



APPLICATION NUMBER 721

CITY OF CHICAGO
AN APPLICATION TO THE CHICAGO PLAN COMMISSION UNDER THE LAKE MICHIGAN AND CHICAGO LAKEFRONT PROTECTION ORDINANCE

(This Application Must Be Typewritten)

The Chicago Plan Commission has provided this Application in accordance with Section 194B-6.1(a) of the Lake Michigan and Chicago Lakefront Protection Ordinance. The Conditions under which the provisions of this Ordinance are applicable are stated in Section 194B-5.1 of the Ordinance. The process of Plan Commission review and public hearing on each proposal within the Lake Michigan and Chicago Lakefront Protection District will commence with the Applicant's submission, to the Chicago Plan Commission, of a completed Application and the required proof of notice. Strict compliance with Section 194B-6.1(c) is required.

The staff of the Department of Planning and Development is available to provide technical assistance to the Applicant, before preparation of the Application, during the process stages and to review the Application upon submission to the Chicago Plan Commission. Copies of the Ordinance, Application and examples of forms for both notification and proof of notice are available from the:

Department of Planning and Development
City Hall
121 North LaSalle Street
Room 905
Chicago, IL 60602
(312) 744-5777

This Application consists of five (5) parts:

- Part One – General Information
- Part Two – Character of the Proposal
- Part Three – Zoning Information
- Part Four – Potential Impact of the Proposal
- Part Five – Disclosure Forms

A copy of this Application will be available for public inspection in City Hall, Room 905, five (5) days prior to the date of which the public meeting before the Chicago Plan Commission on this Application is to be held.

SECTION BELOW FOR OFFICE USE ONLY

Date of Receipt in DPD: _____	ZBA Action Necessary: _____ Yes _____ No
Date of Receipt in Buildings: _____	Type and Status: _____
Date of Applicant Notice to Taxpayers of Record: _____	Disclosure Necessary: _____ Yes _____ No
Date Set for Public Hearing: _____	Simultaneous Planned Development Processing: _____ Yes _____ No
Date on which Plan Commission Published Newspaper notice: _____	Previous Application for this Address: _____ Yes _____ No
Date of Publication of Report of Commissioner of DPD: _____	Application Number _____
Date Forwarded	Zoning Map Amendment: _____ Yes _____ No
DIS: _____	Disposition:
DSS: _____	Approved: _____
CDOT: _____	Disapproved: _____
PKD: _____	Continued: _____
Other: _____	Date Applicant Notified of Decision: _____

SITE ADDRESS: 1601-1629 East Midway Plaisance, 5900-6201 South Cornell Drive, 5901-6201 South Stony Island and 1600-1631 East Midway Plaisance

GUIDELINES FOR COMPLETING PART ONE OF THE APPLICATION

Part One of this Application provides general information to the Chicago Plan Commission for use in preparing its public notices of the proposal set forth in the Application and in preparing its review of that proposal.

1. The date entered in (I.) should be the date on which the Application is filed.
2. The location of the site of the proposal should be given by street address; if there is no street address, the location must be described in relation to nearest existing streets, rights-of-way or other fixed points of reference.
3. The Applicant must state his own name, address and telephone number and the name, address and telephone number of the owner of the subject property (if different). The Applicant must be either the owner of the subject property or the owner's duly authorized agent or representative; if the Applicant is the owner's duly authorized agent or representative, the Applicant must submit proof to the Chicago Plan Commission at the time the Application is filed of such authorization.

Whenever the ownership of the subject property takes the form of something other than a singular living individual (partnership, corporation, trust, etc.) the Applicant shall so indicate. Furthermore, the Chicago Plan Commission may require disclosure of all parties having interest in the subject property.

4. The description of a proposal should include, at a minimum, types of land uses and space uses, floor area, number of dwelling units and structure height (in feet and stories). Any additional information describing the proposal should also be included.
5. Under the provisions of Section 194b-6.1(c) of the Lake Michigan and Chicago Lakefront Protection Ordinance, the Chicago Plan Commission will not accept an Application until the Applicant submits to the Chicago Plan Commission a list of names and last known addresses of the owners of all property on which notice must be served, the names and addresses of persons so served (if different), the method of service employed and a statement certifying that the Applicant has complied with all applicable noticing provisions in effect at the time of filing.
6. If there are any other approvals required from other public agencies before the Applicant can proceed with their proposal, those approvals must be listed; except that other City of Chicago licenses and permits may be omitted. If no other approvals are required, enter "NONE" under (VI. A.). Examples of items which should be listed include approvals from the:
 - United States Department of Housing and Urban Development Federal Housing Administration
 - United States Army Corps of Engineers
 - Federal Aviation Administration
 - State of Illinois Department of Natural Resources



Administration Office
 541 North Fairbanks Ct.
 Chicago, Illinois 60611
 (312) 742-7529
 (312) 747-2001 (TTY)
 www.chicagoparkdistrict.com

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January 10th, 2018

Mr. Martin Cabrera, Jr.
 Chairman, Chicago Plan Commission
 City Hall, Room 905
 121 North LaSalle Street
 Chicago, IL 60602


Applicant: The Barack Obama Foundation
 5235 S. Harper Court, Suite 1140, Chicago, Illinois 60615

Subject Property: 1601 - 1629 East Midway Plaisance; 5900 - 6201 South Cornell Drive; 5901 - 6201 South Stony Island Avenue; and 1600 - 1631 East Midway Plaisance

Re: Application For Rezoning To Planned Development And An Application To The Chicago Plan Commission Under The Lake Michigan And Chicago Lakefront Protection Ordinance

Dear Chairman Cabrera:

We are aware that The Barack Obama Foundation (the "Foundation") is planning to develop the Obama Presidential Center on the subject property described above and depicted on Exhibit A attached to this letter (the "Subject Property"). In order to proceed with the development, the Foundation must seek a rezoning of the Subject Property to a Planned Development and obtain approval under the Lake Michigan and Chicago Lakefront Protection Ordinance. The Subject Property is owned by the Chicago Park District. The undersigned does hereby authorize Neal & Leroy, LLC, on behalf of the Foundation, to file the necessary applications for Planned Development and Lake Michigan and Chicago Lakefront Protection Ordinance.

By: 
 Timothy King
 General Counsel
 Chicago Park District

cc: Patricia Scudiero, Zoning Administrator
 David Reifman, Commissioner
 Robbin Cohen, Executive Director, The Barack Obama Foundation



2014 National
 Gold Medal Winner
 for Excellence in Park and
 Recreation Management

PART ONE: GENERAL INFORMATION

I. Date of Application: January 10, 2018

II. Address or Location of the Site of the Proposal: 1601 - 1629 East Midway Plaisance; 5900 - 6201 South Cornell Drive; 5901 - 6201 South Stony Island Avenue; and 1600 - 1631 East Midway Plaisance

III. Information on the Applicant and/or Owner:

A. Applicant

Name: The Barack Obama Foundation

Phone: 773-420-1700

Address: 5535 S. Harper Court, Suite 1140, Chicago, IL 60615

B. Owner (if different)

Name: Chicago Park District

Phone: 312-742-4290

Address: 541 N. Fairbanks Court

C. If the Applicant is not the Owner, initial here x that proof has been attached to this Application that the Applicant is the duly authorized agent or representative of the Owner.

D. If the ownership of the subject property takes the form of something other than a singular living individual (partnership, corporation, trust, etc.), please indicate such: Chicago Park District is an Illinois municipal corporation

IV. Brief Description of the Proposal: See Part Two, Figure VI. Project Narrative.

V. Initial here: X verifying that the noticing provisions of Section 194B-6.1(c) have been completed as they apply to the Applicant and this Application.

VI. The Applicant must also obtain the following approvals, in addition to the approval of the Chicago Plan Commission (provide an addendum, if necessary):

A. Nature of the Approval: Approval of Planned Development

Agency: City Council

B. Nature of the Approval: Federal Environmental Assessment and Historic Review

Agency: led by Federal Highway Administration with the following cooperating agencies: National Park Service; Department of Interior/Fish & Wildlife; Army Corps; Advisory Council on Historic Preservation; Illinois Department of Transportation; State Historic Preservation Office; Chicago Park District; and City of Chicago

GUIDELINES FOR COMPLETING PART TWO OF THE APPLICATION

All graphic materials must be submitted in an 8.5" x 11" format and must be suitable for clear and sharp, black and white production. Each map or diagram should have a scale and a north arrow. Each sheet of graphic material must be labeled with the appropriate figure number. If there are multiple sheets comprising one figure (for example figure 4), those sheets should be labeled consecutively (Figure 4-1, Figure 4-2, Figure 4-3, etc); and, each sheet should contain the address of the site of the proposal.

For Figure 1, the Applicant should consider the "vicinity of the site" to be at least as extensive as the area for which he is required to give notice, plus any intervening streets or other public rights-of-way.

For Figures 3 and 4, the Applicant should consider that "recreation areas" and "recreation space and facilities" include game courts, swimming pools and pool areas, game rooms, exercise rooms, party rooms, community rooms, observation decks and sun decks.

The required narrative statement should describe the features of the proposed development, including size and mix of dwelling units, mix of uses on the site, etc. It should present a basic rationale for the development.

For Figure 6, the Applicant is urged to provide any materials at 8.5" x 11" which will facilitate the review of the Application.

PART TWO: CHARACTER OF THE PROPOSAL

This portion of the Application must be completed by attaching the following items, correctly sized and labeled, to the Application.

- I. Figure 1: Map of the Vicinity of the Site, showing (and labeling) Lake Michigan, lakefront parks, preferential streets, schools, parks, major institutions and significant developments. All streets on this map should be labeled and all building footprints within the vicinity of the subject site should be outlined and all structure heights should be identified.
- II. Figure 2: Map of the Existing Site, showing locations and dimensions of lot lines, contour intervals (5'), existing structures, walkways, driveways and any other special features.
- III. Figure 3: Proposed Site Plan showing locations and dimensions of proposed structures, driveways walkways, parking areas, open space and recreational areas.
- IV. Figure 4: Proposed Floor Plans, including the ground floor, a typical floor and any floors with recreational space or facilities.
- V. Figure 5: Elevation or Cross-Section, showing the height and number of stories for all proposed structures.
- VI. Narrative: Statement Describing the Proposed Development.

The Applicant is encouraged to provide additional graphic materials, visual aids, photographs, full-color renderings, data tables, etc; any such exhibits should be labeled "Figure 6".

PART THREE: ZONING INFORMATION

The Applicant must provide the following data regarding zoning considerations for the site subject to this proposal; all applicable calculations must be provided via an addendum.

- I. Is a Planned Development ordinance or an amendment to an existing Planned Development required or permitted in order to allow for the proposal on this subject site?

Required x Permitted _____ NA _____

If a Planned Development is required, or if it is permitted and the Applicant chooses to pursue the designation, the Applicant is not required to complete the remainder of Part Three of this Application.

- II. Is a Zoning Board of Appeals approval of a variation or special use required or contemplated in order to allow for the proposal on the subject site?

Yes _____ No _____

If Yes, please explain the nature of the matter that ZBA will need to consider: _____

- III. Square Feet of Net Site Area(s) and Existing Zoning District Classification(s); provide an addendum, if necessary:

Sub-Area I: Zoning District Classification _____	Net Site Area _____
Sub-Area II: Zoning District Classification _____	Net Site Area _____
Sub-Area III: Zoning District Classification _____	Net Site Area _____
Total Net Site Area _____	

- IV. Dwelling Units

Maximum Units Allowed without Efficiency Units _____
Maximum Units Allowed including Maximum Percentage of Efficiency Units _____

Proposed Number of Dwelling Units _____

Proposed Number of Efficiency Units _____

Proposed Number of Total Units _____

Does the Applicant intend to increase allowable floor area by reducing the number of units constructed below the maximum allowed?

Yes _____ No _____

If Yes, please specify the number of units, below the maximum allowed, that the project will be reduced by _____ and the corresponding Floor Area Ratio percentage increase _____ that will be requested.

V. Bulk

Base Floor Area Ratio, without Bonuses _____

Proposed Floor Area Ratio, including all Bonuses _____

List all Bonuses being requested: _____

Proposed Floor Area _____ sq. ft.

