



T.M.

# GARFIELD FARM MUSEUM

*A not for profit 1840s Living Historic Farm and Tavern Museum*

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May 29, 2014

St. Charles Plan Commission  
2 East Main St  
St. Charles, IL 60174

Dear Commissioners:

Through 37 years, Garfield Farm Museum has worked with Kane County, the Kane County Forest Preserve, Campton Township, the City of St. Charles, the St. Charles Township Park District, and the Village of Campton Hills to help create plans for the benefit of the community and region. Many precious hours of valuable time and resources have been spent by the museum's non-profit organizations to help create a community in which people will want to continue to live in after any novelty of the new has worn off. Vision for the long term has motivated the supporters of Garfield Farm Museum to make generous contributions of money and time to take existing assets and strengths to create a historic, open space, agricultural and natural area from which all our communities can share and benefit.

From the earliest days of working with the St. Charles Township Park District to secure the St. Charles Youth Center's property for parkland and preserved natural area, to planning with St. Charles Plan Commission, open space designation adjacent to Garfield Farm Museum which the museum then raised over \$2.5 million to acquire and protect, to the most recent input to plan with Kane County a balanced development with open space of what was called the Settlements of LaFox development, it is now with great concern to learn of a proposal to annex adjacent lands into the city of St. Charles. The proposal is the Bluffs of St. Charles that occupy the southeast corner of Il Rt. 38 and Brundige Road.

Annexing into the city of St. Charles is only an attempt to maximize density which is out of character with the community. The establishment of Brundige Road as rustic and historic road is compromised, a proposal of 285 homes on 96 acres provides no open space, it further expands expensive infrastructure which will only burden the taxpayers of St. Charles and the area, and speaks of no preservation of the historic barn and its architecture that previous plans were incorporating. This speaks nothing of the increased traffic and potential burden placed on the school system.

This proposal is of short term vision that entirely defies all the previous work, effort and expenditures numerous taxing bodies, agencies, groups and individuals in the region have put into creating this transition area of the Tri-cities to the countryside. Both public and private funds taxpayers have already spent in this region are compromised by a proposal that is an attempt to compensate for investment risk being taken in a very questionable development market by a few individuals. The fact that the city is being approached for development of land like this in itself suggests the market for housing that would be in character with the area seen in previous county plans has collapsed and such economics should not be an additional taxpayers' burden because investors' risk has only increased.

There are numerous properties within the city of St. Charles that are calling out for redevelopment that would not add additional burdens of sprawling infra-structure. There is a substantial change in how the newer generations of Americans are defining the American dream. It is critical that all planning agencies don't fall into the trap of trying to recreate an economic/cultural model that no longer exists and is very different from what is now evolving.

Sincerely

Jerome M. Johnson  
Executive Director, Founding Board Member  
Garfield Farm Museum

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St. Charles, IL

JUN 02 2014

CDD  
Planning Division

cc: Mayor Raymond Rogina