

April 28, 2004

04-0428-OP7

**AUTHORIZATION TO PURCHASE 6758 SOUTH PAULINA FOR THE  
CONSTRUCTION OF A NEW MILES DAVIS ACADEMY**

**THE CHIEF EXECUTIVE OFFICER REPORTS THE FOLLOWING DECISION:**

Authorize the purchase of the property at 6758 South Paulina for the construction of a new Miles Davis Academy. 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:

**SELLER:** Jean Baptiste Benoit  
6758 South Paulina  
Chicago, IL 60636

**DESCRIPTION:** 2,144 square foot, single family, masonry constructed residence plus a masonry constructed, detached garage on a 6,228 square foot corner lot in West Englewood. PIN: 20-19-405-041.

**PURCHASE PRICE:** \$130,000 + \$5,000 Owner's Relocation Payment + Moving Expenses.

**PURPOSE/USE:** To acquire property for the construction of a new Miles Davis Academy.

**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: \$135,000 + Moving Expenses  
Budget Classification No: 7180-458-000-9311-5710  
Fiscal Year: 2004  
Source of Funds: Capital Improvement  
Project Number:

**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:

  
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**Sean P. Murphy**  
Chief Operating Officer


Approved:

  
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**Arne Duncan**  
Chief Executive Officer

Within Appropriation:

  
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**John Maiorca**  
Chief Financial Officer

Approved as to legal form:

  
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**Ruth Moscovitch**  
General Counsel 