



Sheffield Neighborhood News

Published by the Sheffield Neighborhood Association

www.sheffieldneighborhood.org

July / August 2018

It's time for the 50th Sheffield Music Festival & Garden Walk!

BY LAURY LEWIS

The Sheffield Music Festival & Garden Walk is the second-oldest garden walk in the Chicago-land area and one of the largest festivals. This year's event will be held on July 21 and 22.

This year, we have over 90 gardens, including over 20 new exhibitors on display representing some of the best gardens in Chicago. **Leinenkugel's** will be our major sponsor this year. The Sheffield Neighborhood Association has again partnered with Chicago Special Events to organize the best Sheffield festival ever.

This year, the Sheffield neighborhood lost one of its most active residents, Patty Hayes. Patty was a long-time resident, having moved here from St. Louis in 1997. Patty was more than a resident. She was an active member of the Sheffield Neighborhood Association Board of Directors since 2005, serving as Neighborhood Relations chairman since 2004, Sponsorship chairman and Executive Committee member for the Garden Walk since 2005 and Garden Walk Co-Chairman since 2009. Her exceptional experience from her professional life as an event planner for events all over the world translated into her creative involvement with the Garden Walk. During her tenure, she helped make the Garden Walk the event that it is today by spearheading the changes necessary for this community event to continue to succeed and invest proceeds back into the Sheffield neighborhood.

Having started in 1969 with less than 15 gardens and a lot of garage sales, the purpose of this festival was to introduce the gentrification and beauty of a promising neighborhood centered around DePaul University's



There's nothing like Kids' Corner for family fun!

50th Sheffield Music Festival & Garden Walk volunteers needed

Support your Sheffield neighborhood and have fun by volunteering at this year's festival, July 21-22. Volunteer opportunities include serving beer and wine (you must be 21) and taking donations at the gates.

Please contact Hilliary Szanto, volunteer coordinator, at hszanto@gmail.com or go to the website, sheffieldgardenwalk.com, to sign up as a volunteer. Thank you.

Lincoln Park campus. Visionaries and Sheffield residents like Polly Kelly, John O'Brien and Lew Matuszowich organized the first Garden Walk. Shortly before the first Garden Walk, there was a gang-related takeover of the McCormick Seminary that attracted widespread press coverage of the area. The stories took note of the Garden Walk and the resulting publicity attracted larger crowds than anticipated. **Two years later, the Garden Walk was expanded to two days, and by 1979, there were more than 110 gardens on display!**

Chicago Craft Beer Festival

This year, the Chicago Craft Beer Festival will again be located in the parking lot between St. Vincent DePaul Church and the DePaul Student Center. There will be over 70 beers and 20 wines available to sample from 11:30 am to 4 pm Saturday and Sunday. Admission is \$40 in advance and \$45 at the gate, for which you will receive fifteen 3-oz. tastes. This event will sell out, so we encourage you to purchase tickets in advance online at craftbeerfestivalchicago.com. Some of the breweries will be Maplewood, SABOO, Cognito, Research Pilot, Healy's Winery, Great Central Brewing, Urban Renewal and many more.

Music Entertainment

Our headliners will perform on two stages, **the Main Stage on Sheffield between Fullerton and Belden and the South Stage on Sheffield at Webster.** The Main Stage



More than 90 gardens will be on display.

music will feature **The Ides of March, The Buckinghams, The New Colony Six, ARRA and Dick Diamond and the Dusters.** The South Stage will feature **Freddy Jones Band, Run Forrest Run, Chicago Experience and Mr. Blotto.** Go to Sheffieldgardenwalk.com for ticket and music information.

This year, as a special event, SNA Vice President **Ted Wroblewski** is sponsoring a performance by **The Bob Ojeda Orchestra with vocalist Nicole Kestler and special guest Barry Winograd** on Saturday, July 21, from 2 pm to 4 pm and **The Alternatives Little Big Band**

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Patty J. Hayes was an active Sheffield resident.

Patty J. Hayes remembered

BY LAURY LEWIS

In March 2018, the Sheffield neighborhood lost one of its most active residents, Patty J. Hayes.

Patty's tireless work ethic was reflected throughout the Sheffield neighborhood as she served as Co-Chairperson of the Sheffield Music Festival & Garden Walk (SMF&GW) since 2009, on the SMF&GW committee since 2004, and on the Sheffield Neighborhood Board of Directors as Neighborhood Relations Chairperson since 2004.

Her influence can be seen and experienced, particularly with her work on the SMF&GW. She was instrumental in securing sponsorships for, marketing and promoting the SMF&GW, making financial decisions, organizing much of the logistics in setting up the SMF&GW, working with DePaul University and St. Vincent de Paul Church, and coordinating with Special Events Management Chicago.

This year, the Sheffield Neighborhood Association is proud to dedicate the 50th SMF&GW to the memory of Patty J. Hayes! She will always be remembered for her neighborhood spirit and the incredible amount of time and effort she gave to making the SMF&GW a success.

