I. PROJECT IDENTIFICATION AND OVERVIEW

Project Name: Presence Health
Applicant Name: Presence Health Network
Project Address: 200 South Wacker Drive
Ward and Alderman: 42nd, Alderman Brendan Reilly
Community Area: Loop, 32
Redevelopment Project Area: LaSalle Central TIF
Requested Action: TIF Developer Designation

Proposed Project: New construction and redevelopment of four neighborhood medical properties; Presence Saints Mary and Elizabeth Medical Center; Center for Cancer and Specialty Care; Avondale Presence Neighborhood Medical Home; Calumet Heights Unite Here Presence Medical Home; Belmont-Cragin Presence Medical Home; and to locate its new headquarters in Chicago.

TIF Assistance: $5,553,009 in area-wide TIF assistance is being requested from LaSalle/Central TIF

II. PROPERTY DESCRIPTION

Address: 200 S. Wacker Drive
(Presence Health occupies 44,486 square feet (2 floors) of the 754,751 square feet building)

Location: Southwest corner of Wacker Drive and Adams Street

Tax Parcel Numbers: 17-16-214-002 & 003

Current Zoning: DC-16
III. BACKGROUND

The Department of Planning and Development, the Mayor’s Office and Presence Health Network have worked in concert to develop a plan that leverages the strength, power and depth of downtown Chicago to improve health care in various Chicago neighborhoods.

**Presence Health Headquarters**

Presence Health was searching for a new headquarters location and was considering several options in the suburbs. Ultimately, they decided that downtown Chicago would be the best location and began negotiations with the City for TIF assistance. Completed in 2013, TIF funding for a Presence Health headquarters promoted the construction of neighborhood health care facilities in distressed neighborhoods. Pursuant to this approach, the administration is prepared to support $5.5 million TIF funding for a $13.3 million investment by Presence Health for a downtown Chicago headquarters in the LaSalle/Central TIF district. The TIF assistance is further contingent on Presence Health’s commitment to operate the local centers for a minimum of ten years and also to invest $15.5 million toward construction and/or rehabilitation of the health facilities in the various neighborhoods listed below.

**Presence Saints Mary and Elizabeth Center for Cancer and Specialty Care**

Based on 2014 Census data, the West Town community has a population of 85,211 residents, which is a slight decrease of 6% from 2000. Chicago Metropolitan Agency for Planning (CMAP) MetroPulse estimates indicate the nearly 35.7% of West Town households have a median household income which is at or below the estimated $47,831 median household income for the City of Chicago. West Town residents can receive immediate medical care at three main hospitals (Norwegian American Hospital at 1044 N Francisco, Presence Saints Mary and Elizabeth campuses at 2233 W Division and 1431 N Claremont). Urgent care facilities at 1030 W Ogden, 1520 N Damen and 1702 N Milwaukee are alternatives to hospital care.

**Avondale Presence Neighborhood Medical Home**

Based on 2014 Census data, Avondale has a population of 39,117 residents, which has declined approximately 8.9% from 2000. Chicago Metropolitan Agency for Planning (CMAP) MetroPulse estimates indicate the over half (56.4%) of Avondale households have a median household income which is at or below the estimated $47,831 for the City of Chicago. Two main hospitals serve residents, Kindred Chicago Central Hospital at Melrose and Karlov and Advocate Hospital near Kedzie and Logan Boulevard.

**Calumet Heights Presence Neighborhood Medical Home**

Based on 2014 Census data, Calumet Heights has a population of 13,400 residents, which is a decline of nearly 13.5% from 2000. Chicago Metropolitan Agency for Planning (CMAP) MetroPulse estimates indicate the nearly 47.3% of Calumet Heights households have a median household income which is at or below the estimated $47,831 for the City of Chicago. Residents can receive immediate medical care at either Advocate Trinity Hospital at 93rd and Yates or Integra Care Clinic at 87th and Cregier.

**Belmont-Cragin Presence Neighborhood Medical Home**

Belmont-Cragin’s population has remained stable over the last decade. Based on 2014 Census data, the community area has a population of 79,022 residents, which is nearly a 1% increase from 2000. Chicago Metropolitan Agency for Planning (CMAP) MetroPulse estimates indicate the over half 56.6% of Belmont-Cragin households have a median household income which is at or below the estimated $47,831 for the City of Chicago. Three main hospitals serve residents, Kindred Chicago
IV. PROPOSED DEVELOPMENT TEAM

Development Entity:
The Presence Health Network system was created in 2011 by the merger of Provena Health, a Catholic health system that served downstate communities, and Resurrection Health Care, Chicago's largest Catholic health care organization. Today, four hospitals and one long-term acute care facility form the backbone of Presence Health Care's network in Chicago. Three of the four hospitals, Presence Saints Mary and Elizabeth Medical Center, Presence Saint Joseph Hospital, and Presence Resurrection Medical Center are located within the city limits. Presence Saint Francis Hospital, located in Evanston near the border of Chicago, serves a large patient population from the Chicago neighborhoods of Rogers Park and West Ridge.

Consultants: The developer has retained the Prairie Group Consulting, Inc. as its project management consultant, SB Friedman as TIF consultant and Foley & Lardner LLP as its legal counsel.

V. PROPOSED PROJECT

Project Overview:

The objective of the Project is to reimburse the developer for purpose of providing an incentive to the build and/or redevelop four neighborhood medical facilities. This plan will result in a $28.8 million investment by Presence in Chicago and its neighborhoods.

Presence Saints Mary and Elizabeth Medical Center, Center for Cancer and Specialty Care
The Developer has renovated a former religious convent owned by Presence Health located at 2216 West Thomas into a state of the art cancer center named Presence Saints Mary and Elizabeth Medical Center, Center for Cancer and Specialty Care, (the "Cancer Center"). The Cancer Center project included the substantial renovation of 7,300 square feet, demolition of 1,700 square feet, and construction of 5,900 square feet of additional space. This renovation provided for a net increase in building area of 4,200 square feet. The Cancer Center will provide state-of-the-art infusion and radiation treatments for approximately 13,500 patients. Patient and family centered care will be enhanced through: enhanced radiation oncology and imaging capabilities which has been updated to current market standards, financial counseling services to help patients who have difficulty paying medical bills, dedicated dietetic services for cancer patients, a patient-centered reception area focused on education, and a community resource center. The Cancer Center has private treatment rooms, an in-house pharmacy, a dedicated, personal care navigator, and a community room for support groups, educational and social activities. It is located in the West Town community area in the 2nd ward, in Planned Development 82, was completed on December 31, 2016.

Calumet Heights Unite Here Presence Neighborhood Medical Home
The Developer will make extensive interior and exterior renovations to the building of an established medical practice, Calumet Heights Unite Here Presence Neighborhood Medical Home. The practice is located at 9000 South Stony Island, on the city's south side, and implements the
patient centered medical home approach, (the "Calumet Heights Medical Home"). The existing medical practice occupies 4,935 square feet and is currently owned by Presence Health. The project will expand into some currently underutilized space in the same building to occupy 6,215 square feet. The project is to renovate, update, and expand the space to improve and expand the services offered. The Calumet Heights Medical Home will serve approximately 4,200 patients from Chicago's south side communities. The practice focuses on internal medicine, cardiology and infectious disease care for high risk patients. The Calumet Heights Medical Home is in the Calumet Heights community area in the 8th ward and will be completed no later than June 30, 2018.

**Avondale Presence Neighborhood Medical Home**
The Avondale Presence Neighborhood Medical Home, located at 2929 North California, provided for tenant improvements to a previously vacant 8,000 square foot building. The space was converted into a patient centered medical facility which provides an integrated system of service for approximately 1,000 patients, (the "Avondale Medical Home"). The Avondale Medical Home will provide an integrated system of services focused on prevention, health maintenance, and chronic disease management as part of primary care. The facility connects patients with a primary care physician and a team of care providers who are focused on promoting long-term health. This team based care approach includes: physicians and midlevel providers, medical assistants, patient representative, practice manager, registered nurse care coordinator, licensed certified social worker, and dietitian. It is located in the Avondale community area in the 33rd ward and was completed in November 2014.

**Belmont-Cragin Presence Neighborhood Medical Home**
The Developer will relocate and expand an existing Presence Medical Group practice located at 5322 West Fullerton and buy or lease space at 2259 N. Cicero to establish a patient centered medical home, (the "Belmont-Cragin Medical Home"). This redevelopment will expand the current medical practice from 1,640 square feet to approximately 6,000 square feet and will serve approximately 4,000 patients. In addition to primary care, the facility will provide care management and care coordination across health care settings. The facility connects patients with a primary care physician and a team of care providers who work to promote long-term health. The Belmont-Cragin Medical Home is in the Belmont Cragin community area, the Northwest Industrial Corridor TIF district and the 36th ward. The Fullerton location will be open until December 6, 2017 at which time the entire practice will be relocated to the Cicero location which was completed in October 2017.

**Headquarters**
In October 2013, Presence Health completed the build out of 44,486 square feet of space at 200 S. Wacker Drive, which is located within the LaSalle Central TIF district. The leadership and corporate administration teams of Presence Health, totaling approximately 200 employees, are now located at 200 S. Wacker. Some of the Wacker Drive employees divide their time between that location and the four other neighborhood Project facilities.

These neighborhood investments will help Presence provide effective and efficient patient-centric care. Combined with their Headquarters investment, the TIF assistance is further contingent on Presence Health's commitment to operate the local centers for a minimum of ten years and also to invest $15.5 million toward construction and/or rehabilitation of the health facilities in the medical center service areas. The investment will total $28.8 million. Below is a table summarizing the completed and proposed projects by phases between 2013–2018.
<table>
<thead>
<tr>
<th>Project</th>
<th>Estimated and Completion Dates</th>
<th>Estimated Project Cost</th>
<th>Patients Served Annually</th>
</tr>
</thead>
<tbody>
<tr>
<td>Avondale Presence Neighborhood Medical Home 2929 N California</td>
<td>November, 2014</td>
<td>$974,694</td>
<td></td>
</tr>
<tr>
<td>Presence Saints Mary and Elizabeth Medical Center, Center for Cancer &amp; Specialty Care- 2216 W Thomas</td>
<td>December, 2016</td>
<td>$11,894,890</td>
<td></td>
</tr>
<tr>
<td>Calumet Heights Unite Here Presence Neighborhood Medical Home-9000 S. Stony Island</td>
<td>2018</td>
<td>$1,200,000</td>
<td></td>
</tr>
<tr>
<td>Belmont-Cragin Presence Neighborhood Medical Home- 2257-59 N. Cicero Ave</td>
<td>October, 2017</td>
<td>$1,396,237</td>
<td></td>
</tr>
<tr>
<td>Corp Headquarters – 200 S Wacker Dr.</td>
<td>2013</td>
<td>$13,361,043</td>
<td></td>
</tr>
<tr>
<td><strong>TOTAL PROJECT INVESTMENT:</strong></td>
<td></td>
<td><strong>$28,826,864</strong></td>
<td></td>
</tr>
</tbody>
</table>

**VI. FINANCIAL STRUCTURE**

The City, through DPD, intends to negotiate the RDA with the Developer in connection with the Project. The City intends to reimburse the Developer for a portion of its TIF-eligible costs in an amount not to exceed the lesser of $5,553,009 or 19.26% of the Total Project Cost, currently estimated to be $28,826,864.

