

**Saint Anne Home Community Meeting**  
**Arlington Ridge Center (ARC) – 660 N. Ridge Ave., Arlington Heights, IL**  
**Tuesday April 5, 2022 | 7 to 8 p.m.**

Number in attendance – 50

Number signed in – 45 (sign-in sheets attached)

Maryville Team present:

- Sister Catherine M. Ryan, O.S.F.
- Kate Duncan, Akerman LLP
- Nina Aliprandi
- Anita Alvarez
- Mary McCann Sanchez
- Megan Biasco
- Nelia Bernabe

Kate Duncan gave an overview of the zoning for the property and the need for a special use. Sister Cathy gave an overview of the program including number of girls – 16 girls, 12 to 17 and possibly six of them are teen moms with children.

**Questions from Attendees & Answers provided –**

1. Thank you for bringing this to our neighborhood. We would like to help if you decide to have a garden. Is this like Viator House?
  - In some ways it is similar, but Viator House is for boys ages 18 and over and this facility is for girls who are 12-17.
  
2. Can you provide data on similar types of facilities with respect to:
  - Traffic
    - Our other facilities do not have much traffic because the children living in the facilities do not have cars. Only staff drive to our facilities and this will be the same. We will have two vans to transport the girls to school and to activities and for grocery shopping, etc.
  - Crime Rates
    - Our other facilities are not in areas where there is high crime and we have no experienced any crime in our facilities.
  - Property Values
    - We have done some initial research with respect to property values near our existing similar facilities, particularly near our St. Rose of Lima home in Chicago and our research indicates that property values have gone up in that neighborhood since our program has been established. We have reached out to an MAI appraiser to assist us with this but we do not yet have a report to share.
  - Will there be big delivery trucks

- No, we will not have large food delivery or supply delivery trucks to this location. We will have the girls go with the staff to shop for food and other supplies as this is part of the life skills that we will teach.

3. On your other campuses, do you have any violations of zoning or changes of uses that you have done without changing the zoning?

- No, we do not have any violations of zoning. We have not changed any uses on any of our other campuses that violate the zoning.

4. Do you have any plans to expand what you are proposing for this site?

- No, we do not have any plans to do anything other than what we have explained.  
- We are looking for a harmonious and peaceful setting for the girls and we think this property and neighborhood offer that and we want to preserve.

5. Have you talked to District 25 about where the girls will go to school? Will they need ELL teachers?

- No, we have not yet discussed this proposed facility with District 25 but we will do so and will make sure that we follow all guidelines from the school district.

6. There is a study out of New York saying that facilities like this decrease property values.

- Please share this study with us. We believe that any study stating that property values decrease is not reflecting the type of facility we are proposing. As stated, we do not believe that this facility will decrease property values.

7. When happens when the girls turn 18? Do they leave? Where do they go?

- The girls can be with us from the time when they are 12 to 17 and they have to absolutely leave on their 18<sup>th</sup> birthday. The Office of Refugee Resettlement controls this and they come in and take over at that point.

8. Do you have statistics on success rates? Is what you are doing helping these girls assimilate into society? Do you know it is working?

- Maryville has success rates for other programs it runs but for this program, the ORR does not allow Maryville to have continued contact with the girls and so we do not have statistics for this program. Maryville has an extremely high success rate with its other programs and prides itself on helping children who are in need assimilate into society.

9. Centers like these might start innocently enough, and like this one, but then they transition into something else. Will this center transition into something else? Have you ever transitioned any of your other facilities from one thing to another?

- First, the special use approval from the Village will not allow us to do anything other than what we are telling you tonight. The special use approval will contain specific language as to what we can do on the site. If we ever want to do something different that is in the special use approval we will need to go back to the Village for additional approvals.

- We only have plans for this facility to be what we have explained. We do not have any plans to do anything different or change what we are proposing.

- We have transitioned other facilities from one use to another, but we have always obtained any necessary zoning approvals and we always talk with our neighbors about proposed programs.

10. Would you be open to letting neighbors use green space on the site and the play lot?

- As long as this is done in a safe way and we can have coverage by our insurance we are open to this.

11. My kids play on the green space on the property now. What interaction will they have with the girls if they come to this site?

- First, this is private property and so we will need to make sure that having neighborhood children playing on the site is safe. But, if they do continue to play on the site and the girls are also on the property, I would not expect them to have any interaction at all since these are teenage girls and they will likely not be playing with 5, 6, 7 year old boys and girls.

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12. Will these be troubled girls who create neighborhood problems?

- In terms of behavior of the girls, girls will not be sent to us if they are exhibiting serious behaviors and this is determined by ORR. This type of facility is not intended to care for, and will not care for, girls who require greater levels of care and supervision. Those types of girls will not be eligible for this facility.

13. Would you consider having a community garden?

- Yes, we can consider this.

14. Are there going to constantly be new girls coming in and will you ever have more than 16?

- Average time in other programs is 45 days; this program will be longer. They will eventually leave and only when one girl leaves will another one come in.

15. In the future can you please provide more information and lead time for meetings. Can you provide a zoom option and can you please disseminate data on traffic, crime rates, and property values.

- We sent notice for this meeting out 10 days in advance.

- We have given you information on traffic, crime rates, and property values to our best knowledge and ability as stated before.

16. Will the girls go out on their own?

- No, they will be accompanied by staff.

17. Can a boyfriend come to visit a girl at the home?

- Maybe. Any visitors will be pre-approved by staff and the girls will be accompanied by staff during visits.

18. Why do you have to bring this program to this building?

- We found this building and it was a very good building that was already built to suit our needs. It is in immaculate condition and has the bedrooms we need, except we are adding 2 bedrooms, as well as the program space that we need to operate this program. And, it is in a peaceful and nice neighborhood, which we were also looking for.

19. Was there consideration to build in Des Plaines?

- We have no more room left. We no longer have 116 acres; the other side is Our Lady of Guadalupe. We use the west side for our programs for boys. We have separate living quarters for boys and girls and we ran out of room.

20. Are there offices in the building for staff?

- Yes.

21. Do you have a floor plan available for review?

- We do have a floor plan but we do not have copies to distribute.

22. What is your timeline?

- We need to complete the zoning process and then close on the building. After that we will be able to get the building ready and then move it. Hopefully open by fall 2022.

23. What do you do if a girl gets into trouble?

- If a girl does not follow the rules, the Program Manager and Clinician meet with her and seek the reason for this behavior. Then they prepare a contract with clear goals and behaviors listed. The Program Manager monitors compliance with this contract.

24. Comment from resident: We have these girls who have these cultural differences, history with them, it will be a wonderful experience for them coming to Arlington Heights but it will also be a chance for local students to get to know other cultures. It offers diversity and different perspectives and the opportunity to learn more in-depth in what other peoples lives are like. These girls will have this great opportunity to go to great schools that I went to. I see the whole program as an amazing opportunity for this neighborhood and I hope all of you can agree to that. These girls deserve better. This is an amazing opportunity.

25. Are you going to own the property or is the Archdiocese involved?

- We are going to own all of the property – the entire site – and the Archdiocese is not involved. The Archdiocese does not own the property now.

Sister Cathy thanked everyone and expressed her gratitude for their participation.

Meeting adjourned at (about) 8:30 p.m.