<table>
<thead>
<tr>
<th><strong>Meeting Date:</strong></th>
<th>12/18/2019</th>
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<tbody>
<tr>
<td><strong>Sponsor(s):</strong></td>
<td>Ramirez-Rosa (35)</td>
</tr>
<tr>
<td><strong>Type:</strong></td>
<td>Ordinance</td>
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<tr>
<td><strong>Title:</strong></td>
<td>Vacation of public alley(s) in area bounded by N Milwaukee Ave, N Kedzie Ave, W Wrightwood Ave and N Sawyer Ave</td>
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<tr>
<td><strong>Committee(s) Assignment:</strong></td>
<td>Committee on Transportation and Public Way</td>
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</table>
COMMERCIAL VACATION ORDINANCE

WHEREAS, the City of Chicago ("City") is a home rule unit of local government pursuant to Article VII, Section 6 (a) of the 1970 Constitution of the State of Illinois and, as such, may exercise any power and perform any function pertaining to its government and affairs; and

WHEREAS, the properties at 2616-2618 N. Milwaukee Avenue are owned by Grace-Logan Square LLC, an Illinois limited liability company ("Developer"); and

WHEREAS, the properties at 2612 N. Kedzie Avenue are owned by Norwegian Lutheran Memorial Church of Chicago which has consented to the vacation (EXHIBIT A); and

WHEREAS, the Developer proposes to use the portion of the alley to be vacated herein for construction of additional building access and building upgrades; and

WHEREAS, the City Council of the City of Chicago, after due investigation and consideration, has determined that the nature and extent of the public use and the public interest to be subserved is such as to warrant the vacation of that portion of the public alley, described in this ordinance; now therefore,

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

SECTION 1.

VACATION OF: THAT PART OF THE PUBLIC ALLEY CARRIAGE TURNAROUND IN BLOCK 3 IN HITT, RUNYAN AND ARCHER SUBDIVISION, RECORDED MARCH 10, 1873 PER DOCUMENT NUMBER 8842, IN THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 26, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, AND DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTH MOST SOUTHWEST CORNER OF LOT 4 IN BLOCK 3, IN HITT, RUNYAN AND ARCHER SUBDIVISION AFORESAID (ALSO BEING ON THE NORTH LINE OF LOT 1 IN HIMES & FRANK'S RESUBDIVISION RECORDED JULY 3, 1894 AS DOCUMENT NUMBER 2068363); THENCE SOUTH 88 DEGREES 42 MINUTES 24 SECONDS WEST 43.59 FEET; THENCE NORTH 01 DEGREES 17 MINUTES 36 SECONDS WEST 53.55 FEET; THENCE NORTH 38 DEGREES 49 MINUTES 39 SECONDS EAST 8.00 FEET TO THE SOUTHWEST CORNER OF LOT 6 IN HITT, RUNYAN AND ARCHER SUBDIVISION AFORESAID (ALSO ON THE NORTHEASTERLY LINE OF A
NORTHWESTERLY-SOUTHEASTERLY 16 WIDE PUBLIC ALLEY); THENCE SOUTH 51
DEGREES 10 MINUTES 21 SECONDS EAST ALONG THE SOUTHWESTERLY LINE OF
LOTS 5 AND 6 IN HITT, RUNYAN AND ARCHER SUBDIVISION AFORESAID ALSO BEING
THE NORTHEAST LINE OF SAID PUBLIC ALLEY, 50.03 FEET TO THE SOUTH MOST
CORNER OF SAID LOT 5; THENCE SOUTH 01 DEGREE 39 MINUTES 55 SECONDS EAST
ALONG THE EAST LINE OF SAID PUBLIC ALLEY BEING ALSO THE WEST LINE OF SAID
LOT 4 A DISTANCE OF 27.43 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY,
ILLINOIS, SAID ABOVE DESCRIBED PARCEL CONTAINING 1,960 SQUARE FEET OR 0.05
ACRES, MORE OR LESS as shaded and legally described by the words "HEREBY VACATED"
on the plat hereto attached as EXHIBIT B, which plat for greater clarity, is hereby made a part
of this ordinance, be and the same is hereby vacated and closed, inasmuch as the same is no
longer required for public use and the public interest will be subserved by such vacation.

