

## 2007 Affordable Housing Profile Form (Rental)

Submit this form to the Department of Planning & Development (DPD) for projects that are subject to the 2007 ARO. Projects submitted after October 13, 2015 – or that did not receive City Council approval by July 13, 2016 – are subject to the 2015 ARO. More information is online at [www.cityofchicago.org/ARO](http://www.cityofchicago.org/ARO).

This completed form should be returned to: [ARO@cityofchicago.org](mailto:ARO@cityofchicago.org)

**Date:**

### SECTION 1: DEVELOPMENT INFORMATION

Development Name:

Development Address:

Ward:

If you are working with a Planner at the City, what is his/her name?

Type of City involvement:

City Land

(check all that apply)

Financial Assistance (If receiving TIF assistance, will TIF funds be **used for housing construction?** \_\_\_\_\*) \*if yes, please provide copy of the TIF Eligible Expenses

Zoning increase and/or PD

### SECTION 2: DEVELOPER INFORMATION

Developer Name:

Developer Contact (Project Coordinator):

Developer Address:

Email address:

Telephone Number:

### SECTION 3: DEVELOPMENT INFORMATION

#### a) Affordable units required

For **ARO** projects: \_\_\_\_\_ x 10%\* = \_\_\_\_\_ (**always** round up)  
Total units total affordable units required  
\*20% if TIF assistance is provided

For **Density Bonus** projects: \_\_\_\_\_ X 25% = \_\_\_\_\_  
Bonus Square Footage\* Affordable sq. footage required

\*Note that the maximum allowed bonus is 20% of base FAR in dash-5; 25% in dash-7 or -10; and 30% of base FAR in dash-12 or -16 ([www.cityofchicago.org/zoning](http://www.cityofchicago.org/zoning) for zoning info).

#### b) building details

In addition to water, which of the following utilities will be **included** in the rent (circle applicable):

Cooking gas    electric    gas heat    electric heat    other (describe on back)

Is parking included in the rent for the: affordable units? yes no    market-rate units? yes no

If parking is not included, what is the monthly cost per space? \_\_\_\_\_

Estimated date for the commencement of marketing:

Estimated date for completion of construction of the affordable units:

For each unit configuration, fill out a separate row, as applicable (see example).

	Unit Type*	Number of Units	Number of Bedrooms/Unit	Total Square Footage/Unit	Expected Market Rent	Proposed Affordable Rent*	Proposed Level of Affordability (60% or less of AMI)	Unit Mix OK to proceed?
<i>Example</i>	1 bed/1 bath	4	1	800	\$1000	759	60%	
Affordable Units								
Market Rate Units						N/A	N/A	
						N/A	N/A	
						N/A	N/A	

\*Rent amounts updated annually in the "City of Chicago's Maximum Affordable Monthly Rent Chart"

#### SECTION 4: PAYMENT IN LIEU OF UNITS

**When do you expect to make the payment -in-lieu?**

(typically corresponds with issuance of building permits)

Month/Year

For **ARO** projects, use the following formula to calculate payment owed:

$$\frac{\text{Number of total units in development}}{\text{Number of total units in development}} \times 10\% = \frac{\text{Amount owed}}{\text{Amount owed}} \times \$104,427^* = \$ \text{Amount owed}$$

(round **up** to nearest whole number)

\*These are 2019 fees: for current fee, visit [www.cityofchicago.org/aro](http://www.cityofchicago.org/aro)

For **Density Bonus** projects, use the following formula to calculate payment owed:

$$\frac{\text{Bonus Floor Area (sq ft)}}{\text{Bonus Floor Area (sq ft)}} \times 80\% \times \$ \frac{\text{median price per base FAR foot}}{\text{median price per base FAR foot}} = \$ \text{Amount owed}$$

(from table below)

Submarket (Table for use with the Density Bonus fees-in-lieu calculations)	Median Land Price per Base FAR Foot
<b>Loop:</b> Chicago River on north/west; Congress on south; Lake Shore Dr on east	\$31
<b>North:</b> Division on north; Chicago River on south/west; Lake Shore Dr. on east	\$43
<b>South:</b> Congress on north; Stevenson on south; Chicago River on west; Lake Shore Dr. on east	\$22
<b>West:</b> Lake on north; Congress on south; Chicago River on east; Racine on west	\$29

**Authorization to Proceed (to be completed by Developer & DPD)**

DPD Staff

Date

Developer/Project Manager

Date