



City of Chicago



O2014-2348

Office of the City Clerk

Document Tracking Sheet

Meeting Date: 4/2/2014

Sponsor(s): City Clerk (transmitted by)

Type: Ordinance

Title: Zoning Reclassification App No. 18011 at 6301-6321 S Stewart Ave, 6325-6329 S Stewart Ave, 307-319 W 63rd St, 327-361 W 63rd St, 6300-6316 S Harvard Ave, 6301-6315 S Harvard Ave, 6320-6332 S Harvard Ave, 6319-6333 S Harvard Ave, 6312-6356 S Yale Ave, 6400-6424 S Yale Ave, 244-344 W 64th St, 245-319 W 64th St and 6401-6425 S Harvard Ave

Committee(s) Assignment: Committee on Zoning, Landmarks and Building Standards

ORDINANCE

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHICAGO:

SECTION 1: That the Chicago Zoning Ordinance be amended by changing all of the B3-2, Community Shopping District and symbols and indications as shown on Map Number 16-F in the area bounded by:

West 63rd Street; a line 187.29 feet west of and parallel to South Yale Avenue; the southerly right-of-way line of the Chicago Transit Authority; South Harvard Avenue; the northerly right-of-way line of the Chicago Transit Authority; a line 186.77 feet west of and parallel to South Harvard Avenue; a line 175 feet south of and parallel to South Harvard Avenue; a line 175 feet south of and parallel to East 63rd Street; and South Steward Avenue,

to those of RM5, Residential Multi-Unit District.

SECTION 2: That the Chicago Zoning Ordinance be amended by changing all of the RT4, Residential Two-Flat, Townhouse and Multi-Unit District symbols and indications as shown on Map Number 16-F in the area bounded by:

a line 175 feet south of and parallel to West 63rd Street; a line 186.77 feet west of and parallel to South Harvard Avenue; the northerly right-of-way line of the Chicago Transit Authority; South Harvard Avenue; a line 250.26 feet north of and parallel to West 64th Street; a line 170 feet east of and parallel to South Stewart Avenue; a line 300.29 feet north of and parallel to West 64th Street; and South Stewart Avenue,

to those of RM5, Residential Multi-Unit District.

SECTION 3: That the Chicago Zoning Ordinance be amended by changing all of the RT4, Residential Two-Flat, Townhouse and Multi-Unit District symbols and indications as shown on Map Number 16-F in the area bounded by:

West 64th Street; a line 187.13 feet west of and parallel to South Yale Avenue; a line 60.6 feet south of and parallel to West 64th Street; South Yale Avenue; a line from a point 250.79 feet south of West 64th Street and the west right of way line of South Yale Avenue; to a point 251.16 feet south of West 64th Street and the east right of way line of South Harvard Avenue; South Harvard Avenue; a line 125.65 feet south of and parallel to West 64th Street; and a line 104.22 feet east of and parallel to South Harvard Avenue,

to those of RM5, Residential Multi-Unit District.

SECTION 4: That the Chicago Zoning Ordinance be amended by changing all of the RM5, Residential Multi-Unit District and Institutional Planned Development No. 122 symbols and indications as shown on Map Number 16-F in the area bounded by:

West 63rd Street; a line 187.29 feet west of and parallel to South Yale Avenue; a line 121.13 feet south of and parallel to West 63rd Street; South Yale Avenue; a line from a point 250.79 feet south of West 64th Street and the west right of way line of South Yale Avenue; to a point 251.16 feet south of West 64th Street and the east right of way line of South Harvard Avenue; South Harvard Avenue; West 64th Street; a line 170.0 feet east of and parallel to South Stewart Avenue; a line 300.29 feet north of and parallel to West 64th Street; and South Stewart Avenue,

to those of Institutional Planned Development No. 122, as amended, which is hereby established in the area above described, subject to such use and bulk regulation as set forth in the Plan of Development herewith attached and made a part hereof and to no others.

SECTION 5: This Ordinance shall be in full force and effect from and after its passage and due publication.

#18011

INTRO DATE:

APRIL 02, 2014

CITY OF CHICAGO

APPLICATION FOR AN AMENDMENT TO
THE CHICAGO ZONING ORDINANCE

1. ADDRESS of the property Applicant is seeking to rezone:
6301-6321 S. Stewart Avenue; 6325-6329 S. Stewart Avenue; 307-319 W. 63rd Street; 327-361 W. 63rd Street; 6300-6316 S. Harvard Avenue
6301-6315 S. Harvard Avenue; 6320-6332 S. Harvard Avenue; 6319-6333 S. Harvard Avenue; 6312-6356 S. Yale Avenue; 6400-6424 S. Yale Avenue
244-344 W. 64th Street; 245-319 W. 64th Street; 6401-6425 S. Harvard Avenue

2. Ward Number that property is located in: 20

3. APPLICANT St. Bernard Hospital

ADDRESS 326 W. 64th Street CITY Chicago

STATE IL ZIP CODE 60621 PHONE 773-962-4165

EMAIL dsinclair@stbh.org CONTACT PERSON Diahann Sinclair

4. Is the applicant the owner of the property? YES NO
If the applicant is not the owner of the property, please provide the following information
regarding the owner and attach written authorization from the owner allowing the application to
proceed.

OWNER N/A

ADDRESS _____ CITY _____

STATE _____ ZIP CODE _____ PHONE _____

EMAIL _____ CONTACT PERSON _____

5. If the Applicant/Owner of the property has obtained a lawyer as their representative for the
rezoning, please provide the following information:

ATTORNEY Carol D. Stubblefield, Esq. Neal & Leroy, LLC

ADDRESS 203 N. LaSalle Street, Suite 2300

CITY Chicago STATE IL ZIP CODE 60601

PHONE 312-641-7144 FAX 312-641-5137 EMAIL cstubblefield@nealandleroy.com

6. If the applicant is a legal entity (Corporation, LLC, Partnership, etc.) please provide the names of all owners as disclosed on the Economic Disclosure Statements.

Please see attached list of Board of Trustees

7. On what date did the owner acquire legal title to the subject property? 1903, 1992, 1986, 2008, 2010 and 2012

8. Has the present owner previously rezoned this property? If yes, when?

Yes, October 16, 1974 (IPD#122) and March 2, 1982 (IPD#122, as amended)

9. Present Zoning District RT4; B3-2; and IPD#122, as amended Proposed Zoning District RM5 and then to IPD#122, as amended

10. Lot size in square feet (or dimensions) Net Site Area: 444,288 square feet

11. Current Use of the property Hospital and health care center

12. Reason for rezoning the property Expansion of existing development. See Chicago Zoning Ordinance Sections 17-8-0515; 17-13-0611; and 17-13-0602 through 17-13-0610.

13. Describe the proposed use of the property after the rezoning. Indicate the number of dwelling units; number of parking spaces; approximate square footage of any commercial space; and height of the proposed building. (BE SPECIFIC)

Expand hospital campus for construction of new medical services building.

14. On May 14th, 2007, the Chicago City Council passed the Affordable Requirements Ordinance (ARO) that requires on-site affordable housing units or a financial contribution if residential housing projects receive a zoning change under certain circumstances. Based on the lot size of the project in question and the proposed zoning classification, is this project subject to the Affordable Requirements Ordinance? (See Fact Sheet for more information)

YES _____ NO x _____

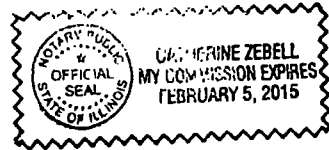
COUNTY OF COOK
STATE OF ILLINOIS

CHARLES HOLLAND, being first duly sworn on oath, states that all of the above statements and the statements contained in the documents submitted herewith are true and correct.

Charles Holland
Signature of Applicant

Subscribed and Sworn to before me this
20th day of March, 20 14.

Catherine Zebell
Notary Public



For Office Use Only

Date of Introduction: _____

File Number: _____

Ward: _____

Daniel S. Solis, Chairman
Committee on Zoning
Room 304, City Hall
121 North LaSalle Street
Chicago, Illinois 60602

Linda Searl, Chairman
Chicago Plan Commission
Room 1000, City Hall
121 North LaSalle Street
Chicago, Illinois 60602

Applicant: St. Bernard Hospital
326 W. 64th Street
Chicago, IL 60621

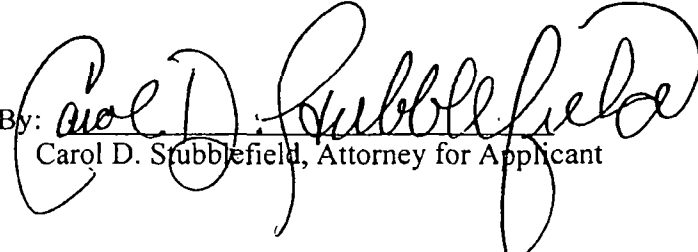
Subject Property: 6301 - 6321 S. Stewart Avenue; 6325 - 6329 S. Stewart Avenue; 307 -
319 W. 63rd Street; 327 - 361 W. 63rd Street; 6300 - 6316 S. Harvard
Avenue; 6301 - 6315 S. Harvard Avenue; 6320 - 6332 S. Harvard
Avenue; 6319 - 6333 S. Harvard Avenue; 6312 - 6356 S. Yale Avenue;
6400 - 6424 S. Yale Avenue; 244 - 344 W. 64th Street; 245 - 319 W. 64th
Street; 6401 - 6425 S. Harvard Avenue

Re: Application for Rezoning to Planned Development

Dear Chairman Solis and Chairman Searl:

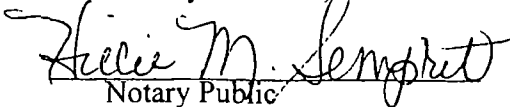
The undersigned, Carol D. Stubblefield, an attorney for the Applicant, St. Bernard Hospital being first duly sworn on oath, deposes and states the following:

That the undersigned certifies that she has complied with the requirements of Section 17-13-0107 of the Chicago Zoning Ordinance of the City of Chicago Municipal Code by sending the attached letter by United States Postal Service First Class Mail to the owners of all property within 250 feet in each direction of the subject property, as determined by the most recent Cook County tax records of Cook County, exclusive of public roads, streets, alleys and other public ways, or a total distance limited to 400 feet; and that the notice contained the common street address of the subject property, a description of the nature, scope and purpose of the application or proposal; the name and address of the Applicant; the date the Applicant intends to file the application to rezone the Property is on April 2, 2014; that the Applicant has made a bona fide effort to determine the addresses of the parties to be notified under Section 17-13-107 and 17-13-0604-B of the Chicago Zoning Ordinance, that the Applicant certifies that the accompanying list of names and addresses of surrounding properties located within 250 feet of the subject property (excluding public roads, streets and alleys), is a complete list containing the names and last known addresses of the owners of the property required to be served, and that the Applicant has furnished, in addition, a list of the persons so served.

By: 
Carol D. Stubblefield, Attorney for Applicant

Subscribed and sworn to before me

this 26th day of March, 2014


Notary Public



March 31, 2014

Dear Neighbor:

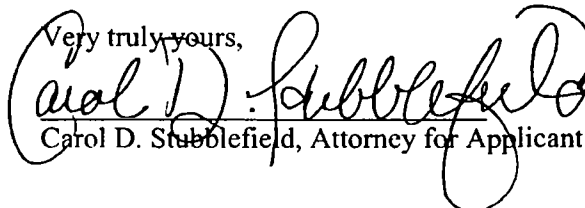
It is a pleasure to inform you that St. Bernard Hospital plans to develop a new medical services building (the "Medical Services Building") on property generally located on W. 63rd Street between S. Stewart Avenue on the west and a parcel of land west of the CTA elevated tracks and east of S. Harvard Avenue. The Medical Services Building will be located in the St. Bernard Hospital Campus which has an address range of 6301 - 6321 S. Stewart Avenue; 6325 - 6329 S. Stewart Avenue; 307 - 319 W. 63rd Street; 327 - 361 W. 63rd Street; 6300 - 6316 S. Harvard Avenue; 6301 - 6315 S. Harvard Avenue; 6320 - 6332 S. Harvard Avenue; 6319 - 6333 S. Harvard Avenue; 6312 - 6356 S. Yale Avenue; 6400 - 6424 S. Yale Avenue; 244 - 344 W. 64th Street; 245 - 319 W. 64th Street; 6401- 6425 S. Harvard Avenue (the "Property").

In accordance with notice requirements of the Chicago Zoning Ordinance, please be informed that on April 2, 2014 an application to amend Institutional Planned Development Number 122, as amended ("IPD#122") will be filed with the Zoning Administrator. The proposed amendment of IPD#122 will primarily request City Council approval of the Medical Services Building and an extension of IPD#122 boundaries to include new property. The new property to be located in IPD#122 is currently classified as B3-2, Community Shopping District and RT-4, Residential Two-Flat, Townhouse and Multi-Unit District. The new property will be rezoned to RM5, Residential Multi-Unit District and then to IPD#122, as amended. The boundaries of IPD#122 and the proposed location of the Medical Services Building are depicted on the reverse side of this letter, along with a range of common street addresses corresponding to IPD#122, as amended.

St. Bernard Hospital which has its principal place of business at 326 West 64th Street, Chicago, Illinois 60621 is the applicant for its amendment. The Property is owned by St. Bernard Hospital.

Questions regarding the Medical Services Building or the amendment to IPD#22 may be addressed to Diahann Sinclair, Director of Planning and Development, St. Bernard Hospital, 326 West 64th Street, Chicago, Illinois 60621 (773) 962-4165 (dsinclair@stbh.org).

PLEASE NOTE: THIS PLANNED DEVELOPMENT APPLICATION IS NOT SEEKING TO REZONE YOUR PROPERTY. IT SEEKS TO AMEND IPD#122 FOR THE CONSTRUCTION OF THE NEW MEDICAL SERVICES BUILDING. THIS LETTER IS YOUR LEGAL NOTICE THAT AN APPLICATION WILL BE FILED TO AMEND IPD#122 ON APRIL 2, 2014.