SECTION 2. The City of Chicago hereby reserves for the benefit of Commonwealth
Edison and AT&T/SBC, their successors or assigns, a non-exclusive utility easement to operate,
maintain, construct, replace and renew overhead wires, poles, and associated equipment and
underground conduit, cables, and associated equipment for the transmission and distribution of
electrical energy, telephonic and associated services under, over and along the alley herein
vacated, with the right of ingress and egress. The grade of the vacated public way shall not be
altered in a manner so as to interfere with the operation and maintenance of Commonwealth
Edison and/or AT&T/SBC facilities. No construction, buildings, permanent structures or
obstructions shall occur or be placed over the area herein vacated without express written release
of easement by the involved utilities. Any future Developer-prompted relocation of facilities lying
within the area herein vacated will be accomplished by the involved utility, and be done at the
expense of the Developer, its successors or assigns.

SECTION 3. The vacation herein provided for is made upon the express condition
that within 180 days after the passage of this ordinance, the Developer shall pay or cause to be
paid to the City of Chicago as compensation for the benefits which will accrue to the owner of the
property abutting said part of public alley hereby vacated the sum

$270,000.00

which sum in the judgment of this body will be equal to such benefits.

SECTION 4. The vacation herein provided for is made upon the express condition
that within one hundred eighty (180) days after the passage of this ordinance, the Developer shall
file or cause to be filed for recordation with the Office of the Recorder of Deeds of Cook County,
Illinois, a certified copy of this ordinance, together with the associated full-sized plats as approved
by the Superintendent of Maps and Plats.

SECTION 5. This ordinance shall take effect and be in force from and after its
passage and publication. The vacation shall take effect and be in force from and after recording
of the approved ordinance and plat.

Page 2
Vacation Approved:

[Signature]

Thomas Carney
Acting Commissioner
Department of Transportation

Approved as to Form and Legality

[Signature]

Arthur Dolinsky
Senior Counsel
Department of Law

Introduced By:

[Signature]

Honorable Carlos Ramirez-Rosa
Alderman, 35th Ward
CONSENT TO VACATION

(attnch proof of ownership—title, deed etc.)

I. The undersigned, represents that he/she is the (check one)

- owner
- beneficiary
- X the duly authorized agent of the (owner / beneficiary) described below:

Name of owner / beneficiary: Norwegian Lutheran Memorial Church, Minnekirken

Name of company (if applicable): Beverly Covyeau, Council President

Mailing Address: 2614 N. Kedzie Avenue
Chicago, Illinois 60647

Telephone number: (773) 704-4704

If agent's address is different from the owner / beneficiary, complete the following:

Name of company: ____________________________
Mailing Address: ____________________________

II. Property for which consent is being given (insert common street address(es)):

2614 N. Kedzie Avenue, Chicago, Illinois 60647

with the *Permanent Index Number(s): (PIN #) 13-26-415-026-0000
(PIN #) ____________________________
(PIN #) ____________________________

III. As the owner / beneficiary / duly authorized agent of the property described above, I give consent to the
vacation of the public right-of-way described as:

TO BE PROVIDED BY THE VACATION APPLICANT-- (Insert common language description of vacation):

The public alley next south of North Milwaukee Avenue in the block bounded by

North Milwaukee Avenue; North Kedzie Avenue; and North Sawyer Avenue

The undersigned agrees to hold harmless and waive all claims for damages or compensation against the
City of Chicago, arising from such vacation:

Norwegian Lutheran Memorial Church, Minnekirken

Signed ____________________________
Notary Public ____________________________

* PIN's are 14 digit numbers that usually take the form of 12-34-567-890-0000. The PIN is a unique number for each
property and can be found on property tax bills relating to the specific property.
EXHIBIT "B"

