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City Council Document Tracking Sheet

Meeting Date:	9/8/2011
Sponsor(s):	Rahm Emanuel
Type:	Ordinance
Title:	Ordinance authorizing public hearings for reconstitution of various Special Service Areas
Committee(s) Assignment:	Committee on Finance



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OFFICE OF THE MAYOR
CITY OF CHICAGO

RAHM EMANUEL
MAYOR

September 8, 2011

TO THE HONORABLE, THE CITY COUNCIL
OF THE CITY OF CHICAGO

Ladies and Gentlemen:

At the request of the Commissioner of Housing and Economic Development, I transmit herewith ordinances authorizing public hearings for the reconstitution of various Special Service Areas.

Your favorable consideration of these ordinances will be appreciated.

Very truly yours,

A handwritten signature in cursive script that reads "Rahm Emanuel".

Mayor

ORDINANCE

WHEREAS, special service areas may be established pursuant to Article VII, Sections 6(l) and 7(6) of the Constitution of the State of Illinois, and pursuant to the provisions of the Special Service Area Tax Law, 35 ILCS 200/27-5 et seq., as amended from time to time, and pursuant to the Property Tax Code, 35 ILCS 200/1-1 et seq., as amended from time to time (the "Property Tax Code"); and

WHEREAS, the City Council of the City of Chicago (the "City Council") finds that it is in the public interest that consideration be given to the creation of an area within the City of Chicago to be known and designated as Special Service Area Number 54 (the "Area") and to the authorization of the levy of a special annual services tax (the "Services Tax") for a period of ten (10) years within the Area for the purposes set forth herein; that the Area is contiguous; and that said special services are in addition to municipal services provided by and to the City of Chicago generally, and it is, therefore, in the best interests of the City of Chicago that the creation of the Area and the levy of the Services Tax within the Area for the services to be provided be considered; now, therefore,

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

SECTION 1. The preambles of this ordinance are hereby incorporated into this text as if set out herein in full.

SECTION 2. A public hearing shall be held by the Committee on Finance of the City Council of the City of Chicago at the City Council Chambers, City Hall, Chicago, Illinois (the "Hearing") to consider the creation of the Area and the authorization of the levy of the Services Tax. At the Hearing there will be considered the levy of the Services Tax upon the taxable property within the Area sufficient to produce revenues required to provide special services in the Area. The Services Tax shall not exceed the annual sum of 0.415 percent of the equalized assessed value of the taxable property within the Area. The Services Tax shall be authorized to be levied in tax years 2011 through and including 2020. The Services Tax shall be in addition to all other taxes provided by law and shall be levied pursuant to the provisions of the Property Tax Code, as amended from time to time. The special services to be considered include, but are not limited to: recruitment of new businesses to the Area, rehabilitation activities, maintenance and beautification activities, new construction, security, coordination of promotional and advertising activities, strategic planning for the Area, and other technical assistance activities to promote commercial and economic development (which may include, but are not limited to, streetscape improvements, strategic transit/parking improvement including parking management studies, and enhanced land use oversight and control initiatives), which will be hereinafter referred to collectively as the "Special Services." The Special Services shall be in addition to services provided to and by the City of Chicago generally. The Area shall consist of territory described on Exhibit 1 hereto and hereby incorporated herein. The approximate street location of said territory consists of Sheridan Road from Devon Avenue to Farwell Avenue, Loyola Avenue on the south side of the street from Sheridan Road to 1245 W Loyola Avenue, and Albion Avenue on the south side of the street from Sheridan Road to the train viaduct just east of Lakewood Avenue.

SECTION 3. Notice of the Hearing shall be published by the City of Chicago at least once, not less than fifteen (15) days prior to the Hearing, in a newspaper of general circulation within the City of Chicago. In addition, notice by mail shall be given by depositing said notice in the United States mail addressed to the person or persons in whose name the general taxes for the last preceding year were paid on each property lying within the Area. The notice shall be mailed not less than ten (10) days prior to the time set for the Hearing. In the event taxes for the last preceding year were not paid, the notice shall be sent to the person last listed on the tax rolls prior to that year as the owner of the property.

SECTION 4. Notice of the Hearing shall be substantially in the following form:

Notice of Public Hearing

City of Chicago Special Service Area Number 54.