Very truly yours,

Carol D. Stubblefield, Attorney for Applicant

**CITY OF CHICAGO
ECONOMIC DISCLOSURE STATEMENT
AND AFFIDAVIT**

SECTION I -- GENERAL INFORMATION

A. Legal name of the Disclosing Party submitting this EDS. Include d/b/a/ if applicable:

ST. BERNARD HOSPITAL

Check ONE of the following three boxes:

Indicate whether the Disclosing Party submitting this EDS is:

1. the Applicant

OR

2. a legal entity holding a direct or indirect interest in the Applicant. State the legal name of the Applicant in which the Disclosing Party holds an interest: _____

OR

3. a legal entity with a right of control (see Section II.B.1.) State the legal name of the entity in which the Disclosing Party holds a right of control: _____

B. Business address of the Disclosing Party: 326 w. 64th STREET
CHICAGO, IL 60621

C. Telephone: 773 962-4100 Fax: 773 962-4238 Email: DSINCLAIR@STBH.ORG

D. Name of contact person: DIAHANN SINCLAIR

E. Federal Employer Identification No. (if you have one): [REDACTED]

F. Brief description of contract, transaction or other undertaking (referred to below as the "Matter") to which this EDS pertains. (Include project number and location of property, if applicable):

PLANNED DEVELOPMENT AMENDMENT APPLICATION

G. Which City agency or department is requesting this EDS? DEPARTMENT OF PLANNING & DEVELOPMENT

If the Matter is a contract being handled by the City's Department of Procurement Services, please complete the following:

Specification # N/A and Contract # _____

SECTION II -- DISCLOSURE OF OWNERSHIP INTERESTS

A. NATURE OF THE DISCLOSING PARTY

1. Indicate the nature of the Disclosing Party:

- Person
- Publicly registered business corporation
- Privately held business corporation
- Sole proprietorship
- General partnership
- Limited partnership
- Trust
- Limited liability company
- Limited liability partnership
- Joint venture
- Not-for-profit corporation
(Is the not-for-profit corporation also a 501(c)(3))?
 Yes No
- Other (please specify)

2. For legal entities, the state (or foreign country) of incorporation or organization, if applicable:

ILLINOIS

3. For legal entities not organized in the State of Illinois: Has the organization registered to do business in the State of Illinois as a foreign entity?

- Yes
- No
- N/A

B. IF THE DISCLOSING PARTY IS A LEGAL ENTITY:

1. List below the full names and titles of all executive officers and all directors of the entity.

NOTE: For not-for-profit corporations, also list below all members, if any, which are legal entities. If there are no such members, write "no members." For trusts, estates or other similar entities, list below the legal titleholder(s).

If the entity is a general partnership, limited partnership, limited liability company, limited liability partnership or joint venture, list below the name and title of each general partner, managing member, manager or any other person or entity that controls the day-to-day management of the Disclosing Party. **NOTE:** Each legal entity listed below must submit an EDS on its own behalf.

Name

Title

SEE LIST ATTACHED

2. Please provide the following information concerning each person or entity having a direct or indirect beneficial interest (including ownership) in excess of 7.5% of the Disclosing Party. Examples of such an interest include shares in a corporation, partnership interest in a partnership or joint venture,

interest of a member or manager in a limited liability company, or interest of a beneficiary of a trust, estate or other similar entity. If none, state "None." **NOTE:** Pursuant to Section 2-154-030 of the Municipal Code of Chicago ("Municipal Code"), the City may require any such additional information from any applicant which is reasonably intended to achieve full disclosure.

Name	Business Address	Percentage Interest in the Disclosing Party
N/A		

SECTION III -- BUSINESS RELATIONSHIPS WITH CITY ELECTED OFFICIALS

Has the Disclosing Party had a "business relationship," as defined in Chapter 2-156 of the Municipal Code, with any City elected official in the 12 months before the date this EDS is signed?

Yes No

If yes, please identify below the name(s) of such City elected official(s) and describe such relationship(s):

SECTION IV -- DISCLOSURE OF SUBCONTRACTORS AND OTHER RETAINED PARTIES

The Disclosing Party must disclose the name and business address of each subcontractor, attorney, lobbyist, accountant, consultant and any other person or entity whom the Disclosing Party has retained or expects to retain in connection with the Matter, as well as the nature of the relationship, and the total amount of the fees paid or estimated to be paid. The Disclosing Party is not required to disclose employees who are paid solely through the Disclosing Party's regular payroll.

"Lobbyist" means any person or entity who undertakes to influence any legislative or administrative action on behalf of any person or entity other than: (1) a not-for-profit entity, on an unpaid basis, or (2) himself. "Lobbyist" also means any person or entity any part of whose duties as an employee of another includes undertaking to influence any legislative or administrative action.

If the Disclosing Party is uncertain whether a disclosure is required under this Section, the Disclosing Party must either ask the City whether disclosure is required or make the disclosure.

Name (indicate whether retained or anticipated to be retained)	Business Address	Relationship to Disclosing Party (subcontractor, attorney, lobbyist, etc.)	Fees (indicate whether paid or estimated.) NOTE: "hourly rate" or "t.b.d." is not an acceptable response.
Neal & Leroy, LLC	203 N. LaSalle	Attorney	estimated
Berglund Construction	111 E. Wacker Drive	Construction Manager	estimated
Proteus Group	223 W. Erie	Architect	estimated

(Add sheets if necessary)

Check here if the Disclosing Party has not retained, nor expects to retain, any such persons or entities.

SECTION V -- CERTIFICATIONS

A. COURT-ORDERED CHILD SUPPORT COMPLIANCE

Under Municipal Code Section 2-92-415, substantial owners of business entities that contract with the City must remain in compliance with their child support obligations throughout the contract's term.

Has any person who directly or indirectly owns 10% or more of the Disclosing Party been declared in arrearage on any child support obligations by any Illinois court of competent jurisdiction?

Yes No No person directly or indirectly owns 10% or more of the Disclosing Party.

If "Yes," has the person entered into a court-approved agreement for payment of all support owed and is the person in compliance with that agreement?

Yes No

B. FURTHER CERTIFICATIONS

1. Pursuant to Municipal Code Chapter 1-23, Article 1 ("Article 1")(which the Applicant should consult for defined terms (e.g., "doing business") and legal requirements), if the Disclosing Party submitting this EDS is the Applicant and is doing business with the City, then the Disclosing Party certifies as follows: (i) neither the Applicant nor any controlling person is currently indicted or charged with, or has admitted guilt of, or has ever been convicted of, or placed under supervision for, any criminal offense involving actual, attempted, or conspiracy to commit bribery, theft, fraud, forgery, perjury, dishonesty or deceit against an officer or employee of the City or any sister agency; and (ii) the Applicant understands and acknowledges that compliance with Article 1 is a continuing requirement for doing business with the City. NOTE: If Article 1 applies to the Applicant, the permanent compliance timeframe in Article 1 supersedes some five-year compliance timeframes in certifications 2 and 3 below.

2. The Disclosing Party and, if the Disclosing Party is a legal entity, all of those persons or entities identified in Section II.B.1. of this EDS:

- a. are not presently debarred, suspended, proposed for debarment, declared ineligible or voluntarily excluded from any transactions by any federal, state or local unit of government;
- b. have not, within a five-year period preceding the date of this EDS, been convicted of a criminal offense, adjudged guilty, or had a civil judgment rendered against them in connection with: obtaining, attempting to obtain, or performing a public (federal, state or local) transaction or contract under a public transaction; a violation of federal or state antitrust statutes; fraud; embezzlement; theft; forgery; bribery; falsification or destruction of records; making false statements; or receiving stolen property;
- c. are not presently indicted for, or criminally or civilly charged by, a governmental entity (federal, state or local) with committing any of the offenses set forth in clause B.2.b. of this Section V;
- d. have not, within a five-year period preceding the date of this EDS, had one or more public transactions (federal, state or local) terminated for cause or default; and
- e. have not, within a five-year period preceding the date of this EDS, been convicted, adjudged guilty, or found liable in a civil proceeding, or in any criminal or civil action, including actions concerning environmental violations, instituted by the City or by the federal government, any state, or any other unit of local government.

3. The certifications in subparts 3, 4 and 5 concern:

- the Disclosing Party;
- any "Contractor" (meaning any contractor or subcontractor used by the Disclosing Party in connection with the Matter, including but not limited to all persons or legal entities disclosed under Section IV, "Disclosure of Subcontractors and Other Retained Parties");
- any "Affiliated Entity" (meaning a person or entity that, directly or indirectly: controls the Disclosing Party, is controlled by the Disclosing Party, or is, with the Disclosing Party, under common control of another person or entity. Indicia of control include, without limitation: interlocking management or ownership; identity of interests among family members, shared facilities and equipment; common use of employees; or organization of a business entity following the ineligibility of a business entity to do business with federal or state or local government, including the City, using substantially the same management, ownership, or principals as the ineligible entity); with respect to Contractors, the term Affiliated Entity means a person or entity that directly or indirectly controls the Contractor, is controlled by it, or, with the Contractor, is under common control of another person or entity;
- any responsible official of the Disclosing Party, any Contractor or any Affiliated Entity or any other official, agent or employee of the Disclosing Party, any Contractor or any Affiliated Entity, acting pursuant to the direction or authorization of a responsible official of the Disclosing Party, any Contractor or any Affiliated Entity (collectively "Agents").

Neither the Disclosing Party, nor any Contractor, nor any Affiliated Entity of either the Disclosing Party or any Contractor nor any Agents have, during the five years before the date this EDS is signed, or, with respect to a Contractor, an Affiliated Entity, or an Affiliated Entity of a Contractor during the five years before the date of such Contractor's or Affiliated Entity's contract or engagement in connection with the Matter:

- a. bribed or attempted to bribe, or been convicted or adjudged guilty of bribery or attempting to bribe, a public officer or employee of the City, the State of Illinois, or any agency of the federal government or of any state or local government in the United States of America, in that officer's or employee's official capacity;
- b. agreed or colluded with other bidders or prospective bidders, or been a party to any such agreement, or been convicted or adjudged guilty of agreement or collusion among bidders or prospective bidders, in restraint of freedom of competition by agreement to bid a fixed price or otherwise; or
- c. made an admission of such conduct described in a. or b. above that is a matter of record, but have not been prosecuted for such conduct; or
- d. violated the provisions of Municipal Code Section 2-92-610 (Living Wage Ordinance).

4. Neither the Disclosing Party, Affiliated Entity or Contractor, or any of their employees, officials, agents or partners, is barred from contracting with any unit of state or local government as a result of engaging in or being convicted of (1) bid-rigging in violation of 720 ILCS 5/33E-3; (2) bid-rotating in violation of 720 ILCS 5/33E-4; or (3) any similar offense of any state or of the United States of America that contains the same elements as the offense of bid-rigging or bid-rotating.

5. Neither the Disclosing Party nor any Affiliated Entity is listed on any of the following lists maintained by the Office of Foreign Assets Control of the U.S. Department of the Treasury or the Bureau of Industry and Security of the U.S. Department of Commerce or their successors: the Specially Designated Nationals List, the Denied Persons List, the Unverified List, the Entity List and the Debarred List.

6. The Disclosing Party understands and shall comply with the applicable requirements of Chapters 2-55 (Legislative Inspector General), 2-56 (Inspector General) and 2-156 (Governmental Ethics) of the Municipal Code.

7. If the Disclosing Party is unable to certify to any of the above statements in this Part B (Further Certifications), the Disclosing Party must explain below:

N/A

If the letters "NA," the word "None," or no response appears on the lines above, it will be conclusively presumed that the Disclosing Party certified to the above statements.

8. To the best of the Disclosing Party's knowledge after reasonable inquiry, the following is a complete list of all current employees of the Disclosing Party who were, at any time during the 12-month period preceding the execution date of this EDS, an employee, or elected or appointed official, of the City of Chicago (if none, indicate with "N/A" or "none").

N/A

9. To the best of the Disclosing Party's knowledge after reasonable inquiry, the following is a complete list of all gifts that the Disclosing Party has given or caused to be given, at any time during the 12-month period preceding the execution date of this EDS, to an employee, or elected or appointed official, of the City of Chicago. For purposes of this statement, a "gift" does not include: (i) anything made generally available to City employees or to the general public, or (ii) food or drink provided in the course of official City business and having a retail value of less than \$20 per recipient (if none, indicate with "N/A" or "none"). As to any gift listed below, please also list the name of the City recipient.

N/A

C. CERTIFICATION OF STATUS AS FINANCIAL INSTITUTION

1. The Disclosing Party certifies that the Disclosing Party (check one)

is is not

a "financial institution" as defined in Section 2-32-455(b) of the Municipal Code.

2. If the Disclosing Party IS a financial institution, then the Disclosing Party pledges:

"We are not and will not become a predatory lender as defined in Chapter 2-32 of the Municipal Code. We further pledge that none of our affiliates is, and none of them will become, a predatory lender as defined in Chapter 2-32 of the Municipal Code. We understand that becoming a predatory lender or becoming an affiliate of a predatory lender may result in the loss of the privilege of doing business with the City."

If the Disclosing Party is unable to make this pledge because it or any of its affiliates (as defined in Section 2-32-455(b) of the Municipal Code) is a predatory lender within the meaning of Chapter 2-32 of the Municipal Code, explain here (attach additional pages if necessary):

N/A

If the letters "NA," the word "None," or no response appears on the lines above, it will be conclusively presumed that the Disclosing Party certified to the above statements.

D. CERTIFICATION REGARDING INTEREST IN CITY BUSINESS

Any words or terms that are defined in Chapter 2-156 of the Municipal Code have the same meanings when used in this Part D.

1. In accordance with Section 2-156-110 of the Municipal Code: Does any official or employee of the City have a financial interest in his or her own name or in the name of any other person or entity in the Matter?

Yes No

NOTE: If you checked "Yes" to Item D.1., proceed to Items D.2. and D.3. If you checked "No" to Item D.1., proceed to Part E.

