

There is no reason anyone would want a computer in their home.

— Ken Olson, president, chairman and founder of Digital Equipment Corp., 1977

NEWS-STAR

AN INSIDE PUBLICATIONS NEWSPAPER

FREE

VOL. 120, NO. 13

NEWS OF ROGERS PARK, EDGEWATER, UPTOWN & ANDERSONVILLE

insideonline.com

Assessor releases first Chicago property reassessments

Total assessed value increased 32% in Rogers Park Township

Cook County Assessor Fritz Kaegi released the initial assessments of residential and commercial properties in Rogers Park Township on March 18, 2024, marking the beginning of the reassessment of the City of Chicago. The Assessor's Office reassesses one-third of Cook County every year. Chicago was last reassessed in 2021.

"I encourage property owners to review their reassessment notice to ensure their property characteristics and market value reflect their home," said Assessor Fritz Kaegi. "It is important to understand that assessments in Chicago reflect changes in market value over the last three years. My office will be hosting a virtual workshop to assist property owners and explain reassessments in their community."

"In Rogers Park Township, industrial property, large multi-family apartments and other franchised commercial classes of property drove a significant increase in assessed value. The value of residential property also grew, although at a slightly lower rate," added Assessor Kaegi.

The total assessed value in Rogers Park Township grew 32%. The



he total assessed value in Rogers Park Township grew by 32%, as industrial property, large multi-family apartments and other franchised commercial classes of property drove a significant increase in assessed value.

median sale price for single-family homes in 2023 was \$450,000 in Rogers Park. Therefore, the Assessor's estimate of the median market value of single-family homes is \$431,000.

When a property is reassessed, the property owner is mailed a Reassessment Notice. The Reassessment Notice reflects the estimated Fair Market Value based on sales of similar properties. The notice also contains important information such as the property's characteristics, neighborhood code, and past assessments. An increase in a property's assessment does not cause the same increase in the property owner's taxes.

Appeals for Rogers Park Township can be filed until April 17.

How do assessment appeals

work? Property owners are given an opportunity to appeal their assessment if the property characteristics listed on an assessment notice are incorrect, or if the estimated market value of a property is significantly more than what it could sell for in the current real estate market.

To learn more about property assessments and appeals, watch our upcoming virtual workshop live on Facebook or YouTube scheduled for March 27, 2024, at 6 p.m. The workshop will include information about the reassessment notice and how property owners can file appeals with the Assessor's office. View all our upcoming events at www.cook-countyassessor.com/event-list.

ASSESSOR see p. 12

Police issue community alert over Rogers Park armed robberies

Chicago police are warning the residents in Rogers Park, of three related armed robberies. In each incident, multiple offenders approach the victims on the street and demand their belongings with brandishing a knife. The offenders then flee the scene in a white colored sedan.

Incidents include one on the 2500 Block of W. Albion St., 10:30 p.m. March 19; one on the

6100 Block of N. Talman St., 11 p.m. March 19, and one on the 2900 Block of W. Jarvis Ave, 11:25 p.m. March 19.

The offenders are described as 2-3 male, African-Americans, wearing dark colored clothing and ski masks

Those who may have any information on these crimes can contact the Bureau of Detectives – Area 3 at 312-744-8263.

INSIDE: Rogers Park First Pass Assessment List

Will Realtor commission settlement impact cost of selling?

BY DON DEBAT
The Home Front

First of two articles on changes in real-estate brokerage commissions.

Real estate brokers in Chicago and across the nation have lost the alleged battle for setting "uniform, customary or mandatory" sales commissions following court litigation.

But that doesn't mean home sellers or buyers suddenly are protected from commission-gouging, brokers who over-charge for their services.

Resolving claims over broker commissions, the Chicago-based National Assn. of Realtors [NAR] has agreed to pay a fine of \$418 million over four years and implement rules that ensure agents' commissions are negotiable.

The March 15 settlement, subject to federal court approval, would end litigation in Missouri that last year brought a staggering \$1.8 billion verdict against NAR that could have been tripled under U.S. antitrust law.

Plaintiffs in the Missouri case alleged NAR's rules for placing homes on various multiple listing service platforms [MLS] in effect fixed commissions at high rates, and discouraged sellers from seeking better terms. In the settlement, NAR did not admit wrongdoing.

SETTLEMENT see p. 4

Broker commissions are paid by home sellers. Commissions typically are in the range of 5% to 6%. That's \$20,000 or more on the sale of a \$400,000 home. When a buyer is represented by a Realtor, the seller's agent usually agrees to split the commission with the buyer's agent.

Historically, compensation offers have been listed on the MLS, but the court settlement will forbid this practice, which Realtors have used since the 1920s, or earlier. For example, in 1923, the chairman of the National Assn. of Real Estate Boards (NAR's precursor) Committee on Commissions claimed that the Chicago broker's association had used a commission schedule for more than 40 years.

Critics say individual sellers often feel powerless to negotiate a better deal for themselves because of the risk that offering lower commissions may cause brokers to steer buyers to other properties.

When you consider that NAR may be the biggest Congressional lobbyist group in the U.S., the court action truly is a landmark. Stephen Brobeck, senior fellow at the Consumer Federation of America, predicted that the NAR court action would eventually lower agent commissions and help

Becoming Edgewater's "crown jewel"

Broadway Armory Park took a long complicated path

BY JOHN HOLDEN

With the current use of Edgewater's Broadway Armory Park [BAP] as a temporary shelter for migrants, the Edgewater Historical Society is revisiting the unique history of the facility and how it came to be a community centerpiece.

The massive, block-long structure has a unique history among Chicago vast array of entertainment venues. It first opened in 1916 by the Woods Springer Co., one of Chicago's largest ice producers, as the largest indoor ice-skating rink in the world.

Christened the Chicago Arena, it also featured many other amenities including live music performances for the skaters and a full-service restaurant on the second floor.

However, the onset of World War I and the Spanish flu pandemic of 1918 quickly cut short the life of the Arena. But another urgent use for the facility was waiting in the wings to take over as the nation rose to the challenge of fighting in overseas wars, and responding to domestic civil disturbances stemming from racial

and labor unrest.

In Oct. 1919, the Chicago Tribune reported that Chicago Arena's owners leased the building to U.S. War Dept. for use as an armory. At its dedication ceremony in Feb. 1920, Illinois Gov. Frank Lowden touted the National Guard's role in maintaining peace in Chicago.

Over the next 70 years, the Illinois National Guard eventually became the owner of the property and remained the sole occupant of the facility until the 1980s. But as the years went by, the Guard used the facility less and less.

It wasn't until the 1970s when the newly resurgent Edgewater community identified the complete lack of indoor recreational space for diverse young people as a primary challenge in the neighborhood. That drive focused on repurposing the Broadway Armory for recreational use.

Spearheaded by Edgewater Community Council and its member Kathy Osterman, Loyola Univ. undertook a comprehensive survey of the area's unmet recreational needs to document the need for a park facility.

"The Broadway Armory will have tremendous importance in renewing community spirit in Edgewater and in giving our children and senior citizens rec-

reational opportunities they have never had in their neighborhood," Osterman wrote. "The building was in terrible condition both inside and out. The State did not want to invest money to rehab the building for the Illinois National Guard since they were only using the facility for 32 hours a month."

In 1979, the Chicago Park District signed a 25-year lease for the facility and \$2 million dollars in Federally funded renovations were undertaken at the seriously dilapidated facility.

Urgent repairs were made including a new roof and installation of new hardwood floors.

One of Chicago's first female aldermen, Marion Volini [48th], played a key role in rehabilitating the Broadway Armory into an indoor recreation center. Government records, correspondence, photographs, and news clippings found in the Marion Kennedy Volini Papers at Loyola's Women and Leadership Archives, detail the story of how this one-of-a-kind community center came to be. The archives show that US Rep. Sidney Yates and State Sen. Arthur Berman both played a key role in securing government funding for the renovations.

JEWEL see p. 12

Wilson Ave. Bridge repairs underway

Route over river now closed to traffic for two months

On Monday the Chicago Dept. of Transportation [CDOT] began repair work at the Wilson Ave. Bridge over the North Branch of the Chicago River in Ravenswood Manor.

The bridge will be closed to vehicular traffic for approximately nine weeks while CDOT performs structural repairs. Sidewalks will remain open throughout the project for pedestrians and cyclists.

While the bridge is closed, there will be marked detours in place directing vehicular traffic to Montrose Ave.

We've become part of the Stockholm gang



By Thomas J. O'Gorman

There's one malady that doctors at Northwestern Hospital weren't able to cure me of while I was in their Cardiac Intensive Care unit.

It was a loose form of "Stockholm Syndrome," where the newness of being institutionalized wears-off and the patient doesn't resist the circumstances. I became

part of the gang.

A state of being not uncommon with kidnappings. Often the kidnapping victim forgets how it all began, instead they join in with the routine of those who robbed them of their innocence and high-jacked them from their ordinary way of everyday life.

A terrifying prospect. You've become numb to not being independent or rescued. You no longer feel like the victim of surprise violence.

For me it may have been the inserting of an IV drip in my jugular vein. A procedure with which I was unfamiliar. The jugular vein in the neck is physically closer to the heart. So there's not much of a time lag pumping medicines through to the heart. It still seems a bit extreme.

The procedure didn't hurt as much as it sounds. They loaded me up with pain meds, numbing me sufficiently to keep myself calm.

But you can see how easily I was brought to the edge of Stockholm Syndrome.

It was good medical procedure that helped bring the latest advances in medicine to me. I soon had an established blood pressure. Growing healthier by the hour. Constant monitoring from the superb medical team that surrounded me. And superb oatmeal with brown sugar topped with a banana each morning for breakfast.

But it did get me thinking about the extremes, of both health and environment, that stretch the mind and soul and the circumstances that shape reality in light

of the most fearful conditions. So naturally the failing confidence in Chicago's urban government popped into mind.

This column has laid low most criticism on Mayor Brandon Johnson and his team.

To be honest I've been at a real political loss trying to understand the X-rays of this turmoil. Two decades of intense inside political analysis at City Hall does not dispose me to either fresh political loyalty or confidence.

Do you feel a sense of restored vitality in the city? Are you given any sense of peaceful partnership in the administration of city business? Do you feel any sense of strength, sound judgment or rational intelligence at work in the city presently? Are we better off now than under Mayor Lori?

I'm really searching for any evidence that there's anybody even at home. It all reminds of the symptoms of the beleaguered "Stockholm Syndrome."

Conditions that surround me are just as quickly numbing me to the reality of how things are. I don't recall ever being blocked from feeling the impact of the assaults and deaths of so many fellow Chicagoans.

Of course the official response to such urban violence is shock and awe. The two ingredients that Mayor Johnson needs to open up the issues to resolution.

Reminds me of choosing the flavors of Jello best enjoyed at the mayor's office lunch.

How many shooting deaths, hijackings and brutal assaults does it take to shake the city? After all, this comes on the heels of Mayor

Lori's brilliant one term as mayor. This ill-equipped crew's response and lackluster emotion is, of course, a disgrace. This administration now reeks of the fragrance of funerals. Their politics carry the lazy man's burden for lack of purpose and responsible reaction. Hello Stockholm.



Mayor Brandon Johnson

Turning the public's hearts against law enforcement is a diabolical attempt to scatter blame and responsibility for the murderous terror of Chicago streets.

Meanwhile expanding the bread and circuses of the summer's entertainment. Of course nothing permits the inept and shameful handling of urban crime more than the idiocy of woke political leadership with little loyalty and meagre intelligence. This is Mayor Lori all over again, on steroids. Poor Mayor



Former mayor Lori Lightfoot.