Laury Lewis chairs the 2018 Sheffield Music Festival & Garden Walk.

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PRESIDENT'S MESSAGE

BY JIM GRAMATA

Hello, fellow neighbors and Sheffield Neighborhood Association member supporters. Our board has been working very hard to continue to meet our association mission by monitoring the voice of the Sheffield neighborhood and initiating change for the sake of improving our community. I want to highlight a few:

LINCOLN YARDS: One of the biggest transformations in our backyard and what is being called a once-in-a-generation development is about to begin. I know it seems like it already



has begun, but from a community perspective, it has not.

If you've been reading the newspaper articles or online media reports like me, it seems like the contracts are inked and the 20,000-seat soccer stadium, now partly owned by Chicago Cubs owner Tom Ricketts, is coming "with the goal of beginning play in 2020." The developers are underway with their Club Name Contest with "a chance to win season tickets for the club's inaugural season!" They are lining up bands for the year-round concert halls and the smaller venues with the backing of Live Nation. Imagine that transformation on the existing infrastructure in less than 24 months. It seems they may have their foot on the pedal to reach that goal.

I have been pushing hard with other community leaders to get more than assurances for the amount of time we will have between when Sterling Bay makes public its development plans and when it will submit those plans to the City Planning Department for the first step towards approval. 2nd Ward Alderman Brian Hopkins



tells us that we need to let Sterling Bay submit its plans to the city so we can have a "legal document" of these plans with which we can begin to negotiate. Other experts tell me if we wait until then, it will be too late to get meaningful change.

I believe a slow, open and transparent public discussion for all parties involved will be best in the long run. I hope we are given all the time we need to make this massive development an amazing and overwhelming success. We also want to see how the North Branch Park and Preserve can become a reality as a neighbor of the North Branch development. It is very important that you stay connected with SNA for announcements and updates on this topic.

TREBES PARK is one of our neighborhood jewels. SNA is working on the redesigning the southeast entrance to the park at Clifton and Webster. We are considering many program concepts, but generally, the idea is to create a central gathering place where residents can



socialize and build community. An exciting area where neighbors can meet, enjoy music, and get to know one another in a relaxed environment. When people say that their neighborhood lacks a sense of community, this is what they mean. They feel that there is no way for them to participate in their public realm.

We can change that with simple, quick and inexpensive changes to this space. We are working with Christy Webber on initial design concepts, as well as with the Trebes Park Advisory Council and Ald. Smith's office, and we look forward to opening

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PLANNING REPORT

Sheffield faces tough planning issues

BY TED WROBLESKI

What's going to happen to the old Finkl Steel property? It seems that everyone in the neighborhood is asking that question. That's with good reason. Members of the SNA Board and of the Planning Committee in particular have been concerned with this question and with many others relating to the future of the North Branch of the Chicago River.

Developer Sterling Bay acquired the Finkl property and several other properties along the river, including the former City Fleet Management site near the Home Depot at North Avenue. Sterling Bay has named its 70+ acres of property "Lincoln Yards." Last year, the City of Chicago abolished the Clybourn Corridor Protected Manufacturing District in this area and established a Framework for the redevelopment of North Branch Industrial Corridor from Chicago Avenue to just beyond Fullerton Avenue along the Chicago River. The Lincoln Yards properties are located in the North Sub-Area of the of the Corridor in an area designated for "mixed-use" of office, commercial and residential development.

Depending upon what is built in this area, it is estimated that the new Lincoln Yards development could increase the daytime population of this area with new residents, workers and visitors by 50,000 people and transform the north side of the city, especially Lincoln Park, Bucktown and Wicker Park. It is also known that this area has been presented to Amazon as a potential location for its second headquarters should Amazon choose to locate in Chicago.

Thus far, Sterling Bay has chosen largely to present its plans for Lincoln Yards by press release. It has issued a press release indicating that several Sterling Bay partners have joined with Cubs owner Tom Ricketts to obtain an option on a franchise in the United States Soccer League, a second-level professional soccer league, and to build a 20,000-seat soccer stadium/entertainment venue. In a second press release, Sterling Bay announced its intention to team with entertainment and concert promoters Live Nation to create at least five entertainment venues in the North Branch area. Both of these releases were made without any public comment or community input and particularly without any submission of plans to the city or to any other governmental agency.

The Lincoln Yards properties are located within the 2nd Ward. Any city review and zoning change would require the input of Alderman Brian Hopkins. In anticipation of Sterling Bay making a submission, Alderman Hopkins has established a Community Advisory Committee (CAC) to advise him on any such submissions by Sterling Bay. The CAC consists of representatives of the community groups in Lincoln Park and Bucktown/Wicker Park, including SNA President Jim Gramata and Vice-President and Planning Chair Ted Wroblewski, along with other individuals with expertise in various areas of development including zoning, transportation, parks, etc. The CAC has met with Alderman Hopkins several times to discuss the various items of concern with the future development of Lincoln Yards.

