

June 27, 2001

**AUTHORIZATION TO PURCHASE 4304 W. WABANSIA FOR THE
CONSTRUCTION OF A NEW KELVYN PARK SOUTH HIGH SCHOOL**

THE CHIEF EXECUTIVE OFFICER REPORTS THE FOLLOWING DECISION:

Authorize the purchase of the property at 4304 W. Wabansia for the construction of a new Kelvyn Park South High School. The authority granted herein shall automatically rescind in the event a written agreement is not executed within 120 days of the date of this Board Report. Information pertinent to the purchase is as follows:

SELLERS: Capitol Bank and Trust Company, Trust #819
Solar Springs Company(Equitable Owners)
Oscar and David Diaz (Equitable Owners)
4304 W. Wabansia
Chicago, Illinois 60639

DESCRIPTION: Owner occupied, three story, 54,590 square foot brick industrial building on a 50,242 square foot site at the northwest corner of Kildare and Wabansia in West Humboldt Park.
PIN: 13-34-416-014 and 015

PURCHASE PRICE: \$1,800,000 + Moving Expenses

PURPOSE/USE: To acquire property for the construction of a new Kelvyn Park South High School.

AUTHORIZATION: Authorize the General Counsel to include other relevant terms and conditions in the written agreement. Authorize the President and Secretary to execute Agreement. Authorize the General Counsel to execute all ancillary documents required to administer or effectuate this agreement.

AFFIRMATIVE ACTION: Exempt.

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

FINANCIAL: Charge to Operations Department: \$1,800,000+ moving
Budget Classification No: 1410-478-000-9313-5710
Fiscal Year: 2001
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