Johnson. Who is there to save us from his misguided ham sandwich-eating ineptitude?

Certainly not his former guru "Boss Preckwinkle."

The Cook County politburo has long been a neutralizer of common sense and fervent loyalty.

Today we witness the results of that threadbare coalition of tax and spend urbanologists. Blood upon the sidewalks and pulseless cadavers on the curbs of Chicago. Outbound U-Haul taillights on the roadways.

All reasoned reality is tossed out the broken windows of our humanity.

There are, sadly, no physicians who can stabilize that lack of urban blood pressure. At the moment we are numb to being rescued. We've become part of the gang.

THAT GREAT STREET: We hear that's no longer State St. But rather 18th St. in the Pilsen neighborhood. In fact it's been acclaimed one of the four best streets in America by Time Out. 18th St. is listed as the 21st best street in the world. You can understand why. Great ethnic diversity. The mix of Mexican, eastern European, aging Yuppie, New Age urbanites, loaded with really good restaurants, lots of art galleries and creative shops. I remember when Pilsen and 18th was the border line of urban re-birth back in the early 1970s. Anyway, that designation is a great boost for Chicago. The neighborhood is filled with life.

DEAD IN THE YARD: Kayne Anderson has eyes on Lincoln Yards amid Sterling Bay's desperate struggle for cash to fund their billion-dollar plans. The Los Angeles-based firm, and local development executive **Darren Stoniger**, were part of investment group that met with city officials on Feb. 26. Seems that Sterling Bay's funds have dried up, says TheRealDeal.com.

Sterling Bay's search for new financing comes soaked in flop sweat after the earth shifted under the developers feet. The \$6 billion plan to redevelop 53 acres along the river between Lincoln Park and Bucktown slammed into reality with our town's current glut of commercial space and high interest rates. They are now caught in a nasty Catch-22 since, as a TIF district, they cannot vacuum up all that property tax cash without first getting buildings built and rent-paying tenants inside them. Ya, good luck.

The meeting came as Sterling Bay renewed its search for more cash to advance the floundering project, which lost previous financial backers in J.P. Morgan and

STOCKHOLM see p. 8

Ronald Roenigk *Publisher & Editor*
Sheila Swann *Art Director & Production Mgr*
Jeff Zimmerman *Account Executive*
Cindy Amadio *Account Executive*
Kathleen Guy *Account Executive*

INSIDE is published every Wednesday by Inside Publications
6221 N. Clark St., rear
Chicago, IL 60660
(773) 465-9700
E: insidepublicationschicago@gmail.com



Your friendly neighborhood newspaper brought to you free by our advertisers. We encourage our readers to share their ideas and concerns with the community through this publication. All letters must include name, address and phone number. Names will be withheld upon request. We reserve the right to edit letters to fit our space.

All material in this publication copyright ©2024 Inside Publications and can only be reprinted with permission of the publisher.

Where can you find a copy of INSIDE-BOOSTER,

NEWS-STAR AND SKYLINE? Inside has numerous "drop spots" on the North Side of Chicago, between the Loop and Howard Street, and between the lake and west to Kedzie. To find out which spots are most convenient for you, call (773) 465-9700 and give the zip code where you live or work. Or visit insideonline.com and click on "Paper Pickup Locations." The best time to pick up our paper is on Thursday mornings. If your business would like to become a regular drop spot, please call and let us know!

insideonline.com

THE AHERN GROUP
CHICAGOLAND REAL ESTATE EXPERT

MAGGIE AHERN
Over 18 Years in Business
Marketing, Negotiating & Staging
(312) 545-2199
MaggieAhern@AtProperties.com
@properties
CHRISTIE'S INTERNATIONAL REAL ESTATE

Accounting / Tax Services Ltd.
—Over 30 years of experience—

- Individual and Business
- Tax Consulting
- Audit Representation
- IRS Correspondence

773-935-0472
gedactax@gmail.com
3805 North Seeley Avenue
Chicago, Illinois

DUBLIN'S
BAR AND GRILL

A touch of Ireland at the corner of State and Rush.
A place to see and be seen.

1050 N. State St.
Open 10 a.m. to 4 a.m. 365 days a year
312-266-6340 dublinschicago.com

FLOS Dental

New Patient Special!

- Full Arch Implants are great solution for edentulism, ill-fitting dentures, advanced caries and advanced periodontal diseases.

Flos Dental is offering a special (bundle deal) which includes:

- *Implants Surgery (extractions, grafting, etc)*
- *Same-Day Provisionals (teeth in a day)*
- *Zirconia Prosthesis (fixed zirconia teeth)*

Estimated monthly payments: \$257 for 60 months

- No down payment required • No screening fees
- We accept credit cards & cash for payments
- Mention this ad! (Valid until 03/31/2024)

3425 W. Peterson Ave., #107 224-999-0945
info@floschicago.com www.flosdental.com

With appeals surging 26,806% under cashless bail, Illinois Supreme Court establishes new rules

BY CWBCHICAGO

With the state's appellate courts drowning in a flood of cases filed by criminal defendants challenging their pretrial detention since the Pretrial Fairness Act (PFA) eliminated cash bail in September, the Illinois Supreme Court is making some changes.

The high court said it had to act because the court system, which handled an average of 17 bond-related appeals per year under the cash bail system, is expected to receive 4,557 appeals during the first 12 months of cashless bail. That's an increase

of 26,806%.

As the number of pretrial detention cases surged, the court established a Pretrial Release Appeals Task Force in January to make recommendations for improvement.

The panel, calling the surge in cases "staggering," returned its recommendations on March 1, and the Supreme Court will implement many of the group's ideas effective April 15.

Some changes aim to eliminate frivolous appeals, many of which have been filed with little more than check boxes marked on a boilerplate form.

Some appellate cases reviewed by this

reporter sought judicial review for seemingly minor problems like judges failing to explain fully in writing why they found a defendant unfit for pretrial options other than jail, even when the judge explained their reasoning verbally in court.

The task force concluded that "if an appeal is taken, it must be accomplished in a way that adequately articulates the legal basis for the appeal" rather than "in a rote manner."

In the future, defendants will first seek a review of their detention in the local county court before it can advance to the appellate level.

The court is also eliminating its own rule that pretrial detention appeals must be filed within 14 days of a defendant's detention. That rule could motivate many defendants to hurry up and file something just to get their case under review. Defendants can file appeals at any time before trial after April 15.

Defendants will also be limited to one pretrial detention appeal at a time to, as the task force put it, "incentivize strategic thinking by trial counsel about which detention rulings to appeal."

Park Advisory Councils file formal protest against city, 'stop using us for migrant housing'

Chicago Park District [CPD] Park Advisory Councils [PAC] are fed up over being used as dumping grounds of incoming migrants. Now a group of PACs has sent notice to the Mayor's office stating that the parks should not be used for migrant housing.

As the elected representatives of the citizens of various respective CPD regions they wrote a joint protest letter to Mayor Brandon Johnson. This letter was also copied to CPD Supt. Rosa Escareno, Myetie H. Hamilton, President, Board of Commissioners, and the entire CPD Board of Commissioners.

This newspaper was also provided a copy of that letter.

They state that their concerns impact the physical and mental health, safety, and quality of life for constituents of Chicago.

As of the end of February, four CPD field houses were still closed, after being diverted for use as migrant shelters.

While it may be too late to stem the tide of incoming migrants, the city of Chicago is still touting itself as a sanctuary city, the exact virtue signaling that created the problems for Chicago in the first place.

Various border states who had been inundated by millions of illegal border crossers noted that sanctuary cities were boasting, and called their bluff by sending tens of thousands of those illegal aliens to sanctuary cities.

Of course the ultimate fault for this crisis lies with the federal government. The

U.S. Constitution clearly states that border security, customs and immigrations are all Federal responsibilities. Yet U.S. elected officials and their bureaucrats have abandoned that responsibility.

Dated March 12, the letter was signed by 27 PAC's and 10 others, and said that "Parks were established to enhance the quality of life in Chicago by providing safe, inviting parks and facilities for its residents that prioritizes the needs of Chicago children and families."

PACs in Chicago represent the vast majority of the more than 225 parks in all 77 community areas. They are all identified in the letter, and represent parks located from the south to west to central to north regions of the city.

PAC's are chartered to promote ways for the community to better utilize the CPD's programs and facilities; provide communication to the CPD on matters relating to their parks; increase community awareness of CPD projects; provide the community with a vehicle through which park information can be shared; and assist in locating alternate funding sources to enhance park facilities.

"We write to you today as representatives of our Parks and the communities they serve," the letter states. They say their purpose is "that we request that the City of Chicago not use Chicago Parks as the temporary or long-range sites to house migrants."

"The facilities and programs already fail

to meet the needs of the youth and adults in many areas of the City. Many Parks are over 100 years of age and have facilities 5 to 10 decades of age. Funding for needed programs and facility improvements to keep youth engaged in positive activity is already insufficient.

Ensuring the availability of programs that serve over 600,000 registrants each year and provide daycare and day camp to over 25,000 youth from Chicago families should be your first priority."

They say that the "lack of resources and staffing extends to CPD Security that can result in even more safety issues.

Repurposing these facilities, canceling programs, and taking vital resources away from Chicago residents will result in lasting damage to youth mental and physical development and adult wellness."

They say that canceling programs such as early childhood, after-school, and teen classes will negatively impact parent employment as significant adjustments to child-care requirements will be necessary while denying youth the much-needed positive stimulation and development opportunities.

"This negative result, as demonstrated in several parks already, means more Chicago youth on the streets looking for an alternative activity. The need for in-person activities are essential for developing strong communication skills and self-confidence."

The PAC's fear that many adults will not be able to find or afford other positive wellness activities and continue to connect

COUNCILS see p. 9

REAL ESTATE AUCTION APRIL 4, 2024



GOLD COAST • CHICAGO, IL

Stately & elegant 3BR, 3BA, approximately 3,600 sq. ft., unit 4S in Co-Op building located between Burton and North Ave., on Lake Shore Drive overlooking the lakefront. The sale and transfer of shares is subject to the Board's receipt and review of all required information, and approval of the prospective buyer, as stated in the governing documents.

Last Sold for \$1,900,000
Suggested Opening Bid \$650,000

Viewings by appointment—Broker Participation Invited

FOR INFORMATION CONTACT

Rick Levin & Associates, Inc. | since 1991
312.440.2000 | www.ricklevin.com

A new address.
The old neighborhood.

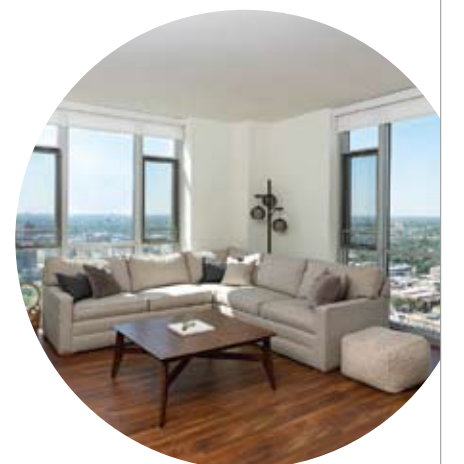
RETIRE IN THE CITY YOU LOVE!

No need to leave the north side of Chicago. Find the maintenance-free apartment and active lifestyle you want today at The Admiral at the Lake – just steps from Foster Beach.

Plus, at our not-for-profit Life Plan Community, on-site care is available if your needs change in the future.

