Happy 30th Anniversary EVA!
By: Gladys Alcazar-Anselmo

The East Village Association, founded in 1982, will be celebrating its 30th anniversary this year. This milestone will be fêted on September 13, 2012 at 6:00pm. The celebration will also be a tribute to all the residents that have recognized the grace and beauty of this urban setting.

The neighbors that began the “No Name Community Organization”...

Do you want to celebrate with EVA?
(continued on page 6)

What do we lose when we lose our buildings?
Scott A. Rappe, AIA

We have not had to face this question for awhile, but with tentative signs of economic improvement, East Village, Wicker Park and Bucktown are beginning to see rampant tear downs again. In the last six weeks, on Wood Street between Chicago and Armitage alone, no fewer than six vintage brick & stone buildings have been lost. And these are by no means the only ones lost recently.

The 1880’s and 1890’s era red brick buildings that characterize East Village, Ukrainian Village, Wicker Park and Bucktown are part of our identity as Chicagoans. They are a tangible connection to the boom period that followed the Chicago Fire which Carl Sandburg captured in his famous poem: “...hog butcher for the world, tool maker, stacker of wheat...”. Every morning, out of these buildings came those hog butchers, those tool makers and those stackers of wheat. Those men and women, who built the foundations of the world class city we know today, walked our streets, climbed our stairs, ate, slept, lived and died in our homes. What do we lose when we lose our buildings? (continued on page 6)

In hot summer weather, so many hydrants were opened residents on upper floors had no water for hours on end. In preparation, residents stockpiled drinking water (this was before the days of bottled water) and filled tubs with water to use for flushing the toilets.

February 2000
EVA launches campaign against too-tall residential buildings, succeeds in having new height ordinance passed.
We were once The No Name Neighborhood Association

By: Dave Vavra

I remember moving into my $31,500 two-flat on Wolcott Street in the East Village on Thanksgiving weekend 1981, and soon joined the other new neighbors in calling it “woe is me” street. I discovered that the rhythm of “East Ukrainian Village” was too dirty and too unsafe; two excellent priorities for reaching out to others who had the time, caring and skills to address community issues.

Our neighborhood also labored under a disputed sense of identity. Leaning out my window during the spring of 1982, I counted fourteen different nationalities of the residents on my block, including Hispanic, African American, Asian, and Caucasian. The residents who lived along Milwaukee Ave to Damen Ave, Division Street, to Chicago Avenue weren’t dominated by any single ethnic group. My feelings were that our elected officials - then-Alderman Nardulli and Congressman Rostenkowski - were wary in dealing with these myriad cultures and languages.

In 1981, the City was still polarized based on ethnic heritage, and there was no old-city political ease with this new diversity. I felt as if we were orphans in a largely segregated city, a reality reflected in the soon-to-be battles of “Council Wars”.

Our western neighbor, Ukrainian Village, was an ethnic enclave with an organized constituency, the Ukrainian Village Community Organization. Attempts were made to join forces, but the pieces weren’t a good fit. Our older 1870s to 1890s housing stock was denser, and our United Nations of residents had different priorities. We didn’t let a lack of defined identity stop us – I composed and distributed a hand-written, photocopied newsletter titled “The No Name Neighborhood News”.

The safety and cleanliness issues received little notice from the dominant political establishment. Streets were caked-over with litter that infrequent street sweeping couldn’t dislodge. Noise from ever-present ice cream trucks was deafening, their monotonous musical tunes suppressed normal conversation and rational thinking. Drug dealing on streets was open and notorious – even in the blocks adjoining the police station. Cars full of gang members and glaring booming music circled students exiting afternoons from Wells High School and Andersen Elementary School. Wanton public drinking was the fashion; it was common to see open 24-packs on car hoods, being consumed while full-scale car repair operations were under way on the street. There was little presence of authority, much less law enforcement. Early neighborhood clean-ups under the new EVA saw mountains of garbage, was little presence of authority, much less law enforcement. Early

East Village Association, the former ‘No Name Neighborhood Organization” lives on. Now 30 years later, I regret the flight of the multi-racial groups. But most couldn’t wait decades for conditions like safety and cleanliness to improve. Today the village welcomes new residents and hopefully new elected officials who understand the path the community has struggled to follow and all the success it has worked very hard to achieve. It is through this continued community support and watchful diligence that I hope EVA will celebrate another 30 years.

Dave Vavra, founder of the No Name Neighborhood Organization that became our East Village Association.

