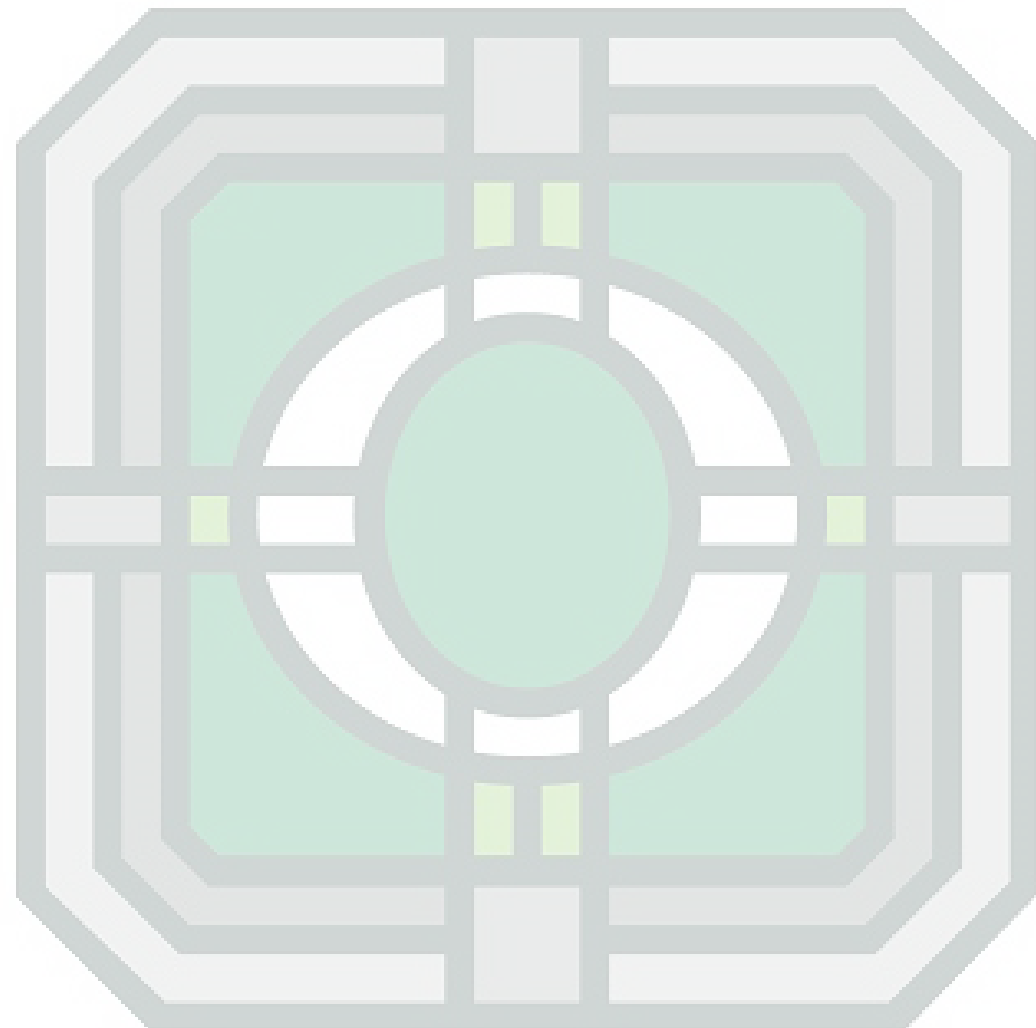


Stellwagen Farm Master Plan

2017





Acknowledgments

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2017



Executive Summary

This master plan was commissioned by the Stellwagen Family Farm Foundation and the Village of Orland Park to guide the future development, operation, and maintenance of the Stellwagen Family Farm. It establishes roles, responsibilities, and methods to execute and implement recommended recreational programs, agricultural and horticultural enterprises, and restoration activities on the Farm.

The main interest of the plan is to establish the farm as a wonderful and unique educational and local food asset that benefits the Orland Park community, and its surrounding area. To that end, the mission is to preserve, restore, and interpret the Farm, its structures, artifacts and history.

An adjoining Market Analysis and Feasibility Study, conducted in 2015 by Ratio Architects, Inc., is also referenced and included in this master plan to address the different types of recreational and fundraising programs, and activities that are in demand, and can be accommodated at the Farm.

This plan is for the Village of Orland Park, the Stellwagen Family Farm Foundation, its volunteers, concerned residents, businesses, and future generations to use and learn about the Farm. It will help to implement the Foundation's goals and objectives, and serve as a basis for grant applications.

Use this master plan to:

1. Navigate the Farm's Geography;
2. Learn about the basics of historical farming;
3. Understand preservation and restoration programs for the farm;
4. Implement the site plan for new recreation, transportation and farming opportunities;
5. Obtain grants for appropriate restoration and preservation of farm buildings and activities.



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“Good farmers, who take seriously their duties as stewards of Creation and of their land’s inheritors, contribute to the welfare of society in more ways than society usually acknowledges, or even knows. These farmers produce valuable goods, of course; but they also conserve soil, they conserve water, they conserve wildlife, they conserve open space, they conserve scenery.”

Wendell Berry
Bringing it to the Table: Writings on Farming and Food

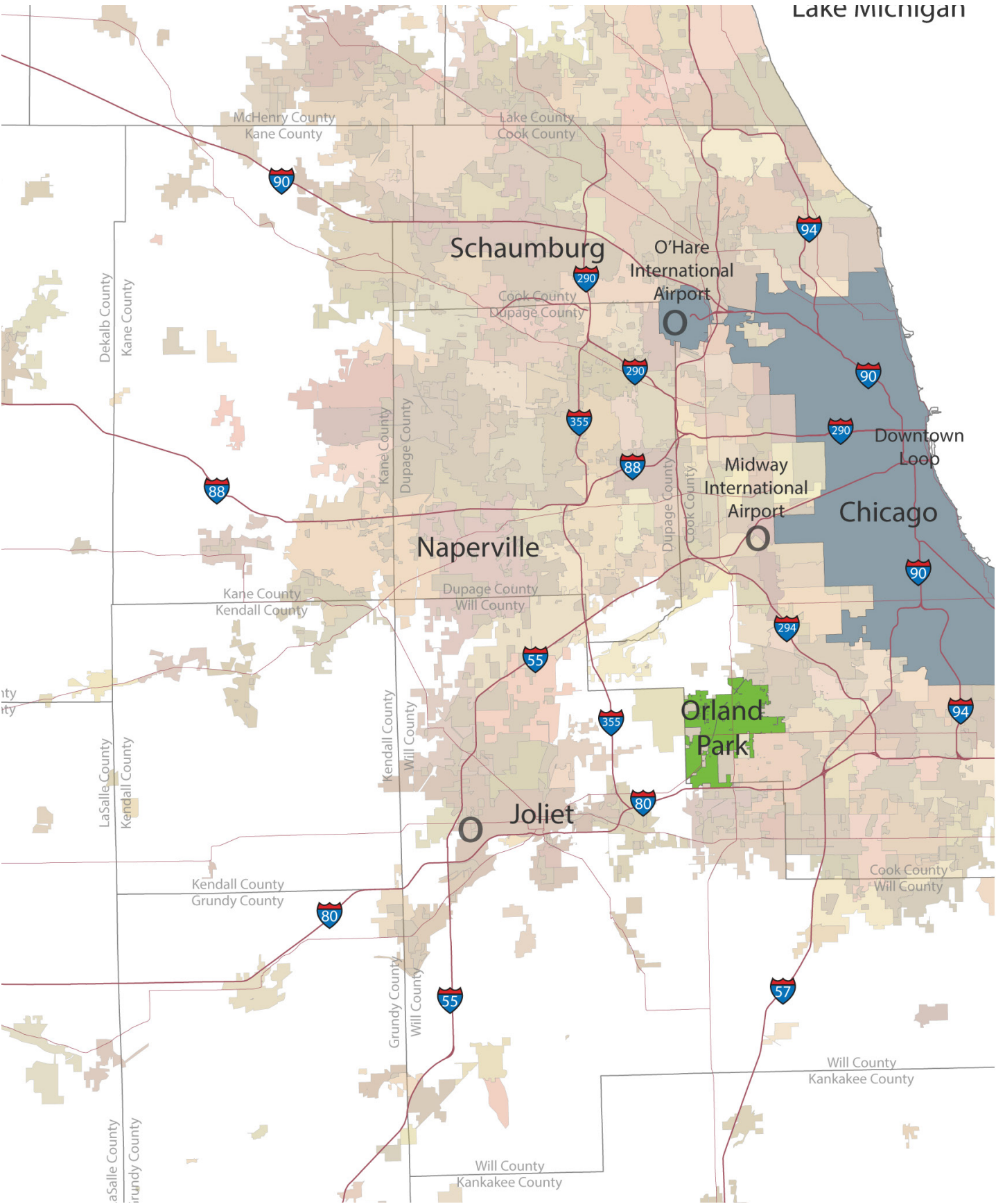
Chapter One

Introduction & Vision



"Farming is a profession of hope."

