

STATE OF ILLINOIS)
)SS
COUNTY OF COOK)

CERTIFICATE

I, Jennifer Rampke, the duly authorized, qualified and Executive Secretary of the **Community Development Commission of the City of Chicago**, and the custodian of the records thereof, do hereby certify that I have compared the attached copy of a Resolution adopted by the **Community Development Commission of the City of Chicago** at a Regular Meeting held on the 11th Day of July 2006 with the original resolution adopted at said meeting and recorded in the minutes of the Commission, and do hereby certify that said copy is a true, correct and complete transcript of said Resolution.

Dated this 11th Day of July 2006


EXECUTIVE SECRETARY
Jennifer Rampke

**COMMUNITY DEVELOPMENT COMMISSION
OF THE
CITY OF CHICAGO**

RESOLUTION NO. 06 - CDC - 61

**AUTHORIZATION TO NEGOTIATE A
REDEVELOPMENT AGREEMENT WITH
SLRDM 7400 SOUTH ROCKWELL DEVELOPMENT, LLC**

**AND
RECOMMENDATION TO
THE CITY COUNCIL OF THE CITY OF CHICAGO
FOR THE DESIGNATION OF
SLRDM 7400 SOUTH ROCKWELL DEVELOPMENT, LLC
AS DEVELOPER**

WHEREAS, the Community Development Commission (the "Commission") of the City of Chicago (the "City") has heretofore been appointed by the Mayor of the City with the approval of its City Council (the City Council referred to herein collectively with the Mayor as the "Corporate Authorities") as codified in Section 2-124 of the City's Municipal Code; and

WHEREAS, the Commission is empowered by the Corporate Authorities to exercise certain powers enumerated in Section 5/11-74.4-4(k) of the Illinois Tax Increment Allocation Redevelopment Act, as amended (65 ILCS 5/11-74.4-1 et seq.), (as amended from time to time, the "Act"); and

WHEREAS, the City Council, upon the Commission's recommendation pursuant to Resolution 99-CDC-2 and pursuant to the Act, enacted three ordinances on January 12, 1999 pursuant to which the City approved and adopted a certain redevelopment plan and project (the "Plan") for the Greater Southwest Industrial Corridor (East) Redevelopment Project Area (the "Area"), designated the Area as a redevelopment project area and adopted tax increment allocation financing for the Area. The street boundaries of the Area are described on Exhibit A hereto; and

WHEREAS, SLRDM 7400 South Rockwell Development, LLC (the "Developer"), has presented to the City's Department of Planning and Development ("DPD") a proposal for redevelopment of the Area or a portion thereof that is in compliance with the Plan, consisting of the construction of an affordable single-family housing development to be called Marquette Village (the "Project"); and

WHEREAS, DPD requests that the Commission recommend to City Council that the Developer be designated as the developer for the Project and that DPD be authorized to negotiate, execute and deliver a redevelopment agreement with the Developer for the Project; now, therefore,

BE IT RESOLVED BY THE COMMUNITY DEVELOPMENT COMMISSION OF THE CITY OF CHICAGO:

Section 1. The above recitals are incorporated herein and made a part hereof.

Section 2. The Commission hereby recommends to City Council that the Developer be designated as the developer for the Project and that DPD be authorized to negotiate, execute and deliver on the City's behalf a redevelopment agreement with the Developer for the Project.

Section 3. If any provision of this resolution shall be held to be invalid or unenforceable for any reason, the invalidity or unenforceability of such provision shall not affect any of the remaining provisions of this resolution.

Section 4. All resolutions, motions or orders in conflict with this resolution are hereby repealed to the extent of such conflict.

Section 5. This resolution shall be effective as of the date of its adoption.

Section 6. A certified copy of this resolution shall be transmitted to the City Council.

ADOPTED July 11, 2006

Attachment: Exhibit A, Street Boundary Description

**CITY OF CHICAGO
DEPARTMENT OF PLANNING AND DEVELOPMENT**

**STAFF REPORT
TO THE
COMMUNITY DEVELOPMENT COMMISSION
REQUESTING DEVELOPER DESIGNATION
July 11, 2006**

I. PROJECT IDENTIFICATION AND OVERVIEW

Project Name: Marquette Village

Applicant Name: SLRDM 7400 South Rockwell Development, L.L.C.

Project Address: 2601- 2845 West 74th Street & 7400-7450 S. Rockwell Avenue

Ward and Alderman: 18th/ Alderman Thomas Murphy

Community Area: Chicago Lawn / Community Area 66

Redevelopment
Project Area: Greater Southwest Industrial Corridors (East) Tax Increment Financing
Redevelopment Project Area

Requested Action: TIF Developer Designation

Proposed Project: This project is a residential project. Although it is located within
industrial TIF, the project location is best suited for residential
redevelopment.

TIF Assistance: \$6,093,318

II. PROPERTY DESCRIPTION

Address: 2601- 2845 West 74th Street & 7400-7450 S. Rockwell Avenue

Location: Southwest corner of W. 74th Street and S. Rockwell Avenue.

Tax Parcel
Numbers: 19-25-124-003, 19-25-125-001, 19-25-125-003

Land Area: Approximately 18.4 acres site.

Current Use: The site presently contains a vacant 300,000 square foot industrial building that was used to manufacture Kool-Aid, as well as unused employee parking lots and a quarter acre landscaped area at the corner of West 74th St. and S. Rockwell Avenue. All of these improvements would be removed to make way for the proposed project.

Current Zoning: Residential Planned Development No. 979

Environmental Condition: The property does not require remediation.

III. BACKGROUND

The approximately 16.54-acre site is located on the southwest corner of West 74th Street and South Rockwell Avenue. The triangular shaped property is bounded by South Rockwell Avenue on the east, West 74th Street on the north, and an active railroad yard on the south and west sides. The areas to the north and east of the site contain one-, one and a half-, and two-story single-family homes and two flats. The property lies within the Greater Southwest Industrial Corridor (East) Tax Increment Financing (TIF) District.

The site once contained a vacant, 300,000 square-foot industrial building that was used to manufacture Kool-Aid, as well as unused employee parking lots and a quarter-acre landscaped area at the corner of W. 74th St. and S. Rockwell Ave. All of these improvements would be removed to make way for this project.

The site is well served by public transportation.