Notice is hereby given that at _____ o'clock ____m., on the _____ day of _____, 20__ at the City Council Chambers, City Hall, 121 North LaSalle Street, Chicago, Illinois, a public hearing will be held by the Committee on Finance of the City Council of the City of Chicago to consider the creation of an area within the City of Chicago to be known and designated as Special Service Area Number 54 (the "Area") and the authorization of the levy of a special annual services tax (the "Services Tax") within the Area. The Services Tax under consideration shall be authorized to be levied in tax years 2011 through and including 2020 . The purpose of creating the Area shall be to provide special services within the Area, which may include, but are not limited to: recruitment of new businesses to the Area, rehabilitation activities, maintenance and beautification activities, new construction, security, coordination of promotional and advertising activities, strategic planning for the Area, and other technical assistance activities to promote commercial and economic development (which may include, but are not limited to, streetscape improvements, strategic transit/parking improvement including parking management studies, and enhanced land use oversight and control initiatives), which will be hereinafter referred to collectively as the "Special Services."

At the hearing there will be considered a Services Tax to be levied against the taxable property included within the Area for the provision of the Special Services not to exceed the annual sum of 0.415 percent of the equalized assessed value of taxable property within the Area. The Services Tax shall be in addition to all other taxes provided by law and shall be levied pursuant to the provisions of the Property Tax Code, 35 ILCS 200/1-1 et seq., as amended from time to time.

The Area shall consist of the territory described herein and incorporated hereto as Exhibit 1. The approximate street location of said territory consists of Sheridan Road from Devon Avenue to Farwell Avenue, Loyola Avenue on the south side of the street from Sheridan Road to 1245 W Loyola Avenue, and Albion Avenue on the south side of the street from Sheridan Road to the train viaduct just east of Lakewood Avenue.

At the public hearing any interested person, including all persons owning taxable real property located within the proposed Area, affected by the creation of the

Area and the levy of the Services Tax may file with the City Clerk of the City of Chicago written objections to and may be heard orally with respect to any issues embodied in this notice. The Committee on Finance of the City Council of the City of Chicago shall hear and determine all protests and objections at said hearing, and said hearing may be adjourned to another date without further notice other than a motion to be entered upon the minutes fixing the time and place it will reconvene.

If a petition signed by at least fifty-one percent (51%) of the electors residing within the boundaries of the proposed Area and by at least fifty-one percent (51%) of the landowners included within the boundaries of the proposed Area objecting to the creation of the Area and the levy of the Services Tax therein is filed with the City Clerk of the City of Chicago within sixty (60) days following the final adjournment of the public hearing, the Area shall not be created and the Services Tax shall not be levied.

By order of the City Council of the City of Chicago, Cook County, Illinois.

Dated this _____ day of _____, 2011.

City Clerk, City of Chicago,
Cook County, Illinois

SECTION 5. This ordinance shall become effective from its passage and approval.

EXHIBIT 1

Legal Description and Permanent Index Numbers

See attached pages.

1 **SSA #54 Sheridan Road**

2
3 THAT PART OF SECTION 32, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL
4 MERIDIAN, IN COOK COUNTY, ILLINOIS, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