In addition, some members of the CAC from the community groups have issued a press release and statement expressing their concern with Sterling Bay's practice of issuing press releases without public or governmental input giving the impression that its concepts are somehow a "done deal." The CAC members have expressed our concern with the serious transportation issues with this site and the need for more public space, improved roads and access across the river, improved public transportation and the burdens that new development would put on city services and infrastructure.

We anticipate that Sterling Bay will be presenting its plans to the city soon and that they will be made public. At that time, we anticipate that Alderman Hopkins will have a community meeting on the proposal and will consult with CAC, city planning departments and others regarding the plans for Lincoln Yards and other related issues. The SNA will keep our members advised of our plans and hold other meetings of our own if necessary.

A Park Along the River

Meanwhile, SNA and other neighborhood groups have joined with Alderman Michele Smith in supporting a proposal for a large park along the Chicago River. A plan for such a park along the east bank of the river from North



North Branch Park has been proposed to general approval.

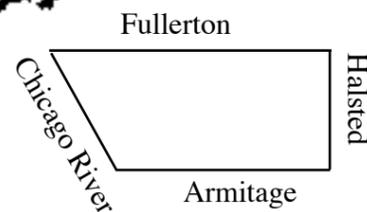
Avenue to Cortland Street between Marcey Street and Kingsbury Avenue and the river called the North Branch Park and Nature Preserve from the world-renowned architecture firm of Adrian Smith/Gordon Gill has been made public and at a public meeting received the support of many neighbors, community groups and 43rd Ward Alderman Smith, 32nd Ward Alderman Scott Waguespack and 2nd Ward Alderman Brian Hopkins. The SNA has expressed its support for this concept for a large public space that can be used for baseball, soccer, softball and many other outdoor activities.

However, while there are several parcels in this area belonging to the city or to public utilities, most of this area is still owned by General Iron, the scrap metal processing facility that is one of the few remaining old industrial uses in the area. Despite many complaints by residents as to the noise, dirt and possible environmental problems with General Iron's operation, it is still a functioning business and the property has not been publicly put on the market. The expense of acquiring this property and improving it for park use has not been calculated and a source for paying for it has not been identified. Nonetheless, the plan represents a strong reason to continue to work for the goal of increasing public park land in our neighborhood. Look for more developments in this regard.

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Sheffield Neighborhood News



Sheffield Neighborhood News is the publication of the Sheffield Neighborhood Association (SNA), a community organization representing the commercial, industrial and residential constituencies in the area bounded by Halsted on the east, the Chicago River on the west, Fullerton on the north, and Armitage on the south. The address of SNA is 2233 N. Kenmore, Chicago, IL 60614; e-mail, info@sheffieldneighborhood.org.

www.sheffieldneighborhood.org

Sheffield Neighborhood Association

President	Jim Gramata
First Vice-President	Ted Wroblewski
Second Vice-President	Laury Lewis
Secretary	Lisa Elkins
Treasurer	Randall Royer

Board of Directors: David Bassin, Brian Comer, John D'Antonio, Laurie Dombrowski, Carolyn Klarquist, Cadey O'Leary, Beth O'Shaughnessy, Holly Panter, Ann Redgate, John Roberts, Steve Smith, Hilliary Szanto, Josh Thornton. Committee Chairs: **Budget**, Randall Royer; **Communications**, Laurie Dombrowski, Hilliary Szanto, and Cadey O'Leary; **Community Safety**, John Roberts; **Contributions**, David Zoretic; **Events**, Holly Panter; **Historic Resources**, Ted Wroblewski; **Membership**, Ann Redgate; **Music Festival & Garden Walk**, Laurence Lewis; **Neighborhood Relations**: David Bassin, Brian Comer; **Nominating**, Hilliary Szanto; **Parks & Beautification**, Laurence Lewis; **Planning**, Ted Wroblewski; **Schools**, Lisa Elkins.

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Items to be considered for the Sheffield Neighborhood News should be sent to: Jay Becker, Editor, SNA, 2233 N. Kenmore, Chicago, IL 60614.	

A lovely evening at the 2018 SNA Patrons' Party

BY HILLIARY SZANTO

The SNA would like to extend a very special thank-you to Rick and Jan Bail for opening up their beautiful home to host this year's Patrons' Party on Friday, June 8. It was a terrific night to visit with neighbors and friends, old and new. It gave all who attended an opportunity to share stories, spread laughter and come together as a community.

The SNA would also like to acknowledge and extend its genuine appreciation to the following Sponsor, Patrons and Volunteers for their considerable time and contributions.

Beverage Sponsor
Special Events Management

Patrons
\$500 Level
Ray Capitanini
Patrick and Judith Lauth Casey
Tom and Dita Merkel
Paul Edick & Linda Szyper
State Restaurant and Kostas Giannoulis

\$250 Level
Rick and Jan Bail
Tony and Laurie Dombrowski
Jim and Lori Gelbort
Jim and Sara Gramata
Laury Lewis and Nancy Bradt
Art and Elaine Margulis
Milito's Mobil/Auto Repair and Antonio Milito
Chris and Ann Redgate
Frank and Maureen Riordan and Family
Keith and Hilliary Szanto
Otto and Inge Teske
Ted Wroblewski

\$100 Level
Barbara Hermann (\$150)
Marybeth Canfield
Mark and Vicki Duhon
Scott and Sabrina Edelhauser
Tom Hawkins
Dan and Beth Hermann
Kevin and Amy Meszaros
Cadey O'Leary
Jeff and Beth O'Shaughnessy
Millie Rosenbloom



Rick and Jan Bail hosted the 2018 SNA Patrons' Party.