2. Unless sold pursuant to a process of competitive bidding, or otherwise permitted, no City elected official or employee shall have a financial interest in his or her own name or in the name of any other person or entity in the purchase of any property that (i) belongs to the City, or (ii) is sold for taxes or assessments, or (iii) is sold by virtue of legal process at the suit of the City (collectively, "City Property Sale"). Compensation for property taken pursuant to the City's eminent domain power does not constitute a financial interest within the meaning of this Part D.

Does the Matter involve a City Property Sale?

Yes No

3. If you checked "Yes" to Item D.1., provide the names and business addresses of the City officials or employees having such interest and identify the nature of such interest:

Name	Business Address	Nature of Interest
<hr/>		
<hr/>		
<hr/>		

4. The Disclosing Party further certifies that no prohibited financial interest in the Matter will be acquired by any City official or employee.

E. CERTIFICATION REGARDING SLAVERY ERA BUSINESS

Please check either 1. or 2. below. If the Disclosing Party checks 2., the Disclosing Party must disclose below or in an attachment to this EDS all information required by paragraph 2. Failure to

comply with these disclosure requirements may make any contract entered into with the City in connection with the Matter voidable by the City.

X 1. The Disclosing Party verifies that the Disclosing Party has searched any and all records of the Disclosing Party and any and all predecessor entities regarding records of investments or profits from slavery or slaveholder insurance policies during the slavery era (including insurance policies issued to slaveholders that provided coverage for damage to or injury or death of their slaves), and the Disclosing Party has found no such records.

____ 2. The Disclosing Party verifies that, as a result of conducting the search in step 1 above, the Disclosing Party has found records of investments or profits from slavery or slaveholder insurance policies. The Disclosing Party verifies that the following constitutes full disclosure of all such records, including the names of any and all slaves or slaveholders described in those records:

SECTION VI -- CERTIFICATIONS FOR FEDERALLY FUNDED MATTERS

NOTE: If the Matter is federally funded, complete this Section VI. If the Matter is not federally funded, proceed to Section VII. For purposes of this Section VI, tax credits allocated by the City and proceeds of debt obligations of the City are not federal funding.

A. CERTIFICATION REGARDING LOBBYING

1. List below the names of all persons or entities registered under the federal Lobbying Disclosure Act of 1995 who have made lobbying contacts on behalf of the Disclosing Party with respect to the Matter: (Add sheets if necessary):

(If no explanation appears or begins on the lines above, or if the letters "NA" or if the word "None" appear, it will be conclusively presumed that the Disclosing Party means that NO persons or entities registered under the Lobbying Disclosure Act of 1995 have made lobbying contacts on behalf of the Disclosing Party with respect to the Matter.)

2. The Disclosing Party has not spent and will not expend any federally appropriated funds to pay any person or entity listed in Paragraph A.1. above for his or her lobbying activities or to pay any person or entity to influence or attempt to influence an officer or employee of any agency, as defined by applicable federal law, a member of Congress, an officer or employee of Congress, or an employee of a member of Congress, in connection with the award of any federally funded contract, making any federally funded grant or loan, entering into any cooperative agreement, or to extend, continue, renew, amend, or modify any federally funded contract, grant, loan, or cooperative agreement.

3. The Disclosing Party will submit an updated certification at the end of each calendar quarter in which there occurs any event that materially affects the accuracy of the statements and information set forth in paragraphs A.1. and A.2. above.

4. The Disclosing Party certifies that either: (i) it is not an organization described in section 501(c)(4) of the Internal Revenue Code of 1986; or (ii) it is an organization described in section 501(c)(4) of the Internal Revenue Code of 1986 but has not engaged and will not engage in "Lobbying Activities".

5. If the Disclosing Party is the Applicant, the Disclosing Party must obtain certifications equal in form and substance to paragraphs A.1. through A.4. above from all subcontractors before it awards any subcontract and the Disclosing Party must maintain all such subcontractors' certifications for the duration of the Matter and must make such certifications promptly available to the City upon request.

B. CERTIFICATION REGARDING EQUAL EMPLOYMENT OPPORTUNITY

If the Matter is federally funded, federal regulations require the Applicant and all proposed subcontractors to submit the following information with their bids or in writing at the outset of negotiations.

Is the Disclosing Party the Applicant?

Yes No

If "Yes," answer the three questions below:

1. Have you developed and do you have on file affirmative action programs pursuant to applicable federal regulations? (Sec 41 CFR Part 60-2.)

Yes No

2. Have you filed with the Joint Reporting Committee, the Director of the Office of Federal Contract Compliance Programs, or the Equal Employment Opportunity Commission all reports due under the applicable filing requirements?

Yes No

3. Have you participated in any previous contracts or subcontracts subject to the equal opportunity clause?

Yes No

If you checked "No" to question 1. or 2. above, please provide an explanation:

SECTION VII -- ACKNOWLEDGMENTS, CONTRACT INCORPORATION, COMPLIANCE, PENALTIES, DISCLOSURE

The Disclosing Party understands and agrees that:

A. The certifications, disclosures, and acknowledgments contained in this EDS will become part of any contract or other agreement between the Applicant and the City in connection with the Matter, whether procurement, City assistance, or other City action, and are material inducements to the City's execution of any contract or taking other action with respect to the Matter. The Disclosing Party understands that it must comply with all statutes, ordinances, and regulations on which this EDS is based.

B. The City's Governmental Ethics and Campaign Financing Ordinances, Chapters 2-156 and 2-164 of the Municipal Code, impose certain duties and obligations on persons or entities seeking City contracts, work, business, or transactions. The full text of these ordinances and a training program is available online at www.cityofchicago.org/Ethics, and may also be obtained from the City's Board of Ethics, 740 N.

Sedgwick St., Suite 500, Chicago, IL 60610, (312) 744-9660. The Disclosing Party must comply fully with the applicable ordinances.

C. If the City determines that any information provided in this EDS is false, incomplete or inaccurate, any contract or other agreement in connection with which it is submitted may be rescinded or be void or voidable, and the City may pursue any remedies under the contract or agreement (if not rescinded or void), at law, or in equity, including terminating the Disclosing Party's participation in the Matter and/or declining to allow the Disclosing Party to participate in other transactions with the City. Remedies at law for a false statement of material fact may include incarceration and an award to the City of treble damages.

D. It is the City's policy to make this document available to the public on its Internet site and/or upon request. Some or all of the information provided on this EDS and any attachments to this EDS may be made available to the public on the Internet, in response to a Freedom of Information Act request, or otherwise. By completing and signing this EDS, the Disclosing Party waives and releases any possible rights or claims which it may have against the City in connection with the public release of information contained in this EDS and also authorizes the City to verify the accuracy of any information submitted in this EDS.

E. The information provided in this EDS must be kept current. In the event of changes, the Disclosing Party must supplement this EDS up to the time the City takes action on the Matter. If the Matter is a contract being handled by the City's Department of Procurement Services, the Disclosing Party must update this EDS as the contract requires. **NOTE:** With respect to Matters subject to Article I of Chapter 1-23 of the Municipal Code (imposing **PERMANENT INELIGIBILITY** for certain specified offenses), the information provided herein regarding eligibility must be kept current for a longer period, as required by Chapter 1-23 and Section 2-154-020 of the Municipal Code.

The Disclosing Party represents and warrants that:

F.1. The Disclosing Party is not delinquent in the payment of any tax administered by the Illinois Department of Revenue, nor are the Disclosing Party or its Affiliated Entities delinquent in paying any fine, fee, tax or other charge owed to the City. This includes, but is not limited to, all water charges, sewer charges, license fees, parking tickets, property taxes or sales taxes.

F.2 If the Disclosing Party is the Applicant, the Disclosing Party and its Affiliated Entities will not use, nor permit their subcontractors to use, any facility listed by the U.S. E.P.A. on the federal Excluded Parties List System ("EPLS") maintained by the U. S. General Services Administration.

F.3 If the Disclosing Party is the Applicant, the Disclosing Party will obtain from any contractors/subcontractors hired or to be hired in connection with the Matter certifications equal in form and substance to those in F.1. and F.2. above and will not, without the prior written consent of the City, use any such contractor/subcontractor that does not provide such certifications or that the Disclosing Party has reason to believe has not provided or cannot provide truthful certifications.

NOTE: If the Disclosing Party cannot certify as to any of the items in F.1., F.2. or F.3. above, an explanatory statement must be attached to this EDS.

CERTIFICATION

Under penalty of perjury, the person signing below: (1) warrants that he/she is authorized to execute this EDS and Appendix A (if applicable) on behalf of the Disclosing Party, and (2) warrants that all certifications and statements contained in this EDS and Appendix A (if applicable) are true, accurate and complete as of the date furnished to the City.

ST. BERNARD HOSPITAL

(Print or type name of Disclosing Party)

By: Charles Holland
(Sign here)

CHARLES HOLLAND

(Print or type name of person signing)

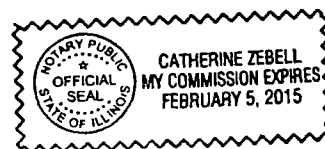
PRESIDENT & CEO

(Print or type title of person signing)

Signed and sworn to before me on (date) March 20, 2014,
at Cook County, Illinois (state).

Catherine Zebell Notary Public.

Commission expires: Feb 05, 2015



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Handwritten text, possibly a signature or name, located in the lower right quadrant of the page.

**CITY OF CHICAGO
ECONOMIC DISCLOSURE STATEMENT AND AFFIDAVIT
APPENDIX A**

FAMILIAL RELATIONSHIPS WITH ELECTED CITY OFFICIALS AND DEPARTMENT HEADS

This Appendix is to be completed only by (a) the Applicant, and (b) any legal entity which has a direct ownership interest in the Applicant exceeding 7.5 percent. It is not to be completed by any legal entity which has only an indirect ownership interest in the Applicant.

Under Municipal Code Section 2-154-015, the Disclosing Party must disclose whether such Disclosing Party or any "Applicable Party" or any Spouse or Domestic Partner thereof currently has a "familial relationship" with any elected city official or department head. A "familial relationship" exists if, as of the date this EDS is signed, the Disclosing Party or any "Applicable Party" or any Spouse or Domestic Partner thereof is related to the mayor, any alderman, the city clerk, the city treasurer or any city department head as spouse or domestic partner or as any of the following, whether by blood or adoption: parent, child, brother or sister, aunt or uncle, niece or nephew, grandparent, grandchild, father-in-law, mother-in-law, son-in-law, daughter-in-law, stepfather or stepmother, stepson or stepdaughter, stepbrother or stepsister or half-brother or half-sister.

"Applicable Party" means (1) all executive officers of the Disclosing Party listed in Section II.B.1.a., if the Disclosing Party is a corporation; all partners of the Disclosing Party, if the Disclosing Party is a general partnership; all general partners and limited partners of the Disclosing Party, if the Disclosing Party is a limited partnership; all managers, managing members and members of the Disclosing Party, if the Disclosing Party is a limited liability company; (2) all principal officers of the Disclosing Party; and (3) any person having more than a 7.5 percent ownership interest in the Disclosing Party. "Principal officers" means the president, chief operating officer, executive director, chief financial officer, treasurer or secretary of a legal entity or any person exercising similar authority.

Does the Disclosing Party or any "Applicable Party" or any Spouse or Domestic Partner thereof currently have a "familial relationship" with an elected city official or department head?

Yes

No

If yes, please identify below (1) the name and title of such person, (2) the name of the legal entity to which such person is connected; (3) the name and title of the elected city official or department head to whom such person has a familial relationship, and (4) the precise nature of such familial relationship.

SAINT BERNARD HOSPITAL AND HEALTH CARE CENTER
Phone 773-962-3900 326 West 64th Street - Chicago, IL 60621 FAX: 773-602-3849

BOARD OF TRUSTEES

2014-2015

CHAIRMAN

Gregory Whitehead, Atty. (15)
O-Albert, Whitehead, P.C.
Ten North Dearborn - Suite 600
Chicago, IL 60602
(312) 357-6300 FAX: (312) 357-6219
H-4505 Forrestville Ave.
Chicago, IL 60653 (312) 808-1003
gwhitehead@awm-law.com

VICE CHAIRMAN

Mr. Leon Jackson (17)
O-757 E. 69th Place
Chicago, IL 60637
(773) 493-5000 Fax: (773) 493-9881
H-6701 S. Euclid
Chicago, IL 60649
(312) 719-7601 (cellphone)
LJMFC@aol.com

SECRETARY

Henry Wiggins, M.D. (16)
O-St. Bernard Hospital & Health Care Center
326 West 64th Street
Chicago, IL 60621 (773) 962-4437
H-680 N. Lake Shore Drive - Apt. 1321
Chicago, IL 60611 (312) 335-0731
Heneryw@aol.com

TREASURER

Sister Mary Pokorny, O.P. (16)
St. Benedict the African Parish
340 West 66th Street
Chicago, IL 60621
(773) 873-4464
YRAM1119@yahoo.com

Sister Joanne Delchanty, O.P. (16)
St. Benedict the African Parish
340 West 66th Street
Chicago, IL 60621 (773) 873-4464
FAX: (773) 873-2354
MPJDOP@sbcglobal.net

Mr. Charles Holland (16)
President-CEO
St. Bernard Hospital & Health Care Center
O-326 West 64th Street
Chicago, IL 60621
(773) 962-4100
Cholland@stbh.org

Sister Elizabeth Van Straten, RHSJ (16)
St. Bernard Hospital & Health Care Center
326 West 64th Street
Chicago, IL 60621
(773) 962-4100 or 962-3900
FAX: (773) 602-3849
sreliz@stbh.org

Maria M. Ashley, D.D.S. (17)
O-30 North Michigan Ave
Suite 1625
Chicago, IL 60602
P: (312)263-0880
Fax:(312)263-5278
drashley@ashleydds.com

Darrell R. Hubbard (16)
630 N. State Street
Apt. #2708
Chicago, IL 60654
(312) 846-6045
Hubbard630@comcast.net

Nataka Moore, Psy.D (17)
5208 S. Ingleside #3S
Chicago, IL 60615
773-218-0228
NMoore@Adler.Edu

CHIEF OF STAFF

Olalekan Sowade, M.D. (15)
O-5500 S. Damen
Chicago, IL 60636
P-773-776-8800
H-1812 S. Dearborn-Unit 47
Chicago, IL 60616
P-312-842-9290
sowade@administermedical.com

MEDICAL STAFF PRESIDENT

Jean-Wilson Muscadin, M.D. (14)
O-St. Bernard Hospital Pavilion
326 W. 64th Street - Suite 303
Chicago, IL 60621
P-773/874-3005
H-3650 Poplar Road
Flossmoor, IL 60422
708/798-3216
jwmuscadinsr@aol.com

MEDICAL STAFF REPRESENTATIVE

George Dengler, D.O. (14)
O-St. Bernard Hospital
326 West 64th Street
Chicago, IL 60621
P-773-962-4020
H-5540 N. Virginia Avenue
Chicago, IL 60625
P-773-989-4204
CP-773-837-0112



CHICAGO TRANSIT AUTHORITY

567 West Lake Street
Chicago, Illinois 60661-1498
TEL 312 664-7200
www.transitchicago.com

March 26, 2014.