IV. PROPOSED DEVELOPMENT TEAM

Development Entity: Senior Lifestyles Corporation and RDM Development & Investment, LLC have formed SLRDM 7400 South Rockwell Development, LLC and are co-applicants (“Applicants”) requesting TIF assistance. The entity was formed for the purpose of completing this project. RDM Development & Investment, L.L.C. will be the lead developer in this phase of the project. They are proposing to construct 139 detached single family homes on the targeted site. Senior Lifestyle Corporation will lead in constructing a five (5) story, subsidized, ninety-four (94) unit senior apartment building in another phase of the project. SLRDM 7400 South Rockwell Development, L.L.C. is a licensed developer.

RDM Development & Investment LLC

RDM Development & Investment, LLC was founded in 1994 and is headed by President Robert D. Mosky, ad cofounder and vice president Wojciech A. Kocemba. Their firm, including its affiliates, have a staff of 60 employees. RDM is a licensed residential developer that has constructed over a thousand residential units and as well as retail developments over the past decade. A large majority of the residential developments are located in the Chicagoland area. RDM Development was also a major developer in the revitalization and rebuilding of Lincoln

Ave. in the Lincoln Park and Lakeview neighborhoods. Some of the major commercial tenants include Starbucks, Washington Mutual, Blockbuster Video, H&R Block, Coldwell Banker, Prairie Bank, Charter Bank, Hair Cuttery, Plass Appliances and Subway.

Senior Lifestyles Corporation

Senior Lifestyle Corporation (“SLC”) is a Chicago based developer and full service operator and owner of high quality senior housing communities. SLC was founded by William B. Kaplan and James B. Klutznick in 1985 and currently operates more than 4,500 residential units, with communities located across the country. Over the past 19 years, SLC has established a significant presence in the industry with a reputation for providing the highest quality housing and related services for seniors.

V. PROPOSED PROJECT

Project Overview:

The 18.4 acre Marquette Village development will have 139 detached single family homes. The homes are made from a pre-fabricated, all masonry product. They will have a red and brown brick façade that compliments that existing surrounding homes. The individual homes will all have 3 bedrooms and 2 baths within 1,680 square feet of living space. Twenty-eight (28) or 20% of 139 total homes will be sold as affordable. The Department of Housing has reviewed and approved the affordable units pricing. The homes will have three bedrooms and two bathrooms. All of the homes will have two-car detached garages and a uniformed landscaping in conformance with the project’s landscaping plan.

The project will include the continuation of the City’s street grid system integrated amidst park-like landscaping and aesthetically compatible building designs. Once completed, and Marquette Village development will provide the existing single-family homes to the north with a more compatible use than the historic industrial nature of the site.

A ninety-four (94) unit Senior Suites apartments project will be constructed on the site at a later date. It is not a part of this deal.

Approximately 85,000 square feet of land will be dedicated to public right-of-ways that will serve primarily the single-family homes. The right-of-way additions include the prorated land acquisition and the laying of new street infrastructure including sewer, water curb gutter and sidewalks and streetscaping. All of the roads, alleys and walks surrounding the single-family homes will be built to City specification and dedicated to the City of Chicago.

A site plan and floor plan is provided as an exhibit to this report.

Affordable For-Sale Units- At or Below 100% AMI

Unit Type	Number	Size	Maximum Affordable Price*
3 BR / 2 BTH	28	1,680 s.f.	\$ 237,848

*The Maximum Affordable Price is based upon current HUD regulations (related to Chicago's current Area Median Income) and is subject to change from time to time.

Market Rate For Sale Units

Unit Type	Number	Size	Expected Market Price
3 BR / 2 BTH	111	1,680 s.f.	Starting at \$240,000

Environmental Features: all of the homes will comply with the energy star rating (high performance windows, upgraded HVAC).

VI. FINANCIAL STRUCTURE

The City, through its Department of Planning and Development (DPD) intends to provide the Developer with TIF assistance in an amount not to exceed a Maximum amount of \$6,093,318 (15.4% of the total project costs) subject to the actual amount of TIF-eligible costs incurred in completing the Project. SLRDM 7400 South Rockwell Development, LLC plans to fund the project using equity and a conventional construction loan to be repaid using the sales proceeds. The TIF assistance will be provided through the issuance, at closing, of a taxable developer note (Note 1). A tax-exempt developer note (Note 2) will be issued at the time of the Certificate of the Completion essentially taking out/replacing the Taxable Developer Note. The debt service on the Note will be paid off using increment generated by the project itself as well as a portion of area wide increment from within the Greater Southwest Industrial Corridor (East) TIF. Because of the affordability requirements (28 of the 139 units, or 20%) and the significant infrastructure needs on site, the project would not be able to move forward without TIF assistance. The TIF funding will be used almost entirely for infrastructure improvements.

To make the proposed development financially feasible, we are issuing a note(s) totaling a maximum of \$6,093,318.

DPD will include a profit recapture provision in the RDA.

Sources and Uses of Funds

<u>Sources</u>	<u>Amounts</u>	<u>% of Total</u>
Sales Proceeds	\$33,360,000	84%
Unit Upgrades (139 units*\$3,500)	\$486,500	1%
Construction Loan	\$0	0%
TIF Proceeds	\$5,420,282	14%
<u>Equity</u>	<u>\$293,860</u>	<u>1%</u>
Total Sources	\$39,560,642	100%

<u>Uses</u>	<u>Amount</u>	<u>\$/sq. ft.</u>
Land Acq.	\$1,271,409	\$5.65
Site Prep./Demo.	\$893,959	\$3.97
Public Infrastructure	\$5,420,282	\$24.07

Hard Cost

Const. Hard Cost	\$19,590,660	\$87.00
Cost of Upgrades	\$291,900	\$1.30
Contingency	\$979,533	\$4.35
<u>G.C. Fee</u>	<u>\$1,959,066</u>	<u>\$8.70</u>
Total Hard Costs	\$22,821,159	\$101.35

Soft Costs

Marketing Expense	\$200,000	\$0.89
Sales Commission (5% of Sales)	\$1,668,000	\$7.41
Unit Closing (1% of Sales)	\$333,600	\$1.48
Reserve (1% of Sales)	\$333,600	\$1.48
Legal Expenses	\$125,000	\$0.56
Architecture/Engineering	\$195,907	\$0.87
Surveys	\$100,000	\$0.44
Insurance	\$75,000	\$0.33
Bank Fees/Compliance	\$125,000	\$0.56
Permits (1.5 % of Const. hard cost)	\$293,860	\$1.31
Appraisal	\$25,000	\$0.11
R/E Taxes,utilities,misc.	\$300,000	\$1.33
Financing Costs	\$809,579	\$3.60
Profit	\$3,215,427	\$14.28
<u>Developer Fee</u>	<u>\$1,353,860</u>	<u>\$6.01</u>
Total Soft Costs	\$9,153,833	\$21.85