City Funds will not be paid after the Project, including the four medical facilities and the Headquarters has been completed and a Certificate of Completion has been issued.

The Developer will be required to comply with ongoing Occupancy, Operations and Jobs covenants for all five facilities, for the duration of the Monitoring and Compliance Period. This period will commence upon the date of the issuance of the Certificate of Completion and will cease on the 10th anniversary of the date of the issuance of the Certificate of Completion.

City Funds will be provided as outlined in the table below contingent on the availability of incremental taxes in the LaSalle Central TIF Fund. The TIF funds will be used only for the reimbursement of TIF-eligible costs incurred for the rehabilitation of the Headquarters facility, which is located within the boundaries of the LaSalle/Central TIF district. LaSalle/Central TIF funds will not be used to fund any portion of the construction costs attributable to the neighborhood health centers.

A Letter of Credit will be issued by the Developer prior to the issuance of the first payment, and will reflect the full amount of City Funds to be requisitioned in Payment 1. The value of the Letter of Credit will increase annually in accordance with each additional requisition for City Funds, until the total amount of City Funds is reflected. If, at the time the City issues a Certificate of Completion, it is evident the Developer will not achieve the Sustainability Requirement then the City Funds Amount shall be reduced by 10%.
<table>
<thead>
<tr>
<th>City Funds Payment</th>
<th>Paid Upon</th>
<th>City Funds Amount</th>
</tr>
</thead>
<tbody>
<tr>
<td>Payment 1</td>
<td>Issuance of the Certificate of Completion</td>
<td>$4,000,000</td>
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<tr>
<td>Payment 2</td>
<td>1st Anniversary of Payment 1</td>
<td>$500,000</td>
</tr>
<tr>
<td>Payment 3</td>
<td>2nd Anniversary of Payment 1</td>
<td>$500,000</td>
</tr>
<tr>
<td>Payment 4</td>
<td>3rd Anniversary of Payment 1</td>
<td>$553,010</td>
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<tr>
<td>Total</td>
<td></td>
<td>$5,553,010</td>
</tr>
</tbody>
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**SOURCES**

<table>
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<tr>
<th>AMOUNT</th>
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</thead>
<tbody>
<tr>
<td>Equity</td>
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**USES**

<table>
<thead>
<tr>
<th>AMOUNT</th>
<th>PSF</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Headquarters Project</strong></td>
<td></td>
</tr>
<tr>
<td>Hard Costs</td>
<td></td>
</tr>
<tr>
<td>Interior Demolition</td>
<td>$98,748</td>
</tr>
<tr>
<td>Interior Stair Construction</td>
<td>$175,000</td>
</tr>
<tr>
<td>Interior Partitions, Finishes, Specialties</td>
<td>$2,221,417</td>
</tr>
<tr>
<td>Roof Deck Construction</td>
<td>$585,000</td>
</tr>
<tr>
<td>Mechanical (plumbing, VAC, fire, special systems)</td>
<td>$854,656</td>
</tr>
<tr>
<td>Electrical</td>
<td>$1,039,452</td>
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<tr>
<td>General Conditions &amp; profit</td>
<td>$658,391</td>
</tr>
<tr>
<td>Design Contingency</td>
<td>$931,294</td>
</tr>
<tr>
<td>Construction Contingency</td>
<td>$328,198</td>
</tr>
<tr>
<td><strong>Total Hard Costs:</strong></td>
<td><strong>$6,892,156</strong></td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>AMOUNT</th>
<th>PSF</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Soft Costs</strong></td>
<td></td>
</tr>
<tr>
<td>Architect and Engineer</td>
<td>$378,660</td>
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<tr>
<td>LEED Certification</td>
<td>$435,957</td>
</tr>
<tr>
<td>A/V Certification</td>
<td>$43,596</td>
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<tr>
<td>Material Testing</td>
<td>$12,456</td>
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<tr>
<td>Permits</td>
<td>$62,280</td>
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<tr>
<td>Legal (lease)</td>
<td>$31,140</td>
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<tr>
<td>Insurance</td>
<td>$24,912</td>
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<tr>
<td>Other Professional Fees (TIF legal and consulting)</td>
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<tr>
<td><strong>Total Soft Costs:</strong></td>
<td><strong>$1,574,751</strong></td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>AMOUNT</th>
<th>PSF</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Other Costs</strong></td>
<td></td>
</tr>
<tr>
<td>Furniture, Fixtures &amp; Equipment</td>
<td>$3,783,500</td>
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<tr>
<td>Job Training</td>
<td>$184,000</td>
</tr>
<tr>
<td>Relocation</td>
<td>$325,000</td>
</tr>
<tr>
<td>Owner Contingency</td>
<td>$601,636</td>
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<tr>
<td><strong>Total Other Costs</strong></td>
<td><strong>$4,894,136</strong></td>
</tr>
</tbody>
</table>

**Total Headquarters Cost:**

<table>
<thead>
<tr>
<th>AMOUNT</th>
<th>PSF</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Total Headquarters Cost</strong></td>
<td><strong>$13,361,043</strong></td>
</tr>
<tr>
<td>PSMEMC Cancer Center &amp; Specialty Care</td>
<td>Cost Breakdown</td>
</tr>
</tbody>
</table>

**VII. PUBLIC BENEFITS**

Presence Health currently includes 37 Chicago facilities and represents the City’s largest health care system with location spanning across 12 community areas. Among these facilities, its four Chicago area hospitals, of which three are in the City (Saint Mary and Elizabeth Medical Center, Saint Joseph Hospital and Resurrection Medical Center) alone, play a significant role in the local and state economies through the employment, payroll and spending impacts they generate.

In addition, the proposed project will provide the following public benefits:
The Central Headquarters investment created approximately 61 construction related jobs and created and/or retained 200 full-time positions. The neighborhood projects will create an additional 39 permanent jobs and 62 construction jobs.

Environmental Features

- The Sustainability Requirement for the Headquarters project consists of a stamped letter from a licensed design professional verifying construction was completed to achieve certification according to LEED-Commercial Interiors standards.

- Failure to meet any Sustainability Requirement will be a default under this Covenant and the City shall have the right to reduce the amount of City Funds by an amount equal to 10% of City Funds.

Affirmative Action

- The developer will comply with the requirements of Chicago's affirmative action ordinance, which requires contract participation of 26% by minority-owned business enterprises (MBEs) and 6% by woman-owned business enterprises (WBEs) with respect to the Headquarters component of the project. The developer has provided notification of the proposed Headquarters project, by certified mail, to twenty 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 for the Headquarters component of the project, 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

The project has been endorsed by 16 Aldermen whose wards will benefit from the project. Letters of support are attached to this report.

IX. CONFORMANCE WITH REDEVELOPMENT AREA PLAN

The Project is located in the LaSalle Central Tax Increment Financing Redevelopment Project Area. The Project will satisfy the following goals of the redevelopment plan:

- Provide resources for the rehabilitation and modernization of existing structures.
- Promote the Redevelopment Project Area as a center of employment and commercial activity, through the attraction and retention of major employers and corporate headquarters.
- Encourage environmentally-sensitive development, including development that achieves LEED certifications.
- Support job training programs and increase employment opportunities for City residents.
X. CONDITIONS OF ASSISTANCE

If the proposed resolution is approved by the CDC, DPD will negotiate a Redevelopment Agreement (RDA) with the Developer. The RDA 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 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

DPD 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 Presence Health as developer for redevelopment of four neighborhood medical properties; Presence Saints Mary and Elizabeth Medical Center, Center for Cancer and Specialty Care, Avondale Presence Neighborhood Medical Home, Calumet Heights Unite Here Presence Medical Home, Belmont-Cragin Presence Medical Home; and to locate its new headquarters in Chicago at 200 S. Wacker Drive. DPD also requests that the Commission provide DPD with authority to negotiate, execute and deliver on the City's behalf, a redevelopment agreement and a grant agreement with Presence Health for the Project.
EXHIBITS

Redevelopment Area Map
Neighborhood Maps and Aerial
Neighborhood Medical Facility Photos
TIF Project Assessment Form
Employer Personnel Needs Assessment Form
Aldermen's Letters of Support
M/WBE Letter and Copies of M/WBE Certified Letter Receipts
PRESENCE HEALTH GOVERNANCE ORGANIZATIONAL CHART

PRESENCE HEALTH MINISTRIES (Canonical Sponsor)

PRESENCE HEALTH NETWORK

PRESENCE CARE TRANFORMATION CORP

RESURRECTION UNIVERSITY

Appoint

Appoint CLB Chairs

Local Ministry Foundations/Development Councils

Community Leadership Boards

Clinical Leadership Council

KEY

Predominantly Community Boards

Operating entities with internal boards

Advisory or limited fiduciary boards or councils
Presence Health Facilities Across Chicago
Presence Health Network
200 S. Wacker Drive

The project is the redevelopment of four neighborhood health centers and a relocation of the Presence Health headquarters to 200 S. Wacker. Presence will remodel and/or build space at three Medical Homes in the Belmont-Cragin, Avondale and Calumet Heights neighborhoods; rehabilitate vacant space at Saints Mary and Elizabeth Hospital into a Cancer Center and remodel 44,000 square feet of office space at 200 S. Wacker.

Type of Project: Institutional
Total Project Cost: $28,826,864
TIF Funding Request: $5,553,009
TIF District: LaSalle Central TIF

Developer: Presence Health Network
Timeline for Completion: 2016 (start), 2018 (completion)
Project Status: Community Development Commission November 14, 2017

RETURN ON INVESTMENT BENCHMARKS

- Advances Goal of Economic Development Plan YES or NO
- Increase attractiveness for business services and headquarters
- Advances Goal of TIF District YES or NO
- Promote the TIF as a center of employment and commercial activity through attraction of major employers and corporate headquarters
- Addresses Community Need YES or NO
- Provide access to healthcare in underserved areas

FINANCIAL BENCHMARKS

- Other Funds Leveraged by $1 of TIF
  $4.19:1
- Types of Other Funding Leveraged YES or NO
- Developer equity $23,273,855

RDA TERMS

- Payment Schedule:
  4 Annual Payments Upon Completion
- Taxpayer Protection Provisions YES or NO
- Letter of Credit

- Monitoring Term of Agreement: 10 years

OTHER CONSIDERATIONS

- Developer spending $15,500,000 on neighborhood health centers
Presence Health Network

Presence Saints Mary and Elizabeth Medical Center, Center for Cancer and Specialty Care

Substantial renovation of 7,300 square feet, demolition of 1,700 square feet, and construction of 5,900 square feet of additional space.

Location
2216 W. Thomas Street

Total Investment:
$11,894.8 million

Completed

Serves
13,500 patients

Construction Jobs
45
Presence Health Network

Avondale Presence Neighborhood Medical Home

Investment in tenant improvements to a previously vacant 8,000 square foot building

Location
2929 North California

Total Investment:
$974,694

Completed

Serves
1,000 patients

Construction Jobs
6
Presence Health Network

Calumet Heights Unite Here Presence Neighborhood Medical Home

Planned extensive interior and exterior renovations and expansion from 4,935 to 6,215 sf

Location
9000 South Stony Island

Total Investment:
$1.2 million

Anticipated Date of Completion
June 30, 2018

Serves
4,200 patients

Construction Jobs
4

Existing Conditions
Presence Health Network

Belmont-Cragin Presence Neighborhood Medical Home

The Developer will relocate and expand an existing Presence Medical Group practice.

