



Neighbors working together in Chicago's West Town community

Wooden Gallery to host Dec. 6 holiday party



Blend your artistic and culinary tastes on Monday, Dec. 6 at the East Village Association holiday party. The annual neighborhood get-together this year is a potluck dinner at the Wooden Gallery, 1007-15 N. Wolcott.

The event is BYOB and starts at 7 p.m. E-mail the name of the dish you will bring and the number of people attending to holiday@eastvillagechicago.org.

Sculptor Jerzy S. Kenar has operated the Wooden Gallery as his studio for the past 30 years, and EVA members can view a retrospective of his work there. The 62-year-old Polish-born artist produced the familiar mound sculpture facing Division Street at the Andersen-LaSalle II school campus, 1148 W. Honore.

Monumental Kenar installations in Chicago include wooden sculptures in international-arrivals Terminal 5 of O'Hare Airport and the Harold Washington Library Center, 400 S. State St., and the granite Black History fountain at Renaissance Park, 1300 W. 79th St. Kenar also creates church sculptures and furniture, including the Millennium Doors at Holy Trinity Church, 1118 N. Noble St.



Wooden Gallery on Wolcott, above; Jerzy Kenar sculpture "To Communicate" at Andersen/La Salle II school.

The East Village Association's educational and civic role is exercised during our monthly general meetings, where we learn and talk about what's going on in our neighborhood. This forum is invaluable for understanding the important and sometimes controversial issues the community faces. EVA is committed to ensuring that our meetings are a place where these discussions can occur in an honest and respectful manner.

EVA to weigh in on pizza & pastries at Chicago

Nov. 8 board minutes

Submitted by Greg Nagel

Roots/Bleeding Heart

Greg Mohr and Scott Weiner presented plans for the Roots pizzeria and Bleeding Heart Bakery cafe at the northeast corner of Chicago and Winchester. The project is building to be LEED



Scott Weiner, Vinny & Michelle Garcia, Greg Mohr (metromix.com)

Spring 2011 opening seen at Winchester location

A Chicago Avenue pizza restaurant from the owners of the Fifty/50 sports bar is on the agenda at the January membership meeting. Scott Weiner and Greg Mohr plan a spring opening for a 200-seat pizzeria at 1924 W. Chicago Ave., with an adjoining Bleeding Heart Bakery coffee shop next door at 1916 W. Chicago.

The location has been on EVA's radar lately. A restaurant at the Chicago & Winchester corner passed a May 2009 vote and city zoning change, only to lose development backing in the recession. It failed review at the start of the year as a potential drycleaning plant, and in 2007 as a condo site.

Roots pizza, with a planned March opening, would serve Quad Cities-style pizza (doughy thin crust cut in strips). Delivery may pose challenges at the site: Traffic on Winchester flows away from Chicago Avenue past a narrow alley. The previous restaurant plan included an agreement with neighbors to forgo side-street deliveries.

Bleeding Heart would serve brunch in the two-story space next door, as well as the organic pastry that Vinny and Michelle Garcia once sold at Chicago and Damen. Among the prospective cafe offerings, according to Metromix: mushroom-polenta eggs Benedict with persimmon Hollandaise sauce.

The Garcias ran a Ukrainian Village bakery for two years before moving their storefront in 2006 to Roscoe Village and expanding last year to Oak Park. In recent cable-TV seasons they've displayed their skills at "punk-rock pastry" in cake and cupcakes bake-offs.

certified, maintaining facade, and will have valet parking. It will not apply for a PPA license. Bleeding Heart will have 100% electric ovens to reduce emissions, adding stairwell in front to take deliveries through a front loading zone. Roots will have an estimated 60/40 food to liquor mix. No music is planned for Roots outdoor patio or Bleeding Heart rooftop deck.

Concerns noted in the meeting:

- Location abuts residential street.
- Is Roots really more of a bar than a restaurant?
- Noise from Roots outdoor patio and garage door style windows on Winchester face.
- Alley concern with incoming/outgoing deliveries, late night pizza/ organic ice cream pickup window on Winchester, garbage cans/ bins in a narrow alley.

Aaron Bilton will reach out to Ald. Joe Moreno to explore idea of changing the direction of Winchester from Iowa to Chicago so it is one way south, which would reduce street traffic from Roots.

Holiday Party

Board decided to have our Holiday Party on Monday, Dec. 6. at Jerzy Kenar's sculpture studio at 1007-1015 N. Wolcott. It will be BYOB and a potluck. RSVP

Chicago Bowl

Scott Rappe will draft letter to Ald. Joe Moreno or at least forward language to Dana Palmer so she can draft letter.