Total Uses of Funds	\$39,560,642	\$175.68
----------------------------	---------------------	-----------------

Proceeds

Sales Proceeds	\$33,360,000
Unit Upgrades	\$486,500
Total Gross Sales Proceeds	\$33,846,500

Sales Commission	\$1,668,000
Unit Closing Costs	<u>\$ 333,600</u>
Total Cost of Sales	\$2,001,600

Net Sales Proceeds **\$31,844,900**

Leveraged TIF Assistance **\$6,093,318**

Total Gross Proceeds **\$37,938,218**

Estimated Project Cost

Total Uses	\$39,560,642
“Profit”	-\$3,215,427
Developer Fee	-\$1,353,860
Sales Commissions	-\$1,668,000
Unit Closing Costs	-\$333,600
Total Est. Project Costs	\$32,989,755

Profitability Calculation

Profit Threshold%	15.0%
Profit Threshold	\$4,948,463
Additional Amt. for Supv/Overhead	\$ 0
Profit Threshold + Permitted Fee	\$4,948,463

Current Profit + Permitted Fee	\$4,948,463
Current Estimated %	15.0%

Adjustment to TIF Amt.	-\$ 0
TIF Amount if allow 15%	\$6,093,318

Indicators:

Profit as a % of Total Project Costs	\$15.0%
Profit as a % of Gross Sale Revenue	14.62%
Profit as a % of Equity Investment	

VII. PUBLIC BENEFITS

The proposed project will provide the following public benefits.

Property Taxes: The project will expand the tax base by returning a tax exempt property to the tax rolls.

Environmental Features: The two-story homes will have three bedrooms and two bathrooms as well as off-street parking for two cars, landscaping, and any required “Building Green” initiatives in conformance with Residential Planned Development No. 979 (the “PD”).

Permanent Jobs: N/A

Construction Jobs: The project will produce 48 temporary construction jobs.

Affirmative Action: The developer will comply with the requirements of Chicago's affirmative action ordinance, which requires contract participation of 24% by minority-owned business enterprises (MBEs) and 4% by woman-owned business enterprises (WBEs). The developer has provided notification of the proposed project, by certified mail, to eight associations of minority and women contractors. A sample version of the letter and copies of the post office receipts for the certified letters are presented as exhibits to this report.

City Residency: The developer will comply with the requirements of Chicago's city residency ordinance, which requires that at least half of all construction-worker hours be filled by Chicago residents. The developer will also comply with the requirement that all construction jobs are paid the prevailing wage.

VIII. COMMUNITY SUPPORT

Alderman Thomas Murphy endorses the project and has provided a letter of support (see exhibits for copy).

IX. CONFORMANCE WITH REDEVELOPMENT AREA PLAN

The proposed project is located in the Greater Southwest Industrial Corridor (East) Tax Increment Financing Redevelopment Project Area. The TIF land use plan was amended (3/39/06) to include residential for this project. The proposed project will satisfy the following goals of the amended land use located within the area's redevelopment plan: The implementation strategy for achieving the plan's goals envisions the need to provide TIF financial assistance for the public infrastructure improvements for this development. The proposed project conforms to the amended plan's land use map, which calls for residential development at the subject site.

X. CONDITIONS OF ASSISTANCE

If the proposed resolution is approved by the CDC, DPD will negotiate a redevelopment agreement with the developer. The redevelopment agreement will incorporate the parameters of the proposed project as described in this staff report.

It is DPD policy that no business will be conducted with a development entity whose any principal has outstanding municipal debts (such as unpaid parking tickets, unpaid water bills, unpaid business licenses, and others), is in arrears of child support payments, or who is a debtor in bankruptcy, a defendant in a legal action for deficient performance, a respondent in an administrative action for deficient performance, or a defendant in any criminal action. Before today's action is presented to the city council for approval, the department will conduct a thorough background check of all principals having an ownership interest of 7.5 percent or

greater, and of the boards of directors and trustees of non-profit organizations. Similar background checks will be conducted on the development entity itself.

Closing of the redevelopment agreement will not occur before the City Council has approved the redevelopment agreement, the developer has obtained all necessary City approvals including zoning and building permits, and the developer has presented proof of financing. The redevelopment agreement will include a development timetable.

XI. RECOMMENDATION

The Department of Planning and Development has thoroughly reviewed the proposed project, the qualifications of the development team, the financial structure of the project, its need for public assistance, its public benefits, and the project's conformance with the redevelopment area plan, and DPD recommends that the CDC recommend to the City Council the designation of SLRDM 7400 South Rockwell Development, L.L.C. as Developer for the development of 2601-2845 West 74th Street & 7400-7450 S. Rockwell Avenue.