Percentage of floor area devoted to interior recreation space, meeting rooms, etc _____

VI. Off-street Parking and Loading

	<u>Minimum Required</u>	<u>Number Proposed</u>
Parking Spaces	_____	_____
Loading Docks	_____	_____

VII. Setbacks

	<u>Minimum Required</u>	<u>Number Proposed</u>
Front Yard	_____	_____
Side Yard	_____	_____
Rear Yard	_____	_____

PART FOUR: POTENTIAL IMPACT OF THE PROPOSAL

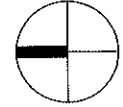
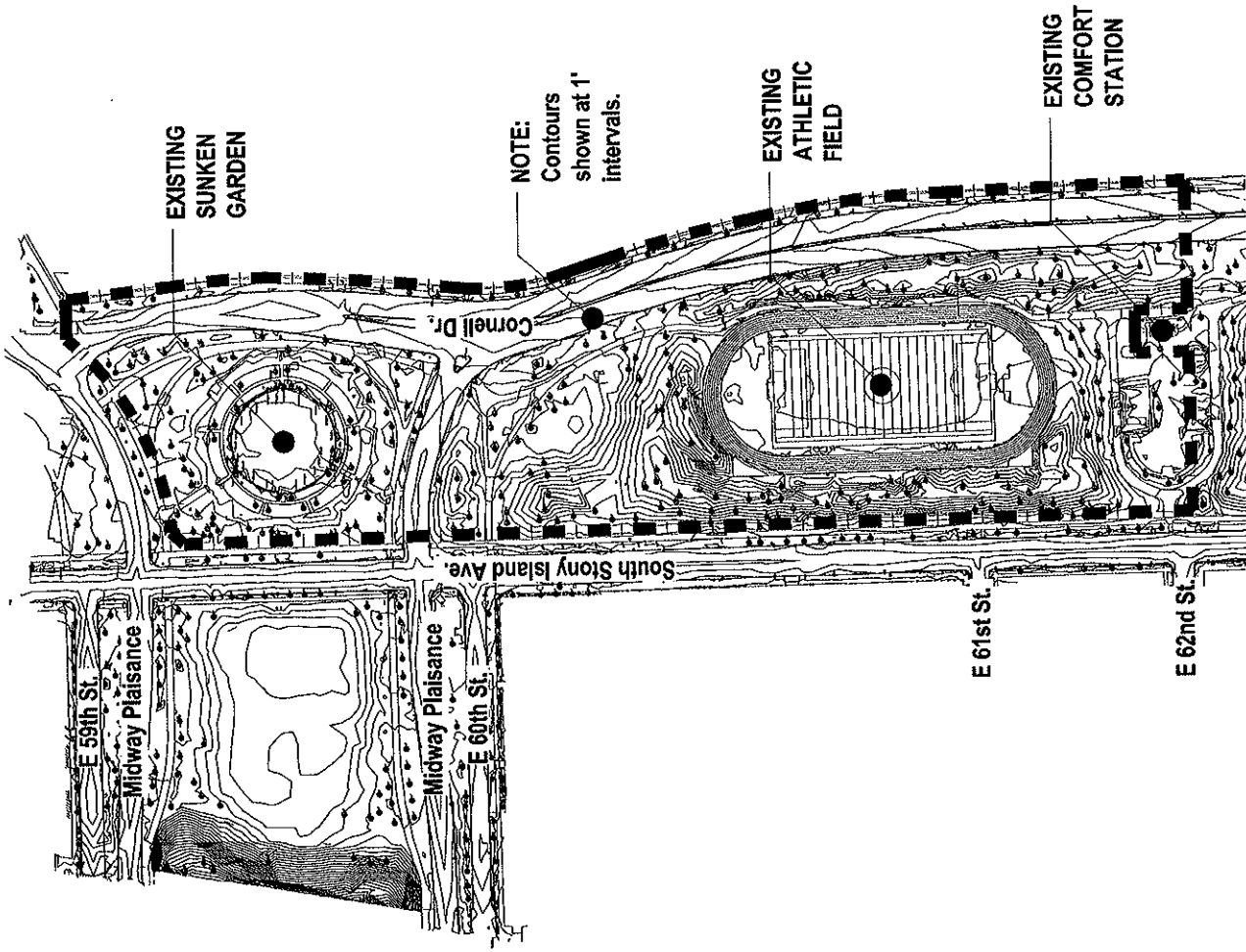
The Chicago Plan Commission requires that the Applicant address the following Fourteen (14) Basic Policies of the Lakefront Plan of Chicago and the Thirteen (13) Purposes of the Lake Michigan and Chicago Lakefront Protection Ordinance in a written statement to the Commission attached to this Application and labeled as Part Four. The statement should indicate which Policies or Purposes are or are not applicable to the Applicant's proposal; and, for those Policies and Purposes which are applicable, the statements should discuss the potential impact of the proposal.

I. Fourteen Basic Policies of the Lakefront Plan of Chicago

1. Complete the publicly owned and locally controlled park system along the entire Chicago lakefront.
2. Maintain and enhance the predominantly landscaped, spacious and continuous character of the lake shore parks.
3. Continue to improve the water quality and ecological balance of Lake Michigan.
4. Preserve the cultural, historical and recreational heritage of the lakeshore parks.
5. Maintain and improve the formal character and open water vista of Grant Park with no new above-ground structures permitted.
6. Increase the diversity of recreational opportunities while emphasizing lake-oriented leisure time activities.
7. Protect and develop natural lakeshore park and water areas for wildlife habitation.
8. Increase personal safety.
9. Design all lake edges and lake construction to prevent detrimental shoreline erosion.
10. Ensure a harmonious relationship between the lakeshore parks and the community edge, but in no instance will further private development be permitted east of Lake Shore Drive.
11. Improve access to the lakeshore parks and reduce vehicular traffic on secondary park roads.
12. Strengthen the parkway characteristics of Lake Shore Drive and prohibit a roadway of expressway standards.
13. Ensure that all port, water supply and public facilities are designed to enhance lakefront character.
14. Coordinate all public and private development within the water, park and community zones.

II. Thirteen Purposes of the Lake Michigan and Chicago Lakefront Protection Ordinance

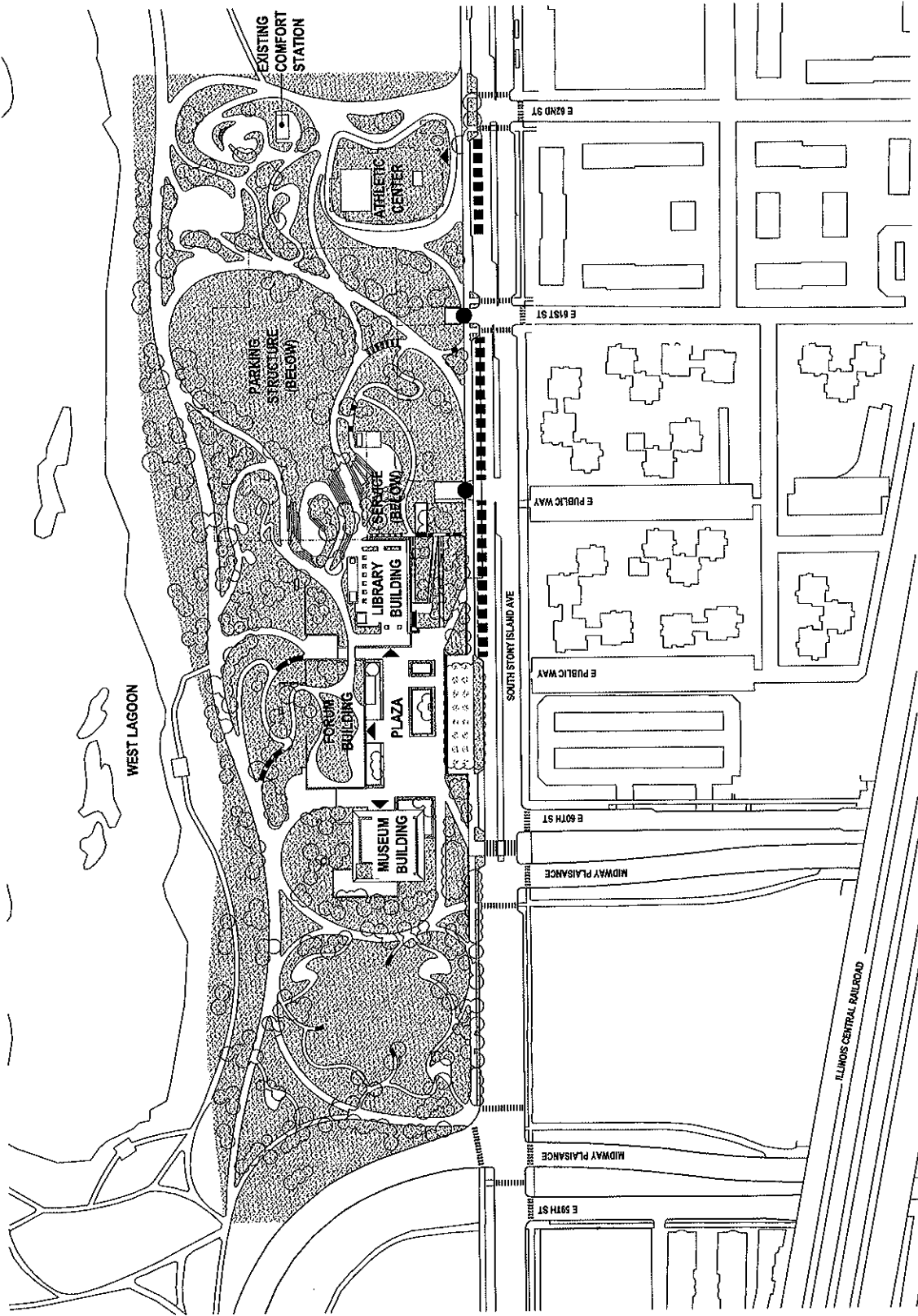
1. To promote and protect the health, safety, comfort, convenience and general welfare of the people and to conserve our natural resources.
2. To identify and establish the Lake Michigan and Chicago Lakefront Protection District and to divide that District into several zones wherein any and all development or construction, as specified in Article V hereinafter, shall be specifically restricted and regulated.
3. To maintain and improve the purity and quality of the waters of Lake Michigan.
4. To ensure that construction in the Lake, or modification of the existing shoreline shall not be permitted if such construction or modification would cause environmental or ecological damage to the Lake or would diminish water quality; and, to ensure that the life patterns of fish, migratory birds and other fauna are recognized and supported.
5. To ensure that the Lakefront Parks and the Lake itself are devoted only to public purposes and to ensure the integrity of, and expand the quantity and quality of, the Lakefront Parks.
6. To promote and provide for continuous pedestrian movement along the shoreline.
7. To promote and provide for pedestrian access to the Lake and Lakefront Parks from and through areas adjacent thereto at regular intervals of one-fourth (1/4) mile and additional wherever possible; and, to protect and enhance vistas as these locations and wherever else possible.
8. To promote and provide for improved public transportation access to the Lakefront.
9. To ensure that no roadway of expressway standards, as hereinafter defined, shall be permitted in the Lakefront Parks.
10. To ensure that development of properties adjacent to the Lake or the Lakefront Parks is so defined as to implement the above-stated Purposes, provided; however, that with respect to property located within the Private-Use Zone, as established by Article V, VI and IX of this Ordinance, the permitted use, special use, lot area per dwelling unit and floor area ratio provisions found in the applicable chapters of Chicago Zoning Ordinance portion of the Municipal Code of Chicago, shall govern, except where such provisions are in substantial conflict with the Purposes of this Ordinance or the Fourteen Basic Policies of the Lakefront Plan of Chicago.
11. To achieve the above-stated Purposes, the appropriate public agency should acquire such properties or rights as may be necessary and desirable.
12. To define and limit the powers and duties of the administrative body and officers as provided herein.
13. Nothing contained in the Lake Michigan and Chicago Lakefront Protection Ordinance shall be deemed to be a waiver, consent, license or permit to use any property or to locate, construct or maintain any building, structure or facility or to carry on any trade, industry, occupation or activity which may be otherwise required by law.