February 1983

Due to the mix of languages in the neighborhood, the EVA Newsletter often had a “Welcome” in English, Spanish and Polish on their first page. This concept was expanded upon with translations of helpful phrases such as “Hi”, “Thank you”, “Please don’t play with the fire hydrant”, “Please don’t litter” and “Please put that back”.

SEPTEMBER 1983

The first newsletter was a handwritten two-pager called The No-Name Neighborhood News, but for many years afterward, hand-typed (computers weren’t in common use) and articles were hand-pasted up.

Jean’s Place 1086 N. Paulina

One of many sidewalk craters along Division Street

SEPTEMBER 1983

For additional information on community

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The Frankie Machine Garden wasn’t an EVA idea. A community garden was proposed in 1986 by our new alderman, Luis Gutierrez, as a plan to permanently clean up the vacant lots at Wood and Haddon Street.

The Department of Streets and Sanitation hauled away the accumulated trash and brought in a truckload of topsoil to prepare the site. But the gardeners never materialized, the topsoil leached away, and the garbage reappeared. When EVA complained, Ald. Gutierrez informed us that apathetic residents were responsible for the mess.

EVA chose to take this comment as a challenge. In the spring of 1988, the garden was re-launched. Not everyone was thrilled with the concept. A survey of neighborhood residents revealed an overwhelming preference for a parking lot. Undaunted, EVA cited higher environmental aspirations, and organized an allotment garden, where neighborhood residents could grow their own food.

EVA’s bet on Frankie Machine paid off. It was so successful, in fact, that EVA was inspired to make it permanent. After two long years of negotiations, we purchased the property from the City of Chicago for $100. This model of community-based management was institutionalized with the formation of NeighborSpace, a land trust for community gardens, and in 1998, EVA deeded the garden to this organization.

Today, the garden operates much as it always has, albeit with more people involved. The original 12 plots have been subdivided into 36 smaller parcels to accommodate demand. For those who don’t garden, Frankie Machine provides a green respite in the congested urban environment.

Frankie Machine has been joined by two other gardens on Wood Street. Heading south from Frankie Machine is Farmessori (the Near North Montessori School garden) and Greenhouse Garden, at Thomas Street, another NeighborSpace site.

For additional information on community gardens, contact NeighborSpace

http://neighbor-space.org

Who was Frankie Machine, anyway?

Frankie Majcinek was known for his gaming prowess. His “golden arm” represented not only his machinelike endurance as a Division Street card dealer but also his investment in morphine injections, feeding a habit from medications for a World War II injury.

While gambling and addiction may not seem to have an obvious horticultural connection, gardening depends on luck and skill. The garden was named in honor of author Nelson Algren, who lived and wrote in this community. Frankie’s fictional story is told in the 1949 novel The Man With the Golden Arm.

The corner tavern is a Chicago institution, albeit one that’s dwindling in number. I, like many other East Village residents, am a regular at the classic Happy Village, located at Wolcott and Thomas Streets. Not that I spend that much time there... but Happy Village has hosted our East Village meetings for most of the organization’s history, so I make a monthly appearance, at least. Over 30 years, it adds up.

Corner taverns often had an attached hall, a multi-purpose room which can be rented and used for non-tavern-related activities. Happy Village’s hall is used for their very popular ping pong tables (except for the night HV graciously yields the space to EVA).

The hall is also our election polling place. On election days, voters enter the tavern via the separate hall door entrance, so voters don’t have to walk through the bar to cast their ballots. I’ve never learned if this is an actual legal requirement or just a nicety for those who might object to the connection. This unique combination was once featured in the Wall Street Journal; our Happy Village was a front-page story.

According to the Encyclopedia of Chicago, politics was a natural avocation for tavern-keepers “because of the adaptable social nature of their business”. Here too, Happy Village was typical. Our precinct captain was part of the family that owned the bar. On election days, a hot lunch, delicious Polish home-cooking. I’ve never been an official poll worker, but I’ve often been a poll watcher— a job that’s often just barely tolerated by the professionals. But Charlene, one of the owners, always made sure to invite me to eat.

As the community changes and grew, other corner taverns have closed down. I count five with a few blocks of my home: Jean’s, Jerry’s, Marion’s, and the two bars I only knew as the “cop bar” and “Mexican bar”. We still have plenty of places to imbibe in East Village – but nothing like Marion’s, where on weekends you drank from communal vodka bottles on the tables and danced to polkas on the jukebox. Cheers to those memories!