Ms. Patricia A. Scudiero
Zoning Administrator
City of Chicago
Department of Zoning Land Use Planning
121 N. LaSalle, Room 905
Chicago, Illinois 60602

Honorable Daniel S. Solis
Chairman Zoning Committee
City of Chicago
121 N. LaSalle St.
Room 203, Office 14
Chicago, Illinois 60602

Re: Consent to File Application for Rezoning

Dear Ms. Scudiero and Chairman Solis:

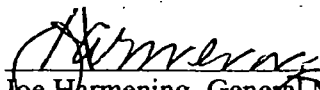
The Chicago Transit Authority ("CTA") owns that certain property for CTA rail right-of-way generally located between S. Stewart Avenue and W. 63rd Street, generally depicted on the attached Exhibit A (the "CTA Property").

St. Bernard Hospital (the "Applicant") desires to file an application to amend Institutional Planned Development Number 122 (the "Application") which will include the CTA Property in the planned development boundary area, but will not include the CTA Property in the Applicant's calculation of net site area or for purposes of calculating the project's floor area ratio, as defined in the Chicago Zoning Ordinance.

CTA does hereby authorize the Applicant to file the Application.

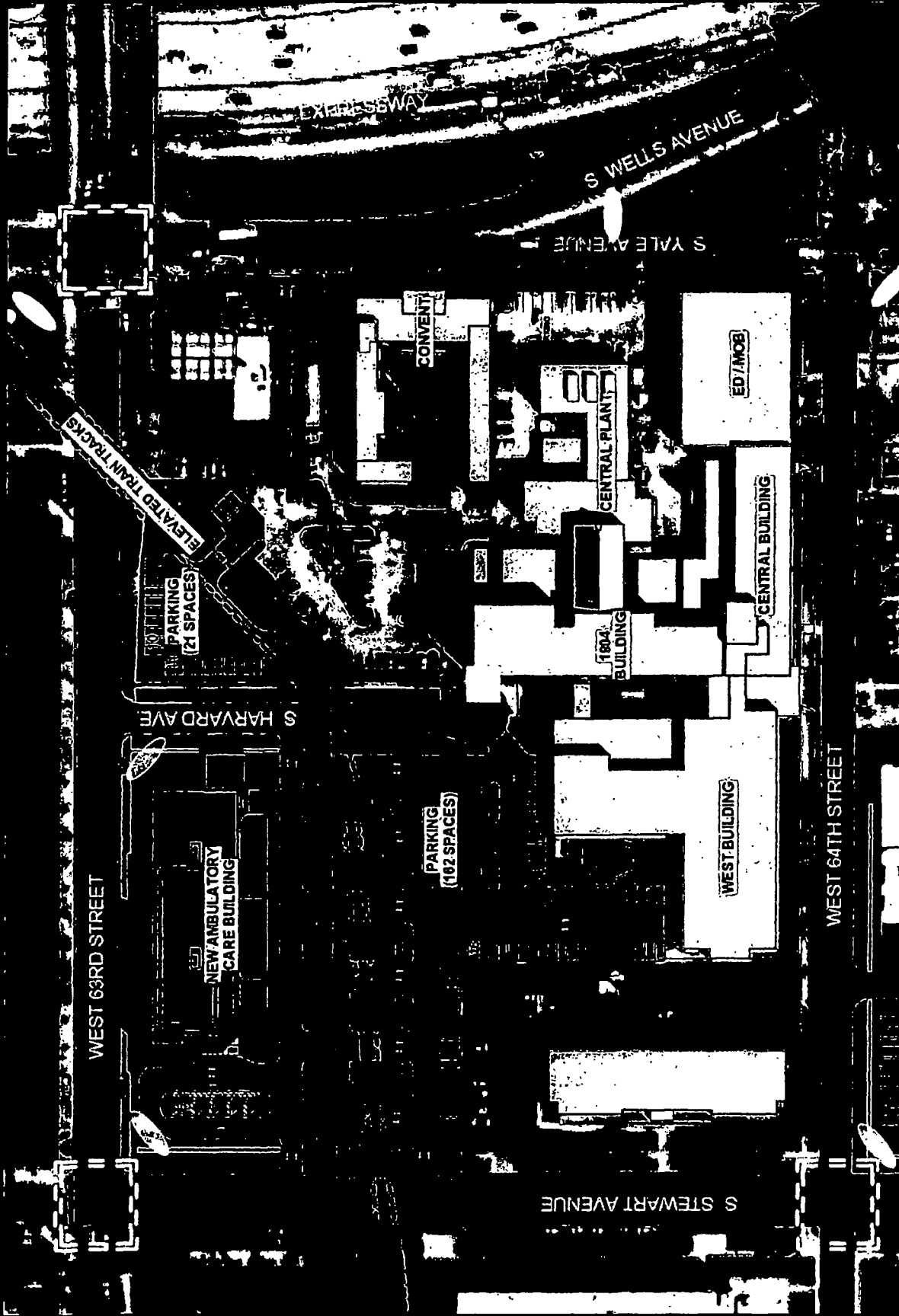
Thank you for your consideration of this matter.

Very truly yours



Joe Harmening, General Manager
Real Estate Operations

EXHIBIT A



Site Plan

PROTEUS GROUP

INSTITUTIONAL PLANNED DEVELOPMENT NO. 122
AS AMENDED
PLAN OF DEVELOPMENT STATEMENTS

1. The area delineated herein as Institutional Planned Development No. 122, as amended ("Planned Development") consists of approximately 444,288 square feet of net site area which is depicted on the attached Planned Development Boundary Map and Property Line Boundary Maps (the "Property"). Title to the Property is in St. Bernard Hospital (herein referred to as "STBH" or the "Applicant"). All required disclosures are contained within the economic disclosure statements filed with the City of Chicago in accordance with the applicable requirements.
2. The requirements, obligations and conditions contained within this Planned Development shall be binding upon the Applicant, its successors and assigns and, if different than the Applicant, the legal title holders and any ground lessors. All rights granted hereunder to the Applicant shall inure to the benefit of the applicant's successors and assigns and, if different than the applicant, the legal title holder and any ground lessors. Furthermore, pursuant to the requirements of Section 17-8-0400 of the Chicago Zoning Ordinance, the Property, at the time of application for amendments, modifications or changes (administrative, legislative or otherwise) to this Planned Development are made, shall be under single ownership or designated control. Single designated control is defined section 17-8-0400 of the Zoning Ordinance.
3. All applicable official reviews, approvals or permits are required to be obtained by the applicant or its successors, assignees or grantees. Any dedication or vacation of streets or alleys or grants of easements or any adjustment of the right-of-way shall require a separate submittal to the Department of Transportation on behalf of the Applicant or its successors, assign or grantees.

Any requests for grants of privilege, or any items encroaching on the public way, shall be in compliance with the Plans, and subject to review and approval by the Department of Business Affairs and Consumer Protection.

Ingress or egress shall be pursuant to the Plans and may be subject to the review and approval of the Departments of Housing and Economic Development and Transportation. Closure of all or any public street or alley during demolition or construction shall be subject to the review and approval of the Department of Transportation.

APPLICANT: St. Bernard Hospital

Address: 6301 - 6321 S. Stewart Avenue; 6325 - 6329 S. Stewart Avenue; 307 - 319 W. 63rd Street; 327 - 361 W. 63rd Street; 6300 - 6316 S. Harvard Avenue; 6301 - 6315 S. Harvard Avenue; 6320 - 6332 S. Harvard Avenue; 6319 - 6333 S. Harvard Avenue; 6312 - 6356 S. Yale Avenue; 6400 - 6424 S. Yale Avenue; 244 - 344 W. 64th Street; 245 - 319 W. 64th Street; 6401 - 6425 S. Harvard Avenue

Date INTRODUCED: April 2, 2014

All work proposed in the public way must be designed and constructed in accordance with the Department of Transportation Construction Standards for Work in the Public Way and in compliance with the Municipal Code of the City of Chicago. Prior to the issuance of any Part II approval, the submitted plans must be approved by the Department of Transportation.

4. This Plan of Development consists of fifteen (15) Statements: a Bulk Regulations Table; the following plans pertaining to the Applicant's proposed project (the "Project") prepared by Proteus Group, LLC dated April 2, 2014: a Planned Development Boundary Map; Property Line Map; Enlarged Site Plan; Overall Site Plan; and Building Elevations (North, South, East and West), submitted herein. Full-sized copies of the Site Plan, Landscape Plan and Building Elevations are on file with the Department of Housing and Economic Development. In any instance where a provision of this Planned Development conflicts with the Chicago Building Code, the Building Code shall control. This Planned Development conforms to the intent and purpose of the Zoning Ordinance, and all requirements thereto, and satisfies the established criteria for approval as a Planned Development. In case of a conflict between the terms of this Planned Development Ordinance and the Zoning Ordinance, this Planned Development Ordinance shall control.
5. The following uses shall be permitted on the Property:

Hospital, Convent, Professional Offices, Research, Laboratory, Medical Facilities and related uses; Commercial, Retail, and Accessory and Parking Uses.
6. On-Premise signs and temporary signs, such as construction and marketing signs, shall be permitted within the Planned Development, subject to the review and approval of the Department of Housing and Economic Development. Off-Premise signs are prohibited within the boundary of the Planned Development.
7. For purposes of height measurement, the definitions in the Zoning Ordinance shall apply. The height of any building shall also be subject to height limitations established by the Federal Aviation Administration.
8. The maximum permitted Floor Area Ratio ("FAR") for the site shall be in accordance with the attached Bulk Regulations Table. For the purposes of FAR calculations and measurements, the definitions in the Zoning Ordinance shall apply. The permitted FAR identified in the Bulk Regulations Table has been determined using a Net Site Area of 444,288 square feet.

APPLICANT: St. Bernard Hospital

Address: 6301 - 6321 S. Stewart Avenue; 6325 - 6329 S. Stewart Avenue; 307 - 319 W. 63rd Street; 327 - 361 W. 63rd Street; 6300 - 6316 S. Harvard Avenue; 6301 - 6315 S. Harvard Avenue; 6320 - 6332 S. Harvard Avenue; 6319 - 6333 S. Harvard Avenue; 6312 - 6356 S. Yale Avenue; 6400 - 6424 S. Yale Avenue; 244 - 344 W. 64th Street; 245 - 319 W. 64th Street; 6401-6425 S. Harvard Avenue

Date INTRODUCED: April 2, 2014

9. Upon review and determination, "Part II Review", pursuant to Section 17-13-0610 of the Zoning Ordinance, a Part II Review Fee shall be assessed by the Department of Housing and Economic Development. The fee, as determined by staff at the time, is final and binding on the Applicant and must be paid to the Department of Revenue prior to the issuance of any Part II approval.
10. The Site and Landscape plans shall be in substantial conformance with the Landscape Ordinance and any other corresponding regulations and guidelines. Final landscape plan review and approval will be by the Department of Housing and Economic Development. Any interim reviews associated with site plan review or Part II reviews, are conditional until final Part II approval.
11. The Applicant shall comply with Rules and Regulations for the Maintenance of Stockpiles promulgated by the Commissioners of the Departments of Streets and Sanitation, Environment and Buildings, under Section 13-32-125 of the Municipal Code, or any other provision of that Code.
12. The terms and conditions of development under this the Planned Development ordinance may be modified administratively, pursuant to section 17-13-0611-A of the Zoning Ordinance by the Zoning Administrator upon the application for such a modification by the Applicant, its successors and assigns and, if different than the Applicant, the legal title holders and any ground lessors.
13. The Applicant acknowledges that it is in the public interest to design, construct and maintain the project in a manner which promotes, enables and maximizes universal access throughout the Property. Plans for all buildings and improvements on the Property shall be reviewed and approved by the Mayor's Office for People with Disabilities to ensure compliance with all applicable laws and regulations related to access for persons with disabilities and to promote the highest standard of accessibility.
14. The applicant acknowledges that it is in the public interest to design, construct, renovate and maintain all buildings in a manner that provides healthier indoor environments, reduces operating costs and conserves energy and natural resources. At the time of a hearing before the Chicago Plan Commission, all developments must be in substantial compliance with the current City of Chicago Sustainable Development Policy set forth by the Housing and Economic Development. The Applicant agrees to a minimum of "LEED" (Leadership in Energy and Environmental Design) basic certification. Copies of these standards may be obtained from DHED.

APPLICANT: St. Bernard Hospital

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Date INTRODUCED: April 2, 2014

15. This Planned Development shall be governed by Section 17-13-0612 of the Zoning Ordinance. Unless substantial construction of the proposed improvements as contemplated in this Planned Development has commenced within six (6) years following the adoption of this Planned Development, and is diligently pursued, then this Planned Development shall expire. If this Planned Development expires under the provision of this section, then the Commissioner of the Department of Housing and Economic Development shall initiate a Zoning Map Amendment to rezone the property to RM5, Residential Multi-Unit District.