Brian Brett



Introduction

The Stellwagen Farm is situated in southwest Cook County in Orland Township and is less than 30 miles from downtown Chicago. The current 60 acres is the last remaining parcel of what was once a 160-acre farm founded in 1860. Although the farm is now surrounded by newer development, a “soft” edge has been created with many adjacent open areas of parks and storm water detention basins. Trees have been planted to partially screen surrounding houses, providing an attractive setting as well as reinforcing a sense of being in the country.

The Village of Orland Park acquired the 60-acre parcel with the help of an Illinois Land and Water Conservation grant in 2002. The Stellwagen Family Farm Foundation was formed in 2005 to create the specific vision for the land, set policy, raise funds and further the cause. The farm’s house, barn, silo and outbuildings remain on the site and the farm is still leased for crops. These buildings were held by the Stellwagen Family in a life estate, then turned over to the Village in 2013. Prior to turning them over, members of the Stellwagen Family, assisted by Village funding, renovated all of these buildings with the exception of the house.

A master plan was deemed necessary to guide future investment and programming. The Stellwagen Family Farm Foundation has undertaken the writing of this plan, with support from the Village of Orland Park. The model plan being used is the Zimmerman Heritage Farm Master Plan in Gresham, Oregon. In order to complete the plan, a Market Analysis and Feasibility Study was commissioned and this was completed by a consultant, RATIO.





Vision

The Stellwagen Family Farm is a treasured place that preserves the agricultural and cultural heritage of rural Cook County's past. The Farm is an opportunity to bring to life that past and educate people today, particularly in regard to where their food comes from. It is also an opportunity to continue caring for the land in a sustainable manner and creating a healthy environment with native plants and wildlife, providing outdoor recreation, producing local food from the land, interpreting history through the Stellwagen Family, and maintaining a place of beauty and inspiration in Orland Park.



Chapter Two

Background

“A farmer must be a veterinarian, an immaculate bookkeeper, a tactful salesman, a chemist, a weatherman, a lawyer, a letter writer, a ditch digger, a mechanic, a plumber. He must be a sheep shearer, a bargainer, an electrician, a showman, a nutrition expert, a carpenter, a conservationist, an animal mid-wife, a foster mother, his wife’s handyman, his children’s hero, his community’s backbone.”

Kenny McMillan,
What It Takes To Be A Farmer

Regional Setting

The Stellwagen Family Farm is in Orland Park, in the far southwest part of Cook County, Illinois of which the county seat is Chicago. It is relatively close to two railroads that linked the area to Chicago, which has influenced the lives and decisions of residents over the years.

Interstate 80, a major east-west interstate highway that connects New York and San Francisco, is near the Farm and the LaGrange Road exit is a five minute drive. Local access is via 108th Avenue, a north-south county road that connects to numerous roads including Illinois State Routes 6 and 7. The 179th Street Metra Commuter Station is about a mile and a half away and links Orland Park to downtown Chicago via Metra passenger trains. Pedestrian connections are planned to link the farm to the Village's existing extensive bike path and sidewalk systems.

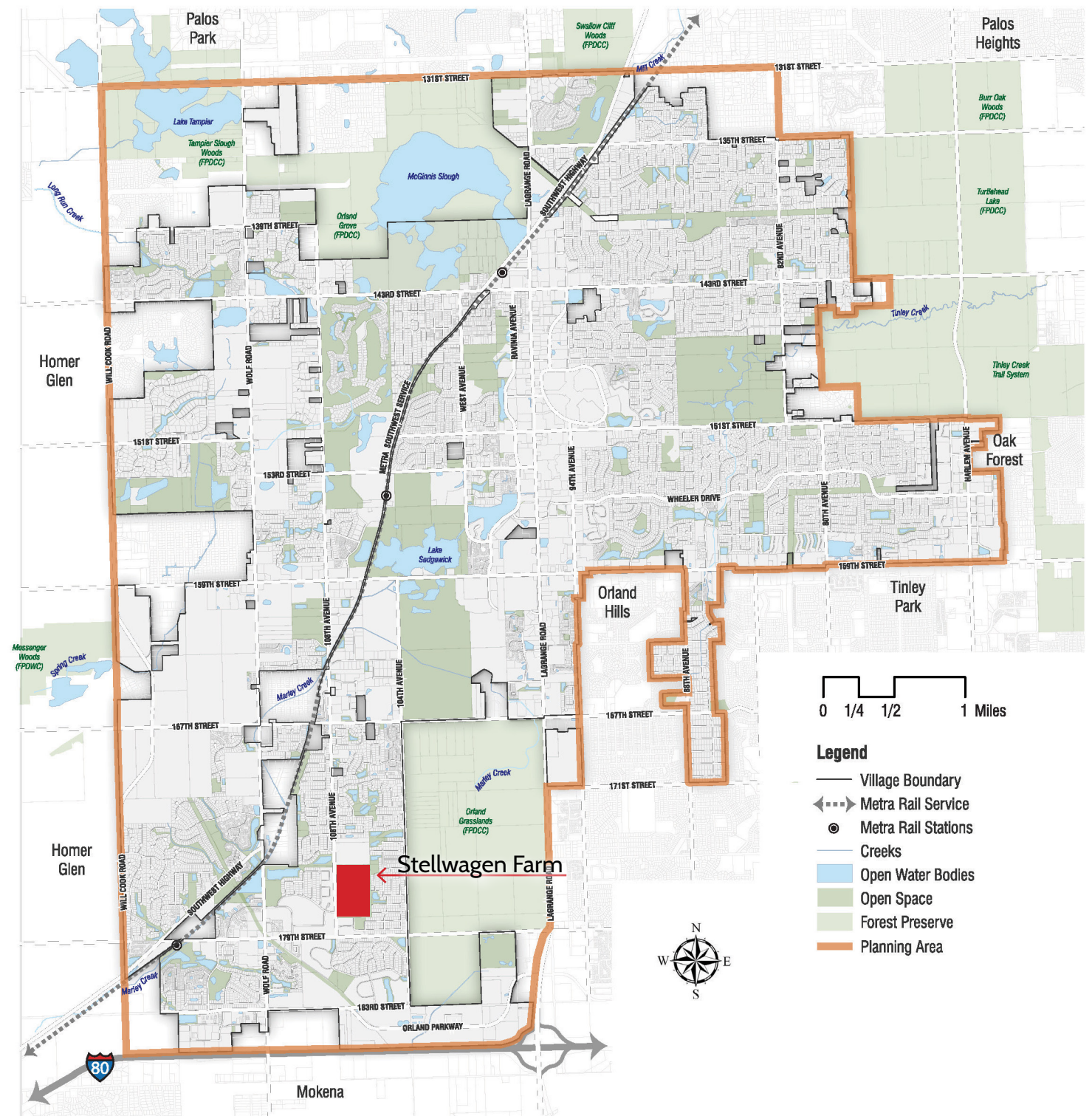
The Stellwagen Family Farm is in a quiet residential neighborhood setting yet within a few minutes of Orland Park's hundreds of stores and restaurants, theaters, trails, recreational areas and other attractions.

Community Setting

The Village of Orland Park is located just 30 miles southwest of downtown Chicago. With three Metra train stations that access the city, Orland Park provides big-city opportunity and the comforts and amenities of a suburban community. Its 57,767 residents and over 11 million square feet of commercial space are amidst 15,000 acres of lush forest preserves and over 740 acres of preserved open space and 60 parks. Orland Park is expected to reach 75,000 residents by 2030 and is consistently ranked as one of the Chicago region's premier communities.

Present day Orland Park finds its roots in its agricultural heritage. From the late 19th Century through to the mid-20th Century, Orland Park, and the area around it, was predominantly characterized by open farmland and an agricultural economy of exports. The original town (what is today the Old Orland Historic District) was centered on the Wabash, St. Louis and Pacific Railroad line and station, which facilitated the export of farm produce and livestock to Chicago, St. Louis and the greater Midwest. Part of this agricultural economy was the Stellwagen Farm, which was farmed by the Stellwagen family even before Orland Park existed in 1861.

