### Key Issues

<table>
<thead>
<tr>
<th>Concentration of Vacant Land</th>
<th>Potential for Green Infrastructure</th>
<th>Limited Availability of Public Funding</th>
<th>Overall Conclusions</th>
</tr>
</thead>
<tbody>
<tr>
<td>75 acres (17% of land area)</td>
<td>School buildings may be suitable for solar</td>
<td>Smaller geography eligible for NMTC, Opportunity Zone</td>
<td>Displacement vulnerability [1]</td>
</tr>
<tr>
<td>Concentrated along commercial and CTA corridor</td>
<td>Vacant parcels along CTA line may be suitable for stormwater infrastructure</td>
<td></td>
<td>Lower value parcels and vacant land concentrated along Green Line ROW</td>
</tr>
<tr>
<td>36 acres City-owned</td>
<td>Washington Park</td>
<td></td>
<td>High availability of affordable housing</td>
</tr>
</tbody>
</table>

[1] Displacement Vulnerability sourced from DePaul University Institute for Housing Studies, as presented in the Center for Neighborhood Technology’s (CNT) EcoDistrict Feasibility Scan

### Key Strategies

<table>
<thead>
<tr>
<th>Community Land Trust</th>
<th>Community Land Bank</th>
<th>Limited Equity Housing Cooperative</th>
<th>Neighborhood Opportunity Fund</th>
<th>Opportunity Investment Fund</th>
<th>Renewable Energy Credit Trading</th>
<th>Impact Investment</th>
<th>Long-term Homeowner Assistance</th>
</tr>
</thead>
<tbody>
<tr>
<td>X</td>
<td>X</td>
<td>X</td>
<td>X</td>
<td>X</td>
<td>X</td>
<td>X</td>
<td>X</td>
</tr>
</tbody>
</table>
Basilica of St. John the Baptist

Grocery Store

Corner Store

Elevated Chicago eHub 1/2 Mile Buffer

Hospital

Chicago Primary Care Community Health Clinic

Religious Institution [1]

Grocery Store [2]

Corner Store [2]

[1] Data from Info USA via Esri Business Analyst. Records with the NAICS designation “Religious Organizations” were included.

[2] Data from InfoUSA via Esri Business Analyst. Establishments with the NAICS designation "Supermarkets and Other Grocery (except Convenience) Stores", were classified as either a (1)Grocery Store or (2)Corner Store. Establishments with recorded sales greater than or equal to $5 million were classified as Grocery with all others classified as Corner. Reclassifications and omissions were made selectively for accuracy and clarity.
Sites Susceptible To Change Based On Land Use/Ownership Asset Map

Vacant Land Inventory - 51st eHub

<table>
<thead>
<tr>
<th>Source</th>
<th>ACRES</th>
<th>%</th>
<th>PARCELS</th>
<th>%</th>
</tr>
</thead>
<tbody>
<tr>
<td>Cook County Land Bank-Controlled</td>
<td>0.5</td>
<td>0%</td>
<td>4</td>
<td>0%</td>
</tr>
<tr>
<td>City of Chicago-Owned</td>
<td>36</td>
<td>8%</td>
<td>250</td>
<td>15%</td>
</tr>
<tr>
<td>Privately-Owned Vacant Land</td>
<td>32</td>
<td>7%</td>
<td>213</td>
<td>13%</td>
</tr>
<tr>
<td>Total</td>
<td>75</td>
<td>17%</td>
<td>487</td>
<td>29%</td>
</tr>
</tbody>
</table>

September 10, 2018

Sources:
City of Chicago
Cook County
Esri
SB Friedman
Washington Park Development Group

Elevated Chicago eHub 1/2 Mile Buffer
- Vacant Cook County Land Bank-Controlled [1]
- Vacant City of Chicago-Owned
- Local Organization-Controlled [2]

Land Use
- Commercial
- Exempt / Not For Profit
- Industrial
- Multiple Uses
- Privately-Owned Vacant
- Residential
- Parks

[1] Primarily properties for which Cook County Land Bank has acquired the tax certificate and has the option of taking the property to deed; also includes properties owned by the Land Bank.
[2] Includes property that is vacant or planned for redevelopment.
Underutilized Land Inventory - 51st eHub

Sites Susceptible To Change Based On Building Value
Asset Map

- Elevated Chicago eHub 1/2 Mile Buffer
- Property Value Grew By Less Than Inflation Between 2000 and 2016
- Underutilized Land [1]

Vacant Land
- Cook County Land Bank-Controlled [2]
- City-Owned Vacant
- Privately-Owned Vacant

[1] Defined as non-residential improved property for which building value is less than land value for Tax Year 2016 per the Cook County Assessor. Single-family residential properties are excluded.

[2] Primarily properties for which Cook County Land Bank has acquired the tax certificate and has the option of taking the property to deed; also includes properties-owned by the Land Bank.
Ecodistrict Opportunities
Asset Map

Community Gardens
- Food-Producing
- Not Food-Producing/Unknown
- Parks
- Contiguous Vacant Parcels
- Suitable For Stormwater Infrastructure (>1 acre)

Solar Capacity By Building Or Site [2]
- 25-99 kW
- 100-999 kW
- 1-4.99 MW
- 5+ MW

- Exempt Building/Site Suitable For Solar
- Proposed Elevated Chicago Capital Project

Sources:
- American Hospital Directory
- Chicago Urban Agriculture Mapping Project (CUAMP)
- City of Chicago
- Cook County
- Elevate Energy
- Elevated Chicago
- Esri
- SB Friedman

Legend
- Elevated Chicago eHub 1/2
- Mile Buffer
- Historic Landmarks (National Register)
- Historic Landmarks (City)

[1] Excludes residential buildings
[2] From Elevate Energy: Estimate of technical potential for PV, i.e. the maximum feasible capacity of a PV system based on available area at site, accounting for shading, obstructions and other site features. We assume PV capacity at 1 kW per 10 square meters or approximately 1 kW per 100 square feet.
Development Activity
Asset Map

Selected Zoning Districts
- Commercial
- Industrial
- Multifamily (Medium to High Density)

New/Proposed Development Since 2013
- Industrial/Flex
- Retail
- Multi-Family
- Office
- Specialty
- Sports & Entertainment

△ Proposed Development

Permits
- Demolition
- New Construction/Renovation > $100,000

□ Elevated Chicago eHub 1/2 Mile Buffer

Parks
Housing Asset Map

Housing Statistics - 51st eHub

Affordable Housing[1]

- DEVELOPMENTS: 15
- APPROXIMATE UNIT COUNT: 727

Low-Income Senior Homeowner[2]

- PARCELS: 42
- 3% OF ALL PARCELS

Long-Term Homeowner[3]

- SINGLE FAMILY PARCELS: 69
- ALL OTHER RESIDENTIAL: 137
- 4% OF ALL PARCELS

[1] Data consolidated from Chicago Housing Authority, City of Chicago, HUD, and IHPA databases. Additional information on building location and unit counts was obtained from the Cook County Assessor/Recorder of Deeds, AffordableHousingOnline.com, Apartments.com, Corporation for Affordable Housing, Logan Square Neighborhood Association, Volunteers of America, and the developers of individual projects. Affordable residential developments outside eHubs are not shown.

[2] An owner received a senior freeze exemption in 2015; senior owners with annual income less than $55,000 are eligible for the exemption as of Tax Year 2016.

[3] An owner received a homeowners exemption and the last property sale occurred before 2009.

Sources:
- CHA
- City of Chicago
- Cook County
- ERI
- IHDA
- HUD
- SB Friedman