Alice, matriarch of the Happy Village tavern, held court every night until bedtime, then asked whoever was there to leave. Everyone left quietly.
The Goldblatt’s building stands today not only as a neighborhood landmark, but also recognized by the Commission on Chicago Landmarks as one of its 310 officially designated structures. This restored building is now home to our West Town branch library and City of Chicago offices. But it almost was lost to the wrecking ball. The community battle to preserve this building and its location represents one of the hardest fought in East Village history. The preserving and landmarking of this building was a seminal event for the organization, changing the voice and influencing the growth of the organization for the future.

In early June 1996, Delray Farms (a produce store chain) purchased the white terra-cotta Goldblatt Bros. Department Store at 1613-1635 W Chicago Avenue, along with two other structures as part of a real estate package. On July 12, Delray Farms presented their plans to the now defunct Chicago Avenue Business Association: to demolish the building and in its place build a single story cinderblock building with a large 110-space parking lot facing Chicago and Ashland Avenues. As luck and fate had it, one community resident in the audience who heard the proposition was alarmed at the thought of this still-functional building being razed.

On July 13, 1996 the East Village Association announced its opposition to the demolition -- not to the proposed grocery but to the demolition. The community would have welcomed the business had they just adapted their concept to the existing structure. But neither Delray Farms nor CABA could envision how this “derelict” could be reused, much less appreciate that what they had was preferable to low-quality new construction.

Thus began EVA’s campaign of contacting Alderman Jesse Granato, mobilizing residents to beginning letter writing campaigns and petitions to prevent the demolition. In the following months the organization held public meetings, rallies, hosted meetings with Delray Farms, attended meeting with Granato, city officials and anyone who would offer support, guidance or insight that could help the organization and the proposed developer to reach a solution.

Ultimately, the organization’s success was due to the development of a campaign that moved across several fronts simultaneously: public education, outreach to historic preservation agencies, and communications with officials who would be involved in the potential development or demolition. Additionally lines of communications were established with members of other community organizations, the press and media that covered real estate issues and preservation issues in Chicago. Finally, volunteers researched and met with potential alternative developers in the hopes of finding another buyer who could reuse the property.

In the end, and thanks to Mayor Daley, his staff and the hard work and efforts of many thrilled neighbors, on March 10, 1997 the City of Chicago notified EVA of their intent to purchase the property.

Why was the community so passionate about this building? The answer lies in EVA’s mission; to make our neighborhood cleaner and safer, while preserving its characteristic diversity. Architecture was a very important part of that environment, yet the community had seen the demolition and loss of buildings of value in the community, including the Biltmore (Alameda) Theater, the Hub Theater and the Division Street YMCA. Upon learning about the proposed demolition of another community landmark, the EVA Board was unanimous in their resolution to oppose this destruction.
The Goldblatt's building is especially significant within its surroundings. Residents who choose to live among older housing often have a "caretaker" appreciation of properties that have seen generations of people come and go. This creates the sense of place that speaks to its neighbors. The building designed by Alfred S. Aschuler had been a dominant physical presence in West Town since its construction. The proposed demolition represented the final line in the sand for a community that had already lost too much. We were determined to be heard, and if we lost our campaign, we were at least not going to lose quietly.

Lessons learned from this effort continue to guide how the organization works with others to protect its interests and plan for the future. The Goldblatt's success reminded every resident that every vote does count, that each voice can become a part of a chorus for change and that as a group they can determine and shape the type of community they want. Through collaboration and continued dialogue, success can be achieved.

"You cannot simply put something new into a place. You have to absorb what you see around you, what exists on the land, and then use that knowledge along with contemporary thinking to interpret what you see.”

-Tadao Ando

EVA's anniversary is an opportunity to reflect on the direction of development in East Village over the last 30 years, and re-experience the emotions – good and bad – these changes have provoked. But there's also little time for nostalgia when we're busy trying to plan for the future.

Case in point: one development that's demanding EVA's attention is the infamous "Pizza Hut Site", across from the Polish Triangle. Construction will soon begin on an 11-story structure, with ground floor retail spaces, second floor offices and nine floors of residential units, with an anticipated completion date the fall of 2013. Decades ago, when a Pizza Hut was proposed for the site, residents stood in firm opposition to the necessary zoning change. They recognized the importance of the location; its history and adjacency to the Polish Triangle warranted more than a fast food restaurant.

"A year from now you will have wished you started today"  

-KAREN LAMB

Chicago Athletic Clubs (CAC) was excited to open in the dynamic Wicker Park neighborhood at 1635 W. Division Street this May. At CAC we recognize that every member has a unique, personal journey toward fitness. We inspire personal achievement through group-exercise classes, state of the art cardio and weight-resistance machines, and the latest industry trends.