ORLAND PARK BOUNDARY AND PLANNING AREA





Local Context

The Stellwagen Family Farm is located in the Grasslands Planning District in the south west quarter of Orland Park. Per the Comprehensive Plan, the Grasslands Neighborhood Center is approximately a ½ mile to the west on 179th Street and Wolf Road and the Grasslands Forest Preserve is approximately two blocks east of the farm. The farm itself is surrounded by single family residential subdivision development. The area is known for its quiet residential lifestyle and large passive open spaces.

The farm is largely characterized by its highly visible and iconic historic farmstead along 108th Avenue and its rolling agricultural topography. The farmstead is bounded on the north by a mature tree stand, in general, the perimeter of the farm is lined with younger saplings to demarcate the border with neighboring subdivisions.

Landmark Status

The Stellwagen Family Farm Farmstead was landmarked in 2008 as an Orland Park Landmark to preserve its architectural significance and historic integrity for the community. All future planning for the farm shall take this into consideration to preserve the historic character of the place.

Future Development

While the farm is envisioned to remain agricultural open space, it is anticipated that some new construction will be introduced to the farm to accommodate the mission of the Foundation. A new parking lot to accommodate site visitors will potentially locate to the north of the farmstead and a docent/ facilities/ touring center may eventually be constructed to help the public learn about the farmstead and the farm. In addition, some of the farmstead buildings themselves may be re-purposed to meet the needs of the farm as an agricultural and educational facility.

Research and Analysis

An archaeological survey was done in 2008 by Archaeological Resources, Inc. It did not produce any significant results.

The Stellwagen Family history has been researched with several family books including correspondence and photos. Present family members have contributed oral histories of every day family life and farming practices.

Research of similar sites was done by the Foundation, including the Peck Farm in Geneva, the Perry Farm in Bradley-Bourbonnais, the Kline Creek Farm in Wheaton, the Garfield Farm in Campton Hills, the Wagner Farm in Glenview, and the Volkening Heritage Farm in Schaumburg.

The Foundation and Village staff reviewed farm site and building conditions to provide a basis for future planning.

Feasibility of various programming options were analyzed in 2015 by the consultant Ratio in the Stellwagen Family Farm Foundation Market Analysis and Feasibility Study.

Facility Program Management

Based upon the research and analysis, a range of appropriate facility programs and special events were reviewed to determine their consistency with desired public benefits, site opportunities, and limitations. A vision was developed as identified earlier, and an educational theme structure was developed. The theme will focus on everyday life and farm activities between the Great Depression and the early post-war period, roughly 1930 to 1955. It will also focus on appropriate recreational activities and demonstrations.

"The theme will focus on everyday life and farm activities between the Great Depression and the early post-war period, roughly 1930 to 1955."

Alternative Site Master Plan Designs

The alternative site plans reflected different proportions of the site as native prairie restoration versus intensive farming. This was driven by State requirements related to the grant obtained to finance part of the acquisition. The Foundation's vision over the years has shifted more towards farming to enhance the agricultural learning experience, however the natural restoration is still considered a vital part of the vision. This change has been approved by the State.

Final Master Plan Concept and Implementation Plan

After consideration of all the information and alternatives, a Preferred Design Concept of the site was developed in the Market Analysis and Feasibility Study with RATIO (see Appendix). This reflects the chosen interpretive programs as well as physical infrastructure. Pictured are two renderings of the Preferred Design Concept Site Plan from 2015.



Above: 2008 Concept Plan



Above: 2015 Ratio Concept Plan



Above: 2015 Ratio Concept Plan

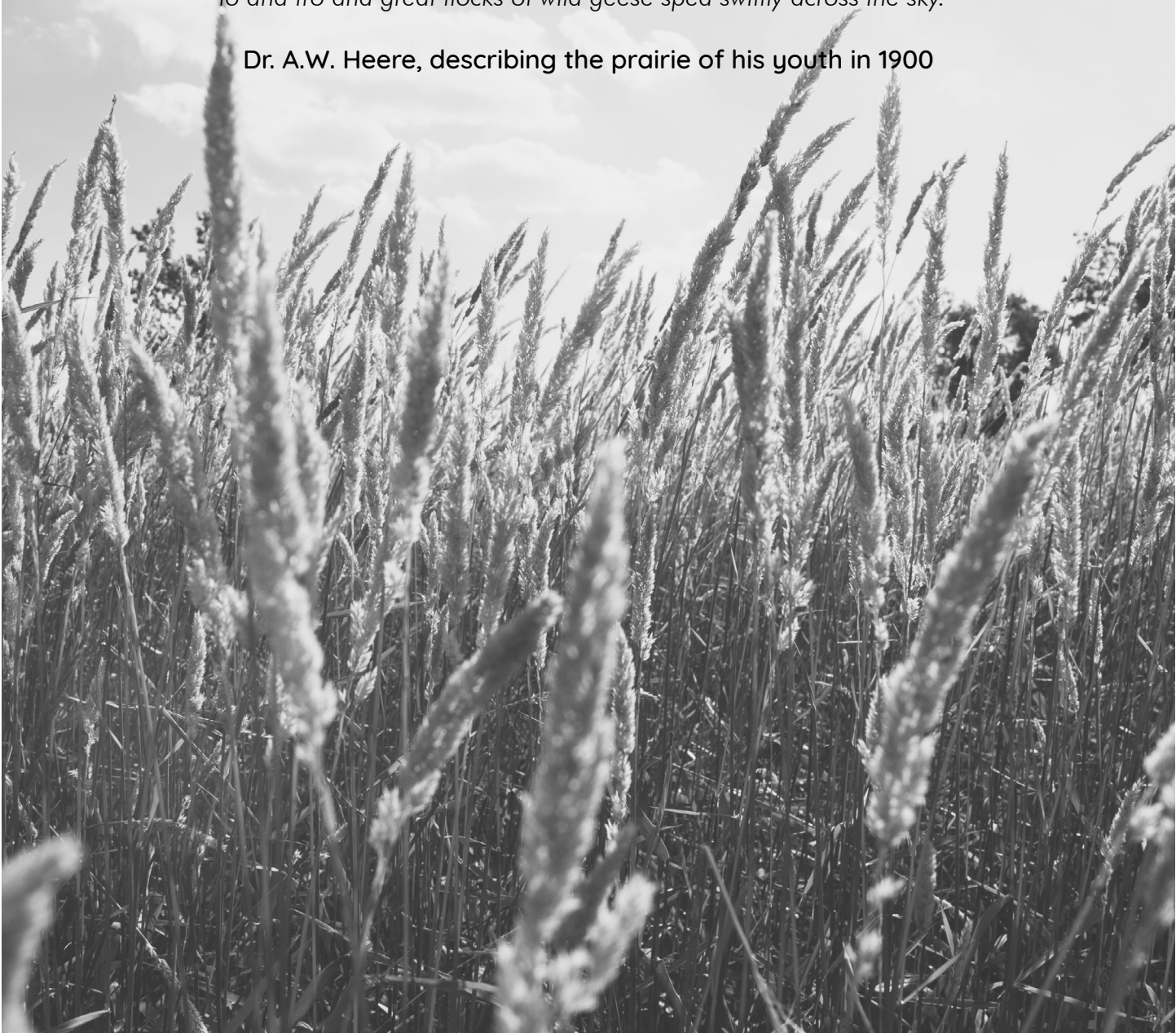
Natural History

The Stellwagen Family Farm is located within the Wheaton Morainal area and is characterized by a gently undulating till (sediment deposited by melting glaciers) plain. Pre-settlement vegetation in Orland Township was primarily a prairie landscape with wetlands and stands of oak/hickory groves.



“One of the most marvelous sights of my whole life, unsurpassed in my travels in nearly all parts of the world, was that of the prairie in the spring. Unfolding are my memories of that waving, rippling sea of lavender when the wild Sweet William two to three feet in height was in full flower. It stretched away in the distance farther than the eye could reach....As the sea of Phlox faded it was succeeded by another marvelous flower bed of nature’s planting, and this in turn by others until midsummer was reached. Then the great coarse perennials belonging to the Compositae dominated, and instead of a single mass of color there was a vast garden of purple cone-flowers, black-eyed Susans, rosinweeds, blazing stars, asters, goldenrods, and others....Every spring and fall the prairie was covered with water, so that the whole country side was a lake....All day long swarms of water birds filled the air, and far in the night their cries sounded overhead. At the first gleam of dawn vast flights of ducks dashed to and fro and great flocks of wild geese sped swiftly across the sky.”

