



Mayfair Messenger

A publication of the Mayfair Civic Association
Neighbors making a difference since 1945

September 2021
Volume 24, Issue 4

September 9 Zoom Meeting

Our next meeting will be **held via Zoom** at **6:30pm** on September 9. Please plan to attend to discuss a public art installation in our parks, developments on the Kemora Landscape Design Center, or other topics of interest regarding the neighborhood of Mayfair. Zoom meeting attendance details will be sent out to our email list before the meeting. To join our email list, visit

<https://groups.google.com/forum/#!forum/mayfair-civic>.



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Letter from the President

Ron Duplack

By now most of you realize that the work on the Montrose Avenue bridge is basically complete and the bridge is open to traffic. If you have not yet had a chance to see the finished project, we encourage you to do so. Many thanks to IDOT, CDOT, Alderman Nugent and other public officials, and especially to the many construction workers who made this important infrastructure project possible.

Additional thanks go out to the Alderman, the Chicago Park District, and all of our community supporters who made the Kedvale Triangle Playlot a reality. CPD made substantial progress on the Playlot over the summer and we expect an official opening up to be scheduled in the near future. The Playlot represents a community amenity long in the making and sure to provide essential recreational and community engagement opportunities for a long, long time. Details and photos appear in the [enclosed section](#).

And, let's not forget the existing Mayfair Park. We are scheduling a **free, outdoor dance performance** in the Park in support of the City's Dance for Life and Summer Dance programs, with support by the North River Commission. The performance is scheduled to occur on **Sunday, September 19 at 3:30pm**. It will feature XO Dance Collective. The program is called "Small but Mighty", a 30-45 minute performance featuring short works with a big impact, designed to entertain every age. This is XO's third park performance. It features Brahms' Waltzes choreographed by Charles Weidman, known for his wit and charm, along with a couple, soon to be decided, guest artists. We encourage you to attend.

2021 MCA Meetings

Membership meetings are generally held on the second Thursday of every month. No meetings are held in January, July, or August. These are the remaining dates for 2021:

September 9	November 11
Parks & Businesses	Annual Holiday Planning
October 14	December 9
Elections	Holiday Party

These are *suggested* meeting dates and topics, subject to any comments you may provide, but will be followed in the absence of alternative suggestions. Our Board generally meets during the intervening months.

Letter from the President

Ron Duplack

We also have an opportunity for a public art installation, featuring a beautiful sculpture which would complement either Mayfair Park or the Kedvale Triangle Park. We will discuss this at our next meeting, along with the new Kemora Landscape Design Center development underway at Lawrence and Knox.

As with all good things, some bad must come, or so the saying goes. In our case, the bad is represented by the persistence of the Covid pandemic and the rise in the Delta variant, those occurring just as our kids return to school. Chicago and Cook County are in better shape than some of

our collar counties, and substantially better off than central and southern portions of Illinois. Nevertheless, we must all remain vigilant in vaccination, social distancing, and masking efforts, if we can ever expect a full return to normalcy.

We return to our monthly meeting schedule, with our next meeting to be held on Thursday, September 9, at 6:30pm. Currently, this is scheduled as a Zoom meeting and contact information appears later in this newsletter. We hope that you will be able to attend.

Around the Neighborhood

Triangle Park Updates

Walkways, a water hand pump, a shelter, benches, a nature play space, water fountain, and bike racks! Progress had been slow at times heading into summer due to having to wait for permits, but it's continued steadily through the season and now the park is starting to look like a park. Thanks again to all involved in making this project a reality.



Membership Meetings

Here are some more details from the June meeting of the Mayfair Civic Association.

Kemora Landscaping presentation

Marisa Gora of Kemora Landscaping attended the June meeting and kindly presented her plans for the lot at the intersection of Lawrence and Knox Avenue, just east of the Halogen building. They shared a mockup of some potential changes that they were considering for the lot, including a wooden fence surrounding the property, plantings, new awnings, and some repainting.



