



Office of the City Clerk

City Hall
121 N. LaSalle St.
Room 107
Chicago, IL 60602
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Legislation Details (With Text)

File #: O2017-6266
Type: Ordinance
Status: Passed
File created: 9/6/2017
In control: City Council
Final action: 10/11/2017
Title: Public hearing(s) on area expansion and extension of levy period for Special Service Area No. 47, Cottage Grove/47th Street (Year 2017)
Sponsors: Emanuel, Rahm
Indexes: S.S.A. No. 47 (Cottage Grove)
Attachments: 1. O2017-6266.pdf

Date	Ver.	Action By	Action	Result
10/11/2017	1	City Council	Passed	Pass
10/6/2017	1	Committee on Finance	Recommended to Pass	Pass
9/6/2017	1	City Council	Referred	

OFFICE OF THE MAYOR

CITY OF CHICAGO

RAHM EMANUEL
MAYOR

September 6, 2017

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

Ladies and Gentlemen:

At the request of the Commissioner of Planning and Development, I transmit herewith ordinances authorizing a scope of services, budget and management agreement for various Special Service Areas, and authorizing the establishment of, and public hearings for the extension of, various Special Service Areas.

Your favorable consideration of these ordinances will be appreciated.

Mayor

Very truly yours,

PUBLIC HEARING ORDINANCE WHEREAS, special service areas may be established pursuant to Article VII, Sections 6(1) 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, on November 12, 2008, the City Council of the City of Chicago (the "City Council") enacted an ordinance (the "Establishment Ordinance") which established an area known and designated as City of Chicago Special Service Area Number 47 (the "Original Area") and authorized the levy of an annual tax, for the period beginning in tax year 2008 through and including tax year 2017 (the "Original Period"), not to exceed an annual rate of three percent (3%) of the equalized assessed value of the taxable property therein (the "Services Tax") to provide certain special services in and for the Original Area in addition to the services provided by and to the City of Chicago generally (the "Original Special Services"); and

WHEREAS, the Establishment Ordinance established the Original Area as that territory consisting of Cottage Grove Avenue from 40th Street on the north to 51st Street on the south and along 47th Street from Lake Park Avenue on the east to St. Lawrence Avenue on the west; and

WHEREAS, the Original Special Services authorized in the Establishment Ordinance include but are not limited to maintenance and beautification activities; new construction; coordinated marketing and promotional activities; parking and transit programs; area strategic planning; business retention/recruitment initiatives; building facade improvements; security services; social services; and other technical assistance activities to promote community and economic development; and

WHEREAS, the City now desires to (i) enlarge the boundaries of the Original Area (as enlarged, the "Area") and authorize the levy of the Services Tax within the enlarged Area, (ii) authorize certain special services in the Area distinct from the Original Special Services (the "Special Services"), and (iii) to authorize the extension of the time period for which the levy of the Services Tax is authorized within the Area from the Original Period to a period from tax year 2017 through and including tax year 2031 (the "Levy Period"); and

WHEREAS, the City Council finds that:

a) it is in the public interest that consideration be given to (i) the enlargement of the boundaries of the Original Area to the Area while keeping its designation as City of Chicago Special Service Area Number 47, (ii) the authorization of the Special Services distinct from the Original Special Services, and (iii) the authorization of the extended Levy Period for the levy of the Services Tax within the Area;

b) the Area is contiguous; and

c) the proposed Special Services are in addition to municipal services provided by and to the City generally; now, therefore,

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

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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 (i) the enlargement of the boundaries of the Original Area to the Area while keeping its designation as City of Chicago Special Service Area Number 47, (ii) the authorization of the Special Services distinct from the Original Special Services, and (iii) the authorization of the extended Levy Period for the levy of the Services Tax within the Area. At the Hearing there will be considered the extension of the levy of the Services Tax upon the taxable property within the Area sufficient to produce revenues required to provide the Special Services in the Area. The Services Tax shall not exceed the annual rate of three percent (3%) of the equalized assessed value of the taxable property within the Area. The Services Tax shall be authorized to be extended and levied in tax years 2017 through and including 2031. The proposed amount of the tax levy for the Special Services in tax year 2017 is \$326,100. 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: customer attraction, public way aesthetics, sustainability and public place enhancements, economic/business development, safety programs, and other activities to promote commercial and economic development. The Special Services may include new construction or maintenance. Some or all of the proceeds of the proposed Services Tax are anticipated to be used by an entity other than the City of Chicago to provide the Special Services to the Area, which such entity shall be a "service provider" pursuant to a "services contract," each as defined in the Special Service Area Tax Law.