Need help now? We have immediate availability in Assisted Living and Memory Support.

Contact us today.
866.560.3497 | admiral.kendal.org



929 W. Foster Avenue | Chicago, IL 60640

It's tree planting season

With spring on its way, now is the time to request a tree be planted in the public parkway in front of your home, free of charge. Simply call 311 or your local the ward office to submit a Tree Planting Request.

Planting trees improves air quality, prevents flooding, provides shade and cool air, and reduces pollution. The benefits of trees are numerous, more trees mean healthier communities.

Tree planting service requests

are handled in the order in which they are received. Once your request is submitted, your planting site will be investigated by Forestry staff to confirm its suitability for a tree to grow. For the health of the trees, planting is typically only done in the spring and fall, with the exact timing of each season varying based on weather and ground temperatures.

For more information, visit www.chicago.gov/OurRoots.

Letters to the Editor

Proposed Belmont TOD is far out of scale

Regarding the proposed razing of the storied Ann Sather eatery, either Ald. Lawson [44th] or the developer claims that the new building will “compliment the existing context of the street.” The new structure does the very opposite by being far out of scale

and totally violating the “existing context” of Belmont Ave. The inherent charm of the existing two story buildings is lost in the visually banal proposed replacement.

Bob Schwartz
Edgewater

Obsession with parking

I get angrier with your publication with every issue. I just don't understand your obsession with parking, and, in general, your rabid support of automobile use. Many (maybe even most) residents of the North Side live here in part because it's just about the only place in Chicago (and possibly the entire Midwest) where it's possible to live a full life without an automobile.

If you want to live in an environment where planning revolves chiefly around making automobile use easy, well, you have 99% of the territory of the United

States to choose from.

The one advantage that the North Side has in comparison with the surrounding areas is that automobile use there is sometimes awkward, and that it's relatively easy to get around by foot, bicycle, or transit. Every new parking space created undermines the North Side's distinctive character. I just don't understand your paper's preference for de-urbanizing the area.

Chris Winters
Uptown

INSIDE PUBLICATIONS

SETTLEMENT from p. 1

align compensation with services rendered.

“Increasingly, compensation will reflect agent competence, experience and the effect they make on a sale,” said Brobeck, who noted that the impact of the court action may take years to be felt.



The Home Front

by Don DeBat

“This agent-commission change is long overdue,” said Gold Coast buyer broker Sara E. Benson, CRB, ABR, president of Chicago-based Benson Stanley Realty. “Personally, I find the practice of a listing agent dictating the buyer agent's compensation disconcerting at best—and reprehensible at worst.”

For decades, Benson noted that listing agents have been incessantly “chiseling” the offer of buyer broker compensation. “Rarely, is the commission split 50/50. In many parts of Wisconsin, buyer agents are lucky to get a mere 35% of the total commission, Benson said.

In Chicago, some listing agents are “offering” only 33%—or less—to buyer's agents and publishing that commission in the MLS.

For the buyer's agent to meddle with the commission structure would have been considered “contract interference” and prohibited by NAR.

“Under the NAR settlement, buyer agents finally will be empowered to set their own rates and get paid what they are worth,” Benson said.

So, how does a home buyer find a good buyer's agent, who may be worth even more than their commission?

First, check out the buyer-broker's education, usually outlined in the professional designations

earned, along with years of service and experience.

Is the broker a Certified Real Estate Brokerage Manager, the highest level of professional achievement in real estate brokerage? Or, is the broker an Accredited Buyers Representative, a Graduate of the Realtor Institute, or a Certified Real Estate Specialist?

“Some successful realty agents boast about their top-ranked annual sales volume,” Benson said. “However, these agents can be the most-risky for the consumer because they may often have the lowest ethical standards.”

According to Benson, while the seller's agent may photograph the property, list the home in the MLS, and host open houses, the buyer's agent is responsible for the lion's share of home-buying expenses, pre-buying research and field work, outlined below:

- **Pre-buying activities.** In addition to boundless hours of consultation, buyer brokers



Sara Benson



Stephen Brobeck

secure pre-approval letters, conduct limitless property research and market analysis, and check real estate tax records.

Detective work in condominium buying often involves research on a building's finances and the risk of a potential special assessment, which could cost an unwary buyer \$10,000 to \$50,000 in the first year of ownership.

- **Field work outside office.** Once the property is targeted, the buyer broker schedules and sets up showings, gases-up their car and takes the buyer on what could be a dozen or more property showings.

- **Property targeting.** When a suitable property is targeted, the buyer broker develops negotiation

strategies, sets up and attends inspections, and gathers repair estimates.

- **Contract stage.** The buyer broker also prepares the purchase contract, presents the offer, conducts negotiations, attends the final walk-throughs, and at post-closing, does buyer hand-holding, especially if there are additional questions or concerns.

“The sheer worth of a good buyer broker's networks is invaluable,” says Benson. “Agents often have private access to properties not even publicly listed on the Internet. Despite all of this, the listing agent dictates their compensation? I applaud the decoupling of commissions.”

A study commissioned by a major telephone carrier for 500 corporate relocations over the period of one year found buyer brokers secured homes at 91% of asking price, compared with the 96.5% secured by traditional brokers.

“That's a full 5.5% percent spread—or a buyer savings of \$22,000 on a \$400,000 home,” said Benson, who noted that the fall-through rate of “For-Sale-By-Owner” contracts—without a buyers broker's guidance—is a whopping 80%.

“For first-time buyers who think their real estate attorney will provide the services and expertise that an experienced buyer's agent can, they are sadly mistaken,”

Benson said.

“Attorneys never even set foot on the property,” Benson said. “They aren't familiar enough with the market to provide a competitive market analysis because they don't have the data,” she said.

“Attorneys aren't familiar with school districts and neighborhood boundaries. They often select title companies in which they have ‘affiliated business arrangements’ for their own profit.”

Finally, Benson believes that the NAR decision, if enacted, might just get rid of the wicked “double dip,” the dirtiest little secret in the real estate industry.

No agent can “represent” both parties in a transaction as neither party is being fully represented, Benson noted. “Dual agency should be illegal in every state in the nation—not just eight states. It's the number one reason agents are sued.”

Savvy buyers who continue to seek “professional, buyer-broker guidance will get the full and undivided representation which they pay for and deserve,” Benson noted. “And, buyers should be prepared to sign an agreement to receive the full benefits of an exclusive buyer broker.”

NEXT WEEK: What should be included in a buyer-broker agreement? Read the fine print.

For more housing news, visit www.dondebat.biz. Don DeBat is co-author of “Escaping Condo Jail,” the ultimate survival guide for condominium living. Visit www.escapingcondojail.com.

INSURANCE DESIGNED WITH YOU AND YOUR DREAMS IN MIND

CALL (773) 472-3400 TODAY FOR YOUR FREE PERSONAL INSURANCE REVIEW



Mike Donaldson, Agent
3046 W. Irving Park Rd.
Chicago, IL 60618
mdonalds@amfam.com
Certified Agency
in Customer Excellence

KITCHEN AND BATH CABINETS CENTER

SCAN ME

KITCHEN & BATH CABINETS CENTER IN LINCOLNWOOD

WE PROVIDE A COMPREHENSIVE CABINETRY DESIGN & INSTALLATION SERVICE FOR YOUR PERFECT SPACE.



COUNTERTOPS
GRANITE
QUARTZ

FREE QUOTE



AFFORDABLE PRICES

REFACING & CABINETS PAINTING



WE PROUDLY SERVE AS A REPUTABLE GENERAL CONTRACTOR, BRINGING EXPERTISE AND PROFICIENCY TO EVERY PROJECT WE UNDERTAKE

© 224-200-4819 | KBCDOMINIKA@GMAIL.COM

Location:

6512 LINCOLN AVE, LINCOLNWOOD, IL 60712

Nueva Pizzeria

Try our Thin, Deep, Butter or Whole Wheat Crust

Monday-Thursday
Large Thin Crust
1 Topping
\$14.99 each

7109 N. Clark St.
773-681-0689
Pick-Up and Delivery

OPEN 7 DAYS
Se Habla Español

VISA MasterCard

Pastas • Salads • Burgers • Sandwiches • Desserts

CARMEX

MUFFLERS & BRAKES

COMPLETE AUTO REPAIR

- CATALYTIC CONVERTERS
- BRAKES
- OIL CHANGE
- EMISSION TESTS
- EXHAUST SPECIALIST

Se Habla Español
708-831-4056
4154 N. Pulaski Rd.
Closed Sundays
Visa & Mastercard Accepted

News tips?

Call 773-465-9700

Confidentiality guaranteed.

Top 10 tips that help homeowners better understand their property taxes

BY MARIA PAPPAS

Homeowners have taught me a few things about property taxes while I have served as Cook County Treasurer.

One lesson is that the property tax system is complicated. Many people unfamiliar with the process have told me that they wished there was a simpler, easier way to keep track of their property taxes and pay their bills.

With that goal in mind, here are 10 tips for helping homeowners better understand their property taxes and potentially save money:

1. Website. You can use cookcountytreasurer.com to pay your bill, check for available refunds, search a 20-year tax history of your property, discover how much debt taxing bodies owe and perform many other services.

2. PIN. Your property has a specific 14-digit number that identifies it as unique from all the other 1.8 million parcels of land in Cook County. You need to know your Property Index Number, or PIN, and refer to it when paying your bill or contacting our office.

Your PIN is printed on your tax bills and is listed on your property's deed.

3. Phone. Call our automated phone system at (312) 443-5100, any time, day or night, for helpful tax information such as verifying payments and checking for refunds. The phone system offers services in English, Spanish and Polish.

4. Payment locations. You can conveniently pay your property tax bill in person at more than 400 Chase Bank locations throughout Chicago and at more than 160 community bank locations.

5. Avoid duplicate payment. When you buy or sell a home or refinance a mortgage, check to ensure that there are no duplicate property tax payments. Often, representatives of a buyer and seller both pay a tax bill, or two members of a household may both pay a tax bill by mistake.

6. Mortgage escrow. If you pay your taxes through a mortgage escrow account, verify that your tax bill is paid on time and on the correct PIN.

7. Exemptions. Be sure to re-

ceive all exemptions for which you are eligible. Homeowner, senior citizen and senior freeze are the most common exemptions, which are substantial tax breaks that lower tax bills. Visit cookcountytreasurer.com to learn more.

8. Refunds. Discover whether you are eligible for up to \$150 million in potential refunds owed to Cook County property owners because of overpayments going back 20 years or missed exemptions for the past four years. Visit cookcountytreasurer.com to find out if you are owed a refund and to apply online. There is no need to have a third party file for you.

9. Pappas Studies. Read our latest study, "The Few Decide for the Many: Referendums and Voter Turnout," that showed how a relatively small number of voters often decide taxation and spending questions that affect an entire community. Additional studies have analyzed tax bills, redlining, debt by taxing bodies and other topics.

10. Name/Address change. Notify us of any changes in your name or mailing address at cookcountytreasurer.com. You can also sign up for eBilling to go paperless and receive your next tax bill via email.



Maria Pappas

More CTA Bus service coming soon; additional Saturday service for Lawrence, Belmont

29 bus routes to see additional service

Chicago Transit Authority [CTA] customers will see more scheduled bus service across the system in the coming weeks—the latest step in the agency's efforts to improve service.

Nearly 30 bus routes will receive additional service in the coming weeks, as CTA continues to recruit and hire more staff.

On the North Side those routes include the #8 Halsted, #9 and 9X Ashland, #36 Broadway, 49B N. Western, #50 Damen, #66 Chicago, #70 Division, #72 North Ave., #77 Belmont, #81 Lawrence, and #155 Devon.

