

**AUTHORIZATION TO PAY FINAL JUST COMPENSATION AWARD TO ACQUIRE
4653-59 N. LAWDALE/3753-3759 W. LELAND FOR THE CONSTRUCTION OF A NEW
SCHOOL TO RELIEVE OVERCROWDING IN THE HAUGAN ATTENDANCE AREA**

THE CHIEF EXECUTIVE OFFICER REPORTS THE FOLLOWING DECISION:

Authorize payment of a final just compensation award of \$880,000 for the acquisition of 4653-59 N. Lawndale/3753-3759 W. Leland for the construction of a new school to relieve overcrowding in the Haugan School Attendance Area. Information pertinent to this award is as follows:

OWNERS: Blago Bebek
4638 North Delphia Avenue
Chicago, Illinois 60656

PROPERTY: 16 unit, 16,000 square foot, 3 story brick apartment building, on a 8,700 square foot corner site (southeast corner of Lawndale and Leland) in Albany Park. P.I.N. 13-14-111-001-0000

FINAL AWARD: \$880,000

BASIS: Settlement based upon following appraisals:

BOE's Appraisals:	\$710,000 (Andy Prodanovic)
	\$725,000 (Donald Klein)
	\$800,000 (RossWaxman/Preferred Realty)
	\$800,000 to \$ 850,000 (Lorenz)

Owner's Appraisal:	\$1,120,000 (Theodore Kowalski)
	\$1,150,000 (Dale Kleszynski)

PURPOSE/USE: To acquire property for the construction of a new middle school to relieve overcrowding in the Haugan Attendance Area.

AUTHORIZATION: Such other conditions as deemed necessary by the General Counsel for the Board. Authorize the Comptroller to issue a check in the amount of \$880,000 payable to the Cook County Treasurer as final just compensation.

AFFIRMATIVE ACTION: Exempt.

LSC REVIEW: Local School Council review is not applicable to this report.

FINANCIAL: Charge to Operations Department: \$880,000
Budget Classification No: 3810-478-000-9311-5710
Fiscal Year: 2002
Source of Funds: Capital Improvement

GENERAL CONDITIONS:

Inspector General - Each party to the agreement shall acknowledge that, in accordance with 105 ILCS 5/34-13.1, the Inspector General of the Chicago Board of Education has the authority to conduct certain investigations and that the Inspector General shall have access to all information and personnel necessary to conduct those investigations.

Conflicts - The agreement shall not be legally binding on the Board if entered into in violation of the provisions of 105 ILCS 5/34-21.3 which restricts the employment of, or the letting of contracts to, former Board members during the one year period following expiration or other termination of their terms of office.

Indebtedness - The Board's Indebtedness Policy adopted July 26, 1995 (95-0726-EX3), as amended from time to time, shall be incorporated into and made a part of the agreement.

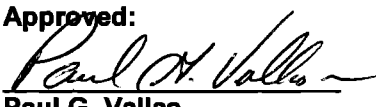
Ethics - The Board's Ethics Code adopted September 27, 1995 (95-0927-RU3), as amended from time to time, shall be incorporated into and made a part of the agreement.

Contingent Liability - The agreement shall contain the clause that any expenditure beyond the current fiscal year is deemed a contingent liability, subject to appropriation in the subsequent fiscal year budget(s).

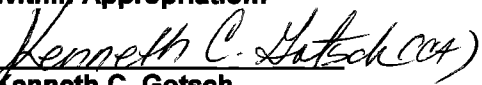
Approved for Consideration:


 Timothy Martin
 Chief Operating Officer

Approved:


 Paul G. Vallas
 Chief Executive Officer

Within Appropriation:


 Kenneth C. Gotsch
 Chief Fiscal Officer

Approved as to legal form:


 Marilyn F. Johnson
 General Counsel