Randy and Fiona Royer
Chris and Allison Spriggs
Ryan and Molly Sundby
Randy and Michele Thomure
Bob and Kaye Wertz

\$50 Level
David Bassin
Joe and Lori Cole
Brian Comer
Keith and Sheila Dorman
Jon Ekdahl and Marcia Opp
Ron and Lisa Elkins
John and Polly Kelly
Carolyn Klarquist
Bob and Kathie Kolodgy
Tom and Jeannie Lawson
George and Stephanie Mantis
Mario's Place Barber Shop
John and Dale Roberts
Louis Storino and Family

Special Attendees – Family of Patty Hayes

Larry and Judy Hayes
Mike, Alice and Hallie Hayes
Greg, Valerie, Caroline and Caty Jane Hayes
Father Jeremy Dixon/St. Vincent DePaul Church

Volunteers

Allison Spriggs
Hilliary Szanto
Sabrina Edelhauser

Again, our sincerest gratitude to all who made the evening such a great success!

Hilliary Szanto is a member of SNA's Board of Directors.

Calendar

- July 10**, Tuesday, 6 pm, SNA Board meeting.
- July 17**, Tuesday, 7 pm, Movie, "Captain Underpants" at Trebes Park.
- July 21-22**, Saturday and Sunday. 50th Sheffield Music Festival & Garden Walk.
- August 1**, Wednesday, 7 pm, Concert at Trebes Park, "Jackpot Donnie."
- August 7**, Tuesday, 6 pm, SNA Board meeting.
- September 4**, Tuesday, 6 pm, SNA Board meeting.
- October 2**, Tuesday, 7 pm, SNA Board meeting.
- November 6**, Tuesday, 7 pm, SNA Board meeting.
- December 4**, Tuesday, 7 pm, SNA Board meeting.

Check *SNN* or visit the SNA website at www.sheffieldneighborhood.org to learn more about these and other neighborhood events.

Market reminders

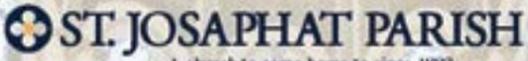
The Farmers' Market in Lincoln Park takes place on Saturdays at 700 W. Armitage from 7 am to 1 pm.

The Green City Market, Chicago's only year-round sustainable green market, takes place near the south end of Lincoln Park between Stockton Drive and Clark on Wednesdays and Saturdays.

The market will be open through October; market hours are 7 am to 1 pm. Discounted parking is available for \$10 for the first two hours with validation in the Chicago Historical Museum parking lot off of Stockton Drive.

The Green City Market offers chef's demonstrations and programs for children.

For more information about the Green City Market and its programs, call 773-880-1266 or visit <http://www.greencitymarket.org>. For more information about Farmers' Markets, call the Department of Special Events at 312-744-3315 or visit <http://www.chicagofarmers-markets.us>.



ST. JOSAPHAT PARISH
A church to come home to since 1883

MASS SCHEDULE

Weekend
Saturday 5:00 pm
Sunday 8:00 am, 10:00 am, 12:00 pm

Weekday (in the Lady Chapel)
Monday, Tuesday, Wednesday, Friday . . . 8:00 am

Holy Days of Obligation 8:00 am
Anticipated Mass 6:30 pm

Confession
Saturday 4:15–4:45 pm

2311 N. SOUTHPORT AVE.
773.327.8955
WWW.STJOSAPHATPARISH.ORG



millie rosenbloom

The Lincoln Park market is strong, and that means I'm very active in our neighborhood. New clients looking to move to Lincoln Park are contacting me every day, so if you're considering selling in 2018, I'd love to talk with you.

Please give me a call today at 312.980.1517.



millierosenbloom.com



★★ Alderman ★★

Michele Smith

Chicago's 43rd Ward

43rd Ward Office
2523 N. Halsted
Chicago, IL 60614

(773) 348-9500
www.ward43.org

Sheffield Neighborhood planter sponsor program is a success!

BY LAURY LEWIS

Since 2000, the Sheffield Neighborhood Association has installed and maintained over 55 wrought-iron planters at many locations throughout the Sheffield neighborhood. In fact, several other neighborhoods throughout Chicago have emulated our planters with similar programs in their respective neighborhoods.

The Sheffield planters have been installed at intersections along Armitage, Webster, Halsted, Clybourn and Racine and have added beauty to the neighborhood with summer flowers and winter greens.