The changes to the bus schedules will be implemented, where-

by bus employees are able to "pick" their work assignments at designated times throughout the year. The new scheduling process is included in the collective bargaining agreement with the bus employees union.

On March 24, 29 bus routes returned to near pre-COVID-19 service levels. Most of the new service will occur during weekdays, with additional Saturday service on the #77 Belmont and #81 Lawrence routes.

The scheduled bus service changes will be based on expected bus operator hiring. Customers should expect improved service

when the new schedules go into effect, but CTA will take every opportunity to make additional schedule changes as personnel are added, as staff pick which shifts and routes they want.

Next, the CTA hopes to schedule rail service as new operators are added following the successful completion of their training. Throughout the spring and summer, rail services will be added where demand is greatest, namely during the morning and afternoon rush periods on weekdays along the Red, Green, Brown and Purple lines, as well as the O'Hare Branch of the Blue Line.

Tax funds proposed for Near North Park

Planned improvements to Park 598 on the Near North Side would be supported with an additional \$1.25 million in Tax Increment Financing [TIF] assistance proposed to City Council March 20 by Mayor Brandon Johnson.

Located at 1514 N. Larabee St., the property was acquired by the Park District from the Chicago Housing Authority in 2019.

Already approved for \$3.15 million in TIF, the additional taxpayer funding would reimburse the Chicago Park District for anticipated expenses involving an entry plaza, playground, walking paths, fitness equipment, an open lawn and landscaping.

Construction could start later this year.

INDIVIDUAL
BUSINESS
CORPORATIONS
PARTNERSHIPS
NON-PROFITS

US EXPRESS tax
U.S. TAX EXPRESS, LTD.

Petru Amarei
Over 40 years of experience

Philip Amarei
Registered Tax Practitioner

INCOME TAX SERVICE

(773) 509-0003

TAX RESOLUTIONS
IRS SETTLEMENTS
TAX PLANNING
BOOKKEEPING
PAYROL

3707 W. Montrose Ave., Chicago, IL 60618

PRE-NEED - AT NEED - CONVENIENTLY LOCATED

A HOME TO MOURN, GATHER & REMEMBER

MIDTOWN

FUNERAL HOME AND CREMATION OPTIONS

3918 W. Irving Park Road, Chicago, IL 60618
773.654.3744
WWW.MIDTOWNFUNERALS.COM greg@midtownfunerals.com

CHICAGO PARK DISTRICT

TEEN OPPORTUNITY FAIRS 2024

Summer Jobs, Park Programs & Local Resources

FREE!

Two fairs for teens:

Sat. March 23
10 am to 1 pm
Kennedy King College
740 W. 63rd St., U Building

Sat. April 6
10 am to 1 pm
Malcolm X College
1900 W. Jackson Blvd.

Police Beat...

Man wanted for train robbery



Chicago police are looking for a man wanted for robbery on a CTA Brown Line train at Sedgwick.

Mass Transit Detectives are seeking to identify this person in connection with a robbery that occurred March 17 on a CTA Brown Line train, 1536 N. Sedgwick, on March 17, at approximately 9:35 a.m.

The man approached the victim, pushed her down onto a seat and grabbed at her purse. The crook fled from the train with proceeds from the victim's purse.

The offenders is a male African American, 40-50 yrs of age, 5'-10" to 6' tall, 160-190 lbs. He has grey facial hair/beard, and is bald with grey hair in the side, black hooded coat, blue jeans, wearing a black-colored backpack.

Those who may have information about this incident can call the Bureau of Detectives - Mass Transit at 312-745-4706, and refer to case RD# JH-190987.

Four robberies in two hours may be linked in West Rogers Park, Irving Park

Four robberies reported on the North and Northwest sides March 19 may have been committed by the same men. They remain at large this morning.

The two-hour crime spree began around 10:30 p.m. in Irving Park when two men hopped out of a silver or white Hyundai Elantra in the 4300 block of N. Keeler. They pulled a knife on a man and tried to rob him, but they didn't get anything.

A Chicago police officer at the scene said the men were both Black, one wearing a neon green ski mask with a brown hoodie and the other wearing a black ski mask with black clothing. Two more people stayed in the car while the robbery attempt unfolded, the cop said.

The other three robberies occurred in West Rogers Park, all unfolding within 20 minutes.

Around 11:10 p.m., three men exited a small gray car, displayed a knife, and took a man's phone, bag, and wallet in the 6100 block of N. Talman.

About ten minutes later, a 48-year-old woman was mugged as she walked in the 2500 block of W. Albion. A Chicago police spokesperson said three robbers exited a white

sedan, pushed her to the ground, and took her property. She did not see any weapons, nor did the assailants mention that they were armed, the spokesperson said.

Finally, at about 11:25 p.m., two men approached a 20-year-old woman as she walked in the 2900 block of W. Jarvis. They displayed a knife and demanded her property, the police spokesperson said. The pair ran away and fled in a white sedan that was waiting nearby after the woman started screaming. They didn't get anything from her.

She also reported that one of the robbers wore a bright green ski mask, according to initial information from the scene.

While robberies citywide are down 1% this year compared to 2023's high level, the police districts where last night's robberies occurred are not enjoying a decrease. The first robbery occurred in the Albany Park (17th) District, where robbery reports are up 46% this year. The others occurred in the Rogers Park (24th) District. Robberies there are up 79% this year.

Juvenile charged with robbery of 24-year-old

A male teen, 16, has been charged with one felony count of Robbery when he was arrested on March 21, in the 800 block of E. 103rd St. He was identified as the offender who, on March 11, at approximately 6:30 p.m., forcefully took property from a 24-year-old male victim while inside a CTA train in the 800 block of N. State St.

The teenage offender was placed into custody and charged accordingly. No additional information is available at this time.

Man charged with burglarizing Wrigleyville apartment while on parole for a 2020 burglary he committed while on parole for a 2017 burglary he committed while on parole for a 2016 burglary

A serial burglar who has "starred" in two previous CWBChicago reports is behind bars again. Chicago cops arrested him minutes after he burglarized a Wrigleyville apartment this month, prosecutors said.

We first wrote about James Walker in 2016 after undercover cops working to crack a persistent burglary problem in Lincoln Park arrested him as he left the scene of a residential burglary in the 2600 block of N. Wayne. Walker, who was carrying a laptop, a cellphone, wireless speakers, an iPod, and credit cards in another man's name, would later plead guilty to the theft.

He was on parole for that case when Chicago cops arrested him for burglary again in Aug. 2017. Witnesses reported seeing him force open a window to enter an apartment in the 5000 block of N. Glenwood. CPD arrived just as Walker was leaving and arrested him after a brief foot chase.

After the cops discovered two MacBook inside his backpack, Walker allegedly admitted that he stole them so he could sell them, asking, "How

FBI looking for man who robbed Rogers Park bank



The FBI said this man robbed Byline Bank, 6945 N. Clark, on March 20.

The FBI is looking for a man who robbed a Byline Bank in Rogers Park on March 20.

The robber, wearing a green hoodie and cloth mask, entered the branch at 6945 N. Clark around 10:30 a.m. According to the FBI, he demanded money verbally but did not display a note or a weapon. The agency said he left the area on foot after the holdup.

In a bulletin sent to media outlets with images of the suspect, the FBI said the robber is in his 40s or 50s and stands about 6 feet tall. The robber strongly resembles a serial bank robber who targeted four North Side bank branches between Halloween and Jan. 6. However, the FBI has not yet publicly linked last Wednesday's robbery with the earlier cases.

Tips can be shared with the FBI at 312-421-6700 or online at tips.fbi.gov.

else would I eat?"

He received four years for that break-in.

His next burglary arrest came in early 2020 in Lincoln Park. Prosecutors said video showed him rummaging through a man's apartment in the 2100 block of N. Dayton, eventually leaving with the victim's credit card.

According to a Chicago police report, Walker took the man's credit card to a Metro PCS location and used it to pay his own phone bill. Fortunately, Walker was still on parole, so police had no trouble finding him when he showed up for an appointment with his parole officer.

He received a four-year sentence for the burglary plus three years for aggravated battery of a peace officer. Illinois Dept. of Corrections records show he was paroled on Jan. 8. It appears Walker, now 30 years old, quickly returned to his burglary career.

On March 12, CPD officers responded to a residential burglary in the 1100 block of W. Patterson, just across the street from Wrigley Field. After reviewing video of the intruder, they searched the area and found Walker on the Addison Red Line CTA platform with a roller bag and backpack that resembled property taken from the victims, according to his latest arrest report.

He bolted from the station when the cops tried to talk with him, the police said, but they caught him about a block away. Police said they recovered the victims' luggage, backpack, headphones, painting brushes, external hard drive, laptop, wallet, tax returns, and two iPads.

Prosecutors charged him with two counts of residential burglary and two misdemeanor counts of resisting.

Incredibly, when police notified IDOC about Walker's latest burglary arrest, they were told that the agency would not pursue a parole violation, according to the arrest report.

However, IDOC changed its mind when the police called again to report that Walker had removed their electronic monitoring bracelet after being arrested. He returned to the Stateville Correctional Center March 21.

Man on bail for one gun case, on federal parole for another, brandished pistol at Boystown grocery store

A man on pretrial release for a pending state gun charge and on federal parole for another gun case wielded a pistol in the parking lot of a Boystown grocery store, prosecutors say.

Judge Charles Beach detained Darius Hayden, 31, during a March 15 court hearing.

Chicago police initially responded to the Jewel-Osco at 3531 N. Broadway after a 911 caller reported that a man pointed a gun at him in the parking lot around 4:08 p.m. March 14.

As officers headed toward the grocery store, a cop in the Town Hall 19th District's surveillance camera operations room reported that a man matching the suspect's description was walking in the 700 block of W. Addison with a gun on his hip, prosecutors alleged.

Patrol officers stopped Hayden and found a loaded handgun tucked in the right side of his waistband, prosecutors said in a detention petition. Hayden told the cops that he found the gun inside the Jewel men's room, according to his CPD arrest report.

Hayden, who was convicted of attempted burglary and illegal use of a weapon in 2010, is currently on federal parole for transporting firearms, the petition said.

He is also on pretrial release for a May 2022 gun case that is still pending. In that matter, Chicago cops said they pulled Hayden over for using a phone while driving and found a loaded handgun inside a backpack on his passenger floorboard.

The 2022 arrest report says Hayden told officers that he was driving for DoorDash and that he kept the gun for "protection."

Skateboarding serial groper gets 7-year sentence; 'Have a nice day, sweetheart'

The man accused of groping women while zipping through Chicago on a motorized one-wheeled skateboard during 2021 and 2022 was handed a 7-year prison sentence last week. Victor Manuel-Reyes, 37, entered guilty pleas in seven cases involving seven women.

In the summer of 2022, women posted warnings online about a man who had groped them on the lakefront and in Streeterville as he rode by on a motorized skateboard.

Their stories drew the attention of additional victims, and pictures of the man circulated widely on social media. It wasn't long before someone spotted the groper, followed him to a River North restaurant, and posted details online.

Chicago cops arrested Manuel-Reyes within days after he showed up for work at a different restaurant near Navy Pier. His boss had turned him in. Prosecutors said he told investigators he targeted women who wore "hot and short" clothing that "they looked good in."

"Have a nice day, sweetheart," he told one victim as he groped her and zipped away. At least one other victim reported that the attacker said something similar to her.

