



February 15, 2022

Teresa Córdova, Chair
Chicago Plan Commission
121 N LaSalle St, Room 1000
Chicago, IL 60602

Re: Proposed Amendment to Residential Business Planned Development 1420 at 1653-1739 W Webster Avenue and 2075-2189 N. Elston Avenue

Dear Chair Córdova:

I am writing to express North Branch Works' (NBW) strong support for the proposed amendment to Residential Planned Development 1420 to add "Sports and Recreation, Participant, Indoor" as a permitted use in Sub-Area A of the North Branch Framework Plan.

The properties in question on Webster and Elston Avenues are located in our service area. The applicant met with us and is working closely with stakeholders in the North Branch community, including the 32nd Ward office. It has been a pleasure to work with the applicant.

In addition, we are confident this proposed use will not adversely impact the existing industrial businesses and the viability of the Elston Avenue Industrial Corridor. We see this proposal as being compatible with the density and zoning of the surrounding area.

NBW is a membership-supported nonprofit neighborhood organization that for more than three decades has promoted balanced, job-creating economic development along the North Branch of the Chicago River. We are also a City of Chicago "delegate agency" providing an array of support services to local businesses. As the business environment along the North Branch has shifted, so has our agenda. NBW defines its business constituency as the whole spectrum of enterprises—manufacturers, other commercial firms, service providers, and artisanal producers—to be found within its service area.

We look forward to the approval of this amendment and connecting the Lionsmane Partners, LLC with city programs, resources, and support as it opens its business operations in the North Branch.

Best regards,

A handwritten signature in blue ink, appearing to read "Steve Simmons", is written over the "Best regards," text.

Steve Simmons
Director of Business and Economic Development

Cc: Ald. Scott Waguespack, 32nd Ward
Connor Ptacin, Lionsmane Partners, LLC