



CITY OF CHICAGO

DEPARTMENT OF PLANNING AND DEVELOPMENT

## MEMORANDUM

**To:** The Honorable Pat Dowell  
Chairman, Committee on the Budget and Government Operations

**From:** Maurice Cox  
Commissioner  
Department of Planning and Development

**CC:** Elizabeth Beatty  
Mayor's Office of Intergovernmental Affairs

**Date:** **October 17, 2022**

**Re:** Request for Information from Annual Appropriation Committee Hearing

**ID:** 54-01 Transit TIF District

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The following information is provided in response to questions posed at our department's hearing on October 14, 2022, to discuss the proposed 2023 budget.

Alderman Harry Osterman asked what other funds will be used for the program within downtown's LaSalle Central TIF if developers build 30% affordable, and he asked when will RFPs for the Red-Purple Modernization (RPM) lots be released.

The LaSalle Street [Invitation for Proposals](#) identifies multiple other funding sources at the federal, state, and local levels in addition to the LaSalle Central TIF: 20% Federal Rehabilitation Tax Credits, Affordable Illinois (HB 2621), Cook Council Class L property tax incentive, Low Income Housing Tax Credits, and Chicago PACE.

The [Red-Purple Modernization Transit Oriented Development Plan](#) contains plan reports and documents, including Site Specific Development Concepts and Zoning Analysis for both the [Red-Purple Bypass](#) and [Lawrence BrynMawr Modernization](#). RFP for these sites was contemplated to be issued when construction nears completion in 2025.

As always, please let me know if you have any further questions.



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**From:** Maurice Cox  
Commissioner  
Department of Planning and Development

**CC:** Elizabeth Beatty  
Mayor's Office of Intergovernmental Affairs

**Date:** 10.17.22

**Re:** Request for Information from Annual Appropriation Committee Hearing

**ID#:** 54-06 Request for a Meeting

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The following information is provided in response to questions posed at our department's hearing on 10/14/22 to discuss the proposed 2023 budget.

Aldermen Dowell and Hairston requested a meeting with DPD's finance and legal representatives and a DPS representative to discuss the Planning Next RFQ.

DPD is in the process of setting up a meeting with both Aldermen, DPD's finance and legal representatives, and a DPS representative. DPD is working with DPS and the Aldermen's offices to coordinate a meeting in the next two weeks.

As always, please let me know if you have any further questions.



CITY OF CHICAGO

DEPARTMENT OF PLANNING AND DEVELOPMENT

## MEMORANDUM

**To:** The Honorable Pat Dowell  
Chairman, Committee on the Budget and Government Operations

**From:** Kathleen Dickhut  
Deputy Commissioner  
Bureau of Citywide Systems & Historic Preservation

**CC:** Elizabeth Beatty  
Mayor's Office of Intergovernmental Affairs

**Date:** 10.17.22

**Re:** Request for Information from Annual Appropriation Committee Hearing

**ID:** 54-07 Greenways Project

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The following information is provided in response to questions posed at our department's hearing on 10/14/22 to discuss the proposed 2023 budget.

Alderman Harris asked for follow-up on the Greenways Project 79th St.

DPD is providing Alderman Harris with preliminary investigation and mapping of parcels and their ownership along the proposed greenway route. DPD plans that the maps and materials will be shared with the Alderman during a briefing the week of Oct 24<sup>th</sup>.

As always, please let me know if you have any further questions.



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DEPARTMENT OF PLANNING AND DEVELOPMENT

## MEMORANDUM

**To:** The Honorable Pat Dowell  
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**From:** Maurice Cox  
Commissioner  
Department of Planning and Development

**CC:** Elizabeth Beatty  
Mayor's Office of Intergovernmental Affairs

**Date:** October 17, 2022

**Re:** Request for Information from Annual Appropriation Committee Hearing

**ID:** 54-08 Special Service Area (SSA)

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The following information is provided in response to questions posed at our department's hearing on October 14, 2022 to discuss the proposed 2023 budget.

Alderman Burnett asked for clarification on how TIF districts impact Special Service Area (SSA) revenue.

SSAs are taxing bodies, the same as the Board of Education and the Library, etc. These taxing districts only retain the levy against the equalized assessed value (EAV) of each property at the time the TIF was created. This EAV is known as the "BASE". As property values and EAV increase, the taxpayers pay the extra SSA levy on the ENTIRE property value, but only the BASE portion of the SSA levy is received in the SSA bank account. The rest of the SSA levy on the increased EAV, the "INCREMENT", is diverted to the TIF fund. As EAVs rise, so does the percentage of SSA levy being diverted to the TIF fund. In areas of high EAV growth, such as Fulton Market, as much as 85% of the SSA levy would be diverted to the TIF. SSAs are not feasible in these areas. Business Improvement Districts (BIDs) are being proposed to provide an additional, alternative self-funding resource in these areas.