Other

Tom Tomek is the new EVA CAPS committee person and will report the main headlines and bring the stats when they are available to the general meeting.

Nicole Semple by email reported that Paypal transfer is complete, we are keeping our bank account with Banco Popular, and the post office box transfer is complete as well.



Greg Mohr and Scott Weiner with publicist Dave Andrews.

Rooftop, sidewalk seating in restaurant plan

The owners of The Fifty/50 sports bar will ask the East Village Association to support rooftop seating at the Bleeding Heart Bakery breakfast cafe they are developing at 1916 W. Chicago Ave.

EVA board members reviewed their plans Nov. 8 and suggested ways to minimize the neighborhood impact of Greg Mohr and Scott Weiner's next-door companion project, Roots Handmade Pizza at 1924 W. Chicago Ave.:

- Eliminating a delivery window on Winchester Avenue.
- Extending the Third Coast Valet loading zone on Chicago Avenue.
- Closing large retractable windows on Winchester during night hours.

- Redirecting Winchester's current one-way northbound traffic.

The 60-seat rooftop patio facing Chicago Avenue is likely to face a member vote Jan. 3, since it requires a special-use permit. Roots would have sidewalk tables on Winchester and a rooftop garden, which current zoning allows.

The design from Space Architects is similar to a restaurant planned for the space last year. Bleeding Heart would display cakes in Roots' storefront window.

The Fifty/50 management group has purchased both properties. Weiner said building permits were under city review and Roots could open in mid-March, with Bleeding Heart by April. Mohr and Weiner announced the project less than two weeks ago.

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Brokered by Jameson

Measuring change, neighbor by neighbor

Neal McKnight is not voting as an East Village Association board member on a restaurant proposed at the end of his block. But he has been participating in the discussion, and here he offers a personal view about why it's an important debate.

By Neal McKnight

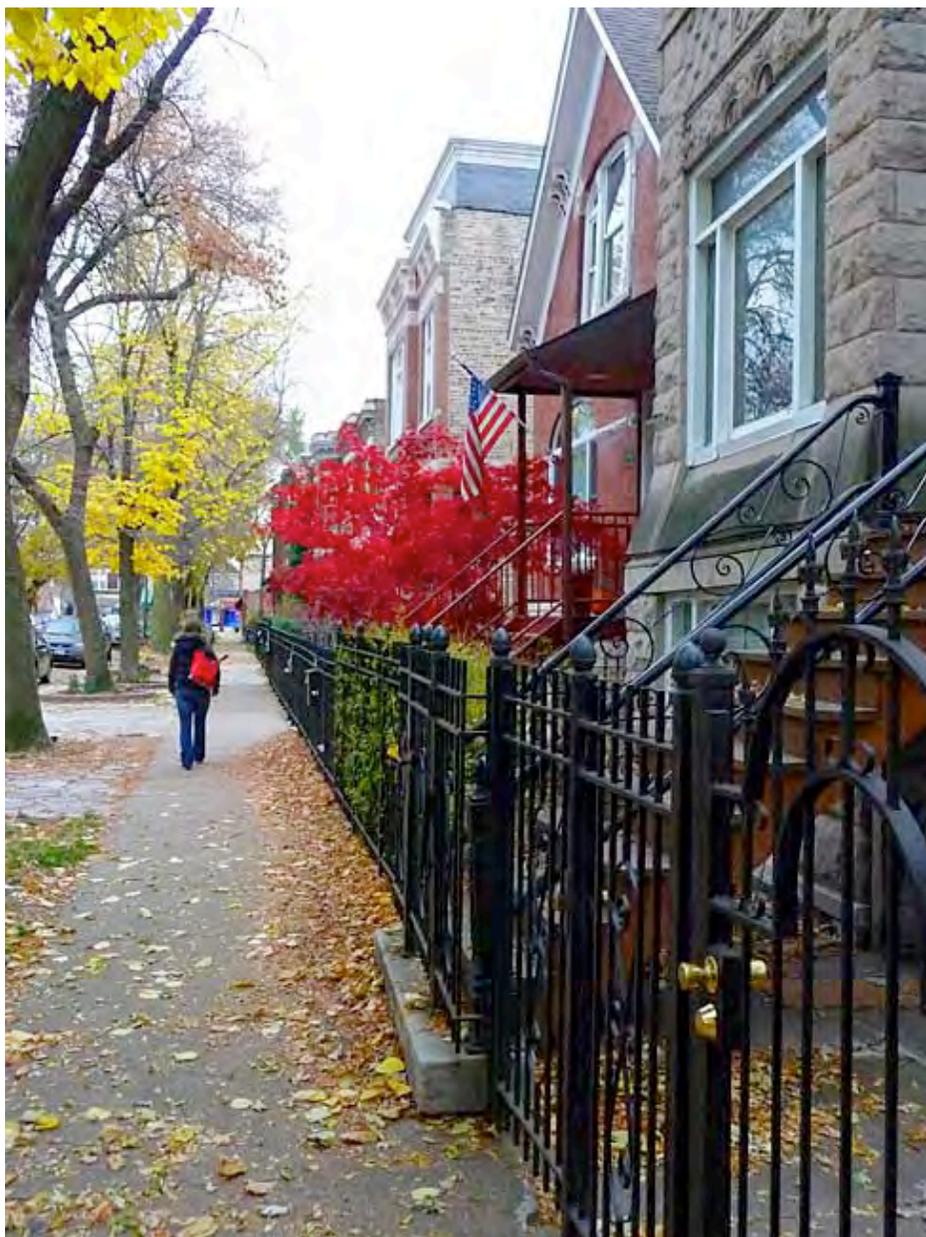
My wife and I have two daughters and we live on Winchester Avenue in East Village. Mom lives across the street and some of my best friends in the world are my neighbors.