APPLICANT: St. Bernard Hospital

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Date INTRODUCED: April 2, 2014

**INSTITUTIONAL PLANNED DEVELOPMENT
BULK REGULATIONS AND DATA TABLE**

Site Area

Gross Site Area: 567,485 sq. ft.

Public Right-of-Way: 123,197 sq. ft.

Net Site Area: 444,288 sq. ft.

Maximum Height

None (as measured by Chicago Zoning Ordinance)

Floor Area Ratio & Buildable Area

Overall Maximum FAR: 2

Overall Maximum Buildable Area: 888,576 (444,288 sq. ft. net site area x 2 FAR)

Setbacks

In accordance with Site Plan

Bicycle Spaces:

Minimum: Per Chicago Zoning Ordinance

Parking Spaces:

Minimum: Per Chicago Zoning Ordinance

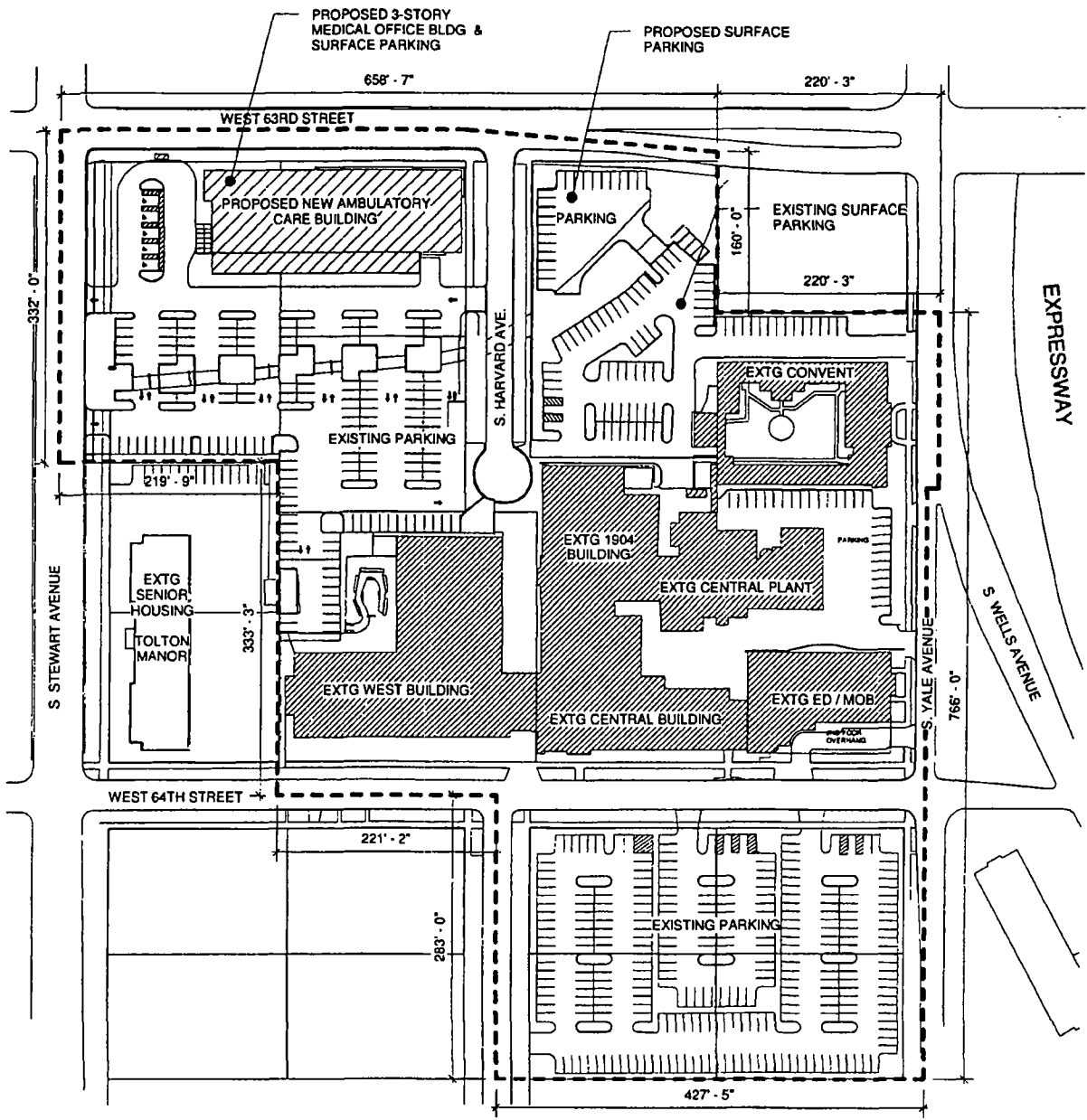
Loading Spaces:

Minimum: Per Chicago Zoning Ordinance

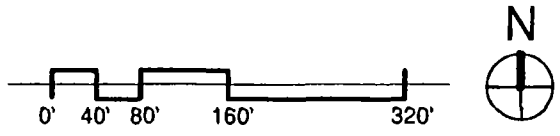
APPLICANT: St. Bernard Hospital

ADDRESS: 6301 - 6321 S. Stewart Avenue; 6325 - 6329 S. Stewart Avenue; 307 - 319 W. 63rd Street; 327 - 361 W. 63rd Street; 6300 - 6316 S. Harvard Avenue; 6301 - 6315 S. Harvard Avenue; 6320 - 6332 S. Harvard Avenue; 6319 - 6333 S. Harvard Avenue; 6312 - 6356 S. Yale Avenue; 6400 - 6424 S. Yale Avenue; 244 - 344 W. 64th Street; 245 - 319 W. 64th Street; 6401 - 6425 S. Harvard Avenue

SUBMITTED: April 2, 2014



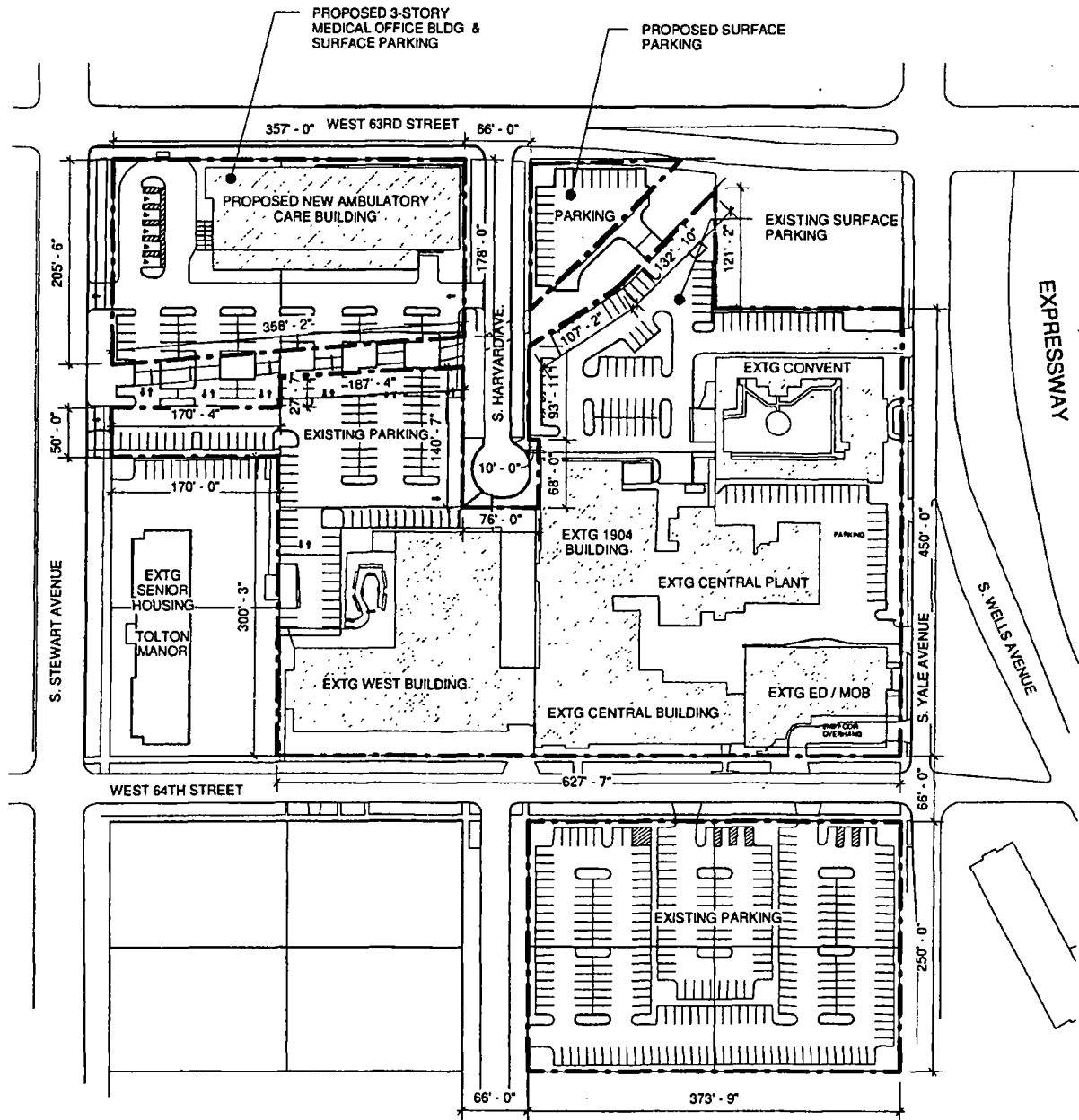
----- PLANNED DEVELOPMENT BOUNDARY



APPLICANT ST BERNARD HOSPITAL
 ADDRESSES 6301 - 6321 S. Stewart Avenue; 327 - 351 W. 63rd Street; 6320 - 6332 S. Harvard Avenue; 6400 - 6424 S. Yale Avenue; 6401 - 6425 S. Harvard Avenue
 6325 - 6329 S. Stewart Avenue; 6300 - 6316 S. Harvard Avenue; 6319 - 6333 S. Harvard Avenue; 244 - 344 W. 64th Street,
 307 - 319 W. 63rd Street; 6301 - 6315 S. Harvard Avenue; 6312 - 6356 S. Yale Avenue, 245 - 319 W. 64th Street; and

PLANNED DEVELOPMENT MAP

DATE 04/02/2014



--- PROPERTY LINE BOUNDARY



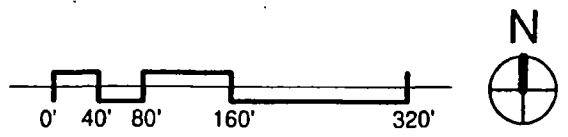
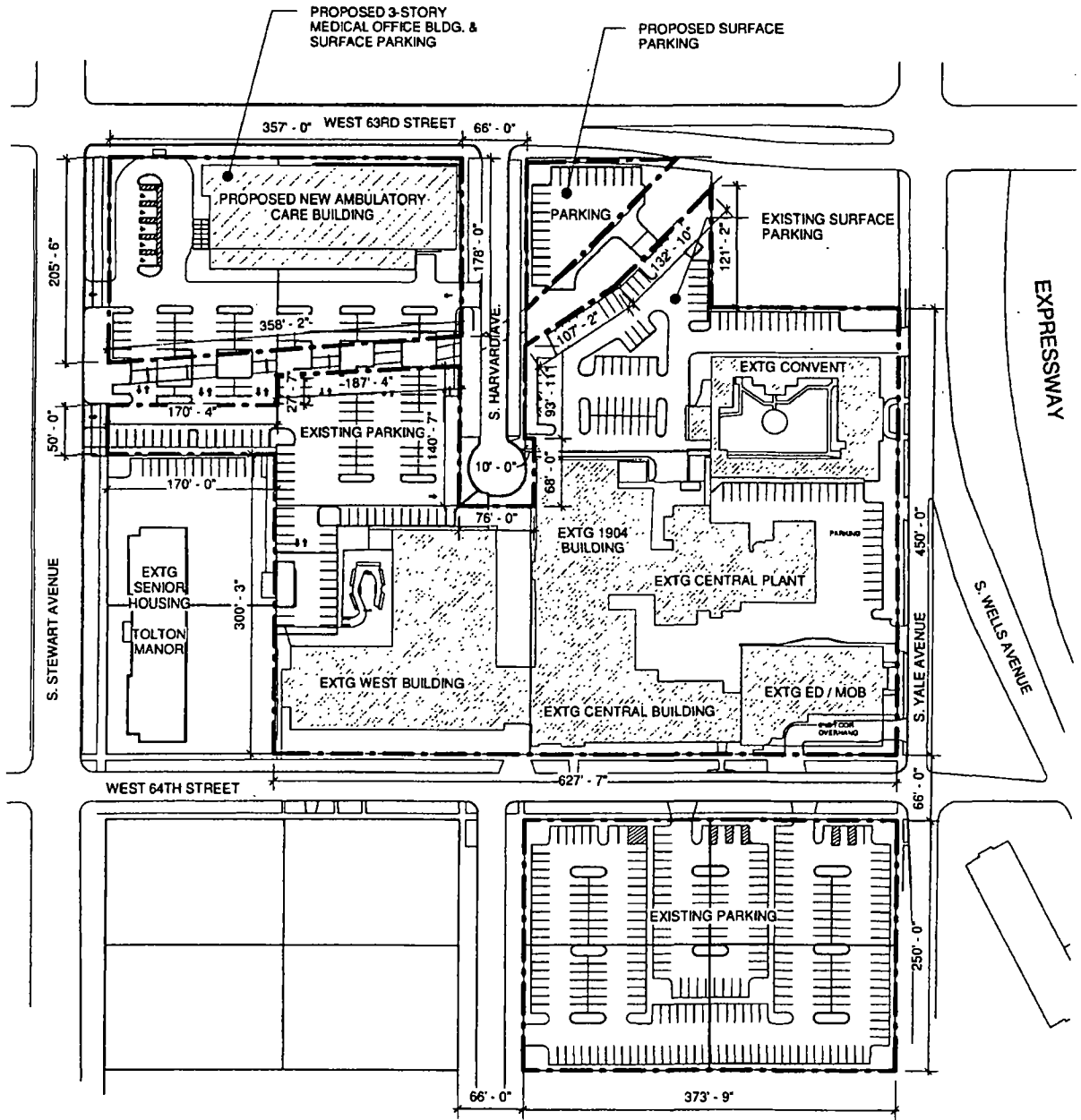
APPLICANT: ST BERNARD HOSPITAL
 ADDRESS: 6301 - 6321 S Stewart Avenue;
 327 - 361 W. 63rd Street;
 6320 - 6332 S Harvard Avenue;
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307 - 319 W. 63rd Street;
 6301 - 6315 S Harvard Avenue;
 6312 - 6356 S. Yale Avenue;
 245 - 319 W. 64th Street, and