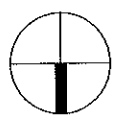
Applicant: The Barack Obama Foundation
 Address: 1601 - 1629 East Midway Plaisance; 5900 - 6201 South Cornell Drive;
 5901 - 6201 South Stony Island Avenue; and 1600 - 1631 East Midway Plaisance
 Date Filed: January 10, 2018

FIGURE 2
EXISTING SITE PLAN

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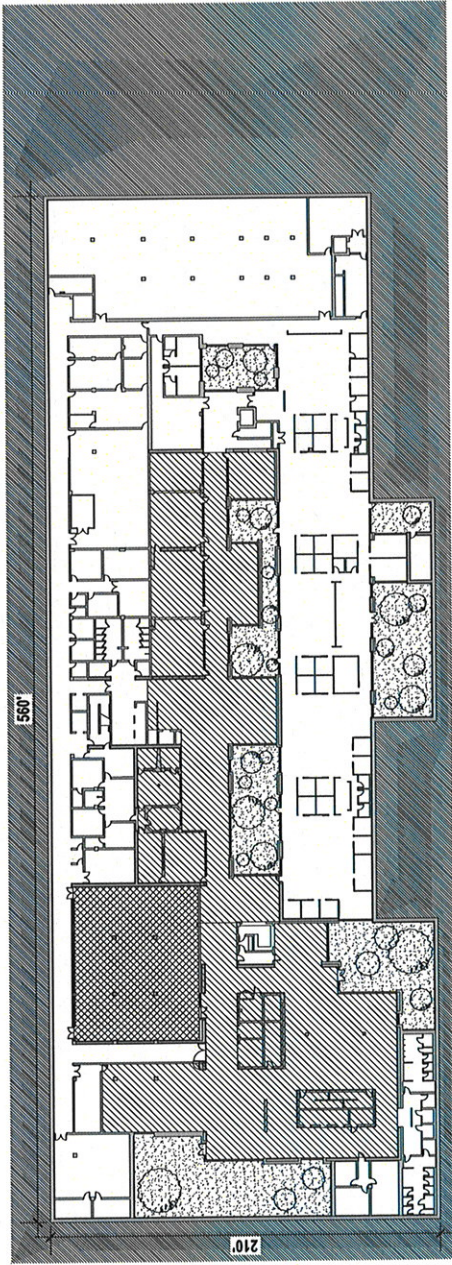
- TREES
- PLANTED AREA
- BUSICAR DROP OFF
- VEHICULAR ACCESS
- BUILDING ENTRANCE



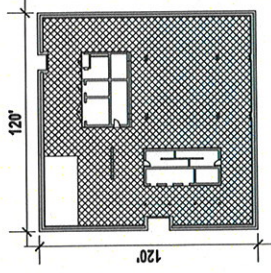
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 5901 - 6201 South Story Island Avenue; and 1600 - 1631 East Midway Plaisance
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FIGURE 3.2
PROPOSED
LANDSCAPE PLAN

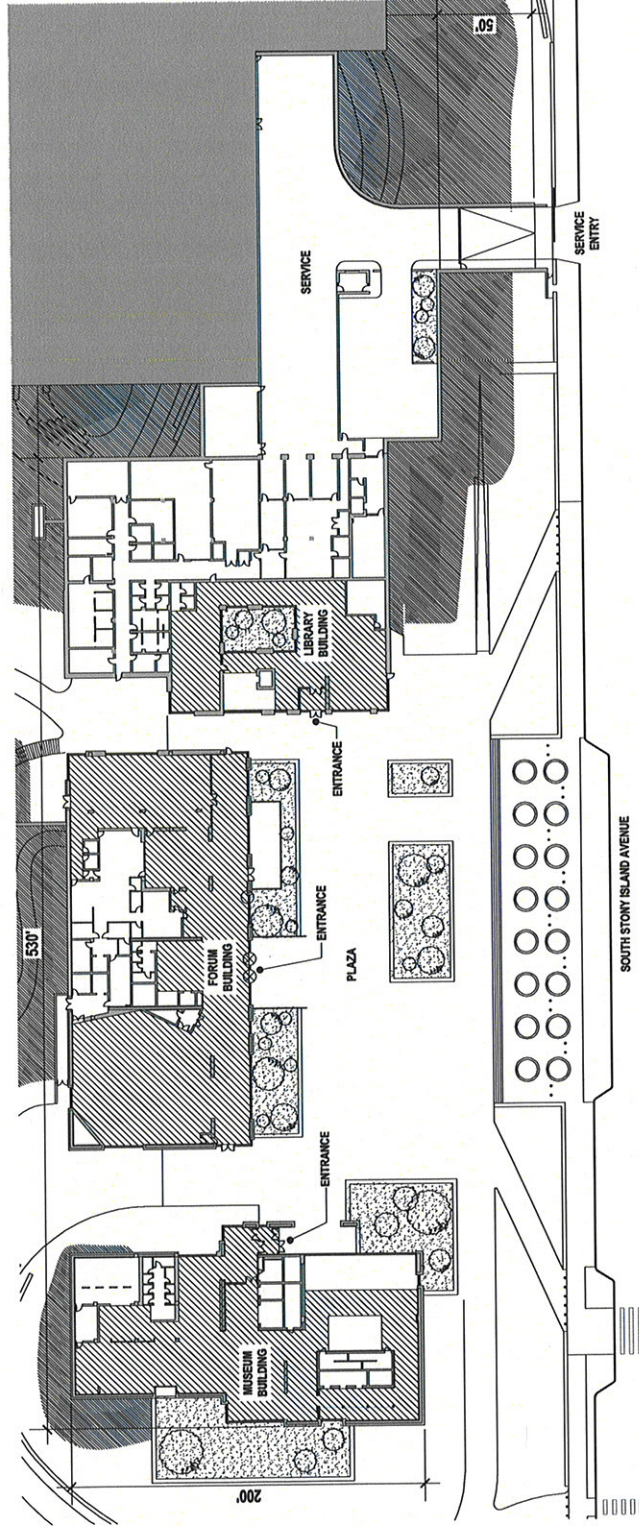
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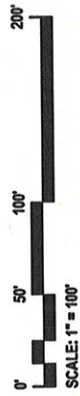
GARDEN LEVEL PLAN



REPRESENTATIVE MUSEUM BUILDING
TOWER LEVEL PLAN



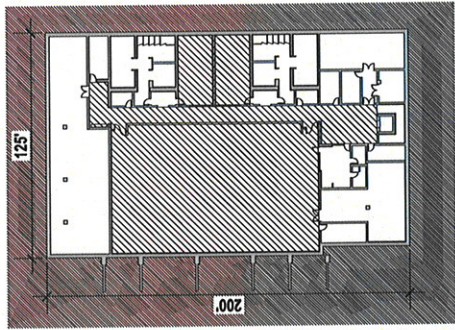
PLAZA LEVEL PLAN



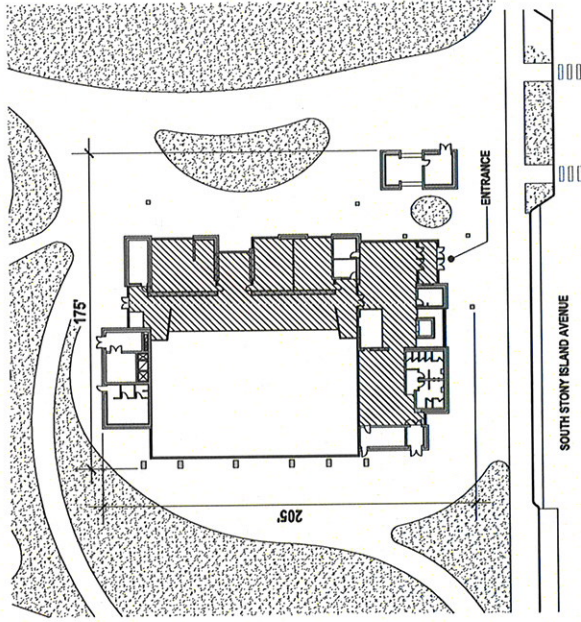
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Interactive Design Architects (IDEA)

FIGURE 4.1
PROPOSED FLOOR PLANS
OPC

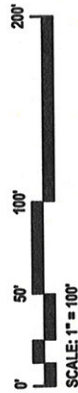
Applicant: The Barack Obama Foundation
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LOWER LEVEL FLOOR PLAN



GROUND FLOOR PLAN



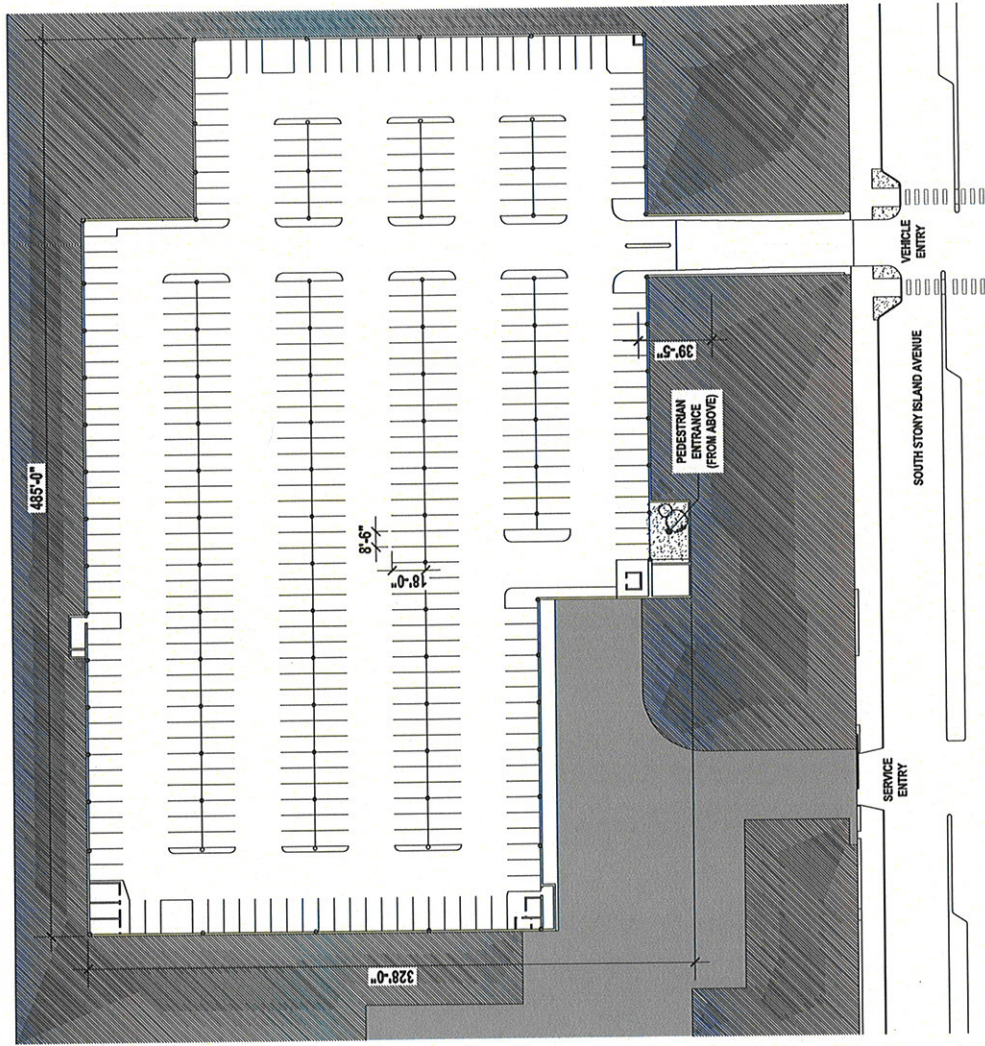
Applicant: The Barack Obama Foundation

Address: 1601 - 1629 East Midway Plaisance; 5900 - 6201 South Cornell Drive;
5901 - 6201 South Stony Island Avenue; and 1600 - 1631 East Midway Plaisance

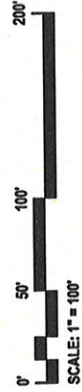
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FIGURE 4.2
PROPOSED FLOOR PLANS
ATHLETIC CENTER