Dr. A.W. Heere, describing the prairie of his youth in 1900



Native Americans and European Settlement

This area was occupied for hundreds of years by various Indian tribes prior to European exploration. The Treaty of Chicago in 1833 took the last of the lands and reservations of the Potawatomi Indians. The first European settlers in Orland Township appear to have arrived just after this in the mid-1830's with the first post office established in 1848 and the first school built in 1849-50. The English and German settler established farms on the rich prairie soil. In the 1880's the main town of Orland was situated along the Wabash, St. Louis and Pacific Railroad. Its businesses consisted of two general stores, two saloons, a post office, a furniture store, a blacksmith, and a wagon shop. A smaller settlement farther southwest along the railroad and near the present Stellwagen Farm was called Alpine and its businesses consisted of a post office and general store. Around this time, the use of drain tiles eliminated many of the wetlands, which followed the elimination of the prairies by the plow. By this time, agriculture dominated the landscape with some old oak hickory groves and wetlands remaining.

Train commuter service began in 1893 to Chicago but declined in the 1930's to one train in and one out per day. Today, this railroad is used by the Chicago area's commuter train service, Metra. Train service on what is now called the Southwest Service provides 18 inbound trains and 18 outbound trains on weekdays.

Orland Township remained largely agricultural until the 1960's when suburban development began. Significant suburban development reached the area immediately surrounding the Stellwagen Farm in the 1980's. Orland Park grew from 850 residents in 1950 to 25,738 in 1980 and to 56,767 in 2010.

Stellwagen Family History

In 1840, Philip Stellwagen left Heimersheim in west central Germany and arrived in New York. He traveled to a German settlement in Pennsylvania and worked as a shoemaker. In 1842 he returned to Germany and brought back his wife Anna and three sons Mathias, Jacob and William.

In 1844 after working two more years and saving their earnings, the family set out in an ox-drawn wagon for Wisconsin to buy farmland. The wagon broke down southwest of Chicago in Illinois and they decided to stay, buying 80 acres in Frankfort Township, a German settlement in Will County. The family built a log cabin along St. Francis Road east of LaGrange Road in an area then without schools and stores, but where wildlife including wolves still roamed.



Right: Stellwagen Brooder House, Corn Crib, & Chicken House. c. September 1951



Left: Chicken feeding at the Stellwagen Farm
(Back: Hay Ladder & Manure Spreader Shed)

Stellwagen Family History Cont'd

In 1859 Mathias married Margaretha and his father Philip bought 80 acres with a farmhouse in nearby Orland Township, Cook County, for them to farm. The exact date of the land purchase is unknown since the records were destroyed in the 1871 Great Chicago Fire. The couple had six children, their second oldest John would later take over the farm. Mathias made many improvements and additions to the original house over the years. This is the present day Stellwagen Family Farm house. At his death in 1888, his probate estate listed the following assets: 320 acres in four different parcels, 4 work horses, 2 three-year colts, 1 one-year colt, 12 cows, 5 two-year heifers and steers, 2 yearlings, 12 head sheep, 15 head hogs, 2 wagons, 1 buggy, 1 double buggy, 1 bob sleigh, 1 reaper and binder, 1 mower, 1 hay rake, 2 plows, 2 harrows, 4 cultivators, 1 feed cutter, 1 wood saw and 40 chickens.



Above: The Stellwagen Pig House

John married Mary Schiek and took over the 80-acre Orland Township parcel and purchased 80 more acres just to the east. They had two children, Ralph and Earl, who attended the one-room schoolhouse then located on the southeast corner of 179th Street & 108th Avenue.

Ralph farmed with his father John and married Mabel Cooper in 1916, when John and Mary moved to a Sears house built on the southwest corner of the farm. This house was demolished years later.

Ralph and Mabel had one son Harwood. He attended the Maue School through eighth grade then went to Joliet High School, commuting in a Model A. Harwood married Alma Handorf in 1940 and raised seven children. Around 1950, the farm no longer had horses or pigs.

The farm was a dairy farm until 1969 when the cows and equipment were auctioned off. Crop production did continue. Around 1980, the farm no longer had chickens. The Stellwagens sold off 100 acres to developers in the 1980's and 1990's. Harwood and Alma continued to live on the remaining 60 acres. In 2002 the remaining 60 acres were sold to the Village of Orland Park through the Open Lands Program for preservation. Alma and Harwood died in 2002 and 2011 respectively, and their children have worked on restoring the farm buildings since. Two of the children, Betty and Jim, are founding members of the Stellwagen Family Farm Foundation.

“I should understand the land, not as a commodity, an inert fact to be taken for granted, but as an ultimate value, enduring and alive, useful and beautiful and mysterious and formidable and comforting, beneficent and terribly demanding, worthy of the best of man's attention and care... [My father] insisted that I learn to do the hand labor that the land required, knowing--and saying again and again--that the ability to do such work is the source of a confidence and an independence of character that can come no other way, not by money, not by education.”

Wendell Barry
The Hidden Wound

Sidebar: *Crop Farming on a Dairy Farm Explained*

Dairy farms meant that much of the crop that was grown in the fields was used for animal feed, typically in preparation for the next year. Oats, hay and corn were used for the feed with the corn often used for silage (storage in the silo). Farmers would share equipment like threshers and would make harvesting such crops into community affairs. More often than not, ear corn would be harvested when the corn was dry. Using hook and hand methods, they would remove the ear corn from stalks and put them into the corn cribs. Some of it would be used for feed for chickens and pigs. The silage was mostly for the cows.

As a dairy farm, Stellwagen grew crops to maintain its feed capacity. The excess corn at the end of summer would be shelled with a sheller machine. The resulting grain would then be taken to the grain elevator where it could be processed as corn oil or whatever by-product could come of it.

Everyday Living in the Period of 1930 to 1955

A typical day in the life of this dairy farm was to rise early in the morning to milk 35-40 cows. After milking, the milk was hauled to the milk station on the platform of the Mokena train station by 9 a.m. If the milk was not delivered on time, it would not go to market and as a result the undelivered milk would spoil and be given to the pigs.

After the milk delivery, breakfast would be served and various seasonal tasks would begin the farm day. The longer meal of the day, dinner, was around noon. Following dinner, more seasonal work was done until supper at 5 p.m.

After supper, the cows were milked again and the milk was stored in the milk house in cans which sat in a tank of cool water that was pumped from the well.

In spare time and in the evenings, the farmers tended to their book keeping, researched the latest trends, strategies and best practices, worked on projects around the house and learned trade skills. As a result, they were highly educated individuals.

Sunday schedules had only milking as a task and possibly raking hay (if it had been a rainy week). Socially, the farm was oriented toward Marley for church activities such as potlucks and Freeman Fellowship. Marley and Alpine were the central locations for the farming community mid century. Shipping mail went to Alpine. Other social activities included 4H Clubs (heart, hand, head and health) for youth. Orland Boys 4-H Club was the organization for boys in the area. Alma started the Alpine Girls 4-H Club for the girls.

Background & The Annual Work Activity

A farm like the Stellwagen Farm operated under an annual schedule dictated by the four seasons: winter, spring, summer and fall. What follows on the next few pages is a general description of the typical annual work activity for the farm per season. Some things, however, had to be done throughout the year or over multiple years. Crop rotations, weeding and milking were constants.

Historically, the farm was divided by paths depending on the crop rotations. Most hay that was harvested was on the previous year's oat fields, and this occurred two to three times a summer. Some fields were used for pasture and fences to contain the animals were built and taken down as the rotation dictated. The crop rotation was a multi-year process that hinged on the hay fields.

Weeding fields was an annual process as well. Prior to planting fields in the spring, workers went over the ground with a disk harrow to break up the soil and kill germinating seeds of weeds. After the corn was planted and had grown several inches, they would cultivate between the rows to uproot the newly germinating weeds. The flipping process would expose roots to the sun and kill the weeds. At times, manual labor using a hoe was required. These practices reduced the need for herbicides.

In addition, tending to the Holstein dairy cows was a year round activity. The farm typically had 35-40 cows and one bull. When calves were born, they were allowed to nurse from the mother. Tending to the calves required teaching them to drink milk from buckets. When the calves were old enough, cows were put in the heifer barn until they were ready to produce. Females were kept for milking. Males were either sold for slaughter or to another farm.

The milking process included two machines for the 35-40 cows. It took two to three hours to milk the cows each morning and evening.

Winter: January through March

The winter months meant that much of the work was indoors. Cows and other animals were kept in barns and other buildings. As such, tending to animal needs (chickens, pigs and cows) was most of the work and included feeding and cleaning the manure. Manure was taken from the farm buildings and spread across the fields using the horse-drawn manure spreader when there was no snow on the ground. The snow plowing of paths and roads was also a chore to do when there was snow on the ground.

In addition to these activities, much of the farm’s administrative work was also done during the winter. Planning for next season’s planting and field work, occurred at this time. The accounting for the farm’s financial well-being was also an important winter task.