Location: 2251 North Cicero Ave.

- Total Investment: $1.3 million
- Completed: 4,000 patients
- Construction Jobs: 6
Presence Health Network

Presence Health System Headquarters

Tenant build out of 44,486 square feet of space in the Loop

Location
200 S. Wacker Drive

Total Investment:
$13.4 million

Completed

Square Feet
44,486 sf

Construction Jobs
40 jobs over 6 months

Permanent Jobs
200
March 20, 2013

Ms. Sanura Young, Executive Director
Alliance of Business Leaders & Entrepreneurs (ABLE)
150 N. Michigan Ave. Suite 2800
Chicago, IL 60601

Ms. Young,

Please be informed that Presence Health is announcing a new construction project to be located at 200 S. Wacker Drive, Chicago, Illinois. The project will consist of the interior build-out of approximately 40,000 sf. on floors 11 and 12. We currently estimate the total budget of the project to be between $8,000,000.00 - $10,000,000.00 million dollars. Presence Health has appointed Bear Construction Company as it General Contractor and agent for the project.

Bear Construction Company
1501 Rohlwing Road
Rolling Meadows, IL 60008
Attention: H. Dennis Hill
Phone: 847-222-1900
Fax: 847-222-9910

Presence Health and Bear Construction will be hosting an Outreach Conference and Networking Event on Wednesday, April 10th at 10:00am. All interested parties are invited to attend. The Conference will be held at 200 S. Wacker in the 34th Floor Conference Center. Participants should check in at the main lobby security desk to receive access to the location.

Due to the limited scope of this project there will be fewer trade opportunities for your membership. We would like you to inform your members of the Outreach Conference and Networking Event as well as opportunities available. Attached to this correspondence is a Contractors Interest Form which can be distributed to all "interested" parties. In addition to attending the Outreach Event, "Interested" contractors should complete the attached form and forward to the Target Group at the below address or via e-mail.

Target Group
330 S. Wells, Suite 400
Chicago, IL 60606
Attention: Andrew Johnson
Phone: 312-873-0288
Fax: 312-873-0299
ajohnson@targetgroupinc.com

(Continued)
I. Article Addressed to:

Ms. Hedy Ratner, Executive Director
Women's Business Development Center
8 South Michigan Ave., Suite 400
Chicago, IL 60603

Ms. Sheila Hily-Morgan, President
Chicago Minority Supplier Development Council, Inc.
105 W. Adams, Suite 2300
Chicago, IL 60603-6233

National Organization of Minority Engineers
33 West Monroe, Suite 1540
Chicago, Illinois 60603

Asian American Institute
4753 N. Broadway, Suite 904
Chicago, IL 60640
• Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
• Print your name and address on the reverse so that we can return the card to you.
• Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
Ms. Marjorie McKinnon-Price
Rainbow/PUSH Coalition
International Trade Bureau 930 E. 50th Street
Chicago, IL 60615

2. Article Number
7012 2920 0002 4995 4174

3. Service Type
Certified Mail
Express Mail
Registered
Return Receipt for Merchandise
Insured Mail
C.O.D.

4. Restricted Delivery? (Extra Fee)
Yes

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2. Article Addressed to:
Suburban Minority Contractors Association
1250 Grove Ave. Suite 200
Barrington, IL 60010

2. Article Number
7012 2920 0002 4995 4167

3. Service Type
Certified Mail
Express Mail
Registered
Return Receipt for Merchandise
Insured Mail
C.O.D.

4. Restricted Delivery? (Extra Fee)
Yes

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2. Article Addressed to:
South Shore Chamber, Incorporated
Black-United Funds Bldg.
1750 E. 71st Street
Chicago, IL 60649-2000

2. Article Number
7012 2920 0002 4995 4242

3. Service Type
Certified Mail
Express Mail
Registered
Return Receipt for Merchandise
Insured Mail
C.O.D.

4. Restricted Delivery? (Extra Fee)
Yes

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2. Article Addressed to:
Ms. Andrea Zopp, President
Chicago Urban League
4510 S. Michigan Ave.
Chicago, IL 6065

2. Article Number
7012 2920 0002 4995 4242

3. Service Type
Certified Mail
Express Mail
Registered
Return Receipt for Merchandise
Insured Mail
C.O.D.

4. Restricted Delivery? (Extra Fee)
Yes

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2. Article Addressed to:
---

2. Article Number
7012 2920 0002 4995 4242

3. Service Type
Certified Mail
Express Mail
Registered
Return Receipt for Merchandise
Insured Mail
C.O.D.

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Yes

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2. Article Number
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3. Service Type
Certified Mail
Express Mail
Registered
Return Receipt for Merchandise
Insured Mail
C.O.D.

4. Restricted Delivery? (Extra Fee)
Yes
Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
Print your name and address on the reverse so that we can return the card to you.
Attach this card to the back of the mailpiece, or on the front if space permits.

Article Addressed to:
Latin American Chamber of Commerce
3512 West Fullerton Avenue
Chicago, IL 60647

3. Service Type
☐ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ O.D.D.

4. Restricted Delivery? (Extra Fee) ☑ Yes
Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired. Print your name and address on the reverse so that we can return the card to you. Attach this card to the back of the mailpiece, or on the front if space permits.

Ms. Sanura Young, Executive Director (ABLE) Alliance of Business Leaders & Entrepreneurs 150 N. Michigan Ave. Suite 2800 Chicago, IL 60601
1. Article Addressed to:
Ms. Marjorie McKinnon-Price
Rainbow/PUSH Coalition
International Trade Bureau
930 E. 50th Street
Chicago, IL 60615

2. Article Number
(Transfer from service label) 7012 2920 0002 4995 4374

PS Form 3811, February 2004
Domestic Return Receipt 102595-02-M-1540

1. Article Addressed to:
Suburban Minority Contractors Association
1250 Grove Ave, Suite 200
Barrington, IL 60010

2. Article Number
(Transfer from service label) 7012 2920 0002 4995 4167

PS Form 3811, February 2004
Domestic Return Receipt 102595-02-M-1540

1. Article Addressed to:
Jorge Perez, Executive Director (HACIA)
Hispanic American Construction Industry Association
901 West Jackson Boulevard, Suite 205
Chicago, IL 60607

2. Article Number
(Transfer from service label) 7012 2920 0002 4995 4111

PS Form 3811, February 2004
Domestic Return Receipt 102595-02-M-1540
• Complete Items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
• Print your name and address on the reverse so that we can return the card to you.
• Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
Ms. Sheila Hill-Morgan, President
Chicago Minority Supplier Development Council, Inc.
105 W. Adams, Suite 2300
Chicago, IL 60603-6233

2. Article Number
(Transfer from service label) 7012 2920 0002 4995 4259
PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540

3. Service Type
☑ Certified Mail ☐ Express Mail ☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? (Extra Fee) ☐ Yes

• Complete Items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
• Print your name and address on the reverse so that we can return the card to you.
• Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
Ms. Andrea Zopp, President
Chicago Urban League
4510 S. Michigan Ave.
Chicago, IL 6065

2. Article Number
(Transfer from service label) 7012 2920 0002 4995 4242
PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540

3. Service Type
☑ Certified Mail ☐ Express Mail ☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? (Extra Fee) ☐ Yes

• Complete Items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
• Print your name and address on the reverse so that we can return the card to you.
• Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
National Organization of Minority Engineers
33 West Monroe, Suite 1540
Chicago, Illinois 60603

2. Article Number
(Transfer from service label) 7012 2920 0002 4995 4068
PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540

3. Service Type
☑ Certified Mail ☐ Express Mail ☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? (Extra Fee) ☐ Yes
SUPPORT LETTER UPDATE – BY PROJECT

**Presence Saints Mary and Elizabeth Center for Cancer and Specialty Care:** 2216 West Thomas Street

Aldermanic supporters:
- Alderman Brian Hopkins, 2nd Ward
- Alderman Joe Moreno, 1st Ward
- Alderman Roberto Maldonado, 26th Ward
- Alderman Walter Burnett, 27th Ward; and
- Alderman Emma Mitts, 37th Ward.

Community supporters:
- Casa Central
- Westside Ministers Coalition
- Puerto Rican Cultural Center
- Albizu Campos, Puerto Rican High School
- PrimeCare Community Health

Elected official supporters:
- State Representative Luis Arroyo, 3rd District
- State Representative Cynthia Soto, 4th District
- State Senator Omar Aquino, 2nd District

**Avondale Presence Neighborhood Medical Home:** 2933 N California Avenue

Aldermanic Supporters:
- Alderman Joe Moreno, 1st Ward

Community Supporters:
- Catholic Charities

Elected official supporters:
- Representative Jaime Andrade, 40th District

**Calumet Heights UNITE HERE Presence Neighborhood Medical Home:** 9000 South Stoney Island

Aldermanic Supporters:
- Alderman Michelle Harris, 8th Ward
- Alderman Tom Tunney, 44th Ward
- Alderman James Cappleman, 46th Ward

Community Supporters:
- UNITE HERE Local 1
- South Side Help Center
- Shining Star Youth & Community Services
- UBUNTU Center of Chicago
- NAACP Chicago Southside

Elected official supporters:
- Senator Donne Trotter, 17th District
Belmont-Cragin Presence Neighborhood Medical Home: 2259 N Cicero Avenue

Aldermanic Supporters:
- Alderman Gilbert Villegas, 36th Ward
- Alderman Milly Santiago, 31st Ward

Community Supporters:
- Northwest Side Housing Center

Additional Letters of Support:
Aldermanic supporters:
- Alderman Rod Sawyer, 6th Ward
- Alderman David Moore, 17th Ward
- Alderman Ricardo Munoz, 22nd Ward
- Alderman Christopher Taliaferro, 29th Ward
- Alderman Carlos Ramirez-Rosa, 35th Ward
- Alderman Anthony Napolitano, 41st Ward

Elected official supporters:
- State Senator Patricia Van Pelt, 5th District
June 1, 2017

David L. Reifman
Commissioner
Department of Planning and Development
City of Chicago
121 N LaSalle Street, Room 1000
Chicago, IL 60602

Dear Commissioner Reifman:

I have reviewed and support the Presence Health Linked Development Tax Increment Financing (TIF) proposal. I believe this TIF funding is a model for how a downtown headquarters like Presence Health can promote the construction of healthcare facilities in distressed neighborhoods.

The TIF will be invested in three medical homes and a new Center for Cancer and Specialty Care to provide access and health care for unmet needs in the community. These are critical investments across the City of Chicago and are described below:

- The new Center for Cancer and Specialty Care on the campus of Presence Saints Mary and Elizabeth Medical Center will fill a void in cancer treatment services for our communities and will allow residents to receive state-of-the-art care close to home.
- Two neighborhood-medical homes in the Belmont-Cragin and Avondale neighborhoods will provide primary care, screenings, vaccinations and behavioral health support to help reduce health disparities and centralize specialists necessary to treat the whole person.
- One neighborhood medical home in Calumet Heights will expand cardiology care and infectious disease treatment for high-risk patients in Chicago’s south side communities, while serving as a primary site of care for our UNITE Here contract.