Current state of lot at Lawrence and Knox Avenue



Mockup of some changes for the lot at the intersection of Lawrence and Knox Avenue, proposed by Marisa Gora of Kemora Landscaping

Kemora Landscaping (<https://www.kemoralandscapes.com/>) is a landscape design-and-build company started by Gora 18 years ago. They specialize in providing services to the wide variety of landscape spaces in Chicago. Kemora has one location already at 3105 N Rockwell Street. Community members

had some concerns about the appearance of that location, but Gora said that she wants to use the new location at Lawrence and Knox as the face of the company, to help further-establish themselves as a serious business.

According to Gora, the lot is ideal for Kemora's purposes because it has a good amount of outdoor space and nice indoor space. They plan to use the building on the lot as design offices for staff to work from, offices which they do not have at their Rockwell location, with some indoor space also used for storage. Outside, they plan to have storage bins that would contain gravel, sand, or other landscaping material such as mulch. The outdoor space would also be used to park approximately 10 work trucks. There will be some additional outdoor space remaining, which may be used for additional vehicle parking. There will be no retail sales or customers generally visiting the location.

Gora indicated that the lot will not be used to store a large amount of material, and the stored material would be for the week's projects and moved out throughout the week. During the week, there would typically be two deliveries of plant material, and one delivery of other materials like gravel and sand. Any material left over the weekend would be for Monday's jobs.

Kemora will have approximately 30 people working on jobs sourced from this location (2-3 per truck), and a handful of office staff. Operations at the location will begin during the week at approximately 7:00 in the morning and end between 7:30 and 8:00 in the evening. Trucks and other company-related traffic will enter the lot through Lawrence, and exit through Knox to get back onto Lawrence. There will be no access to the alley by vehicles from the lot.

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Updates from the Alderman

Samantha Nugent, 39th Ward

Here are some selections from the Alderman's recent newsletters and communications.

Second installment of Jefferson Township property tax bills include a value reassessment

The second installment of property tax bills were sent in August. This latest bill included a property value reassessment for Jefferson Township, where Mayfair is located. Details on the reassessment process can be found at the [Cook County Assessor's Office website](#).

Help with property tax appeals and exemptions

The Alderman's office is hosting several events in the next few weeks to assist you in the property tax appeal and exemption process. Both virtual and in-person workshops will be available. The assessment appeal deadline for our township is **September, 17th**. For more information, please contact the office.

Applying for Certificate(s) of Error

COOK COUNTY - As homeowners in Cook County receive their 2020 Second Installment Tax Bills (tax bill) in the mail they are encouraged to look at the bottom left corner to ensure that the correct exemption(s) are applied.

If a homeowner believes they are entitled to an exemption that is not reflected on their tax bill, they can apply for what is called a Certificate of Error. The Certificate of Error process provides homeowners an opportunity to redeem missing exemptions for up to three years in addition to the current tax year. Homeowners can now apply for the **2020, 2019, 2018, and 2017 tax years**.

Certificate of Error applications with copies of supporting documentation can be filed [online](#), by mail, or in person. Homeowners are strongly encouraged to apply online as representatives from the Assessor's Office can easily provide updates on the status of applications.

Please see the full list of property tax exemptions administered by the Assessor's Office here: [cookcountyassessor.com/exemptions](#).

This year, many exemptions auto-renewed to make the process more convenient for homeowners. In addition to the [Homeowner](#) and [Senior](#) exemptions, the Assessor's Office processed auto-renewals for the "[Senior Freeze](#)", [Veterans with Disabilities](#), and [Persons with Disabilities](#) exemptions.

In total, more than 1.1 million exemptions were auto-renewed, which provided millions of dollars in tax relief to homeowners in Cook County.

As a reminder, homeowners are responsible for paying the entirety of the tax bill to the Cook County Treasurer's Office by October 1, 2021. If the Certificate of Error application is granted, either a corrected tax bill or a refund for the difference will be issued.