We have lived here since 1995, longer than some and much shorter than others. Over the years we have seen waves of development roll through the neighborhood, some of it good and some of it bad. The recession has slowed development in the neighborhood in the last couple of years, but recently new developments have been proposed along Chicago Avenue.

The latest proposal is for a 250-seat bar-restaurant at the northeast corner of Chicago and Winchester avenues. I think the hours and size of this business will alter the character of my street and ultimately our neighborhood. The block, the neighborhood, the city I know and love is at risk.

Each time a bar (and let's face it, it really is mainly a bar) forces someone to leave because it is too loud, because there is nowhere to park, because the patrons have forced the neighbors inside, off the sidewalk, off the porches, or to shut their windows, my street becomes a smaller, narrower place.

This undermines the stability of our neighborhood. I don't know if anyone will leave if this place opens, but I do know if this place opens it will be a different, less attractive block.



800 block of North Winchester

Division Street is great but it does not make the city great. I don't want Division Street on my street. Good development does not mean building a playground only for transient and newly employed recent college graduates.

Too often we just look at the size of building, the type of business, the number of customers. We focus on zoning changes, licenses and permits in

an attempt to keep new businesses from damaging our community. But there is more at stake than property values and business interests.

It is important to remember the stability of our community and value what we already have before we allow any business to change the character of our community. After all, that is why business wants to be here.

Continued on page 6

Roots development from the ground up

Scott Weiner, co-owner of The Fifty/50 Restaurant at 2047 W. Division St., describes the restaurants he and partner Greg Mohr are developing at 1916-24 W. Chicago Ave. In a Jan. 3 vote, East Village Association members will advise Ald. Joe Moreno on support of the plan.

By Scott Weiner



Roots Handmade Pizza

Roots Handmade Pizza is a concept based on food from restaurants that have become institutions or icons in Greg Mohr's hometown area, the Quad Cities. The main focus of the food concept will be hand-tossed pizza.

In addition to being made from fresh, high-quality ingredients, what sets this pizza apart from others is a unique spice blend and dough texture. Everything from the pizza sauce to the sausage will be made in house. We will make homemade mozzarella, fresh pastas and numerous specialty sausages, as well as feature great salads.

From the dessert spectrum, we will be serving homemade organic ice cream and a plethora of organic desserts, which will all be made next door at Bleeding Heart Bakery. Homemade root beer and cream soda, a.k.a. Roots Beer, will round out our menu.

Roots Handmade Pizza will be designed in a way that makes the food part of the show. There will be an open kitchen with slanted mirrors on the ceiling to add perspective to the vibrant ingredients and art of making great pizza. Along with great food, there will be 16 Midwestern beers on draft and a full bar.

We will be giving the 100-year-old building and adjoining building a complete facelift, while preserving and restoring the facades. There will be sidewalk café seating along the Winchester side of the building and the street level of the building will have an open-air feel.

Construction on this building alone will be bringing in more than 30 jobs to the area and we are investing a substantial amount of money in the restoration of this 10,000-square-foot building, which has been an eyesore on Chicago Avenue for years. We will seek LEED certification along with the bakery next door. Upon opening there will be an anticipated 45 to 55 employees working at Roots, which is the current level of employment at Fifty/50.