The Sheffield Neighborhood Association Board of Directors decided again for this year to have a Sheffield planter sponsor program seeking Ambassadors and Friends to contribute to the cost of installing and maintaining the planters for 2018. The response so far has been very successful, with 35 Sheffield residents, businesses and organizations donating to sponsor the planters.

A current list of our Ambassadors and Friends is on this page along with pictures of this year's summer planting. As a result, the Sheffield neighborhood and



Generous residents, businesses and organizations have helped SNA install these beautiful planters in our neighborhood.

its visitors can appreciate the beauty of our neighborhood with the summer planting and subsequent winter greens after Thanksgiving.

Sponsorships are still available. Please contact Laury Lewis at lbl1948@yahoo.com. Thank you.

Laury Lewis chairs SNA's Beautification & Parks Committee.

2018 Sheffield Planter Ambassadors

- Alderman Brian Hopkins
- Anne Davis
- Anthony and Laurie Dombrowski
- Art Effect
- Arthur and Elaine Margulis
- Barbara and Steven Wolf
- Canfield Family
- Chris Swindells
- Cindy Malone
- Cotelac
- DePaul University
- Glascott & Associates
- Glascott's Saloon
- Hilliary and Keith Szanto
- Homeslice
- Jamie Ryan
- Jan and Rick Bail
- Jennifer and Paul Gunning
- Jennifer and Steven Surdell
- Jimmy and Emily Flaherty
- Joe and Michele Greskoviak
- John and Marcia Volk
- John and Polly Kelly
- Jon Ekdahl and Marcia Opp
- Kathy Deane
- Laury Lewis and Nancy Bradt
- Michele and Randy Thomure
- Park West Cooperative Nursery School
- Patrick and Judith Casey
- Ray Capitanini
- Reven Fellars
- Seiler Family
- St. Vincent de Paul Church
- Steele Family
- Sue Van Winkle and Scott Summerville
- The CryoBar
- Thomas Tully

2018 Sheffield Planter Friends

- Janet Brookman
- Linda Goodman




St. Vincent de Paul Parish
1010 W Webster Ave at Sheffield

MASS TIMES
Weekdays at 8:00 am
Saturday Vigil at 5:00 pm
Sundays:
8:00 am
10:00 am (chair)
5:00 pm
8:30 pm*

*When DePaul University is in session.

773.325.8610 | www.stvdep.org





COMMUNITY REMINDER

Sheffield Music Festival & Garden Walk

**SATURDAY, JULY 21, 2018 &
SUNDAY, JULY 22, 2018**

In cooperation with the Sheffield Neighborhood Association, we urge you to help keep this weekend safe:

- The Chicago Police will be highly visible.
- Use common sense with house parties; i.e., music, parking, litter.
- You are responsible for guests at your party.
- Keep the number of guests manageable.
- Be mindful of porch occupancy.
- Be attentive to excessive noise.
- Blocking the public way is prohibited; this includes sidewalks.
- Placing of furniture (sofas, tables, etc.) on the public way is prohibited without a permit.
- No drinking on the public way. This will be strictly enforced.

Remember!

This is a residential community.

Please celebrate responsibly!

For further information, please contact the 18th District Community Policing Office at 312-742-5778.



Excessive Noise:

- Sound cannot be louder than an average conversational level between 10 pm and 8 am if it can be heard at a distance of 100 feet or more from the property line
- Sound cannot be audible from a distance of 200 feet or more from the point of generation

No person can operate a radio or tape recorder or similar device on the public way if the sound generated is audible at a distance.

Excerpted from the City of Chicago's warning regarding danger of overloading porches/decks with people, grills, and heavy lawn furniture:

“Porches are not designed for large parties or as storage areas. Their purpose is to provide access and exits to a dwelling unit.

Building owners and tenants should be aware of the following signs of a structurally unsound porch/deck system:

- Decks pulling away from the exterior wall
- Weak footing at ground level
- Extensive exterior peeling paint
- Loose handrails
- Cracked or rotted members (i.e., steps, handrails, decking, etc.)
- Leaking roof structures, gutters and downspouts above porch systems
- Loose and rotting decking and floor joists
- Improper connection of structural members (e.g., upright and lookouts)
- Balusters improperly installed and maintained

If you notice any signs of structural problems with an exterior porch system, please contact 311 and a building inspector will investigate the property.”

Planning challenges

Continued from page 2

Two Notable Projects

The SNA has been following two notable projects in the neighborhood that are well underway. The DePaul School of Music is nearing completion. Members of the SNA belonging to the DePaul Neighborhood Advisory Committee have been kept apprised of the progress on this project. The new Music School building is already being used to some extent and a dedication should be expected later this year with the Music School beginning its operation in the building for DePaul's fall term. Look for a chance for the public to see this magnificent addition to the Lincoln Park campus and to the Sheffield neighborhood soon.