Never thought it would happen to me, too," a woman told us in an email before Manuel-Reyes was arrested. "I was walking back from work, got to Michigan and Roosevelt, and had a hard slap on my butt with a disgusting whisper in my ear from the same man on his electric skateboard."

"I am so angry that I did not scream or run after him," the woman continued. "I was in shock at the moment,

and the only reflex I had was to take pics of him as he kept skating on Michigan."

Prosecutors initially charged Manuel-Reyes with sexually abusing four women, but they added more cases as Chicago police detectives built evidence in additional cases.

During court hearings, prosecutors provided disturbing, detailed descriptions of the assaults. Some of the victims could not pick him out of photo line-ups because they only saw the back side of the attacker, officials said. But Manuel-Reyes solved that problem by identifying himself in surveillance images of some attacks, according to prosecutors.

On March 19, Manuel-Reyes pleaded guilty to five counts of criminal sexual abuse during the commission of a felony and two counts of aggravated battery in a public place, according to court records. Judge Domenica Stephenson sentenced him to seven years for each of the sexual abuse cases and five years for each battery count. His sentences will be served concurrently, the records show.

The state will reduce his time by 50% for good behavior. He will also receive credit for the 583 days spent in custody, mostly on electronic monitoring, while the cases were pending.

Two more robberies in Lakeview, where muggings are up 55% this year

Police are investigating two more robberies reported Thursday morning in Lakeview. They're the latest problems for CPD's Town Hall 19th District, where robbery reports are up 55% this year.

Thursday's robberies occurred less than 30 minutes apart, but the robbers used different techniques and were reportedly seen in different vehicles, suggesting the crimes may be unrelated.

First, a 60-year-old man was robbed around 3:10 a.m. in the 1400 block of W. George, a Chicago police spokesperson said. He was on the sidewalk when two men exited a vehicle, implied they had a firearm, and took his valuables. He was not injured.

The next victim wasn't so lucky. He was getting out of his car in the 1700 block of W. Grace when three men confronted him with a handgun around 3:37 a.m., the spokesperson said. One of the offenders hit him in the head with a pistol as the group stole his keys, cash, and phone. The pistol-whipping created a laceration, but he declined medical services.

The first group of robbers were described as black men wearing hoodies and traveling in an older, dark-colored Dodge Caravan. In the second robbery, the suspects were described as Black men in their late teens to mid-20s, one of whom had long hair and wore a red hoodie. They arrived in a dark compact car.

Both robberies occurred in the Lakeview-based Town Hall District, which had recorded 79 robberies as of March 18, according to CPD's latest statistics. That's up from 51 at this point last year and the most robberies seen at this point in the five-year history provided in CPD's report.

Man sexually assaulted, robbed after being abducted outside River North nightclub

A 21-year-old man was abducted after leaving a River North nightclub by a man who sexually assaulted and robbed him early Sunday morning, according to a Chicago police report. The assailant remains at large.

The victim told police he had just left Sound-Bar, a nightclub at 226 W. Ontario, when a man threatened

POLICE BEAT see p. 10

A-A SALVAGE

PLUMBING LIQUIDATION

Sinks, Tubs, Toilets
Jacuzzis & Radiators

CALL 773-818-0808

1871 N. Milwaukee Ave.



Crew robbed nine people in 45 minutes on North Side

BY CWBCHICAGO

Chicago police have released surveillance video of another robbery crew that detectives have linked to multiple muggings on the North Side. CPD has warned of nearly a dozen robbery crews over the past month, often including video of the suspects. That's a departure from the police department's long-standing practice of withholding video from the public in all but the rarest of cases.

The latest video shows two angles of a robbery unfolding in the 1900 block of W. Hood in West Rogers Park around 6:52 a.m. on Feb. 21. According to CPD, the crew committed nine robberies within 45 minutes that morning.

All the victims were walking when they

saw a white Kia with Illinois plates pull up. Two men got out of the vehicle to confront the victims while an accomplice stayed in the driver's seat, police said. The robbers struck several of the victims, either with their hands or some kind of blunt object, including the woman seen in the video.

After showing the robbery from a distance, the video shows the crime from a different angle, giving a better idea of what happened.

CPD said the group committed robberies that morning in the 3400 block of W. Waveland at 6:30 a.m.; 3100 block of W.



A frame from surveillance video shows two men preparing to rob a woman in West Rogers Park on Feb. 21, 2024. CPD said the crew committed nine robberies in about 45 minutes that morning.

a.m.; 6900 block of N. Sheridan at 7:11 a.m.; 1400 block of W. Arthur at 7:15 a.m., and on the 1300 block of W. Loyola between 7:15 and 7:30 a.m.

In a statement released with the video, police said the suspects are three Black or Hispanic men between 18 and 25 years old wearing hoodies and dark face coverings. If you have information about the crimes, contact Area Three detectives at 312-744-8263 or Area Five detectives at 312-746-7394. Refer to crime pattern #P24-CWP-012.

Grace at 6:40 a.m.; 1900 block of W. Hood at 6:52 a.m.; 2600 block of W. Berwyn at 6:55 a.m.; 6300 block of N. Paulina at 7 a.m.; 1400 block of W. Rosemont at 7:05

Where support for Mayor's proposed tax increase came from

In both his mayoral campaign, and with his Bring Chicago Home efforts, Mayor Brandon Johnson counted on a critically high level of support for his election and main legislative agenda coming from Chicago's North Side.

Despite the defeat of his Bring Chicago Home referendum last week, Mayor Johnson vows to continue with his legislative agenda.

But the areas where he found support, and met opposition, to his tax increase are somewhat surprising.

The measure, which would have increased the city's real estate transfer tax on properties over \$1 million, was broadly supported by many of the same North Side neighborhoods who backed him in the mayoral race.

Certainly the most surprising thing in his

recent defeat was Johnson's lack of support in his own back yard, his efforts broadly failed on the West and South Sides.

But here on the North Side, it seems that those with the most at risk - Downtown and Near North Side voters running north to Lakeview - came out to oppose the tax increase; while those who would not see their taxes rise - those areas from North Lakeview up to Rogers Park - backed the tax increase.

Simplistically speaking, it was a pocket-books and purse strings decision. Largely those who owned million dollar properties and had targets painted on their backs voted against the tax increase, while those who didn't own million dollar properties and were going to see a decrease in their own transfer taxes, voted in favor of lower taxes.

Oddly, two areas that are filled with million-dollar properties where Mayor Johnson saw strong support was in the eastern section of North Center with over 53% in support of the tax increase, and in Lincoln Square with over 59% in support.

For North Center, Lincoln Ave. seemed to be the dividing line, as those areas east of Lincoln Ave. supported the tax increase while those west of Lincoln came out strongly opposed to the tax increase, with support ranging from 23.6% to 42%.

And 21st century Lincoln Square today is a far cry from its 20th century roots, when it was once a conservative stronghold of Reagan Democrats, and had a legitimate, active and well-regarded local Republican political campaign organization.

Unsurprisingly, the two communities where Johnson saw the broadest support

were in Uptown, with over 76% in support, and in Rogers Park with over 71% in support.

Unsurprisingly as well was Mayor Johnson's broad failure in Lincoln Park, where he lost all precincts but one - precinct 8 in the northeast corner of Lincoln Park - where he got a narrow win with 50.28% of that precincts vote.

Perhaps his worse showing was in precinct 3 in southeast Lincoln Park where Johnson was opposed by 84.65% of the voters.

In fact, if you follow the east bank of the Chicago River from Irving Park south into the Loop, West Loop and South Loop, Mayor Johnson broadly lost the vast majority of those precincts handily.

SUPPORT see p. 9

THIS WAY TO NEVERLAND

Peter Pan

THE HIT BROADWAY MUSICAL

A MUSICAL BASED ON THE PLAY BY SIR JAMES M. BARRIE
 LYRICS BY CAROLYN LEIGH MUSIC BY MORRIS (MOOSE) CHARLAP
 ADDITIONAL LYRICS BY BETTY COMDEN, ADOLPH GREEN & AMANDA GREEN
 ADDITIONAL MUSIC BY JULE STYNE
 ORIGINALLY DIRECTED, CHOREOGRAPHED, AND ADAPTED BY JEROME ROBBINS
 ADDITIONAL BOOK BY LARISSA FASTHORSE
 CHOREOGRAPHY BY LORIN LATARRO
 DIRECTED BY LONNY PRICE

MARCH 26 - APRIL 7 | JAMES M. NEDERLANDER THEATRE | BROADWAYINCHICAGO.COM

TICKETS AVAILABLE AT ALL BROADWAY IN CHICAGO BOX OFFICES. GROUPS 10+: 312-977-1710

CHURCHILL

starring British actor **DAVID PAYNE**

April 3-7, 2024

BROADWAY PLAYHOUSE
AT WATER TOWER PLACE

SPECIAL OFFER \$37.50 (Regular \$75 - \$85)

Enter passcode **CROWN** before selecting tickets

BROADWAYINCHICAGO.COM

PRESENTED BY EMERY ENTERTAINMENT

STOCKHOLM from p. 2

Dallas-based Lone Star Funds. Both firms are reportedly ready to dump their stakes in Lincoln Yards at a discount.

Even the Chicago Teacher's Union told them to take a hike, when they came begging, hat in hand.

The city's agreement with Sterling Bay called for them completing work on a bridge connecting the northern and southern portions of the site and several roads within the former industrial corridor by 2022. The extension of The 606 trail and a realignment of Elston Ave. were also supposed to begin in 2022. Those projects are now stalled.

And now an Arkansas-based bank is knocking on Sterling Bay's door asking about that pesky pre-COVID \$126 million - past-due - loan from 2019.

The original 2019 approval of Lincoln Yards called for several buildings to have been completed by 2024. How the mighty have fallen.

LAST TO KNOW: What's going on with the Cubs and their neighbors? There was little advance public notification about their annual 'meeting with the community' and the nearby neighbors are wondering why they're always the last to know? Being a billionaire means never having to say you're sorry.

IRISH: I had to give the Irish

Fellowship St. Patrick's dinner a miss this year, but I'm told former **Ald. Ed Burke**, a former fellowship president, was the talk of the town showing up and filling a table that included **Jay Doherty**. The dinner was so packed this year they had to set up shop in the International Ballroom, that frankly no one cares for, there's nothing like the Grand Ballroom. Yes that was **Monsignor Ken Velo** and newsy **Anne Kavanagh** and **Tim Kavanagh** also at the dinner.

P E A C E : Longtime member of Addison Street Community Church in NorthCenter, 20+ year Lane Tech Local School Council volunteer and Lake View Kiwanian, **Karl Schroeder**, who collected can tabs, calendars and spent his life helping others, passed away on March 19. Say some prayers for Karl, and send some too for his wife **Diane** and his kids **Karl, David, Rebecca** and **Mira Schroeder**.

GOING ONCE: Here's your chance to own a Monet. Got \$10 million lying around? Well the Union League put that on the

price tag of their Monet. They want to finance refurbishing of the club.

RMS TITANIC: Sail into the past with this jaw-dropping Titanic exhibit open now in Skokie at the Westfield Old Orchard Shopping Center.

RISING STARS: The Patrick G. and Shirley W. Ryan Opera Center at Lyric Opera will present its annual Rising Stars in Concert on Saturday, April 13, at 7:30 p.m. at the Lyric Opera.

END OF

LINE: Redline VR / The Raven Room Founder **Aaron Sawyer** is speaking out about the end. After five years in business, he says they have made the difficult decision to close their doors at the end of April. "We have loved this business. We have enjoyed serving you and celebrating your



Mark Howard

birthdays, weddings, recitals, dancing, drag, wrestling, Shakespeare, and even filmed comedy specials- sometimes all in the same weekend. We are truly devastated it's all coming to an end, and we wish that circumstances were different."