5 BEGINNING AT THE SOUTHEAST CORNER OF SHERIDAN ROAD AND FARWELL AVENUE; THENCE
6 EAST ALONG THE SOUTH LINE OF FARWELL AVENUE TO THE NORTHEAST CORNER OF LOT 94 IN
7 W.D. PRESTON'S SUBDIVISION, SAID POINT BEING ON THE WEST LINE OF A 16 FOOT WIDE
8 ALLEY FIRST EAST OF SHERIDAN ROAD; THENCE SOUTHEASTERLY ALONG SAID WEST LINE TO
9 THE NORTH LINE OF PRATT BOULEVARD; THENCE SOUTHERLY TO THE NORTHEAST CORNER OF
10 LOT 16 IN HERDIEN, HOFFLUND & CARSON'S NORTH SHORE ADDITION, SAID CORNER BEING ON
11 THE SOUTH LINE OF PRATT BOULEVARD AND THE WEST LINE OF A 16 FOOT WIDE ALLEY FIRST
12 EAST OF SHERIDAN ROAD; THENCE SOUTH ALONG SAID WEST LINE TO A POINT ON THE SOUTH
13 LINE OF LOT 3 OF OLIVER M. CARSON'S LAKE SHORE SUBDIVISION; THENCE EAST 25 FEET TO
14 THE NORTHEAST CORNER OF LOT 8 IN OWNER'S SUBDIVISION, SAID POINT BEING ON THE
15 WEST LINE OF A 16 FOOT WIDE ALLEY FIRST EAST OF SHERIDAN ROAD; THENCE SOUTH ALONG
16 SAID WEST LINE AND ITS EXTENSION TO THE SOUTH LINE OF LOYOLA AVENUE; THENCE EAST
17 ALONG SAID SOUTH LINE TO THE NORTHEAST CORNER OF LOT 7 IN SAID OWNER'S
18 SUBDIVISION; THENCE SOUTH ALONG THE EAST LINE OF SAID LOT A DISTANCE OF 143.10 FEET,
19 MORE OR LESS, TO THE NORTH LINE OF LOT 8 IN CAPE HAYES SUBDIVISION; THENCE EAST
20 ALONG SAID NORTH LINE TO THE SHORE OF LAKE MICHIGAN; THENCE MEANDERING SOUTH
21 ALONG SAID SHORE TO THE SOUTH LINE OF SAID LOT 8; THENCE WEST ALONG SAID SOUTH
22 LINE AND ITS EXTENSION TO THE EAST LINE OF THE C.M.ST.P. & P. RAILROAD; THENCE SOUTH
23 ALONG SAID EAST LINE AND ITS EXTENSION TO THE CENTER LINE OF SHERIDAN ROAD; THENCE
24 WEST ALONG SAID CENTER LINE TO THE EAST LINE OF MAGNOLIA AVENUE; THENCE NORTH
25 ALONG SAID EAST LINE TO THE SOUTH LINE OF A 18 FOOT WIDE ALLEY FIRST NORTH OF
26 DEVON AVENUE; THENCE EAST ALONG SAID SOUTH LINE TO THE EAST LINE OF A 16 FOOT
27 WIDE ALLEY FIRST WEST OF SHERIDAN ROAD; THENCE NORTH ALONG SAID EAST LINE TO THE
28 NORTH LINE OF ARTHUR AVENUE; THENCE WEST ALONG SAID NORTH LINE TO A POINT 17
29 FEET WEST OF THE EAST LINE OF LOT 8 IN A.T. GALT'S EDGEWATER GOLF SUBDIVISION; THENCE
30 NORTH ALONG THE LINE 17 FEET WEST OF SAID EAST LINE TO THE NORTH LINE OF A 16 FOOT
31 ALLEY FIRST NORTH OF ARTHUR AVENUE; THENCE WEST ALONG SAID NORTH LINE TO THE
32 WEST LINE OF LOT 8 IN NORTH SHORE BOULEVARD SUBDIVISION; THENCE NORTH ALONG SAID
33 WEST LINE TO THE SOUTH LINE OF LOYOLA AVENUE; THENCE EAST ALONG SAID SOUTH LINE TO
34 THE WEST LINE OF THE C. M. St.P. & P. RAILROAD; THENCE NORTHWESTERLY ALONG SAID
35 WEST LINE TO THE CENTERLINE OF GLENWOOD AVENUE; THENCE NORTH ALONG SAID
36 CENTERLINE TO THE CENTERLINE OF PRATT BOULEVARD; THENCE EAST ALONG CENTERLINE TO

37 THE EAST LINE OF SAID RAILROAD; THENCE SOUTHEASTERLY ALONG SAID EAST LINE TO THE
38 SOUTH LINE OF ALBION AVENUE; THENCE EAST ALONG SAID SOUTH LINE TO THE WEST LINE OF
39 A 16 FOOT WIDE ALLEY FIRST WEST OF SHERIDAN ROAD; THENCE SOUTH ALONG SAID WEST
40 LINE TO THE NORTH LINE OF A VACATED 16 FOOT WIDE ALLEY FIRST SOUTH OF ALBION
41 AVENUE; THENCE WEST ALONG SAID NORTH LINE TO THE EAST LINE OF SAID RAILROAD;
42 THENCE SOUTHEASTERLY ALONG SAID EAST LINE TO THE EAST LINE OF A 16 FOOT WIDE ALLEY
43 FIRST WEST OF SHERIDAN ROAD; THENCE NORTH ALONG SAID EAST LINE TO THE NORTH LINE
44 OF PRATT BOULEVARD, SAID POINT ALSO BEING ON THE EAST LINE OF THE 16 FOOT WIDE
45 ALLEY FIRST WEST OF SHERIDAN ROAD; THENCE NORTHWESTERLY ALONG SAID EAST LINE TO
46 THE NORTHWEST CORNER OF LOT 2 IN BLOCK 6 IN L.E.INGALL'S SUBDIVISION; THENCE
47 NORTHEASTERLY ALONG THE NORTH LINE OF SAID LOT 2 TO THE SOUTHWEST CORNER OF A
48 PARCEL KNOWN AS PIN 11-32-124-026; THENCE MEANDERING NORTHERLY ALONG THE WEST
49 LINES OF SAID PARCEL TO THE SOUTH LINE OF FARWELL AVENUE; THENCE EAST ALONG SAID
50 SOUTH LINE TO THE POINT OF BEGINNING.