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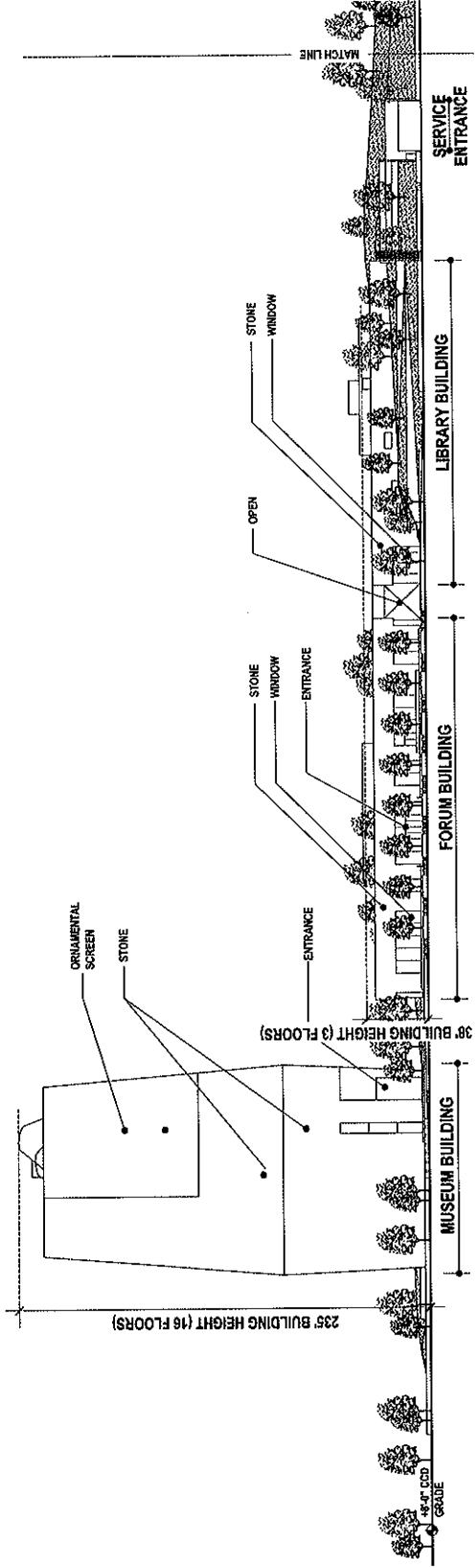
ENTRY LEVEL PLAN



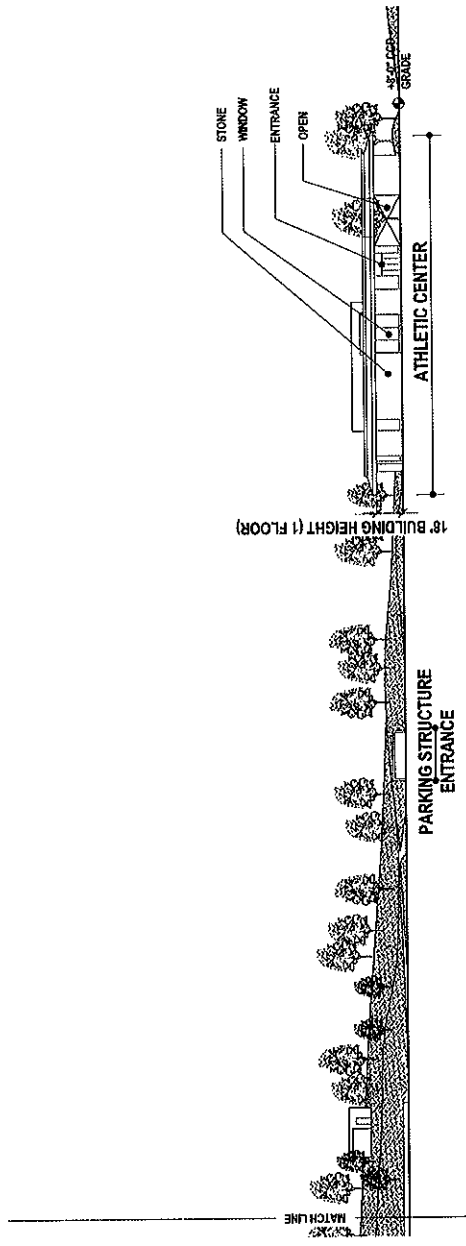
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FIGURE 4.3
PROPOSED FLOOR PLANS
PARKING STRUCTURE

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VIEW FROM STONY ISLAND LOOKING EAST (WEST ELEVATION)



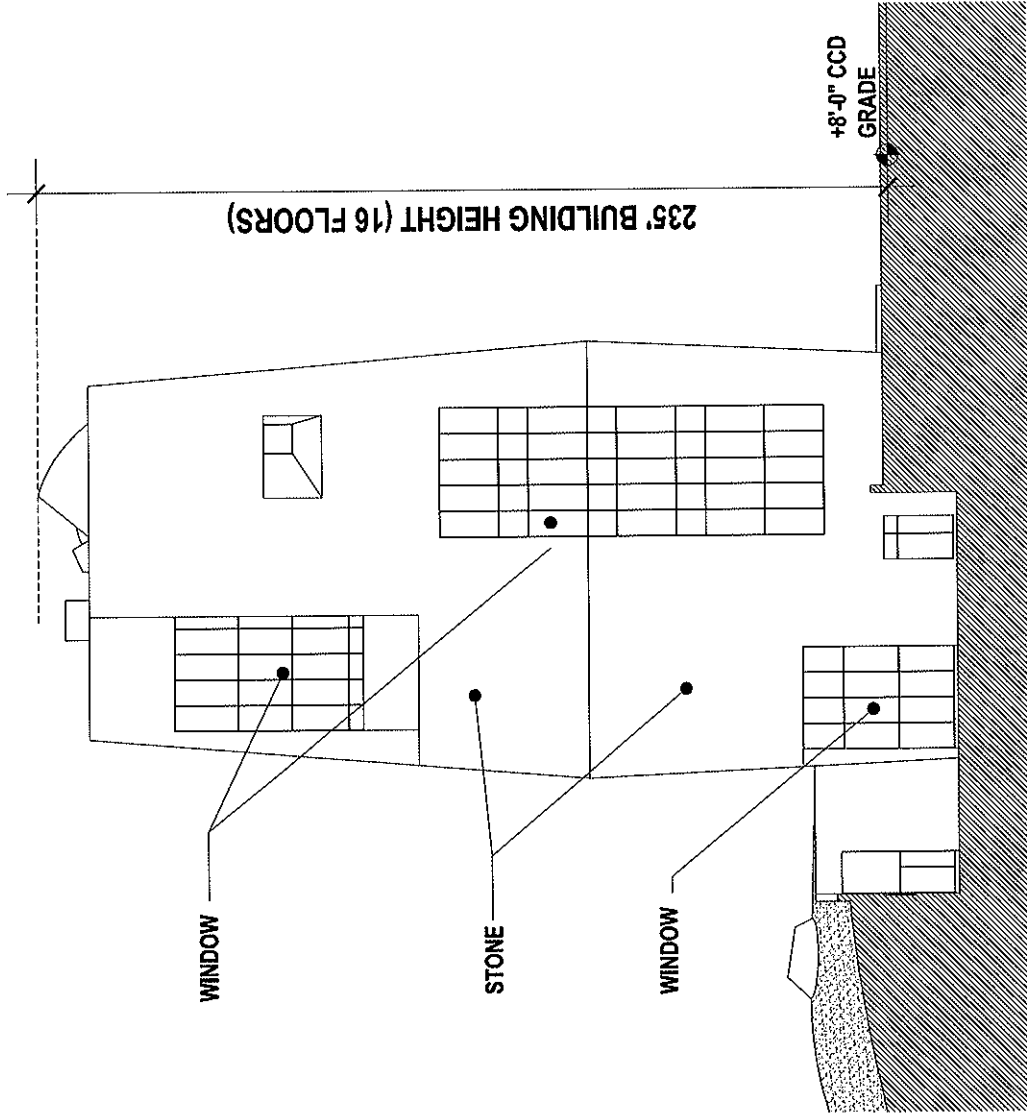
VIEW FROM STONY ISLAND LOOKING EAST (WEST ELEVATION)



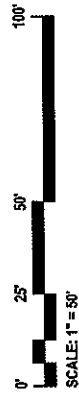
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**FIGURE 5.1
 ELEVATIONS**

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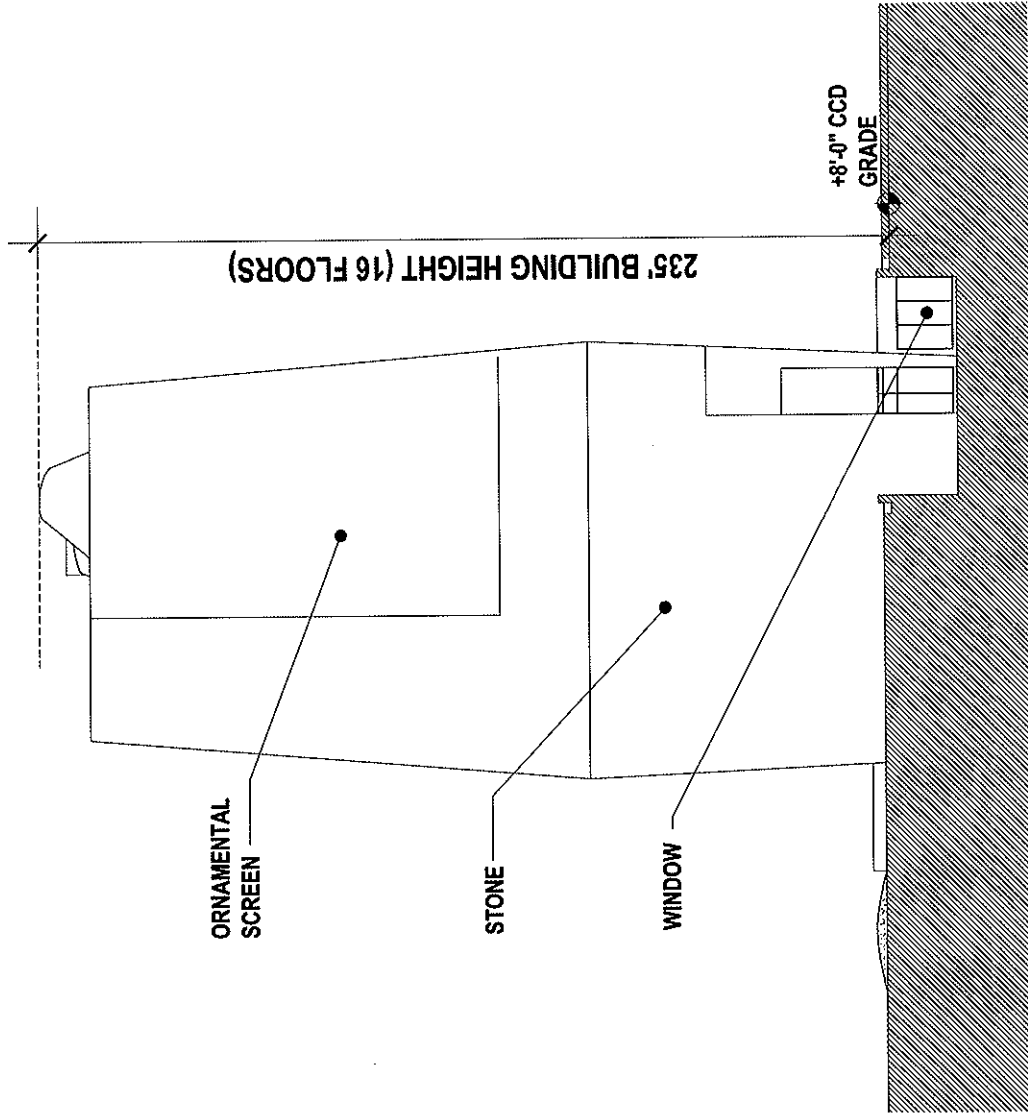
MUSEUM BUILDING NORTH ELEVATION



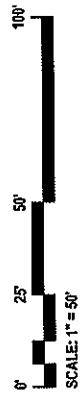
Applicant: The Barack Obama Foundation
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 Date Filed: January 10, 2018