Why are they closing? Redline VR's gross income doubled from 2021 to 2023 almost reaching \$1 million annually; but scheduled increases in payroll, property tax, rent, insurance, and debt payments kept up with (and often exceeded) their growth. "We will not be able to afford the mandatory leasehold improvements required by the City of Chicago to keep our license." Chicago - the city that works - used to be a good city to open a business in.

FALLON STARS: **Mark Howard**, Trinity Irish Dance founder, returned to the Tonight Show thirty years later, with his elite modern dance troop to entertain **Jimmy Fallon** and brought the house down at NBC.

TASTE OF CHICAGO: Taste of Chicago, a beloved summer tradition in the city, will once again be held in September. Like last year, Taste of Chicago has had to adjust its schedule for the NASCAR Street Race.

HAPPY BIRTHDAY: **Cardinal Blase Cupich**, the archbishop

of Chicago, just turned 75. Happy Retirement? Don't worry. He's not going anywhere. Oh, he'll hand in his resignation to **Pope Francis**, but Vatican watchers have long assumed the resignation would not be accepted right away. Cupich is in perfect health and has become one of the pope's closest allies in the American hierarchy.

ROMANCE: What married North Side alderman's office romance has him back living in his parent's house after a new baby-bump was hard to hide in the ward office?

SMART: Runway 606 is a partnership between Illinois Institute of Technology, City Colleges of Chicago, and Chicago Public Schools. This program offers Chicago's youth opportunities leading to in-demand well-paying careers, potentially shortening the journey from high school to a STEM master's degree by two years beginning with a pathway to cybersecurity degrees.

CULTURAL AFFAIRS: **Clinée Hedspeth** to head city's Dept. of Cultural Affairs and Special Events.

WHO'S WHERE: **Bill Zwecker, Shelley Zucker, Alice Abt** and **Neal Zucker** having a great night at Tocco in Winnetka for Alice's birthday... The **Jim Houlihan Family** out in full force, three generations at Old St. Patrick's Church... Just in time for St. Joseph Day, Patio-Cafe Permit Received, so weather permitting Bacchanalia on Oakley St. will have outdoor sidewalk dining... **Lucia Adams** at **Carolyn Armenta's** 80th birthday bash at LaColonial... Former **Ald. Danny Soliz**, whose wire taps are the stuff of nuclear prosecution, has turned up in Chicago with stories to tell from the witness stand... Cubs fans everywhere saying a prayer for **Ryne Sandberg** currently being treated for metastatic prostate cancer... Delightful lunch at Ralph Lauren Bar and Grill in the Irv Kupcinct Booth with **Col. Paul Malarik III** and **Lynn Graham** for house-brined corned beef and cabbage and grasshopper pie... WGN Radio Attorney **Karen Conti** is gearing up for her book tour following publication of "Killing Time with John Wayne Gacy"... Deep sympathies to **Kathleen Taylor**, Executive Director of the Irish Fellowship Club, on the death of her sister, **Barbara Becker**... At the Sheraton Downtown the Celtic Legal Society St. Patrick's Luncheon with crusad-

ing Irish sibling lawyers **Fiona McEntee** and **Ray McEntee**... **Dan Balanoff** and his posse at the at the Snicker's Bar on what he declares is the best day of the year... **Rose Marie O'Neill**, longtime member of the Irish Georgian Society at the Breakers, it's not the same without the late **Desmond Guinness**.

PUPPET: In celebration of World Puppetry Day, the cuddly icon Lamb Chop is coming to Chicago on April 20 for a performance with "sister" **Mallory Lewis**, daughter of legendary TV star and puppeteer **Shari Lewis**. It's Lamb Chop's first visit to Chicago. The two will share vintage video footage and personal stories from behind the scenes of one of the most popular children's TV pairs of all time.

POEMS: In March, 44 high schools were part of Poetry Out Loud, with 205 teachers and over 7,000 students. Sixteen students representing Illinois's eight regions competed at the Hoogland Center for the Arts in downtown Springfield. Chicago was represented by **Gabriel Sakoda** of Frederick Von Steuben H.S. and **Jesus Chavarria** of Stephen T. Mather H.S. **Johanna Endashaw** of Niles West H.S. was named state champion by a panel of recitation and accuracy judges. Endashaw was also the winner of last year's state competition.

BANKSY: The brand-new **Banksy** mural that appeared in Finsbury Park, London, was defaced with large splashes of white paint. Tall metal fencing has been installed around the tree and the wall Banksy painted to look like green foliage, with a stenciled person looking up at it. And this is why we can't have nice things.

PICCOLO SOGNO: My friend and fellow artist, **Cynthia Prokop**, was kind enough to assist me visiting my physician. Afterward, lunch by **Tony Prioli** at Piccolo Sogno. A platter of classic prosciutto and melon with olive oil, focaccia bread, a fine gnocchi that was light as a feather with a sauce of exotic mushrooms. Lovely Aqua Minerale capped it off and some ricotta cake with berries and cappuccinos. I mention this because it was spectacular vittles by **Dave Burke**. I want to go back right now.

Violence is the last refuge of the incompetent.

-- Isaac Asimov

tog515@gmail.com



MARY ELLEN CONSIDINE
Office: 312.266.7000
Cell: 773.704.4250
Email: maryellen.considine@cbexchange.com
Lincoln Park
1910 N. Clybourn Ave., Chicago, IL 60614

COLDWELL BANKER REALTY

CityHome
Vacuums & More

We feature Miele and ORECK and service all makes & models

2 Locations!
2646 N. Lincoln Ave., Chicago 773-348-4500
148 N. Oak Park Ave., Oak Park 708-660-9800
Open 7 Days All Major Credit Cards Accepted
www.cityhomevacuum.com

MENTION THIS AD to receive 10% OFF on your order!



GREEN element RESALE

6241 N. Broadway

Mon - Sat: 11 a.m. - 7 p.m.
Sunday: Noon to 7 p.m.
773-942-6522

www.big-medicine.org

DONATE SHOP SUPPORT



HARMONY Art Glass Company

ARCHITECTURAL STAINED GLASS DESIGN & RESTORATION



6321 N. Clark St.
773-743-2004

HarmonyArtGlass@sbcglobal.net
harmonyartglass.net

Ukrainian folk art showcased in Treasurer's office

The public is invited to view paintings by Ukrainian-born, Chicago-based artists Elena Diadenko and Elena Pach on display in the Office of Cook County Treasurer Maria Pappas through April 30.

The exhibit, "Charitable Visions: A Dual Ukrainian-American Artistic Journey," opened last week and showcases efforts of Chicago artists to support native Ukrainians in their fight for independence two years after neighboring Russia invaded their homeland. Diadenko said her abstract and modern acrylic-on-canvas pieces "portray the echo of war and life in Chicago."

Diadenko has sold her art works and raised more than \$90,000 for Ukrainian causes since the war began. She has donated funds to four organizations: a group that supplies gauze and bandages

used to treat people injured in the war; a group that buys medical equipment for military hospitals; a group that provides Ukrainian soldiers with coats and other winter gear; and a group that cares for animals displaced by the war.

For her charitable efforts Diadenko was awarded the "White Cross Medal of Honor et Gloria," a prestigious Ukrainian recognition awarded to foreigners and stateless individuals who have supported Ukraine during the war.

Proceeds from sales of works displayed in the exhibit will be donated to groups supporting Ukraine.

The works by Diadenko and Pach will be displayed from 8:30 a.m. to 5 p.m. daily on the walls of the Treasurer's office, 118 N. Clark St., Room 112.

Swedish Museum new exhibit on Nordic Narratives

The Swedish American Museum in Andersonville is hosting the new "Lay Of(f) the Land: Nordic Narratives" exhibit opening April 6, and running through to June 16.

Profoundly shaped by Nordic culture and nature, the Art Alliance of the Arctic South [AAAS] offers a diverse range of works reflecting a deep connection to the environment. From intricate collages to life-size sculptural installations, eight Scandinavian artists intertwine personal and collective identity against vast landscapes, urging us to consider our collective path and the pressing need for change.

The exhibition is curated by Va-

sia Rigou, who along with AAAS brings together the work of Dragos Alexandrescu (Finland), Linéa Therese Dimitriou (Sweden), Heidi-Anett Haugen (Norway), Hanna Kanto (Finland), Lotta Lampa (Sweden), Patricia Rodas (Finland), Anastasia Savinova (Sweden), and Madelaine Sillfors (Sweden).

From intricate collages to life-size installations, their work explores themes of identity, colonization, and environment. The artists seek to confront global shifts and the urgent need for change. This exhibition at the Swedish American Museum, 5211 N. Clark St., hopes to inspire introspection and dialogue.

A Body of Others on view at Surgery Museum

An exhibition titled A Body of Others is now on display at the Museum Of Surgical Sciences, 1524 N. Lake Shore Dr., presenting a series of sculptures that explore what it means for an animal to be artificially contained as an impetus for human theory, experimentation and consumption—existing in a sanctioned world within the human factory and institution.

This show encompasses animals living within the confines of medical, scientific and industrial food complexes.

In the works, refurbished animal cages, salvaged from labs, clinics and industrial farms have been reconfigured to resemble human forms. These unsettling structures contain various species, meticulously crafted from wood and papier-mache. Their details finely rendered, they appear spectral and ethereal against their darkened figurative cages.

The sculptures allude to animals unwillingly serving human needs—from becoming a "cheap" fast food product, to being scientifically observed, to being test subjects for the beauty industry and contemporary vaccines and medicines.



The composition of the works reference the David Pinner's celebrated 1967 novel The Ritual, in which the protagonist becomes caged within a wicker human form as an unwitting sacrifice—one whose meaning he cannot ultimately comprehend.

"My sculptures visually conjure bodies that have been made invisible, pushed to the periphery

of our awareness while continuing to nourish and safeguard us," said Pinner. "While these crafted animals occupy physical space, their spectral rendering reflects the psychological distance we create, between ourselves, and their unrecognized bodies."

The show runs through June 16.

Lincoln Park wine crawl May 9

Gather your fellow wine aficionados for Lincoln Park Uncorked, An Armitage and Halsted Wine Stroll, 6 p.m. to 9 p.m. May 9.

Guests will take a stroll through the Lincoln Park neighborhoods while stopping at local business-

es to sample seasonal wines and light fare.

The stroll travels Armitage, between Kenmore and Halsted, and Halsted, between Armitage and Webster. Early bird discounted \$48 tickets are available through March 28, call the Lincoln Park Chamber of Commerce at 773-880-5200.

Lakefront Trail underpass at Chicago closed for repairs

The city is alerting residents that the pedestrian underpass to the lakefront at Chicago Ave., which connects to the Lakefront Trail, will be closed this week.

The repair project got underway on Monday, and the Chicago Dept. of Transportation expects these repairs mean the pedestrian

underpass at Chicago Ave. and N. Lake Shore Dr. will be closed all week. Alternate lakefront access is open at Oak St., Grand Ave. and Illinois St.

The work includes repairing the stairs, replacing the bottom landing, and a sewer inspection.

It's not just a generator. It's a power move.

Receive a free 5-year warranty with qualifying purchase* - valued at \$535.

Call 866-643-0438 to schedule your free quote!

*Terms and Conditions apply. **GENERAC**



COUNCILS from p. 3

with their communities.