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 South Cottage Grove Avenue from East 40th Street on the north to East 51st Street on the south, and along East 47th Street from South Lake Park Avenue on the east to South St. Lawrence Avenue on the west.

SECTION 3. Notice of the Hearing shall be published 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 47.

day of _____, 2017 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 certain matters with respect to an area within the City of Chicago known and designated as Special Service Area Number 47 and the authorization of the levy of a special annual services tax (the "Services Tax") within the Area. The matters shall include (i) enlarging the boundaries of the original special service area while keeping the designation as City of Chicago Special Service Area Number 47 (as enlarged, the "Area"), (ii) authorizing certain special services in the Area distinct from the original special services authorized to be provided (the "Special Services"), and (iii) authorizing the extension of the time period for which the levy of the Services Tax is authorized within the Area through and including tax year 2031.

The Services Tax under consideration shall be authorized to be levied annually in tax years 2017 through and including 2031 for the provision of the Special Services. The purpose of the Services Tax shall be to provide the Special Services within the Area, which may include, but are not limited to: customer attraction, public way aesthetics, sustainability and public place enhancements, economic/business development, safety programs, and other activities to promote commercial and economic development. The Special Services may include new construction or maintenance. Some or all of the proceeds of the proposed Services Tax are anticipated to be used by an entity other than the City of Chicago to provide the Special Services to the Area, which such entity shall be a "service provider" pursuant to a "services contract," each as defined in the Special Service Area Tax Law, 35 ILCS 200/27-5 et seq., as amended from time to time.

The Services Tax to be levied against the taxable property included within the Area for the provision of the Special Services shall not exceed the annual rate of three percent (3%) of the equalized assessed value of taxable property within the Area. The proposed amount of the tax levy for Special Services in tax year 2017 is \$326,100. 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 South Cottage Grove Avenue from East 40th Street on the north to East 51st Street on the south, and along East 47th Street from South Lake Park Avenue on the east to South St. Lawrence Avenue on the west.

At the public hearing any interested person, including all persons owning taxable real property located within the proposed Area, affected by (i) the enlargement of the boundaries of the original special service area to the Area while keeping the designation as City of Chicago Special Service Area Number 47, (ii) the authorization of the Special Services in the Area distinct from the original special services provided therein, and (iii) the authorization of the extension of the time

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period for which the levy of the Services Tax is authorized within the Area from the initial period to the period from tax year 2017 through and including tax year 2031, 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 Area and by at least fifty-one percent (51%) of the landowners included within the boundaries of the Area objecting to (i) the enlargement of the boundaries of the original special service area to the Area while keeping the designation as City of Chicago Special Service Area Number 47, (ii) the authorization of the Special Services in the Area distinct from the original special services provided therein, and/or (iii) the authorization of the extension of the time period for which the levy of the Services Tax is authorized within the Area from the initial period to the period from tax year 2017 through and including tax year 2031, is filed with the City Clerk of the City of Chicago within sixty (60) days following the final adjournment of the public hearing, then such action objected to shall not be approved or authorized.

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

Dated this day of , 2017.

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.

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LEGAL DESCRIPTION - SSA #47

THOSE PARTS OF SECTIONS 2, 3, 10 AND 11 IN TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE CENTERLINES OF 47TH STREET AND ST. LAWRENCE AVENUE, BEING ALSO THE NORTHWEST CORNER OF THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 10 AFORESAID;

THENCE SOUTH ALONG THE CENTERLINE OF ST. LAWRENCE AVENUE TO THE WESTERLY EXTENSION OF THE CENTERLINE OF THE FIRST ALLEY SOUTH OF 47TH STREET;

THENCE EAST ALONG SAID CENTERLINE AND ITS WESTERLY EXTENSION TO THE CENTERLINE OF EVANS AVENUE;

