

Notice: A public hearing will be held beginning at 1:00 p.m. regarding the proposed Weed/Fremont Tax Increment Financing Redevelopment Project Area.

**COMMUNITY DEVELOPMENT COMMISSION  
121 North LaSalle Street  
Council Chambers, Second Floor  
Regular Meeting, 1:00 p.m.  
October 9, 2007**

**TENTATIVE AGENDA**

**I. ROLL CALL**

**II. APPROVE MINUTES OF MEETINGS HELD ON SEPTEMBER 11 AND  
SEPTEMBER 25, 2007**

**III. OLD BUSINESS**

**A. PROPOSED WEED/FREMONT TIF REDEVELOPMENT PROJECT  
AREA (WARD 43)**

Recommend approval of the redevelopment plan for the proposed Weed/Fremont 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.

**B. MIDWEST TIF REDEVELOPMENT PROJECT AREA (WARD 2)**

Request authority to reject all responses to the Request For Proposals issued by the Department of Planning and Development on January 23, 2007 for the purchase and redevelopment of the property located at 2549-67 W. Warren Boulevard in the Midwest Tax Increment Financing Redevelopment Project Area.

**C. LAWRENCE/PULASKI TIF REDEVELOPMENT PROJECT AREA  
(WARD 39)**

Request authority to reject all responses to the Request For Proposals issued by the Department of Planning and Development on July 15, 2006 for the purchase and redevelopment of the property located at the southeast corner of Pulaski Road and Wilson Avenue in the Lawrence/Pulaski Tax Increment Financing Redevelopment Project Area.

#### **IV. NEW BUSINESS**

**A. MIDWEST TIF REDEVELOPMENT PROJECT AREA (WARD 24)**

Request authority to acquire the property located at 1424 S. Drake Avenue in the Midwest Tax Increment Financing Redevelopment Project Area.

**B. MIDWEST TIF REDEVELOPMENT PROJECT AREA (WARD 24)**

Request authority to advertise the Department of Planning and Development's intention to enter into a negotiated sale with Aster Land Company for the disposition of property located at 1550 S. Spaulding Avenue in exchange for the property owned by Aster Land Company at 1424 S. Drake Avenue in the Midwest Tax Increment Financing Redevelopment Project Area, to request alternative proposals, and to approve the negotiated sale and exchange with Aster Land Company if no responsive alternative proposals are received.

**C. MIDWEST TIF REDEVELOPMENT PROJECT AREA (WARD 24)**

Request authority to advertise the Department of Planning and Development's intention to enter into a negotiated sale with Legacy Charter School for the disposition of property located at 1429-41 S. Central Park Avenue, 1424-42, 1433-41 and 1445-49 S. Drake Avenue, 1444-46 S. St. Louis Avenue and 3569 W. Douglas Boulevard in the Midwest Tax Increment Financing Redevelopment Project Area, to request alternative proposals, and to approve the sale of the property to Legacy Charter School if no responsive alternative proposals are received.

**D. SOUTH CHICAGO TIF REDEVELOPMENT PROJECT AREA (WARD 10)**

Request authority to approve the sale of property located on the 8500 blocks of S. Burley and S. Buffalo avenues in the South Chicago Tax Increment Financing Redevelopment Project Area to Claretian Associates, Inc., the designated successful respondent to the RFP issued by the Department of Planning and Development on January 14, 2005 for the purchase and redevelopment of the property.

**E. SOUTH CHICAGO TIF REDEVELOPMENT PROJECT AREA (WARD 10)**

Request authority to advertise the Department of Planning and Development's intention to enter into a negotiated sale with Aspen SCG, LLC for the disposition of property located on the 3300 block of E. 88<sup>th</sup> Street and the 8800 block of S. Buffalo Avenue in the South Chicago Tax Increment Financing Redevelopment Project Area, to request alternative proposals, and to approve the sale of the property to Aspen SCG, LLC if no responsive alternative proposals are received.

- F. NORTH KENWOOD-OAKLAND CONSERVATION AREA (WARD 4)**  
Request authority to advertise the Department of Planning and Development's intention to enter into a negotiated sale with 4443 Lake Park, Inc. for the disposition of the property located at 4443 S. Lake Park Avenue in the North Kenwood-Oakland Conservation Area; to request alternative proposals; and to approve the sale of the property to 4443 Lake Park, Inc. if no responsive alternative proposals are received.
- G. 103<sup>RD</sup>/HALSTED REDEVELOPMENT PROJECT AREA (WARD 34)**  
Request authority to advertise the Department of Planning and Development's intention to enter into a negotiated sale with Highland Park CVS, LLC for the disposition of the property located at 737 West 103rd Street in the 103<sup>rd</sup>/Halsted Redevelopment Project Area, to request alternative proposals, and to approve the sale of the property to Highland Park CVS, LLC if no responsive alternative proposals are received.
- H. FULLERTON/MILWAUKEE TIF REDEVELOPMENT PROJECT AREA (WARD 35)**  
Request authority for the Department of Planning and Development to negotiate a redevelopment agreement with 2323 N. Milwaukee, LLC for redevelopment of the property located at 2323 N. Milwaukee Avenue in the Fullerton/Milwaukee Tax Increment Financing Redevelopment Project Area, and to recommend to the City Council of the City of Chicago the designation of 2323 N. Milwaukee, LLC as Developer.
- I. 47<sup>TH</sup>/KING DRIVE TIF REDEVELOPMENT PROJECT AREA (WARD 3)**  
Request authority to advertise and issue a Request For Proposals for the purchase and redevelopment of the property located at the southwest corner of 47<sup>th</sup> Street and Dr. Martin Luther King, Jr. Drive in the 47<sup>th</sup>/King Drive Tax Increment Financing Redevelopment Project Area.
- J. 87<sup>TH</sup>/COTTAGE GROVE TIF REDEVELOPMENT PROJECT AREA (WARD 8)**  
Request authority to acquire the property located at 7903 S. Cottage Grove Avenue, 827 E. 79th Street and 7914 S. Maryland Avenue in the 87<sup>th</sup>/Cottage Grove Tax Increment Financing Redevelopment Project Area.

**V. ADJOURNMENT**