



DEPARTMENT OF PLANNING AND DEVELOPMENT
CITY OF CHICAGO

November 3, 2015

Nancy Hughes Moyer, President and CEO
Volunteers of America of Illinois
47 West Polk Street, Suite 250
Chicago, Illinois 60605

RE: Certificate of Completion – Hope Manor II Redevelopment Agreement

Dear Ms. Hughes Moyer:

Enclosed please find an executed Certificate of Completion regarding the Hope Manor II Redevelopment Project.

The Department of Planning and Development (“DPD”) has reviewed documents pursuant to Section 7.01 of the executed Redevelopment Agreement dated April 30, 2013 between the City of Chicago and Hope Manor II L.P. and Hope Manor II LLC. DPD finds that the Developer has satisfactorily performed its covenants and agreements regarding the redevelopment of the real property located at approximately 6000-6018 S. Halsted Street, 6001-6025 S. Green Street, and 801-845 W. 60th Street, in Chicago, Illinois and further described in Exhibit B of the Redevelopment Agreement.

This executed Certificate of Completion releases the Developer only from those covenants and agreements associated with the construction completion of the project. All other covenants, agreements, and representations associated with the Redevelopment Agreement are still in force.

The City of Chicago appreciates the investment you have made and wish you much success in your future endeavors. If you have any questions regarding this matter, please contact Mark Sagun at (312) 744-0882.

Sincerely,


James Horan
Deputy Commissioner
Bureau of Economic Development

CERTIFICATE OF COMPLETION

PURSUANT TO Section 7.01 of **Hope Manor II** Redevelopment Agreement (the “**Agreement**”) dated as of **April 30, 2013**, by and between the City of Chicago, an Illinois municipal corporation (the “**City**”), through its Department of Planning and Development (“**DPD**”), and **Hope Manor II L.P. and Hope Manor II LLC** (collectively referred to as the “**Developer**”); the City, by and through its Department of Planning and Development hereby certifies effective as of the **November 3, 2015**, as follows:

1. Completion of the Project. The Developer has fulfilled its obligation to complete the Project (as defined in the Agreement) located on the property legally described on Exhibit B hereto, in accordance with the terms of the Agreement.

2. Other provisions of the Agreement; no waiver. Except with respect to the terms of the Agreement specifically related to the Developer’s obligation to complete the Project, which the City hereby certifies have been satisfied: (a) all executory terms and conditions of the Agreement and all representations and covenants contained therein remain in force and effect; and (b) the issuance of this certificate shall not be construed as a waiver by the City of any of its rights and remedies pursuant to such executory terms.

IN WITNESS WHEREOF, the City has caused this Certificate of Completion to be executed.

CITY OF CHICAGO


By: 
James Horan
Deputy Commissioner, TIF Administration
Department of Planning and Development

EXHIBIT A

To Certificate of Component Completion dated effective **November 3, 2015**

Legal Description for the
Project as defined in Hope Manor II
Redevelopment Agreement

The legal description of the Project Site follows this Exhibit cover sheet.

**HOPE MANOR II
REDEVELOPMENT AGREEMENT**

EXHIBIT B

PROPERTY LEGAL DESCRIPTION

(Subject to Final Survey and Title Commitment)

PARCEL 1:

LOTS 1 THROUGH 12, BOTH INCLUSIVE, IN BLOCK 8; IN SUBDIVISION OF BLOCKS 7, 8, 9 AND 11 OF THOMPSON AND HOLMES SUBDIVISION OF THE EAST 45 ACRES OF THE NORTH 60 ACRES OF THE SOUTHEAST QUARTER OF SECTION 17, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

LOTS 1, 2 AND 3 IN BLOCK 2 IN MINNICK'S SUBDIVISION OF THE EAST 11 1/4 ACRES OF THE SOUTH HALF OF THE SOUTH HALF OF THE NORTH HALF OF THE SOUTHEAST QUARTER OF SECTION 17, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 3:

LOTS 1 THROUGH 8, BOTH INCLUSIVE, AND LOTS 15 THROUGH 24, BOTH INCLUSIVE, ALL IN BLOCK 7, IN SUBDIVISION OF BLOCKS 7, 8, 9 AND 11 OF THOMPSON AND HOLMES SUBDIVISION OF THE EAST 45 ACRES OF THE NORTH 60 ACRES OF THE SOUTHEAST QUARTER OF SECTION 17, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Common addresses and PINs:

20-17-415-017; 20-17-415-018; 20-17-415-019; 20-17-415-020; 20-17-415-021;
20-17-415-022; 20-17-415-023; 20-17-415-001; 20-17-414-024; 20-17-414-025;
20-17-415-002; 20-17-414-026; 20-17-414-027; 20-17-414-028; 20-17-415-003;
20-17-415-004; 20-17-414-029; 20-17-415-005; 20-17-414-030; 20-17-414-031;
20-17-414-032; 20-17-414-033; 20-17-414-034; 20-17-414-035; 20-17-414-036.

6000-6018 S. Halsted Street, 6000-6036 S. Green Street, 6001-6025 S. Green Street
and 801-845 W. 60th Street, Chicago, Illinois