Chip Hastings and Mark Roschen briefed Alderman Burnett on this topic on Monday, October 17<sup>th</sup>.

As always, please let me know if you have any further questions.



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**From:** Maurice Cox  
Commissioner  
Department of Planning and Development

**CC:** Elizabeth Beatty  
Mayor's Office of Intergovernmental Affairs

**Date:** **October 17, 2022**

**Re:** Request for Information from Annual Appropriation Committee Hearing

**ID:** 54-09 City Owned Lots – 17<sup>th</sup> Ward

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The following information is provided in response to questions posed at our department's hearing on October 14, 2022 to discuss the proposed 2023 budget.

Alderman Moore asked for a list of City-owned lots in the 17<sup>th</sup> ward that can be sold as-is per AIS's environmental review.

As part of DPD and AIS efforts to conduct an inventory-wide review of historic environmental conditions on city-owned vacant lots, the following lots were determined as "cleared for sale." This means the City's review either 1) did not identify potential environmental concerns associated with the property or 2) identified potential environmental concerns associated with the Property that the City will not require to be assessed before acquisition. As a result, the City will not require the buyer to complete any additional environmental assessment.

DPD is currently working with individual Aldermen to review the lots in their ward that will be for sale and discuss the land sales program in further detail. We are aiming to schedule something with Aldermen Moore the week of 10/24. The lots listed below have not yet been sold but will be part of the land sales program. Other City-owned lots will require additional assessment and planning.



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The lots are as follows:

2517 W 71ST ST	1740 W 69TH ST	1849 W 69TH ST
7146 S ARTESIAN AVE	1742 W 69TH ST	1845 W 69TH ST
2039 W 70TH ST	1740 W 69TH ST	1843 W 69TH ST
2025 W 70TH ST	1734 W 69TH ST	1823 W 69TH ST
2024 W 70TH PL	1714 W 69TH ST	1751 W 69TH ST
2012 W 70TH PL	1708 W 69TH ST	1745 W 69TH ST
6930 S WOLCOTT AVE	1706 W 69TH ST	1743 W 69TH ST
6819 S WOLCOTT AVE	6957 S DAMEN AVE	1741 W 69TH ST
1846 W 69TH ST	6921 S WINCHESTER AVE	1739 W 69TH ST
1842 W 69TH ST	6923 S WINCHESTER AVE	1713 W 69TH ST
1816 W 69TH ST	6949 S WINCHESTER AVE	1711 W 69TH ST
6800 S HERMITAGE AVE	6951 S WINCHESTER AVE	1705 W 69TH ST
6802 S HERMITAGE AVE	6959 S WINCHESTER AVE	1701 W 69TH ST
1738 W 69TH ST	1851 W 69TH ST	6920 S PAULINA ST
6922 S PAULINA ST	7012 S WOLCOTT AVE	6731 S ADA ST
6942 S PAULINA ST	7044 S WOLCOTT AVE	6741 S ADA ST
6944 S PAULINA ST	7043 S WOLCOTT AVE	6726 S THROOP ST
1655 W 69TH ST	7010 S HONORE ST	1253 W MARQUETTE RD
1653 W 69TH ST	7039 S HERMITAGE AVE	6723 S THROOP ST
6935 S PAULINA ST	1650 W 71ST ST	6726 S THROOP ST
6937 S PAULINA ST	1648 W 71ST ST	6758 S RACINE AVE
7026 S WINCHESTER AVE	1644 W 71ST ST	6810 S JUSTINE ST
7031 S WINCHESTER AVE	6746 S ADA ST	1552 W 69TH ST
1548 W 69TH ST	6837 S THROOP ST	6934 S BISHOP ST
6819 S JUSTINE ST	6814 S ELIZABETH ST	6942 S LOOMIS BLVD
6831 S JUSTINE ST	6818 S ELIZABETH ST	6942 S LOOMIS BLVD
6833 S JUSTINE ST	6820 S ELIZABETH ST	6928 S ADA ST
6812 S LAFLIN ST	6830 S ELIZABETH ST	6934 S ADA ST
6836 S LAFLIN ST	6801 S ELIZABETH ST	6947 S ADA ST
6821 S LAFLIN ST	6807 S ELIZABETH ST	6951 S ADA ST
6843 S LAFLIN ST	6827 S ELIZABETH ST	6953 S ADA ST
6806 S BISHOP ST	6810 S RACINE AVE	6928 S THROOP ST
6826 S BISHOP ST	6818 S RACINE AVE	6922 S ELIZABETH ST
6830 S BISHOP ST	6820 S RACINE AVE	6946 S ELIZABETH ST
6820 S BISHOP ST	6822 S RACINE AVE	6933 S ELIZABETH ST
6812 S LOOMIS ST	6826 S RACINE AVE	6934 S RACINE AVE
6812 S ADA ST	6935 S JUSTINE ST	1512 W 71ST ST
6802 S THROOP ST	6937 S JUSTINE ST	7029 S LAFLIN ST
6830 S THROOP ST	6939 S JUSTINE ST	7040 S BISHOP ST
6827 S THROOP ST	6953 S JUSTINE ST	1440 W 71ST ST



