Why not Apex?

The current zoning code for Main Street was thoughtfully designed to help protect the character and scale of our town. While exceptions are needed from time to time, the Apex development was granted an abnormally large height variance, the result of which is like placing a city building on a village block.

A development of this scale in a town of our size will overwhelm our Main Street, forever changing its character—the very thing that brings residents and businesses to Glen Ellyn. Do we need continued progress and development? Yes. Do we need development of this scale? No.

These concerns were raised throughout the public meetings about this development, along with concerns about inaccurate characterization of traffic projections, parking supply, alternative projects, and financials. The Village was dismissive. A lawsuit challenging Apex and the Village was filed in April 2019.

What happens if Apex isn’t built?

We will then have time to find an appropriate solution. Time is something this developer did not offer; he threatened to walk away if the Board did not approve Apex in the January 28, 2019 board meeting. Time is something the Village did not offer; they fast-tracked the project and only allowed 28 days between the Public Hearing [aka the beginning of the public input] and the approval in January 2019. Not only was Apex rushed, the President essentially cast the deciding yes vote in January when half of the trustees were opposed to the 5-story Apex.

For this key strategic site, getting the development right takes a well-articulated vision that excites and unites the residents. It takes respect for the zoning code, leadership that builds consensus, and innovative ideas.
Moving ahead at any cost...

The village says we need this development, but at what cost? Desperate to get something done, the village gave away village land and TIF incentives of over $3.21 million; excluded the cost of needed environmental clean up from the presentation; and did not hold the developer accountable to even a close proximity of our zoning code. Village land should be for the enjoyment of all residents. Instead, it will be enjoyed almost exclusively by the Apex renters (including a private pool on Main Street). TIF funds are real money even though they do not come out of the general fund. These funds should be used more selectively and strategically in support of existing businesses and Village amenities.

The world has changed...

It is clear that we are reaching a new norm, and we need to meet the future with innovative thinking and unity instead of a single minded focus on density at all costs. Apex was wrong before, and it is more wrong today.

With Apex, Avere, and the McChesney apartment buildings, the Village is set to add 241 units in a short time period, and it will give away significant TIF funds for these projects. Given what seems to be a prolonged economic downturn, the Village should instead consider how it can better directly support our existing business instead of continuing to give away TIF money to developers of new apartment buildings.

Lawsuit update:

The lawsuit continues in opposition to Apex. The judge has determined that the case can proceed because we have standing and viable counts.

We need your help

The village will be a better place because of the engagement of many and because of your feedback. Major decisions are being made by the Board that affect our town’s future. Please:

- Review Village Board agendas
- Watch the Village Board meetings
- Write to the Trustees
- Donate to our legal fund at www.gofundme.com/SAVEMAIN/donate
- If you have corporate matching, please contact us at Info@SaveMainGE.org
- Join/renew your membership in Citizens for Glen Ellyn Preservation at http://www.glenellynpreservation.org/

To learn more:

- Join us on Facebook @SaveMainGlenEllyn
- Visit us at https://SaveMainGE.org/ (to request a yard sign)
- Contact us at Info@SaveMainGE.org

YES, I WANT TO HELP THE SAVE MAIN CAUSE.

- ENCLOSED IS A CONTRIBUTION TO SUPPORT THE LEGAL COSTS.
  [ ] $15  [ ] $25  [ ] $50  [ ] $100  [ ] OTHER ________
  Please make your check payable to Citizens For Glen Ellyn Preservation
  PO Box 444
  Glen Ellyn, Illinois 60138-0444
- Donations can also be made at https://www.gofundme.com/f/SAVEMAIN/donate
- Sorry I cannot help at this time, but I want to be supportive. Keep me informed.
  My email address is __________________________________________

- Your donation is 100% tax deductible. We are a 501c3 organization.