic Landmark.

Ordinance designating Oak Park Historic Landmark

**ORDINANCE AUTHORIZING AMENDMENT OF SECTION 7-9-8F  
OF THE VILLAGE CODE RELATING TO HISTORIC LANDMARKS**

**BE IT ORDAINED** by the President and Board of Trustees of the Village of Oak Park, County of Cook, State of Illinois, in accordance with the Home Rule Powers granted to it under Article VII, Section 6 of the Constitution of the State of Illinois (1970), as amended, as follows:

**SECTION 1:** That the Village Board approves and adopts the findings and recommendations of the Historic Preservation Commission set forth in its Resolution attached hereto as Exhibit A.

**SECTION 2:** That Section 7-9-8F of the Village Code entitled "Designation of Historic Landmarks and Interior Historic Landmarks" is hereby amended to read as follows:

**7-9-8: DESIGNATION OF HISTORIC LANDMARKS AND INTERIOR HISTORIC**

**LANDMARKS:**

F. The following properties and/or improvements have been designated as Oak Park Historic Landmarks (including Interior Landmarks) pursuant to this Article:

1. Frank Lloyd Wright Home & Studio  
428 Forest and 951 Chicago Avenue  
Interior, Exterior and Improvements
2. John Farson Home  
217 Home Avenue  
Exterior, Walk and Fence
3. Pilgrim Congregational Church  
460 Lake Street  
Exterior
4. Unity Temple  
875 Lake Street  
Interior and Exterior
5. Ernest Hemingway Birthplace Home  
339 N. Oak Park Avenue  
Interior and Exterior

6. The Plaza Hotel  
123 S. Marion Street  
Exterior
7. The Plaza Hotel  
123 S. Marion Street  
Interior  
The lobby or foyer area including: the four-story atrium with a turned spindle latticework stairway, the ornamental stained and beveled glass door surround between the foyer of the original building and the former dining area in the addition, and the two (2) brick archways leading off from the foyer area. (Ord. 1998-0-14, 3-16-98)
8. The Hills-DeCaro House  
313 Forest Avenue  
Exterior
9. The Rollin Furbeck House  
515 Fair Oaks Avenue  
Exterior
10. The Harry S. Adams House  
710 Augusta Street  
Exterior – House and Coach House
11. The George Furbeck House  
223 N. Euclid Avenue  
Exterior
12. The Thomas Gale House  
1027 Chicago Avenue  
Exterior
13. The Oak Park and River Forest Day Nursery  
1139 Randolph Street  
Exterior
14. Charles Roberts House  
321 N. Euclid Avenue  
Exterior – House and Garage
15. Roberts Building  
300-304 N. Grove Avenue/818 Erie Street  
Exterior
16. Odd Fellows Hall  
812-818 Harrison Street  
Exterior

17. The Albert and Kittie Ernst House  
1023 Wenonah Avenue  
Exterior
18. Oak Park Conservatory  
615 Garfield Street  
Exterior – Original Structure
19. Park Grove and Park View Manor  
173-181 N. Grove Avenue  
Exterior
20. Bishop Quarter School Addition  
605 Lake Street  
Exterior
21. C. A. Sharpe House (Cheney Mansion)  
220 N. Euclid Avenue  
Exterior – House, Greenhouse, Coach House, Fence
22. Andreas Brisch House  
701 S. East Avenue  
Exterior
23. Harold C. Lewis House  
950 Columbian Avenue  
Exterior
24. George and James Tough House  
1045 Wesley Avenue  
Exterior – House and Garage
25. Poley Building  
408-410 S. Austin Blvd.  
Exterior
26. Margaret Morse House  
1036 Fair Oaks Avenue  
Exterior
27. Albert Schneider House  
553 N. Marion Street  
Exterior
28. Dorothy Manor Apartments  
424-426 S. Austin Blvd.  
Exterior
29. Maze Branch Library  
845 Gunderson Avenue  
Exterior, Interior (Main Floor, Foyer)

30. First United Methodist Church  
324 N. Oak Park Avenue  
Exterior
31. Howard Jenkins House  
500 Linden Avenue  
Exterior – House and Garage
32. Dr. Harry Bernhardt Cottage  
705 S. East Avenue  
Exterior – House and Garage
33. Charles W. Eils House  
625 S. Oak Park Avenue  
Exterior – House and Garage
34. Boulevard Arcade Building  
1033 South Boulevard  
Exterior
35. Cicero Fire House No. 2  
129 Lake Street  
Exterior
36. Gustaf and Fride Benson House  
1139 Woodbine Avenue  
Exterior – House and Garage
37. Robert Parker House  
1019 Chicago Avenue  
Exterior
38. Linden Apartments  
175-181 Linden Avenue/643-645 Ontario Street  
Exterior – Building and Garage
39. Charles Schwerin House  
639 Fair Oaks Avenue  
Exterior – House and Garage
40. Edward and Caroline McCready House  
231 N. Euclid Avenue  
Exterior – House, Garage, and Retaining Wall
41. Russell Wallace House  
178 N. Euclid Avenue  
Exterior – House and Garage