Presence Health is demonstrating, through this approach, how we can improve the lives of all Chicagoans by delivering essential health care across the City. I am pleased to support the Presence Health Linked Development TIF and ask that you give it your full consideration and support as well.

Sincerely,

Proco Joe Moreno
Alderman, 1st Ward

CC: Mayor Rahm Emanuel, Deputy Mayor Brendan Reilly
March 31, 2017

David L. Reisman
Commissioner, Department of Planning and Development
City of Chicago
121 N LaSalle Street, 1000
Chicago, IL 60602

RE: Statement of Support for the Presence Health Linked Development Approach

Dear Commissioner Reisman:

I have reviewed and support the Presence Health Linked Development Tax Increment Financing (TIF) proposal. I believe this TIF funding is a model for how a downtown headquarters like Presence Health can promote the construction of health care facilities in distressed neighborhoods.

The new Center for Cancer and Specialty Care on the campus of Presence Saints Mary and Elizabeth Medical Center in the 2nd Ward fills a void in cancer treatment services for my communities and will allow residents to receive state-of-the-art care close to home. This investment is leveraged with an additional three medical homes described below.

- Two neighborhood medical homes in the Belmont-Cragin and Avondale neighborhoods to provide primary care, screenings, vaccinations and behavioral health support to help reduce health disparities and centralize specialists necessary to treat the whole person.
- One neighborhood medical home in Calumet Heights and will expand cardiology care and infectious disease treatment for high-risk patients in Chicago's south side communities while serving as a primary site of care for our UNITE Here contract.

Presence Health is demonstrating, through this approach, how we can improve the lives of all Chicagoans by delivering essential health care across the City. I am pleased to support the Presence Health Linked Development TIF and ask that you give it your full consideration and support as well.

Sincerely,

Brian Hopkins
Alderman, 2nd Ward
City of Chicago

CC: Mayor Rahm Emanuel, Vice Mayor Brendan Reilly
RE: Statement of Support for the Presence Health Linked Development Approach

Dear Commissioner Reifman:

I have reviewed and support the Presence Health Linked Development Tax Increment Financing (TIF) proposal. I believe this TIF funding is a model for how a downtown headquarters like Presence Health can promote the construction of health care facilities in distressed neighborhoods.

The TIF will be invested in three medical homes and a new Center for Cancer and Specialty Care to provide access and help care for unmet needs in the community. These are critical investments across the City of Chicago and are described below.

- The new Center for Cancer and specialty Care on the campus of Presence Saints Mary and Elizabeth Medical Center will fill a void in cancer treatment services for our communities and will allow residents to receive state-of-the-art care close to home.
- Two neighborhood medical homes in the Belmont-Cragin and Avondale neighborhoods to provide primary care, screenings, vaccinations and behavioral health support to help reduce health disparities and centralize specialists necessary to treat the whole person.
- One neighborhood medical home in Calumet Heights and will expand cardiology care and infectious disease treatment for high-risk patients in Chicago’s south side communities while serving as a primary site of care for our UNITE Here contract.

Presence Health is demonstrating, through this approach, how we can improve the lives of all Chicagoans by delivering essential health care across the City. I am pleased to support the Presence Health Linked Development TIF and ask that you give it your full consideration and support as well.

Sincerely,

[Signature]

The Honorable Roderick T. Sawyer
Alderman, 6th Ward

CC: Mayor Rahm Emanuel, Deputy Mayor Brendan Reilly
November 7, 2017

Mr. David L. Reifman
Commissioner, Department of Planning and Development
City of Chicago
121 N LaSalle Street, Room1000
Chicago, IL 60602

RE: Statement of Support for the Presence Health Linked Development Approach

Dear Commissioner Reifman:

I have reviewed and support the Presence Health Linked Development Tax Increment Financing (TIF) proposal. I believe this TIF funding is a model for how a downtown headquarters like Presence Health can promote the construction of health care facilities in distressed neighborhoods.

The Calumet Heights Medical Home, one of the health care facilities included in this approach, will provide access to my constituents and help care for unmet needs in the community. The other projects include similar medical homes and a Cancer Center as described below.

- The new Center for Cancer and specialty Care on the campus of Presence Saints Mary and Elizabeth Medical Center will fill a void in cancer treatment services for our communities and will allow residents to receive state-of-the-art care close to home.
- Two additional neighborhood medical homes – the one I mentioned in my community in Calumet Heights – as well as a similar investment in the Avondale and Belmont-Cragin neighborhoods to provide primary care, screenings, vaccinations and behavioral health support to help reduce health disparities and centralize specialists necessary to treat the whole person.

Presence Health is demonstrating, through this approach, how we can improve the lives of all Chicagoans by delivering essential health care across the City. I am pleased to support the Presence Health Linked Development TIF and ask that you give it your full consideration and support as well.

Sincerely,

[Signature]

Michelle Harris
Alderman 8th Ward
August 15, 2017

David L. Reifman, Esq.
Commissioner, Department of Planning and Development
City of Chicago
121 N LaSalle Street, 1000
Chicago, IL 60602

RE: Statement of Support for Linked Development Tax Increment Financing Concept for Healthcare

Dear Commissioner Reifman:

As the Alderman of the 17th Ward, I am always seeking innovative solutions to reduce health disparities and improve the health outcomes of Chicagoans. The Linked Development Tax Increment Financing (TIF) Concept for Healthcare provides opportunities for healthcare systems to construct medical homes and specialty care centers to target the hardest to reach patients by addressing the obstacles that keep them away from health care. This concept offers a comprehensive, coordinated system of care that includes access to essential and state-of-the-art care close to patients’ homes.

I welcome the opportunity to partner with healthcare systems to promote the construction of medical homes and specialty care centers in the 17th Ward to deliver essential health care and improve the lives of residents.

I am pleased to support your efforts to bring comprehensive, coordinated systems of care to Chicagoans dealing with chronic illnesses and barriers to access care via the Linked Development TIF Concept.

Sincerely,

David Moore
Alderman, 17th Ward
August 3, 2017

David L. Reifman, Esq.
Commissioner, Department of Planning and Development
City of Chicago
121 N LaSalle Street, 1000
Chicago, IL 60602

RE: Statement of Support for the Presence Health Linked Development Approach

Dear Commissioner Reifman:

I have reviewed and support the Presence Health Linked Development Tax Increment Financing (TIF) proposal. I believe this TIF funding is a model for how a downtown headquarters like Presence Health can promote the construction of health care facilities in distressed neighborhoods.

The TIF will be invested in three medical homes and a new Center for Cancer and Specialty Care to provide access and help care for unmet needs in the community. These are critical investments across the City of Chicago and are described below.

- The new Center for Cancer and specialty Care on the campus of Presence Saints Mary and Elizabeth Medical Center will fill a void in cancer treatment services for our communities and will allow residents to receive state-of-the-art care close to home.
- Two neighborhood medical homes in the Belmont-Cragin and Avondale neighborhoods to provide primary care, screenings, vaccinations and behavioral health support to help reduce health disparities and centralize specialists necessary to treat the whole person.
- One neighborhood medical home in Calumet Heights and will expand cardiology care and infectious disease treatment for high-risk patients in Chicago’s south side communities while serving as a primary site of care for our UNITE Here contract.

Presence Health is demonstrating, through this approach, how we can improve the lives of all Chicagoans by delivering essential health care across the City. I am pleased to support the Presence Health Linked Development TIF and ask that you give it your full consideration and support as well.

Sincerely,

[Signature]
Alderman Ricardo Munoz, 22nd Ward
City of Chicago

CC: Mayor Rahm Emanuel, Deputy Mayor Brendan Reilly
June 5, 2017

David L. Reifman, Esq.
Commissioner, Department of Planning and Development
City of Chicago
121 N. LaSalle Street, Room 1000
Chicago, IL 60602

RE: Statement of Support for the Presence Health Linked Development Approach

Dear Commissioner Reifman:

I have reviewed and support the Presence Health Linked Development Tax Increment Financing (TIF) proposal. I believe this TIF funding is a model for how a downtown headquarters like Presence Health can promote the construction of health care facilities in distressed neighborhoods.

The TIF will be invested in three medical homes and a new Center for Cancer and Specialty Care to provide access and help care for unmet needs in the community. These are critical investments across the City of Chicago and are described below.

- The new Center for Cancer and Specialty Care on the campus of Presence Saints Mary and Elizabeth Medical Center will fill a void in cancer treatment services for our communities and will allow residents to receive state-of-the-art care close to home.
• Two neighborhood medical homes in the Belmont-Cragin and Avondale neighborhoods to provide primary care, screenings, vaccinations and behavioral health support to help reduce health disparities and centralize specialists necessary to treat the whole person.

• One neighborhood medical home in Calumet Heights and will expand cardiology care and infectious disease treatment for high-risk patients in Chicago’s south side communities while serving as a primary site of care for our UNITE Here contract.

Presence Health is demonstrating, through this approach, how we can improve the lives of all Chicagoans by delivering essential health care across the City. I am pleased to support the Presence Health Linked Development TIF and ask that you give it your full consideration and support as well.

Sincerely,

Roberto Maldonado
Alderman, 26th Ward
June 29, 2017

David L. Reifman, Esq.
Commissioner, Department of Planning and Development
City of Chicago
121 N LaSalle Street, 1000
Chicago, IL 60602

RE: Statement of Support for the Presence Health Linked Development Approach

Dear Commissioner Reifman:

I have reviewed and support the Presence Health Linked Development Tax increment Financing (TIF) proposal. I believe this TIF funding is a model for how a downtown headquarters like Presence Health can promote the construction of health care facilities in distressed neighborhoods.

The TIF will be invested in three medical homes and a new Center for Cancer and Specialty Care to provide access and help care for unmet needs in the community. These are critical investments across the City of Chicago and are described below.

- The new Center for Cancer and Specialty Care on the campus of Presence Saints Mary and Elizabeth Medical Center will fill a void in cancer treatment services for our communities and will allow residents to receive state of the art care close to home.
- Two neighborhood medical homes in the Belmont-Cragin and Avondale neighborhoods to provide primary care, screenings, vaccinations and behavioral health support to help reduce health disparities and centralize specialists necessary to treat the whole person.
- One neighborhood medical home in Calumet Heights and will expand cardiology care and infectious disease treatment for high risk patients in Chicago’s south side communities while serving as a primary site of care for our UNITE Here contract.
Presence Health is demonstrating, through this approach, how we can improve the lives of all Chicagoans by delivering essential health care across the City. I am pleased to support the Presence Health Linked Development TIF and ask that you give it your full consideration and support as well.

If you need further assistance please feel free to contact my office at, 312-432-1995.