FIGURE 5.2
ELEVATIONS

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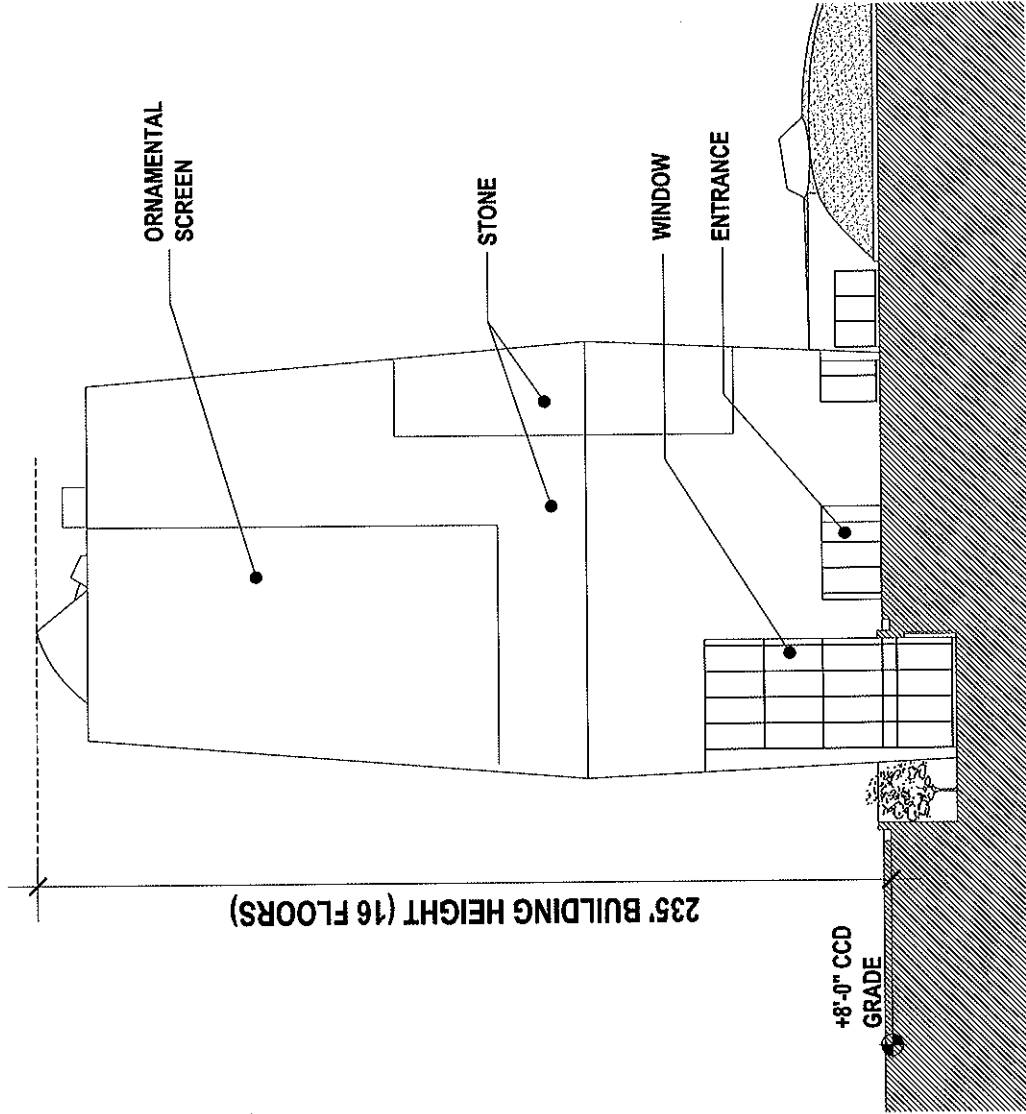
MUSEUM BUILDING WEST ELEVATION



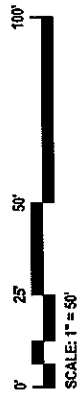
Applicant: The Barack Obama Foundation
 Address: 1601 - 1629 East Midway Plaisance; 5900 - 6201 South Cornell Drive;
 5901 - 6201 South Stony Island Avenue; and 1600 - 1631 East Midway Plaisance
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FIGURE 5.3
ELEVATIONS

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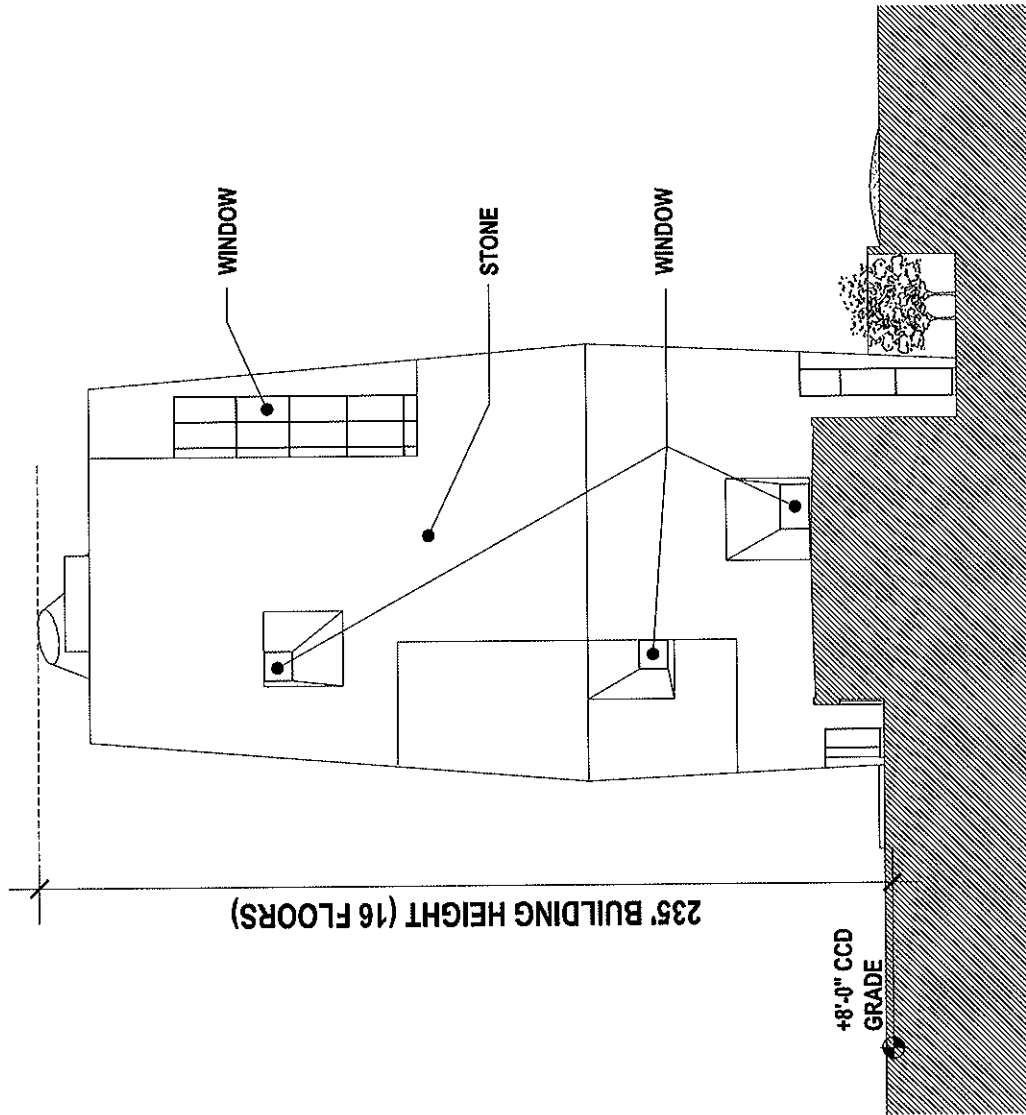
MUSEUM BUILDING SOUTH ELEVATION



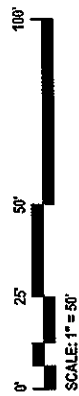
Applicant: The Barack Obama Foundation
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FIGURE 5.4
ELEVATIONS

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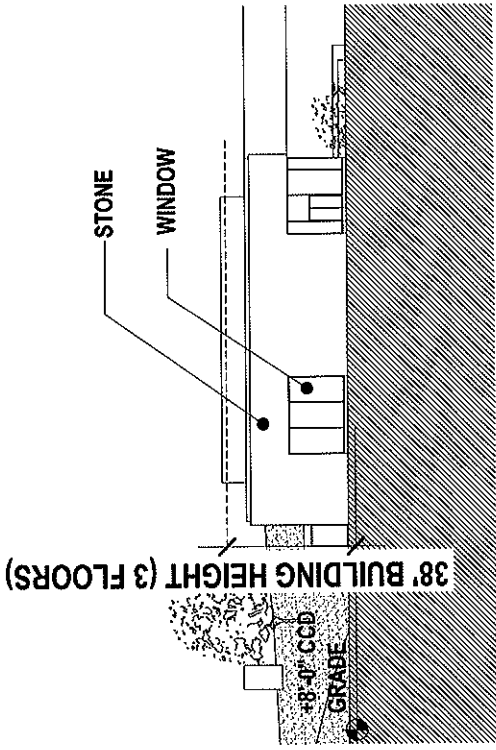
MUSEUM BUILDING EAST ELEVATION



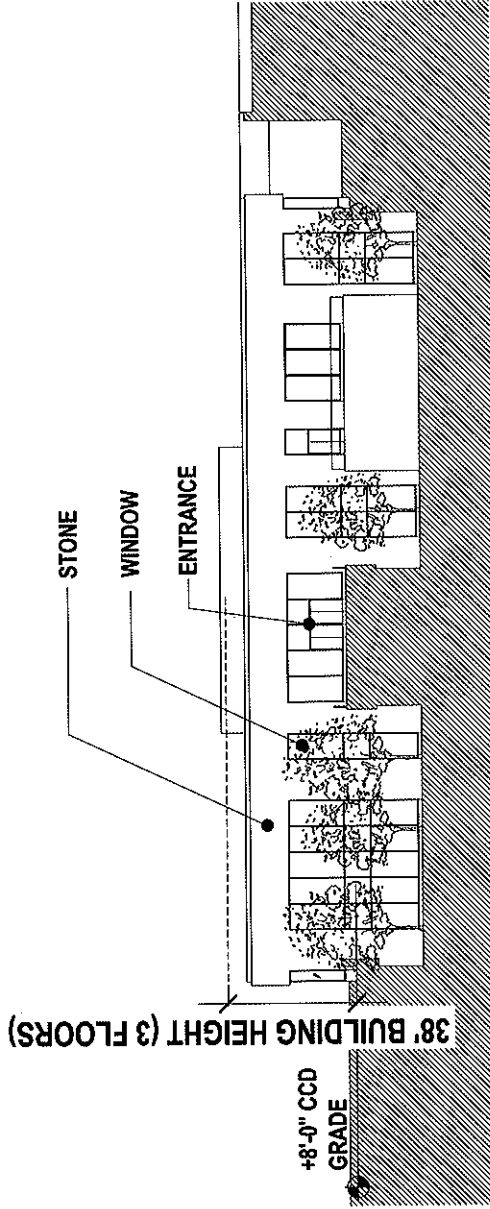
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FIGURE 5.5
ELEVATIONS

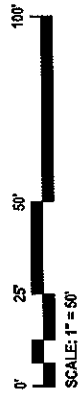
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 Interactive Design Architects (IDEA)