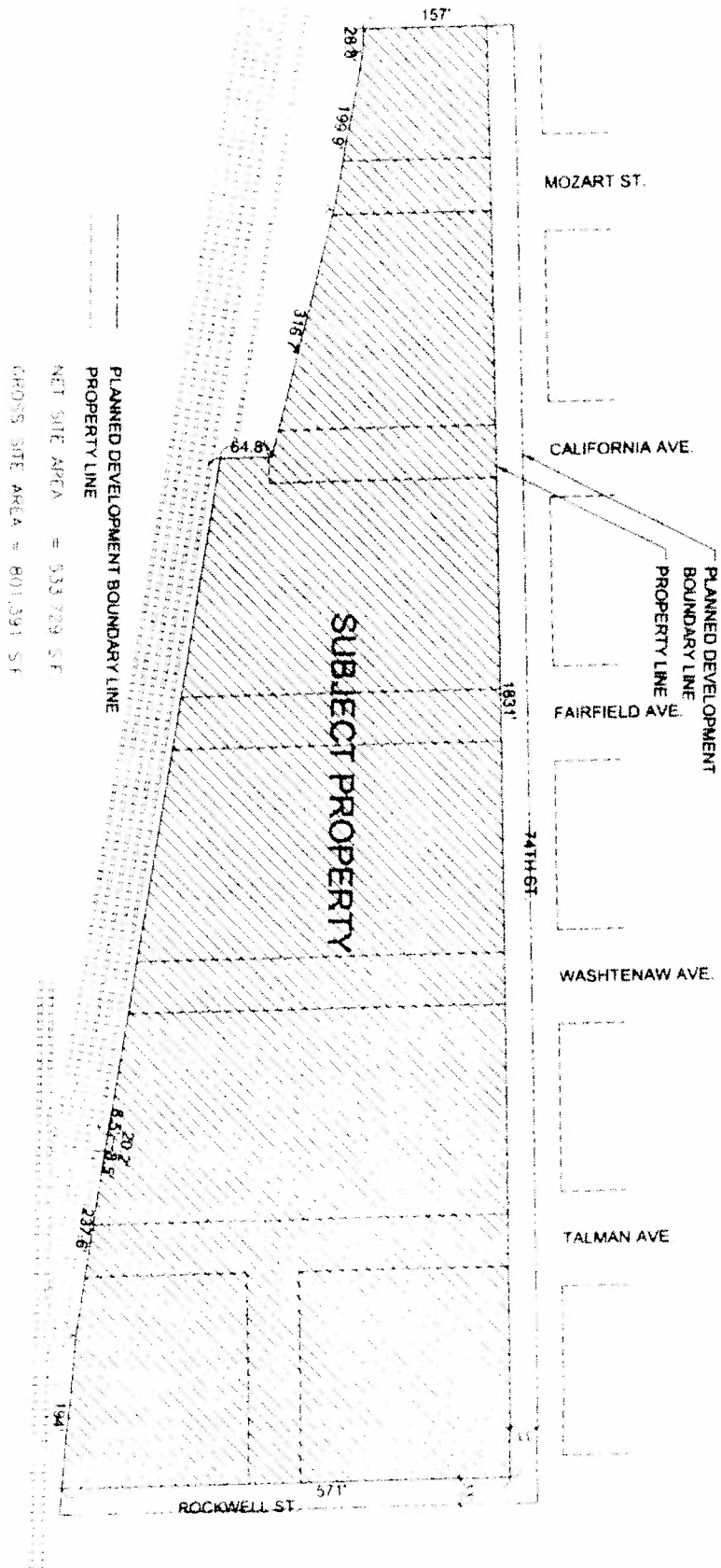
EXHIBITS

Redevelopment Area Map
Neighborhood Map or Aerial
Site Plan
Sample M/WBE Letter
Copies of M/WBE Certified Letter Receipts
Alderman's Letter of Support

EXHIBIT A

Street Boundary Description of the
Greater Southwest Industrial Corridor (East) Tax Increment Financing
Redevelopment Project Area

The Area is generally bounded by 73rd Street on the north, Damen Avenue on the east, 79th Street on the south, and Kedzie Avenue on the west.



CO-APPLICANTS: Senior Lifestyle Corporation
 RDM Development and Investment, L.L.C.
ADDRESS: 2601-2845 West 74th Street
 7400-7450 South Rockwell Street
DATE: March 17, 2005



Mann Gin Dubin & Frazier, Ltd.
 104 South Michigan Avenue, Suite 200
 Chicago, Illinois 60603-5972
 312 424 2400 fax 312 424 2424

MARQUETTE VILLAGE

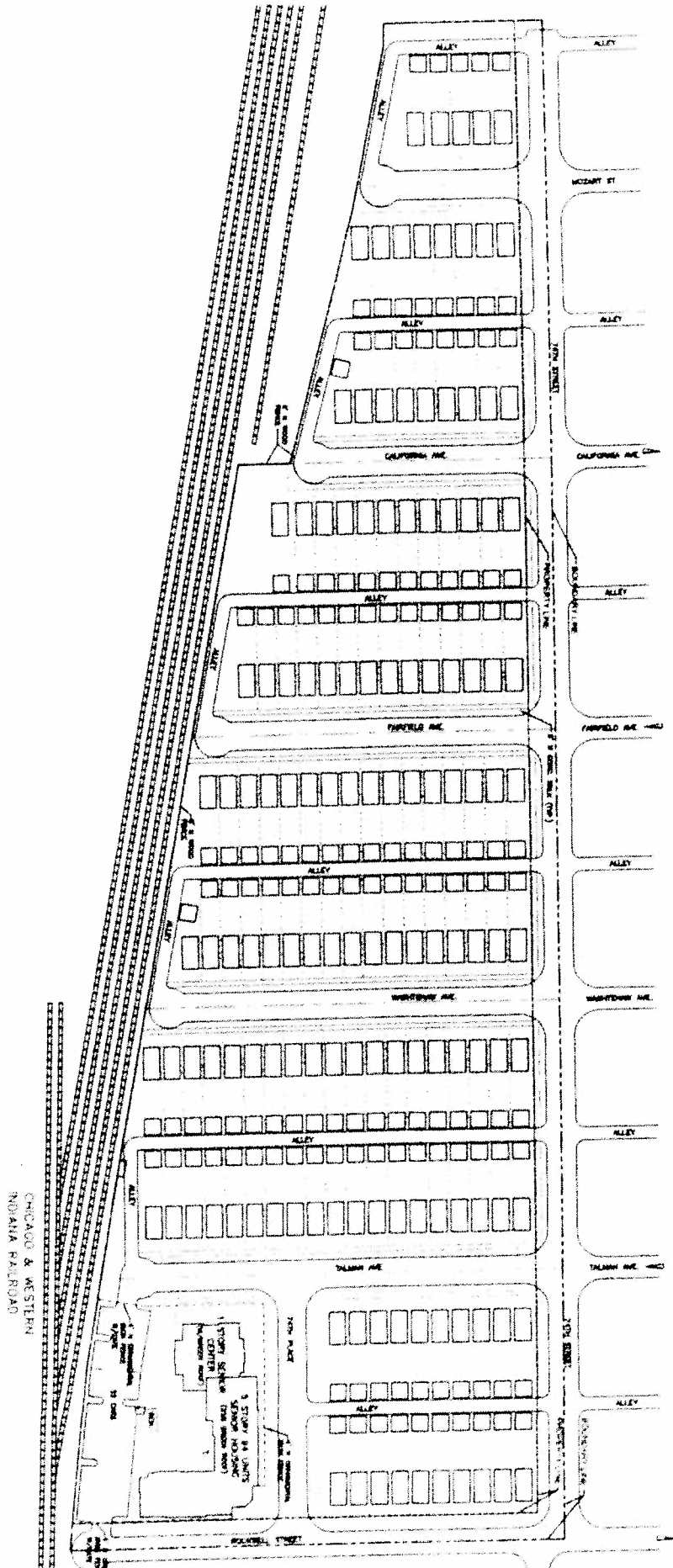
**PLANNED DEVELOPMENT BOUNDARY
 AND PROPERTY LINE MAP**

3.a

881

1"=200'

