

The following is said ordinance as passed:

WHEREAS, It is desirable and in the best interest of the citizens of the City of Chicago, Illinois (the "City") for the City to implement tax increment allocation financing ("Tax Increment Allocation Financing") pursuant to the Illinois Industrial Jobs Recovery Law, 65 ILCS 5/11-74.6-1, et seq. (1994), as amended (the "Act"), for a proposed redevelopment planning area and redevelopment project area to be known as the West Pullman Industrial Park Conservation Area (the "Area") described in Section 2 of this ordinance, to be redeveloped pursuant to a proposed redevelopment plan and project (the "Plan"); and

WHEREAS, Pursuant to Sections 5/11-74.6-15 and 5/11-74.6-22 of the Act, the Community Development Commission (the "Commission") of the City, by authority of the Mayor and the City Council of the City (the "City Council," referred to herein collectively with the Mayor as the "Corporate Authorities") called a public hearing (the "Hearing") concerning approval of the Plan, designation of the Area as a redevelopment planning area and redevelopment project area pursuant to the Act and adoption of Tax Increment Allocation Financing within the Area on December 2, 1997; and

WHEREAS, The Plan was made available for public inspection and review pursuant to Section 5/11-74.6-22(a) of the Act; notice of the Hearing was given pursuant to Section 5/11-74.6-25 of the Act; and a meeting of the joint review board (the "Board") was convened pursuant to Section 5/11-74.6-22(b) of the Act; and

WHEREAS, The Commission has forwarded to the City Council a copy of its Resolution 97-CDC-103, recommending to the City Council the designation of the Area as a redevelopment planning area and redevelopment project area pursuant to the Act, among other things; and

WHEREAS, The Corporate Authorities have reviewed the Plan, as the Plan has been changed and updated to December, 1997 and notice of such changes has been given by mail to each affected taxing district and by publication in a newspaper of general circulation within the taxing districts not less than ten (10) days prior to the adoption of this ordinance in accordance with the provisions of Section 5/11-74.6-22(a) of the Act, testimony from the Hearing, if any, the recommendation of the Board, if any, the recommendation of the Commission and such other matters or studies as the Corporate Authorities have deemed necessary or appropriate to make the findings set forth herein, and are generally informed of the conditions existing in the Area; and

WHEREAS, The City Council has heretofore approved the Plan, which was

identified in an ordinance of the City of Chicago, Illinois approving a redevelopment Plan for the West Pullman Industrial Park Conservation Area, now, therefore,

Be It Ordained by the City Council of the City of Chicago:

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

SECTION 2. The Area. The Area is legally described in Exhibit A attached hereto and incorporated herein. The street location (as near as practicable) for the Area is described in Exhibit B attached hereto and incorporated herein. The map of the Area is depicted on Exhibit C attached hereto and incorporated herein.

SECTION 3. Findings. The Corporate Authorities hereby make the following findings:

- a. the area includes only those parcels of real property and improvements thereon that are to be substantially benefited by proposed Plan improvements, as required pursuant to Section 5/11-74.6-15(a) of the Act;
- b. as required pursuant to Section 5/11-74.6-10(n) of the Act:
 - (i) the Area is a contiguous area that is not less, in the aggregate, than one and one-half (1½) acres; and
 - (ii) conditions exist in the Area that cause the Area to qualify for designation as a redevelopment planning area and redevelopment project area and an industrial park conservation area as defined in the Act.

SECTION 4. Area Designated. The Area is hereby designated as a redevelopment planning area and a redevelopment project area pursuant to Section 5/11-74.6-15 of the Act.

SECTION 5. Invalidity of Any Section. If any provision of this ordinance 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 ordinance.

SECTION 6. Superseder. All ordinances, resolutions, motions or orders in conflict with this ordinance are hereby repealed to the extent of such conflict.

SECTION 7. Effective Date. This ordinance shall be in full force and effect immediately upon its passage.