42. Charles S. Castle House  
647 Linden Avenue  
Exterior – House and Garage
43. Joseph D. Everett House  
228 Forest Avenue  
Exterior
44. Chester Flitcraft House  
845 Chicago Avenue  
Exterior
45. Paul Blatchford House No. 1  
250 Forest Avenue  
Exterior
46. William A. Douglass House  
317 N. Kenilworth Avenue  
Exterior, Coach House
47. Nineteenth Century Club  
178 Forest Avenue  
Exterior
48. Rutherford-Dodge House  
308 N. Oak Park Avenue  
Exterior
49. Vernon W. Skiff House  
633 N. East Avenue  
Exterior, Coach House, Fence
50. **Charles E. Matthews House**  
**432 N. Kenilworth Avenue**  
**Exterior, Garage**

**SECTION 3:** THIS ORDINANCE shall be in full force and effect from and after its adoption and publication in accordance with law.

ADOPTED this 22<sup>nd</sup> day of February 2011, pursuant to a roll call vote as follows:

AYES:

NAYS:

ABSENT:

APPROVED by me this 22<sup>nd</sup> day of February 2011.

---

Ray Johnson  
President Pro-Tem

ATTEST:

---

Teresa Powell  
Village Clerk

J

**VILLAGE OF OAK PARK**  
**AGENDA ITEM COMMENTARY**

**Item Title:** An Ordinance Further Amending Ordinance 2009-O-089 as Previously Amending Ordinance 2010-O-50 to Extend Required Building Permit Submittal Date, Start of Construction Date, and Completion Date for a Special Use Permit to Allow a Planned Development at Madison and Highland for a Multi-Tenant Office and Commercial Development with On-Site Parking

**Resolution or Ordinance Number:**

February 22, 2011


**Date of Board Action:**

**Submitted By:**

Department of Community  
Planning and Development

  
Craig Faylor

Deputy Village Manager

  
Lisa Shelley

Village Manager's Office

Signature

**ITEM HISTORY:** Ordinance number 2009-O-089 was approved by the Village Board on November 16, 2009 and published on November 16, 2009 which authorized the development of multiple-tenant office and commercial development with on-site parking by Madison Highlands LLC. As of this writing, the development of the subject site is not underway, nor have building permit applications been submitted. It appears that the development was delayed due to the process of securing tenants and buyers. The Planned development ordinance indicates that the developer must apply for building permits within nine (9) months from ordinance adoption. August 16, 2010 marks the nine (9) month deadline. The developer requested a six (6) month extension for building permit submittal in July 2010. The Village Board approved this extension which extended the building permit deadline to February 16, 2011. The developer / property owner is requesting a second extension of the deadlines associated with the planned development.

**ITEM POLICY COMMENTARY:** Article 2: 2.27(E)4 states that *an approval of a planned development permit by the Board of Trustees shall be null and void if the recipient does not file an application for a building permit for the proposed development within nine months after the date of adoption of the Zoning Ordinance approving the development permit; eighteen (18) months for construction commencement, and thirty-six (36) months for project completion.* However, The Zoning Ordinance [Article 2; 2.27(E)6] allows the Village Board to *grant an*

**ITEM BUDGET COMMENTARY:** NO BUDGETARY ISSUES

**PROPOSED ACTION:** Approve Ordinance to allow the extension of time as detailed in the letter dated February 11, 2011.

Att.- Letter

*extension of time provided the applicant shows good cause in writing.*

**AN ORDINANCE  
FURTHER AMENDING ORDINANCE 2009-O-089 AS PREVIOUSLY AMENDED  
BY ORDINANCE 2010-O-50 TO EXTEND REQUIRED BUILDING PERMIT  
SUBMITTAL DATE, START OF CONSTRUCTION DATE, AND COMPLETION  
DATE FOR A SPECIAL USE PERMIT TO ALLOW A PLANNED  
DEVELOPMENT AT MADISON AND HIGHLAND FOR A MULTI-TENANT  
OFFICE AND COMMERCIAL DEVELOPMENT WITH ON-SITE PARKING**

**BE IT ORDAINED** by the President and Board of Trustees of the Village of Oak Park, Cook County, Illinois, as follows:

**WHEREAS**, Ordinance 2009-O-089 permitting the Madison Highlands planned development project was adopted on November 16, 2009;