Spring: April through June

The arrival of spring meant that the early-summer crops were planted, such as oats with hay using a drill, a horse-drawn machine that made narrow rows in the fields. Later, tractors were used to do the job. In late April, the vegetable gardens were planted. In May, when the ground was sufficiently dry, and to avoid a crop killing late frost, corn would be planted. In between the field work, animal houses like the chicken coops would receive their spring cleaning in preparation for the arrival of ordered chicks from the hatchery. A common task for the children was to give the chicks something to drink and then put them in the brooder. Raising chickens was useful for food and extra income. At six weeks old, the roosters were separated from the chickens and the slaughter and cleaning of the food would begin. Chicken meat was sent to Frankfort at the local refrigerator building.

Around this time, animals were pastured on dry ground with green grass to eat. This meant less manure cleaning as it was naturally spread.

By June’s end, with long summer days, hay harvesting was in full effect. Freshly cut hay was dried throughout the midday summer heat to dry it for storage. It was raked into a "wind row" to dry, then stacked on a wagon and unloaded to the hay lofts.

Summer: July through August

In late June and early July, oats planted in April were ready for harvest. It was often weather contingent. Straw (the stem of the oat plant), was used for animal bedding. Hay is planted with the oats and as the oats are harvested, the hay is grown (alfalfa, timothy, clover etc.). Often these were mixed seeds planted with the oats, because the oats grow faster and cover the hay. In summer, hay was harvested at least two more times.

Harvesting and threshing oats was a community affair as other farmers would come help. Harvested oats were stored in the granary while other crops were stored in cribs, silos and lofts depending on the type.

In late July and early August, corn that was drying all winter and spring was shelled from the previous fall’s cribs. This was done to empty the bins for the next harvest. Corn cobs were used for coal starters and fuel. Kernels were hauled to the grain elevator to make corn by-products.



Fall: September to December

In September, green corn was harvested. The whole plant was cut and stored in silo. It took 3-4 farmers to get the corn from the field and then loaded into the silo. The corn was chopped by the chopper and shot up into the silo.

Not all corn was harvested at the same time. Corn that was chopped in September was prepared for silage. Corn harvested in October and November was made ready for the cribs. This was the ear corn that was harvested dry. Hook and hand methods removed the ears from the stalks and put into the corn cribs where it was accessible for winter use as needed.



Chapter Three

Planted & Built Environment Analysis

“We have neglected the truth that a good farmer is a craftsman of the highest order, a kind of artist.”

Wendell Berry,
The Gift of Good Land: Further Essays Cultural and Agricultural

Introduction

This section will focus on identifying and describing the nature, character and condition of site features on the Stellwagen Farm.

Historic Landscape Features

The Stellwagen Farm has had a number of landscape features at the farmstead that have provided various services over the period of significance. For example, a windscreen that is a line of trees was planted in the 1970s along the north boundary of the farmstead proper.

Additionally, the farmstead had an orchard located near the center of the site for apples and other fruits. Nut trees were planted in the 1980s. A vegetable garden currently is located along the southwestern area of the farmstead along 108th Avenue. This has been at different spots throughout the years.

Along with the functional landscape, ornamental landscaping was planted around the farmhouse that included lawns for children to play on and various shrubs and trees. Perimeter vegetation of the farm served to both beautify and demarcate lot lines, access ways, and roads.



Lost Buildings and Structures Assessment

Buildings and structures were concentrated on the western side of the farm along 108th Avenue. Although most remain, several were demolished. The demolished buildings are discussed below. It should be noted that electricity was brought to the farm in 1927, changing the way things were done and the way things were built.

Demolished Buildings and Structures. Those torn down include a wooden silo east of the barn, a manure spreader shed, a building to house gas barrels, weigh scales, an outhouse, a lean-to for machinery storage, and a doghouse.

Old Wooden Silo. The old wooden silo stood behind the barn outside the east barn door. It was constructed using 2x6 tongue and groove lumber and it was likely attached to the barn with a covered passageway. The silo was torn down in the 1920's and the wood was reused to build a tool shed. A concrete foundation remains to this day to mark the old silo location.

Manure Spreader Shed. This structure stood east of the corn crib and its purpose was to protect the spreader from the weather. It was only big enough to accommodate the manure spreader which was backed in.

Small Gas House. This structure stood just south of the garage and was used to store barrels of gas. One was kerosene for the heater used in winter to keep the cow tank water from freezing.



Existing Buildings and Structures

These include the cow barn and silo, house, milk house, brooder house, framed corn crib, buggy shed/chicken house, wire corn cribs, pig house, cow shed, coal house, tool shed, old milk house and windmill.

Cow Barn and Silo. The barn is a frame structure on a stone foundation. Currently, the structure forms a T-shape, with the top of the T facing west. The eastern wing was added on later. The barn is of simple design with a gabled roof of medium pitch. The south wing was devoted to dairy production while the north and east wings were segmented to house horses and other equipment with a shop at the far north end of the barn. The dairy cows were lost to tuberculosis in the 1920's and cement troughs were then put in along with new stanchions in the south wing. Originally the south wing had only three windows---two on the west wall and one on the east wall. The Health Department required several more windows which were cut in. The top level of the barn is a full length hay loft. In the 1970's, Iowa limestone was laid on top of the poured concrete foundation in order to level the barn as portions of the structure had settled. After Harwood Stellwagen retired from the dairy business, the old wooden stanchions in the east wing were removed to allow for more storage of baled hay which was a cash crop. A block silo with glazed tile was erected in the 1920's and it was attached to the barn's south end . It had a wooden roof which was replaced by a metal roof in 1960.

House. The house, built in the mid 1850's, is an extensively modified example of an I-House Family of National Folk Style architecture. The original portion of the house exhibits the typical two rooms wide and one room deep plan of the I-House Family. The original portion was constructed on a limestone foundation and has been updated with vinyl siding, modern asphalt shingles and a mixture of modern windows and single-hung windows. The house has several additions on post-1930 poured concrete foundations. The basement had a cold storage area for vegetables and a propane gas fired boiler was added in the basement in the 1950's to replace the old coal heating system. The basement floor consists of cut stone and the walls are a mix of brick, glacial cobbles and limestone that has been plastered over. The floor joists have been manufactured from machine cut lumber and machine cut wire nails are evident. The first floor includes utility room, kitchen and pantry, dining and living area, a den/office, a bedroom and a bathroom. The second floor has two bedrooms and a playroom.

Buggy Shed/Chicken House. This was originally a shed used to house a horse-drawn buggy. The door opening was adapted a number of times to house an automobile. A chicken house was built on the south and east sides of the buggy shed making the building dual purpose. The original board siding of the buggy shed is still visible inside the chicken house.





Above: Stellwagen Farm Brooder House

Brooder House. This is a framed structure built on wooden skids circa 1941. It was built by Harwood Stellwagen so they could raise chickens for supplemental income. They would purchase chickens from the hatchery and keep them under the electric brooder until they grew and had feathers. The electric brooder is still there.

Framed Corn Crib. This was built on long slabs of poured concrete and features machine cut lumber. It was used to store oats and soy beans on the upper level and corn on the cob in the slat cribs on both sides.

Pig House. Harwood Stellwagen built the pig house after they were married in 1940 and raised pigs for several years as an additional form of income.

Wired Grain Bins. Added later, in the late 1970's and early 1980's.