THENCE SOUTH ALONG SAID CENTERLINE OF EVANS AVENUE TO THE WESTERLY EXTENSION OF THE SOUTH LINE OF LOT 4 IN GEORGE B. UPP'S SUBDIVISION OF LOTS 35 TO 38 IN THE SUBDIVISION OF LOTS 1 & 2 IN STONE & MCGLASHAN'S SUBDIVISION OF THE NORTH HALF OF THE NORTH HALF OF THE NORTHEAST QUARTER OF SECTION 10 AFORESAID;

THENCE EAST ALONG SAID WESTERLY EXTENSION AND THE SOUTH LINE OF LOT 4 IN GEORGE B. UPP'S SUBDIVISION AND ITS EASTERLY EXTENSION TO THE CENTERLINE OF THE FIRST 16 FOOT WIDE ALLEY WEST OF COTTAGE GROVE AVENUE;

THENCE SOUTH ALONG SAID CENTERLINE TO THE NORTH LINE OF LOT 2 IN ELISHA BAYLEY'S SUBDIVISION;

THENCE WEST ALONG SAID NORTH LINE AND ITS WESTERLY EXTENSION TO THE CENTERLINE OF EVANS AVENUE;

THENCE SOUTH ALONG SAID CENTERLINE TO THE CENTERLINE OF 50TH STREET;

THENCE EAST ALONG SAID CENTERLINE TO THE NORTHERLY EXTENSION OF THE CENTERLINE OF THE FIRST ALLEY WEST OF COTTAGE GROVE AVENUE;

THENCE SOUTH ALONG SAID NORTHERLY EXTENSION AND THE CENTERLINE AND ITS SOUTHERLY EXTENSION TO THE CENTERLINE OF 50TH PLACE;

THENCE WEST ALONG SAID CENTERLINE TO THE WEST LINE OF MATTHEW LAFLIN'S SUBDIVISION;

THENCE SOUTH ON SAID WEST LINE TO THE CENTERLINE OF 51ST STREET/

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THENCE CAST ALONG SAID CENTERLINE TO THE CENTERLINE OF COTTAGE GROVE AVENUE;

THENCE NORTH ALONG SAID CENTERLINE TO THE CENTERLINE OF 48TH STREET;

THENCE EAST ALONG SAID CENTERLINE TO THE SOUTHERLY EXTENSION OF THE CENTERLINE OF THE FIRST ALLEY EAST OF COTTAGE GROVE AVENUE;

THENCE NORTH ALONG SAID CENTERLINE TO THE CENTERLINE OF THE FIRST ALLEY SOUTH OF 47TH STREET;

THENCE EAST ALONG SAID CENTERLINE TO THE CENTERLINE OF THE SECOND ALLEY EAST OF COTTAGE GROVE AVENUE;

THENCE SOUTH ALONG SAID CENTERLINE TO THE EXTENSION OF THE SOUTH LINE OF LOT 6 IN THE RESUBDIVISION OF LOTS 1,4,5,8 AND 9 IN BLOCK 2 IN DREXEL AND SMITH'S SUBDIVISION;

THENCE EAST ALONG SAID SOUTH LINE AND ITS EXTENSIONS TO THE CENTERLINE OF DREXEL BOULEVARD;

THENCE NORTH ALONG SAID CENTERLINE TO THE EXTENSION OF THE SOUTH LINE OF THE FIRST ALLEY SOUTH OF 47TH STREET;

THENCE EAST ALONG SAID EXTENSION AND SAID SOUTH LINE TO A LINE 75 FEET EAST OF THE EAST LINE OF INGLESIDE AVENUE;

THENCE NORTH ALONG SAID LINE TO THE NORTH LINE OF SAID ALLEY;

THENCE EAST ALONG SAID LINE AND ITS EXTENSION TO THE CENTERLINE OF ELLIS AVENUE;

THENCE SOUTH ALONG SAID CENTERLINE OF ELLIS AVENUE TO THE WESTERLY EXTENSION OF THE CENTERLINE OF THE 20 FOOT WIDE ALLEY SOUTH OF 47TH STREET;

