

TIF PROJECT SCORECARD

UCAN Chicago Institute for Transforming Youth

3600 W. Fillmore

UCAN plans to build a Therapeutic Youth Home and Program Services Building. The Therapeutic Youth Home will be a three-story, 58,100 square-foot building with a maximum of 70 beds. Each living unit will include small kitchens and group rooms. Plans also include a music room, art therapy room, media room, game room, indoor gymnasium and weight room. The Program Services building will house a two-story 31,500 square foot program office to provide expanded outreach services.

Type of Project: Institutional

Developer: UCAN/ Uhlich Children's Advantage Network

Total Project Cost: \$34,397,443

Timeline for Completion: 2019

TIF Funding Request: \$2,500,000

Project Status: Sept. 2013 CDC

TIF District: Homan/Arthington

RETURN ON INVESTMENT BENCHMARKS

- | | |
|---|---|
| <p>■ Advances Goal of Economic Development Plan YES or NO
 <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO
 Develop and deploy neighborhood assets to align with regional econ growth</p> | <p>■ Jobs Created/Retained
 20 Created / 216 Retained
 350 Temporary Construction</p> |
| <p>■ Advances Goal of TIF District YES or NO
 <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO
 Target Opportunity Sites</p> | <p>■ Affordable Housing Units Created/Preserved
 NA</p> |
| <p>■ Addresses Community Need YES or NO
 <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO
 Lack of supportive services for youth</p> | <p>■ Return on Investment to City
 NA</p> |

FINANCIAL BENCHMARKS

- | | |
|--|------------------------------------|
| <p>■ Other Funds Leveraged by \$1 of TIF
 \$12.75</p> | <p>■ Financing Structure Grant</p> |
| <p>■ Types of Other Funding Leveraged YES or NO
 <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO
 New Market Tax Credits, State grants</p> | |

RDA TERMS

- | | |
|--|--|
| <p>■ Payment Schedule:
 Annually; 5 equal payments</p> | <p>■ Monitoring Term of Agreement:
 10 years</p> |
| <p>■ Taxpayer Protection Provisions YES or NO
 <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO
 UCAN must operate the facility as a Youth Home</p> | |

OTHER CONSIDERATIONS

