



CITY OF CHICAGO • OFFICE OF THE MAYOR



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CONTACT:

Mayor's Press Office

312.744.3334

press@cityofchicago.org

Department of Planning and Development (DPD)

312.744.9267

TILL AND PERKINS-NORDINE HOMES PROPOSED FOR LANDMARK STATUS

The Woodlawn home of civil rights catalysts Emmett and Mamie Till and the Edgewater home of spoken word artist Ken Nordine would be designated as official Chicago Landmarks under proposals submitted to City Council today.

Emmett Till and Mamie Till-Mobley House, 6427 S. St. Lawrence Ave.

The 2400-square-foot two-flat was the home of 14-year-old Emmett Till when he was brutally murdered while visiting rural Mississippi in 1955. Upon his body's return to Chicago, Till's mother, Mamie, held an open-casket funeral to show the world the horrifying, racist violence her son had suffered. Though two men were later acquitted on murder charges, Till's death became a rallying cry for the civil rights movement. Mamie Till-Mobley continued to live in a three-bedroom apartment on the home's second floor until 1962 while she worked to honor the legacy of her only child by devoting her life to eradicating racism and improving the quality of life for people of color. The brick structure was constructed in 1895.

Perkins-Nordine House, 6106 N. Kenmore Ave.

Completed in 1903 for industrialist Herbert Farrington Perkins, the Arts and Crafts home at 6106 N. Kenmore Ave. was the residence and home office of voice-over and recording artist Ken Nordine from 1951 until his death in 2019. Nordine used a studio in the home to record a series of spoken word albums highlighting a unique mix of poetry and jazz called "Word Jazz," including the Grammy-nominated "Stare with Your Ears." Designed by the architectural firm of Pond and Pond, the three-story building is one of the last surviving mansions from the community's nascent years as a suburban-style residential neighborhood.

The designations would protect the exterior elevations of both structures, including rooflines, from significant alteration or demolition.

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LANDMARK DESIGNATION, TAX INCENTIVE PROPOSED FOR LOOP HIGH-RISE

A Loop skyscraper that once served as the regional headquarters for the former Bell Telephone Co. would be preserved as an official Chicago Landmark under a proposal submitted to City Council today.

Completed in 1966, the Illinois Bell Building at 225 W. Randolph St. is considered a rare example of a commercial building with characteristic elements of New Formalism. Designed by the Chicago firm of Holabird & Root, the 31-story tower features a curtain wall of black glass and projecting marble-clad columns; a roofline with a prominent horizontal marble slab; a recessed first floor with oversized windows; and a row of square, black, granite planters at the plaza level.

Illinois Bell played a major role in the advancement of telephone technology including the introduction of touch-tone dialing, microwave transmission systems, call waiting, speed calling, call forwarding and three-way calling.

Currently occupied by AT&T, the 853,000-square-foot building is under contract to be purchased for \$188 million by 225 West Randolph Owner LLC, which plans to implement a \$154 million rehabilitation project. The work, which would create an estimated 2,500 permanent and temporary jobs, would be supported by Cook County's Class L property tax incentive program. Total tax savings are estimated at \$69.7 million over the next 12 years. Under the landmark designation, all exterior elevations including rooflines, the first-floor lobby, and exterior plazas with the granite planters would be protected.

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SOUTH DEERING LAND DONATION WOULD COMPLETE INDIAN RIDGE MARSH

The last private lots within the Indian Ridge Marsh nature preserve in South Deering would be acquired by the City and made available for public use under a financial proposal introduced to City Council today by Mayor Lori E. Lightfoot.

Consisting of .86 acres, the 12 lots on the 11700 block of South Calhoun Avenue would be acquired from the Openlands conservation agency, to which they were donated from a private owner. The transaction costs of \$19,000 would be paid through the City's Open Space Impact Fee program.

The lots would be managed any the Chicago Park District, which maintains the 154-acre preserve through a lease with the City.



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LAND ACQUISITION AUTHORITY PROPOSED FOR COMMERCIAL PARCELS IN SOUTH CHICAGO

A proposal introduced to City Council today by Mayor Lori E. Lightfoot would authorize the City's potential acquisition of four private properties on an underutilized commercial block in South Chicago.

The properties, which include three vacant buildings and an empty lot, are part of a Request for Proposals (RFP) issued by the Department of Planning and Development in November for the northwest corner of 89th Street and Commercial Avenue. The chosen developer for the RFP would fund the properties' acquisition costs. The City would use the acquisition authority only if the developer is unable to finalize purchase agreements on its own. The selected respondent to the RFP is expected by summer 2021.

The 25,000-square-foot RFP site is part of Mayor Lightfoot's INVEST South/West initiative, which is leveraging resources from public, private, and nonprofit sectors to revitalize portions of 12 commercial corridors in 10 South and West side neighborhoods.

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PROPERTY TAX INCENTIVES WOULD SUPPORT FOUR INDUSTRIAL PROJECTS

Property tax incentives introduced to City Council today by Mayor Lori E. Lightfoot would support four industrial redevelopment projects on the West and South sides.

Chicago Anodizing Co., 4118-38 W. Lake St.

A Class 6(b) incentive would help Chicago Anodizing Co. construct an approximately 21,000-square-foot addition to an existing building at 4112 W. Lake St. in the Northwest Industrial Corridor. The \$2.2 million project includes expanded warehouse and office space to increase operational efficiencies for anodizing operations that apply protective coatings to aluminum products. The estimated \$172,000 in tax savings over the 12-year incentive period would support the retention of 60 and the creation of six full-time jobs.

The Cook County Class 6(b) incentive encourages industrial development by providing reduced property tax rates for qualifying rehabilitation and construction projects.

The Will Group, 825 S. Kilpatrick Ave.

A Class 6(b) incentive would enable the development of a \$6.7 million electrical equipment production facility in Austin. The 60,000-square-foot facility would be built and operated by The Will Group to manufacture smart LED light fixtures, solar panels, transformers, and



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other electrical products for utilities, government agencies, and private clients. The estimated \$468,000 in property tax savings over the 12-year incentive period would support the creation of up to 35 permanent positions and 58 construction jobs. The vacant, 3.3-acre site within the Roosevelt Cicero Industrial Corridor was recently sold by the City for \$333,000.

NP Avenue O LLC, 3408 E. 118th St.

A Class 6(b) tax incentive would support the development of a \$30.1 million speculative industrial building on 16.2 acres of vacant land in Hegewisch by NP Avenue O LLC. Designed to house manufacturing and distribution tenants, the 300,000-square-foot complex would feature an adjacent 6.7-acre stormwater management facility. As a speculative project, the building is expected to generate up to 150 temporary and 90 permanent jobs when fully occupied. Total tax savings over the 12-year incentive period are estimated at \$3 million.

Marina Crossing JV LLC, 2075 W. 43rd St.

A Class 6(b) tax incentive would support the recently completed construction of a new, 633,000-square-foot industrial building by Marina Crossing JV LLC in New City. The \$32 million development is today occupied by two tenants and employs 70 people. The remaining space will be leased to light industrial firms employing up to 220 additional people. Total tax savings over the 12-year incentive period are estimated at \$9.8 million.

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