Bleeding Heart Bakery & Café

Bleeding Heart Bakery and Café technically will encompass several different aspects in its overall bakery and café concept.

The retail menu for the bakery counter includes cupcakes, brownies, pastries, croissants, bagels and other organic and sometimes vegan-friendly products. We will be baking artisan fresh bread, making doughnuts to order, and even making fresh artisan ice cream. Everything we serve will be organic.

Along with retail and wholesale baking, we will feature a complete and unique breakfast that will rival any other operation in Chicago. In essence, as Bleeding Heart Bakery owners Vinny and Michelle Garcia have begun to receive national attention for their abilities, we are building a state-of-the-art, all things baking facility for them to showcase their talents.

The bakery will also be designed to give guests a completely unobstructed view of the baking industry. When guests walk in to the bakery they will walk into an actual bakery and not a retail space with a bakery hidden behind brick walls.

Like next door, we will be investing a substantial amount of money into the restoration of this 8,500-square-foot building. As there is no sidewalk café for the bakery, we are also hoping to bring a rooftop garden and café to the neighborhood. We believe this enclosed space over Chicago Avenue will bring a great buzz to Chicago avenue, a street that we all hope to see grow and flourish.

Along with construction jobs, Bleeding Heart Bakery will bring about 50 jobs to the neighborhood. It will be a green project with LEED (Leadership in Energy & Environmental Design) certification. There are currently a pilot and talks with Food Network and TLC for a documentary on aspects of this project and this business.

All the managing partners of these business are longtime residents of the area and either have been or are current business owners in this area. Both businesses will own and operate the real estate in which they are located, and we hope to be here for a long time.

We hope everyone is as excited as we are developing 15,000 square feet of developed retail space on Chicago Avenue just a block down from Chicago Bowl, which is developing even more retail space on this growing street. We expect both projects to bring a lot of money, jobs and new visitors into our neighborhood.

We are seeking the support of EVA for the following aspects:

- Zoning change on 1916 W. Chicago (Bleeding Heart Bakery) to remove the RT-4 designation. It is currently zoned as both B3-2 and RT-4, an anomaly.
- Special use permit for the rooftop deck above 1916 W. Chicago.

Comments at facebook.com/ eastvillagechicago



Greg Nagel I think that development of Chicago Ave is great and very important for our neighborhood. However, I can appreciate that the concerns of the neighbors on Winchester that will be most affected. I'm hopeful that the developers, Scott & Greg, will modify their proposal and accept the recommendations made by the EVA PPD Cmte to lessen the lifestyle impact. Then we can have responsible development" and have our cake and eat it too so to speak.

Nicole Ellis Semple Businesses come and go, but the rich tapestry of the city is what we should protect. Fantastic article, Neal.

Brad Beiter It's nice that someone wants to invest in our neighborhood and bring jobs to the area.

Michael VanDam I agree, Brad. While I definitely respect Neal's opinion here and agree with the sentiments expressed in the piece, I'm not convinced that the restaurant would necessarily harm the neighborhood feel. Wouldn't it be better to work with the owners to minimize any impact on the neighborhood? I just don't understand why valuing the neighborhood translates to opposing the restaurant.

Amy Sneddon McKnight Michael good point but compromise is a two way street. The initial proposal calls for a pizzeria with a 2 am bar with large garage door like windows open to a 50 seat outdoor cafe. The proposal also included a late night pizza slice and pick-up window. This element of the proposal is the closest to the residential properties. The proposal also calls for a large delivery presence. All of these elements of the proposal face Winchester versus Chicago Avenue.

Nicole Wilson I believe we can continue to have a lovely neighborhood while encouraging business growth in our area. It would be nice to live near a thriving street and not vacant and boarded up buildings on Chicago Avenue. Plenty of neighborhoods manage to balance both.

Sheetal Khedkar Rao I agree that getting businesses to invest in our street does not mean we don't care about the neighborhood's integrity. I see how the late night pick up window on Winchester is a problem as are the garage style windows on Chicago if they are open til 2 am and full of loud drunk people. But I am also tired of looking at all the dilapidated storefronts and unused potential on my street. I think we need to be welcoming of businesses while at the same time being firm about what we need to do to keep this a pleasant place to live. As a homeowner who is within earshot of the proposed site. I can see both sides of the dilemma!

McKnight

From page 4

I love my street. My block has a nice mix of rentals, condos and houses. The people that live there are a nice mix also. Hispanic families have befriended and watch out for my mother and their other neighbors. Polish tenants I wouldn't trade for the world: They love my daughters like aunts and uncles. Polish property owners keep their buildings immaculate, if not updated with Viking and SubZero appliances.

