

**Notice: A Public Hearing will begin at 1:00 P.M. regarding the proposed Cicero/Stevenson TIF Redevelopment Project Area**

**COMMUNITY DEVELOPMENT COMMISSION**

**121 North LaSalle Street  
Chicago, Illinois  
Regular Meeting, 1:00 PM  
April 5th, 2022**

**AGENDA**

**IMPORTANT NOTE:**

IN RESPONSE TO THE COVID-19 PUBLIC HEALTH EMERGENCY, THE CHAIR 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 CHAIR 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 5<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 comments 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.

For members of the public wishing to speak, the Chair will call for comments on each specific agenda item following the staffs’ report. Members of the public wishing to speak may register online by filling out a request form at least 24 hours in advance of the meeting, or they may request to speak on a specific agenda item by activating the “raise your hand” function when the Chair calls for comments until all slots (15) 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. Each speaker will be allocated no more than three (3) minutes to speak.

**I. ROLL CALL**

**II. APPROVAL OF MINUTES OF THE MARCH 8<sup>th</sup> MEETING**

**III. OLD BUSINESS**

**A. PROPOSED CICERO/STEVENSON TIF REDEVELOPMENT PROJECT AREA (WARD 22)**

Recommend approval of the redevelopment plan for the proposed Cicero/Stevenson Tax Increment Financing Redevelopment Project Area, recommend designation of the area as a Tax Increment Financing Redevelopment Project Area, and recommend adoption of Tax Increment Financing for the area.

**Beth McGuire**

**IV. NEW BUSINESS**

**A. OGDEN/PULASKI REDEVELOPMENT PROJECT AREA (WARD 24)**

Request authority to advertise the Department of Planning and Development's intention to enter into a negotiated sale with Grace Manor LP or related entity for the disposition of the property located at 3401-3423 W. Ogden in the Ogden/Pulaski Redevelopment Project Area, to request alternative proposals and to approve the sale of the property to Grace Manor LP or related entity if no responsive alternative proposals are received; and request authority for the Department of Planning and Development to negotiate a redevelopment agreement with Grace Manor LP or related entity for redevelopment of the property and to recommend to the City Council of the City of Chicago the designation of Grace Manor LP or related entity as Developer if no responsive alternative proposals are received.

**Dinah Wayne**

**B. DEVON & WESTERN REDEVELOPMENT PROJECT AREA (WARD 40)**

Request authority to advertise the Department of Planning and Development's intention to enter into a negotiated sale with NeighborSpace, a non-profit urban land trust, for the disposition of the property located at **5384 N. Bowmanville** in the Devon & Western Tax Increment Financing Redevelopment Project Area, to request alternative proposals, and to approve the sale of the property to NeighborSpace if no responsive alternative proposals are received.

**Meg Gustafson**

**V. ADJOURNMENT**