FORUM BUILDING NORTH ELEVATION



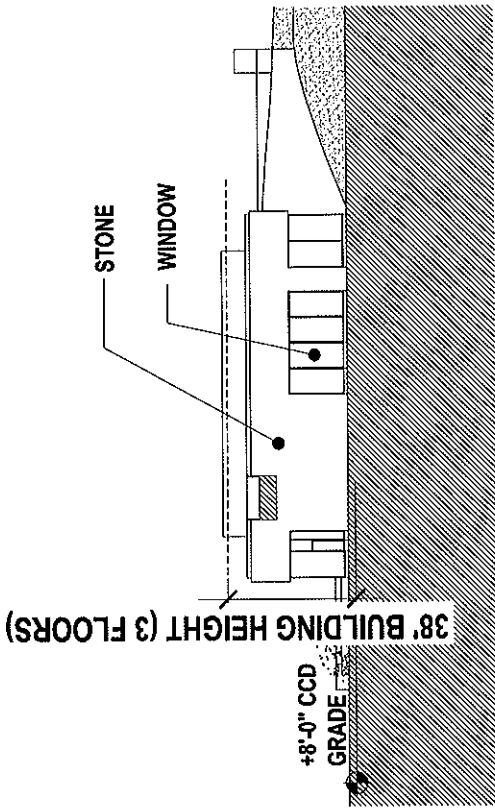
FORUM BUILDING WEST ELEVATION



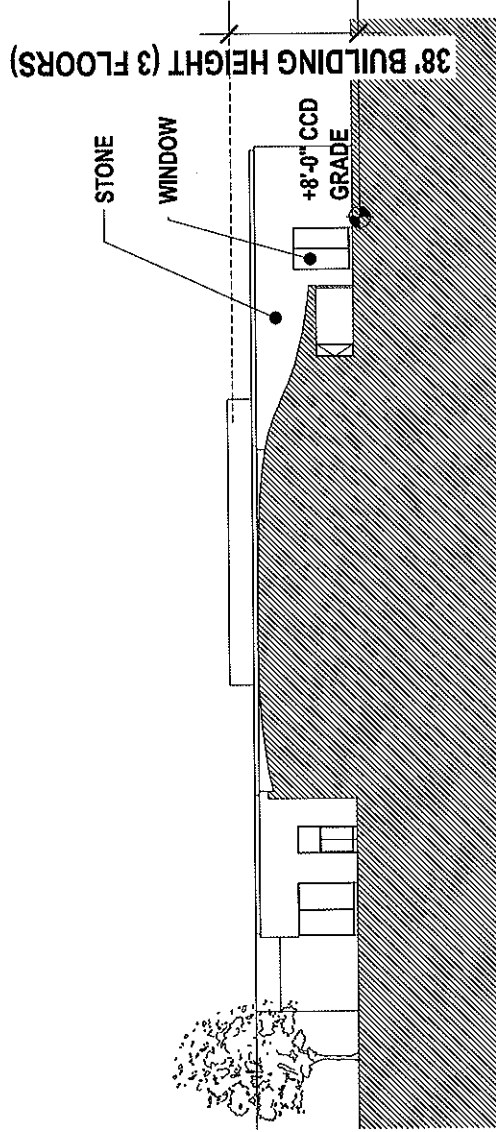
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 Address: 1601 - 1629 East Midway Plaisance; 5900 - 6201 South Cornell Drive;
 5901 - 6201 South Stony Island Avenue; and 1600 - 1631 East Midway Plaisance
 Date Filed: January 10, 2018

FIGURE 5.6
ELEVATIONS

TOD WILLIAMS BILLIE TSIEN Architects | Partners
 Interactive Design Architects (IDEA)



FORUM BUILDING SOUTH ELEVATION



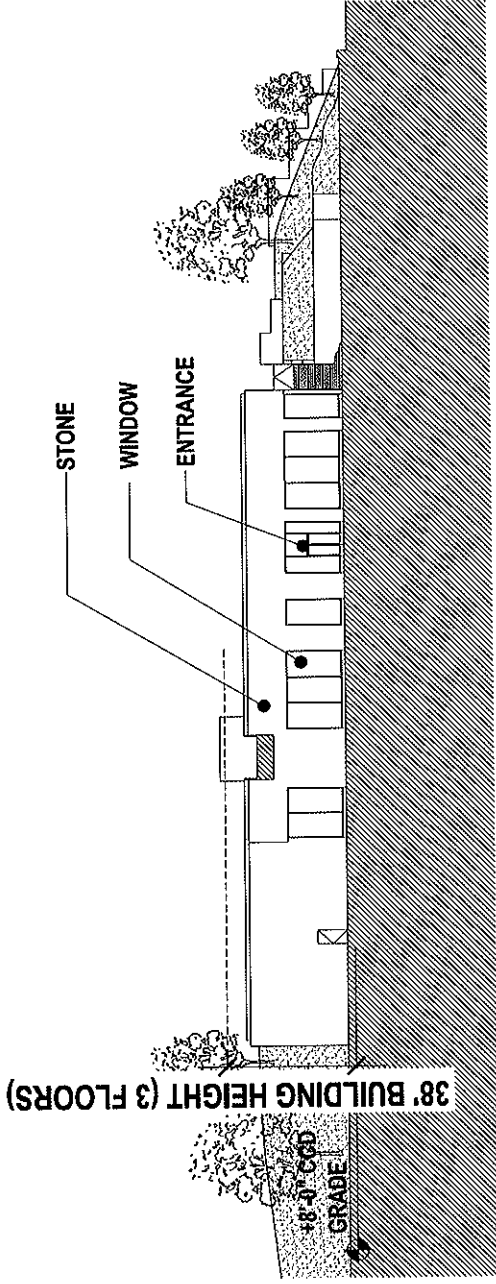
FORUM BUILDING EAST ELEVATION



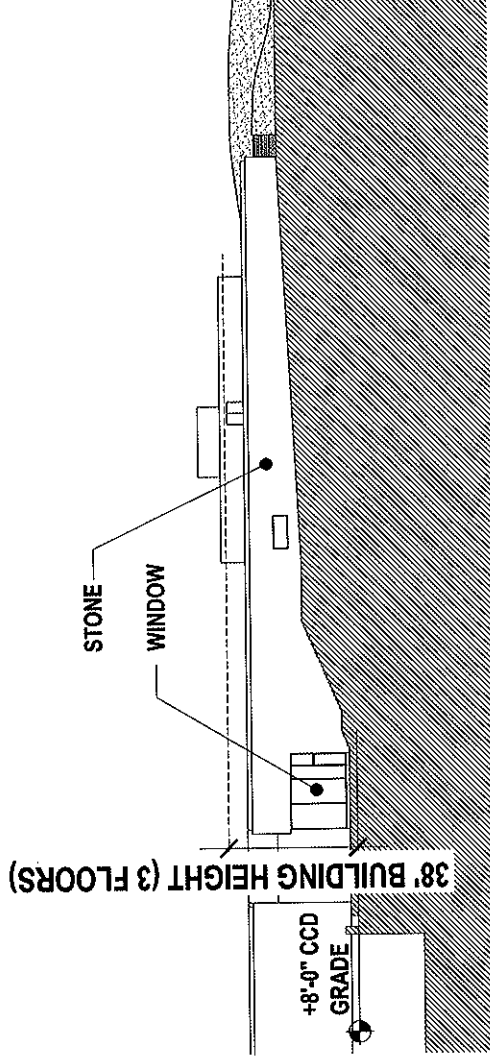
Applicant: The Barack Obama Foundation
 Address: 1601 - 1629 East Midway Plaisance; 5900 - 6201 South Cornell Drive;
 5901 - 6201 South Stony Island Avenue; and 1600 - 1631 East Midway Plaisance
 Date Filed: January 10, 2018

FIGURE 5.7
ELEVATIONS

TOD WILLIAMS BILLIE TSIEN Architects | Partners
 Interactive Design Architects (IDEA)



LIBRARY BUILDING NORTH ELEVATION



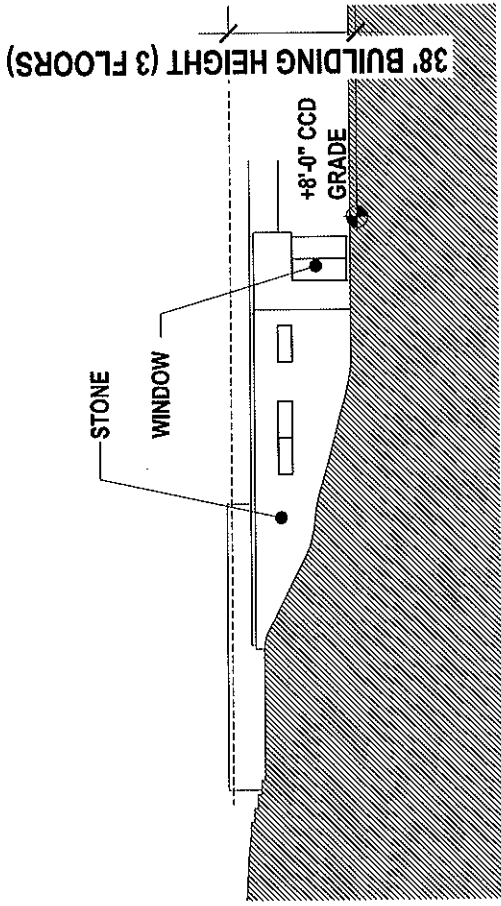
LIBRARY BUILDING WEST ELEVATION



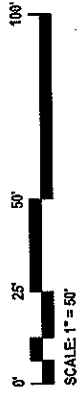
Applicant: The Barack Obama Foundation
 Address: 1601 - 1629 East Midway Plaisance; 5900 - 6201 South Cornell Drive;
 5901 - 6201 South Stony Island Avenue; and 1600 - 1631 East Midway Plaisance
 Date Filed: January 10, 2018

FIGURE 5.8
ELEVATIONS

TOD WILLIAMS BILLIE TSIEN Architects | Partners
 Interactive Design Architects (IDEA)



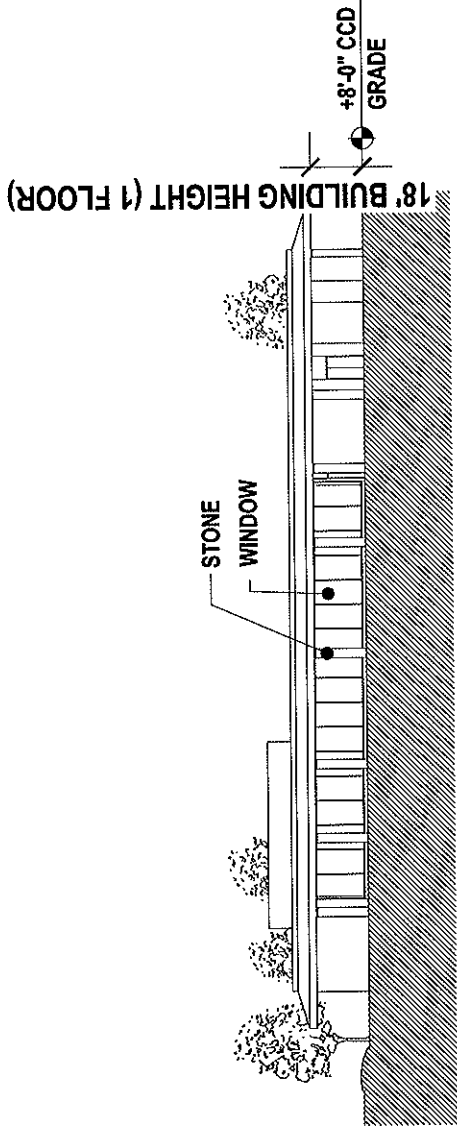
LIBRARY BUILDING EAST ELEVATION



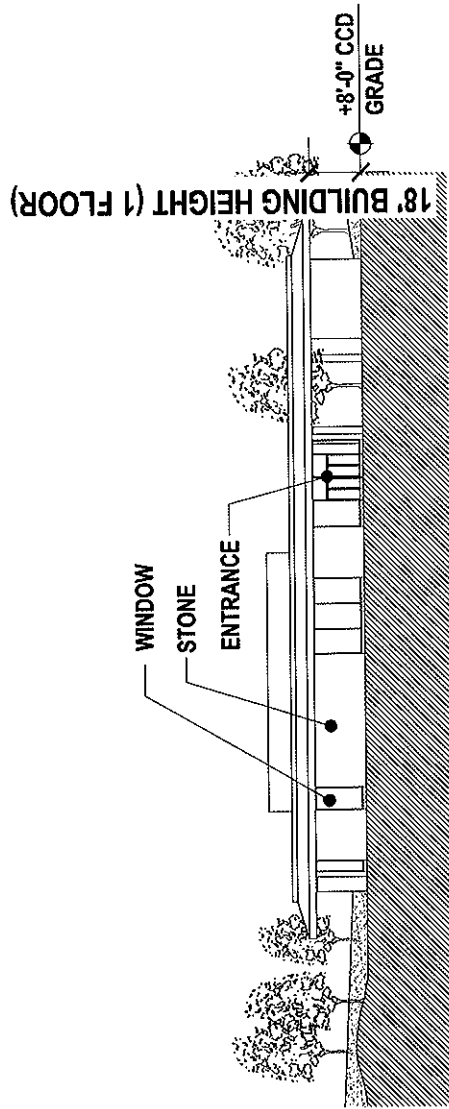
Applicant: The Barack Obama Foundation
 Address: 1601 - 1629 East Midway Plaisance; 5900 - 6201 South Cornell Drive;
 5901 - 6201 South Stony Island Avenue; and 1600 - 1631 East Midway Plaisance
 Date Filed: January 10, 2018

FIGURE 5.9
ELEVATIONS

TOD WILLIAMS BILLIE TSIEN Architects | Partners
 Interactive Design Architects (IDEA)



