



CLENDENING
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Bloomington Historic Preservation Commission
City Hall
401 North Morton, Suite 135
Bloomington, IN 47404

Re: **Owner:** Athena Hrisomalos
Properties: 228 South Hillsdale, Bloomington, IN (Hillsdale Lot 43 and Pt Lot 42)
214 South Hillsdale, Bloomington, IN (Hillsdale Lot 45)
218 South Hillsdale, Bloomington, IN (Hillsdale, Lot 44)
208 South Hillsdale, Bloomington, IN (Hillsdale, Lot 46)
2401 East Third Street, Bloomington, IN (Hillsdale Lot 3)
East third Street, Bloomington, IN (Hillsdale Lots 1 &2)
217 South Clark, Bloomington, IN (Highland Homes Lots 78,79 &80)
213 South Clark, Bloomington, IN (Highland Homes Lots 75,76 & 77)
207 South Clark, Bloomington, IN (Highland Homes Lots 73 & 74)
218 South Clark, Bloomington, IN (Highland Homes Lots 23 & 24)

Commission Members:

I represent Athena Hrisomalos (the "Owner").

The Owner is the record titleholder to the 18 Lots which consist of 10 distinct parcels listed above which we believe are part of the Petition that has been filed to designate the Green Acres Neighborhood a Conservation District.

Among those parcels is the Owner's personal residence where she has resided and which has been the Owner's homestead for over 60 years. The Owner's husband, Dr. Frank Hrisomalos, was referenced in the Petition filed with the Commission to designate the Green Acres Neighborhood a Conservation Area..

The Owner raised her family in the Green Acres neighborhood. The Owner supports healthy residential neighborhoods in Bloomington. The Owner and her family have contributed to their neighborhood and the larger Bloomington community through their service on many of Bloomington's boards, commissions and community organizations.

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The Owner believes that current zoning and planning laws and public processes are sufficient to protect the Green Acres Neighborhood. She further believes that the map for the proposed Conservation District that encompasses 125 acres of the Bloomington east side is too large since (a) many properties in the neighborhood have been remodeled or modified; and, (b) the Indiana University Trustees own many of the properties in the proposed District.

The Owner understands the Petitioners desire to protect property values; however, she feels the Conservation District Designation may prevent owners and investors from making needed improvements and changes that are required to attract families and homeowners to the area.

Many of the Owner's properties have been renovated and remodeled. The exteriors have been changed. The Owner's personal residence has significantly renovated and updated multiple times. It was not inventoried on the last Historic Survey but it was nevertheless included on the map that was attached to the Application.

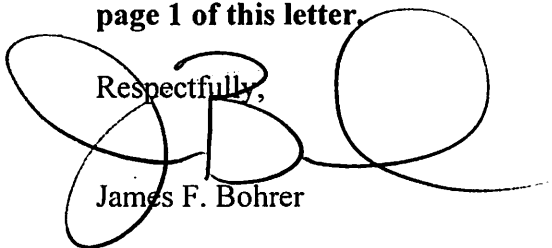
The Owner opposes the designation of the Conservation Designation for her personal residence and for the 10 distinct parcels listed on the first page of this letter for the following reasons:

1. A Conservation District is not necessary to prevent demolition of any structure. Owners must already seek demolition permits from the City of Bloomington under current regulations.
2. Public processes and ordinances are currently in place to protect the neighbors and community from rampant development of properties in Green Acres.
3. A Conservation District designation (which becomes a Historic District in 3 years) makes the process of maintaining and renovating properties more cumbersome which makes housing in the area more expensive and less affordable.
4. The goals of the neighbors who oppose the development on Jefferson Street could be accomplished by mapping a much smaller Conservation District that did not encompass the 125 acres of Bloomington's east side that would not have affected so many other property owners.

For the above reasons, the Owner OPPOSES the adoption of a Green Acres Neighborhood Conservation District as it is presently mapped and drawn. Specifically, the Owner OPPOSES a Conservation District that would include the Owner's properties listed on page 1 of this letter.

Respectfully,

James F. Bohrer

A large, stylized handwritten signature in black ink, appearing to be 'JFB', is written over the typed name 'James F. Bohrer'.