

## ORDINANCE

WHEREAS, the City of Chicago ("City") is a home rule unit of local government under the Illinois Constitution of 1970; and

WHEREAS, the City, through its Department of Housing ("DOH"), is charged with the mission of expanding housing access and choice; and

WHEREAS, DOH is undertaking a project for the rehabilitation of City-owned property located at 5230 North Lincoln Avenue and formerly known as the Diplomat Motel that will make property renovations for the building to house The Haven on Lincoln (the "Project"), a pilot program of the Chicago Department of Public Health that will provide behavioral health and housing support for people experiencing homelessness who have unaddressed physical health and behavioral health needs; and

WHEREAS, the Commissioner of Housing (the "Commissioner") intends to contract with a general contractor for the construction of the Project; and

WHEREAS, the Commissioner seeks authority to enter into one or more contracts, or modifications to existing contracts, with a general contractor for the execution and construction of the Project (collectively, the "Contracts"); and

WHEREAS, the Contracts will be funded with incremental taxes from the Lincoln Avenue Redevelopment Project Area and any other funds legally available to the City for this purpose; now therefore,

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

SECTION 1. The above recitals are expressly incorporated in and made a part of this ordinance as though fully set forth herein.

SECTION 2. The Commissioner or her designee (each, an "Authorized Officer") is hereby authorized to negotiate, execute and deliver the Contracts and such other supporting documents as may be necessary to carry out and comply with the provisions of this ordinance, with such changes, deletions and insertions as shall be approved by an Authorized Officer.

SECTION 3. Any Contracts entered into pursuant to this ordinance may contain such terms as determined by the Authorized Officer in their discretion to be reasonable and appropriate, which may include indemnification of the general contractor, but need not contain provisions imposed by City ordinances or State law, unless such provisions are mandatory and preempt the City's home rule authority.

SECTION 4. To the extent that any ordinance, resolution, rule, order or provision of the Municipal Code of Chicago, or part thereof, is in conflict with the provisions of this ordinance, the provisions of this ordinance shall control. If any section, paragraph, clause or provision of this ordinance shall be held invalid, the invalidity of such section, paragraph, clause or provision shall not affect any of the other provisions of this ordinance.

SECTION 5. This ordinance shall take effect upon its passage and approval.

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OFFICE OF THE MAYOR  
CITY OF CHICAGO

BRANDON JOHNSON  
MAYOR

January 15, 2025

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

Ladies and Gentlemen:

At the request of the Commissioner of Housing, I transmit herewith an ordinance authorizing the expenditure of TIF funds for the rehabilitation of the former Diplomat Motel to house The Haven on Lincoln pilot project.

Your favorable consideration of this ordinance will be appreciated.

Very truly yours,

A handwritten signature in black ink, appearing to be "BJ", followed by a horizontal line.

Mayor



CITY OF CHICAGO

★  
**COMMITTEE ON FINANCE**  
CITY COUNCIL  
CITY HALL - ROOM 302  
121 NORTH LASALLE STREET  
CHICAGO, ILLINOIS 60602

ALDERMAN PAT DOWELL  
CHAIRMAN

PHONE: 312-744-3380

**February 19, 2025**  
**CHICAGO, ILLINOIS**

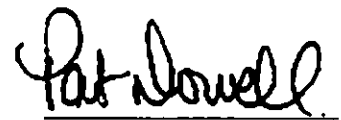
**TO THE PRESIDENT AND MEMBERS OF THE CITY COUNCIL:**

Your Committee on Finance which was referred an ordinance concerning the expenditure of Tax Increment Financing (TIF) funds for rehabilitation of the former Diplomat Motel to house The Haven on Lincoln located at **5230 N. Lincoln Avenue.** **40<sup>th</sup> Ward**  
**(O2025-0014825)**

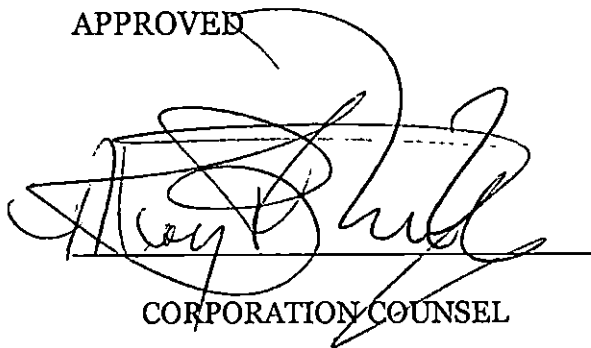
Having the same under advisement, begs leave to report and recommend that Your Honorable Body **Pass** the proposed ordinance transmitted herewith.

This recommendation was concurred in by a voice vote of the members of the committee present with no dissenting votes on **February 10, 2025.**

(signed)

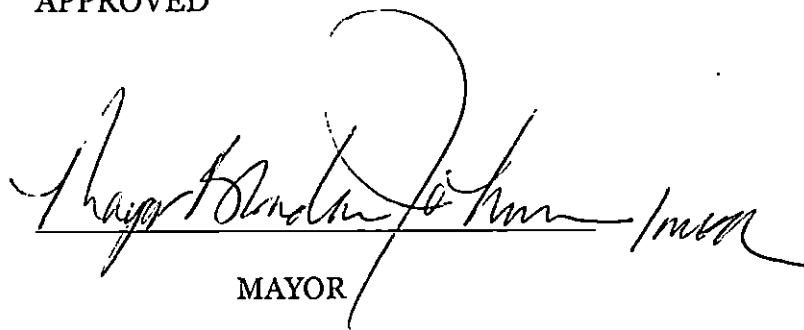
  
Pat Dowell, Chairman  
Committee on Finance

APPROVED

  
CORPORATION COUNSEL

DATED: 2/24/25

APPROVED

  
MAYOR

DATED: 2/24/25