ATHLETIC CENTER NORTH ELEVATION



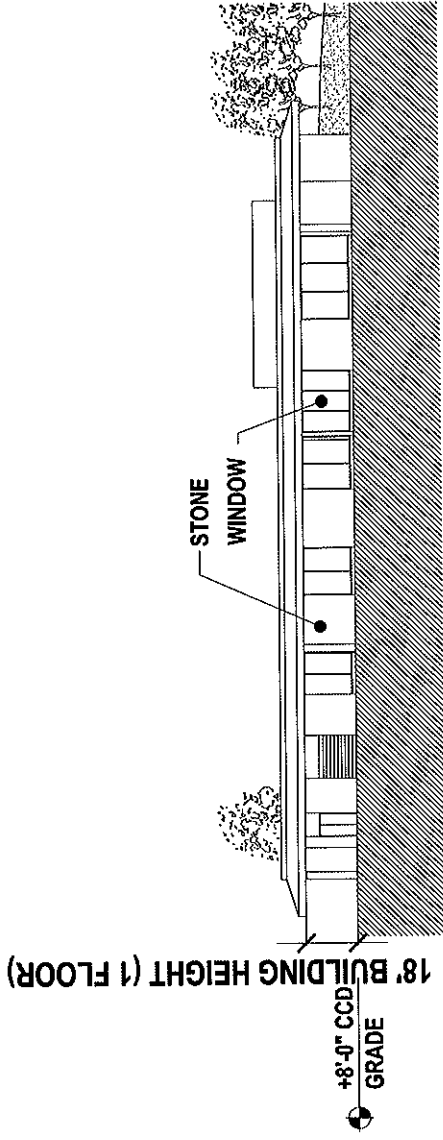
ATHLETIC CENTER WEST ELEVATION



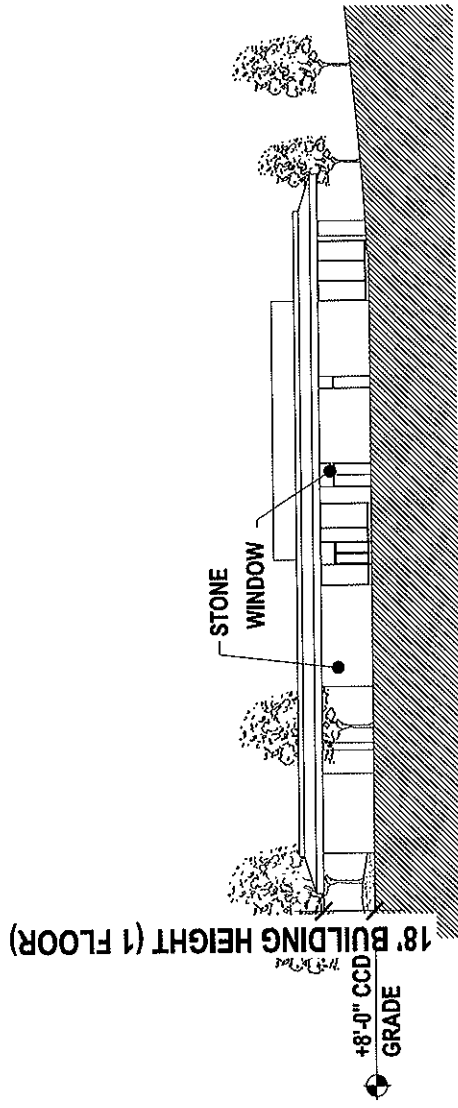
Applicant: The Barack Obama Foundation
 Address: 1601 - 1629 East Midway Plaisance; 5900 - 6201 South Cornell Drive;
 5901 - 6201 South Stony Island Avenue; and 1600 - 1631 East Midway Plaisance
 Date Filed: January 10, 2018

FIGURE 5.10
ELEVATIONS

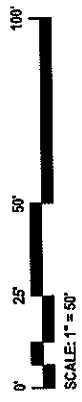
TOD WILLIAMS BILLIE TSIEN Architects | Partners
 Interactive Design Architects (IDEA)



ATHLETIC CENTER SOUTH ELEVATION



ATHLETIC CENTER EAST ELEVATION



Applicant: The Barack Obama Foundation
 Address: 1601 - 1629 East Midway Plaisance; 5900 - 6201 South Cornell Drive;
 5901 - 6201 South Stony Island Avenue; and 1600 - 1631 East Midway Plaisance
 Date Filed: January 10, 2018

FIGURE 5.11
ELEVATIONS

TOD WILLIAMS BILLIE TSIEN Architects | Partners
 Interactive Design Architects (IDEA)

APPLICATION TO THE CHICAGO PLAN COMMISSION
UNDER THE LAKE MICHIGAN
AND
CHICAGO LAKEFRONT PROTECTION ORDINANCE

PART TWO: CHARACTER OF THE PROPOSAL, VI. NARRATIVE

More than a building or museum, the Obama Presidential Center (the “OPC”) will be a living, working campus for citizenship, designed to inspire and empower visitors and residents to create change in their communities and the world. An open, inclusive campus integrated into historic Jackson Park, the OPC will unlock the Park’s potential as a cultural attraction, creating new recreational opportunities for community members and driving economic opportunity on the South Side.

The Obama Foundation believes in every person’s ability to create change in their local community or anywhere in the world; the Foundation’s initiatives inspire and empower people with the skills and tools they need to do just that, and train and connect the next generation of civic leaders. The vision for the OPC is inspired by the legacy of civic engagement exemplified by President and Mrs. Obama.

The OPC will be a global hub for community convenings, recreation, and learning, as well as a place for storytelling and story making. It will include a collection of buildings, a central plaza, dynamic play areas for children, a community garden, and other spaces designed to inspire community members and visitors to collaborate, build, and most importantly, take a piece of their experience back into their own community to create positive change.

The OPC will be an economic engine for the City of Chicago by drawing hundreds of thousands of visitors to the OPC every year, creating thousands of new jobs on the South Side, and revitalizing historic Jackson Park.

The Design Principles

Our vision is a timeless and elegant design that fits seamlessly within the Park and serves as an instrument for social change, a hub for leadership training, and a beacon of values. We are creating a global community center, a place of life and vibrancy that showcases the South Side to the world.

The guiding principles for the design of the OPC are to:

- **Create a world-class cultural attraction on the South Side:** Provide new and improved public recreation space and civic engagement opportunities for the people and families of the South Side; create a welcoming and dynamic space for children and young adults that allows them to play, learn, and be inspired; enhance public safety in and around the park; and invest in increased horticultural diversity. Much of the space within the OPC’s buildings and the entirety of the surrounding OPC campus will be free to the public.

- **Create jobs and economic opportunity for the South Side:** Provide economic development opportunities for the individuals, families, and businesses of the South Side and City of Chicago. The OPC is estimated to support nearly 5,000 new, local jobs during its construction, and more than 2,500 permanent jobs once the OPC opens. The OPC will attract up to 760,000 annual visitors — and in its first 10 years, is expected to have a total economic impact of \$3.1 billion.
- **Unify Jackson Park and honor its history:** Remove barriers and improve connectivity to the lakefront; reinvigorate Jackson Park as a “park for the people”; honor the vision of Frederick Law Olmsted; add green space; and strengthen the identity and connections between the Museum Campus South institutions, including the Museum of Science and Industry and the DuSable Museum of African American History.
- **Build with sustainable practices:** Aim for, at minimum, a LEED v4 Platinum rating; manage water responsibly; improve ecological performance of planting; educate visitors on sustainability; and encourage community members to engage with the landscape and park experience.
- **Build upon existing partnership with the community:** Community input and feedback is critical to the design and construction of the OPC; much of the current design is the result of thousands of engagements -- meetings, conversations, and online submissions -- from our neighbors. The design will continue to be shaped by community input.

The Campus

The OPC will inspire visitors with an experience that draws on the legacy of President Obama’s presidency, and empowers visitors with tools to become active citizens in their own communities. Rather than a single building placed in Jackson Park, the OPC is designed as an open, inclusive campus integrated into the landscape. The OPC will be a safe, welcoming space for families on the South Side to enjoy.

The Museum Building will inspire the next generation of leaders with stories of the past, while empowering them with practical lessons for the future. In the Forum Building, visitors will put those lessons into practice, participating in programming and community engagement. And, at the Library Building, visitors will collaborate in a place for knowledge formation and take with them their experiences to create positive change.

The campus is comprised of:

- **Museum Building (approximately 165,000 GSF):** The Museum Building is intended to establish the Obama Presidential Center as a landmark and an important civic place for the City of Chicago. This building is intended to represent ascension, hope and what ordinary people have the power to do together, and is planned to be 235-foot-high (measured from grade +8’ CCD) and composed of 8 primary floors and multiple mezzanine levels. About half of the building will be occupied by the OPC’s museum, which will be a ticketed experience and be filled with exhibitions and artifacts telling the story of the Obamas situated within a nuanced historical context: civil rights history, African-American history, the history of Chicago along with a broader U.S. history. The

rest of the building will be filled with other public spaces, including the top floor, which will feature a contemplative space that is free and open to the public with views of the park and Lake Michigan.

- **Forum Building (approximately 70,000 GSF):** This is a 2-story building, with one level below grade and one story (38-feet) above grade. Landscaped paths transition visitors from the park to the building's fully accessible roof terrace. The Forum Building will be primarily comprised of programming spaces and community amenities including a public winter garden, multi-purpose meeting spaces, auditorium, media production, and a restaurant. The majority of this space will be free and open to the public.
- **Library Building (approximately 50,000 GSF):** This is a 2-story building, with one level below grade and one story (38-feet) above grade. The building is covered with accessible and useable park land. The public portion of this building opens onto the Plaza and will be a portal for visitors to engage with the world beyond the Center. The majority of this building, which is hidden from public view by landscaped terracing and the planned community garden, will serve the OPC's back-of-house and service functions. The Foundation is currently exploring the possibility of a partnership with the Chicago Public Library for some of the space within this building.
- **Plaza (approximately 44,000 SF):** The Museum, Forum, and Library Buildings will wrap around a public plaza (2-feet above grade) that faces towards the community and will act as another gateway or entry point into the park. The Plaza will act as a "town square" for the local community; a place for both informal gathering and programmed public events that will add to the neighborhood. It will host performances of all types, including celebrations, events or markets and fairs.
- **Athletic Center (approximately 40,000 SF):** This two-story building is partially submerged and approximately 18-feet above grade with a green roof. It will provide an indoor multi-use sport and athletic facility for year-round activity that invites the community to play and celebrate the importance of teamwork and exercise through playing sports. The Athletic Center provides opportunities for programming partnerships with Hyde Park Academy, the South Side YMCA, and Chicago Park District Field House, among others.
- **Parking Facility (approximately 170,000 SF):** The parking facility will be located underground in Jackson Park between the Library Building and the Athletic Center. Entry and exit from the garage will be on the east side of Stony Island Avenue and aligned with 61st Street. The facility will accommodate a maximum of 450 cars.

The OPC campus comprises approximately 19.3 acres within Jackson Park. Included in the 19.3 acres are the vacated roads of the Midway Plaisance South east of Stony Island Avenue and a portion of Cornell Drive. The vacation of these roads allows for new park land and a barrier-free pathway for the community to access the lagoon and lakefront from the west. The OPC buildings, plaza and parking occupy approximately 7.4 acres of the 19.3 acre campus, of which more than 85% have publicly accessible landscaped roofs or hardscape.

The Park

Honoring the legacy of Olmsted and Vaux, the OPC is designed to further the potential of Jackson Park for the South Side, City of Chicago, and all of its visitors. The landscape design will restore the connectivity to Lake Michigan and create a cohesive park, with safe, open spaces for children to play, and friends and family to gather. The campus is designed to enable people to flow through and around the buildings and maintain connections to the park and park features, including the lagoon and Lake Michigan. The campus landscape will be open and accessible to all park visitors.

The Museum, Forum, and Library Buildings will be connected at the below grade Garden Level. The Forum and Library Buildings and Parking Facility will be covered with landscaping to create accessible park land that will seamlessly integrate into the existing park. Landscaped pathways will take visitors up from the park to above the roofs of the Forum and Library Buildings, offering views of the Plaza and the lagoon.

Different people currently use the Park for different experiences – from recreational to contemplative. Our design will enable a wide range of recreational and passive activities in Jackson Park, supplementing the existing offerings. The campus will include:

- new public pathways,
- a nature walk along the lagoon,
- a sledding hill,
- a community garden,
- adventure play areas,
- areas for picnicking,
- a sloped lawn that can be used for special events and everyday use from picnicking to recreation.