In addition, the SNA participates in the monthly community liaison meetings with Hines/McCaffrey Interests, Walsh Construction and Belmont Senior Village. The Lincoln Common development is proceeding rapidly. The two residential high-rise towers are topped out. Work on the new office building across Lincoln Avenue and on the new store façades for the parking structure are proceeding as well along with work on the Belmont Senior building and the restoration of the two older terra cotta-faced structures on the Lincoln/Fullerton/Halsted corner. This project should be completed sometime next year, with some of the new retail tenants being disclosed before then. Meanwhile, the liaison committee will continue to meet largely to let the community know of any street closures and to address any complaints or concerns with construction, of which there have been few so far.

Other Developments

The SNA Planning Committee and the board have reviewed several smaller projects in recent months. There is a proposal for rezoning the property at 2065-2081 N. Southport/2065-2083 N. Kingsbury from Manufacturing to a B3-5 zoning to convert this vacant factory building into 56 residential units and two office space levels on the first two floors. There will be 56 parking spaces in the lot adjacent to the factory building. This building is right across the street from the old Finkl Steel property. After addressing some issues regarding the adequacy of parking for the office use which will share spaces with some of the residents, the SNA has indicated to Alderman Hopkins and the Chicago Plan Commission that it has no objection to this zoning change for this particular project.

The SNA also reviewed new plans for the conversion of the old Fullerton State Bank building at 1425 N. Fullerton into an eight-unit residential development. This proposal required permit review by the staff of the Chicago Commission on Landmarks since the building is a Chicago Landmark. After reviewing the plans and consulting with the landmark staff, the SNA indicated it had no objection to the project, landmarks approval and the zoning variance that was required. There have been several other plans put forward over the years for this long-vacant classic bank building. Hopefully, this one will come to fruition so this building can enjoy a revitalization and add to the character of Fullerton Avenue.

SNA members can look forward to email notices regarding Lincoln Yards, the North Branch Park and other projects and proposals that may come to our attention in the following months.

Ted Wroblewski chairs SNA's Planning Committee.



A developer proposes to turn the Fullerton State Bank building into residences.

Festivals sponsored by SNA affiliates

Taste of Lincoln Avenue

July 28 & 29

<http://www.tasteoflincolinchicago.com>

SNA members make a difference

BY ANN REDGATE

Are you a member? Annual membership in the Sheffield Neighborhood Association (SNA) is \$40. The SNA is a volunteer organization that seeks to enhance the beauty, community and goodwill of our Lincoln Park neighborhood through beautification projects, representation of business and residential interests and collaboration with our aldermen and other city officials on issues ranging from thoughtful development to neighborhood safety and school improvement projects.

Our annual Sheffield Music Festival & Garden Walk is celebrating its 50th year in July 2018 and draws people from across the city. The funds we raise from this event and through our membership dues enable us to operate social and beautification programs and support worthy initiatives. Recipients of donations in prior years have included many local schools, churches, food pantries, arts organizations and other important community initiatives.

Please support SNA by becoming a member! Just because you receive the *Sheffield Neighborhood News* does not mean you are an SNA member. Read this issue of *SNV* to see all that SNA does for you and your community! If you are not a member, we urge you to join. For your convenience, you can pay the small fee by check or credit card and renew for a one-year period. If you would like to pay by credit card, please go to the "Join the SNA" section on our homepage at <http://www.sheffieldneighborhood.org>. If paying by check, please complete the form below and mail it with your check to the Sheffield Neighborhood Association.

Following is a list of current SNA members:

2 point perspective: Architecture + Interiors

Alexander Abell
David Abramowitz
Mohammed Alghoul
Doris Ayres
Jan and Rick Bail
Baker Development Corporation
Brian Barnes
Bauhs Creative Group
William & Irene Beck
tony benedetto
Hart Bennett
Philip & Meredith Carden
Eric & Jenny Carpenter
Patrick S. & Judith Lauth Casey
Stephen Cerrone
Cindy Clendenin
Lori Cole
Brian Comer
Ryan Conner
Sally Cottingham
Vi Daley
kathy deane
Susan Devine
Kathy Doyle
Stephen Engberg
Chicko Fernandez
Jack and Rosemary Fitzer
Jerry & Ann Fohrman
Hamish Forrest
Foster Design Build
Paul Foster
Craig Freedman
Jim & Lori Gelbort
Kostas Giannoulis
Linda Goodman
Dan and Beth Hermann