They say that with the existing shelters, the nearby resources are also impacted. "Most parks are surrounded by residential areas. We strongly request that CPD facilities, both indoor and outdoors, not be considered for use

as migrant shelters. It is up to [the mayor] to decide whether Chicago will continue to receive migrants and, if so, what other available locations might be considered.

While they claim to support humanitarian efforts, "we ask that you not take the limited resources from our communities - and your communities too."

SUPPORT from p. 7

But for some tight wins in precincts north of Diversey and east of Halsted St. in Lake View East, Johnson's strong support really does not kick in until you get north of Irving Park Rd.

Johnson also won broadly in large swaths of the areas north of Irving Park Rd. and west of the North Branch of the Chicago River.

But the true surprise in this recent election is how much support Mayor Johnson and the Chicago Teachers Union may have lost on the South and West Sides. In those areas Johnson lost support dramatically with some of those communities showing a 34% loss of mayoral race votes, and most South and West Side communities coming in with well over a 20% loss.

In those areas the loss may not have been about taxes and money taken from wallets and purses,

as few of those areas have large swaths of million dollar homes.

Johnson's South Side and West Side supporters in the mayoral election a year ago turned into opponents on the tax hike referendum, with even his own neighbors in the Austin neighborhood rejecting his plan with 70% opposed to it and 30% in favor.

Shockingly in precinct 1 of the 15th Ward, Mayor Johnson actually lost 91% of the vote.

Yet to be determined is whether that lack of support was really about the transfer tax; or perhaps rather more about failing schools, lack of economic opportunities, illegal immigration and Chicago's sanctuary city status, crime, violence and security.

Indeed the dramatic loss of support on the West and South Sides has got to be alarming for the mayor and teachers union. While they can be comforted by the strong support they still get from North Lakefront liberals.

BARRY REGENT
The Quality Cleaners

Designer Handbag Cleaning

Restore the beauty and add life to your designer handbag. Hand-cleaned and refinished by our experienced leather professionals.



773-348-5510 • 3000 N. Broadway

ifi A member of the International Fabricare Institute, the association of professional drycleaners and laundries.

Choice JANITORIAL

BBB A+ Rating
SNOW REMOVAL
COMMON AREAS CLEANING
OFFICE CLEANING • CARPET CLEANING
POWER WASHING

773-292-6015
www.callchoicejanitorial.com

Open Arms United Worship Church

"Building Generations of Disciples"

OPEN ARMS UNITED WORSHIP CENTER
Dr. Kim C. Hill Senior Pastor
Sunday: 9:30 am Prayer 10 am Worship
10 am Kingdom Kids Place (Nursery through 5th Grade)
Wednesday: 7 pm Prayer
7:30 pm Bible Study

817 Grace St. 773-525-8480
FREE INDOOR PARKING
OAUWCChicago.org

\$5 FREE VACUUMING

EXPRESS CAR WASH

AUTOMATIC CAR WASH

3218 W. Irving
4550 W. Addison
4820 W. Lawrence

Veteran Owned & Operated for 50 Years

GLOBAL TRANSMISSION SPECIALIST

Remove and Install Transmission for complete overhaul on all types of cars

• Free Estimates • Free Inspection
• Free Road Test • Free Diagnostic

773-478-7120
4319 N. Kedzie Ave.

Hrs: Mon.-Fri. 8 am-6 pm, Sat. 8 am-1 pm
www.globaltransmissionspecialists.com

POLICE BEAT from p. 6

him with a knife and forced him into a nearby car around 3:15 a.m. March 24.

He said the offender sexually assaulted and robbed him, then released him after driving around for about 30 minutes. The victim sought help at a River North hotel.

No suspect description was available.

Rapper G Herbo, 2 others found not guilty of having guns in SUV near the Magnificent Mile

Herbert Wright, better known as Chicago rapper G Herbo, and two companions have been found not guilty of misdemeanor weapons charges stemming from a traffic stop near the Magnificent Mile last summer. A fourth man who was in the Cadillac Escalade with Wright continues to fight felony gun and cannabis charges.

Judge Donald Panarese praised the Chicago cops who handled the case, saying they "did great work here" and he found them "very professional and very credible" during the bench trial for the 28-year-old rapper and two of his companions, Derrick Linares, 26, of Yonkers, New York, and the Cadillac

Escalade's driver, Antoine Smith, 42, of suburban Miami.

Chicago cops stopped the SUV, which had Montana license plates, at 34 W. Ontario around 5:30 p.m. July 9 after Smith failed to signal before making a turn near Wabash and Ontario, according to arrest reports filed in the case.

The officers said they saw the Cadillac's back seat passengers, Wright and Linares, make "furtive movements" toward areas of the vehicle where guns were subsequently found, prosecutors said.

During a bond hearing last year for the fourth occupant, Cecil Davis, 33, of Hazel Crest, Assistant State's Attorney Alexander Konetzki said bulletproofing modifications prevented Smith from opening the driver's window during the traffic stop.

After exiting the car, Smith initially denied that there were weapons in the vehicle, but he later admitted that he was working security for a "well-known rapper in the back seat" and that there were, in fact, guns inside the SUV, Konetzki stated.

The police found two guns in the center console, another in a backpack in the rear cargo area, and a fourth in-

INSIDE PUBLICATIONS

side a backpack on the front passenger floorboard near Davis, according to Konetzki.

After arresting the men, CPD officers tried to use a device to test the legality of its window tint darkness, but they could not get a reading because the ballistic glass was too thick, one of the arrest reports said.

Prosecutors rejected felony charges against Wright, Smith, and Linares, so police filed misdemeanor counts against the men.

"My appreciation for law enforcement has gotten greater dealing with this stuff on the street that you deal with," Judge Panarese remarked before making his findings.

He explained that he believed the police saw movement in the car and possibly a bag being placed in the area where a gun was found.

"But, there were numerous bags in the back," Panarese continued, according to a transcript of the proceeding. "So, it might have been Mr. Linares. It might have been Mr. Wright. We can't determine which one. There is a finding of not guilty for both of those individuals."

The judge recalled that Smith "took ownership of all these weapons," but pointed out that Smith is from

Florida.

"There is an exception for a non-resident. He can pass through or go through the State" with weapons, Panarese explained.

According to Smith's arrest report, the SUV he was driving received "multiple" parking tickets in Chicago on July 6 and June 24 last year and in Nov. 2022, indicating that the vehicle was not "passing through" the city. Some of the reports said the men had just been shopping at Zara on the Mag Mile.

"I don't know if they were here before or that vehicle was here before in November, in June; but, Mr. Smith appears to be an intelligent man," Panarese observed. "There is a finding of not guilty on all charges."

The judge did, however, order the destruction of all four firearms.

"Gentlemen, you are all found not guilty. You are all dismissed. Thank you, Officer," Panarese concluded.

Davis, the front-seat passenger, is due in court again on April 4.

Just 19 days after the men were arrested, Wright pleaded guilty in Boston to federal charges of wire fraud and making a false statement to a federal officer.

"Mr. Wright used stolen account

information as his very own unlimited funding source, using victims' payment cards to finance an extravagant lifestyle and advance his career," the District of Massachusetts U.S. Attorney's Office said in a press release.

"Mr. Wright's conduct affected countless businesses and individuals across the United States who had to foot his nearly \$140,000 bill in unauthorized transactions. Mr. Wright flaunted his lavish spending on social media, in music videos and in industry news."

A federal judge sentenced him to three years of probation in January.

CTA passenger stabbed during robbery attempt on State-Lake 'L' platform; suspect detained

A suspect is in custody after a man was stabbed during a robbery attempt on a Loop CTA platform March 25.

Police said a 20-year-old man was on the State-Lake L platform, 200 N. State, when another man tried to rob him around 1:35 a.m. The men began to physically fight, and the assailant stabbed the victim above the right eye and in the right side of his chest. CTA surveillance cameras recorded the encounter.

EMS took the victim to Northwestern Memorial Hospital in good condition, according to police.

CPD officers arrested the suspected offender after a 911 caller reported that someone had walked into the lobby bleeding from the hand. A witness identified him as the assailant.

— Compiled by CWBChicago.com

Call today and receive a FREE SHOWER PACKAGE PLUS \$1600 OFF

SAFE STEP WALK-IN TUB

1-855-417-1306

With purchase of a new Safe Step Walk-in Tub. Not applicable with any previous walk-in tub purchase. Offer available while supplies last. No cash value. Must present offer at time of purchase. CSLB 1082165 NSCB 0082999 0083445

BEST KEPT SECRET

SUPER CAR WASH

OPEN 7 DAYS A WEEK / 24 HOURS A DAY

8 BAY SELF-SERVICE

2 TOUCHLESS AUTOMATIC

5450 N. DAMEN (at Rascher)

Veteran Owned & Operated for 50 Years

North Township Real Estate For Sale

Real Estate For Sale

IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS COUNTY DEPARTMENT - CHANCERY DIVISION SPECIALIZED LOAN SERVICING LLC, Plaintiff, vs. ABN MRO MORTGAGE GROUP, INC.; THE MICHAELS TERRACE CONDOMINIUM ASSOCIATION; UNKNOWN HEIRS AND LEGATEES OF JENNIFER A. BARTOSZ AKA JENNIFER BARTOSZ; ANDREW BARTOSZ; AMIR MOHABIT AS SPECIAL REPRESENTATIVE FOR JENNIFER A. BARTOSZ; UNKNOWN OWNERS AND NON-RECORD CLAIMANTS; Defendants, 22 CH 4143 NOTICE OF SALE PUBLIC NOTICE IS HEREBY GIVEN that pursuant to a Judgment of Foreclosure and Sale entered in the above entitled cause Intercounty Judicial Sales Corporation will on Monday, April 29, 2024 at the hour of 11 a.m. in their office at 120 West Madison Street, Suite 718A, Chicago, Illinois, sell at public auction to the highest bidder for cash, as set forth below, the following described mortgaged real estate: P.I.N. 17-04-215-072-1023. Commonly known as 1309 N. WELLS ST., UNIT 706, CHICAGO, IL 60610. The mortgaged real estate is improved with a condominium residence. The purchaser of the unit other than a mortgagee shall pay the assessments and the legal fees required by subdivisions (g)(1) and (g) (4) of Section 9 of the Condominium Property Act Sale terms: 10% down by certified funds, balance,

Real Estate For Sale

by certified funds, within 24 hours. No refunds. The purchaser will NOT be open for inspection. For information call The Sales Department at Plaintiff's Attorney, Diaz Anselmo & Associates P.A., 1771 West Diehl Road, Naperville, Illinois 60563. (630) 453-6960. 1396-182707 ADC INTERCOUNTY JUDICIAL SALES CORPORATION Intercountyjudicialsales.com **13240662** 272727 ----- IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS COUNTY DEPARTMENT - CHANCERY DIVISION U.S. BANK NA, SUCCESSOR TRUSTEE TO BANK OF AMERICA, NA, SUCCESSOR IN INTEREST TO LASALLE BANK NA, AS TRUSTEE, ON BEHALF OF THE HOLDERS OF THE WASHINGTON MUTUAL MORTGAGE PASS-THROUGH CERTIFICATES, WMALT SERIES 2006-AR10 Plaintiff, -v- ELIZABETH A. KEELEY, ROBERT BIDDLE V, CITIBANK, N.A. SUCCESSOR BY MERGER TO CITIBANK, FSB AND FIRMUS FINANCIAL, LLC Defendants, 19 CH 3120 405-07 W. EUGENIE ST. CHICAGO, IL 60614 NOTICE OF SALE PUBLIC NOTICE IS HEREBY GIVEN that pursuant to a Judgment of Foreclosure and Sale entered in the above cause on March 3, 2020, an agent for