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7031 S BISHOP ST	1267 W 72ND PL	7333 S RACINE AVE
7018 S LOOMIS BLVD	1260 W 73RD ST	7327 S ABERDEEN ST
7042 S LOOMIS BLVD	1302 W 73RD PL	7300 S CARPENTER ST
7025 S ADA ST	1269 W 73RD ST	7302 S CARPENTER AVE
7033 S ADA ST	1262 W 73RD PL	7302 S MORGAN ST
7039 S ADA ST	1447 W 73RD PL	7324 S MORGAN ST
1324 W 71ST ST	1452 W 74TH ST	7310 S GREEN ST
7006 S ELIZABETH ST	1450 W 74TH ST	7645 S BISHOP ST
7030 S ELIZABETH ST	1274 W 74TH ST	1462 W 79TH ST
7015 S ELIZABETH ST	1272 W 74TH ST	1454 W 79TH ST
7603 S UNION AVE	1241 W 74TH ST	7840 S THROOP ST
7641 S NORMAL AVE	1220 W 74TH PL	7701 S MORGAN ST
7619 S EGGLESTON AVE	7416 S RACINE AVE	7710 S PEORIA ST
7714 S NORMAL AVE	7418 S RACINE AVE	7730 S PEORIA ST
7717 S NORMAL AVE	7420 S RACINE AVE	7752 S GREEN ST
7751 S NORMAL AVE	1135 W 71ST ST	7800 S MAY ST
7755 S NORMAL AVE	7136 S ABERDEEN ST	7320 S DAMEN AVE
7759 S NORMAL AVE	7110 S CARPENTER ST	7158 S WINCHESTER AVE
7720 S EGGLESTON AVE	7116 S CARPENTER ST	7159 S HONORE ST
7715 S EGGLESTON AVE	7150 S CARPENTER ST	7132 S PAULINA ST
7708 S STEWART AVE	7112 S MORGAN ST	7114 S PAULINA ST
412 W WINNECONNA PKWY	7128 S GREEN ST	7114 S MARSHFIELD AVE
418 W WINNECONNA PKWY	7224 S MAY ST	7116 S MARSHFIELD AVE
426 W WINNECONNA PKWY	7205 S MAY ST	7237 S WINCHESTER AVE
7819 S HALSTED ST	7207 S MAY ST	7237 S PAULINA ST
1237 W 71ST ST	7209 S MAY ST	7200 S MARSHFIELD AVE
1227 W 71ST ST	7249 S CARPENTER ST	7230 S MARSHFIELD AVE
1305 W 71ST PL	7251 S CARPENTER ST	7717 S HONORE ST
1307 W 71ST PL	7243 S MORGAN ST	1407 W 79TH ST
1225 W 71ST PL	7215 S SANGAMON ST	8058 S ELIZABETH ST
1223 W 71ST PL	7236 S GREEN ST	1435 W 82ND ST
1264 W 72ND ST	7204 S HALSTED ST	1123 W 79TH ST
1230 W 72ND ST	7246 S HALSTED ST	7956 S CARPENTER ST
7200 S RACINE AVE	7248 S HALSTED ST	8303 S CARPENTER ST
	7309 S RACINE AVE	8456 S SANGAMON ST
	7315 S RACINE AVE	8433 S PEORIA ST
	7317 S RACINE AVE	8508 S CARPENTER ST
	7321 S RACINE AVE	8530 S SANGAMON ST
	7325 S RACINE AVE	8532 S SANGAMON ST
	7329 S RACINE AVE	8616 S CARPENTER ST

As always, please let me know if you have any further questions.



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DEPARTMENT OF PLANNING AND DEVELOPMENT

## MEMORANDUM

**To:** The Honorable Pat Dowell  
Chairman, Committee on the Budget and Government Operations

**From:** Maurice Cox  
Commissioner  
Department of Planning and Development

**CC:** Elizabeth Beatty  
Mayor's Office of Intergovernmental Affairs

**Date:** **October 17, 2022**

**Re:** Request for Information from Annual Appropriation Committee Hearing

**ID:** 54-10 Planning/Development Projects

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The following information is provided in response to questions posed at our department's hearing on October 14, 2022, to discuss the proposed 2023 budget.