Sincerely,

Walter Burnett, Jr.
Alderman of the 27th Ward

CC: Mayor Rahm Emanuel, Deputy Mayor Brendan Reilly
July 5, 2017

David L. Reifman, Esq.
Commissioner, Department of Planning and Development
City of Chicago
121 N LaSalle Street, 1000
Chicago, IL 60602

RE: Statement of Support for the Presence Health Linked Development Approach

Dear Commissioner Reifman,

I have reviewed and support the Presence Health Linked Development Tax Increment Financing (TIF) proposal. I believe this TIF funding is a model for how a downtown headquarters like Presence Health can promote the construction of health care facilities in distressed neighborhoods.

The TIF will be invested in three medical homes and a new Center for Cancer and Specialty Care to provide access and help care for unmet needs in the community. These are critical investments across the City of Chicago and are described below:

- The new Center for Cancer and specialty Care on the campus of Presence Saints Mary and Elizabeth Medical Center will fill a void in cancer treatment services for our communities and will allow residents to receive state-of-the-art care close to home
- Two neighborhood medical homes in the Belmont-Cragin and Avondale neighborhoods to provide primary care, screenings, vaccinations and behavioral health support to help reduce health disparities and centralize specialists necessary to treat the whole person
- One neighborhood medical home in Columbia Heights and will expand cardiology care and infectious disease treatment for high-risk patients in Chicago’s south side communities while serving as a primary site of care for our UNITE Here contract.

Presence Health is demonstrating, through this approach, how we can improve the lives of all Chicagoans by delivering essential health care across the City. I am pleased to support the Presence Health Linked Development TIF and ask that you give it your full consideration and support as well.

Sincerely,

[Signature]

ALDERMAN, 29th WARD

City of Chicago
CC: Mayor Rahm Emanuel Deputy Mayor Brendan Reilly
11 May, 2017

Mr. David L. Reifman
Commissioner, Department of Planning and Development
City of Chicago
121 North LaSalle Street, Room 1000
Chicago, IL 60602

Commissioner Reifman,

I have reviewed and support the Presence Health Linked Development Tax Increment Financing (TIF) proposal. I believe this TIF funding is a model for how a downtown headquarters like Presence Health can promote the construction of health care facilities in distressed neighborhoods.

The Belmont-Cragin, one of the health care facilities included in this approach, will provide access to my constituents and help care for unmet needs in the community. The other projects include similar medical homes and a Cancer Center as described below.

The new Center for Cancer and specialty Care on the campus of Presence Saints Mary and Elizabeth Medical Center will fill a void in cancer treatment services for our communities and will allow residents to receive state-of-the-art care close to home.

Two neighborhood medical homes – the one I mentioned in my community in Belmont-Cragin as well as a similar investment in the Avondale neighborhood to provide primary care, screenings, vaccinations and behavioral health support to help reduce health disparities and centralize specialists necessary to treat the whole person. I am pleased to support the Presence Health Linked Development TIF and ask that you give it your full consideration and support as well.

Please feel free to contact my Chief of Staff, Kevin Lamm directly at 773-278-0031 should you have any concerns or questions regarding this matter.

Sincerely,

Milly Santiago
Alderman, 31st Ward
July 31, 2017

David L. Reifman
Commissioner
Department of Planning and Development
121 N LaSalle Street, 1000
Chicago, IL 60602

RE: Support for the Presence Health Linked Development Approach

Dear Commissioner Reifman:

I write to express my support for the Presence Health Linked Development Tax Increment Financing (TIF) proposal. As you know I have consistently advocated for the use of TIF dollars to address community needs, not corporate greed, and this TIF funding proposal is a model for how a downtown TIF can benefit distressed neighborhoods and the health needs of Chicago’s working families.

The TIF will be invested in three non-profit medical homes that will serve working families in their neighborhoods, and a new Center for Cancer and Specialty Care to provide access and help care for unmet needs in the community. These are critical investments across the City of Chicago and are described below.

- The new Center for Cancer and Specialty Care on the campus of Presence Saints Mary and Elizabeth Medical Center will fill a void in cancer treatment services for our communities and will allow residents to receive state-of-the-art care close to home.
- Two neighborhood medical homes in the Belmont-Cragin and Avondale neighborhoods will provide primary care, screenings, vaccinations and behavioral health support to help reduce health disparities and centralize specialists necessary to treat the whole person.
- One neighborhood medical home in Calumet Heights and will expand cardiology care and infectious disease treatment for high-risk patients in Chicago’s south side communities while serving as a primary site of care for our UNITE HERE contract.

Non-profit Presence Health is demonstrating how we can improve the lives of all Chicagoans by delivering essential health care across the City. I am pleased to support the Presence Health Linked Development TIF and ask that you give it your full consideration and support as well.

Sincerely,

Carlos Ramirez-Rosa
Alderman, 35th Ward

cc: Mayor Rahm Emanuel
November 6th, 2017

David L. Reifman, Esq.
Commissioner, Department of Planning and Development
City of Chicago
121 N LaSalle Street, 1000
Chicago, IL 60602

RE: Statement of Support for the Presence Health Linked Development Approach

Dear Commissioner Reifman:

I, Alderman Gilbert Villegas, support the Presence Health Linked Development Tax Increment Financing (TIF) proposal. I believe this TIF funding proposal is a model for how downtown investments like the Presence Health headquarters can promote the construction of health care facilities in distressed neighborhoods.

This TIF proposal is transparent and will be invested in three identified medical homes and benefit the new Center for Cancer and Specialty Care to provide access and help care for unmet needs in our community.

These are critical investments across the City of Chicago and specifically benefit our community. The two neighborhood medical homes in the Belmont-Cragin and Avondale neighborhoods will provide primary care, screenings, vaccinations and behavioral health support to help reduce health disparities and centralize specialists necessary to treat the whole person. This is especially important in the 36th Ward where a shockingly low number of people receive any healthcare, much less high quality primary care or behavioral health.

Presence Health is demonstrating, through this approach, how we can improve the lives of all Chicagoans by delivering essential health care across the City. Please join us in supporting the Presence Health Linked Development TIF.

Sincerely,

Gilbert Villegas
Alderman, 36th Ward

Cc: Mayor Rahm Emanuel
June 30, 2017

David L. Reifman, Esq.
Commissioner, Department of Planning and Development
City of Chicago
121 N LaSalle Street, 1000
Chicago, IL 60602

RE: Statement of Support for the Presence Health Linked Development Approach

Dear Commissioner Reifman:

I have reviewed and support the Presence Health Linked Development Tax Increment Financing (TIF) proposal. I believe this TIF funding is a model for how a downtown headquarters like Presence Health can promote the construction of health care facilities in distressed neighborhoods.

The Belmont-Cragin, one of the health care facilities included in this approach, will provide access to my constituents and help care for unmet needs in the community. The other projects include similar medical homes and a Cancer Center as described below.

- The new Center for Cancer and specialty Care on the campus of Presence Saints Mary and Elizabeth Medical Center will fill a void in cancer treatment services for our communities and will allow residents to receive state-of-the-art care close to home.
- Two neighborhood medical homes – the one I mentioned in my community in Belmont-Cragin as well as a similar investment in the Avondale neighborhood to provide primary care, screenings, vaccinations and behavioral health support to help reduce health disparities and centralize specialists necessary to treat the whole person.
- The third neighborhood medical home is in Calumet Heights and will expand cardiology care and infectious disease treatment for high-risk patients in Chicago’s south side communities while serving as a primary site of care for our UNITE Here contract.

Presence Health is demonstrating, through this approach, how we can improve the lives of all Chicagoans by delivering essential health care across the City. I am pleased to support the Presence Health Linked Development TIF and ask that you give it your full consideration and support as well.

Sincerely,

Gilbert Villegas
Alderman of the 36th Ward

CC: Mayor Rahm Emanuel, Deputy Mayor Brendan Reilly

WWW.36THWARD.ORG
June 28, 2017

David L. Reifman, Esq.
Commissioner, Department of Planning and Development
City of Chicago
123 N LaSalle Street, 1000
Chicago, IL 60602

RE: Statement of Support for the Presence Health Linked Development Approach

Dear Commissioner Reifman:

I have reviewed and support the Presence Health Linked Development Tax Increment Financing (TIF) proposal. I believe this TIF funding is a model for how a downtown headquarters like Presence Health can promote the construction of health care facilities in distressed neighborhoods.

The TIF will be invested in three medical homes and a new Center for Cancer and Specialty Care to provide access and help care for unmet needs in the community. These are critical investments across the City of Chicago and are described below.

- The new Center for Cancer and specialty Care on the campus of Presence Saints Mary and Elizabeth Medical Center will fill a void in cancer treatment services for our communities and will allow residents to receive state-of-the-art care close to home.
- Two neighborhood medical homes in the Belmont-Cragin and Avondale neighborhoods to provide primary care, screenings, vaccinations and behavioral health support to help reduce health disparities and centralize specialists necessary to treat the whole person.
- One neighborhood medical home in Calumet Heights and will expand cardiology care and infectious disease treatment for high-risk patients in Chicago's south side communities while serving as a primary site of care for our UNITE Here contract.

Presence Health is demonstrating, through this approach, how we can improve the lives of all Chicagoans by delivering essential health care across the City. I am pleased to support the Presence Health Linked Development TIF and ask that you give it your full consideration and support as well.

Sincerely,

Emma M. Mitts
Alderman, 37th Ward
City of Chicago

CC. Mayor Rahm Emanuel, Deputy Mayor Brendan Reilly
June 1, 2017

Mr. David L. Reifman  
Commissioner, Department of Planning and Development  
City of Chicago  
121 N LaSalle Street, 1000  
Chicago, IL 60602

RE: Statement of Support for the Presence Health Linked Development Approach

Dear Commissioner Reifman:

I have reviewed and support the Presence Health Linked Development Tax Increment Financing (TIF) proposal. I believe this TIF funding is a model for how a downtown headquarters like Presence Health can promote the construction of health care facilities in distressed neighborhoods.

The Calumet Heights Medical Home, one of the health care facilities included in this approach, will provide access to my constituents and help care for unmet needs in the community. The other projects include similar medical homes and a Cancer Center as described below.

- The new Center for Cancer and specialty Care on the campus of Presence Saints Mary and Elizabeth Medical Center will fill a void in cancer treatment services for our communities and will allow residents to receive state-of-the-art care close to home.
- Two additional neighborhood medical homes - the one I mentioned in my community in Calumet Heights - as well as a similar investment in the Avondale and Belmont-Cragin neighborhoods to provide primary care, screenings, vaccinations and behavioral health support to help reduce health disparities and centralize specialists necessary to treat the whole person.

Presence Health is demonstrating, through this approach, how we can improve the lives of all Chicagoans by delivering essential health care across the City. I am pleased to support the Presence Health Linked Development TIF and ask that you give it your full consideration and support as well.

Sincerely,

Michelle A. Harris  
Alderman 8th Ward
September 12, 2017

David L. Reifman, Esq.
Commissioner, Department of Planning and Development
City of Chicago
121 N LaSalle Street, 1000
Chicago, IL 60602

RE: Statement of Support for the Presence Health Linked Development Approach

Dear Commissioner Reifman:

As a Chicago social service agency with a 63-year history, Casa Central has proven to be a major force in improving the quality of life in the Chicago community. Established in 1954, Casa Central assisted a growing population of Hispanics and other migrants adjusting to life in Chicago’s inner city. Today, our agency continues to fulfill its mission to transform lives and strengthen communities, with a special focus on Hispanics. Our network of social services propels a diverse population of all ages towards self-sufficiency and a higher quality of life. Therefore, Casa Central supports the Presence Health Linked Development Tax Increment Financing (TIF) proposal.