Please download a copy of the new brochure, [How to Apply for Missing Property Tax Exemptions](#) that is available in six languages.

How to contact the Assessor's Office

Send Message: www.cookcountyassessor.com/contact

By Phone: (312) 443-7550

Facebook:

www.facebook.com/CookCountyAssessorsOffice

In Person: www.cookcountyassessor.com/appt

You can also find this information directly from the Cook County Assessor's Office website at

<https://www.cookcountyassessor.com/news/homeowners-are-you-missing-exemptions-your-property-tax-bill>.

Visit and Subscribe!

Visit <https://aldermannugent.com/> to subscribe to Alderman Nugent's newsletter and learn about what she's doing for the 39th Ward. The 39th Ward Public Service Office is open to the public from 9am to 5pm, Monday through Friday. They ask that everyone, regardless of vaccination status, wear a mask and maintain social distancing. If you'd like to set up an appointment, please call or email the office. Should you have any questions, comments, or concerns, please contact them at 773-736-5594 or via email at Ward39@CityOfChicago.org.

Membership Meetings

Kemora Landscaping presentation

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Community members expressed a few concerns during the presentation. Someone asked about the amount of dust or dirt that might escape the lot, and proposed covering the outdoor material. Another person was concerned about rats nesting in the material, but Gora explained that the back of the lot along the alley will be completely closed off by a fence, and the stored material outside will be always moving so there won't be an opportunity for rats to take up residence. Others in attendance had thoughts on the style

and material of the fence, and how open and visible the lot should be from the street. The fence is likely to be wood and hide the contents of the lot from the street.

Another member in attendance asked whether Gora was considering moving the entire company's operations to this location. They said that the company's trucks and weekly materials would move there, but not materials for disposal or material overages, though they don't have definite plans yet for those.

Welcome to the neighborhood, Kemora Landscaping! Thank you for sharing your plans and seeking feedback from the community.

Around the Neighborhood

Mayfair Mutual Aid is helping people in financial distress



Some people during the Covid pandemic are able to live a somewhat normal life since the vaccines have rolled out. For others not so lucky: Federal unemployment benefits are [ending in days](#); [Delta has been surging](#); the federal eviction moratorium has been lifted, though [Pritzker is upholding it for now](#); there's still no [vaccine for children under 12](#).

If you are looking for a way to help your neighbors during these challenging times, or are in a position to need the help of your neighbors, [Mayfair Mutual Aid](#) may be something to look into. According to their website, MMA is an "all-volunteer, grassroots collective operating as part of the Chicago Mutual Aid Network." They act as an intermediary to connect material help from people that can give it to those in need of that help.

To learn more, visit the Mayfair Mutual Aid [website](#) or their [Facebook page](#).

Problems with Trash or Rats?

If you've got problems with trash where it shouldn't be, missing trash cans, rats in your area, etc., call 311 or contact:

Chicago Division and Sanitation Offices

4808 W Wilson, 312-744-2333 or 312-744-2336

39th Ward Superintendent

312-459-7286

Rodent Control

312-746-5232 or 312-746-5233

CAPS Meetings (Beat 1722)

CAPS meetings for Beat 1722 are held on the 3rd Wednesday of each month. The next meeting is on September 15 at 6:30pm. Due to COVID-19, meetings are being held on Zoom. You can register in advance for the Zoom meeting by [clicking here](#).

For upcoming meeting info, or if you have questions or comments, please contact the CAPS office at 312-742-4588, or email caps.017district@chicagopolice.org. Learn about the CAPS program at

St Edward School & Parish 4343 W Sunnyside Avenue

Jenny Dreyer

St. Edward School welcomed our students and staff back for the 2021-2022 school year. Several new staff members have joined the school community and we wish them a successful first year at St. Edward! Additionally, with the recent investment of a new STEM lab, students can collaborate with each other to create some awesome projects this school year! The school also invested in new flexible furniture for three more classrooms and the front entrance has a new accessible cement ramp.