[Exhibit "C" referred to in this ordinance printed
on page 63147 of this Journal.]

Exhibits "A" and "B" referred to in this ordinance read as follows:

Exhibit "A".

Legal Description Of The Area.

That part of the south half of Section 20 and the north half of Section 29, Township 37 North, Range 14 East of the Third Principal Meridian, described as follows.

beginning at the intersection of the northerly right-of-way line of 118th Street with the westerly right-of-way line of Loomis Street; thence easterly along said northerly right-of-way line to the westerly line of a 16 foot wide public alley abutting Block 30 of Frederick H. Bartlett's Greater Calumet Subdivision of Chicago; thence northerly along said westerly alley line to the northerly right-of-way line of 117th Street; thence easterly along said northerly right-of-way line to the easterly right-of-way line to Carpenter Street; thence southerly along said easterly right-of-way line to the northwest corner of Lot 61 of Stanley Matthews' Subdivision; thence easterly along the northerly line of said lot to the westerly line of Lots 35 through 48, inclusive, in said subdivision; thence southerly along said westerly line to the northerly right-of-way line of 118th Street; thence easterly along said northerly right-of-way line to the easterly right-of-way line of Morgan Street; thence southerly along said easterly right-of-way line to the northerly right-of-way line of 119th Street; thence easterly along said northerly right-of-way line to the easterly right-of-way line of Peoria Street; thence southerly along said easterly right-of-way line to the westerly extension of the northerly line of Lot 1 in Block 1 of First Addition of West Pullman Subdivision; thence easterly along said northerly extension to the northwest corner of said Lot 1; thence southerly along the westerly line of Lots 1 through 11, inclusive, in said block to the northerly right-of-way line of 120th Street; thence southerly to the northwest

corner of Lot 1 in Block 8 of said First Addition to West Pullman Subdivision; thence southerly along the westerly line of Lots 1 through 18, inclusive, in said block to the southwest corner of said Lot 18; thence 25.00 feet southerly along a prolongation of the last course; thence 165 feet westerly; thence southerly to the northerly right-of-way line of Illinois Central Railroad; thence westerly along said northerly right-of-way line to the easterly right-of-way line of Peoria Street; thence southerly along said easterly right-of-way line to the southerly right-of-way line of said Illinois Central Railroad; thence easterly along said southerly right-of-way line to the northwest corner of Lot 1 in Block 9 of said First Addition to West Pullman Subdivision; thence southerly along the westerly line of Lots 1 through 12 to the easterly extension of the southerly line of Lot 11 in Block 1 of resubdivision of Blocks 9 to 16, inclusive, of said First Addition; thence westerly along said southerly lot line to the easterly right-of-way line of Green Street; thence southerly along said easterly right-of-way line to the southerly right-of-way line of 122nd Street; thence westerly along said southerly right-of-way line to the westerly right-of-way line of Racine Avenue; thence northerly along said westerly right-of-way line to the westerly extension of the southerly line of Lot 7 in Victory Heights Third Addition; thence easterly along said extension and said southerly line to the westerly line of a 16 foot wide vacated public alley abutting Lots 1 through 7, inclusive, in said subdivision; thence northerly along said westerly alley line to the southerly right-of-way line of said Illinois Central Railroad; thence westerly along said southerly right-of-way line and curve to the westerly right-of-way line of said Loomis Street; thence northerly along said westerly right-of-way line to the northerly right-of-way line of 120th Street; thence easterly along said northerly line to a point 400 feet east of the east line of that part of said Loomis Street vacated between 120th Street and 119th Street; thence northerly along a line, 400 feet east of said vacation, to a point 55 feet south of the southerly right of way line of said 119th Street; thence westerly along a line, 55 feet south of said right-of-way, to the centerline of said Loomis Street; thence northerly along said centerline to said southerly right-of-way line of said 119th Street; thence westerly along said southerly right-of-way line to the westerly right-of-way line of said Loomis Street; thence northerly along said westerly right-of-way line to said point of beginning.