We believe this TIF funding proposal is a model for how downtown investments like the Presence Health headquarters can promote the construction of health care facilities in distressed neighborhoods. This TIF proposal will support three identified medical homes and benefit the new Center for Cancer and Specialty Care, in order to provide access and help care for unmet needs in our community. These are critical investments, which will specifically benefit our community.

This endeavor will provide much needed care and access to the high-quality, compassionate services that Presence Health is known for and it would improve the lives of all Chicagoans by delivering essential health care across the City. Please join us in supporting the Presence Health Linked Development TIF.

Sincerely,

Mr. Martin R. Castro, Esq.
Interim President & CEO
Casa Central
1343 N California Avenue
Chicago, Illinois 60622
mcastro@casacentral.org
773-645-2330
September 14, 2017

David L. Reifman, Esq.
Commissioner, Department of Planning and Development
City of Chicago
121 N LaSalle Street, 1000
Chicago, IL 60602

RE: Statement of Support for the Presence Health Linked Development Approach

Dear Commissioner Reifman:

The South Side Help Center is purposed to help people of all ages embrace a lifestyle of prevention against mental, physical, and social ills by providing positive healthy alternatives so that community residents can lead productive lives. In fulfilling our mission, we fully appreciate the need for expanded healthcare and related facilities within the city. We therefore support the Presence Health Linked Development Tax Increment Financing (TIF) proposal. The proposed TIF serves as an excellent example of how downtown investments, such as the Presence Health headquarters, can explicitly translate into the construction and enhancement of healthcare facilities in distressed neighborhoods.

This TIF proposal is transparent and will be invested in three identified medical homes and benefit the new Center for Cancer and Specialty Care to provide access, and help care for unmet needs in our community.

These are important and necessary investments across the City of Chicago that directly benefit our community. The neighborhood medical home in Calumet Heights has served the community for decades. This site provides much needed care and access to high-quality, compassionate services that Presence Health is known to provide. As a result of this investment, individuals in our community will receive additional assistance in managing chronic diseases; cardiology care and infectious disease treatment for high-risk patients will be greatly expanded; and we will establish a medical home for UNITE HERE members living on Chicago’s south side.

Connecting investments downtown to investments, growth and expanded services in underserved communities is an effective model to ensure the whole city benefits. We encourage support of the Presence Health Linked Development TIF.
Sincerely,

Charles E. Nelson II
MSM Project Director / CBA Specialist
South Side Help Center
10420 S. Halsted Street
Chicago IL 60628-2324
Office # (773) 701-4246
Email: cnelson@southsidehelp.org
Web site: www.southsidehelp.org

Cc: Mayor Rahm Emanuel
August 4, 2017

David L. Reifman, Esq.
Commissioner, Department of Planning and Development
City of Chicago
121 N LaSalle Street, 1000
Chicago, IL 60602

RE: Statement of Support for the Presence Health Linked Development by the Westside Ministers Coalition

Dear Commissioner Reifman:

I support the Presence Health Linked Development Tax Increment Financing (TIF) proposal. I believe this TIF funding proposal is a model for how downtown investments like the Presence Health headquarters can promote the construction of health care facilities in distressed neighborhoods.

The Westside Ministers Coalition of Chicago is an organization whose mission is to provide services that initiate self-help efforts to improve the quality of life on the Westside of Chicago as well as other Chicago communities. Our primary areas of concern are health, housing, public safety, clergy involvement, education, community and youth. We are an organization of hundreds of clergy and community organizations.

This TIF proposal is transparent and will be invested in three identified medical homes and benefit the new Center for Cancer and Specialty Care to provide access and help care for unmet needs in our community.

These are critical investments across the City of Chicago and specifically benefit our community. Presence’s new Center for Cancer and specialty Care on the campus of Presence Saints Mary and Elizabeth Medical Center fills a void in cancer treatment services for our communities and will allow residents to receive state-of-the-art care close to home. The TIF will also result in the operation of two medical homes in nearby Belmont-Cragin and Avondale neighborhoods to provide primary care, screenings, vaccinations and behavioral health support to help reduce health disparities.

Presence Health is demonstrating, through this approach, how we can improve the lives of all Chicagoans by delivering essential health care across the City. Please join us in supporting the Presence Health Linked Development TIF.

Sincerely,

Dr. Phalese Binion
President
Westside Ministers Coalition

CC: Mayor Rahm Emanuel
July 27, 2017

David L. Relfman, Esq.
Commissioner, Department of Planning and Development
City of Chicago
121 N LaSalle Street, 1000
Chicago, IL 60602

RE: Statement of Support for the Presence Health Linked Development Approach

Dear Commissioner Relfman:

The Puerto Rican Cultural Center supports the Presence Health Linked Development Tax Increment Financing (TIF) proposal. I believe this TIF funding proposal is a model for how downtown investments like the Presence Health headquarters can promote the construction of health care facilities in distressed neighborhoods.

Our organization provides services to predominantly Latino residents of West Town and Humboldt Park such as education, health, nutrition, LGBT Housing and other assistance. Populations served range from day care children and families to youth and adults. Furthermore we have working relationships with partners among them CPS schools, local hospitals including a positive partnership with Presence Health to address the diabetic epidemic in the West Town community.

This TIF proposal is transparent and will be invested in three identified medical homes and benefit the new Center for Cancer and Specialty Care to provide access and help care for unmet needs in our community.

These are critical investments across the City of Chicago and specifically benefit our community. The new Center for Cancer and specialty Care on the campus of Presence Saints Mary and Elizabeth Medical Center fills a void in cancer treatment services for our communities and will allow residents to receive state-of-the-art care close to home would provide much needed care and access to high-quality, compassionate services that Presence Health is known to provide.

Presence Health is demonstrating, through this approach, how we can improve the lives of all Chicagoans by delivering essential health care across the City. Please join us in supporting the Presence Health Linked Development TIF.

Sincerely,

José E. López, Executive Director
Cc: Mayo Rahm Emanuel
7-27-2017

David L. Reifman, Esq. Commissioner,
Department of Planning and Development City of Chicago
121 N LaSalle Street, 1000
Chicago, IL 60602

RE: Statement of Support for the Presence Health Linked Development Approach

Dear Commissioner Reifman:

I support the Presence Health Linked Development Tax Increment Financing (TIF) proposal. I believe this TIF funding proposal is a model for how downtown investments like the Presence Health headquarters can promote the construction of health care facilities in distressed neighborhoods.

Dr. Pedro Albizu Campos High School (PACHS) partners with Presence Health to provide at risk youth with sports programing in their gym. In addition PACHS students that are interested in a health career are provided internship opportunities. This TIF proposal is transparent and will be invested in three identified medical homes and benefit the new Center for Cancer and Specialty Care to provide access and help care for unmet needs in our community.

These are critical investments across the City of Chicago, which specifically benefit our community. The proposed programing would provide much needed access to high-quality services that Presence Health is known to provide. The community will be able to access the Cancer Center or medical homes in Avondale and Belmont-Cragin, and receive state-of-the-art care close to home.

Presence Health is demonstrating, through this approach, how we can improve the lives of all Chicagoans by delivering essential health care across the City. Please join us in supporting the Presence Health Linked Development TIF.

Sincerely,

Marvin Garcia, Executive Director, Dr. Pedro Albizu Campos High School

Cc: Mayor Rahm Emanuel
September 11, 2017

David L. Reifman, Esq.
Commissioner, Department of Planning and Development
City of Chicago
121 N LaSalle Street, 1000
Chicago, IL 60602

RE: Statement of Support for the Presence Health Linked Development Approach

Dear Commissioner Reifman:

PrimeCare Community Health supports the Presence Health Linked Development Tax Increment Financing (TIF) proposal. We believe this TIF funding proposal is a model for how downtown investments like the Presence Health headquarters can promote the construction of health care facilities in distressed neighborhoods.

Over our 25-year history, PrimeCare has built a community-inspired, nationally recognized health care system that provides comprehensive family medical care to over 18,000 patients each year. Our mission is to promote wellness and provide accessible, compassionate, and culturally respectful health care in partnership with our patients and the communities we serve. PrimeCare and Presence Health work together to treat the significant health issues that patients and our communities face. Both organizations share a mission to provide services to underserved and vulnerable populations and work together to improve the health of those communities. PrimeCare and Presence Health collaborate on outreach and enrollment efforts and on a broad array of initiatives to improve care and reduce disparities.

This TIF proposal is transparent and will be invested in three identified medical homes and benefit the new Center for Cancer and Specialty Care to provide access and help care for unmet needs in our community. These are critical investments across the City of Chicago and specifically benefit our community. The new Center for Cancer and Specialty Care on the campus of Presence Saints Mary and Elizabeth Medical Center fills a void in cancer treatment services for our communities and will allow residents to receive state-of-the-art care close to home. The two medical homes in the Belmont-Cragin and Avondale neighborhoods provide much needed care and access to high-quality, compassionate services that Presence Health is known to provide. These medical homes help reduce health disparities and centralize specialists necessary to treat the whole person. Presence Health is demonstrating, through this approach, how we can improve the lives of all Chicagoans by delivering essential health care across the City. Please join us in supporting the Presence Health Linked Development TIF.

Sincerely,

[Signature]

Stephen Stabile, MD, MPH
Chief Executive Officer

Cc: Mayor Rahm Emanuel
September 14, 2017

David L. Reifman, Esq.
Commissioner, Department of Planning and Development
City of Chicago
121 N LaSalle Street, 1000
Chicago, IL 60602

RE: Statement of Support for the Presence Health Linked Development Approach

Dear Commissioner Reifman:

The UBUNTU Center of Chicago supports the Presence Health Linked Development Tax Increment Financing (TIF) proposal. We believe this TIF funding proposal is a model for how downtown investments like the Presence Health headquarters can promote the construction of health care facilities in underserved communities.

UBUNTU provides services and advocacy for the same gender loving (SGL) and lesbian, gay, bisexual and transgender (LGBT) communities. Our focus includes providing information to the general public and policy makers about the unique challenges facing SGL-LGBT HIV-positive older adults; connecting interested families and individuals to Court Appointed Special Advocates (CASA) and foster care training, for LGBT youth in the foster care system; prevention of LGBT bullying in schools; and assisting victims of LGBT violence.

Our support for Presence Health is based on the overwhelming need for additional health services on Chicago’s south side. This TIF proposal is transparent and will be invested in three identified medical homes and benefit the new Center for Cancer and Specialty Care to provide access and help care for unmet needs in our community.

These are critical investments across the City of Chicago and specifically benefit our community. The neighborhood medical home in Calumet Heights has served this community for decades. This site provides much needed care and access to high-quality, compassionate services that Presence Health is known to provide.

This investment will help individuals in our community manage chronic diseases. It will also greatly expand cardiology care and infectious disease treatment for high-risk patients and serves as a medical home for UNITE HERE members who live on the south side of Chicago.