ICM Properties, Inc.
Ted Jadwin
Patricia Kenney
Carolyn Klarquist
Brian Kruk
Linda Lee
cheryl leevan
Laurence Lewis
Rebecca Long, DDS
Matt MacFarlane
Cinnamin Malone
George & Stephanie Mantis
Mario's Place Barber Shop
Katie McClay
Eileen McNabola
Kevin Meszaros
David Montagano
Kathleen Nagle
Cadey O'Leary
Beth and Jeff O'Shaughnessy
Holly Panter
Paula Calzolari/Main Street Real Estate Group
Ted Pearson
Physicians Immediate Care
Bronwyn Poole
Michael Porrey
Mary Beth Porter
Sylvia Pozarnsky
Ann & Chris Redgate
Laurie Reina
Nicholas Resanovich
Maureen and Frank Riordan
Daniel Rittereiser
Dale Roberts
Judith Roth
Randall Royer
Kathryn Schubert
Stephen Smith
THOMAS STAAB
STATE restaurant
Lou and Anaa Storino
Ryan & Molly Sundby
Christina Swindells
Hilliary Szanto
Janice and Erich Teske
The CryoBar
Randall THOMURE
Beth & David Tulipan
Ann Swann Vogl
John Volk
Marc Weinstock
Thomas Williamson
Theodore Wroblewski
David and Jess Zoretic
American Dental And Wellness Center
Amin Amit
Kieran Browne
Laurie and Anthony Dombrowski
Tom Fitzgerald
Sara Latham
Arthur Margulis
Steve / Chandra Moravec / Greer
Millie Rosenbloom, Baird & Warner
David Vandenburg
david bassin
Margaret Bogle
Kieran Browne
Elizabeth Duryea
Jim Gramata
Brian Hopkins
sandra munch
Michael Pratt
Susan Sommers Evans
CATHY STIX
Patrick and Andrea Unzicker
Brian Weber

How can I....

Get involved with the Garden Walk? Work on the Sheffield Beautification Project?

Help out with the Spaghetti Dinner? Make my voice heard? Find out what's going on in MY community?

Join the Sheffield Neighborhood Association!!

Enclosed is my check for \$_____

Credit Card Payments accepted through our website (www.sheffieldneighborhood.org)

One Year

Family membership \$40

Business membership \$40

Name: _____

Address: _____

Phone: _____ E-mail: _____

Areas of interest (Planning, Garden Walk, Historic Resources, Beautification, Events, etc.):

Please mail to: Sheffield Neighborhood Association, 2233 N. Kenmore, Chicago, IL 60614.

It's time for the 50th Sheffield Music Festival & Garden Walk!

Continued from page 1

with **Barry Winograd featuring Angel Spicicca and Bob Ojeda** on Sunday, July 22, from 1 pm to 3 pm. These **free** concerts will be located in the courtyard of the Little Sisters of the Poor, on Belden between Magnolia and Lakewood. Please come and enjoy the music and food provided by the Little Sisters.

On Sunday morning from 9 am to 11 am, Mike Nowak and Peggy Malecki will broadcast the **Mike Nowak Show** live on **WCGO - 1590 AM**. The show is dedicated to gardening and the environment. The show will be broadcast from the SMF&GW.

Thank Our Sponsors with Your Patronage and Goodwill Additional sponsors this year include: **Green Mountain Energy, FoxTrot, Jennifer Mills Klatt and the Home Discovery team at Jameson Sotheby's International Realty, St. Vincent DePaul Church, State Farm, Treasure Island Foods, DePaul University, Second City Training Center, Window Works, WGN 9 and WSHE - 100.3.**

Their sponsorship helps us ensure that the Sheffield Music Festival & Garden Walk will be a financial success, generating funds for the operation of the Sheffield Neighborhood Association and allowing us to make generous contributions to the local parks, schools and other neighborhood charities. When you visit or talk to any of these sponsors, please tell them that you appreciate their participation. ATMs will again be available on site.

Gardens

The heart of the Garden Walk are the more than 90 gardens that our residents open for viewing to show off their horticultural skills. This year, there are over **20 new exhibitors**. The **historic Seminary Townhomes** located on Belden, Chalmers Place and Fullerton have many gardens which can be viewed by walking through their alleyways as shown on the map in the Sheffield Garden Walk guidebook. This a unique opportunity to view these intimate urban gardens in an historical, landmarked setting. The gardens can be viewed from the alleyways from noon to 5:30 pm both days.

Jennifer Mills Klatt and the Home Discovery Team at Jameson Sotheby's International Realty again will be the gardens sponsor. A tremendous thanks to the garden search committee of **Jan Bail and Laury Lewis**. A special thanks to the garden exhibitors for helping Sheffield be "the Garden District of Chicago." Additionally, there will be two garden tours each day given by landscape professionals **Brian Shea of Voltaire's**

Gardener and Laury Lewis of Foliage Fantasies to several gardens, providing a wealth of information as to plant selection, design and maintenance. **The tours will be at 1:30 pm on Saturday and 2:30 pm on Sunday. Attendees must sign up at the information booth in front of the church on Webster, as space is limited.** They will be walking tours of four to six blocks and will be about 90 minutes in length. Every year, these fill quickly.

The Sheffield Neighborhood Association was instrumental in helping Little Sisters of the Poor create an award-winning enabling garden for its residents located at Magnolia and Belden. Please stop by and enjoy the garden as well as the music in the courtyard.

Architectural Tours

Did you know that part of the Sheffield neighborhood is an historic district? Learn more from **David Zoretic** and his co-chairman **Polly Kelly**, who was one of the founders of the Sheffield Garden Walk in 1969 and continues her efforts to show off the neighborhood by once again this year offering free, guided architectural tours. Sign up early each day, because the tours always fill up. Tours start at 2 pm and 4 pm on Saturday and 1 pm and 3 pm on Sunday from the information booth on the church lawn along Webster. In addition, historic St. Vincent DePaul Church will be offering tours both days. Please sign up at the information desk for both the Sheffield neighborhood tours and the St. Vincent DePaul Church tours.