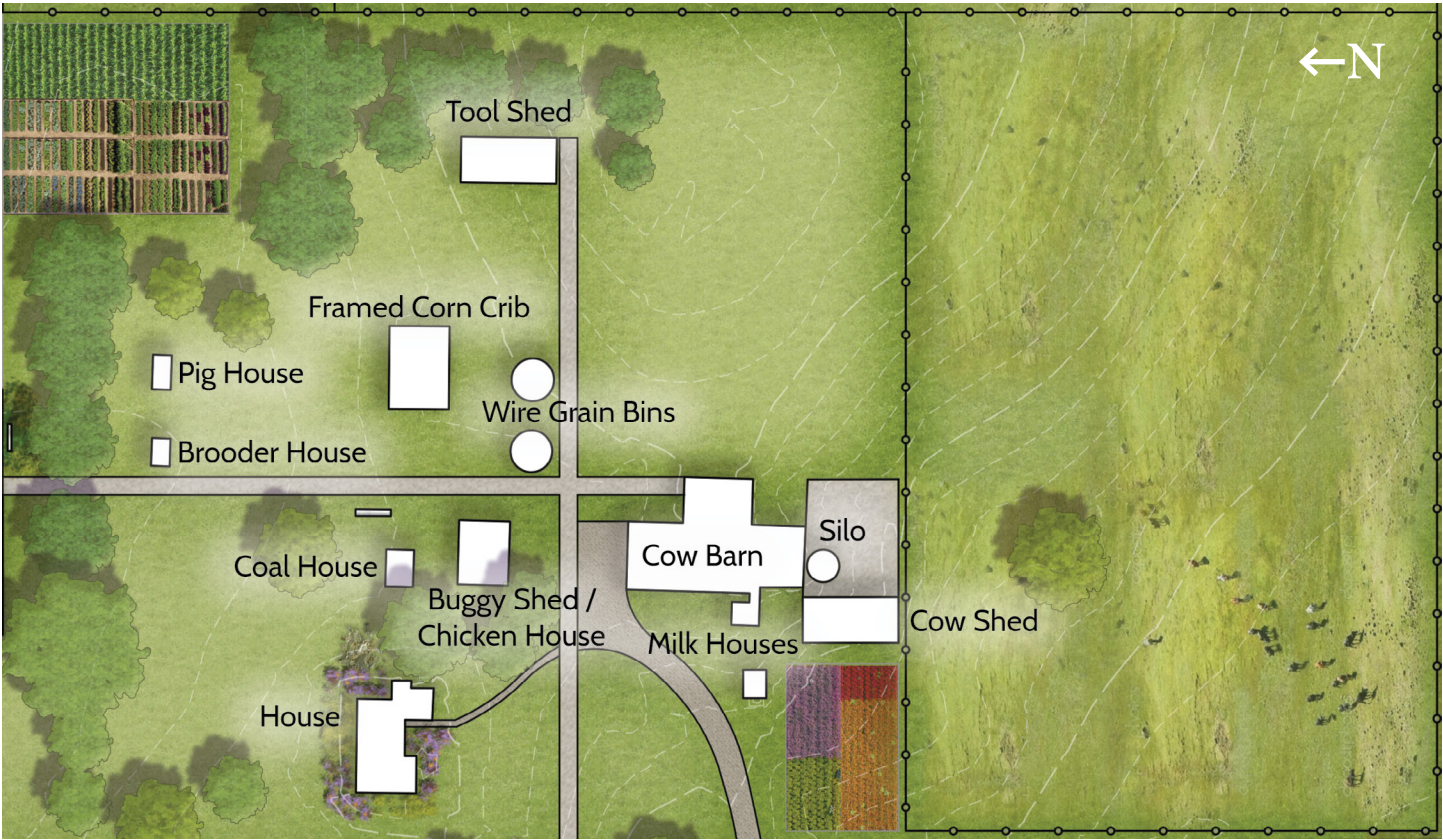
Cow Shed. This is located southwest of the barn and was built circa 1916. It provided protection from weather for the cows and is open on the east side.

Milk House. The original milk house was located just west of the cow barn so it was a short trip to carry the milk buckets. In the 1920's a round wooden tank was used for cooling the milk in milk cans by running water pumped by a windmill from an adjacent hand dug well. The overflow of cooling water was used to water the dairy cows and horses. A replacement milk house was constructed in the 1930's on the same spot as the original one, which was simply moved over. A poured concrete tank was built to cool milk in milk cans. The tank interior was sheeted with material from the old tank by Harwood Stellwagen and his grandfather John. In the mid-1950's the milk was picked up daily by a tank truck so the milk had to be cooled in a refrigerated bulk tank. The new attached milk house was built on the west side of the barn and a doorway was cut into the barn.

Coal House. The original coal house was east of the house and had a roof of wide boards with battens on top. Two boards could be removed to shovel corn cobs in. There were no shingles on it. Harwood Stellwagen replaced the coal-house in the 1950's in the same spot. The new one had a cement floor, and a window on the east side which could be removed and an elevator could be used to put the corn cobs in after shelling.

Tool Shed. As mentioned above, the tool shed was built in the 1920's using tongue and groove lumber from the old silo.

Windmill. The current Aero-motor windmill was installed in 2007 and is an exact replica of the original. It is also in the original location where it was used to pump well water.



Chapter Four

Site Analysis



“Farming was the great engine that drove American life from 1620 until 1860, perhaps until 1940, when one of every four Americans still lived on a farm”

John Fraser Hart,
The American Farm

Zoning

The site is surrounded by single family detached residences on the north and east, and single family attached residences on the south and west across 108th Avenue. The farm is zoned as an Open Lands District, which allows agricultural uses such as crop fields, orchards, vineyards, grazing and community gardens among other similar open space type uses such as natural areas, passive parks, ponds and cemeteries. It does not allow any private development (with the exception of some utilities and cemeteries) or public facilities unrelated to the operation or protection of the parks, natural areas or ponds etc.

Archaeological Implications

A Phase One Archaeological Investigation of the site was done in 2008 by Archaeological Research Inc. and found no artifacts. A local artifact collector claims to have found a Clovis point (tip for a spear made of stone such as flint, shaped by hitting a rock with an object to flake off pieces, and used prior to 10,000 B.C.) on the site in 1991.

Vehicular Access

Access is from 108th Avenue, a two-lane paved road under Cook County jurisdiction. No turn lanes currently exist for access. Louetta Drive, a local two-lane Village street, intersects with 108th Avenue just south of the farm driveway. Four local two-lane Village streets are stubbed at the farm property lines as they were anticipated to continue into new development before the farm was acquired by the Village. These streets include Rachel line on the south, Louetta Drive on the east, Amber Lane on the east, and Diego Lane on the east.

Pedestrian Access

Pedestrian access is available along both sides of 108th Avenue. Several sidewalks along adjacent streets stub at the farm lot lines. A bike path is planned around the perimeter of the farm was completed in 2017 and connects the existing sidewalks that end at the farm lot lines. This provides linkage to the Village's bike path and sidewalk system, providing access from almost anywhere in the Village.

Site Acoustics and Views

The surrounding area is relatively quiet and therefore noise does not have to be addressed. The visual impact of surrounding housing development has been addressed by the planting of native trees as a partial screen along the site perimeter.

Drainage

The rolling topography generally drains north into nearby Marley Creek, which flows southwest into Hickory Creek and eventually into the Des Plaines River. The farm has drainage tiles to facilitate storm water runoff and reduce on-site flooding. However the far southern end has some minor ponding.



Soils

Soils on the farm are Markham silt loam, Ozaukee silty clay loam, Beecher silt loam and Ashkum silty clay loam. The Markham series soils are situated on till plains formed in till and developed under prairie grass. The Morley series soils are situated on till plains formed in till and developed under mixed deciduous hardwood forest. The Beecher series soils are situated on till plains moraines formed in till and developed under prairie grass and hardwood trees. The Ashkum series soils are situated on till plains formed in till and developed under marsh grasses and sedges.





Chapter Five

Current Management Roles & Responsibilities

“Dairy farming requires deep commitment and is one of the most demanding lives a farmer can choose to live”

John Fraser Hart,
The American Farm

The Grounds of Stellwagen Farm

The grounds of the farm are currently maintained by the Village of Orland Park, Department of Parks and Grounds. The buildings are maintained by the Village of Orland Park, Department of Public Works's Building Maintenance Division. The responsibilities of these departments and divisions are mostly located within the farmstead, caring for the land (e.g. mowing) that is immediately accessible to the public and the buildings on site. The Department of Parks and Grounds also manages the perimeter multi-use/ bike path that circumnavigates the farm property and links to various neighborhood parks that border the farm.

The Village leases the farmland via the Stellwagen Family Farm Foundation to grow the crops seen in the fields. The Stellwagen Family still maintains a garden on the farmstead for authenticity and historical ties to the farmland.



The Buildings of Stellwagen Farm

Since the Village acquisition in 2002, the buildings were maintained and improved by the Stellwagen Family via the Life Estate Agreement with Harwood Stellwagen. In 2013, the status of the Life Estate ended and all the buildings of the farmstead came under the full control of the Village of Orland Park. The Village of Orland Park Department of Public Works, Building Maintenance Division is responsible for the continued maintenance with oversight provided by the Department of Development Services for historic preservation.

Collections and Volunteering at Stellwagen Farm

The Stellwagen Family, together with the Stellwagen Family Farm Foundation, assemble and curate the collections of artifacts, equipment and other appurtenances at the Stellwagen Farm. The collections are a combination of donated artifacts for public ownership and private artifacts on loan to the Village of Orland Park for public viewing. Managing an inventory of the publicly available collections is the responsibility of the Stellwagen Family Farm Foundation and the Village of Orland Park, Department of Parks and Recreation.

Site Security at Stellwagen Farm

The Village of Orland Park Police Department patrols the site as part of normal Beat 6 operations. There is an alarm system on the farm that is directly connected to the Village security network. The farmstead is equipped with minimal lighting as would be expected for a historically preserved farmstead.