My retired neighbor who lives alone next door was born on the block. He argues politics with me every chance he gets, but once said to me, "I am grateful every day because I eat my meals while looking out my window at your garden."

There are young couples you won't meet until they have their babies out in their strollers and they start asking you about schools and parks and gardens. Other

young couples on their own help garden the parkways and clean the alley. Older families have been on the street awhile and steer everybody away from the bad element, the bad deal and the bad contractor.

Croatian girls down the street ride bikes with my daughters in circles up and down the street. An Indian family at the corner helps the kids from the neighborhood cross at Iowa because there is no stop sign. My gay neighbors have watched over my kids like hawks, taken them into their homes and taught them the real values of tolerance and respect.

Artists and students in the cheaper rentals are out late talking and smoking on their porches. They serve as the nighttime sentinels, tattoos and all. My southern neighbors (from Georgia and Bridgeport) have two little boys who feel safe enough to run down the street with their dog. All the neighbors pitch in to return the dog to their yard.

Shopkeepers have invested in our neighborhood when others wouldn't,

without bothering their neighbors. The Pakistani owner will make the right change for my girls and watch out for them. The Ukrainian florist lets me in after closing hours because I forgot to get flowers for a birthday or anniversary.

The Korean dry cleaner asks to see my daughters' pictures every time I am there and is surprised by how big they are, because she remembers when they were born. The African American insurance agent across the street took care of my in-laws (not her clients) when their house was damaged in Hurricane Katrina and they couldn't go home.

I can go on about more neighbors and more businesses. I have used a ton of labels to describe them all, but that is the point. I live in a big, rich and varied place. It is a real diversity of not only the labels but the life experiences attached to those labels. This is the city that we hope for; it is the city for everyone. It is worth protecting.

Comments at eastvillage.org

H2 Right ON, Neal McKnight. I couldn't have said it better. Respectfully, A neighbor who lives on Division Street

curious Love it. a great description of what a neighborhood is about.

Ronda Neal – thanks for posting and sharing. First, thank you for all that you do, for being involved and being aware of so much in your neighborhood. It is a huge compliment to you and your family that you have so many acquaintances and friends. Winchester is truly a very unique gem of a block. My husband, two daughters and I live on Wood Street and enjoy some of the same attributes you point to; great diversity and character, but also significantly more traffic on our street. Thanks in large part to the 13 District police station a half a block north of us. And more stroller traffic as caregivers make their way to Commercial Park half a block to the other direction. I have mixed feelings about the proposed development. I wished there were ways to reconcile the pros and cons. I am anxious to see financial commitment and development come to Chicago Ave. I do not need to see a new Division Avenue – but I would like to see more retail, more occupancy and the perception of more safety. I have previously asked the chamber about incenting existing store owners to remove their metal security gates. The gates send a message that the area is not safe to those that are less familiar with the neighborhood. In many cases, the gates are covering a garbage strewn establishment that has been vacant for the entire 5.5 years I have been in the neighborhood. Not exactly sure of the need for such security measures in many cases. On the other hand, I am very aware that the location of NE corner of Winchester and Chicago Avenues is adjacent to long-time residents. I am sympathetic that any type of noise nuisance or even just any outdoor business activity will impact those that live closest. It would be ideal if there were a way to ensure that the business on the furthest most corner was of a type that would have most activity during the day. Again, thank you for ensuring that there is dialogue among all stakeholders and community members.

Michael Dorich I live across the street from the proposed bar. I agree with Neal's review of our wonderful neighborhood but I would like to tell you about some of the negatives. On countless occasions I have had to stop drunk people from urinating in the alley next to my condo complex. Not just because it is disgusting but because they were too intoxicated to realize families with kids were walking by. Finding street parking can be extremely difficult on a slow day, but especially during a sporting event, holidays, weekends, if a resident is having a party, and so on. Before Bella's Pizzeria burned down we had major problems with the delivery drivers. They used the alley as a parking lot and raced in and out without regard to pedestrians. Also, the fact that the alley is the only means to reaching tenant and owner garages, this can be a huge hassle.



I like the local bar owners and they tend to be very open to community "suggestions."

However, currently, it is the neighbors and tenants in the community who clean the alley because of the overflowing garbage. Grease traps are attracting rats and the fly populations during the summer have increased to swarms with the new restaurant and bars. I understand the need for commercial development but not like this.