**WHEREAS**, Ordinance 2010-O-50 extending the building permit submittal date to February 16, 2011 was adopted on July 19, 2010;

**WHEREAS**, Section 2.2.7E(3) of the Zoning Ordinance requires planned developments to file an application for a building permit for the proposed development within nine (9) months after the date of adoption of the approving planned development ordinance and also requires the commencement of construction within eighteen (18) months after the date of adoption of the approving planned development ordinance, and also requires the completion of the construction within thirty-six (36) months after the date of adoption of the approving planned development ordinance;

**WHEREAS**, the developer is in the process of securing tenants and buyers of the proposed development;

**WHEREAS**, the developer has requested a second extension of the building permit application deadline as well as an extension of the commencement and completion dates under the Planned development Ordinance to August 16, 2011, May 16, 2012, and

November 16, 2013 in a letter to Tom Barwin, Village Manager dated February 11, 2011 and attached hereto as Exhibit A;

**WHEREAS**, the extensions are warranted due to the need to secure tenants and buyers.

**NOW THEREFORE BE IT ORDANIED** by the President and Board of Trustees of the Village of Oak Park, County of Cook, State of Illinois, acting pursuant to its Home Rule Powers as set forth in Article VII, Section 6 of the Illinois Constitution (1970), as amended, that Section 3 entitled "Conditions" of Ordinance 2009-O-89 authorizing a Special Use Permit for a Planned Development at 229, 231-245 and 301-307 Madison Street and 511 South Harvey in the Village, as amended by Ordinance 2010-O-50 by adding new Paragraph/Condition 17 thereto, is hereby further amended by amending Paragraph/Condition 17 to read as follows:

17. That the Applicant shall submit a building permit application for the proposed development no later than ~~February 16, 2011~~ August 16, 2011, begin construction no later than May 16, 2012, and complete the project no later than November 16, 2013.

**THIS ORDINANCE** shall be in full force and effect from and after its adoption and approval as provided by law.

**ADOPTED** this 22nd day of February 2011, pursuant to a roll call vote as follows:

**AYES:**

**NAYS:**

**ABSENT:**

**APPROVED** by me this 22nd day of February 2011.

---

Ray Johnson  
Village President Pro Tem

ATTEST:

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Teresa Powell  
Village Clerk

Published by me in pamphlet form this \_\_\_\_\_ day of \_\_\_\_\_, 2011.

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Teresa Powell  
Village Clerk

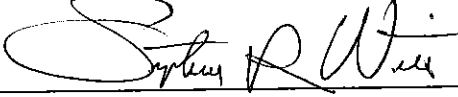
# VILLAGE OF OAK PARK

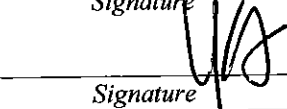
## AGENDA ITEM COMMENTARY

**Item Title: Ordinance Authorizing Issuance of a Special Use Permit to Allow a Bed and Breakfast at 605 Iowa Street**

**Date of Board Action:** February 22, 2011

**Submitted by:** Michael Bruce, Zoning Officer

**Department Director:**   
Signature

**Village Manager's Office:**   
Signature

### Item History:

On October 25, 2010, Samuel Gevisenheit and Charles Tupta, applicants, submitted an application pursuant to Section 4.5.2 (DD) (Bed and Breakfasts) of the Zoning Ordinance of the Village of Oak Park requesting the issuance of a special use permit, authorizing the operation of a bed and breakfast in a single-family dwelling located at 605 Iowa Street.

On November 1, 2010, The Village Board pursuant to Section 2.2.3(C) (The Hearing) of the Zoning Ordinance referred the application for special use permit to the Zoning Board of Appeals, sitting as a Zoning Commission, in order to conduct a public hearing.

On December 1, 2010, the Zoning Commission held a public hearing on this matter.

On January 5, 2011, by a 5-0 vote, the Zoning Commission passed a recommendation to the President and Board of Trustees that a special-use permit be granted pursuant to the provisions of Sections 4.5.2 (DD) of the Oak Park Zoning Ordinance for the operation of a Bed & Breakfast facility at 605 Iowa Street, subject to three (3) conditions and restrictions as outlined in the recommendation and findings of facts. See the attached recommendation and findings of facts.

On February 7, 2011, the Village Board accepted the Zoning Board of Appeal's recommendation and findings of facts as proposed and directed staff to prepare the necessary documents for the proposed Ordinance authorizing a special use permit for a Bed & Breakfast at 605 Iowa.