Alderman Emma Mitts asked for more information on the AIS-led project and auto pound relocation from Sacramento Blvd in Burnett's ward.

It is very difficult for Metra to build a new railroad yard in the city because so much land is needed, and it can only be at certain points along the railroad for it to work well operationally. This limitation severely constrains future service expansion opportunities. In the case of the City's auto pound, it is located on the site of a former yard so it is ideally suited for repurposing back into railroad use to accommodate Metra's service expansion needs along the lines it serves for generations into the future.

As Alderman Mitts is aware, there is a site under consideration in her ward. The City (including DPD, AIS, and DSS) is continuing to meet with Metra and we are working to refine the cost estimate for the conversion of the proposed site in the 37<sup>th</sup> ward to an auto pound that meets the City's needs.

As always, please let me know if you have any further questions.





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**From:** Maurice Cox  
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Department of Planning and Development

**CC:** Elizabeth Beatty  
Mayor’s Office of Intergovernmental Affairs

**Date:** 10.17.22

**Re:** Request for Information from Annual Appropriation Committee Hearing

**ID:** 54-12 City Planners

The following information is provided in response to questions posed at our department’s hearing on [10/14/22](#) to discuss the proposed 2023 budget.

Alderman Ervin asked for DPD to explain difference in numbers of Planner new hires in north vs west sides.

Included with this memo are the Budget Overview book pages that list the DPD’s regional planners by funding source. North/Central Regions 12 FTE funded through Corporate, South/West Regions 4 FTE funded through Corporate, North/Central Regions 2 FTE funded through TIF, South/West Regions 11 FTE funded through TIF, South/West Regions 1 FTE funded through NOF.

Fund	Regions	# of Planner Positions
Corporate	North / Central	12
Corporate	South / West	4
TIF	North / Central	2
TIF	South / West	11
NOF	South / West	1

As always, please let me know if you have any further questions.



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**CC:** Elizabeth Beatty  
Mayor's Office of Intergovernmental Affairs

**Date:** 10/17/2022

**Re:** Request for Information from Annual Appropriation Committee Hearing

**ID:** 54-13 Planning and Development Bureau Changes

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The following information is provided in response to questions posed at our department's hearing on 10/14/2022 to discuss the proposed 2023 budget.

Alderman [Ervin](#) asked for Planning and Development team changes.

For the 2023 budget we have added 4 new planners and urban designers to better support continued proactive planning, continuing to address the day-to-day work of city planners with plan review, planned development, supporting the disposition of city-owned land, and supporting community planning efforts.

As we continue to work towards building our capacity to support aldermanic, community and development efforts, with more planning staff, we can do more long-range planning work in-house, and the planning scope can be decided based on community needs and not on available TIF or grant funding. Based on the cross-section of programs we are working on such as neighborhood planning, community engagement, zoning, Neighborhood Opportunity Fund (NOF), small business support, Public Outdoor Plazas (POP!), and supporting Planned Developments (PDs) at all scales, additional staff will help us create more impact on communities.

We currently have a staff of 28 planning positions with 11 planners for the North (3), Northwest (3) and Central (5) regions working under Deputy Commissioner Cynthia Roubik and 15 planner positions for the West (4), Southwest (3), Southeast (5), and Far South (3) regions working under Deputy Commissioner Gerardo Garcia. We currently have six vacancies and are in the process of hiring to fill two of these vacancies with two selected candidates currently undergoing background checks.



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DEPARTMENT OF PLANNING AND DEVELOPMENT

The additional 4 positions are to strengthen our team and help us have a wider impact in our planning regions for projects such as the Invest SW RFQ in Woodlawn and Lake & Kedzie in East Garfield Park and future RFP/RFQs and planning studies, such as the former Aldi site on Madison Ave near Springfield Ave.

As always, please let me know if you have any further questions.