Site Development & Programming at Stellwagen Farm

The Village of Orland Park, Department of Development Services is responsible for the planning and development of the farm in close cooperation with the Department of Public Works. The Development Services Department's main objective is to ensure historic authenticity of the farm while providing public access to the site and its existing and planned buildings. The Department of Recreation is responsible for programming at the Stellwagen Farm and customer service.

Public Relations and Fundraising for the Stellwagen Farm

Currently, the Village of Orland Park Public Information Office provides promotional content for the farm's activities on social media and in Village newsletters. The Department of Parks and Recreation provides programming content via the published seasonal recreation guides.

Fundraising for the farm includes income from leasing the farm to contract farmers and from proceeds raised at Farmer's Markets. The Village subsidizes the farm from the General Fund for major projects like the pending multi-use path and parking lot. The Orland Park Open Lands Corporation has also paid for the restoration of some buildings like the main barn.

Status of Agreement

The Stellwagen Family Farm Foundation is to provide oversight and an advisory role function for the implementation of the mission statement, the implementation of the Master Plan and the programming and preservation of the farm.

The Village Board of Trustees are the ultimate arbiters and decision makers pertaining to the operations of the Stellwagen Farm and its liabilities.



Chapter Six

Master Plan

Miller's
WINDMILL
SERVICE

"For most American farmers in the nineteenth century, farming was a way of life rather than a business. They were content to produce enough to feed and clothe their families, with some slight surplus they could sell to buy the goods they could not make or grow on the farm."

John Fraser Hart,
The American Farm

Mission Statement

The mission of the Stellwagen Family Farm is to preserve, restore and interpret the site, its structures, artifacts and history, providing a wonderful and unique asset for Orland Park.

Goals

- Create a true sense of daily life on the farm between 1930 and 1955.
- Provide educational and recreational opportunities.
- Ensure sustainable land management of prairie and cropland.
- Seek revenue generating opportunities.
- Foster partnerships within the cultural, agricultural and environmental communities.
- Create a volunteer base in the community.



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STELLWAGEN FAMILY FARM
CONCEPT SITE PLAN



Site Development Concept

The Stellwagen Farm is obligated by the Illinois Department of Natural Resources and the Stellwagen Farm Purchase Agreement to remain devoted to historical farming, open prairie and farm-related educational purposes. The Stellwagen Family Farm Foundation cannot sell, rent or otherwise use the farm's real estate for something other than such purposes. Use of the farm for organized sports and sporting events is not permitted.

Programming. The Market Analysis and Feasibility Study focuses on programs that have been discussed to meet the Foundation's goals and objectives. The Foundation determined that the Farm will not be heavily marketed to random travelers on Interstate 80 but will instead target schools and groups within this part of the Chicago metropolitan area as well as Orland Park residents. This avoids competition with the many similar facilities in the west and northwest suburbs. The first priority is education with a second priority on recreation. Fundraising activities are to play a supporting role. Favored programs include:

1. Historical educational tours and summer camps (May through October) with live demonstrations reflecting the realities of the period of significance, the farm activities and family history;
 - a) Farm equipment and buildings, growing crops for family needs, food storage, and distribution
 - b) Farm animals and buildings, dairy cows, pigs, chickens, horses, sheep
 - c) Household chores
 - d) Stellwagen Family history
 - e) Life in the larger farm community
2. Modern educational opportunities;
 - a) Demonstration home gardens and community gardens
 - b) Demonstration fruit and nut orchard
 - c) Demonstration native plant gardens and natural areas
3. Daily trail usage all year around subject to trail winter conditions;
4. Daily observation of nature including birdwatching year round;
5. Seasonal activities such as farmers market, picnics, hayrides, cider making, threshing, pumpkin patches, barn dance, animal petting, Christmas house decoration and sleigh rides, and calendar events such as Earth Day and Arbor Day;
6. Special events:
 - a) Farm to table meals
 - b) Concerts, movies and plays
 - c) Weddings
 - d) Painting, sculpture and visual arts
 - e) Seasonal farmstand

Operations & Maintenance Manual

Operations and Oversight. Site and building operations will serve the primary mission of the farm for educational and recreational activities. Operations will primarily be handled by the Village of Orland Park Departments of Public Works, Parks, and Recreation. The Stellwagen Family Farm Foundation will provide oversight to ensure operations meet the mission.

Pedestrian, Bicycle and Automobile Circulation and Parking. A left turn lane is recommended for the 108th Avenue entrance to the main parking lot. Wayfinding signs should be posted on 108th Avenue and along 159th Street and 179th Street. The original driveway to the house will remain in its current gravel condition for the purposes of maintenance, deliveries, and to maintain historic appearances.

The internal paved walks at the farmstead shall meet Illinois Accessibility Code requirements and be made of concrete and fifteen feet wide to accommodate pedestrian groups and vehicles when necessary. Interior trails to the high point may be gravel. The perimeter path shall be asphalt and ten feet wide.

Site Security. All buildings shall be armed with alarms to provide security and safety from site visitors. As part of the security network, lighting and camera surveillance shall be installed in an architecturally sensitive manner, respecting the historical appearance and integrity of the buildings. All buildings shall remain locked unless there is a planned event.

Public Access. Trails and natural areas will be open to the public during normal park hours whereas all buildings and demonstration facilities will have limited hours.

Functional Zones for Activities. The Stellwagen Farm shall be divided into the following zones for programming and activities:

1. Homestead and farm buildings (the farmstead)
2. Livestock pasture
3. Perimeter arboretum and bike path
4. Main parking and adjacent open field event space
5. Prairie and viewing area
6. Crop fields 1, 2, 3 and 4

Maintenance and Administrative Activities. Maintenance of the farm buildings and other physical infrastructure shall be the responsibility of the Village of Orland Park Department of Public Works, Building Maintenance Division. The maintenance of trails and grounds shall be the responsibility of the Department of Parks and Grounds. The maintenance and administration of the programming and operations for the farm shall be the responsibility of the Department of Parks and Recreation. The maintenance of the farm's historical integrity shall be the responsibility of the Development Services Department. All departments shall clear any proposed projects with the Development Services Department prior to commencement of any site or building work for proper approvals and building permits. The Stellwagen Family Farm is an Orland Park Landmark per Section 5-110 of the Land Development Code. As such, changes to the farm must be reviewed for their historical appropriateness and obtain a Certificate of Appropriateness. The Stellwagen Farm shall be maintained according to the National Park Service's Standards for Preservation, Restoration and Rehabilitation, which are outlined in Section 5-110.



A photograph of a red wooden barn with several windows and a door. The barn is made of vertical wooden planks. There are four windows visible, each with a white frame and a small wooden awning above it. The windows are arranged in a row, getting smaller as they recede into the distance. To the right of the windows is a dark wooden door with metal hinges. A weathered wooden post is in the foreground on the left.

Chapter Seven

Market Analysis & Feasibility Study

“A good farm is recognized as good partly by its beauty ”

Wendell Berry,

Stellwagen Family Farm Master Plan Components

The following information was prepared by Ratio Architects, Inc. in their Market Analysis and Feasibility Study for the Stellwagen Family Farm Foundation (October 2015). The information has been summarized and amended accordingly in this work.

During the initial Advisory Committee meeting on the Market Analysis and Feasibility Study with Ratio Architects Inc, the Stellwagen Family Farm Foundation, and Village staff, the group identified several opportunities for educational, recreational and tourism programs consistent with the Foundation's mission and vision for the Farm. These are summarized below and some of these are discussed in greater detail in the ensuing pages.

Recreational Programming Overview

- Movies at the farm
- Community garden
- Picnic area with benches
- Farmer's market with local products such as: pies, bread, flowers, candles, soap
- Monthly vendors such as: woodworking, smithing, cider making, threshing demonstration
- Summer concerts - big band or bluegrass
- Historic tractor show
- Seasonal activities – hayrides, pumpkin patch, barn dance

Fundraising opportunities

- Wedding rentals
- Picture taking
- Summer camp – in conjunction with schools or park district
- Business sponsorships
- Farm to Table dinner – fund raiser
- Hop growing for local brewery (Hailstorm, 350)

Educational Opportunities

- Rental livestock for petting and farm education
- Tours
- Interpretive/educational signage (for self-guided tours)

Partnerships

- Local colleges and universities (Saint Xavier University, Robert Morris University, Lewis University, Moraine Valley Community College, Governors State University)
- Local School Districts
- Cook County farm bureau
- John Deere
- Countrywide Insurance
- Chicago Farmer's Coop
- Southland Convention and Visitor's Bureau

Landscape and Open Space

The farm is set amongst numerous residential subdivisions that open directly onto the farm via three (3) parks and four (4) streets. Tucked among these neighborhoods, the farm has important implications to neighborhood life as residents will interact with the farm's educational and recreational assets on an almost daily basis. As such, the farm will play both an active and passive role for the local context, supporting local property values as a scenic backdrop and improving the quality of life as an amenity place.