94 APARTMENTS FOR SENIOR CITIZENS		
139 TWO STORY DETACHED HOMES		
28 UNITS TYPE 'X'		
233 UNITS TOTAL		
	TOTAL D U	TOTAL PKG
5 STORY SENIOR HOUSING	94	29
SINGLE FAMILY (SINGLE)	139	278
SENIOR CENTER	23	23
TOTAL	233	330



CHICAGO & WESTERN
INDIANA RAILROAD

CO-APPLICANTS: Senior Lifestyle Corporation
RDM Development and Investment, L.L.C.







ADDRESS: 2601-2845 West 74th Street
7400-7450 South Rockwell Street

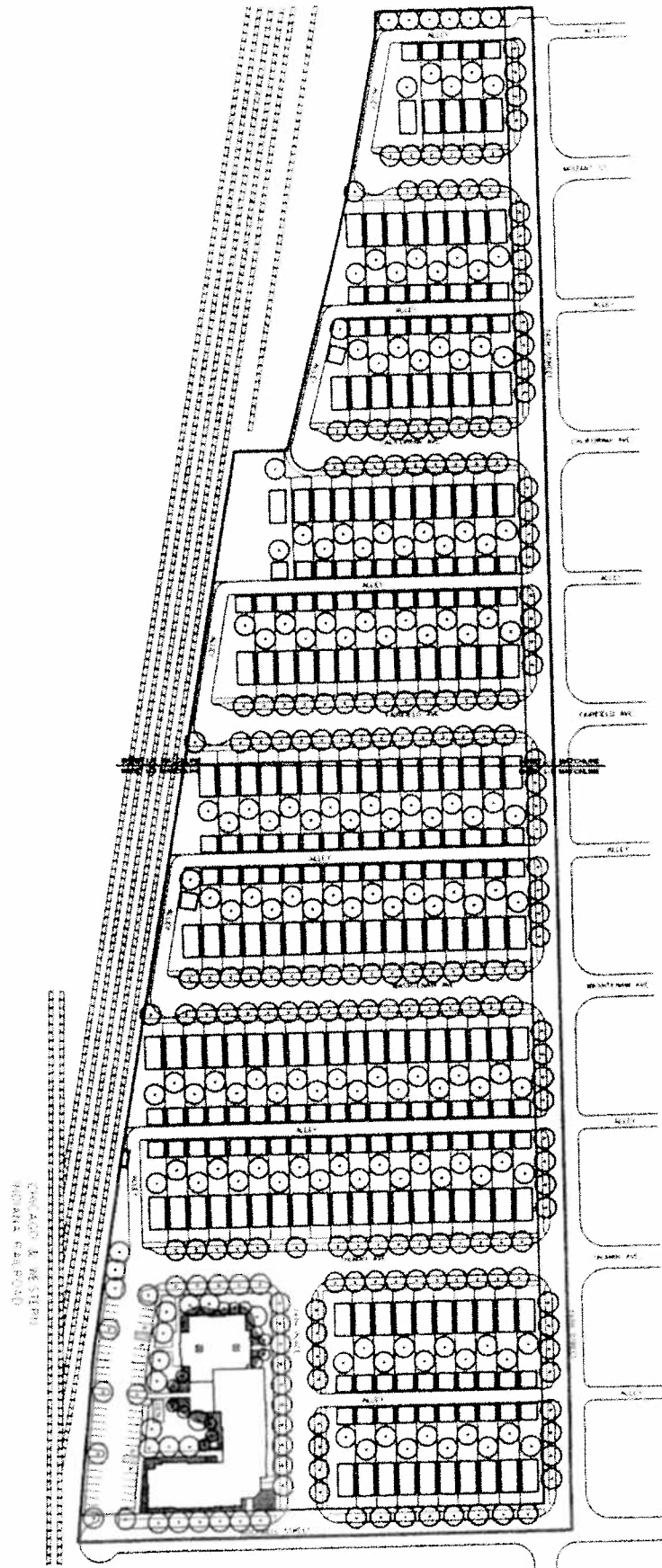
DATE: March 17, 2005



Mann Gin Dublin & Frazier, Ltd.
104 South Michigan Avenue, Suite 200
Chicago, Illinois 60603-5972
312 424 2400 fax 312 424 2424

MARQUETTE VILLAGE	SITE PLAN	4
	04.851	1"=200'

- LEGEND:**
-  SHADE TREE
 -  EXISTING TREE
 -  ORNAMENTAL TREE
 -  SHRUBS / PERENNIALS AND GROUNDCOVER
 -  ORNAMENTAL METAL FENCE, 4'-0" HEIGHT
 -  6'-0" HEIGHT WOOD FENCE



CO-APPLICANTS: Senior Lifestyle Corporation
RDM Development and Investment, L.L.C.

