

100 DAYS REPORT

25TH WARD



Byron Concejal Del Distrito 25
Sigcho-Lopez
25th Ward Alderperson ★★ ★

☎ 773) 523-4100

🏠 ward25@cityofchicago.org

🌐 2100 W Cermak.



Introduction

01

In the 25th Ward, led by Alderman Byron Sigcho Lopez, we have worked tirelessly to achieve important milestones in key areas that directly impact the quality of life of our community. During the first 100 days in office, we have focused our efforts on key issues such as public safety, affordable housing, economic development, infrastructure and immigration.

It has been my commitment to always work with the community. We have developed on the ground strategies that allow us the ability to engage and attend to the needs and concerns of constituents. As part of this effort, we will implement the 25th Ward mobile office in La Villita, as a third space where residents can have further access to city services. We want to make sure that everyone has the opportunity to have their voices heard without further barriers of accessibility.

The milestones described are from our first 100 days into my second administration and below is a summary of these efforts.

PUBLIC SAFETY

02

Community meetings were organized and focused on safety implementations where residents and stakeholders shared concerns and collaborated on crime prevention strategies.

Collaboration also included both local police departments of the 12th and 10th districts to strengthen & rebuild relationships between the community and the officers to ensure transparency and accountability.

01

Meetings

Every 2 weeks a meeting with residents was held.

02

Community

3 community meetings: May, August and Sept 2023

03

Small Businesses

Safety meetings with small businesses in Pilsen and La Villita.

04

Rollcall-detailed walkthrough

With all city departments in the following areas:

- 18th Street & Fairfield
- 21st Street & Washtenaw.



03

AFFORDABLE HOUSING

01

18th & Peoria Affordable Housing

We have worked to promote policies and programs that facilitate access to decent and affordable housing. We understand the importance of having a safe and stable home, and we will continue to fight to guarantee this fundamental right for our community. For this reason we continue to move forward with the development of the Pilsen 18th & Peoria Affordable Housing project that is in the process of development for at least 432 and 100% affordable housing units.

02

98 affordable housing units at Casa Yucatan.

Provided support for the Plan Commission to approve Casa Yucatan Affordable Housing project with 98 affordable housing units for our Community.

03

Active participation in property tax appeals

Demanded accountability from Assessor Fritz and the Cook County Board of Review for fair and equitable outcomes to protect residents from unfair evictions and abusive increases, while pushing for action and appeal workshops.

04

Responsible Housing and Anti-Discrimination Waiting List

We support the Responsible Housing and Anti-Discrimination Waiting List Act by creating a database of affordable housing available to prospective tenants by requiring that all units financed by the city be included in a centralized database.

05

Community Participation in 25th Ward ZAB meetings

Community participation in the 25th Ward ZAB meetings has allowed for residents to serve on the zoning committee and ensure that development projects coming to the community reflect our needs.

HOUSING AND REAL ESTATE COMMITTEE

The Committee on Housing and Real Estate held three regular committee meetings and one subject matter hearing since the Chairman took office in mid-May.

Across the board we have debated and passed 30 city ordinances that include land purchases, land sales, redevelopment agreements, and right of entry agreements.

Departments which had ordinances passed:

- Department of Assets, Information, & Services
- Chicago Department of Transportation
- Department of Planning & Development
- Department of Housing
- Chicago Department of Public Health

Report presents by:

- Department of Housing - Q1 2023 5 Year Housing Plan
- Subject Matter Hearing - City's Response to Homelessness/Bring Chicago Home
 - Department of Family and Support Services & Department of Housing
 - Bring Chicago Home Advocates

05

HOUSING AND REAL ESTATE COMMITTEE

Legislation heard before the Committee:

- (02023-1588) Amendment of ordinance which authorized Building Neighborhoods and Affordable Housing Purchase Price Assistance Program (BNAH) (forgivable grants) now transferring funds into the program and authorizing promulgation of rules for administration. (All Wards)
- (02023-2080) Redevelopment Agreement and negotiated "as-is" sale of five (5) vacant City-owned parcels at 601 , 607 , 609,615, and 621E 47th St. to Bella Noir LLC, owner of adjacent property, in conjunction with Bella Noir Real Estate & Development Company LLC, to combine parcels for construction of six-story mixed use building of residential, pharmacy, office and retail, (4th Ward)
- (O2023-0001409) Acquisition of several parcels with common address at 5230 N Lincoln Ave, from A C Motel LLC for redevelopment by Chicago Department of Public Health and Department of Housing as three-to-six-month shelter for homeless with wrap-around health services as part of Stabilization Housing Pilot Program (40th Ward).
- (O2023-0001283) Negotiated "As-is" sale of vacant City-owned property at 5339 to 5345 S State St to Deeply Rooted Productions, Inc., Deeply Rooted Dance Center NFP for construction development as two-story dance studio center with production facilities. (3rd Ward)
- Subject matter hearing to collect testimony and discuss proposal to increase real estate transfer tax to combat homelessness by providing permanent affordable housing and the services necessary to obtain and maintain permanent housing in the City of Chicago.

ECONOMIC DEVELOPMENT

06

Promoted programs to support small businesses in Pilsen and La Villita as well as for local entrepreneurs. Fostered economic growth and job creation, through the financial assistance available with TIF money for local businesses.

Meetings with business owners in Pilsen and La Villita to strategize efforts to address the insecurity faced by small businesses.



Street vendors are a vital part of our community. Alderman Byron Sigcho Lopez visited each vendor to assess support resources to regularize their licenses and strengthen their businesses.

Local Enterprises: Latinos Progresando has opened a new location, to provide different services for the community.

PUBLIC SERVICES / INFRASTRUCTURE

The 25th Ward office worked in collaboration with the responsible city departments to improve services to constituents of the ward. This includes permanent infrastructure changes, improvement of garbage collection and street maintenance, and 311 services to ensure a cleaner and safer environment for our neighbors.

21 Alleys in the 25th Ward have begun construction in the last 100 days with the total cost at **\$378,000**

As well as street repavement on:

- Washtenaw from 19th St to 27th Street.
- S Whipple St From W 25th St to W. 27th St
- Wolcott Ave from 19th St to S. Damen Ave.

Speed humps Installation: **\$41,000** in investment on residential areas to reduce vehicle traffic.

New lights and poles have been installed on more than 11 blocks for a total of **\$165,000**

A total of **\$1,109,723** has been invested in construction and road improvement projects for residents of Pilsen and La Villita for 2023.



08

EDUCATION

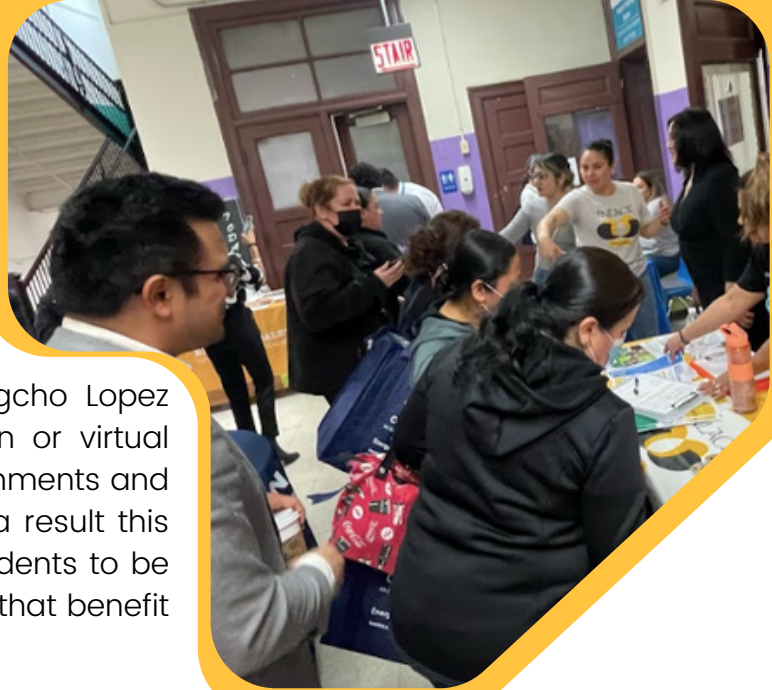
We continue to collaborate with local schools to secure resources and educational opportunities for the youth in our community, promoting a brighter future.



