



DEPARTMENT OF PLANNING AND DEVELOPMENT
CITY OF CHICAGO

June 1, 2014

Linda Boasmond
Cedar Concepts Corporation
4342 S. Wolcott Ave
Chicago, IL
60609

RE: Certificate of Completion – Chemical Compositions LLC Redevelopment Agreement

Dear Ms. Boasmond:

Enclosed please find an executed Certificate of Completion regarding the Chemical Compositions LLC Redevelopment Project.

The Department of Planning and Development (“DPD”) has reviewed documents pursuant to Section 7.01 of the executed Redevelopment Agreement dated May 1, 2013, between the City of Chicago, and Chemical Compositions LLC and Cedar Concepts Corporation. DPD finds that the Developer has satisfactorily performed its covenants and agreements regarding the redevelopment of the real property located at approximately 4100 S. Packers Ave, Chicago, Illinois 60609 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

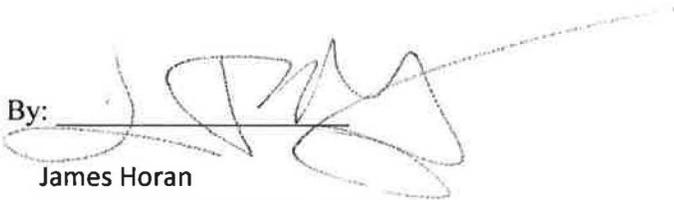
PURSUANT TO Section 7.01 of the Chemical Compositions LLC Redevelopment Agreement (the “**Agreement**”) dated as of May 1, 2013, by and between the City of Chicago, an Illinois municipal corporation (the “**City**”), through its Department of Planning and Development (“**DPD**”), and Chemical Compositions LLC, an Illinois not for profit corporation ("Chemical Compositions") and Cedar Concepts Corporation, an Illinois corporation ("Cedar Concepts"). The City, by and through its Department of Planning and Development (as successor to HED) hereby certifies effective as of June 1, 2014, 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 Division
Department of Planning and Development

PROPERTY

LOTS 1, 2, 3 AND 4 IN BLOCK 1 IN PACKER'S THIRD ADDITION, BEING A SUBDIVISION OF THAT PART LYING BETWEEN PACKERS' ADDITION AND PACKERS' SECOND ADDITION TO THE SOUTH ½ OF THE NORTHWEST ¼ OF SECTION 5, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PINS: 20-05-105-003-0000, 20-05-105-004-0000, 20-05-105-005-0000

AND

LOTS 1, 2 AND 3 IN BLOCK 2 IN PLAT OF PACKER'S THIRD ADDITION, A PRIVATE SUBDIVISION, BEING A SUBDIVISION OF THAT PART LYING BETWEEN PACKER'S ADDITION AND PACKER'S SECOND ADDITION, OF THE SOUTH ½ OF THE NORTHWEST ¼ OF SECTION 5, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PINS: 20-05-104-004-0000, 20-05-104-005-0000

Commonly known as: 4100 South Packers Avenue, Chicago, Illinois