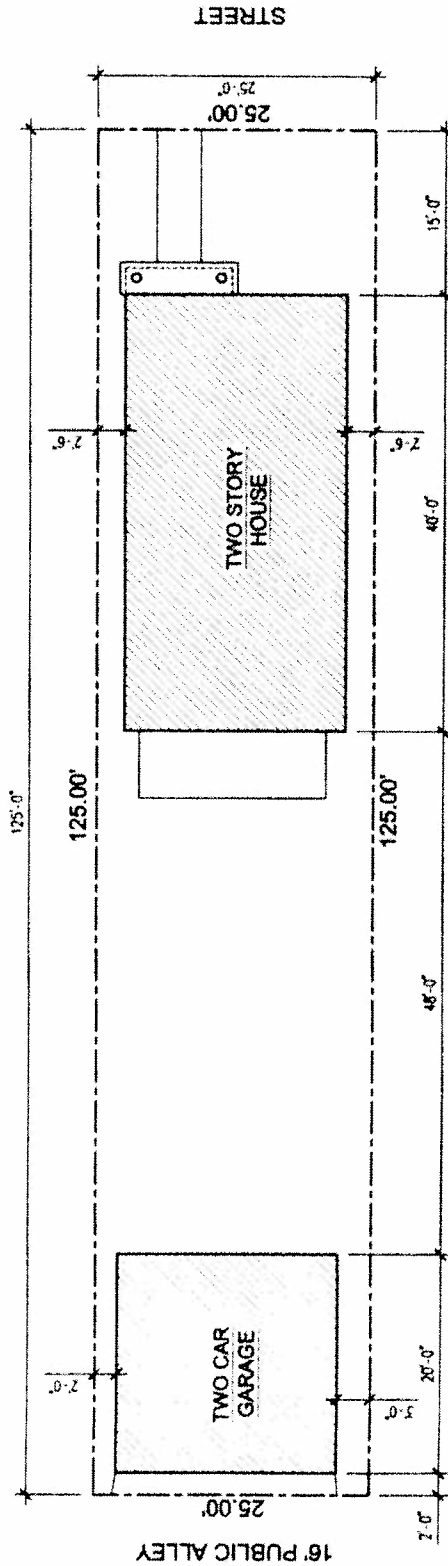
ADDRESS: 2601-2845 West 74th Street
7400-7450 South Rockwell Street

DATE: June 16, 2005

LANDSCAPE ARCHITECT
WOLFF CLEMENTS AND ASSOCIATES, LTD.
417 SOUTH OGDARBORN, SUITE 100
CHICAGO, ILLINOIS 60605
TEL: 312 843 5486
FAX: 312 863 5497
WWW.WOLFFCLEMENTS.COM



STREETSCAPE

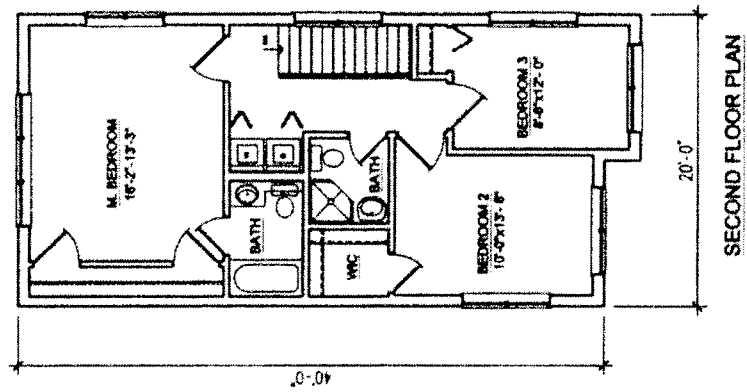
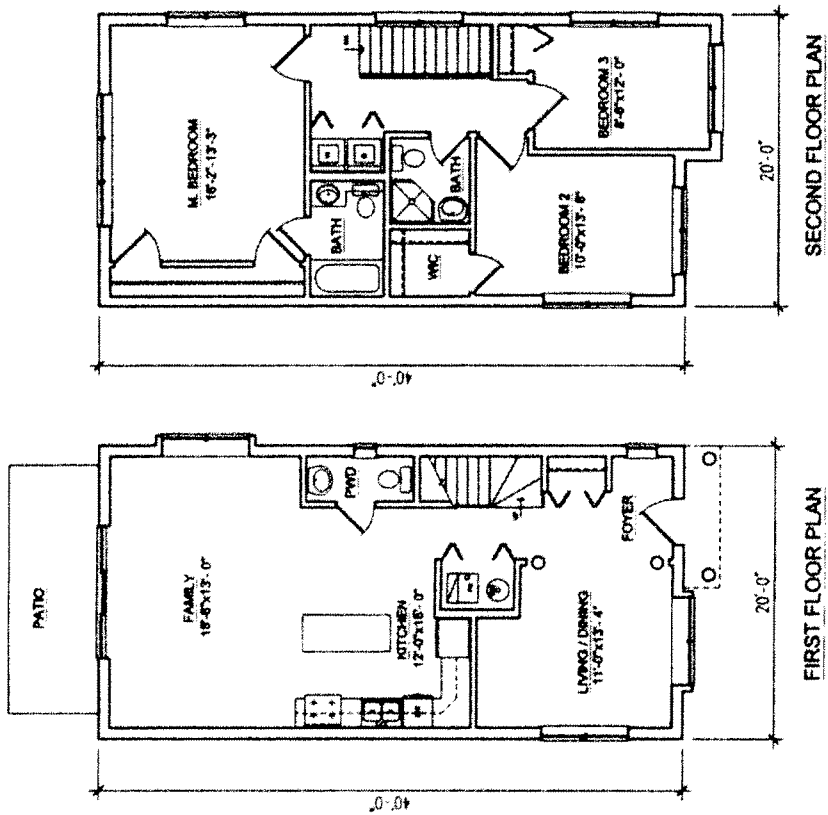
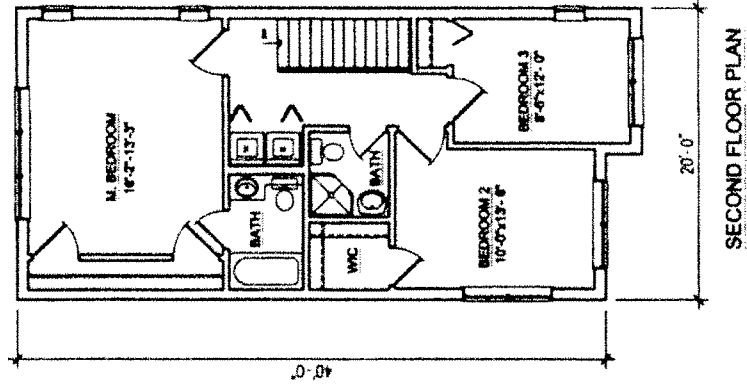
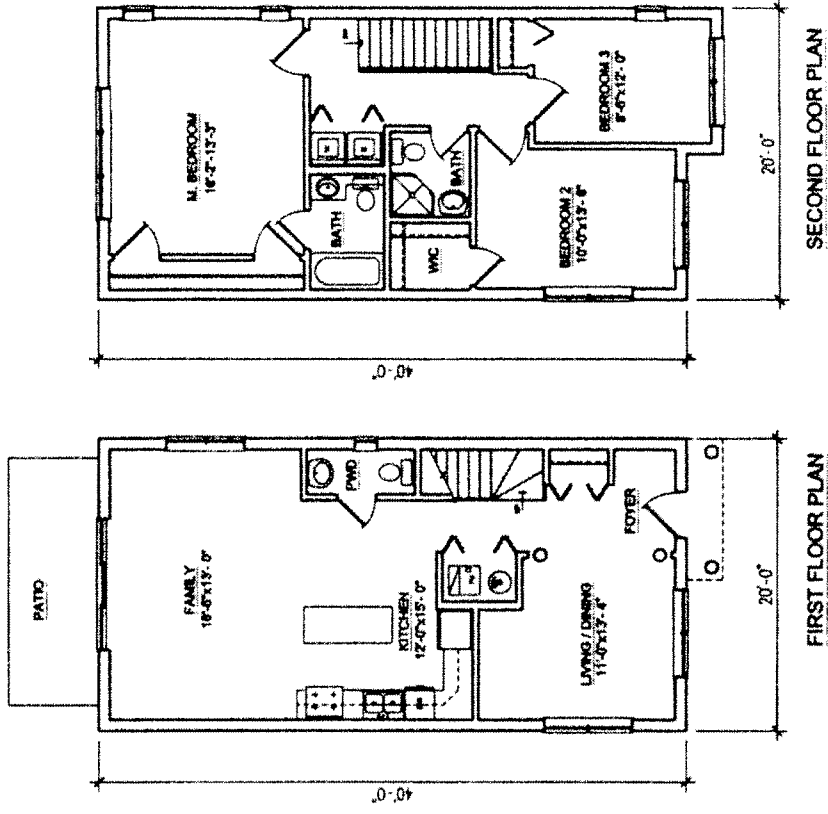