PROPERTY LINE MAP

DATE: 04/02/2014



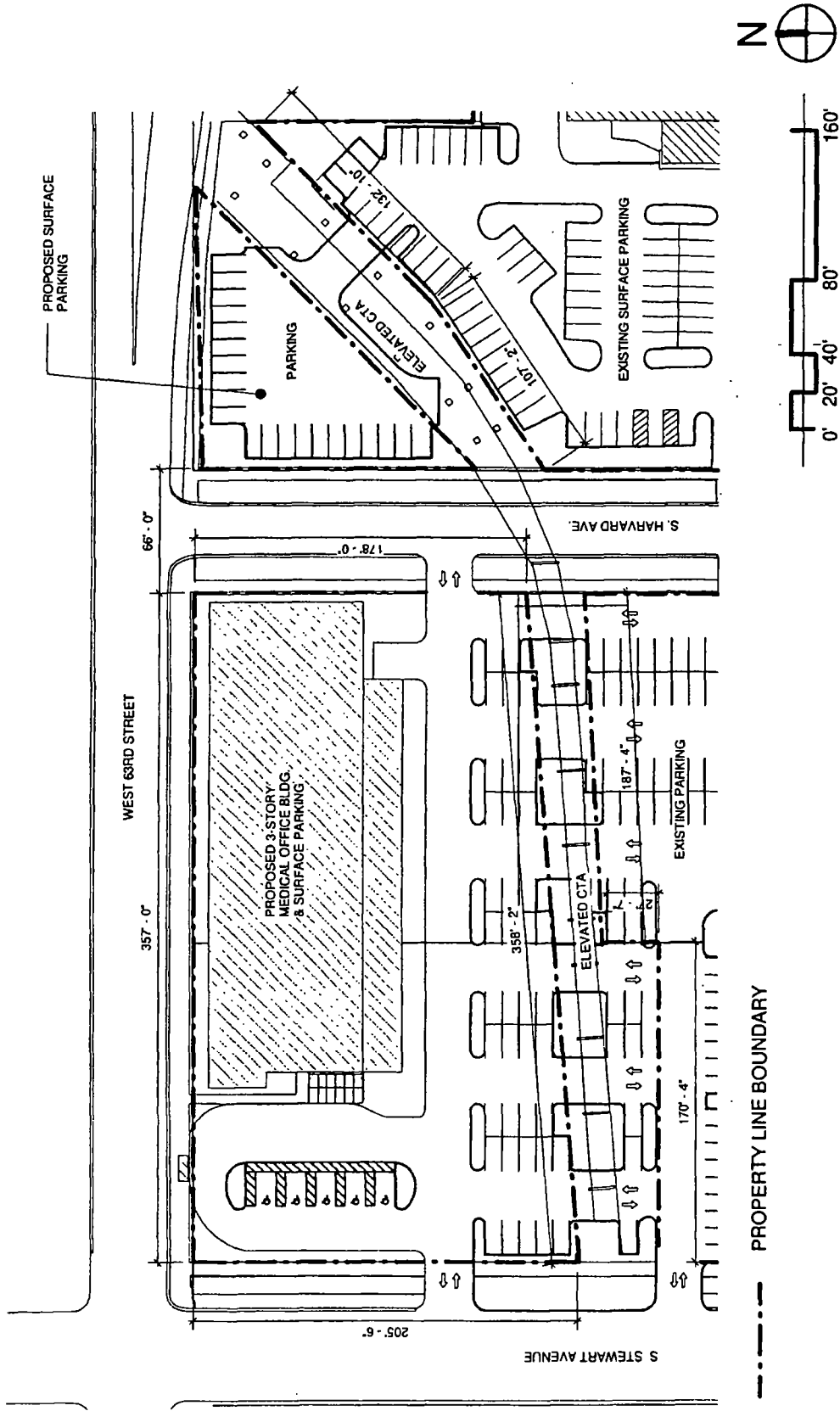
APPLICANT ST. BERNARD HOSPITAL
 ADDRESS 6301 - 6321 S. Stewart Avenue,
 327 - 361 W. 63rd Street;
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 244 - 344 W. 64th Street,

307 - 319 W. 63rd Street,
 6301 - 6315 S. Harvard Avenue,
 6312 - 6356 S. Yale Avenue;
 245 - 319 W. 64th Street, and

OVERALL SITE PLAN

DATE 04/02/2014



ST. BERNARD HOSPITAL

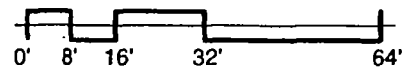
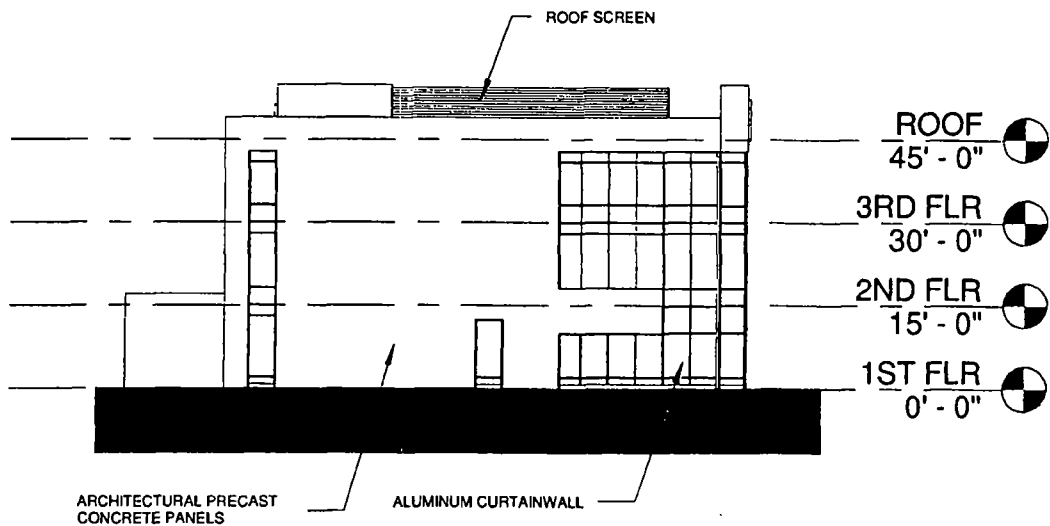
ADDRESSES: 6301 - 6321 S. Stewart Avenue; 327 - 361 W. 63rd Street; 6320 - 6332 S. Harvard Avenue; 6400 - 6424 S. Yale Avenue; 6401 - 6425 S. Harvard Avenue

307 - 319 W. 63rd Street; 6301 - 6315 S. Harvard Avenue; 6312 - 6356 S. Yale Avenue; 245 - 319 W. 64th Street; and

6325 - 6329 S. Stewart Avenue; 6300 - 6316 S. Harvard Avenue; 6319 - 6333 S. Harvard Avenue; 244 - 344 W. 64th Street;

DATE: 04/02/2014

ENLARGED SITE PLAN



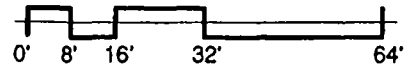
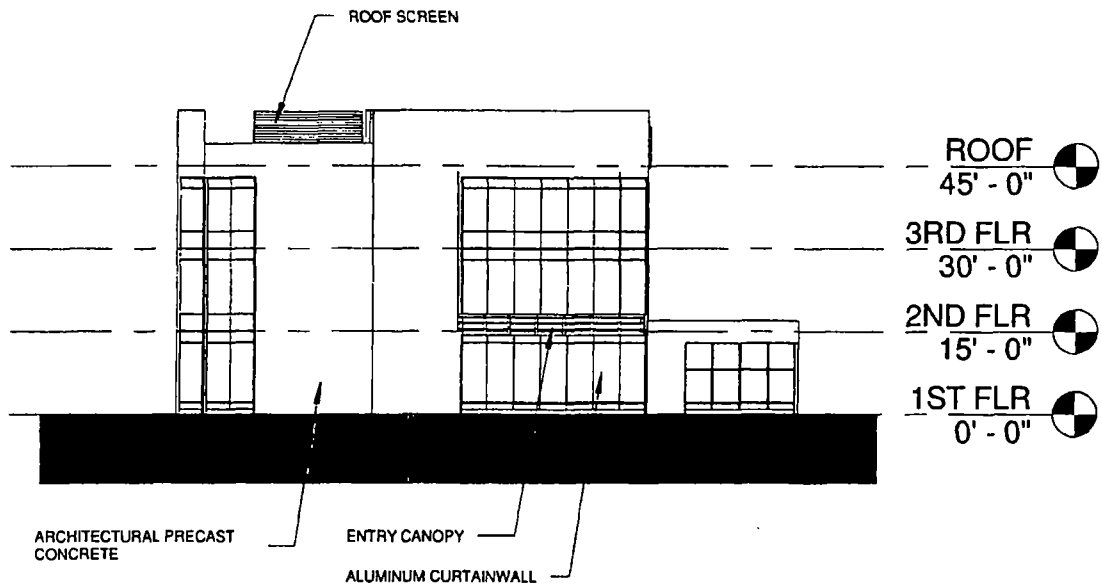
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 ADDRESSES 6301 - 6321 S. Stewart Avenue;
 327 - 361 W 63rd Street,
 6320 - 6332 S Harvard Avenue;
 6400 - 6424 S. Yale Avenue;
 6401 - 6425 S. Harvard Avenue

6325 - 6329 S Stewart Avenue;
 6300 - 6316 S. Harvard Avenue;
 6319 - 6333 S Harvard Avenue,
 244 - 344 W 64th Street.

307 - 319 W 63rd Street,
 6301 - 6315 S Harvard Avenue;
 6312 - 6356 S Yale Avenue;
 245 - 319 W 64th Street, and

EAST ELEVATION

DATE 04/02/2014



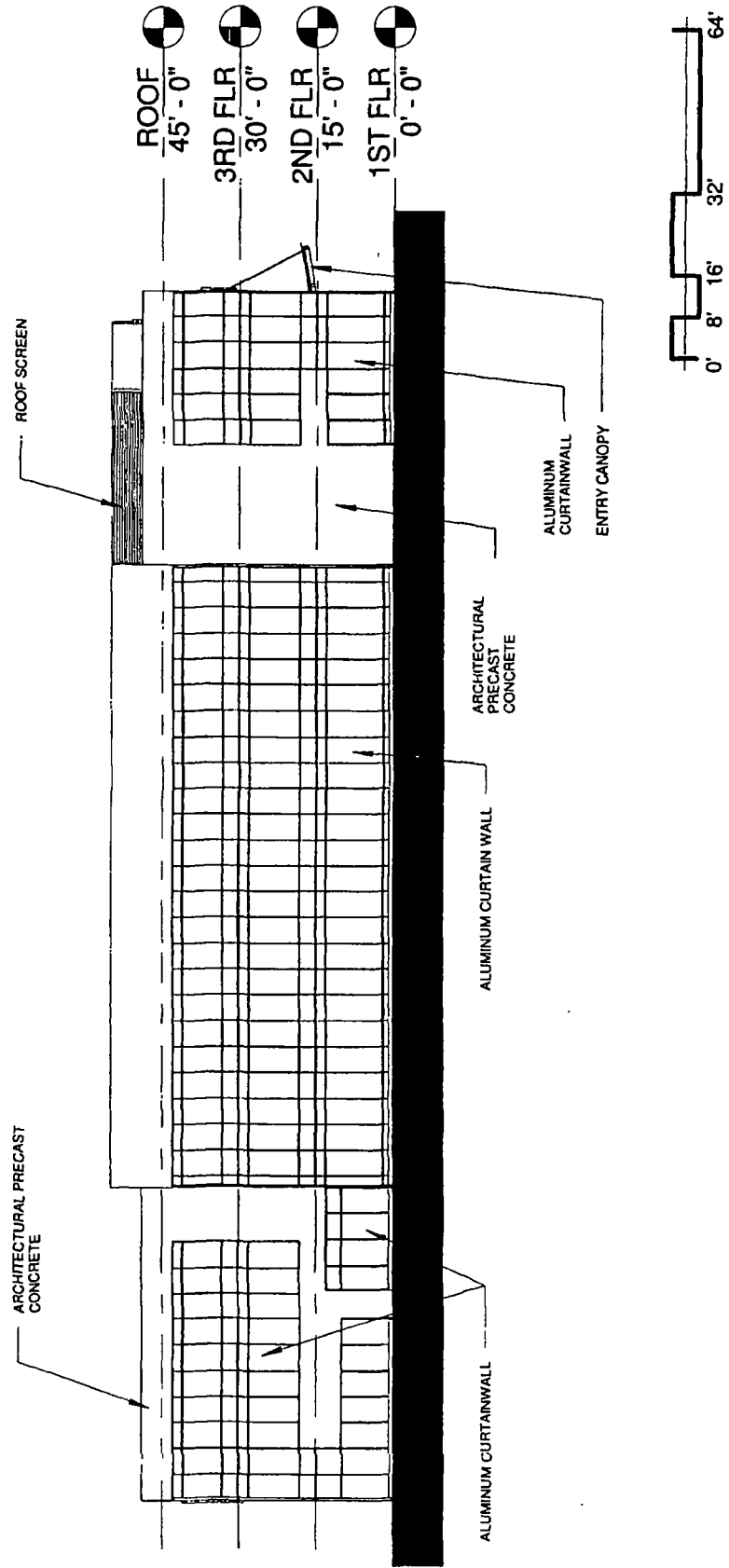
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 6401 - 6425 S. Harvard Avenue

6325 - 6329 S Stewart Avenue,
 6300 - 6316 S. Harvard Avenue;
 6319 - 6333 S. Harvard Avenue,
 244 - 344 W. 64th Street.