**0100 - Corporate Fund**  
**054 - Department of Planning and Development**  
**Positions and Salaries - Continued**

Position	No	Mayor's 2023 Recommendations Rate	No	2022 Revised Rate	No	2022 Appropriation Rate
<b>3042 - Planning And Design</b>						
<b>4100 - Planning And Design</b>						
9660 First Deputy Commissioner	1	\$157,332				
1407 Urban Designer	1	75,852				
1405 City Planner V	1	75,852				
0802 Executive Administrative Assistant II	1	63,780				
0313 Assistant Commissioner	2	108,816				
Schedule Salary Adjustments		3,618				
<b>Subsection Position Total</b>	<b>6</b>	<b>\$594,066</b>				
<b>4101 - North / Central Regions</b>						
9679 Deputy Commissioner	1	\$127,608				
1984 Coordinator of Economic Development I - Planning and Development	1	81,552				
1441 Coordinating Planner	1	91,896				
1441 Coordinating Planner	1	87,432				
1408 Supervising Planner	1	89,076				
1407 Urban Designer	2	75,852				
1405 City Planner V	1	102,576				
1405 City Planner V	1	78,000				
1405 City Planner V	2	75,852				
0309 Coordinator of Special Projects	1	103,920				
Schedule Salary Adjustments		6,816				
<b>Subsection Position Total</b>	<b>12</b>	<b>\$1,072,284</b>				
<b>4102 - South / West Regions</b>						
9679 Deputy Commissioner	1	\$127,608				
1985 Coordinator of Economic Development II - Planning and Development	1	103,920				
1407 Urban Designer	1	75,852				
1405 City Planner V	1	75,852				
Schedule Salary Adjustments		2,044				
<b>Subsection Position Total</b>	<b>4</b>	<b>\$385,276</b>				
<b>Section Position Total</b>	<b>22</b>	<b>\$2,051,626</b>				

**0B21 - Tax Increment Financing Administration Fund**  
**054 - Department of Planning and Development**  
**Positions and Salaries - Continued**

**4026 - Business Development - Continued**

Position	Mayor's 2023 Recommendations		2022 Revised		2022 Appropriation	
	No	Rate	No	Rate	No	Rate
1752 Economic Development Coordinator			1	111,048	1	111,048
1437 Financial Planning Analyst - Excluded			1	86,484	1	86,484
1437 Financial Planning Analyst - Excluded			1	94,428	1	94,428
Schedule Salary Adjustments				3,625		3,625
<b>Subsection Position Total</b>			<b>7</b>	<b>\$659,509</b>	<b>7</b>	<b>\$659,509</b>

**4027 - Real Estate Services**

0313 Assistant Commissioner			1	\$107,772	1	\$107,772
<b>Subsection Position Total</b>			<b>1</b>	<b>\$107,772</b>	<b>1</b>	<b>\$107,772</b>

**4205 - Financial Incentives**

9813 Managing Deputy Commissioner	1	\$142,404				
9679 Deputy Commissioner	1	131,472				
2921 Senior Research Analyst	1	93,780				
1984 Coordinator of Economic Development I - Planning and Development	1	69,984				
1752 Economic Development Coordinator	1	119,436				
1752 Economic Development Coordinator	1	111,000				
1439 Financial Planning Analyst	3	85,764				
1437 Financial Planning Analyst - Excluded	3	112,164				
1437 Financial Planning Analyst - Excluded	4	101,580				
1437 Financial Planning Analyst - Excluded	3	93,000				
1437 Financial Planning Analyst - Excluded	1	85,248				
1437 Financial Planning Analyst - Excluded	3	81,552				
0313 Assistant Commissioner	1	112,128				
0313 Assistant Commissioner	2	111,000				
0303 Administrative Assistant III	1	55,620				
Schedule Salary Adjustments		18,219				
<b>Subsection Position Total</b>	<b>27</b>	<b>\$2,685,051</b>				

**4206 - Small Business Advocacy**

9679 Deputy Commissioner	1	\$127,608				
1984 Coordinator of Economic Development I - Planning and Development	1	69,984				
1912 Project Coordinator	1	103,920				
1912 Project Coordinator	1	75,996				
0303 Administrative Assistant III	1	93,660				
<b>Subsection Position Total</b>	<b>5</b>	<b>\$471,168</b>				
<b>Section Position Total</b>	<b>32</b>	<b>\$3,156,219</b>	<b>28</b>	<b>\$2,757,977</b>	<b>28</b>	<b>\$2,757,977</b>

**3042 - Planning And Design**

**4100 - Planning And Design**

9813 Managing Deputy Commissioner	1	\$146,676				
0366 Staff Assistant - Excluded	1	52,956				
Schedule Salary Adjustments		1,242				
<b>Subsection Position Total</b>	<b>2</b>	<b>\$200,874</b>				

**4101 - North / Central Regions**

1405 City Planner V	2	\$78,000				
Schedule Salary Adjustments		4,449				
<b>Subsection Position Total</b>	<b>2</b>	<b>\$160,449</b>				

**0B21 - Tax Increment Financing Administration Fund  
054 - Department of Planning and Development  
Positions and Salaries - Continued**

**3042 - Planning And Design - Continued**

Position	Mayor's 2023 Recommendations		2022 Revised		2022 Appropriation	
	No	Rate	No	Rate	No	Rate
<b>4102 - South / West Regions</b>						
1912 Project Coordinator	1	\$73,332				
1441 Coordinating Planner	1	106,668				
1441 Coordinating Planner	1	91,296				
1441 Coordinating Planner	1	86,580				
1441 Coordinating Planner	1	85,716				
1407 Urban Designer	2	75,852				
1405 City Planner V	4	78,000				
Schedule Salary Adjustments		12,894				
<b>Subsection Position Total</b>	<b>11</b>	<b>\$920,190</b>				