- ➔ Allocation of \$1 million for infrastructure improvements at the Benito Juarez high school.
- ➔ Construction of recreational areas at Finkl Elementary.
- ➔ Reopening of the Dvorak Park swimming pool.
- ➔ Provided resources and materials for Back to School events for Chicago Public Schools in the 25th Ward.



COMMUNITY INCLUSION



Through weekly Ward Night meetings, Alderman Sigcho Lopez has met with more than 50 residents via in-person or virtual appointments to allow for residents to share their comments and concerns directly with the Alderman as needed. As a result this allows for multiple opportunities for voices of the residents to be heard and included for district wide input on projects that benefit our community.



Hosted our annual pet vaccination event in conjunction with the Department of Animal Care and Control (CACC) to provide more than 370 vaccines to cats and dogs. Allowing pet owners to be up to date with their pet's health for free.

The 25th Ward office was the first Aldermanic office to host a pet adoption event to reduce the capacity at CACC, where dogs able to find their forever homes.

10

CULTURE

Support and collaboration with cultural and artistic events that highlight the diversity of our community, strengthening the pride of all that are part of our ward., This included the cultural beautification of the Racine Viaduct murals in partnership with a local art gallery and artists.



REMODELING THE LITTLE VILLAGE ARCH



The reconstruction and restoration project aims to highlight and preserve the historic significance, while giving it a new look and functionality. Our office will continue to work in collaboration with Preservation Chicago, the Department of Transportation and design experts to ensure that the project is carried out with the utmost care and respect for its history.

ST ADALBERT'S CHURCH

Earlier this month, Alderman Byron Sigcho Lopez along with community residents and former parishioners of St Adalbert's Parish worked cohesively to begin the process to Landmark St. Adalbert's. This successfully passed the first two steps in the Commission for Chicago Landmarks and approved the preliminary recommendation. The following steps are needed to complete the landmark designation:



- **Report from Department of Planning and Development** - Statement of how the proposed landmark designation responds to neighborhood plans and policies.
- **Commission Requests Owner Consent** - The Commission contacts each owner and requests consent. Owner consent is advisory—not required—for designation (except for houses of worship). When an owner does not consent, a public hearing is held.
- **Public Hearing** - A public hearing is held to gather relevant facts and information to assist the Commission in its consideration of the proposed landmark designation.
- **Final Commission Recommendation** - After a review of the entire record, the Commission votes whether to recommend the proposed landmark designation to the City Council.
- **Hearing by City Council's Committee on Zoning, Landmarks and Building Standards** - The Commission's recommendation is referred to the City Council Committee on Zoning, Landmarks and Building Standards, which votes on whether to recommend the designation to the full City Council.
- **Vote on Designation by City Council** - Designation of a Chicago Landmark is a legislative act of the Chicago City Council.

12

IMMIGRATION



We held a productive and important meeting with the consulates of the Dominican Republic, Mexico, Argentina, Guatemala, Peru, El Salvador, Ecuador, Colombia and Chile.

In our administration, under the leadership of Mayor Brandon Johnson, we propose a work of fluid dialogue and the will of the city to build public policies for the benefit of migrants from various countries who are in our city and our priority will always be to defend the rights of our community.