307 - 319 W. 63rd Street;
 6301 - 6315 S. Harvard Avenue;
 6312 - 6356 S. Yale Avenue;
 245 - 319 W 64th Street, and

WEST ELEVATION

DATE: 04/02/2014



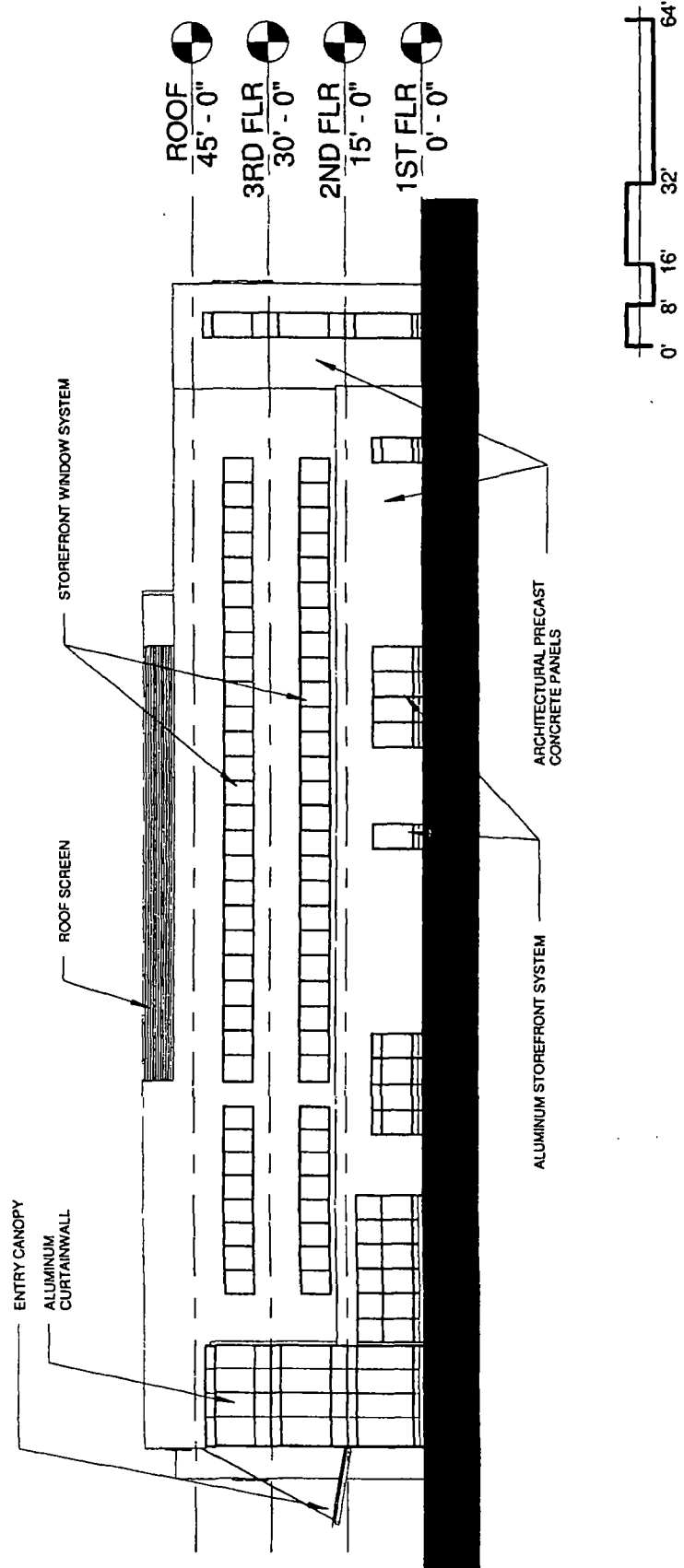
NORTH ELEVATION

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 6320 - 6332 S. Harvard Avenue;
 6400 - 6424 S. Yale Avenue;
 6401 - 6425 S. Harvard Avenue

307 - 319 W. 63rd Street;
 6301 - 6315 S. Harvard Avenue;
 6312 - 6356 S. Yale Avenue;
 245 - 319 W. 64th Street; and

6325 - 6329 S. Stewart Avenue;
 6300 - 6316 S. Harvard Avenue;
 6319 - 6333 S. Harvard Avenue;
 244 - 344 W. 64th Street.

DATE 04/02/2014



SOUTH ELEVATION

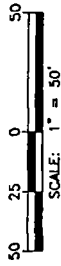
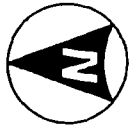
ST BERNARD HOSPITAL
 ADDRESSES: 6201 - 6221 S. Stewart Avenue;
 327 - 361 W. 63rd Street;
 6320 - 6332 S. Harvard Avenue;
 6400 - 6429 S. Yale Avenue;
 6401 - 6425 S. Harvard Avenue

307 - 319 W. 63rd Street;
 6301 - 6315 S. Harvard Avenue;
 6312 - 6336 S. Yale Avenue;
 245 - 319 W. 64th Street; and

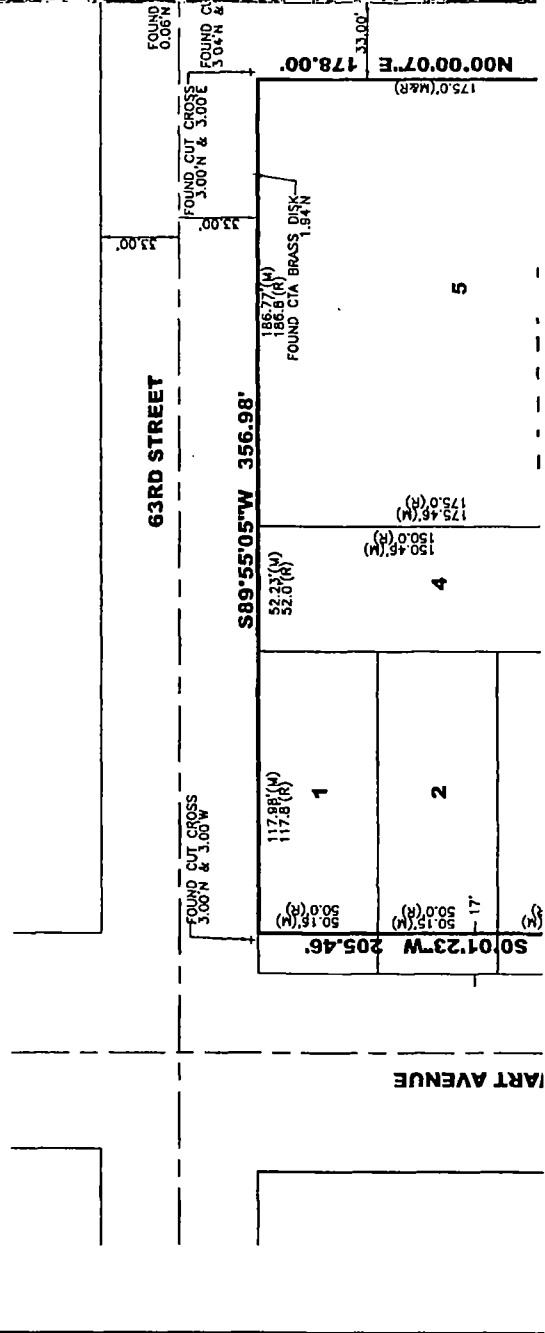
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04/02/2014

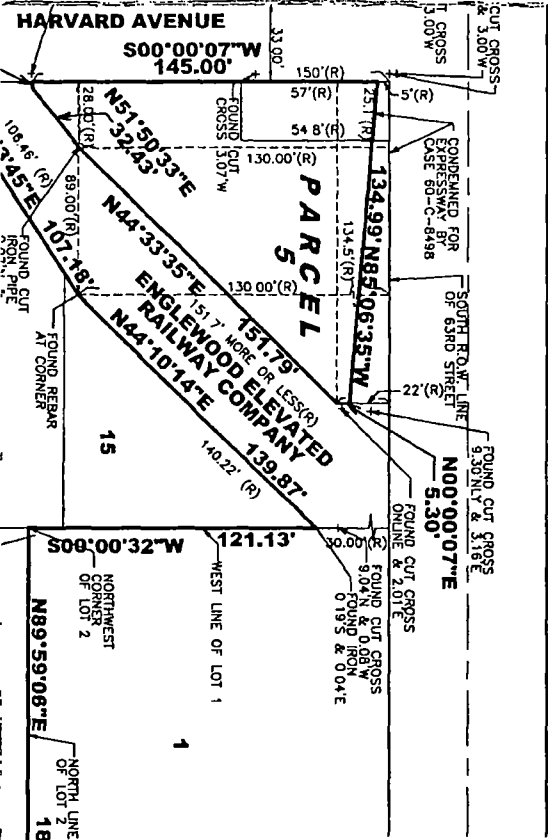
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PLAT OF



SURVEY



- P.I.N./S.I.**
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 - 20-2-1-200-012
 - 20-2-1-200-013
 - 20-2-1-200-014
 - 20-2-1-200-015
 - 20-2-1-200-016
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 - 20-2-1-205-026
 - 20-2-1-205-027
 - 20-2-1-205-028
 - 20-2-1-205-029

OF LOT 2
WEST R.O.W.
N.E. AVE.

SURVEYOR'S NOTES:

1. THIS SURVEY IS SUBJECT TO MATTERS OF TITLE WHICH MAY BE REVEALED BY A CURRENT TITLE REPORT.
2. OBSERVABLE ABOVE GROUND UTILITIES AND ABOVE GROUND EVIDENCE OF UNDERGROUND UTILITIES LOCATED AND SHOWN HEREON.
3. CONTACT JULIE, AT 1-800-892-0123 FOR EXACT LOCATION OF BURIED UTILITIES PRIOR TO DIGGING.
4. SURVEY IS BASED ON FIELD WORK COMPLETED ON 3-21-14.
5. THE LEGAL DESCRIPTION FOR PARCEL 1 AND 2 NEEDS TO BE VERIFIED AND WAS RECONSTRUCTED FROM PREVIOUS PLATS OF SURVEY. THE LEGAL DESCRIPTION FOR PARCEL 3 AND 4 IS BASED ON QUIT - CLAIM DEED RECORDED AS DOCUMENT 88213427, CERTIFICATE OF TITLE RECORDED OCTOBER 22, 1999 AS DOCUMENT 99996328 AND WARRANTY DEED RECORDED MAY 28, 2008 AS DOCUMENT 0814931077. THE LEGAL DESCRIPTION FOR PARCEL 5 IS BASED ON TRUSTS DEED RECORDED OCTOBER 22, 1999 AS DOCUMENT 99996328 AND TRUSTS DEED RECORDED OCTOBER 22, 1999 AS DOCUMENT 99996328 AND 2010 AS DOCUMENT 1028131073.
5. NO IMPROVEMENTS SHOWN AT THIS TIME AT CLIENTS REQUEST.
6. PROPERTY NOT MONUMENTED AT THIS TIME AT CLIENT'S REQUEST.

STATE OF ILLINOIS)
COUNTY OF COOK) SS

WE, MACKIE CONSULTANTS LLC, AN ILLINOIS PROFESSIONAL DESIGN FIRM FIRM NO. 184-002694, HEREBY CERTIFY THAT WE HAVE SURVEYED THE ABOVE DESCRIBED PROPERTY AND THAT THIS PLAT REPRESENTS THE CONDITIONS FOUND AT THE TIME OF SAID SURVEY.

GIVEN UNDER MY HAND AND SEAL THIS 25th DAY OF

March 2014 IN ROSEMONT, ILLINOIS.

