

**COMMUNITY DEVELOPMENT COMMISSION**  
**121 North LaSalle Street**  
**Chicago, Illinois**  
**Regular Meeting, 1:00 PM**

**April 20<sup>th</sup>, 2021**

**AGENDA**

**IMPORTANT NOTE:**

IN RESPONSE TO THE COVID-19 PUBLIC HEALTH EMERGENCY, THE CHAIRMAN OF THE COMMUNITY DEVELOPMENT COMMISSION ISSUED “EMERGENCY RULES GOVERNING THE CONDUCT OF REMOTE PUBLIC COMMISSION MEETINGS AND PROVISIONS FOR REMOTE PUBLIC PARTICIPATION,” WHICH CAN BE FOUND ON THE COMMISSION’S WEBSITE

[https://www.chicago.gov/city/en/depts/dcd/supp\\_info/community\\_developmentcommission.html](https://www.chicago.gov/city/en/depts/dcd/supp_info/community_developmentcommission.html)

THE CHAIRMAN HAS DETERMINED THAT, BECAUSE OF THE POTENTIAL SPREAD OF COVID-19, AN IN-PERSON MEETING IS NOT PRACTICAL OR PRUDENT AT THIS TIME. ACCORDINGLY, THIS MEETING WILL NOT BE HELD IN A PHYSICAL LOCATION. INSTEAD, ATTENDANCE AT THIS MEETING WILL BE BY REMOTE MEANS ONLY. INSTRUCTIONS FOR HOW TO ACCESS THIS MEETING, PROVIDE WRITTEN COMMENT AND PARTICIPATE IN PUBLIC TESTIMONY ARE PROVIDED BELOW.

The April 20<sup>th</sup> meeting will be a virtual meeting that can be viewed via live stream at 1:00 PM by selecting “Watch the Commission Meeting live” on the Commission’s website at: [https://www.chicago.gov/city/en/depts/dcd/supp\\_info/community\\_developmentcommission.html](https://www.chicago.gov/city/en/depts/dcd/supp_info/community_developmentcommission.html)

The commission will accept written comments on any and all agenda items up to twenty-four (24) hours prior to the commission meeting. Members of the public shall send all written comments to the following email address: [cdc@cityofchicago.org](mailto:cdc@cityofchicago.org). The subject line of the email shall specify the Commission agenda item and property address for the agenda item so that the written comment can be properly filed with the Commission. Due to technological limitations, written comment shall be accepted only in the following formats: (1) body of the email; (2) word document; and (3) PDF. Written comments submitted in alternate formats shall not be considered.

Due to limited technological capacity, only: (1) aldermen (or their designees); and up to fifteen (15) members of the public shall be allowed to speak at the meeting on each agenda item.

Members of the public wishing to speak must register in advance, beginning Thursday, April 15<sup>th</sup> at 9:00 AM and closing Monday, April 19<sup>th</sup> at 1:00 PM, or until all slots are filled. Advance registration during this period can be made by sending a completed public speaking request form to [cdc@cityofchicago.org](mailto:cdc@cityofchicago.org). Public speaking request forms are available for download at the Commission’s website. Note those that only completed public speaker request forms received prior to the Monday 1:00 PM deadline will be accepted. Each speaker will be allocated no more than three (3) minutes to speak.

**I. ROLL CALL**

**II. APPROVAL OF MINUTES OF THE MARCH 9<sup>TH</sup> MEETING**

**III. NEW BUSINESS**

**A. PROPOSED 71<sup>ST</sup> AND STONY ISLAND TIF DEVELOPMENT PROJECT AREA AMENDMENT NO. 2 (WARDS 5, 8)**

Accept for review the amended redevelopment plan for the proposed 71<sup>st</sup> and Stony Island Tax Increment Financing Redevelopment Project Area Amendment No. 2 and set dates for a public meeting of the Joint Review Board and a public hearing.

**Ryan Slattery**

**B. 35<sup>TH</sup>/STATE REDEVELOPMENT PROJECT AREA (WARD 3)**

Request authority for the Department of Planning and Development to negotiate a redevelopment agreement with Armour Institute, LLC for redevelopment of the developer property located at 3300 S. Federal St., located in the 35/State redevelopment project area, and to recommend to the City Council of the City of Chicago the designation of Armour Institute, LLC as Developer.

**Aaron Dorsey**

**C. AVALON/SOUTHSHORE TIF REDEVELOPMENT PROJECT AREA (WARD 7)**

Request authority to acquire the property located at 2908-2916 E. 79th Street; 7843 S. Escanaba; 7850 S. Escanaba, 2920-2926 E. 79th Street, 7901-7907 South Exchange, 7911-7933 South Exchange Avenue in the Avalon/South Shore TIF Redevelopment Area.

**Lisa Washington**

**D. AVALON/SOUTHSHORE TIF REDEVELOPMENT PROJECT AREA (WARD 7)**

Request authority to advertise and issue a Request for Proposals for the redevelopment of the property located at 2908-2916 E. 79th Street; 7843 S. Escanaba; 7850 S. Escanaba, 2920-2926 E. 79th Street, 7901-7933 South Exchange Avenue in the Avalon/South Shore TIF Redevelopment Area.

**Lisa Washington**

**E. CHICAGO/CENTRAL PARK TIF REDEVELOPMENT PROJECT AREA (WARD 27)**

Request authority to acquire the property located at 3625 W. Chicago Avenue in the Chicago/Central Park Tax Increment Financing Redevelopment Project Area.

**Ernest Bellamy**

**F. CHICAGO/CENTRAL PARK TIF REDEVELOPMENT PROJECT AREA (WARD 27)**

Request authority to advertise and issue a Request for Proposals for the purchase and redevelopment of the property located at 3601 W. Chicago Avenue and 3625 W. Chicago Avenue in the Chicago/Central Park Tax Increment Financing Redevelopment Project Area.

**Ernest Bellamy**

**G. ROSELAND/MICHIGAN AVENUE TIF REDEVELOPMENT PROJECT AREA**

Request authority to acquire the property located at 11201-11219 S. Michigan Ave. and 11331 S. Michigan Ave. in the Roseland/Michigan Avenue Tax Increment Financing Redevelopment Project Area.

**Michael Penicnak**

#### **H. ROSELAND/MICHIGAN AVE REDEVELOPMENT PROJECT AREA (WARD 9)**

Request authority to advertise and issue a Request For Proposals for the purchase and redevelopment of the property located at 11201-11219 S. Michigan Ave. and 11331-11343 S. Michigan Ave. in the Roseland/Michigan Avenue Tax Increment Financing Redevelopment Project Area.

**Michael Penicnak**

#### **IV. ADJOURNMENT**