SITE PLAN- TYPICAL

CO-APPLICANTS: Senior Lifestyle Corporation
RDM Development & Investment, L.L.C.

ADDRESS: 2601-2845 West 74th Street
7400 - 7450 South Rockwell Street

DATE: June 16, 2005



TYPICAL HOUSE
 1,620 S.F.

CORNER HOUSE
 1,620 S.F.

CO-APPLICANTS: Senior Lifestyle Corporation
 RDM Development & Investment, L.L.C.

ADDRESS: 2601-2845 West 74th Street
 7400 - 7450 South Rockwell Street

DATE: June 16, 2005

ALKO CONSTRUCTION AND
DEVELOPMENT, INC.

June 20, 2006

To: Omar Shareef

African American Contractors Association
3706 South Indiana Avenue, 1st Floor
Chicago, Illinois 60601

From: Tom Wojtas
ALKO Construction and Development, Inc.
1200 N. Ashland Suite 400
Chicago, Illinois 60622

RE: PROJECT LOCATED AT 7400 S. ROCKWELL CHICAGO, ILLINOIS

Dear Omar:

Pursuant to our agreement with the city of Chicago, this letter shall serve as notice that ALKO Construction and Development will be constructing 139 homes at the property located at 7400 S. Rockwell in Chicago, Illinois. Our goal is to employ 24% minority business enterprises and 4% women business enterprises. Please forward this information to any interested contractors. If you have any questions or concerns, feel free to contact me directly at (773) 529-3200.

Sincerely,

Tom Wojtas
ALKO Construction and Development,
Inc.

U.S. Postal Service
CERTIFIED MAIL RECEIPT
 (Domestic Mail Only; No Insurance Coverage Provided)

0468
1276
0013
ET00
0250
0000

CHICAGO, IL 60601

Postage	\$ 0.39	
Certified Fee	2.40	
Return Receipt Fee (Endorsement Required)	1.85	
Restricted Delivery Fee (Endorsement Required)	4.64	
Total Postage & Fees	\$ 4.64	

Recipient's Name (Please Print Clearly) (To be completed by mailer)
OMAR SHAREEF
 Street, Apt. No., or PO Box No.
3706 S. Indiana Ave 1st Floor
 City, State, ZIP+4
Chicago, IL 60601
 PS Form 3800, February 2000 See Reverse for Instructions

U.S. Postal Service
CERTIFIED MAIL RECEIPT
 (Domestic Mail Only; No Insurance Coverage Provided)

0475
1276
0013
ET00
0250
0000

CHICAGO, IL 60607

Postage	\$ 0.39	
Certified Fee	2.40	
Return Receipt Fee (Endorsement Required)		
Restricted Delivery Fee (Endorsement Required)	2.79	
Total Postage & Fees	\$ 2.79	

Recipient's Name (Please Print Clearly) (To be completed by mailer)
Rafael Hernandez
 Street, Apt. No., or PO Box No.
901 W. Jackson Suite 205
 City, State, ZIP+4
Chicago, IL 60607
 PS Form 3800, February 2000 See Reverse for Instructions

U.S. Postal Service
CERTIFIED MAIL RECEIPT
 (Domestic Mail Only; No Insurance Coverage Provided)

0444
1276
0013
ET00
0250
0000

CHICAGO, IL 60638

Postage	\$ 0.39	
Certified Fee	2.40	
Return Receipt Fee (Endorsement Required)	1.85	
Restricted Delivery Fee (Endorsement Required)	4.64	
Total Postage & Fees	\$ 4.64	

Recipient's Name (Please Print Clearly) (To be completed by mailer)
Beth Doria
 Street, Apt. No., or PO Box No.
5650 S. Archer
 City, State, ZIP+4
Chicago, IL 60638
 PS Form 3800, February 2000 See Reverse for Instructions

U.S. Postal Service
CERTIFIED MAIL RECEIPT
 (Domestic Mail Only; No Insurance Coverage Provided)

0482
1276
0013
ET00
0250
0000

CHICAGO, IL 60620

Postage	\$ 0.39	
Certified Fee	2.40	
Return Receipt Fee (Endorsement Required)	1.85	
Restricted Delivery Fee (Endorsement Required)	4.64	
Total Postage & Fees	\$ 4.64	

Recipient's Name (Please Print Clearly) (To be completed by mailer)
Edward T. McKinzie
 Street, Apt. No., or PO Box No.
400 W. 76th Street
 City, State, ZIP+4
Chicago, IL 60620
 PS Form 3800, February 2000 See Reverse for Instructions

U.S. Postal Service
CERTIFIED MAIL RECEIPT
 (Domestic Mail Only; No Insurance Coverage Provided)