SSA #54 Sheridan Road PIN List 8/16/11

11-32-124-020-0000	11-32-321-002-0000	11-32-402-038-1009
11-32-124-021-0000	11-32-321-003-0000	11-32-402-038-1011
11-32-124-026-1001	11-32-321-004-0000	11-32-402-038-1012
11-32-124-026-1002	11-32-321-005-0000	11-32-402-038-1013
11-32-124-026-1003	11-32-321-006-0000	11-32-402-038-1014
11-32-124-026-1004	11-32-321-007-0000	11-32-402-038-1015
11-32-124-026-1005	11-32-321-034-0000	11-32-402-038-1016
11-32-124-026-1006	11-32-321-035-0000	11-32-402-038-1017
11-32-202-003-0000	11-32-331-032-0000	11-32-402-038-1019
11-32-202-004-0000	11-32-331-034-0000	11-32-402-038-1021
11-32-202-005-0000	11-32-400-001-0000	11-32-402-038-1022
11-32-202-019-0000	11-32-400-002-0000	11-32-402-038-1023
11-32-305-022-0000	11-32-400-003-0000	11-32-402-038-1024
11-32-305-025-0000	11-32-400-048-1001	11-32-402-038-1025
11-32-305-026-0000	11-32-400-048-1002	11-32-402-038-1026
11-32-305-027-0000	11-32-400-048-1003	11-32-402-038-1027
11-32-307-027-0000	11-32-400-048-1004	11-32-402-038-1028
11-32-307-028-0000	11-32-400-048-1005	11-32-402-038-1029
11-32-307-029-0000	11-32-400-048-1006	11-32-402-038-1030
11-32-307-030-0000	11-32-400-048-1007	11-32-402-038-1031
11-32-307-032-1001	11-32-400-048-1008	11-32-402-038-1032
11-32-307-032-1002	11-32-400-048-1009	11-32-402-038-1033
11-32-307-032-1003	11-32-400-048-1010	11-32-402-038-1034
11-32-307-032-1004	11-32-400-048-1011	11-32-403-001-0000
11-32-307-032-1005	11-32-400-048-1012	11-32-403-002-0000
11-32-307-032-1006	11-32-401-001-0000	11-32-403-003-0000
11-32-307-032-1007	11-32-401-002-0000	11-32-403-004-0000
11-32-307-032-1008	11-32-401-003-0000	11-32-405-022-0000
11-32-307-032-1009	11-32-401-046-1001	11-32-405-027-0000
11-32-307-032-1010	11-32-401-046-1002	11-32-405-028-0000
11-32-313-025-0000	11-32-401-046-1003	11-32-405-035-0000
11-32-313-026-0000	11-32-401-046-1004	11-32-405-036-0000
11-32-313-027-0000	11-32-401-046-1005	11-32-405-040-0000
11-32-313-028-0000	11-32-401-046-1006	11-32-500-004-0000
11-32-319-008-0000	11-32-402-001-0000	11-32-500-006-0000
11-32-319-009-0000	11-32-402-003-0000	11-32-500-007-8001
11-32-319-011-0000	11-32-402-004-0000	11-32-500-007-8002
11-32-319-012-0000	11-32-402-038-1001	
11-32-319-013-0000	11-32-402-038-1002	
11-32-319-014-0000	11-32-402-038-1004	
11-32-319-015-0000	11-32-402-038-1005	
11-32-319-016-0000	11-32-402-038-1006	
11-32-319-019-0000	11-32-402-038-1007	
11-32-319-020-0000	11-32-402-038-1008	