THENCE EAST ALONG SAID WESTERLY EXTENSION AND THE CENTERLINE OF THE 20 FOOT WIDE ALLEY SOUTH OF 47TH STREET TO THE SOUTHERLY EXTENSION OF THE EAST LINE OF LOT 3 IN JOHN MIDDLETON'S SUBDIVISION OF LOTS 1, 4 & THE NORTH HALF OF LOT 5 OF BLOCK 11 AND LOTS 1 TO 5 IN JNO. WOODBRIDGE JR'S SUBDIVISION OF PART OF BLOCK 11 OF LYMAN, LARNED & WOODBRIDGE'S SUBDIVISION IN SECTION 11 AFORESAID;

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THENCE NORTH ALONG SAID SOUTHERLY EXTENSION AND THE EAST LINE OF LOT 3 IN JOHN MIDDLETON'S SUBDIVISION TO THE SOUTH LINE OF 47TH STREET;

THENCE EAST ALONG SAID SOUTH LINE TO THE EAST LINE OF KENNICOTT PLACE RESUBDIVISION;

THENCE SOUTH ALONG SAID EAST LINE OF KENNICOTT PLACE RESUBDIVISION TO THE NORTH LINE OF THE SOUTH HALF OF LOT 19 IN YOUNG TRUSTEE'S SUBDIVISION;

THENCE EAST ALONG SAID NORTH LINE OF THE SOUTH HALF OF LOT 19 IN YOUNG TRUSTEE'S SUBDIVISION AND ITS EASTERLY EXTENSION TO THE CENTERLINE OF KIMBARK AVENUE;

THENCE SOUTH ALONG SAID CENTERLINE OF KIMBARK AVENUE TO THE EXTENSION OF THE NORTH LINE OF THE 20 FOOT WIDE ALLEY LYING NORTH OF LOT 7 IN YOUNG TRUSTEE'S SUBDIVISION;

THENCE EAST ALONG SAID NORTH LINE OF THE 20 FOOT WIDE ALLEY LYING NORTH OF LOT 7 AND ITS EASTERLY EXTENSION TO THE SOUTHERLY EXTENSION OF THE WEST LINE OF J.P. TAYLOR'S SUBDIVISION;

THENCE NORTH ALONG SAID SOUTHERLY EXTENSION OF THE WEST LINE OF J.P. TAYLOR'S SUBDIVISION TO THE SOUTH LINE THEREOF;

THENCE EAST ALONG SAID SOUTH LINE OF J.P. TAYLOR'S SUBDIVISION TO THE CENTERLINE OF KENWOOD AVENUE;

THENCE SOUTH ALONG SAID CENTERLINE OF KENWOOD AVENUE TO THE EASTERLY EXTENSION OF THE 20 FOOT PUBLIC RIGHT OF WAY AS OPENED BY ORDINANCE PASSED JUNE 7, 1978 AND RECORDED AUGUST 23, 1978 AS DOCUMENT 24596490;

THENCE EAST ALONG SAID EASTERLY EXTENSION OF THE NORTH LINE OF THE 20 FOOT PUBLIC RIGHT OF WAY AS OPENED BY ORDINANCE TO THE WEST LINE OF W.B. PIERCE'S SUBDIVISION OF BLOCK 2 IN LYMAN, LAMED & WOODBRIDGE'S SUBDIVISION IN SECTION 11 AFORESAID;

THENCE NORTH ALONG SAID WEST LINE OF W.B. PIERCE'S SUBDIVISION AND ITS NORTHERLY EXTENSION TO THE CENTERLINE OF 47TH STREET;

THENCE EAST ALONG SAID CENTERLINE TO THE WEST LINE OF THE ILLINOIS CENTRAL RAILROAD,

THENCE NORTHERLY ALONG SAID LINE TO THE SOUTH LINE OF THE NORTH 12.5 FEET OF LOT 8 IN SHERMAN'S RESUBDIVISION;

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LEGAL DESCRIPTION - SSA #47

THENCE SOUTHWESTERLY ALONG SAID LINE AND ITS EXTENSION TO THE CENTERLINE OF LAKE PARK AVENUE;

THENCE NORTHWESTERLY ALONG SAID CENTERLINE TO THE EXTENSION OF THE SOUTH LINE OF WAITE'S SUBDIVISION;

THENCE SOUTHWESTERLY ALONG SAID LINE AND ITS EXTENSION TO THE WEST LINE OF SAID SUBDIVISION;