This is a big bar and if it is anything near the style of 50/50 it will be extremely loud. If the owners came to the community and worked with

the neighbors to understand our concerns BEFORE announcing their plans it would have gone a long way to building trust. This feels very reminiscent of the last proposal for the corner property. Currently, I hear the laughter of children running up and down our street or neighbors chatting on the sidewalk. I fear the charm of that neighborhood hum will turn to loud music, obnoxious behavior, increased waste, lewd acts and an overhaul of such a pleasant place to call home.

MVD I think some of the Roots bashing seems a little unfair. Statements like "building a playground for transient and newly employed college graduates" and worries about "loud music, obnoxious behavior, increased waste, lewd acts and an overhaul of such a pleasant place to call home" seem a bit overblown. It's a pizza place with a bar -- not a strip joint, casino or anything like that. While I agree that the carry-out window could be an issue and the outdoor space and noise need to be controlled, I personally don't think dialogue is furthered by painting Roots quite this negatively. And I think we all agree that the return of Bleeding Heart is absolutely a great addition to the neighborhood.

TheLetterAHyphenTheNumberOne I've only been in the neighborhood six years, but in that time I've seen Natalino's, Five Star, Lush, Mexique, Ruxbin, Beauty Bar and other establishments similar to the one proposed open on Chicago Ave. I've been happy to see each one open up and that section of Chicago has improved significantly due to the activity, the neighborhood has benefited and the character of nearby streets have only been affected positively if at all. I walked around this site Friday around 10:00 PM to get an idea of what Winchester and Chicago is like on a busy weekend evening. I knew, but hadn't fully understood, how integrated Winchester is to the busy Chicago and Damen intersection. The west side of the building already feels like it's in dialogue with that intersection and, while that intersection is busy, it seem like it could really benefit from a restaurant/bar space, as most of those businesses there are closed in the late evening despite the heavy pedestrian traffic. If a dance bar or club was being proposed on Winchester, I could see why neighbors in the immediate vicinity might be concerned about noise. However, anything like the written proposal seems like it would serve the community almost perfectly. It seems like a great use of an unused space and I would be excited to have a restaurant like this I could walk to.

Nest in your nest egg

Many of us in this neighborhood nest in our nest egg. By nest I mean that our home is our castle, our sanctuary, and the place where our families eat and sleep. Our home and the associated lifestyle in our neighborhood are important, and are worth protecting and shaping.

By nest egg I mean that for most of us our home is our single biggest investment, and our financial security is largely tied to our property value. Right now in America, 1 in every 5 homes is upside down: We owe more money to the bank than what the home is worth. It has been a very hard and scary market, and I'm sure many of us do not have the sense of financial security we did five years ago when our homes were worth more. Financial security can be as important to everyday happiness as a clean, comfortable neighborhood environment.

A high-end grocery store can improve our lifestyle. A low-end liquor store can detract from our lifestyle. Developments can improve property values, like high-end single families or perhaps Chicago Bowl. Others can lower values, like tattoo parlors or distressed properties. Understanding and balancing



President's Message

Greg Nagel

both nest and nest egg concerns, I've been a proponent for "responsible" development in our neighborhood. To me, responsible development balances our nest and nest-egg interests.

For many years we have been frustrated with the lack of development on Chicago Avenue and in particular the 1900 block, and this has been the subject of much conversation. At our last EVA meeting the membership unanimously approved Chicago Bowl, a 23,000-square-foot, high-end entertainment complex on the 1900 block of Chicago Avenue. We now have an opportunity to get two additional businesses on the 1900 block as well.

One is Bleeding Heart Bakery, which is a really interesting, fun, and hip business that virtually everyone is in favor of and excited about. The second is Roots, a pizza restaurant that will serve liquor and is situated on the corner of Chicago and Winchester. There are understandably some concerned residents, particularly the Winchester residents that live near Chicago Avenue. However, these businesses come as a package and are being developed by the same team.

So for our nest egg, we have two additional businesses that will greatly enhance Chicago Avenue and property values. And for our nest, Bleeding Heart Bakery improves the lifestyle of its neighbors and Roots will also provide some lifestyle value to the neighborhood, but will also bring some negative lifestyle concerns.

Wouldn't it be great if we could have all the benefits of these businesses without drawbacks? Well, that is not realistic. However, it is possible to get all of the benefits and to mitigate the drawbacks. Substantive concessions from the Bleeding Heart Bakery/Roots developers will reduce the neighbors' noise and alley concerns.

Will we have our cake and eat it too? Will our nest maintain its comfort and will our nest egg grow? I'm waiting to hear exactly what concessions the developers are willing to make before I decide personally whether I support the project.