PLAT OF VACATION

THAT PART OF THE PUBLIC ALLEY CARRIAGE TURNAROUND IN BLOCK 3, IN HITT, RUNYAN AND ARCHER SUBDIVISION, RECORDED MARCH 10, 1873 PER DOCUMENT NUMBER 8842, IN THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 26, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, AND DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTH MOST SOUTHWEST CORNER OF LOT 4 IN BLOCK 3, IN HITT, RUNYAN AND ARCHER SUBDIVISION AFORESAID (ALSO BEING ON THE NORTH LINE OF LOT 1 IN HITES & FRANK'S RESUBDIVISION RECORDED JULY 3, 1894 AS DOCUMENT NUMBER 206835); THENCE SOUTH 88 DEGREES 42 MINUTES 24 SECONDS WEST ALONG THE SAID NORTH LINE OF LOT 1 ALSO BEING THE SOUTH LINE OF AN EAST-WEST 16 FOOT WIDE PUBLIC ALLEY, 43.59 FEET; THENCE NORTH 01 DEGREES 17 MINUTES 36 SECONDS WEST 53.55 FEET; THENCE NORTH 38 DEGREES 49 MINUTES 39 SECONDS EAST 8.00 FEET TO THE SOUTHWEST CORNER OF LOT 6 IN HITT, RUNYAN AND ARCHER SUBDIVISION AFORESAID (ALSO ON THE NORTHEASTERLY LINE OF A NORTHWESTERLY-SOUTHEASTERLY 16 WIDE PUBLIC ALLEY); THENCE SOUTH 51 DEGREES 10 MINUTES 21 SECONDS EAST ALONG THE SOUTHWESTERLY LINE OF LOTS 5 AND 6 IN HITT, RUNYAN AND ARCHER SUBDIVISION AFORESAID ALSO BEING THE NORTH EAST LINE OF SAID PUBLIC ALLEY, 50.03 FEET TO THE SOUTH MOST CORNER OF SAID LOT 5; THENCE SOUTH 01 DEGREE 39 MINUTES 55 SECONDS EAST ALONG THE EAST LINE OF SAID PUBLIC ALLEY BEING ALSO THE WEST LINE OF SAID LOT 4 A DISTANCE OF 27.43 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS, SAID ABOVE DESCRIBED PARCEL CONTAINING 1,960 SQUARE FEET OR 0.05 ACRES, MORE OR LESS.

REVISED NOVEMBER 26, 2019 PER ORDER #2019-27431
REVISED NOVEMBER 25, 2019 PER ORDER #2019-27431
REVISED SEPTEMBER 3, 2019 PER ORDER #2019-27121
REVISED AUGUST 28, 2019 PER ORDER #2019-27110
REVISED JUNE 10, 2019
REVISED FEBRUARY 6, 2019 PER ORDER #2019-26390

W. WRIGHTWOOD AVENUE
(RECORD 66 FT. PUBLIC ROW)

N. SAWYER AVENUE
(RECORD 66 FT. PUBLIC ROW)

N. MILWAUKEE AVENUE
(RECORD 66 FT. PUBLIC ROW)

LOGAN SQUARE

CDOT# 26-35-18-3873
Mr. Mark A. Flessner
Corporation Counsel
Room 600 - City Hall
Chicago, IL 60602-1289

Attention: Ms. Lisa Misher
Deputy Corporation Counsel

Re: Proposed Vacation for Grace-Logan Square LLC
Commercial File: 26-35-18-3873

Dear Mr. Flessner:

Pursuant to a request from Ms. Grace Martinez, we are transmitting herewith for your review and approval as to form and legality an original and three (3) copies of a proposed vacation a portion of the carriage turn around (intersection of alleys) in the block bounded by N. Milwaukee Avenue, N. Sawyer Avenue, and N. Kedzie Avenue. This property is located in the 35th Ward.

Grace-Logan LLC and Norwegian Lutheran Memorial Church are the owners of record to the property adjoining the portion of the public alley to be vacated. Norwegian Lutheran has consented to the vacation for Grace-Logan. The people to contact in connection with this proposed ordinance are attorney Michael Ezgur at 312-617-8900 and Ms. Grace Martinez at 773-520-2344.

Section 2 reserves an easement for Comed and AT&T/SBC for existing facilities. All other underground utility agencies are either not involved or have made suitable arrangements. Section 3 of the ordinance requires compensation to the City for the land being conveyed. Sections 4 and 5 are standard language regarding the ordinance.

Sincerely,

Thomas Carney
Acting Commissioner

Originated by:

Kevin O'Malley
Deputy Commissioner

TC: KOM: WH: RD
cc: Alderman Ramirez-Rosa
    Alderman Brookins
    Sandra Foreman/w Attach. Dwg.-s.f. & Ord.(3) file copies
    Maps & Plats (2) file copies

30 NORTH LASALLE STREET, SUITE 1100, CHICAGO, ILLINOIS 60602
To the President and Members of the City Council:

Your Committee on Transportation and Public Way begs leave to report and recommend that Your Honorable Body pass the proposed ordinance transmitted herewith for a VACATIONS to GRACE-LOGAN SQUARE, LLC - 02019-9422 A proposed vacation of a portion of the carriage turnaround (intersection of alleys) in the block bounded by North Milwaukee Avenue, North Sawyer Avenue, and North Kedzie Avenue. This ordinance was referred to Committee on December 18, 2019.

This recommendation was concurred unanimously by viva voce vote of the members of the Committee with no dissenting vote.

(Ward 35)

Respectfully submitted,

Howard Brookins, Jr.,
Chairman