DALE A. GRAY
EMAIL: dgray@macconsultants.com
ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 035-003057
LICENSE EXPIRES: NOVEMBER 30, 2014



DESIGNED		PLAT OF SURVEY ST. BERNARD HOSPITAL CHICAGO, ILLINOIS	SHEET 1 OF 1
DRAWN	SMP		
APPROVED	DAG		
DATE	3-25-14		
SCALE	1" = 50'	PROJECT NUMBER: 1752	
		© MACKIE CONSULTANTS LLC 2014 ILLINOIS FIRM LICENSE 184-002694	

VACATED HARVARD AVENUE

N00°00'07"E 140.58'

PARCEL 4
A

107.30' (R)
S85°59'16"W
187.47'

N89°57'02"E
76.00'

N89°57'02"E 187.14'
N89°57'02"E 263.12' (R)

3

4

N89°2'

N84°35'00"E 187.81'

6

S00°03'45"W
27.59'

N86°33'12"E 170.39'

55.00' (M&R)

C.T.A. R.P.
S89°55'05"W 170.03'

7

N89°55'05"E 170.00'

S0°03'48"W
50.03'

6

250.31' (R)

S0°03'48"E 250.26'

5

150.46' (M)

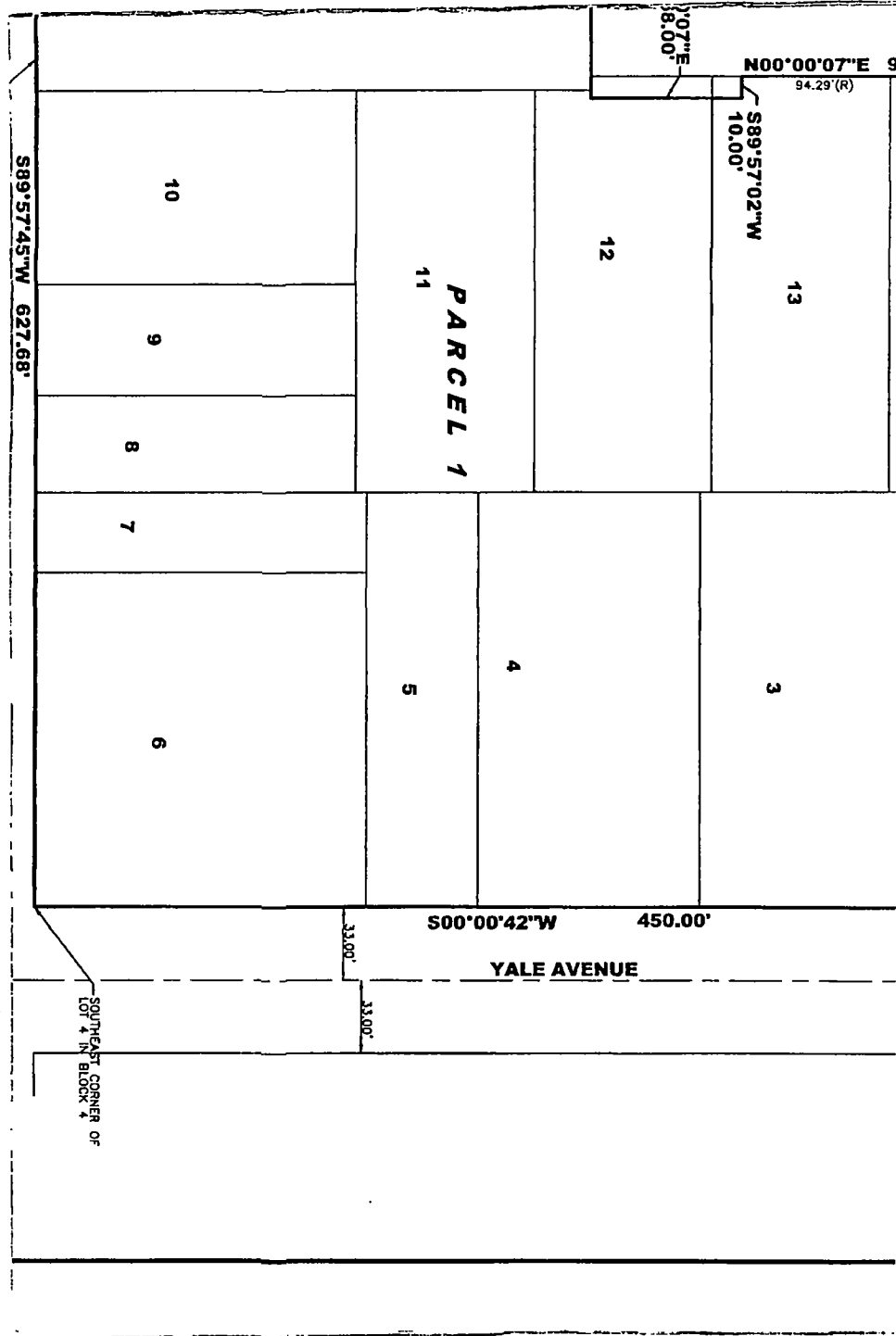
S0°01'23"W
50.00' (M&R)

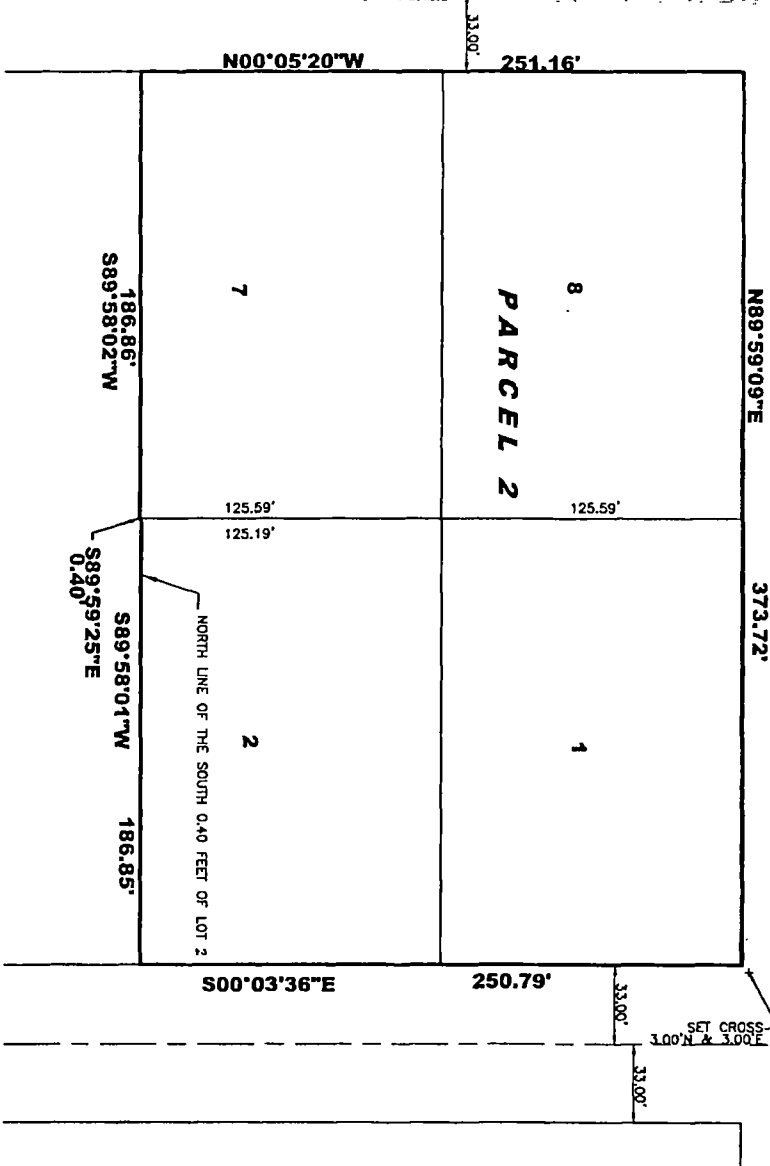
50.00'

50.00'

FOUND CUT AT 3.99'E

PARCEL 3 (EXCE





AREA SCHEDULE	
PARCEL	NET AREA
778.646 SQUARE FEET	437.398 SQUARE FEET

DATE: 01/11/2011 10:00 AM

64th STREET

FOUND CUT CROSS
3.00' N & 2.00' W

PROPERTY DESCRIPTION:

PARCEL 1 OF THE NORTHEAST QUARTER OF SECTION 21, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, COOK COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF LOT 4 IN BLOCK 5 IN SKINNER AND JUDD'S SUBDIVISION OF THE NORTHEAST QUARTER OF SECTION 21, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED THENCE NORTHERLY ALONG THE WEST LINE OF SAID LOT 4 AND ALONG THE WEST LINE OF LOT 3 IN SAID SKINNER AND JUDD'S SUBDIVISION, 250.31 FEET TO THE NORTHWEST CORNER OF THE SOUTH TWO-THIRDS OF SAID LOT 3; THENCE EASTERLY, ALONG THE NORTH LINE OF THE SOUTH TWO-THIRDS OF SAID LOT 3, A DISTANCE OF 263.12 FEET TO THE EAST LINE OF HARVARD AVENUE, AS NOW DEDICATED; THENCE NORTHERLY ALONG SAID EAST LINE, 96.00 FEET TO AN END LINE; THENCE WESTERLY ALONG SAID END LINE, 110.29 FEET TO THE INTERSECTION WITH THE SOUTHEASTELY RIGHT-OF-WAY LINE OF THE ENGLEWOOD BRANCH OF THE SOUTH SIDE ELEVATED RAILROAD COMPANY; THENCE NORTHEASTERLY ALONG SAID RIGHT-OF-WAY LINE, 106.46 FEET TO AN ANGLE POINT IN SAID LINE WHICH IS 89.00 FEET EAST OF THE EAST LINE OF HARVARD AVENUE, AND 130.00 FEET SOUTH OF THE SOUTH LINE OF 63RD STREET; THENCE NORTHEASTERLY ALONG SAID RIGHT-OF-WAY LINE, 149.27 FEET TO A POINT IN THE EAST LINE OF LOT 15 COUNTY CLERK'S SUBDIVISION OF THE SOUTH SIDE ELEVATED RAILROAD COMPANY WHICH IS 30.00 FEET SOUTH OF THE SOUTH LINE OF 63RD STREET; THENCE SOUTHERLY ALONG THE EAST LINE OF SAID LOT 15 AND THE EAST LINE OF LOT 14 IN SAID SUBDIVISION, 121.13 FEET TO THE NORTHWEST CORNER OF LOT 2 IN SAID COUNTY CLERK'S DIVISION OF BLOCK 4; THENCE EASTERLY, ALONG THE NORTH LINE OF SAID LOT 2 IN BLOCK 4, 187.29 FEET TO THE EAST LINE OF SAID LOT 2, BEING ALSO THE WEST LINE OF YALE AVENUE; THENCE SOUTHERLY ALONG SAID WEST LINE, 450.00 FEET TO THE SOUTHWEST CORNER OF LOT 6 IN SAID COUNTY CLERK'S DIVISION OF BLOCK 4; THENCE WESTERLY, ALONG THE NORTH LINE OF 64TH STREET, 627.66 FEET TO THE PLACE OF BEGINNING IN COOK COUNTY, ILLINOIS.

PARCEL 2: (EXCEPT THE SOUTH 0.40 FEET THEREOF), 7 AND 8 IN BLOCK 7 IN SKINNER AND JUDD'S SUBDIVISION OF PART OF THE NORTHEAST QUARTER OF SECTION 21, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 3: 3, 4 AND 5 (EXCEPT THE WEST 17 FEET OF SAID LOTS 1, 2 AND 3) AND THAT PART OF LOT 6 DESCRIBED AS COMMENCING AT A POINT IN THE WEST LINE OF HARVARD AVENUE, 175 FEET SOUTH OF 63RD STREET; THENCE WEST PARALLEL WITH 63RD STREET TO THE WEST LOT LINE; THENCE SOUTH PARALLEL WITH HARVARD AVENUE, 20 FEET; THENCE IN A NORTHEASTERLY DIRECTION TO A POINT IN THE WEST LINE OF HARVARD AVENUE, 3 FEET SOUTH OF BEGINNING; THENCE NORTH TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

PROPERTY DESCRIPTION CONT'D:

PARCEL 5: THAT PART OF LOTS 14 AND 15 IN CLERK'S RESUBDIVISION OF THE WEST HALF OF BLOCK 4 IN SKINNER AND JUDD'S SUBDIVISION OF PART OF THE NORTH EAST QUARTER OF SECTION 21, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT THE WEST LINE OF SAID LOT 14, 150 FEET SOUTH OF THE SOUTH LINE OF 63RD STREET; THENCE EASTERLY ALONG SAID WEST LINE OF SAID LOT 14, 150 FEET TO THE SOUTH LINE OF HARVARD AVENUE; THENCE SOUTHERLY ALONG THE SOUTH LINE OF HARVARD AVENUE, 150 FEET TO A POINT 15 FEET SOUTH OF THE NORTH LINE OF LOT 14; THENCE EAST 2.5 FEET; THENCE IN A NORTHEASTERLY DIRECTION 32.5 FEET, MORE OR LESS, ALONG THE NORTHWESTERLY BOUNDARY LINE OF THE RIGHT OF WAY OF ENGLEWOOD ELEVATED RAILWAY COMPANY TO A POINT 28 FEET EAST OF THE EAST LINE OF HARVARD AVENUE AND 130 FEET SOUTH OF THE SOUTH LINE OF 63RD STREET; THENCE IN A NORTHWESTERLY DIRECTION ON A STRAIGHT LINE WHICH IS NORTHWESTERLY BOUNDARY COMPANY, THE RIGHT OF WAY OF ENGLEWOOD ELEVATED RAILWAY COMPANY, 15 FEET, MORE OR LESS, TO A POINT OF BEGINNING IN COOK COUNTY, ILLINOIS (EXCEPT THAT PART CONDEMNED FOR EXPRESSWAY BY CASE 60-C-8498, BEING THAT AFORESAID TRACT OF LAND LYING NORTHERLY OF A LINE DRAWN FROM A POINT ON THE WEST LINE THEREOF, 5 FEET SOUTH OF THE NORTH WEST CORNER OF SAID TRACT TO A POINT ON THE EAST LINE OF SAID TRACT 16.7 FEET SOUTH OF THE NORTH EAST CORNER THEREOF), IN COOK COUNTY, ILLINOIS (EXCEPT THAT PART DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 5 FEET SOUTH OF THE NORTH WEST CORNER OF LOT 15; THENCE SOUTH PARALLEL WITH THE WEST LINE OF SAID LOT 15; THENCE WEST PARALLEL WITH THE SOUTH LINE OF SAID LOT 15; THENCE SOUTHERLY ALONG SAID WEST LINE OF SAID LOT 15; THENCE WEST PARALLEL WITH THE SOUTH LINE OF SAID LOT 15, 25.1 FEET IN A NORTHWESTERLY DIRECTION TO THE POINT OF BEGINNING), ALL IN COOK COUNTY, ILLINOIS.

ALSO THAT PART OF LOT 15 IN COUNTY CLERK'S RESUBDIVISION OF THE WEST 1/2 OF BLOCK 4 IN SKINNER AND JUDD'S SUBDIVISION OF PART OF THE NORTH EAST QUARTER OF SECTION 21, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 5 FEET SOUTH OF THE NORTHWEST CORNER OF SAID LOT 15; THENCE SOUTH 57 FEET ALONG THE WEST LINE OF SAID LOT 15; THENCE EAST PARALLEL WITH THE SOUTH WALL OF EXISTING ONE STORY BRICK BUILDING 25 FEET; THENCE NORTH PARALLEL WITH THE EAST WALL OF EXISTING ONE STORY BRICK BUILDING 54.8 FEET; THENCE 25.1 FEET IN A NORTHWESTERLY DIRECTION TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

HARVARD AVENUE

33.00'

33.00'