THENCE NORTHWESTERLY ALONG SAID LINE AND ITS EXTENSION TO THE CENTERLINE OF THE FIRST ALLEY NORTH OF 47TH STREET;

THENCE WESTERLY ALONG SAID CENTERLINE AND ITS WESTERLY EXTENSION TO THE CENTERLINE OF WOODLAWN AVENUE;

THENCE SOUTH ALONG SAID CENTERLINE TO A LINE 110.8 FEET NORTH OF THE NORTH LINE OF 47TH STREET;

THENCE WEST ALONG SAID LINE 140 FEET;

THENCE NORTH ALONG A LINE 140 FEET WEST OF THE CENTERLINE OF WOODLAWN AVENUE TO A LINE 7.8 FEET NORTH OF THE SOUTH LINE OF LOT 2 IN CHARLES HITCHCOCK'S SUBDIVISION;

THENCE WEST ALONG SAID LINE TO THE WEST LINE OF SAID LOT 2;

THENCE NORTH ALONG SAID WEST LINE OF LOT 2 AND LOT 1 TO THE NORTH LINE OF CHARLES HITCHCOCK'S SUBDIVISION;

THENCE WEST ALONG SAID NORTH LINE AND ITS WESTERLY EXTENSION TO THE CENTERLINE OF GREENWOOD AVENUE;

THENCE SOUTH ALONG SAID CENTERLINE TO THE EASTERLY EXTENSION OF THE CENTERLINE OF THE FIRST ALLEY NORTH OF 47TH STREET;

THENCE WEST ALONG SAID EASTERLY EXTENSION AND THE CENTERLINE AND ITS WESTERLY EXTENSION TO THE CENTERLINE OF ELLIS AVENUE;

THENCE SOUTH ALONG SAID CENTERLINE TO THE NORTH LINE OF 47TH STREET;

THENCE WEST ALONG SAID NORTH LINE TO THE SOUTHERLY EXTENSION OF THE CENTERLINE OF AN ALLEY LYING WEST OF AND ADJOINING R.P. LAYTON'S RESUBDIVISION, SAID ALLEY SINCE VACATED;

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THENCE NORTH ALONG SAID SOUTHERLY EXTENSION AND THE CENTERLINE TO THE EASTERLY EXTENSION OF THE NORTH LINE OF LOT 4 IN CLARKE AND LAYTON'S SUBDIVISION;

THENCE WEST ALONG SAID NORTH LINE AND ITS WESTERLY EXTENSION TO THE CENTERLINE OF DREXEL BOULEVARD;

THENCE SOUTH ALONG SAID CENTERLINE TO THE EXTENSION OF THE SOUTH LINE OF THE NORTH 5 FEET OF LOT 10 IN THE RESUBDIVISION OF BLOCK 7 IN WALKER AND STINSON'S SUBDIVISION;

THENCE WEST ALONG SAID LINE AND ITS WESTERLY EXTENSION TO THE CENTERLINE OF THE FIRST ALLEY WEST OF DREXEL BOULEVARD;

THENCE NORTH ALONG SAID CENTERLINE TO A LINE 202.60 FEET NORTH OF THE NORTH LINE OF 47TH STREET;

THENCE WEST ALONG SAID LINE TO THE CENTERLINE OF THE FIRST ALLEY EAST OF COTTAGE GROVE AVENUE;

THENCE NORTH ALONG SAID CENTERLINE AND ITS NORTHERLY EXTENSION TO THE CENTERLINE OF 45TH STREET;

THENCE EAST ALONG SAID CENTERLINE OF 45TH STREET TO THE EXTENSION OF THE CENTERLINE OF THE FIRST ALLEY WEST OF DREXEL BOULEVARD;

THENCE NORTH ALONG SAID CENTERLINE AND ITS EXTENSION TO THE CENTERLINE OF THE FIRST ALLEY NORTH OF 45TH STREET;

THENCE WEST ALONG SAID CENTERLINE TO THE CENTERLINE OF THE FIRST ALLEY EAST OF COTTAGE GROVE AVENUE IN ROBERT H. LAW'S SUBDIVISION;