However, based on what they can build as a matter of right and what they are seeking, they are likely to open with a much smaller noise footprint if we can reach a compromise.

As we enter the holiday season, I'm hopeful that as divisive as this issue may become, we can debate it in a respectful way. Happy holidays!





St. Boniface changes hands

St. Boniface Church is on its way to becoming a 75-bed senior housing facility. The Oak Brook-based IPM Amicus development firm closed Oct. 20 on the building at 1358 W. Chestnut St.

The \$20 million project will "save as much of the facade (towers) as possible," according to the IPM website. The firm's portfolio includes the Techny Towers Conference and Retreat Center near Northbrook and Spertus Institute of Jewish Studies at 618 S. Michigan Ave., plus campus projects at the University of Chicago, Catholic Theological Union, Moody Bible Institute, Meadville-Lombard Theological School and East-West University.

Plans for St. Boniface by Vasilko Architects & Associates show a five-story west building behind the original towers, plus an east addition rising to eight stories. IPM expects to complete the facility by the end of 2013.

"One issue on the table," said Eckhart Park Community Council webmaster Dominy Edwards, "is the possible reuse of the school facade that was dismantled and put in storage, reportedly at a cemetery, in 2003 when the Archdiocese of Chicago demolished the school and convent that stood to the east of the church."

In any event, the Eckhart Park group has a line to the developers. IPM told the group it is "committed to working with the community and preservationists," according to the Eckhart Park website.

Ken McHugh, IPM chief executive, said the church has sustained considerable damage in two years, according to the preservationist site saintbonifaceinfo.com. On Friday, a development team found flooring and roof damage. The building must be secured after signs of basement break-in.

"Fortunately the exterior, while suffering the passage of time, gave us encouragement that our mission of incorporating the front and west facade into the new senior housing structure remains feasible," McHugh said.

IPM bought the church and is leasing the land from the archdiocese in a land swap with the city that expands St. Joseph-Immaculate Conception school to the former Byrd Elementary site at 363 W Hill St.

RENEW YOUR MEMBERSHIP AT EASTVILLAGECHICAGO.ORG

Chicago Bowl racks up East Village support

A 16-lane bowling alley, restaurant and performance space at 1850 W. Chicago got the unanimous support of East Village Association members in a Nov. 1 vote.

Chicago Bowl developer Peter Shapiro took questions from the 50 people attending in the ping-pong room at Happy Village, 1059 N. Wolcott. If 1st Ward Ald. Joe Moreno sponsors a Public Place of Amusement license, the venue at Chicago and Wolcott could open in early 2012.

Shapiro will make another presentation at 6:30 p.m. Wednesday in the Commercial Club Park fieldhouse at 1845 W. Rice St., which shares an alley with the Chicago Bowl site. Shapiro suggested his business would support park improvements.

The former Chicagoan plans a renovation of the 23,000-square-foot AAA Distributing Co. auto warehouse along the same lines as his Brooklyn Bowl, a former factory in the gentrifying Williamsburg district of the New York borough. Shapiro came armed with a written testimonial from borough president Marty Markowitz.

The restaurant would be the first Blue Ribbon Restaurants location outside New York. Chicago favorites likely would join fried-chicken platters on the menu, with Midwestern beers on tap. Screens would project rock, folk and blues performances alongside the bowling lanes.

EVA planning co-chair Scott Rappe recommended that EVA not oppose the plan after noting concerns over the facade's lack of visual interest and access to a 29-space parking lot, which would adjoin Tecalitlan restaurant and raze the building between them at 1834 W. Chicago. The lot would be double-parked at peak hours and take deliveries during the day.



Peter Shapiro presents Chicago Bowl proposal at Happy Village meeting.

Pizza Hut choice: Cars or pedestrians?

Minutes for Nov. 1, 2010 membership meeting submitted by Dana Palmer

Bend Yoga & Movement Studio

Meeting commenced 7:05 p.m. Mary Clemmons with Bend Yoga did a brief presentation of her business. Bend Yoga is located at 906 N. Damen Ave. and was started last September. It is a drop-in studio and offers classes everyday of the week.

Chicago Green Windows

Dan Nehm was a guest speaker on window repair and energy efficiency. Nehm supported old-growth wood and repairing old windows versus replacing them with new ones. He argued that old windows can be fixed for a reasonable cost and can be as energy efficient as new windows if storm windows or weather stripping is installed.

Holiday party

The December Holiday party is approaching and the board will discuss time and location at next board meeting.