**4103 - Neighborhood Development**

9679 Deputy Commissioner	1	\$131,472				
0313 Assistant Commissioner	1	114,384				
<b>Subsection Position Total</b>	<b>2</b>	<b>\$245,856</b>				
<b>Section Position Total</b>	<b>17</b>	<b>\$1,527,369</b>				

**3043 - Citywide Systems and Historic Preservation**

1441 Coordinating Planner	1	\$91,896				
1441 Coordinating Planner	1	91,296				
1441 Coordinating Planner	1	87,432				
<b>Section Position Total</b>	<b>3</b>	<b>\$270,624</b>				

**3089 - Planning, Historical Preservation, and Sustainability**

**4036 - Planning and Design**

9813 Managing Deputy Commissioner			1	\$142,404	1	\$142,404
9679 Deputy Commissioner			1	127,644	1	127,644
1984 Coordinator of Economic Development I - Planning and Development			1	79,176	1	79,176
1912 Project Coordinator			1	71,196	1	71,196
1752 Economic Development Coordinator			1	115,956	1	115,956
1441 Coordinating Planner			1	83,220	1	83,220
1441 Coordinating Planner			1	84,060	1	84,060
1441 Coordinating Planner			1	84,888	1	84,888
1441 Coordinating Planner			1	88,632	1	88,632
1441 Coordinating Planner			1	89,220	1	89,220
1441 Coordinating Planner			1	103,560	1	103,560
1405 City Planner V			6	73,644	6	73,644
0801 Executive Administrative Assistant I			1	58,320	1	58,320
0313 Assistant Commissioner			1	111,048	1	111,048
Schedule Salary Adjustments				8,148		8,148
<b>Subsection Position Total</b>			<b>19</b>	<b>\$1,689,336</b>	<b>19</b>	<b>\$1,689,336</b>
<b>Section Position Total</b>			<b>19</b>	<b>\$1,689,336</b>	<b>19</b>	<b>\$1,689,336</b>

<b>Position Total</b>	<b>57</b>	<b>\$5,400,780</b>	<b>52</b>	<b>\$4,887,625</b>	<b>52</b>	<b>\$4,887,625</b>
<b>Turnover</b>		<b>(283,658)</b>		<b>(238,275)</b>		<b>(238,275)</b>
<b>Position Net Total</b>	<b>57</b>	<b>\$5,117,122</b>	<b>52</b>	<b>\$4,649,350</b>	<b>52</b>	<b>\$4,649,350</b>

**0D43 - Neighborhoods Opportunity Fund**  
**054 - DEPARTMENT OF PLANNING AND DEVELOPMENT**

(054/1005/2005)

Appropriations	Mayor's 2023 Recommendation	2022 Revised	2022 Appropriation	2021 Expenditures
<b>0000 Personnel Services</b>				
0005 Salaries and Wages - on Payroll	\$371,566			
0015 Schedule Salary Adjustments	3,636			
<b>0000 Personnel Services - Total*</b>	<b>\$375,202</b>			
<b>0100 Contractual Services</b>				
0140 For Professional and Technical Services and Other Third Party Benefit Agreements	\$310,000			
0169 Technical Meeting Costs	500			
<b>0100 Contractual Services - Total*</b>	<b>\$310,500</b>			
<b>9100 Purposes as Specified</b>				
9103 Rehabilitation Loans and Grants	51,675,864			
<b>9100 Purposes as Specified - Total</b>	<b>\$51,675,864</b>			
<b>Appropriation Total*</b>	<b>\$52,361,566</b>			

**Positions and Salaries**

Position	No	Mayor's 2023 Recommendations Rate	No	2022 Revised Rate	No	2022 Appropriation Rate
<b>3041 - Economic Development</b>						
<b>4205 - Financial Incentives</b>						
1437 Financial Planning Analyst - Excluded	1	\$81,552				
Schedule Salary Adjustments		1,794				
<b>Subsection Position Total</b>	<b>1</b>	<b>\$83,346</b>				
<b>Section Position Total</b>	<b>1</b>	<b>\$83,346</b>				
<b>3042 - Planning And Design</b>						
<b>4102 - South / West Regions</b>						
1441 Coordinating Planner	1	\$86,580				
<b>Subsection Position Total</b>	<b>1</b>	<b>\$86,580</b>				
<b>4103 - Neighborhood Development</b>						
1984 Coordinator of Economic Development I - Planning and Development	1	\$73,332				
1984 Coordinator of Economic Development I - Planning and Development	1	69,984				
0311 Projects Administrator	1	119,028				
Schedule Salary Adjustments		1,842				
<b>Subsection Position Total</b>	<b>3</b>	<b>\$264,186</b>				
<b>Section Position Total</b>	<b>4</b>	<b>\$350,766</b>				
<b>Position Total</b>	<b>5</b>	<b>\$434,112</b>				
<b>Turnover</b>		<b>(58,910)</b>				
<b>Position Net Total</b>	<b>5</b>	<b>\$375,202</b>				



