

**AUTHORIZATION TO PAY FINAL JUST COMPENSATION AWARD TO ACQUIRE
3607-3609 W. DICKENS FOR THE CONSTRUCTION
OF THE FUNSTON SCHOOL CAMPUS PARK**

THE CHIEF EXECUTIVE OFFICER REPORTS THE FOLLOWING DECISION:

Authorize the payment of a final just compensation award of \$250,000 for the acquisition of 3607-3609 W. Dickens for the construction of the Funston School Campus Park. Information pertinent to this acquisition is as follows:

SELLERS:	Steve Seplowin	Ken Ivaska	Michael Muzyka
	3336 RFD	2636 N. Mobile	8613 W. Catherine
	Long Grove, IL 60047	Chicago, IL 60639	Chicago, IL 60656

DESCRIPTION: 6,250 square foot vacant lot in Logan Square. PIN 13-35-126-012

FINAL AWARD: \$195,000 for land acquisition + \$55,000 for settlement and release of owner's claim for rent, damages and attorneys fees.

BASIS: Settlement based upon:

Board appraiser:	Don Klein	\$120,000
	Real Estate Analysis:	\$200,000-225,000

Owner's Appraiser:	Michael MaRous	\$225,000
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PURPOSE/USE: To acquire property for the construction of Funston Campus Park and to settle all claims against the Board regarding use and damage to the property.

AUTHORIZATION: Authorize the Comptroller to issue a check in the amount of \$250,000 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: \$250,000
Budget Classification No: 3450-454-000-9304-5710
Fiscal Year: 2003
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:



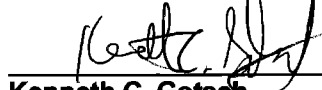
Timothy Martin
Chief Operating Officer

Approved:



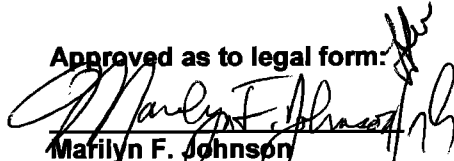
Arne Duncan
Chief Executive Officer

Within Appropriation:



Kenneth C. Gotsch
Chief Fiscal Officer

Approved as to legal form:



Marilyn F. Johnson
General Counsel