Chicago Bowl

Pete Shapiro with Chicago Bowl presented his proposal for a bowling alley, restaurant and music venue at 1850 W. Chicago. Shapiro and his group are in need of a PPA license to operate a bowling alley. Scott Rappe and Neal McKnight with the Planning, Preservation and Development committee made and seconded a motion to not oppose a PPA license for this proposal. Members voted and no one was opposed to the motion.

Dog waste

Dana Palmer passed out signs that residents can place on trees or fences alerting pet owners to clean up after their pets.

Polish Triangle development

Scott Rappe's presentation regarded why the board turned down a proposal for the old Pizza Hut location. The building would have catered primarily to use of the car and would have required reversing Division Street's pedestrian designation. The board and other members would prefer to see a more pedestrian friendly proposal.

Maintenance free? No such thing, says window restorer



Dan Nehm demonstrates a retrofitted wood window.

It's true, says carpenter Dan Nehm: They don't make windows like they used to.

"Old growth wood has properties that keep wood from rotting," Nehm told East Village Association members Nov. 1, passing around a densely grained block of reclaimed wood to support his view.

Windows from the 1940s and earlier are restored in Nehm's business, Chicago Green Windows, on the Web at (chicagogreenwindows.com). A reclaimed window demonstrated his system, weatherstripped with glazing putty and thick bronze strips, both made locally. A wood storm window matched the vintage look, with a new screen-window track built in.

Even energy-efficient modern windows have an ecological downside: "Once the seals fail they have to be thrown away," Nehm said. "They're great for energy efficiency, not so great for the environment."

Vinyl windows not only allow few repair options, they're prone to damage from winter cold and summer heat despite their billing as maintenance free. "Be careful when you hear these words," Nehm said. While buildings in Chicago have kept their original windows for more than a century, vinyl windows, which date back less than 50 years, already are headed for Dumpster disposal.

Manufacturing vinyl has added environmental consequences compared with the materials in new wood windows, and while there are local recycling sources for wood windows, Nehm said vinyl is "basically disposable."

Dog park hunts for support

The Snowberry playlot at 1851 W. Huron would be converted to a dog park in a proposal to be aired by the [Commercial Park Advisory Council](#). Dog-friendly areas were discussed Nov. 16 at Commercial Club Playground fieldhouse, 1845 W. Rice St.

Comments on eastvillagechicago.org:

Jeremy Very supportive! We missed the meeting but think this would be a great neighborhood addition. With Commercial Park and the Talcott grounds this space seems to be used very little and there are so many dogs in the neighborhood with no space to run.



Gregory I was walking down Chicago with my dog when I saw the sign regarding the meeting. I was unable to make it but as a new resident in the neighborhood and someone whose dog loves to run I definitely support this measure. Please keep us updated on the progress of this idea.

Holiday happenings

Dec. 4 Wicker Park Choral Singers look to the sky with the concert "Star of Wonder" at 3 p.m. in Wicker Park Lutheran Church, 1502 N Hoyne.

Dec. 4-5 Do Division Holiday will offer sales from stores along Division Street from Milwaukee to Leavitt and trolley rides to Renegade Craft Fair Holiday Sale at Pulaski Park. 1419 W. Blackhawk St.

More holiday happenings at wickerparkbucktown.com/events

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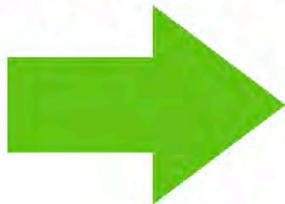


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80	Comfort Maker	1 & 2BR Condos	70,000	N8MSN0701412A	\$1,718	n/a
95	Goodman	1 & 2BR Condos	70,000	GMS80703AN	\$2,450	\$1,715
95	Comfort Maker	1 & 2BR Condos	60,000	C9MPX060F12A	\$2,413	\$1,689
80	Goodman	3 BR 2 Bath Condo	90,000	GMS80904BN	\$1,852	n/a
80	Comfort Maker	3 BR 2 Bath Condo	90,000	N8MSN0902120A	\$1,864	n/a
95	Goodman	3 BR 2 Bath Condo	90,000	GMH950904CX	\$2,662	\$1,863
95	Comfort Maker	3 BR 2 Bath Condo	80,000	C9MPX080J16A	\$2,645	\$1,852
80	Goodman	Single Family	140,000	GMS81405DN	\$1,981	n/a
80	Comfort Maker	Single Family	135,000	N8MSN1352116A	\$1,917	n/a
95	Goodman	Single Family	115,000	GMH951155DX	\$2,760	\$1,932
95	Comfort Maker	Single Family	135,000	C9MPX100L20A	\$2,672	\$1,870