CAC was founded by Chicagoans who value the importance of supporting local businesses, non-profits, schools and the arts. We are proud to partner with some amazing organizations in Chicago as diverse as the neighborhoods we call home. And it's our mission to promote and advance local organizations however we can—financially or with in-kind donations.

CAC is proud of its commitment to the community through in-kind donations and volunteerism. The vast majority of our donations are given to local schools raising money through auction fund raisers, but we also make in-kind donations to nonprofits and arts organizations, including Hubbard Street Dance Chicago, Luna Negra Dance Theater, and Joffrey Ballet, among others, and local charities including Girls on the Run Chicago, and Team PAWS Chicago. We plan to continue this tradition of community involvement in East Village and Wicker Park.

Since our first location in Evanston in 1980, our clubs have anchored prime intersections within buildings that define a neighborhood. A hallmark of CAC is our commitment to preserving the streetscape and diversifying the retail and service offerings on major thoroughfares. Rather than viewing older buildings as outmoded, we preserve the architectural integrity of the exterior and modernize the interior. We searched for almost five years to find the perfect location in Wicker Park and found a one-story former post office built in a sleek, modern style. "It's just a cool neighborhood," said owner Pat Cunningham, "And we found the right building in the right location with the right square footage. It's a perfect fit.”

Our longevity is deeply rooted in our ability to listen to members and respond to changes in the industry. The strength of Chicago Athletic Clubs is our flexibility in everything but customer service excellence. We welcome the chance to show you the CAC difference—please feel free to stop by, call us at 312-850-4668 for more information, or visit us at www.chicagoathleticclubs.com
What do we lose when we lose our buildings?
(continued from page 1)

We lose ourselves.

In the roman, medieval and renaissance towns of Europe, demolition of existing buildings is rarely seen. This is not because they are protected by law (though of course some are), but because their cultural value is universally recognized. Buildings connect people to their ancestors over the centuries and millennia; buildings give physical expression to culture; buildings, like other forms of art, grant us immortality. In Europe, destruction of the built environment is tantamount to cultural suicide.

There is no question that American culture is different. It is defined by individualism, self-expression and reinvention, and with a shorter history we tend to look forward more than back. These values make our culture unique and have propelled our country to a position of power and leadership unparalleled in world history. But these values can also be counterproductive; they have created a consumption-based society where ‘new’ is always better, and a culture that too often forgets its history.

Conversations about the value of old buildings are often framed in terms of property rights, but we really need to view the issue in terms of social norms. This is perfectly sensible, since urban living is untenable if everyone insists on exercising their rights at the extremes. Urban dwellers implicitly understand the need for self-restraint, shared responsibility and concern for one-another’s well being; it comes with living thirty inches away from one’s neighbor.

Shifting the argument away from rights and toward responsibilities will require a sea change in attitudes, but it is not unprecedented. Less than two decades ago, smoking was widespread and seen as a personal right. Today, individuals still have the right to smoke but the framework of ‘rights’ has been turned inside out: Non-smokers also have the right not to breath second-hand smoke. Similarly, we need to acknowledge that individual property rights do not exist in a vacuum; they are counterbalanced with the interests of neighbors and communities.

Happy birthday, EVA!
(continued from page 1)

understood that they did not live in nondescript brick and mortar structures. They made a commitment that created the community we see today: a wonderful place to live and raise families, in a neighborhood with a sense of place that enriches our lives.

This year’s anniversary is not only a time to rejoice and remember all the accomplishments of the founders, but also to remind current residents of the legacy that their spirits and vision has fostered. Where some people might have seen rundown, old housing stock worthy of demolition or just abandonment, EVA residents and property owners saw the potential of revitalizing this community, while respecting its setting. The vision and strength of all the members past and the present make our community what it is today.

Over the last 30 years our community has seen tremendous changes in residential patterns and development. The result is that we’ve been able to welcome many new businesses and residents. But time also has posed new challenges to significant structures and honored traditions.

By marking this occasion we hope to re-engage current and new residents, business leaders and local politicians to continue the dialogue and debate around preservation, community planning, improving our local schools and fostering visionary development and business models. As virtual communities compete with face-to-face connections, we want to see our friends and neighbors again, and continue our organization’s work in planning for the next 30 years.

So please join us Sept. 13 at the Chicago Public Library, or at 7 p.m. any first Monday of the month at the Happy Village Tavern. Our community is not complete without you.

