



SR0772

LRB095 21762 KXB 51975 r

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SENATE RESOLUTION

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WHEREAS, The members of the Illinois Senate are saddened to learn of the death of Harold J. Carlson, the Dean of Shopping Centers; and

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WHEREAS, Harold J. Carlson worked at the highest level of commercial real estate, specializing in retail properties of all sizes and types; prior to his retirement in 1995, Mr. Carlson was one of best known and most respected individuals in the shopping center business; Mr. Carlson was a speaker and teacher at conventions and seminars for shopping center professionals around the world, earning him the title of "Dean of Shopping Centers"; and

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WHEREAS, Mr. Carlson retired at the end of 1995, at which time he was President of D/K Carlson Associates, Inc., the Retail Properties Group of Chicago-based Draper and Kramer Inc.; he was also President of CARLSON REPORT, Inc., based in Indianapolis, Indiana, a subscription newsletter targeting shopping center managers and owners in North America, published from 1981 through 2005; and

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WHEREAS, Since 1954 his experience had been exclusively in the field of commercial real estate with particular emphasis on retail shopping centers of all sizes, character, and make-up

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1 throughout the United States and elsewhere; his activities
2 included appraisal and valuation assignments, consulting and
3 counseling, also litigation support and expert witness
4 activity on behalf of property owners, property managers,
5 retail tenants, local governmental agencies, and financial
6 institutions in various courts throughout the United States;
7 and

8 WHEREAS, During his years in real estate, he had been
9 employed by Baird & Warner, Randhurst Corporation, and his own
10 firm, Harold J. Carlson & Associates Inc., which was later
11 acquired by Draper and Kramer Inc.; he had a number of
12 professional designations and held many offices with the
13 International Council of Shopping Centers, The Appraisal
14 Institute, The Counselors of Real Estate, The Institute of Real
15 Estate Management, and various Chambers of Commerce; and

16 WHEREAS, He wrote many articles for various publications
17 and was a frequent speaker at industry meetings and
18 conventions; he served in the Amphibious Branch of the United
19 States Navy during World War II as a Radioman in the Pacific
20 theater; and

21 WHEREAS, He was the loving husband of Patricia; brother of
22 Violet (Edwin) Sitars; the devoted father of Marsha Harrington
23 and Reverend Michael (Holly) Carlson; the devoted stepfather of

1 Cathy (Howard) Nycum, Greg (Kathie) Carpenter, Cynthia
2 (Gerhard) Torgussen, Carol Carpenter (John) Tacticus, and
3 Daniel (Michele) Carpenter; Mr. Carlson and his wife, Pat,
4 shared their love with 15 grandchildren and six
5 great-grandchildren (plus one on the way in July); therefore,
6 be it

7 RESOLVED, BY THE SENATE OF THE NINETY-FIFTH GENERAL
8 ASSEMBLY OF THE STATE OF ILLINOIS, that we mourn, along with
9 his family and friends, the passing of Harold J. Carlson; and
10 be it further

11 RESOLVED, That a suitable copy of this resolution be
12 presented to the family of Harold J. Carlson as a symbol of our
13 sympathy.