The campus will also introduce varied topography with increased biodiversity and hydrology features. The OPC will be a real-life symbol of President and Mrs. Obama's commitment to sustainability. The OPC is planned to be certified (at a minimum) LEED v4 Platinum.

The entire OPC campus is designed with universal design concepts so that it can be accessed, understood and used to the greatest extent possible by all people regardless of their age, size, ability or disability.

The design for the landscape of the OPC is being developed in conjunction with an overall update of the South Lakefront Framework Plan.

PART FOUR: POTENTIAL IMPACT OF THE PROPOSAL

A. FOURTEEN BASIC POLICIES

1. *Complete the publicly owned and locally controlled park system along the entire Chicago Lakefront.*

Response: The proposed development supports Policy 1. The proposed development will be operated and maintained for recreational and cultural purposes. The purpose of the proposed development will be to enhance Jackson Park, including enhancing the existing public spaces and recreational, cultural and commercial amenities, attracting a broader audience and increasing year-round attendance. The site is located entirely within the Public-Use Zone and will remain under public ownership and control.

2. *Maintain and enhance the predominantly landscaped, spacious and continuous character of the lakeshore parks.*

Response: The proposed development supports Policy 2 by enhancing landscaping within Jackson Park. The proposed development has been designed to provide interactive opportunities for the public to use the existing and enhanced open space and enhancement to pedestrian connections between the neighboring community and the lagoons, active park recreation to the south, and the Museum of Science and Industry to the north. The roadway vacations of the Midway Plaisance South east of Stony Island Avenue and a portion of Cornell Avenue allow for the creation of park land in its place and barrier-free access to the lagoons and Lake Michigan. Furthermore, nearly 6.4 acres of the 7.4 acres of constructed buildings are designed to be publicly accessible landscaped roof or hardscape. The proposed development will maintain and enhance the predominantly landscaped, spacious and continuous character of the portion of Jackson Park within which the Obama Presidential Center will coexist.

3. *Continue to improve the water quality and ecological balance of Lake Michigan.*

Response: The proposed development will comply with all applicable regulations pertaining to the management of wastewater and storm water runoff and will not negatively impact the purity and quality of the waters of Lake Michigan. The improvements subject to this application are located west of Lake Shore Drive and will have no adverse impact on water quality or ecology. Sustainability is a key feature of the redevelopment plans. The proposed development envisions implementing sustainability initiatives that address energy, water, waste and transportation and is seeking to achieve Leadership in Energy and Environmental Design (LEED) Platinum (version 4) certification. The proposed development is committed to improve storm water management measures which will mitigate current storm water run-off issues from the site into the adjacent lagoon. One of the primary criteria for landform design and the selection of pavement and planting material will be the respective ability to mitigate, slow and/or filter storm water run-off. All infrastructure and building development will conform to all applicable regulations concerning water purity.

4. *Preserve the cultural, historical, and recreational heritage of the lakeshore parks.*

Response: The proposed development will respect the cultural, historical and recreational heritage of the lakeshore parks. The proposed development supports Policy 4 by including enhanced cultural and recreational opportunities, while respecting the historic features and content of Jackson Park.

5. *Maintain and improve the formal character and open water vista of Grant Park with no new above-ground structures permitted.*

Response: Policy 5 is not applicable to the proposed development because the proposed development is not located within or adjacent to Grant Park.

6. *Increase the diversity of recreational opportunities while emphasizing lake-oriented leisure time activities.*

Response: The proposed development supports Policy 6 within Jackson Park. The proposed development is intended to provide a broader range of opportunities for recreational and leisure time activities including new active play spaces and a network of spaces for passive enjoyment of the natural lakeshore and park environment.

7. *Protect and develop natural lakeshore park and water areas for wildlife habitation.*

Response: The proposed development does not currently include natural lakeshore park. The proposed design will include an increase in the diversity of trees and plantings within the subject property and along South Stony Island. Recognizing the importance of Jackson Park as a bird migratory path, the proposed design will use native plantings to promote and maintain wildlife habitats.

8. *Increase personal safety.*

Response: The provision of improved lighting, pathway resurfacing, clearer sight lines and what are expected to be popular amenities will attract more people to this space and establish a safer means of traversing and monitoring activity throughout the site.

9. *Design all lake edge and lake construction to prevent detrimental shoreline erosion.*

Response: This policy is not applicable because the proposed development is not located within the lake or on the lake edge.

10. *Ensure a harmonious relationship between the lakeshore parks and the community edge, but in no instance will further private development be permitted east of Lake Shore Drive.*

Response: The proposed development is located west of Lake Shore Drive. The proposed development will serve the goals of Policy 10 by enhancing public recreational and cultural opportunities within Jackson Park. The proposed development will provide expanded year-round programming and entertainment options for the public. Amenities such as play spaces, active recreation areas, picnicking and community gardens are intended to appeal to a broader audience and enable visitors to enjoy the park and surrounding area.

11. Improve access to the lakeshore parks and reduce vehicular traffic on secondary park roads.

Response: The proposed development supports Policy 11 by improving vehicular, bicycle paths and pedestrian circulation around and within Jackson Park. Traffic improvements include directional signage to re-route vehicular traffic to more efficient routes and to reduce vehicle-pedestrian interactions. Bicycle paths within Jackson Park are continuous through the proposed development site. The proposed development also calls for the roadway vacations of the Midway Plaisance South east of Stony Island Avenue and a portion of Cornell Avenue, removing vehicular traffic from the park and creating safe, barrier-free access to the lagoons and Lake Michigan.

12. Strengthen the parkway characteristics of Lake Shore Drive and prohibit a roadway of expressway standards.

Response: Policy 12 is not applicable because the proposed development does not involve any modifications to Lake Shore Drive. The roadway modifications are intended to disburse traffic, improve efficiency of vehicular circulation and enhance the pedestrian experience.

13. Ensure that all port, water supply, and public facilities are designed to enhance lakefront character.

Response: No port or water supply facilities will be impacted as a part of the proposed development.

14. Coordinate all public and private development within the water, park and community zones.

Response: The proposed development supports Policy 14. The presence of this facility within the Public (Park) Use Zone, established pursuant to the Lake Michigan and Chicago Lakefront Protection Ordinance, requires analysis of the development by the Chicago Plan Commission and coordinated reviews between various city, state and federal agencies, as well as elected officials and the general public. The Applicant's proposed development was developed with the input of many stakeholders, community members, elected officials and agencies, resulting in a comprehensive proposed development that will be well-integrated with the existing urban character of the surrounding neighborhoods.

PART FOUR: POTENTIAL IMPACT OF THE PROPOSAL

B. THIRTEEN PURPOSES

1. *To promote and protect the health, safety, comfort, convenience, and the general welfare of the people, and to conserve our natural resources.*

Response: The proposed development will help activate the neighborhood by providing enhanced open space, recreational, cultural, entertainment and educational opportunities within the Lake Michigan and Chicago Lakefront Districts. The proposed development includes modifications to increase pedestrian safety and convenience and to improve vehicular traffic circulation. Parking and traffic improvements will be designed to promote and protect health, safety and welfare and will be subject to the approval of the Chicago Department of Transportation. New landscape developments are intended to increase the biodiversity of the project site, add to the ecological function of Jackson Park, and expand the habitat for local fauna.

2. *To identify and establish the Lake Michigan and Chicago Lakefront Protection District and to divide that District into several zones wherein any and all development or construction, as specified in Article V hereinafter, shall be specifically restricted and regulated.*

Response: The proposed development falls within the Public (Park) Use Zone of the Lake Michigan and Chicago Lakefront Protection District and has been and will continue to be consistent and conform to the District's restrictions and regulations.

3. *To maintain and improve the purity and quality of the waters of Lake Michigan.*

Response: The proposed development, located west of Lake Shore Drive, will comply with all applicable regulations pertaining to the management of wastewater and storm water runoff and will not negatively impact the purity and quality of the waters of Lake Michigan. The proposed development includes implementation of sustainability initiatives that address energy, water, waste and transportation. The proposed development will seek to achieve Leadership in Energy and Environmental Design (LEED) Platinum (version 4) certification. The plans include the installation of new storm water management strategies and will seek to mitigate the impacts of urban storm water runoff. The proposed development pursues a reduction in the total volume of runoff and implements new filtration systems through both natural and mechanical means. Installation of bio-filtration basins and rain gardens will improve water quality and reduce the impact of development on adjacent lagoons connected to Lake Michigan.

4. *To ensure that construction in the Lake or modification of the existing shoreline shall not be permitted if such construction or modification would cause environmental or ecological damage to the Lake or would diminish water quality; and, to ensure that the life patterns of fish, migratory birds and other fauna are recognized and supported.*

Response: Purpose 4 is not applicable to the proposed development because it will not include construction in the Lake or modification of the existing shoreline.

5. *To ensure that the Lakefront Parks and the Lake itself are devoted only to public purposes and to ensure the integrity of, and expand the quantity and quality of, the Lakefront Parks.*

Response: These improvements are proposed to take place on publicly-owned property and the subject property will remain under public ownership and control. The proposed development will be open to the general public and include improved access to natural lagoon areas and Lake Michigan, new community gardens, enhanced active recreational amenities, and new public gathering spaces that will expand the quality and overall usage of Jackson Park and this section of the lakefront park system.

6. *To promote and provide for continuous pedestrian movement along the shoreline.*

Response: The proposed development will not impede pedestrian movement along the shoreline. The proposed development supports Purpose 6 by improving pedestrian and bike trail connections between Jackson Park, the community and the lakefront.

7. *To promote and provide for pedestrian access to the Lake and Lakefront Parks from and through areas adjacent thereto at regular intervals of one-fourth (1/4) mile and additional places wherever possible; and, to protect and enhance vistas at these locations and wherever else possible.*

Response: The proposed development supports Purpose 7 by improving pedestrian connections to the community and throughout Jackson Park and the lakefront. The proposed development does not adversely impact pedestrian access to Lake Michigan and Lakefront Parks. The proposed development will help to improve access to and through Jackson Park, as well as other adjacent lake shore park space, through the elimination of certain portions of South Cornell Drive and the creation of accessible park land in its place, the establishment of new pedestrian access points and ADA compliant design features. Vistas will be enhanced by the elevation changes provided in the landscape that overlook the lagoon and park. Placement and orientation of pathways through the landscape offer views into the park that keep sightlines open and promote safety.

8. *To promote and provide for improved public transportation access to the Lakefront.*

Response: The proposed development supports Purpose 8 by maintaining public transportation and providing vehicular and pedestrian access to the site. In addition, the proposed development will include bus drop-off, and pick-up along the east side of Stony Island Avenue.

9. *To ensure that no roadway of expressway standards, as hereinafter defined, shall be permitted in the Lakefront Parks.*

Response: The proposed roadway modifications will eliminate 224,583 square feet of right-of-way, creating more open space for pedestrians and park land within Jackson Park.

10. *To ensure that development of properties adjacent to the Lake or the Lakefront Parks is so defined as to implement the above-stated Purposes, provided, however, that with respect to property located within the Private Use Zone as established by Article V, VI, and IX of this*

Ordinance, the permitted use, special use, lot area per dwelling unit, and floor area ratio provisions found in the applicable chapters of the Chicago Zoning Ordinance portion of the Municipal Code of Chicago, shall govern, except where such provisions are in substantial conflict with the Purposes of this Ordinance or the Fourteen Basic Policies of the Lakefront Plan of Chicago.

Response: While Purpose 10 is not applicable to the proposed development because the site is not located in the Private Use Zoning, the proposed development will be in compliance with applicable zoning regulations and will not be in conflict with the purposes of the Lake Michigan and Chicago Lakefront Protection Ordinance or the Fourteen Basic Policies of the Lakefront Plan of Chicago.

11. To achieve the above-stated purposes, the appropriate public agency should acquire such properties or rights as may be necessary and desirable.

Response: Purpose 11 is not applicable because the site is already owned by public agencies.

12. To define and limit the powers and duties of the administrative body and officers as provided herein.

Response: Purpose 12 is not applicable to the proposed development.

13. Nothing contained in the Lake Michigan and Chicago Lakefront Protection Ordinance shall be deemed to be a waiver or consent, license or permit to use any property or to locate, construct or maintain any building, structure or facility or to carry on any trade, industry, occupation or activity which may be otherwise required by law.

Response: The Applicant is separately seeking approvals from applicable agencies.