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City Assistance Would Create New Youth and Family Services Center

A \$15.4 million community center would be built in East Garfield Park through financial proposals introduced to City Council today by Mayor Rahm Emanuel.

The "FamilyPlex," proposed for 3209-27 W. Carroll Ave., would include 42,500 square feet of day-care and health clinic services, a library, computer lab, gymnasium, and community space.

The building would be developed by Breakthrough Urban Ministries, which provides social services for the homeless, women suffering from domestic abuse, and families in need of intervention and treatment services.

As part of the proposed project, the organization would also purchase and renovate two existing buildings at 3330-34 W. Carroll Ave., which would be used to expand women's programs and add a new food pantry.

City financial assistance would include up to \$3.5 million in Tax Increment Financing (TIF) and \$3.5 million in New Markets Tax Credit equity. Four parcels of City-owned land, appraised for \$670,000, would also be sold for \$1.

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**Housing Proposals Would Create Nearly 300 Homes for Seniors, Veterans
and Formerly Homeless**

Four affordable rental housing developments for seniors, veterans, and the formerly homeless would be supported through financial measures introduced to City Council by Mayor Rahm Emanuel.

Senior Suites of Norwood Park

The City would provide up to \$3.4 million in multi-family loans for the construction of 84 units of senior rental housing within the former Passionist Brothers Monastery at 5700 N. Harlem Ave. in Norwood Park. The \$24 million proposed development by Senior Suites Chicago Norwood Park LLC includes 30 apartments in an existing monastery building, plus 54 units in a new addition. Eighty of the units would be affordable to seniors that earn up to 60 percent of area median income. The remainder would have market rate rents. The complex would include studio, one- and two-bedroom apartments as well as dining facilities, a library and fitness center. The development would also feature outdoor green space with gardens and walking paths. Additional funding would come from the Illinois Housing Development Authority (IHDA), grants and a private mortgage loan.

Veteran's New Beginning

City financial assistance would enable the construction of 54 studio apartments for veterans at risk of homelessness at 8132-44 S. Racine Ave. in Auburn Gresham. The \$14 million proposed development by New Pisgah Missionary Baptist Church would include a computer room, classroom and a library for residents earning up to 60 percent of area median income. Services would include career counseling, computer training, substance abuse treatment and referrals to other programs and community resources. City financial support for the four-story, 34,000-square-foot building would include a \$3.3 million loan and \$660,000 in Low Income Housing Tax Credits.

Lake Street Studios

The City would provide \$3.1 million in Tax Increment Financing (TIF) and a \$4.1 million multi-family loan and for the construction of 61-units of supportive housing at 727 W. Lake St. The \$17.2 million proposed development by Lake Street Studios Limited Partnership and Interfaith Housing Development Corp. would feature 320-square-foot kitchenettes for residents earning up to 60 percent of area median income. On-site social services would include employment training and placement, substance abuse treatment and mental health care. The nine-story building would feature a rooftop garden, library and fitness center.

Renaissance Kilpatrick

City financial assistance would enable construction of a 98-unit, mixed income apartment complex for seniors at 4117 N. Kilpatrick Ave. in Portage Park. The \$21.4 million, four-story proposed development by RRG Development would include a mix of studio, one- and two-bedroom units as well as a sun room, fitness center, library and community garden. The City would provide a \$3.3 million loan and \$1.5 million in Low Income Housing Tax Credits that would generate \$15 million in equity for its construction. Ninety one of the units would be reserved for tenants earning up to 60 percent of area median income. A \$900,000 allocation from the Chicago Low Income Housing Trust Fund would reduce rents on 10 of the units to support tenants earning less than 30 percent of area median income.

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