### Item Policy Commentary:

Applicants propose to operate a Bed & Breakfast within their private residence providing for three guest units for rent. Section 4.5.2 (DD) of the Zoning Ordinance of the Village of Oak Park states that a "Duly licensed bed and breakfast guest units in single-family dwelling shall be permitted as special uses, provided the bed and breakfast does not generate a significant increase in pedestrian or vehicular traffic within the residential district in which it is located and provided that the President and Board of Trustees determine that the establishment will not change the character of the single-family dwelling unit or adversely affect the character of the neighborhood or the enjoyment of adjacent properties."

<b>Staff Commentary:</b> Village Staff supports the proposed Ordinance.
<b>Item Budget Commentary:</b> No impact to the budget relative to processing the application. The required application fee has been paid by the applicant.
<b>Proposed Action:</b> Approve Ordinance authorizing a special use permit for a Bed & Breakfast at 605 Iowa.

Attached: Ordinance



**ORDINANCE AUTHORIZING ISSUANCE OF A SPECIAL USE PERMIT TO  
ALLOW A BED AND BREAKFAST AT 605 IOWA STREET**

**BE IT ORDAINED** by the President and Board of Trustees of the Village of Oak Park, County of Cook, State of Illinois, in accordance with the Home Rule Powers granted to it under Article III, Section 6 of the Constitution of the State of Illinois (1970), as amended, as follows:

**SECTION 1:**       The Village Board finds as follows:

A.       That a public hearing was held pursuant to notice of the Zoning Board of Appeals of the Village of Oak Park sitting as a Zoning Commission for a request for a special use permit authorizing the use of the premises at 605 Iowa Street as a Bed & Breakfast.

B.       This Board approves and adopts the findings and recommendations of the Zoning Board of Appeals set forth in its recommendation attached hereto as Exhibit A.

**SECTION 2:**       That a special use permit be issued for the use set forth in Section 1A, subject to the terms and conditions set forth in the Recommendations of the Zoning Board of Appeals attached hereto.

**SECTION 3:**       That in the event any of the foregoing conditions and restrictions shall not be fulfilled at any time in the future, the then owner shall be deemed to be in violation of said Zoning Ordinance, the Zoning

Officer shall take appropriate action and this special use permit shall be subject to revocation.

**THIS ORDINANCE** shall be in full force and effect from and after its adoption and approval as provided by law.

**ADOPTED** this 22nd day of February, 2011 pursuant to a roll call vote as follows:

**AYES:**

**NAYS:**

**ABSENT:**

**APPROVED** by me this 22<sup>nd</sup> day of February, 2011

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Ray Johnson, President Pro-Tem

ATTEST:

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Teresa Powell  
Village Clerk

Published by me in pamphlet form this \_\_\_\_\_ day of \_\_\_\_\_, 2011

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Teresa Powell  
Village Clerk

VILLAGE OF OAK PARK

CITIZEN ADVISORY BOARD AND COMMISSION

AGENDA ITEM COMMENTARY

**Item Title: ORDINANCE AMENDING ARTICLE 18 OF CHAPTER 2 RELATING TO THE COMMUNITY DESIGN COMMISSION AND RESCINDING SECTION 25-1-3 OF THE VILLAGE CODE RELATING TO THE ESTABLISHMENT, COMPOSITION, APPOINTMENT OF MEMBERS AND DUTIES OF OAK PARK FORESTRY COMMISSION**

**Date of Board Action: February 22, 2011**

**Staff Review: Teresa Powell, Village Clerk**

**Submitted by: Citizen Involvement Commission  
Jim Kelly, Chairperson**

**Item History:**

At the Regular Meeting of June 7, 2010, the Village Board asked the Citizen Involvement Commission (CIC) review all of the existing enabling language of the various citizen boards and commissions and to report any recommendations back to the Board. Members of the CIC have contacted the commission chairs and staff liaisons to obtain their feedback and recommendations.

At the January 18, 2011, the Village Board meeting, Citizen Involvement Commission (CIC) presented a report on recommended changes to Advisory Boards and Commissions, based on discussion with Commission Chairs and Staff Liaisons. The CIC recommends that to better coordinate all aspects of community design, the responsibilities of the Community Design Commission (CDC) and Forestry Commission members should be merged.

**Item Policy Commentary:**

The primary impetus for establishing the Forestry Commission over 25 years ago was related to combating Dutch Elm disease. At the time, Oak Park's urban forest was essentially a monoculture. Elms outnumbered other tree species by a factor of 8 to 1. The current diversification of our urban forest and availability of forestry staff to manage and protect it satisfies the original purpose for which the commission was established.

Our urban forest today is still a vital and integral part of Oak Park's "look and feel" – a characteristic which fits well into the Community Design Commission's purview of "developing a continuous program to enhance the aesthetic quality of life in the Village with a view to maintaining and strengthening the Village as a flourishing community of growth, quality and beauty."