CITY OF CHICAGO

DEPARTMENT OF PLANNING AND DEVELOPMENT

## MEMORANDUM

**To:** The Honorable Pat Dowell  
Chairman, Committee on the Budget and Government Operations

**From:** Maurice Cox  
Commissioner  
Department of Planning and Development

**CC:** Elizabeth Beatty  
Mayor's Office of Intergovernmental Affairs

**Date:** October 17, 2022

**Re:** Request for Information from Annual Appropriation Committee Hearing

**ID:** 54-14 Planned Development

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The following information is provided in response to questions posed at our department's hearing on October 14, 2022, to discuss the proposed 2023 budget.

Aldermen Dowell and Ervin asked if text could be added to Planned Development (PD) statements re: M/WBE participation specifics and if there was a way to monitor compliance with those specifics.

The existing M/WBE executive order for PDs only includes certain periodic reporting requirements for applicants; however, DPD is committed to working with the Council, Law, Procurement, and other relevant City departments on a legally appropriate strategy that enhances reporting and monitoring requirements so that a PD is held to the higher standards of redevelopment agreements with the City.

As always, please let me know if you have any further questions.





CITY OF CHICAGO

DEPARTMENT OF PLANNING AND DEVELOPMENT

## MEMORANDUM

**To:** The Honorable Pat Dowell  
Chairman, Committee on the Budget and Government Operations

**From:** Maurice Cox  
Commissioner  
Department of Planning and Development

**CC:** Elizabeth Beatty  
Mayor's Office of Intergovernmental Affairs

**Date:** October 17, 2022

**Re:** Request for Information from Annual Appropriation Committee Hearing

**ID:** 54-15A Request for Additional Information

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The following information is provided in response to questions posed at our department's hearing on October 14, 2022 to discuss the proposed 2023 budget.

Alderman Lopez asked for the number of property tax incentives for commercial and industrial properties that were submitted in 2022 and how many were subsequently approved.

From January 1, 2022, to October 14, 2022, DPD received 22 applications requesting the use of Class 6b, Class 7, and Class C property tax incentives. Over that same time period, City Council approved the use of those incentives for 21 projects.

As always, please let me know if you have any further questions.



CITY OF CHICAGO

DEPARTMENT OF PLANNING AND DEVELOPMENT

## MEMORANDUM

**To:** The Honorable Pat Dowell  
Chairman, Committee on the Budget and Government Operations

**From:** Maurice Cox  
Commissioner  
Department of Planning & Development

**CC:** Elizabeth Beatty  
Mayor's Office of Intergovernmental Affairs

**Date:** 10.17.22

**Re:** Request for Information from Annual Appropriation Committee Hearing

**ID:** 54-15C Request for Additional Information

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The following information is provided in response to questions posed at our department's hearing on 10/14/22 to discuss the proposed 2023 budget.

Alderman Lopez asked for a progress update on the 2023 Chicago Recovery Plan (CRP) and why programs take so long to be implemented. Further, the Alderman asked if there is a regular process to manage when the programs are to be completed and keep them on track.

Now 10 months in operation, the DPD CRP program will have 5 ribbon cuttings and approximately 5 ground breakings done by the end of 2022. During this period, \$48M has been awarded across more than 100 projects throughout the city, with more to come before the end of the year. In addition, the Corridor Ambassador program is fully launched with over 100 paid employees across 12 Corridors.

As with any grant making program that includes construction, projects take time to be vetted, financed, constructed, and opened in accordance with federal, state, and local regulations. DPD staggers the release of its RFPs to ensure a successful project completion rate. CRP dollars must be allocated by the end of 2024 and spent by the end of 2026.

As always, please let me know if you have any further questions.



CITY OF CHICAGO

DEPARTMENT OF PLANNING AND DEVELOPMENT

## MEMORANDUM

**To:** The Honorable Pat Dowell  
Chairman, Committee on the Budget and Government Operations

**From:** Maurice Cox  
Commissioner  
Department of Planning and Development

**CC:** Elizabeth Beatty  
Mayor's Office of Intergovernmental Affairs

**Date:** **October 17, 2022**

**Re:** Request for Information from Annual Appropriation Committee Hearing

**ID:** 54-15E Request for Information – Invest South/West

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The following information is provided in response to questions posed at our department's hearing on October 14, 2022, to discuss the proposed 2023 budget.