*In EVA’s earliest years, alley garbage cans were 55 gallon metal drums…stenciled with the alderman’s name. The alderman was not required to supply garbage cans, but it was a cheap way to keep constituents happy and free advertising.*
In the summer of 1996, Landmarks Illinois received a frantic call from Gladys Alcazar, then president of the East Village Association. The historic Goldblatt’s Department Store at 1615 W. Chicago Avenue, the chain’s first neighborhood store, was threatened with demolition and replacement by a Del Ray Farms grocery store. EVA was mobilized to take on this fight, but needed guidance on the best preservation tools to use. Could the building be landmarked against the owner’s consent? Would the city partner on such an endeavor when economic development was sorely needed in the community? Was EVA vulnerable to a lawsuit? What options and solutions could be found for this historic building to help prevent its replacement with a suburban-style, one-story building and parking lot?

In the happy ending of this story, Landmarks Illinois learned as much from EVA as EVA learned from Landmarks Illinois. LI was able to give guidance about the landmarking process and economic incentives. It could publicize the issue and provide testimony about the significance of the historic building. But EVA taught LI the meaning of grassroots advocacy. Through EVA’s organizing efforts, neighborhood residents of all ages, incomes and nationalities came together. They sent politicians the clear message that demolition of one of East Village’s most prominent historic buildings was not acceptable. The proposed trade-off - a great building for a storefront and a parking lot - was not only a bad bargain, but a repudiation of the community’s values.

After failed talks with Delray and an 11th hour plea to Mayor Daley, the mayor brokered a compromise: The city agreed to purchase the building with community input determine its best reuse. The Goldblatt’s Building has served the community well ever since, housing the city’s west side city services offices and a branch library. The power of numbers, organization and a unified message about the valuable role historic buildings can have in a neighborhood’s revitalization efforts demonstrated EVA’s critical role in winning of Chicago’s biggest preservation battles.

Landmarks Illinois salutes EVA upon its 30th anniversary and its many years of important work in East Village.
The West Town Branch Library, located on the ground floor of the historic Goldblatt’s building at 1625 W. Chicago Ave, officially opened on September 11, 2010. It replaced the Eckhart Park and Midwest Branches that were smaller storefront libraries along Chicago Avenue. We occupy 13,300 square feet of the building and have a beautiful, loft-style space that houses over 50 computers for adults, teens and children. We also have a group study room that can be utilized for two or more people up to two hours a day. We have study desks in both our children’s and adult reading areas that provide a comfortable, contemplative space overlooking busy and bustling Chicago Avenue.

“A room without books is like a body without a soul”

Marcus Tullius Cicero (106-43 BC)
Writer, politician and great Roman orator

Since our opening day, we have continued to circulate more than 10,000 materials every month and serve an average of 2,500 patrons a week in person. The summer of 2011 was our first summer reading program and we were very successful with 571 readers and more than 22,000 books read in just eight weeks. We look forward to starting the Summer Reading Program for 2012 – “Rahm’s Readers: You Are What You Read” - that will focus on health, nutrition, and fitness.

Our collection reflects a diverse and multi-cultural population with books in Polish, Ukrainian, and Spanish. We also have CDs and DVDs for children and adults. The West Town Branch offers monthly book discussions for adults and tweens, and conducts a regular toddler story time for ages 18 to 36 months and a lap-sit story time for children aged six to 18 months.

Recently, the library received the prestigious LEED (Leadership in Energy and Environmental Design) certification. Our floors are made from recycled rubber and the lobby’s marble floor is from the original Goldblatt’s Department Store itself.

Our librarians and support staff are always willing to try and help you, so take advantage of us!

Things you may not have known about your local library:
Did you know that your library has passes that can be checked out for a one-week period that allow free general admission at museums?
Did you know that you can download e-books and other media to your Kindle, Nook, or other e-reader devices?
Did you know that you can renew materials online (www.chipublib.org) or by phone (312-747-4636)?
Did you know that we have databases that can help you learn a new language, research your family tree, and offer product reviews from Consumer Reports? All for free?

Our hours:
Mondays & Wednesdays: 10-6pm
Tuesdays & Thursdays: 12-8pm
Fridays and Saturdays: 9-5pm
Sundays: Closed

SNAP Productions

East Village Association 30th Anniversary Sponsors

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JULY 1986
Lead article thanked the police beat rep for taking care of a long-standing problem – chickens being raised in a neighbor’s apartment.