The duties of the Forestry Commission have been incorporated into the duties of the Community Design Commission as noted in the attached ordinance revisions. Members of the Forestry Commission will move to CDC, with all members retaining their current appointment terms. The total membership will be fifteen (15) until October, when two current CDC members will end their second terms, and the membership of CDC will revert to thirteen (13).

**Item Budget Commentary:**

None.

**Proposed Board Action:**

Adoption of proposed ordinance revisions.

**ORDINANCE AMENDING ARTICLE 18 OF  
CHAPTER 2 RELATING TO THE COMMUNITY DESIGN  
COMMISSION AND RESCINDING SECTION 25-1-3 OF THE  
VILLAGE CODE RELATING TO THE ESTABLISHMENT,  
COMPOSITION, APPOINTMENT OF MEMBERS AND  
DUTIES OF OAK PARK FORESTRY COMMISSION**

BE IT ORDAINED by the President and Board of Trustees of the Village of Oak Park, County of Cook, State of Illinois, in accordance with the Home Rule Powers granted to it under Article VII, Section 6 of the Constitution of the State of Illinois (1970), as amended, as follows:

**SECTION ONE:** That Chapter 2, Article 18 of the Village Code entitled “Administration; Community Design Commission” is hereby amended to read as follows:

**2-18-1: CREATION:**

There is hereby created and established in and for the Village of Oak Park a commission to be hereafter known as the Community Design Commission, which shall consist of **a chairperson and fourteen (14) members through October 31, 2011 and shall thereafter consist of a chairperson and twelve (12) members.**

The members and chairperson shall be appointed on a staggered basis by the President with the consent of the Village Board. Members shall serve without compensation for three (3) year terms. At least six (6) of the members shall be trained as design professionals. The remaining members can be from other backgrounds and professions, provided they share an interest in the work of the Commission.

**2-18-2: OBJECTIVES:**

The Commission shall function with the objective of developing a continuous program to enhance the aesthetic quality of life in the Village with a view to maintaining and strengthening the Village as a

flourishing community of growth, quality and beauty. Its functions shall include, but not necessarily be limited to:

- A. Actively promoting ever increasing pride of ownership and higher level maintenance of Oak Park dwellings, apartment buildings, commercial buildings and other structures; including, but not limited to, promoting, organizing, and conducting house, ~~and/or~~ garden and/or forestry educational programs, exhibits or shows, and/or awards programs for buildings or areas of exceptional or superior maintenance; and maintaining an annual pictorial record book of Community Design Commission activities, related to beautification.
- B. Holding public hearings and rendering decisions in connection with applications for sign variances which may be appealed to the President and Board of Trustees regarding said applications pursuant to section 7-7-5 of this code.
  1. Conflict Of Interest: No member of the Commission shall participate in discussion or vote on requests for a sign variation from any client he/she is serving or from any business or property in which he/she has a financial interest or of which he/she is an owner, officer or employee.
  2. Commission Secretary For Sign Variation Hearings: The Zoning Administrator shall serve as secretary to the Commission for all sign variation hearings, but shall not be a member thereof.
  3. Duties Of The Chairperson: The chairperson shall have the duty of calling all meetings and shall preside at all hearings.
  4. Meetings Of The Community Design Commission:
    - a. Seven (7) members of the Commission (including the chairperson) shall constitute a quorum. A majority decision of the full Commission at a duly constituted meeting shall be required to approve a sign variation.
    - b. The Commission may promulgate its own rules of procedure, not inconsistent with this section and

recommend adoption of same to the President and Board of Trustees.

- c. All meetings of the Commission shall be open to the public.
  - d. The Commission shall keep minutes of its proceedings and official actions.
  - e. The Commission may consult with and cooperate with other commissions, Village departments, other governmental bodies and interested persons on matters affecting a sign variance request.
- C. Researching and recommending to the Board of Trustees public improvements in streets or alleys, cul-de-sacs, public yard and building improvements, and possible sites for additional recreational facilities, walks and/or malls; and in connection therewith, researching and recommending decorative paving, signs, lighting, flowers, plants, shrubbery, trees and landscaping and/or seasonal plantings therefor.
- D. Studying and recommending action to alleviate and/or eliminate eyesores and/or litter on both public and private property; and/or conducting active antilitter campaigns.
- E. Stimulating civic organizations' care of small plats of relatively visible public lands as so called "minigardens", and maintaining and coordinating an active program of such minigardens.
- F. Researching and recommending revisions and additions to ordinances which relate to aesthetic values with particular attention to signs.
- G. Acting as a resource in aesthetics and design to other government agencies and civic organizations, maintaining liaisons with these organizations when appropriate to achieve a uniform approach to Village beautification.
- H. Consulting with the Forester on matters pertaining to forestry, including the following:**
- 1. Amendments to the Oak Park Code dealing with forestry, and alterations or revisions to the Arboricultural Specifications Manual.**

2. Policy concerning selection, planting, maintenance and removal of trees and shrubs within the Village.
3. Establishment of educational and informational programs whereby the public may be notified of any matters pertaining to forestry and to the Arboricultural Specifications Manual.