Exhibit "B".

Street Boundary Description Of Area.

The West Pullman Industrial Park Redevelopment Planning Area and

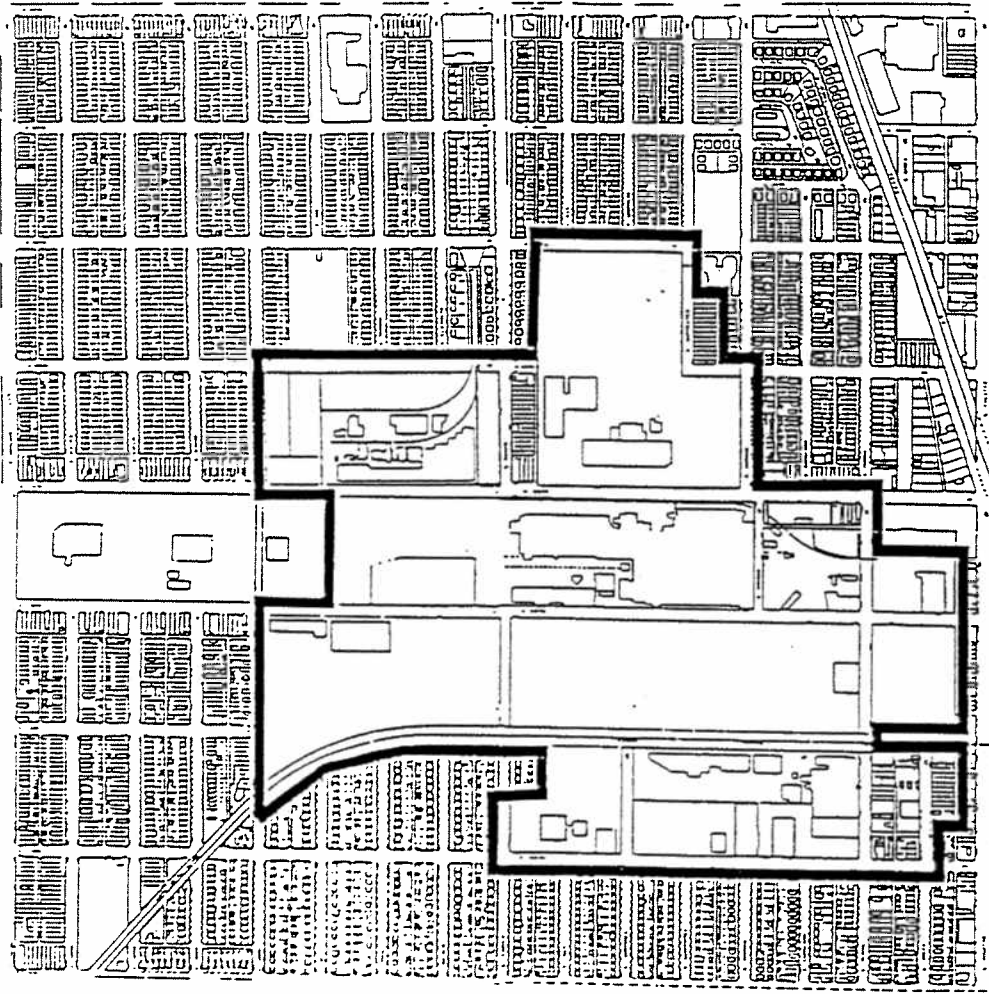
Redevelopment Project Area boundaries generally include all of the properties on either side of West 119th Street, between South Morgan Street and South Loomis Street; all properties on either side of West 120th Street, between the alley just west of South Halsted Street and South Loomis Street; and all properties on the northside of West 122nd Street to the Metra Electric Line right-of-way, between the alley just west of South Halsted Street and South Racine Avenue.

Exhibit "C".

WEST PULLMAN

Industrial Park Conservation Area

AREA BOUNDARIES



LEGEND

————— WPICCA BOUNDARY