Alderman Lopez asked when does DPD expect Invest S/W projects to be completed, what are those projects, and what will the jobs/housing impact be?

INVEST South/West is an unprecedented community development initiative to marshal the resources of multiple City departments, community organizations, and corporate and philanthropic partners toward 12 commercial corridors within 10 South and West Side community areas. Invest South/West enabled a series of initial projects to get off the ground such as Auburn Gresham Healthy Hub and 43 Green which are both nearing completion.

As far as the RFPs, DPD anticipates Invest S/W projects will be completed between Q4 2023-2027 with the first round of projects, Auburn Gresham Apartments, Englewood Connect Phase 1, Austin United currently working with Department of Buildings, CDOT, MOPD and others on the preparation and review of construction documents. Our teams are working closely to move to close on these projects before the end of the year or early next year as well as continuing to move forward the round 2 RFPs (Bronzeville, New City, North Lawndale, South Chicago), round 3 (Humboldt Park Chicago Ave and North Ave and South Shore) which are in various stages of the development, financing and entitlements processes. These projects are projected to create over 3000 jobs and a total of 543 housing units. While DPD works with DOH and other agencies to deliver these projects in a timely manner there are several factors that we do not control that can impact the completion date of the projects including labor costs, financing, scale and complexity of the project, availability of materials, equipment and costs. The COVID-19 pandemic created unusual market instability around development however we are working with the developments teams to keep the projects on track for delivery as anticipated.

As always, please let me know if you have any further questions.



CITY OF CHICAGO

DEPARTMENT OF PLANNING AND DEVELOPMENT

## MEMORANDUM

**To:** The Honorable Pat Dowell  
Chairman, Committee on the Budget and Government Operations

**From:** Maurice Cox  
Commissioner  
Department of Planning and Development

**CC:** Elizabeth Beatty  
Mayor's Office of Intergovernmental Affairs

**Date:** 10.18.2022

**Re:** Request for Information from Annual Appropriation Committee Hearing

**ID:** 54-18 Green Buildings

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The following information is provided in response to questions posed at our department's hearing on 10/14/22 to discuss the proposed 2023 budget.

Alderman Vasquez asked for citywide information on decarbonization efforts and environmental/LEED buildings being built.

DPD administers the Chicago Sustainable Development Policy (SDP). The current version of the policy was implemented in 2017. DPD is currently working with multiple City and external partners on an update of the current SDP. The update is needed to align the policy with specific climate and decarbonization goals noted in the 2022 Climate Action Plan and Building Decarbonization Working Group report and to incorporate the key principles of equity and resiliency that were identified in the We Will Chicago Plan. The update is also needed to reflect changes to City codes and to keep pace with advances in technology, building materials, and construction techniques.

Since 2017 about 50 projects (approx. 20% of all projects) have indicated they were pursuing LEED certification as part of their compliance pathway for the Sustainable Development Policy.

The City also recently passed and adopted the Energy Transformation Code, which updates and improves our previously adopted 2018 International Energy Conservation Code. This newly adopted code will deliver the following benefits for newly constructed buildings (when compared to the 2018 code):

- 9.4% improvement in building energy efficiency
- 8.7% reduction in building carbon emissions



CITY OF CHICAGO



DEPARTMENT OF PLANNING AND DEVELOPMENT

The City, as part of its obligation to administering the 2013 building benchmarking ordinance, continues to track the energy use of commercial and residential buildings over 50,000 square feet. The reporting buildings have decreased their energy use 9% from 2017-2020 and have lowered their carbon emissions 25% between 2016-2020. These reductions are equivalent to removing nearly 55,000 passenger cars from the road each year. While the ordinance does not explicitly mandate the decarbonization of reporting buildings, the benchmarking ordinance has encouraged and measured energy efficiency improvements.

Retrofit Chicago, the City's voluntary building retrofit challenge, has achieved significant energy reduction goals participants. Most recently, 100 East Huron and 100 North Riverside Plaza achieved a 35% energy use reduction in 2019; 300 South Riverside, 311 South Wacker, 625 North Michigan, 70 West Madison, the Chicago Bar Association, Mansueto Library, the Harris Bank Building, and the Wrigley Building achieved a 20% energy use reduction in 2019.

Notably, the City recently released a set of recommendations developed by a diverse set of stakeholders that would deliver deep decarbonization for buildings. These recommendations from the Chicago Building Decarbonization Working Group illustrate the various tools, actions, and policies available to help Chicago reduce the 68% of emissions that come from buildings.

As always, please let me know if you have any further questions.