**SECTION TWO:** That Section 25-1-3 of the Village Code entitled "Oak Park Forestry Commission; Establishment; Composition, Appointment of Members, Duties" is hereby RESCINDED.

**SECTION THREE: THIS ORDINANCE** shall be in full force and effect from and after its adoption.

**ADOPTED** this 22<sup>nd</sup> day of February 2011, pursuant to a roll call vote as follows:

AYES:

NAYS:

ABSENT:

**APPROVED** by me this 22<sup>nd</sup> day of February 2011.

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Ray Johnson  
President Pro Tem

ATTEST:

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Teresa Powell  
Village Clerk



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**VILLAGE OF OAK PARK**  
**AGENDA ITEM COMMENTARY**

**Item Title: Second Reading of an Ordinance Amending Chapter 15, Article 3 of the Village Code Entitled "Parking Meters, Parking Permits and Municipal Attendant Lots" to Establish Off-Street Lots for Overnight Parking with a Pass and Associated Pass Fees**

Resolution or Ordinance No. \_\_\_\_\_

Date of Board Action: February 22, 2011

Submitted by: \_\_\_\_\_

CF  
Cara Pavlicek, Interim Manager Parking and Mobility Services

Village Manager's Office: \_\_\_\_\_

Y/S

**Item History (Previous Board Review, Related Action, History):**

As a result of Board direction during the FY2011 Parking Fund budget discussion, staff has been evaluating the parking pass system in order to codify such passes. The proposed ordinance amendment is the first phase of this process and will provide an important option for residents and their guest who need short term overnight parking.

**Item Policy Commentary (Key Points, Current Issue, Recommendation):**

It is recommended that the Village establish off-street parking lots where residents or their guest could legally park overnight when needed for a fee \$5 per night in designated off-street lots. The lots being recommended include:

- three locations where pay-by-space machines exist and individuals could go to the lot and purchase the \$5 overnight parking anytime after 6 p.m. subject to availability; and
- twelve locations where the parking pass fee would be paid in advance, at Village Hall during normal business hours.

Staff will also increase promotion of existing 24 hour parking available in the Holley Court and Avenue Garages for a maximum fee of \$15 per 24 hour period.

As background, the Village of Oak Park has had an overnight parking prohibition in effect on all public streets within the Village of Oak Park for more than 50 years and currently bans parking on all public streets from 2:30 a.m. to 6:00 a.m., except in those designated areas where an On-Street Overnight Permit Parking Zone exists as created by Ordinance.

The overnight parking ban has benefited the public health, safety and welfare of Oak Park by enhancing the environment for better police surveillance, eliminating potential hiding spots for criminals, reducing opportunities for crime, and providing a more efficient and effective system of public street maintenance, including snow and leaf

removal and street cleaning generally. It is noteworthy that the above stated reasons have been held to provide a valid public purpose for the enactment of an overnight parking ban on public streets by the Illinois Appellate Court in *Flanagan v. Village of Oak Park*, 35 Ill.App.2nd 6.

In 1988, with the adoption of Ordinance 1988-0-58 the first areas were established where On-Street Overnight Permit Parking would exist. This important decision by the Village had the effect of improving many of Oak Park's larger multiple family dwellings by providing public parking overnight, on-street by permit for its residents in limited areas. This action was critical to enhancing the viability of an important segment of the Village's housing stock, while maintaining the overnight on-street parking ban. Over the years the Village also developed a parking system which today includes 107 Village-owned or Village-leased parking lots, providing Oak Park residents with approximately 5,375 off-street parking spaces.

In spite of the additional off-street parking that has been established and the On-Street Overnight Permit Parking provided by the Village thus far, demand for temporary on-street overnight parking exists in limited circumstances for guests of Village residents and for those residents new to the Village as they seek to obtain legal parking. It is important to note that PASSES are "short-term" and free, as opposed to parking PERMITS which are sold quarterly for a fee. The parameters for issuing the free parking passes in very limited circumstances will be presented at a future meeting.

**Item Budget Commentary: (Account #; Balance; Cost of contract)**

The proposed FY 2011 budget anticipated the proposed automation of the overnight parking pass system, however, the budget does not identify any operational savings that may result from the proposed changes. As the automation of the pass system is further developed, a budget amendment will be proposed to specifically identify budget impact of the proposed changes.