THENCE NORTH ALONG SAID CENTERLINE TO THE EXTENSION OF THE NORTH LINE OF LOT 1 IN ROBERT H. LAW'S SUBDIVISION OF LOTS 5 TO 10 IN BLOCK 3 OF WALKER AND STINSON'S SUBDIVISION;

THENCE EAST ALONG SAID EXTENSION AND THE NORTH LINE OF LOT IN ROBERT H. LAW'S SUBDIVISION TO THE CENTERLINE OF THE FIRST 20.44 FOOT WIDE ALLEY WEST OF DREXEL BOULEVARD;

THENCE NORTH ALONG SAID CENTERLINE AND ITS EXTENSION TO THE CENTERLINE OF 44TH STREET;

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THENCE WEST ALONG SAID CENTERLINE TO THE SOUTHERLY EXTENSION OF THE CENTERLINE OF THE FIRST ALLEY EAST OF COTTAGE GROVE AVENUE IN TYLER'S SUBDIVISION;

~ THENCE NORTH ALONG SAID CENTERLINE AND ITS EXTENSION TO THE CENTERLINE OF 42ND PLACE;

THENCE WEST ALONG SAID CENTERLINE TO THE SOUTHERLY EXTENSION OF THE CENTERLINE OF THE FIRST ALLEY EAST OF COTTAGE GROVE AVENUE (VACATED);

THENCE NORTH ALONG SAID CENTERLINE AND ITS EXTENSION TO THE CENTERLINE OF BOWEN AVENUE;

THENCE WEST ALONG SAID CENTERLINE TO THE EAST LINE OF COTTAGE GROVE AVENUE;

THENCE NORTH ALONG SAID EAST LINE OF COTTAGE GROVE AVENUE TO THE EASTERLY EXTENSION OF THE CENTERLINE OF THE FIRST 10 FOOT WIDE ALLEY NORTH OF 40TH STREET IN BLOCK 4 IN CLEAVERVILLE ADDITION;

THENCE WEST ALONG SAID EXTENSION AND THE CENTERLINE OF THE FIRST 10 FOOT WIDE ALLEY NORTH OF 40TH STREET TO THE EAST LINE OF THE FIRST 14 FOOT WIDE ALLEY NORTH OF 40TH STREET IN BLOCK 4 IN CLEAVERVILLE AFORESAID;

THENCE NORTH ALONG SAID EAST LINE OF THE FIRST 14 FOOT WIDE ALLEY NORTH OF 40TH STREET TO THE CENTERLINE THEREOF;

THENCE WEST ALONG SAID CENTERLINE OF THE FIRST 14 FOOT WIDE ALLEY NORTH OF 40TH STREET TO A LINE 175 FEET WEST OF THE WEST LINE OF COTTAGE GROVE AVENUE;

THENCE SOUTH ALONG SAID LINE TO THE CENTERLINE OF 41 ST STREET;

THENCE EAST ALONG SAID CENTERLINE TO THE WEST LINE OF MCKEEVER AND BROWN'S SUBDIVISION;

THENCE SOUTH ALONG SAID WEST LINE TO THE NORTH LINE OF THE CHICAGO TRANSIT AUTHORITY RAILROAD RIGHT OF WAY;

THENCE EAST ALONG SAID NORTH LINE TO THE WEST LINE OF COTTAGE GROVE AVENUE;

THENCE SOUTH ALONG SAID WEST LINE TO THE SOUTH LINE OF THE CHICAGO TRANSIT AUTHORITY RAILROAD RIGHT OF WAY;

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THENCE WEST ALONG SAID SOUTH LINE OF THE CHICAGO TRANSIT AUTHORITY RAILROAD RIGHT OF WAY TO THE WEST LINE OF THE EAST 24 FEET 8.5 INCHES OF LOT 38 IN DOBBIN'S SUBDIVISION;

THENCE SOUTH ALONG SAID WEST LINE OF THE EAST 24 FEET 8.5 INCHES OF LOT 38 IN DOBBIN'S SUBDIVISION AND ITS EXTENSION TO THE CENTERLINE OF BOWEN AVENUE;

THENCE EAST ALONG SAID CENTERLINE TO THE NORTHERLY EXTENSION OF THE CENTERLINE OF THE FIRST ALLEY WEST OF COTTAGE GROVE AVENUE;