Kids' Corner

Kids' Corner is on Belden between Sheffield and Seminary and will be open from noon to 7 pm both days. **New this year will be a Kids Talent Show only on Saturday from 3 pm to 5 pm.** Advance signup is required. Please go to the website sheffieldgardenwalk.com and click on Kids' Corner. There will be many rides, carnival games, the Chicago Public Library reading, Bright Horizons, a hands-on activity from Home Depot and other popular attractions. **Kids' Corner will be open from noon to 7 pm both days.**

Restaurants

There will be several food selections this year as well as popular beer choices, including Leinenkugel's famous Summer Shandy and other Leinenkugel selections as well as red and white wine.

Neighborhood Organizations

Funds raised during the Sheffield Music Festival & Garden

Walk go to each of the four schools in our neighborhood and the nationally ranked Lincoln Park High School as well as to neighborhood parks, beautification and other worthy charitable organizations. The suggested donation is \$10. The festival will run from noon to 10 pm on Saturday and noon until 9:45 pm on Sunday. The gardens will be open for viewing from noon to 5:30 pm both days and Kids' Corner will be open from noon until 7 pm both days.

Please go to our website, sheffieldgardenwalk.com for more information. If you are interested in volunteering, please fill out the form on the website.

SEE YOU AT THE 51st ANNUAL SHEFFIELD MUSIC FESTIVAL & GARDEN WALK — JULY 20-21, 2019!

Laury Lewis chairs the 2018 Sheffield Music Festival & Garden Walk.

President's Message

Continued from page 2

up the conversation with the public soon to make the design program a real success for everyone.

SAFETY: One very loud and clear concern in our neighborhood is the increase in criminal activity and the brazen crimes, from package thefts to armed robbery to juvenile car thefts. A tragic mid-day crime took the life of our off-duty 18th District Commander Paul Bauer. Our hearts go out to his family and all those he commanded in our ward and beyond. I have met with our new 18th District Commander, Dan O'Shea, and I know he shares my concerns along with both Ald. Smith and Ald. Hopkins. He agrees this increase in criminal activity must be reduced.

What can we do? Importantly, we need to become stronger — block-by-block and as members of SNA. If you have a block group or block party grouping, be sure to stay in touch with SNA as news in our area becomes relevant to share with you. Most importantly, do not forget to report any crimes by calling 911. Your call will become part of a report that will help track crime in our area and it will help the Commander put police where those crimes are occurring.

If you are not an SNA member, please join today as an individual, family or as a business. Please stay in touch and be involved with SNA. Now more than ever, we need to stay connected as a community.

Regards,

Jim

JIM GRAMATA

Lincoln Park Market Glance

BY CADEY O'LEARY

The proverbial question, "How is the market?" is a complicated one. Looking at citywide statistics, Chicago continues to experience steady performance across many segments, and the financial indicators largely point to a positive outlook.

In our neighborhood, the data are mixed though largely favorable. Through May 2018, Single Family Home prices are up 7.4% to a median price of \$1,672,500 while the number of homes listed for sale is down 21%. Closed sales are down slightly, and market times have also decreased to an average of 176 days. The broader condo market is registering a 7% increase in new listings with a median sales price holding steady at \$495,000. Closed sales are down 11% Year to Date and market times are averaging 75 days.

Still, there are many nuances these generalized data points don't reflect. New construction and select premier buildings and blocks represent a larger portion of our market's upper end. Following is a look at how that segment is performing:

- Through June 22, there are 33 condos for sale priced above \$1.5 million with an average market time of 194 days. The two highest-priced active listings are:
 - 2700 N. Lakeview listed at \$6,600,000
 - 2450 N. Lakeview, #10 listed at \$7,900,000
- Year to Date, there have been 10 closed sales north of \$1.5 million; the three largest sales are:
 - 2430 N. Lakeview, #5-6S at \$2,500,000
 - 2550 N. Lakeview, #3301 at \$2,700,000
 - 2550 N. Lakeview, #S3203 at \$3,550,000



- In the SFH market, there are 41 homes listed for sale above \$3 million with an average market time of 199 days; a handful of these are listed north of \$7 million with 1932 N. Burling, a true estate spanning seven city lots, asking a whopping \$50 million.
- Year to Date, there have been 13 closed sales over \$2.5 million; the three most significant sales are:
 - 2466 N. Lakeview at \$4,650,000
 - 1841 N. Orchard at \$5,625,000
 - 1825 N. Howe at \$6,788,628

Courtesy of Midwest Real Estate Data

Cadey O'Leary is a residential real estate broker with Jameson Sotheby's International Realty specializing in luxury sales and new development in Lincoln Park, Lakeview and surrounding areas. She is a Board member of the SNA and serves on the Planning and Communications Committees.



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