Presence Health is demonstrating, through this approach, how we can improve the lives of all Chicagoans by delivering essential health care across the City. Please join us in supporting the Presence Health Linked Development TIF.
Sincerely,

Charles E. Nelson II
Executive Director / CEO
UBUNTU Center of Chicago
4601 S. Cottage Grove, BOX 5333
Chicago Illinois 60653
773-599-0051
773-701-4296 (fax)
Email: charles@ubuntuchicago.org
Email: Ubuntuchicago@gmail.com

Cc: Mayor Rahm Emanuel
September 28, 2017

David L. Reifman, Esq.
Commissioner, Department of Planning and Development
City of Chicago
121 N LaSalle Street, 1000
Chicago, IL 60602

RE: Statement of Support for the Presence Health Linked Development Approach

Dear Commissioner Reifman:

I have reviewed and support the Presence Health Linked Development Tax Increment Financing (TIF) proposal. I believe this TIF funding is a model for how a downtown headquarters like Presence Health can promote the construction of health care facilities in distressed neighborhoods.

The TIF will be invested in three medical homes and a new Center for Cancer and Specialty Care to provide access and help care for unmet needs in the community. These are critical investments across the City of Chicago and are described below.

- The new Center for Cancer and specialty Care on the campus of Presence Saints Mary and Elizabeth Medical Center will fill a void in cancer treatment services for our communities and will allow residents to receive state-of-the-art care close to home.
- Two neighborhood medical homes in the Belmont-Cragin and Avondale neighborhoods to provide primary care, screenings, vaccinations and behavioral health support to help reduce health disparities and centralize specialists necessary to treat the whole person.
- One neighborhood medical home in Calumet Heights and will expand cardiology care and infectious disease treatment for high-risk patients in Chicago’s south side communities while serving as a primary site of care for Presence Health’s exclusive UNITE Here contract.

Presence Health is demonstrating, through this approach, how we can improve the lives of all Chicagoans by delivering essential health care across the City. I am pleased to support the Presence Health Linked Development TIF and ask that you give it your full consideration and support as well.

Sincerely,

Monsignor Michael M. Boland
Administrator
President and CEO
Catholic Charities of the Archdiocese of Chicago
September 12, 2017

David L. Reifman, Esq.
Commissioner, Department of Planning and Development
City of Chicago
121 N LaSalle Street, 1000
Chicago, IL 60602

RE: Statement of Support for the Presence Health Linked Development Approach

Dear Commissioner Reifman:

This letter is in support of the Presence Health Linked Development Tax Increment Financing (TIF) proposal. The proposal effectively connects investments made by Presence through its downtown headquarters to additional investments in communities of need. As a result, community residents on the south side of Chicago could directly benefit—receiving expanded access to healthcare and improved quality of care.

Shining Star Youth and Family Services provides quality early learning experiences, health, education, and family support services to at-risk children and their families. Our programs and services are designed to draw children and families closer to excellence, develop them into society’s service, and encourage them to experience the freedom that comes with education empowerment. That said, in as much as we are successful in our mission, we believe it takes a village to ensure the safety, growth, and development of our children and families.

This TIF proposal will be invested in three identified medical homes and benefit the new Center for Cancer and Specialty Care to provide access and help care for unmet needs in our community. The neighborhood medical home in Calumet Heights has served this community for decades. This site provides much needed care and access to high-quality, compassionate services that Presence Health is known to provide. These investments will help individuals in our community manage chronic diseases; greatly expand cardiology care and infectious disease treatment for high-risk patients; and serve as a medical home for UNITE HERE members who live on the south side of Chicago.

We believe these are critical investments across the City of Chicago that specifically benefit our community. We commend Presence Health for connecting investments downtown to investments and benefits in the community, and support the Presence Health Linked Development Tax Increment Financing (TIF) proposal.

Sincerely,

Gicela Wray-Lindley
CEO/Founder of Shining Star Youth & Community Services
Cc: Mayor Rahm Emanuel
October 25, 2017

Dept. of Planning and Development
121 North LaSalle, Suite 1000
Chicago, Illinois 60602

RE: Statement of Support for the Presence Health Linked Development Approach

Dear Commissioner Reifinan:

The National Association for the Advancement of Colored People (NAACP) Chicago Southside supports the Presence Health Linked Development Tax Increment Financing (TIF) proposal. The TIF funding proposal is a model for how downtown investments like the Presence Health headquarters can promote the construction and enhancement of health care facilities in communities of need.

Presence Health community investments will include three identified medical homes, and benefit the new Center for Cancer and Specialty Care to provide access and help care for unmet needs in our community. These are critical investments across the City of Chicago and specifically benefit our community. The neighborhood medical home in Calumet Heights has served this community for decades. This site provides much needed care and access to high-quality, compassionate services that Presence Health is known to provide.

This investment will help individuals in our community manage chronic diseases. It will also greatly expand cardiology care and infectious disease treatment for high-risk patients and serves as a medical home for UNITE HERE members who live on the south side of Chicago.

Presence Health is demonstrating through this approach how we can improve the lives of all Chicagoans by delivering essential health care across the City. Please join us in supporting the Presence Health Linked Development TIF.

Sincerely,

Rose B. Joshua, Esq., President
NAACP Chicago Southside

cc: Mayor Rahm Emanuel
September 15th, 2017

David L. Reisman, Esq.
Commissioner, Department of Planning and Development
City of Chicago
121 N LaSalle Street, 1000
Chicago, IL 60602

RE: Statement of Support for the Presence Health Linked Development Approach

Dear Commissioner Reisman:

We here at the Northwest Side Housing Center (NWSHC) support the Presence Health Linked Development Tax Increment Financing (TIF) proposal. I believe this TIF funding proposal is a model for how downtown investments like the Presence Health headquarters can promote the construction of health care facilities in distressed, underserved neighborhoods.

The reason we support this project is simple. Like many neighborhoods in Chicago, Belmont-Cragin is in desperate need of additional medical services.

This TIF proposal is transparent and will be invested in three identified medical homes and benefit the new Center for Cancer and Specialty Care to provide access and help care for unmet needs in our community.

These are critical investments across the City of Chicago and specifically benefit our community. The two neighborhood medical homes in the Belmont-Cragin and Avondale neighborhoods will provide primary care, screenings, vaccinations and behavioral health support to help reduce health disparities and centralize specialists necessary to treat the whole person.

Presence Health is demonstrating, through this approach, how we can improve the lives of all Chicagoans by delivering essential health care across the City. Please join us in supporting the Presence Health Linked Development TIF.

Sincerely,

James Rudyk, Jr.
Executive Director, Northwest Side Housing Center

CC: Mayor Rahm Emanuel
September 13, 2017

David L. Relfman, Esq.
Commissioner, Department of Planning and Development
City of Chicago
121 N LaSalle Street, 1000
Chicago, IL 60602

RE: Statement of Support for the Presence Health Linked Development Approach

Dear Commissioner Relfman:

As State Representative for the 40th District, I represent Presence Health’s Avondale Medical Home as well as over 200 Presence Health employees who live in my district. Presence Health has been a great partner for the City of Chicago, providing vital primary health care services and jobs in communities of need.

I strongly support Presence Health’s Linked Development Tax increment Financing (TIF) proposal. Their proposal not only protects health care services and jobs in my district; it is also a model for how a downtown headquarters like Presence Health can promote the construction of health care facilities in distressed neighborhoods.

The Avondale Medical Home, the facility in my district, provides greater access to health care for my constituents and provides a number of services in one convenient location. The other projects include similar medical homes and a Cancer Center as described below.

- The new Center for Cancer and specialty Care on the campus of Presence Saints Mary and Elizabeth Medical Center will fill a void in cancer treatment services for our communities and will allow residents to receive state-of-the-art care close to home.
- Two neighborhood medical homes—the one I mentioned in my community in Avondale as well as a similar investment in the Belmont-Cragin neighborhood to provide primary care, screenings, vaccinations and behavioral health support to help reduce health disparities and centralize specialists necessary to treat the whole person.
- The third neighborhood medical home is in Calumet Heights and will expand cardiology care and infectious disease treatment for high-risk patients in Chicago’s south side communities while serving as a primary site of care for our UNITE Here contract.

Presence Health is demonstrating, through this approach, how we can improve the lives of all Chicagoans by delivering essential health care across the City. I am pleased to support the Presence Health Linked Development TIF and ask that you give it your full consideration and support as well.

Sincerely,

Jaime M. Andrade, Jr.
State Representative
40th District

CC: Mayor Rahm Emanuel, Deputy Mayor Brendan Reilly
David L. Reifman, Esq.
Commissioner, Department of Planning and Development
City of Chicago
121 N LaSalle Street, 1000
Chicago, IL 60602

RE: Statement of Support for the Presence Health Linked Development Approach

Dear Commissioner Reifman:

I have reviewed and support the Presence Health Linked Development Tax increment Financing (TIF) proposal. I believe this TIF funding is a model for how a downtown headquarters like Presence Health can promote the construction of health care facilities in distressed neighborhoods.

The Belmont-Cragin, one of the health care facilities included in this approach, will provide access to my constituents and help care for unmet needs in the community. The other projects include similar medical homes and a Cancer Center as described below.

The new Center for Cancer and specialty Care on the campus of Presence Saints Mary and Elizabeth Medical Center will fill a void in cancer treatment services for our communities and will allow residents to receive state-of-the-art care close to home.

Two neighborhood medical homes—the one I mentioned in my community in Belmont-Cragin as well as a similar investment in the Avondale neighborhood to provide primary care, screenings, vaccinations and behavioral health support to help reduce health disparities and centralize specialists necessary to treat the whole person.

The third neighborhood medical home is in Calumet Heights and will expand cardiology care and infectious disease treatment for high-risk patients in Chicago's south side communities while serving as a primary site of care for our UNITE Here contract.

Presence Health is demonstrating, through this approach, how we can improve the lives of all

(Continued)
Chicagoans by delivering essential health care across the City. I am pleased to support the Presence Health Linked Development TIF and ask that you give it your full consideration and support as well.

Sincerely,

Luis Arroyo
Assistant Majority Leader
State Representative - 3rd District

CC: Mayor Rahm Emanuel, Deputy Mayor Brendan Reilly
September 7, 2017

David L. Reifman, Esq.
Commissioner, Department of Planning and Development
City of Chicago
121 N LaSalle Street, 1000
Chicago, IL 60602

RE: Statement of Support for the Presence Health Linked Development Approach

Dear Commissioner Reifman:

I have reviewed and support the Presence Health Linked Development Tax Increment Financing (TIF) proposal. I believe this TIF funding is a model for how a downtown headquarters like Presence Health can promote the construction of health care facilities in distressed neighborhoods.

The TIF will be invested in three medical homes and a new Center for Cancer and Specialty Care to provide access and help care for unmet needs in the community. These are critical investments across the City of Chicago and are described below.