THENCE SOUTH ALONG SAID CENTERLINE AND ITS EXTENSION TO THE CENTERLINE OF 42ND STREET;

THENCE WEST ALONG SAID CENTERLINE TO THE NORTHERLY EXTENSION OF THE CENTERLINE OF THE FIRST ALLEY EAST OF LANGLEY AVENUE;

THENCE SOUTH ALONG SAID CENTERLINE AND ITS'EXTENSION TO THE CENTERLINE OF 43RD STREET;

THENCE EAST ALONG SAID CENTERLINE TO THE CENTERLINE OF EVANS AVENUE;

THENCE SOUTH ALONG SAID CENTERLINE TO THE WESTERLY EXTENSION OF THE CENTERLINE OF THE FIRST ALLEY SOUTH OF 43RD STREET AND EAST OF EVANS AVENUE;

THENCE EAST ALONG SAID CENTERLINE AND ITS EXTENSION TO THE CENTERLINE OF THE FIRST ALLEY WEST OF COTTAGE GROVE AVENUE;

THENCE SOUTH ALONG SAID CENTERLINE AND ITS EXTENSION TO A LINE 25 FEET NORTH OF THE SOUTH LINE OF LOT 8 IN BLOCK 1 OF SALTONSTALL AND RUSSELL'S SUBDIVISION;

THENCE EAST TO THE WEST LINE OF SAID LOT 8 IN BLOCK 1 IN SALTONSTALL AND RUSSELL'S SUBDIVISION;

THENCE SOUTH ALONG SAID WEST LINE OF LOT 8 IN BLOCK 1 IN SALTONSTALL AND RUSSELL'S SUBDIVISION TO THE CENTERLINE OF THE FIRST ALLEY NORTH OF 44TH STREET;

THENCE WEST ALONG SAID CENTERLINE TO THE CENTERLINE OF THE ALLEY LYING EAST OF LOT 7 IN WARNER'S SUBDIVISION;

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THENCE SOUTH ALONG SAID CENTERLINE TO THE CENTERLINE OF 44TH STREET;

THENCE WEST ALONG SAID CENTERLINE TO THE CENTERLINE OF EVANS AVENUE;

THENCE SOUTH ALONG SAID CENTERLINE TO THE WESTERLY EXTENSION OF THE SOUTH LINE OF

CIRCUIT COURT PARTITION OF LOT 1 OF FORRESTVILLE SUBDIVISION;

THENCE EAST ALONG SAID SOUTH LINE OF CIRCUIT COURT PARTITION AND ITS EXTENSION TO THE CENTERLINE OF THE FIRST VACATED ALLEY WEST OF COTTAGE GROVE AVENUE;

THENCE SOUTH ALONG SAID CENTERLINE TO THE CENTERLINE OF THE ALLEY LYING NORTH OF LOTS 8 TO 10 OF D. B. SCULLY'S SUBDIVISION;

THENCE EAST ALONG SAID CENTERLINE TO THE CENTERLINE OF THE ALLEY, SAID ALLEY BEING THE FIRST ALLEY WEST OF COTTAGE GROVE AVENUE;

THENCE SOUTH ALONG SAID CENTERLINE TO THE CENTERLINE OF THE FIRST ALLEY NORTH OF 47TH STREET;

THENCE WEST ALONG SAID CENTERLINE TO THE EAST LINE OF ORIGINAL CHAMPLAIN AVENUE;

THENCE NORTH ALONG SAID LINE TO THE CENTERLINE OF 46TH STREET;

THENCE WEST TO THE CENTERLINE OF THE ORIGINAL CHAMPLAIN AVENUE;

THENCE SOUTH ALONG SAID CENTERLINE TO THE EASTERLY EXTENSION OF THE CENTERLINE OF THE FIRST ALLEY NORTH OF 47TH STREET;

THENCE WEST ALONG SAID CENTERLINE AND ITS EXTENSION TO THE CENTERLINE OF ST. LAWRENCE AVENUE;

THENCE SOUTH ALONG SAID CENTERLINE TO THE CENTERLINE OF 47TH STREET AND THE POINT OF BEGINNING,

ALL IN THE CITY OF CHICAGO, COOK COUNTY, ILLINOIS.

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PIN LIST - SSA #47

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