

ORDINANCE NO. 019-22

AN ORDINANCE AUTHORIZING
PAYMENT OF RELOCATION
EXPENSES ARISING FROM THE
ACQUISITION OF PROPERTY
LOCATED AT 5619-5625 & 5657
NORTH BROADWAY AVENUE,
CHICAGO, ILLINOIS FOR THE RED
AND PURPLE MODERNIZATION
PROJECT

WHEREAS, The Chicago Transit Authority ("Authority") has identified a need for additional land for the construction of the Red and Purple Modernization Project (the "Project"); and

WHEREAS, The Authority has received a Finding of No Significant Impact ("FONSI") from the Federal Transit Authority ("FTA") for the Project; and

WHEREAS, On November 18, 2015, the Board approved Ordinance No. 015-117, designating the acquisition of twenty-three (23) parcels of property ("Designated Parcels of Property") as necessary for the location and placement of structures, structural supports, columns, facilities and related appurtenances for the Project and authorizing negotiations for the purchase of the properties; and

WHEREAS, One of the Designated Parcels of Property is located at 5619-5625 & 5657 North Broadway Avenue, Chicago, Illinois ("Parcel 23"); and

WHEREAS, The Authority acquired Parcel 23 from 5657 N. Broadway, LLC ("Owner") pursuant to Ordinance No. 017-34; and

WHEREAS, 5657 N. Broadway, LLC is the owner and operator of Northside Toyota, which was located at Parcel 23; and

WHEREAS, Pursuant to the Uniform Relocation Assistance and Real Property Acquisition Policies Act, the Authority has confirmed that the Owner is owed relocation expenses in an amount up to Two Million Two Hundred Thirty-five Thousand Forty-four Dollars and Twenty-six Cents (\$2,235,044.26) for the relocation of the business; and

WHEREAS, Pursuant to Ordinance No. 015-117, the Chicago Transit Board must approve the payment of relocation expenses exceeding Seventy-five Thousand Dollars (\$75,000.00) to any owner or tenant of the Designated Parcels of Property; and

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WHEREAS, The Metropolitan Transit Authority Act, 70 ILCS 3605/8, provides that the Authority has the power to acquire any real property useful for its purposes; now, therefore:

BE IT ORDAINED BY THE CHICAGO TRANSIT BOARD
OF THE CHICAGO TRANSIT AUTHORITY:

SECTION 1. The Chicago Transit Board hereby approves payment of relocation expenses to the Owner of real property located at 5619-5625 & 5657 North Broadway Avenue, Chicago, Illinois, legally described and depicted in Exhibit A hereto, for the relocation of the business in an amount not to exceed Two Million Two Hundred Thirty-five Thousand Forty-four Dollars and Twenty-six Cents (\$2,235,044.26).

SECTION 2. The Chairman of the Board, or his designee, is hereby authorized to execute all documents required to process the payment of relocation expenses for Parcel 23.

SECTION 3. This ordinance shall be in full force and effect from and after its passage.

APPROVED:

PASSED:

Chairman

March 13, 2019

Assistant Secretary

March 13, 2019