Prairie Restoration. A full twenty (20) acres of the northern and eastern portions of the farm will be restored to prairie grassland and woodland, including on the knoll on the east side of the farm. Woodland restoration plantings should be considered on areas with Morley soil, which is indicative of the vegetation that existed prior to settlement and farming.

Cropland. In keeping with the heritage of the farm, four (4) crop fields will be maintained that will be framed by the restored grasslands to the north and east and the homestead and event spaces on the south. The smallest of the crop fields, which according to the Concept Site Plan is north of the future parking area along 108th Avenue, will double up as an overflow parking field for large events. Planting this crop field will require special attention for any events in the calendar year that will require its use for parking. The main crops anticipated in the croplands will be oats, hay (alfalfa, timothy, clover etc.) and corn, which are the main crops of the historical dairy farm operations.

Orchards. Historically, the homestead contained numerous orchards that supplied the family with fruit for food, both for meals and for animal husbandry. Orchards will primarily be located along the northern and eastern edges of the homestead.

Vegetable Gardens. The farm's homestead also had a few areas where vegetable gardens were maintained. Today, the garden area is located to the west of the milk house and windmill off the historic farm entrance off 108th Avenue. Gardens were also on other parts of the homestead at different periods in the farm's history. Another location for vegetable gardens will be at the northeastern corner, bounded by the event space areas and the livestock pasture.

Animal Pens and Livestock Pasture. According to the Market Feasibility study by Ratio Architects, Inc., it is possible for the farm to lease livestock during the spring, summer and fall seasons. Depending on the season, the Foundation may wish to highlight different types of livestock in demonstrations. As such, animal pens will be needed to support any livestock at the farm. Animal pens will be refurbished in the main barn of the farm where cows and other dairy animals historically lived. The pens will be connected to the livestock

pasture lands that will be located immediately adjacent to the barn and that will surround the homestead on the south and east sides. The pasture lands will be separated by the multi-use path on the south, which will provide an arborous bufferyard between them and the residential townhome buildings further south.

In addition to the animal pens for the livestock, and depending on the availability of farm yard animals to lease, the various chicken coups and brooder houses located on the property will also be used to demonstrate and manage chicken rearing and egg production/hatching.

Open Turf Field/Event Space. Immediately adjacent to the east of the proposed parking field will be an open field/ event space that will provide pavilions and other amenities to engage people during fairs and festivals or other special events. This space will connect to a central plateau within the Farm that will lead visitors to overlooks and accessible interior trails, providing more room for larger events and access to the restored prairie grass and woodlands further east and north.



Facilities

The Village and the Stellwagen Family Farm Foundation have worked together to restore many of the outbuildings and features on the farmstead, including the barn and structures like the windmill. Restoration efforts continue to focus on these buildings and in particular the farmhouse. The farmhouse will be restored to reflect the era of the 1930s and 1940s. This effort will be completed in two phases with the first phase being structural restoration and the second phase interior restoration. The foundation of the farmhouse was restored to its historic profile in the fall of 2016.

New Buildings. In addition to the farmhouse restoration and the continued preservation of the outbuildings, other facilities will be added to the homestead portion of the farm. These include a picnic shelter, public restrooms and the Interpretive Center.

The picnic shelter and public restrooms are near term facilities that will be constructed prior to the Interpretive Center. These facilities will provide the necessary capacity needs to grow the number of events, size of events and diversity of events possible.

The new Interpretive Center will be the signature facility and entry point for visitors to the Farm. The conceptual design and planning for the Interpretive Center should begin immediately in 2018. Also in 2018, the Stellwagen Family Farm Foundation and the Village of Orland Park should organize and strategize on a fundraising campaign to build it. Fundraising should begin the following year in earnest to complete the new Interpretive Center's planning and engineering by 2022 with construction in 2023. Architectural designs should be completed by 2022. The new Interpretive Center will be open in 2024.

New Parking. As a community asset for Orland Park, it is important for the Farm to be physically connected to the surrounding neighborhoods and to integrate it into the overall recreational and educational amenities and infrastructure of the Village. To this end, the Village will complete a parking lot for the Farm that will allow the Farm to begin programming and holding larger events than the existing gravel drive way will allow. Engineering plans for the parking lot will be completed in 2017 and the lot is scheduled for construction in 2018.

Crop Fields. Crops will continue to be farmed via farm leasing to contract farmers.

Perimeter Multi-Use Path. A perimeter multi-use path with companion fencing was constructed in 2017 to enable pedestrian access to the various parts of the farm and to connect the farm to surrounding neighborhood sidewalk networks and parks.

Livestock Fence. A separate interior fence was planned alongside the perimeter multi-use path project and will be completed in the Fall of 2017. The interior fence is intended to frame the livestock pasture on the east and south sides of the homestead area.



Visitor Flow

Based on the conceptual site plan by Ratio Architects Inc., visitor flow is anticipated to mainly begin at the parking lot that will be constructed north of the homestead. At the south end of the parking lot will be the new Interpretive Center that will provide a welcome station to orient visitors and share information about the Farm. The new Interpretive Center will be near other farm venues such as a pavilion and restrooms, which together will act as the launch point for tours and special events. It will be the transition space between new development on the Farm and the historic homestead. The new Interpretive Center will provide maps, guides and ways to find and interpret farm artifacts, buildings, activities, animals etc. and it will also be a collection point for feedback from visitors and volunteers.

Programming

The programming activities at the Farm are generally of two types. The first is historic farm tours given to various groups. The second is unique events that are held at the Farm. The Stellwagen Family Farm Foundation has held historic tours of the Farm over the past several years by reservation only. It is anticipated that these tours will continue. Moving forward, it will be important that these tours are available more regularly and during the week when visitors, students, and residents know the tours will be available. Scheduling may start as one day per week and then increase in frequency as demand necessitates. School groups will be an important audience for the tours to address. Developing more formal historic farm tour programs that are integrated into the school and grade level curriculum will be important to grow the number of visitors who are willing and able to come and tour the Farm. Tour programming should consider different audiences and be tailored to civic, church, community and other groups that would be interested in attending. For the immediate future, the Foundation shall consider expanding school tours to establish a strong base of schools for annual historic farm tours.

In the future, the Farm will expand its special event offerings, which may include concerts at the Farm, movies, theatre productions and other seasonal events such as a Fall Festival for Families, seasonal farm stands, hayrides, pumpkin patch parties, Christmas on the Farm etc. Another featured and unique event for the Farm is to offer Farm to Table Dinners. These may be themed events to the 1930s and 1940s era around the Great Depression and World War II.

Finally, the Farmhouse venue could be rented out for special events such as corporate gatherings, weddings and small banquets or meetings. These events and their planning will require significant volunteer assistance and likely sponsorships from local businesses and individuals to support the tours and events.

Besides the special events, the Foundation can establish a farmers market similar to Boley Farm and potentially expand into a full Community Supported Agriculture (CSA) program with memberships. This will require planning to determine the scale of interest and feasibility for Orland Park residents.



Partnerships

Building a strong base of volunteers will be critical to operating the Stellwagen Family Farm in the long term. While the Village of Orland Park may be able to provide some strategic support for special events such as, programming, security and waste management services, the Foundation must expand its volunteer base and use of volunteers to successfully grow and execute its mission.

The Foundation shall consider expanding its volunteers while growing an active membership fee program as well. A membership program will provide various levels of member benefits to incentivize active participation for the long term. The members will provide some support for the ongoing operations, maintenance and activities of the Farm and be a volunteer base.

Other important partnerships for the Foundation to consider include Boys and Girls Scouts and, more specifically to agriculture, the Cook County 4-H Club under the guidance of the University of Illinois Extension. Also, the Future Farmers of America programs provide participation opportunities for assistance from talented young agricultural leaders. There are no current FFA programs in Cook or Will Counties, which makes the Farm an attractive place to develop a program in concert with a high school in the region.

Finally, the most important volunteer base for the Farm are the residents of Orland Park who will help with special events and may be inclined to assist with tour groups and other programming needs for the Farm. The Foundation and the Village must build strong partnerships with existing agricultural businesses and find potential non-specific agricultural sponsors such as local businesses and individuals who may very much want to support tours, special events and the preservation of the homestead at the Farm.