**Proposed Action: Approval of the Motion.**

**ORDINANCE AMENDING CHAPTER 15, ARTICLE 3 OF  
THE VILLAGE CODE ENTITLED "PARKING METERS,  
PARKING PERMITS AND MUNICIPAL  
ATTENDANT PARKING LOTS"**

BE IT ORDAINED by the President and Board of Trustees of the Village of Oak Park, County of Cook, State of Illinois, in accordance with the Home Rule Powers granted to it under Article VII, Section 6 of the Constitution of the State of Illinois (1970), as amended, that Chapter 15, Article 3, Section 18(M) of the Village Code entitled "Parking Rates; Parking Meters, Pay and Display Machines, Village Operated Parking Structures, Permit, Extended Pass, Valet and Daytime On-Street Permit Parking" is hereby amended to read as follows:

**Article 3  
PARKING METERS, PARKING PERMITS AND MUNICIPAL  
ATTENDANT PARKING LOTS**

**15-3-18: PARKING RATES; PARKING METERS, PAY AND DISPLAY MACHINES, VILLAGE OPERATED PARKING STRUCTURES, PERMIT, EXTENDED PASS, VALET AND DAYTIME ON STREET PERMIT PARKING:**

M. ~~Extended Overnight Parking Pass Fees In All Areas: Extended passes are available to fulfill short term parking needs of residents only and shall not be issued in less than one week increments and for no more than two (2) one-week increments at a time. Extended parking passes shall provide twenty-four (24) hour per day parking and shall be available in all Village-owned and/or operated parking lots or multilevel parking structures designated by the Village for extended pass parking.~~

~~The fee for each one week extended pass or portion thereof shall be fifteen (\$15.00).~~

Overnight Parking Pass Fees In Off-Street Public Parking Lots:  
Overnight passes are available to fulfill the short term needs of residents

and their guests in the following off-street public parking lots between the hours designated below seven days per week when a valid one-day permit is purchased in the manner established below and displayed:

Overnight Parking Lots (utilize Pay-By-Space technology)

\$5.00 per night from 6:00 p.m. to 8:00 a.m.

<u>Lot</u>	<u>Description</u>
<u>4</u>	<u>Grace Episcopal Church at 920 Lake Street (7:00 a.m. on Sundays)</u>
<u>9</u>	<u>North Boulevard, east of Harlem Avenue at 1118 North Boulevard</u>
<u>118</u>	<u>Holley Court west of Marion Street at 1106 Holley Court</u>

Overnight Parking Lots (require voucher purchased at Village Hall in Advance

\$5.00 per night from 8:00 p.m. to 8:00 a.m.

<u>Lot</u>	<u>Description</u>
<u>7</u>	<u>Chicago Avenue, east of Harlem Avenue at 1124 Chicago Avenue</u>
<u>11</u>	<u>Fifth Third Bank drive-thru facility at 726 Wesley Avenue</u>
<u>19</u>	<u>OPRF High School Garage at 137 N. Scoville Avenue (6:00 a.m.)</u>
<u>47</u>	<u>Village Hall at 123 Madison Street</u>
<u>53</u>	<u>Rehm Pool at 515 Garfield Street</u>
<u>93</u>	<u>Harrison Street Bible Church at 901 S. Taylor Avenue</u>
<u>99</u>	<u>Enclave off Humphrey Avenue at 1236 N. Humphrey</u>
<u>108</u>	<u>South Boulevard, east of Harlem Avenue at 331 N. Harlem Avenue</u>
<u>116</u>	<u>Madison east of Oak Park Avenue at 710 Madison</u>

**SB2**            **Enclave – north side of South Boulevard, Harvey Avenue to Cuyler Avenue**

**SB6E**           **Enclave – north side of South Boulevard, Wesley Avenue to Euclid Avenue**

**SB10**           **Enclave – north side of South Boulevard, Home Avenue east toward meters**

**Parking Garages**  
**\$15.00 for each 24-hour period**

<b><u>Lot</u></b>	<b><u>Description</u></b>
<b><u>2</u></b>	<b><u>Avenue Parking Garage, 720 North Boulevard</u></b>
<b><u>18</u></b>	<b><u>Holley Court Garage, 1125 Ontario</u></b>

**THIS ORDINANCE** shall be in full force and effect from and after its adoption and approval as provided by law.

**ADOPTED** this 22<sup>nd</sup> day of February 2011, pursuant to a roll call vote as

follows:

**AYES:**

**NAYS:**

**ABSENT:**

**APPROVED** by me this 22<sup>nd</sup> day of February 2011.

**ATTEST:**

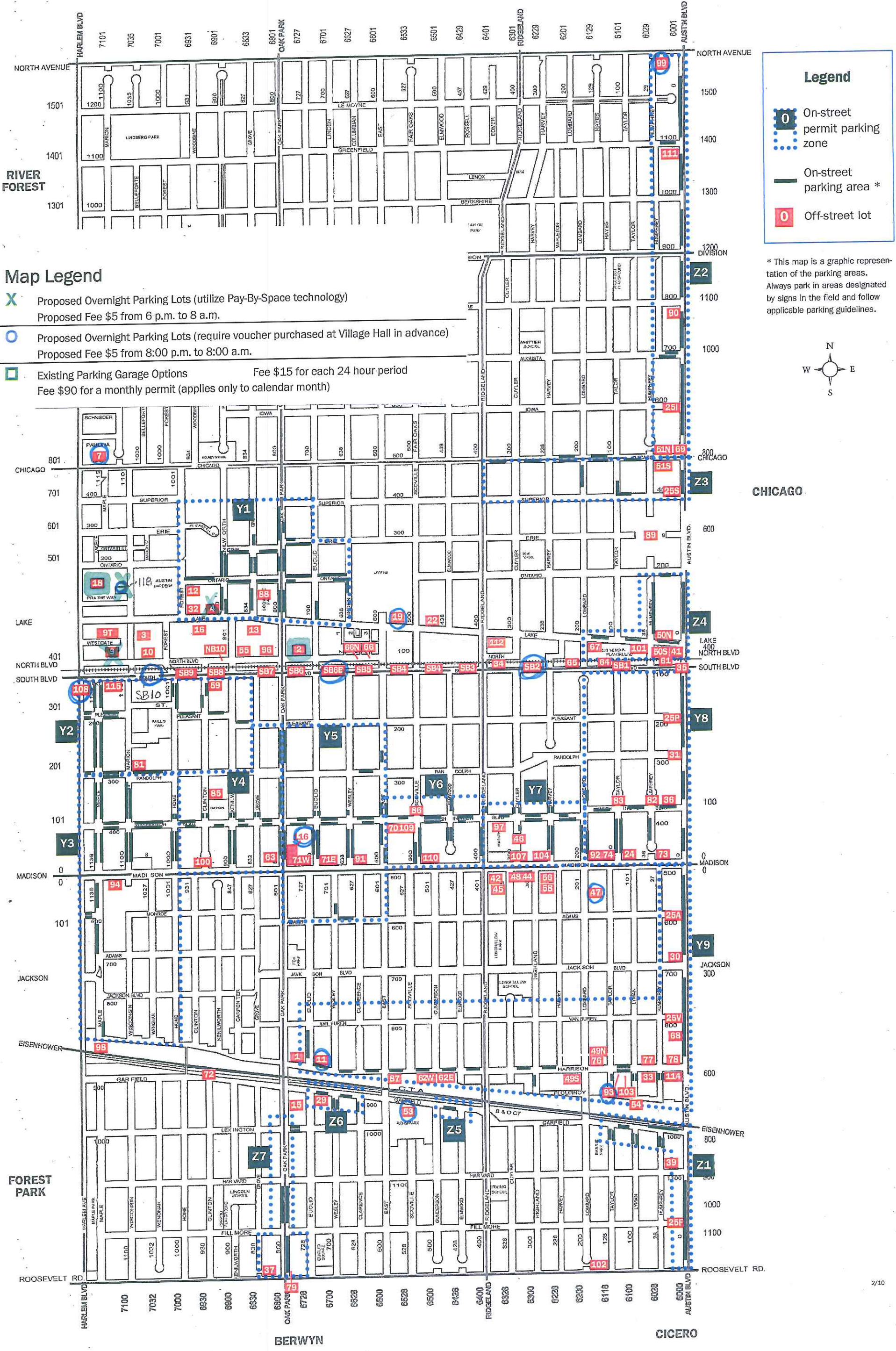
\_\_\_\_\_  
Ray Johnson  
President Pro Tem

\_\_\_\_\_  
Teresa Powell  
Village Clerk

Published by me in pamphlet form this \_\_\_\_ day of \_\_\_\_\_, 2011.

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Teresa Powell  
Village Clerk



### Map Legend

- X Proposed Overnight Parking Lots (utilize Pay-By-Space technology)  
Proposed Fee \$5 from 6 p.m. to 8 a.m.
- O Proposed Overnight Parking Lots (require voucher purchased at Village Hall in advance)  
Proposed Fee \$5 from 8:00 p.m. to 8:00 a.m.
- Existing Parking Garage Options      Fee \$15 for each 24 hour period  
Fee \$90 for a monthly permit (applies only to calendar month)

**Legend**

- 0 On-street permit parking zone
- On-street parking area \*
- 0 Off-street lot

\* This map is a graphic representation of the parking areas. Always park in areas designated by signs in the field and follow applicable parking guidelines.