The safety and well-being of our students and school employees continues to be a priority so everyone in our school feels safe. Our large classroom spaces, small class sizes, multiple entrances and hand washing provide optimum safety for our students and staff. The campus is sanitized daily through extra intensive cleanings.

Our July Neighborhood Movie Night brought out many families to enjoy an evening under the stars! Thanks to all who attended!



Support the 8th grade Fall Foliage Fundraiser! Fall mums, pansies and Nagoya kale in a variety of colors are available for purchase via online thru **Friday, September 17.**

To order online or to make a donation to the 8th grade class fund visit: <https://stedwardchicago.org/fall-flower-sale.html>

This upcoming **Community Event** gives you a night off from cooking and benefits St. Ed's! Thank you for your support!

Easy Street, 3750 N. Central Ave.

Tuesday, September 28th, 4:00pm - 12:00am

Mention St. Edward School for all dine-in, delivery and carry out orders

SAVE THE DATE:

St. Edward Parish's

Harvest Bash &

Pig Roast on

Saturday, October 2



St. Edward School celebrates 112 years of providing a

Catholic education to children in grades PK3 – 8th grade. Registration continues to be open for the 2021-2022 school year. You can contact office@stedwardschool.com to schedule an in-person tour or individual Zoom tour with our principal.

St. Edward School is a 2017 National Blue Ribbon Exemplary High Performing School. For more information, please visit our website at www.stedwardschool.com or call the office at 773-736-9133 to learn more about our outstanding academic programs and extended care.

St. Edward Parish
Harvest Bash

Go Green: Get the Mayfair Messenger via e-mail

Reading a paper copy of this newsletter? Have access to the Internet? Please consider reading an e-mail version instead (we won't share your e-mail address with anyone else).

To receive the *Mayfair Messenger* via e-mail, please send an e-mail to mayfair-civic-newsletter@googlegroups.com.

Thanks for helping us stretch your membership dues!

A note from membership

To keep your membership current for the following year, renewals will be billed in January and July. If you joined the association between May and October, your renewal will be billed in July. If you joined between November and April, you'll be billed in January.

Thank you in advance for your understanding and cooperation!

A note from the editor

Please submit articles of interest or announcements of upcoming public and community events to mayfair-civic-newsletter@googlegroups.com (the editor reserves the right to edit submissions for space and content; items may not appear if they're past the publishing date).

Mayfair Civic Association Affiliations

Mayfair Civic Association is proudly affiliated with the following area organizations, working together for the good of the neighborhood!

- Mayfair Park Advisory Council (<https://www.mayfairpac.org/>)
- North River Commission (<https://northrivercommission.org/>)
- Northwest Arts Connection (<http://northwestartsconnection.org>)

Publication Schedule

This newsletter is published on the first Thursday of February, April, June, September, and November. You can find issues at <http://www.mayfaircivic.org/newsletter>.

Visit Us Online

To be notified when new issues of this newsletter are published, and of other neighborhood news, you can request to join our email list at <https://groups.google.com/g/mayfair-civic>. If you are a paid member of the Mayfair Civic Association, you will be added to this list automatically.

Also, we have a website! It's a bit out-of-date (we're working son that), but it's there. Check it out at <http://www.mayfaircivic.org>.

Credits

This newsletter and its contents have been planned, composed, and edited by members of the Mayfair Civic Association. Special thanks to Ron Duplack, MCA president, and Carol Kroskey, the previous newsletter editor, who set the bar for quality.

If you're already a member, please pass this on to a neighbor.

Mayfair Civic Association Membership Application
\$10 per household; \$6 for senior citizens

Name _____

Address _____

City/Zip _____

Phone _____

E-mail address _____

Please fill out the above information, and return with your check to:

Mayfair Civic Association
c/o Darlene McDermott
4739 N. Kelso Ave
Chicago, IL 60630-4353