- The new Center for Cancer and specialty Care on the campus of Presence Saints Mary and Elizabeth Medical Center will fill a void in cancer treatment services for our communities and will allow residents to receive state-of-the-art care close to home.
- Two neighborhood medical homes in the Belmont-Cragin and Avondale neighborhoods to provide primary care, screenings, vaccinations and behavioral health support to help reduce health disparities and centralize specialists necessary to treat the whole person.
- One neighborhood medical home in Calumet Heights and will expand cardiology care and infectious disease treatment for high-risk patients in Chicago’s south side communities while serving as a primary site of care for our UNITE Here contract.
Presence Health is demonstrating, through this approach, how we can improve the lives of all Chicagoans by delivering essential health care across the City. I am pleased to support the Presence Health Linked Development TIF and ask that you give it your full consideration and support as well.

Sincerely,

[Signature]

Representative Cynthia Soto
4th District

CC: Mayor Rahm Emanuel, Deputy Mayor Brendan Reilly
September 11, 2017

David L. Reifman, Esq.
Commissioner, Department of Planning and Development
City of Chicago
121 North LaSalle Street, Room 1000
Chicago, IL 60602

RE: Letter of Support for the Presence Health Linked Development Approach

This letter of support is written on behalf of Presence Health, a growing organization partnering with the City of Chicago.

Presence Health's Linked Development Tax Increment Financing (TIF) proposal will protect 200 jobs brought to my district through efforts promoting resident sustainability and economic security. Presence Health is a model of how to promote the construction of health care facilities in distressed neighborhoods.

It is the proposal of Presence Health to invest TIF funds into three medical homes and a new Center for Cancer and Specialty Care. The goal is to provide access to care for the community, both a critical and much needed service.

Presence Health is demonstrating, through this approach, ways to improve the lives of all Chicagoans by delivering essential health care across the City. I am pleased to support the Presence Health Linked Development TIF and ask that you give full consideration and support as well.

Sincerely,

State Senator Patricia Van Pelt
5th Legislative District

CC: Mayor Rahm Emanuel, Deputy Mayor Brendan Reilly

RECYCLED PAPER - SOYBEAN INKS
September 7, 2017

David L. Reifman, Esq.
Commissioner, Department of Planning and Development
City of Chicago
121 N LaSalle Street, 1000
Chicago, IL 60602

RE: Statement of Support for the Presence Health Linked Development Approach

Dear Commissioner Reifman:

I have reviewed and support the Presence Health Linked Development Tax Increment Financing (TIF) proposal. I believe this TIF funding is a model for how a downtown headquarters like Presence Health can promote the construction of health care facilities in distressed neighborhoods.

The TIF will be invested in three medical homes and a new Center for Cancer and Specialty Care to provide access and help care for unmet needs in the community. These are critical investments across the City of Chicago and are described below.

- The new Center for Cancer and specialty Care on the campus of Presence Saints Mary and Elizabeth Medical Center will fill a void in cancer treatment services for our communities and will allow residents to receive state-of-the-art care close to home.
- Two neighborhood medical homes in the Belmont-Cragin and Avondale neighborhoods to provide primary care, screenings, vaccinations and behavioral health support to help reduce health disparities and centralize specialists necessary to treat the whole person.
- One neighborhood medical home in Calumet Heights and will expand cardiology care and infectious disease treatment for high-risk patients in Chicago's south side communities while serving as a primary site of care for our UNITE Here contract.

Presence Health is demonstrating, through this approach, how we can improve the lives of all Chicagoans by delivering essential health care across the City. I am pleased to support the Presence Health Linked Development TIF and ask that you give it your full consideration and support as well.

Sincerely,

Senator Omar Aquino
2nd District

CC: Mayor Rahm Emanuel, Deputy Mayor Brendan Reilly
September 12, 2017

David L. Relfman, Esq.
Commissioner, Department of Planning and Development
City of Chicago
121 North LaSalle Street, Room 1000
Chicago, IL 60602

RE: Statement of Support for the Presence Health Linked Development Approach

Dear Commissioner Relfman:

As State Senator for the 17th District, I represent Presence Health's Calumet Heights Medical Home as well as over 200 Presence Health employees who live in my district. Presence Health has been a great partner for the City of Chicago, providing vital primary health care services in areas where other health systems are closing facilities.

I strongly support Presence Health's Linked Development Tax Increment Financing (TIF) proposal. Their proposal not only protects health care services and jobs in my district; it is also a model for how a downtown headquarters like Presence Health can promote the construction of health care facilities in distressed neighborhoods.

The Calumet Heights Medical Home, one of the health care facilities included in this proposal, will provide access to my constituents and help care for unmet needs in the community. The other projects include similar medical homes and a Cancer Center as described below.

- The new Center for Cancer and specialty Care on the campus of Presence Saints Mary and Elizabeth Medical Center will fill a void in cancer treatment services for our communities and will allow residents to receive state-of-the-art care close to home.
- Two additional neighborhood medical homes – the one I mentioned in my community in Calumet Heights – as well as a similar investment in the Avondale and Belmont-Cragin neighborhoods to provide primary care, screenings, vaccinations and behavioral health support to help reduce health disparities and centralize specialists necessary to treat the whole person.

Presence Health is demonstrating, through this approach, how we can improve the lives of all Chicagoans by delivering essential health care across the City. I am pleased to support the Presence Health Linked Development TIF and ask that you give it your full consideration and support as well.

Sincerely,

[Signature]

Senator Donne E. Trotter - 17th District

CC: Mayor Rahm Emanuel, Deputy Mayor Brendan Reilly
RE: Statement of Support for the Presence Health Linked Development Approach

Dear Commissioner Reifman:

I have reviewed and support the Presence Health Linked Development Tax Increment Financing (TIF) proposal. I believe this TIF funding is a model for how a downtown headquarters like Presence Health can promote the construction of health care facilities in distressed neighborhoods. The TIF will be invested in three medical homes and a new Center for Cancer and Specialty Care to provide access and help care for unmet needs in the community. These are critical investments across the City of Chicago and are described below.

- The new Center for Cancer and specialty Care on the campus of Presence Saints Mary and Elizabeth Medical Center will fill a void in cancer treatment services for our communities and will allow residents to receive state-of-the-art care close to home.
- Two neighborhood medical homes in the Belmont-Cragin and Avondale neighborhoods to provide primary care, screenings, vaccinations and behavioral health support to help reduce health disparities and centralize specialists necessary to treat the whole person.
- One neighborhood medical home in Calumet Heights and will expand cardiology care and infectious disease treatment for high-risk patients in Chicago's south side communities while serving as a primary site of care for Presence Health's exclusive UNITE Here contract.

Presence Health is demonstrating, through this approach, how we can improve the lives of all Chicagoans by delivering essential health care across the City. I am pleased to support the Presence Health Linked Development TIF and ask that you give it your full consideration and support as well.

Sincerely,

[Signature]
August 2, 2017

David L. Reifman, Commissioner
Department of Planning and Development
121 N LaSalle Street, Room 1000
Chicago, IL 60602

RE: Support for the Presence Health Linked Development Approach

Dear Commissioner Reifman:

I have reviewed and support the Presence Health Linked Development Tax Increment Financing (TIF) proposal. I believe this TIF funding is a model for how a downtown headquarters like Presence Health can promote the construction of health care facilities in distressed neighborhoods.

The TIF will be invested in three medical homes and a new Center for Cancer and Specialty Care to provide access and help care for unmet needs in the community. Patients who use the neighborhood medical home in Calumet Heights also have access, when necessary, to premier outpatient and inpatient care on the campus of Presence Saint Joseph Hospital in my ward. This includes care at the Presence Center for Advanced Care which largely focuses on treating those with cancer. These critical links help provide compassionate, high quality care across Chicago.

The additional investments across the City of Chicago include:
- The new Center for Cancer and specialty Care on the campus of Presence Saints Mary and Elizabeth Medical Center will fill a void in cancer treatment services for communities on the west side and will allow residents to receive state-of-the-art care close to home.
- Two neighborhood medical homes in the Belmont-Cragin and Avondale neighborhoods to provide primary care, screenings, vaccinations and behavioral health support to help reduce health disparities and centralize specialists necessary to treat the whole person.

Presence Health is demonstrating, through this approach, how we can improve the lives of all Chicagoans by delivering essential health care across the City. I am pleased to support the Presence Health Linked Development TIF and ask that you give it your full consideration and support as well.

Sincerely,

[Signature]

Thomas Tunney
44th Ward Alderman
June 27, 2017

David L. Relfman, Esq.
Commissioner, Department of Planning and Development
City of Chicago
121 N LaSalle Street, 1000
Chicago, IL 60602

RE: Statement of Support for the Presence Health Linked Development Approach

Dear Commissioner Relfman:

I have reviewed and support the Presence Health Linked Development Tax Increment Financing (TIF) proposal. The TIF will be invested in three medical homes and a new Center for Cancer and Specialty Care to provide access and help care for unmet needs in the community. These are critical investments across the City of Chicago and are described below.

- The new Center for Cancer and specialty Care on the campus of Presence Saints Mary and Elizabeth Medical Center will fill a void in cancer treatment services for our communities and will allow residents to receive state-of-the-art care close to home.
- Two neighborhood medical homes in the Belmont-Cragin and Avondale neighborhoods to provide primary care, screenings, vaccinations and behavioral health support to help reduce health disparities and centralize specialists necessary to treat the whole person.
- One neighborhood medical home in Calumet Heights and will expand cardiology care and infectious disease treatment for high-risk patients in Chicago’s south side communities while serving as a primary site of care for our UNITE Here contract.

Presence Health is demonstrating, through this approach, how we can improve the lives of all Chicagoans by delivering essential health care across the City. I am pleased to support the Presence Health Linked Development TIF and ask that you give it your full consideration and support as well.

Sincerely,

Alderman James Cappleman
46th Ward

CC: Mayor Rahm Emanuel, Deputy Mayor Brendan Reilly
4544 North Broadway Chicago, Illinois 60640 Telephone: 773-878-4646 Fax: 773-878-4920
info@james46.org
COMMUNITY DEVELOPMENT COMMISSION
OF THE
CITY OF CHICAGO

RESOLUTION NO. __ - CDC -

AUTHORIZATION TO NEGOTIATE A
REDEVELOPMENT AGREEMENT WITH PRESENCE HEALTH NETWORK
AND
RECOMMENDATION TO
THE CITY COUNCIL OF THE CITY OF CHICAGO
FOR THE DESIGNATION OF PRESENCE HEALTH NETWORK
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 06-CDC-60 and pursuant to the Act, enacted three ordinances on November 15, 2006 pursuant to which the City approved and adopted a certain redevelopment plan and project (the "Plan") for the LaSalle/Central TIF 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, Presence Health Network (the "Developer"), has presented to the City's Department of Planning and Development ("DPD") a proposal to build or redevelop four neighborhood medical properties; Presence Saints Mary and Elizabeth Medical Center, Center for Cancer and Specialty Care, Avondale Presence Neighborhood Medical Home, Calumet Heights Unite Here Presence Medical Home, Belmont-Cragin Presence Medical Home; and to locate its new headquarters in Chicago (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: ________________, 2017

Attachment: Exhibit A, Street Boundary Description
EXHIBIT A

Street Boundary Description of the
LaSalle/Central Tax Increment Financing
Redevelopment Project Area

The Area is generally bounded by Dearborn Street on the east, Van Buren Street on the south, the Chicago River and Canal Street on the west, and portions of the Chicago River, Lake, Randolph and Washington streets on the north.