0420
1276
0013
ET00
0250
0000

CHICAGO, IL 60603

Postage	\$ 0.39	
Certified Fee	2.40	
Return Receipt Fee (Endorsement Required)	1.85	
Restricted Delivery Fee (Endorsement Required)	4.64	
Total Postage & Fees	\$ 4.64	

Recipient's Name (Please Print Clearly) (To be completed by mailer)
Hedy Kather
 Street, Apt. No., or PO Box No.
8 S. Michigan Ave #400
 City, State, ZIP+4
Chicago, IL 60603
 PS Form 3800, February 2000 See Reverse for Instructions

U.S. Postal Service
CERTIFIED MAIL RECEIPT
 (Domestic Mail Only; No Insurance Coverage Provided)

0490
1276
0013
ET00
0250
0000

CHICAGO, IL 60607

Postage	\$ 0.39	
Certified Fee	2.40	
Return Receipt Fee (Endorsement Required)	1.85	
Restricted Delivery Fee (Endorsement Required)	4.64	
Total Postage & Fees	\$ 4.64	

Recipient's Name (Please Print Clearly) (To be completed by mailer)
Perry Nackach
 Street, Apt. No., or PO Box No.
333 N. Ogden Ave.
 City, State, ZIP+4
Chicago, IL 60607
 PS Form 3800, February 2000 See Reverse for Instructions

U.S. Postal Service
CERTIFIED MAIL RECEIPT
 (Domestic Mail Only: No Insurance Coverage Provided)

CHICAGO, IL 60649

Postage	\$	0.39
Certified Fee		2.40
Return Receipt Fee (Endorsement Required)		1.85
Restricted Delivery Fee (Endorsement Required)		4.64
Total Postage & Fees	\$	

UNIT ID: 0221
 CHICAGO, IL 60602
 Clerk: DUNN
 06/14/04



Recipient's Name (Please Print Clearly) (To be completed by mailer)
 Babette Payton
 Street, Apt. No., or PO Box No.
 1643 East 71st Street
 City, ZIP+4
 Chicago IL 60649

PS Form 3800, February 2003 See Reverse for Instructions

7000 0520 0000 0437
 2000 0520 0000 0437

U.S. Postal Service
CERTIFIED MAIL RECEIPT
 (Domestic Mail Only: No Insurance Coverage Provided)

CHICAGO, IL 60602

Postage	\$	0.39
Certified Fee		2.40
Return Receipt Fee (Endorsement Required)		1.85
Restricted Delivery Fee (Endorsement Required)		4.64
Total Postage & Fees	\$	

UNIT ID: 0221



Recipient's Name (Please Print Clearly) (To be completed by mailer)
 Juan Ochoa
 Street, Apt. No., or PO Box No.
 33 N. La Salle #1720
 City, ZIP+4
 Chicago IL 60602

PS Form 3800, February 2003 See Reverse for Instructions

7000 0520 0000 0452
 2000 0520 0000 0452

CITY OF CHICAGO

LICENSE CERTIFICATE NON-TRANSFERABLE

BY THE AUTHORITY OF THE CITY OF CHICAGO, THE FOLLOWING SPECIFIED LICENSE IS HEREBY GRANTED TO

NAME: SLRDM 7400 SOUTH ROCKWELL DEVELOPMENT, LLC

DBA: SLRDM 7400 SOUTH ROCKWELL DEVELOPMENT, LLC

AT: 111 E. WACKER DR., Apt./Suite 2200
CHICAGO, IL 60601

LICENSE NO.: 1737843

CODE: 1020

FEE: \$****125.00

LICENSE: Residential Real Estate Developer

MANAGING MEMBER: WILLIAM B. MOHAWK

MANAGING MEMBER: ROBERT D. MOSKY

PRINTED ON : 07/03/2006

\$****125.00

THIS LICENSE IS ISSUED AND ACCEPTED SUBJECT TO THE REPRESENTATIONS MADE ON THE APPLICATION THEREFOR, AND MAY BE SUSPENDED OR REVOKED FOR CAUSE AS PROVIDED BY LAW. LICENSEE SHALL OBSERVE AND COMPLY WITH ALL LAWS, ORDINANCES, RULES AND REGULATIONS OF THE UNITED STATES GOVERNMENT, STATE OF ILLINOIS, COUNTY OF COOK, CITY OF CHICAGO AND ALL AGENCIES THEREOF.

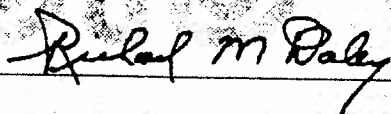
WITNESS THE HAND OF THE MAYOR OF SAID CITY AND THE CORPORATE SEAL THEREOF

THIS 30 DAY OF JUNE, 2006

EXPIRATION DATE:

November 15, 2006

ATTEST


MAYOR


Deputy CITY CLERK

DREV NO. 306471 SITE: 1

TRANS NO.

THIS LICENSE MUST BE POSTED IN A CONSPICUOUS PLACE UPON THE LICENSED PREMISES.





THOMAS W. MURPHY

ALDERMAN, 18TH WARD
8146 SOUTH KEDZIE AVENUE
CHICAGO, ILLINOIS 60652
TELEPHONE: 773-471-1991
FAX: 773-471-2227

**CITY COUNCIL
CITY OF CHICAGO
COUNCIL CHAMBER**

CITY HALL - ROOM 300
121 NORTH LA SALLE STREET
CHICAGO, ILLINOIS 60602
TELEPHONE: 312-744-0856

COMMITTEE MEMBERSHIPS

- VICE-CHAIRMAN, BUILDINGS
- AVIATION
- COMMITTEES, RULES AND ETHICS
- FINANCE
- LICENSE AND CONSUMER PROTECTION
- POLICE AND FIRE

June 21, 2006

Commissioner Lori T. Healy
Department of Planning and Development
121 N. LaSalle Street, Room 1000
Chicago, Illinois 60601

Re: Marquette Village - Greater Southwest Industrial Corridor (East) TIF

Dear Commissioner Healy:

Please be advised that I continue to support SLRDM 7400 South Rockwell Development, LLC's proposed re-development of the former Kool Aid factory site at 74th Street and Rockwell, and their request for TIF assistance to make this residential development possible.

I appreciate your timely consideration of this matter.

Sincerely,

Thomas W. Murphy
Alderman, 18th Ward

cc: Robert M. Gawronski, Senior Lifestyle Corporation

Ownership Structure of SLRDM 7400 South Rockwell Development, LLC