Real Estate For Sale

The Judicial Sales Corporation, will at 10:30 AM on April 19, 2024, at The Judicial Sales Corporation, One South Wacker, 1st Floor Suite 35R, Chicago, IL, 60606, sell at a public sale to the highest bidder, as set forth below, the following described real estate: Commonly known as 405-07 W. EUGENIE ST., CHICAGO, IL 60614 Property Index No. 14-33-331-007-0000 The real estate is improved with a multi-family residence. The judgment amount was \$960,569.70. Sale terms: 25% down of the highest bid by certified funds at the close of the sale payable to The Judicial Sales Corporation. No third party checks will be accepted. The balance, in certified funds/or wire transfer, is due within twenty-four (24) hours. The subject property is subject to general real estate taxes, special assessments, or special taxes levied against said real estate and is offered for sale without any representation as to quality or quantity of title and without recourse to Plaintiff and in "AS IS" condition. The sale is further subject to confirmation by the court. Upon payment in full of the amount bid, the purchaser will receive a Certificate of Sale that will entitle the purchaser to a deed to the real estate after confirmation of the sale. The property will NOT be open for inspection and plaintiff makes no representation as to the condition of the property. Prospective bidders are admonished to check the court file to verify all information. If this property is a condominium unit, the purchaser of the unit at the foreclosure sale, other than

Real Estate For Sale

a mortgagee, shall pay the assessments and the legal fees required by The Condominium Property Act, 765 ILCS 605/9(g)(1) and (g)(4). If this property is a condominium unit which is part of a common interest community, the purchaser of the unit at the foreclosure sale other than a mortgagee shall pay the assessments required by The Condominium Property Act, 765 ILCS 605/18.5(g-1). IF YOU ARE THE MORTGAGOR (HOMEOWNER), YOU HAVE THE RIGHT TO REMAIN IN POSSESSION FOR 30 DAYS AFTER ENTRY OF AN ORDER OF POSSESSION, IN ACCORDANCE WITH SECTION 15-1701(C) OF THE ILLINOIS MORTGAGE FORECLOSURE LAW. You will need a photo identification issued by a government agency (driver's license, passport, etc.) in order to gain entry into our building and the foreclosure sale room in Cook County and the same identification for sales held at other county venues where The Judicial Sales Corporation conducts foreclosure sales. For information, contact LAW OFFICES OF IRA T. NEVEL, LLC Plaintiff's Attorneys, 175 N. Franklin Street, Suite 201, CHICAGO, IL, 60606 (312) 357-1125 Please refer calls to the sales department. Please refer to file number 19-01031. THE JUDICIAL SALES CORPORATION One South Wacker Drive, 24th Floor, Chicago, IL 60606-4650 (312) 236-SALE You can also visit The Judicial Sales Corporation at www.tjsc.com for a 7 day status report of pending sales. LAW OFFICES OF IRA T. NEVEL, LLC 175 N. Franklin Street, Suite 201 CHICAGO IL, 60606

Real Estate For Sale

312-357-1125 E-Mail: pleadings@nevellaw.com Attorney File No. 19-01031 Attorney Code. 18837 Case Number: 19 CH 3120 TJSC#: 44-688 NOTE: Pursuant to the Fair Debt Collection Practices Act, you are advised that Plaintiff's attorney is deemed to be a debt collector attempting to collect a debt and any information obtained will be used for that purpose. **Case # 19 CH 3120** 202020 ----- IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS COUNTY DEPARTMENT - CHANCERY DIVISION PNC BANK, NATIONAL ASSOCIATION; Plaintiff, vs. DAVID PAREDES; KATHRYN C. PAREDES; JPMORGAN CHASE BANK, N.A.; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR PULTE MORTGAGE CORPORATION; UNKNOWN OWNERS AND NON RECORD CLAIMANTS; THE NORTHERN TRUST COMPANY; Defendants, 18 CH 7817 NOTICE OF SALE PUBLIC NOTICE IS HEREBY GIVEN that pursuant to a Judgment of Foreclosure and Sale entered in the above entitled cause Intercounty Judicial Sales Corporation will on Monday, April 15, 2024 at the

Real Estate For Sale

hour of 11 a.m. in their office at 120 West Madison Street, Suite 718A, Chicago, Illinois, sell at public auction to the highest bidder for cash, as set forth below, the following described mortgaged real estate: P.I.N. 14-28-303-023-0000. Commonly known as 2623 N. Burling Street, Chicago, IL 60614. The mortgaged real estate is improved with a single family residence. If the subject mortgaged real estate is a unit of a common interest community, the purchaser of the unit other than a mortgagee shall pay the assessments required by subsection (g-1) of Section 18.5 of the Condominium Property Act. Sale terms: 10% down by certified funds, balance, by certified funds, within 24 hours. No refunds. The property will NOT be open for inspection. For information call Mr. John Kienzie at Plaintiff's Attorney, Marinosci Law Group, PC, 2215 Enterprise Drive, Westchester, IL 60154. (312) 940-8580. 17-17025 ADC INTERCOUNTY JUDICIAL SALES CORPORATION Intercountyjudicialsales.com **13239574** 131313 ----- **Legal Ads DBA Public Notices. We'll Run Your Ad For 3 Consecutive Weeks For Only \$150.00. Call 773-465-9700**

Lakeview Township Real Estate For Sale

Real Estate For Sale

272727 ----- IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS COUNTY DEPARTMENT - CHANCERY DIVISION WELLS FARGO BANK, N.A. Plaintiff, vs. ROBERT ROONEY, A/K/A ROBERT R. ROONEY; STATE OF ILLINOIS; UNITED STATES OF AMERICA OFFICE OF THE DEPARTMENT OF THE TREASURY; PARK TOWER CONDOMINIUM ASSOCIATION Defendants, 19 CH 10237 NOTICE OF SALE PUBLIC NOTICE IS HEREBY GIVEN that pursuant to a Judgment of Foreclosure and Sale entered in the above entitled cause Intercounty Judicial Sales Corporation will on Monday, April 22, 2024 at the hour of 11 a.m. in their office at 120 West Madison Street, Suite 718A, Chicago, Illinois, sell at public auction to the highest bidder for cash, as set forth below, the following described mortgaged real estate: Unit 2203 in Park Tower Condominium, as delineated upon a plat of survey of the following described real estate: Part of the East fractional half of the Northeast 1/4 of Section 8, Township 40 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois, which survey is attached as exhibit 'D' to the declaration of condominium recorded as document 24874698, together with its undivided percentage interest in the common elements, in Cook County, Illinois. P.I.N. 14-08-203-017-1255. Commonly known as 5415 NORTH SHERIDAN ROAD UNIT 2203, CHICAGO, IL 60640. The mortgaged real estate is improved with a condominium residence. The purchaser of the unit other than a mortgagee shall pay the assessments and the legal fees required by subdivisions (g)(1) and (g) (4) of Section 9 of the Condominium Property Act Sale terms: 10% down by certified funds, balance, by certified funds, within 24 hours. No refunds. The property will NOT be open for inspection. For information call Sales Department at Plaintiff's

Real Estate For Sale

Attorney, Manley Deas Kochalski, LLC, One East Wacker Drive, Chicago, Illinois 60601. (614) 220-5611. 23-001958 ADC F2 INTERCOUNTY JUDICIAL SALES CORPORATION Intercountyjudicialsales.com **13240108** IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS COUNTY DEPARTMENT - CHANCERY DIVISION US BANK TRUST NATIONAL ASSOCIATION NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR LSF11 MASTER PARTICIPATION TRUST; Plaintiff, vs. ALEJANDRO CASTRO; ROBERTO CARO; 5455 EDGEWATER PLAZA CONDOMINIUM ASSOCIATION; UNKNOWN OWNERS GENERALLY AND NONRECORD CLAIMANTS; Defendants, 22 CH 9613 NOTICE OF SALE PUBLIC NOTICE IS HEREBY GIVEN that pursuant to a Judgment of Foreclosure and Sale entered in the above entitled cause Intercounty Judicial Sales Corporation will on Wednesday, April 24, 2024 at the hour of 11 a.m. in their office at 120 West Madison Street, Suite 718A, Chicago, Illinois, sell at public auction to the highest bidder for cash, as set forth below, the following described mortgaged real estate: UNIT 2505 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 5455 EDGEWATER PLAZA CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 24870735, AS AMENDED FROM TIME TO TIME, IN NORTHEAST 1/4 OF SECTION 8, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. P.I.N. 14-08-203-016-1274. Commonly known as 5455 N. Sheridan Rd., Unit 2505, Chicago, IL 60640. The mortgaged real estate is improved with a con-

Real Estate For Sale

dominium residence. The purchaser of the unit other than a mortgagee shall pay the assessments and the legal fees required by subdivisions (g)(1) and (g) (4) of Section 9 of the Condominium Property Act Sale terms: 10% down by certified funds, balance, by certified funds, within 24 hours. No refunds. The property will NOT be open for inspection. For information call Mr. Matthew C. Abad at Plaintiff's Attorney, Altman, Strautins & Kromm, LLC d/b/a Kluever Law Group, 200 North LaSalle Street, Chicago, Illinois 60601. (312) 236-0077. SP001392-22FC1 INTERCOUNTY JUDICIAL SALES CORPORATION Intercountyjudicialsales.com **13240151** IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS COUNTY DEPARTMENT - CHANCERY DIVISION FIFTH THIRD BANK, NATIONAL ASSOCIATION Plaintiff, vs. CHICAGO TITLE LAND TRUST COMPANY AS SUCCESSOR TRUSTEE TO NORTH STAR TRUST COMPANY AS SUCCESSOR TRUSTEE TO PARK NATIONAL BANK & TRUST OF CHICAGO AS TRUSTEE UT/AT DATED 3/5/1999 A/K/A TRUST NUMBER 10238; BARBARA B. VON LANGE; MALIBU CONDOMINIUM; UNKNOWN BENEFICIARIES OF THE CHICAGO TITLE LAND TRUST COMPANY AS SUCCESSOR TRUSTEE TO NORTH STAR TRUST COMPANY AS SUCCESSOR TRUSTEE TO PARK NATIONAL BANK & TRUST OF CHICAGO AS TRUSTEE UT/AT DATED 3/5/1999 A/K/A TRUST NUMBER 10238; UNKNOWN OWNERS AND NON-RECORD CLAIMANT Defendants, 22 CH 9504 NOTICE OF SALE PUBLIC NOTICE IS HEREBY GIVEN that pursuant to a Judgment of Foreclosure and Sale entered in the above entitled cause Intercounty Judicial Sales Corporation will on Tuesday, April 23, 2024 at the hour of 11 a.m. in their office at 120 West Madison Street, Suite 718A, Chicago, Illinois, sell

Real Estate For Sale

at public auction to the highest bidder for cash, as set forth below, the following described mortgaged real estate: P.I.N. 14-05-215-015-1057. Commonly known as 6007 N. Sheridan Road, Unit 10A, Chicago, IL 60660. The mortgaged real estate is improved with a condominium residence. The purchaser of the unit other than a mortgagee shall pay the assessments and the legal fees required by subdivisions (g)(1) and (g)(4) of Section 9 of the Condominium Property Act THE SALE SHALL BE SUBJECT TO GENERAL TAXES, SPECIAL ASSESSMENTS AND TO A PRIOR RECORDED FIRST MORTGAGE Sale terms: 10% down by certified funds, balance, by certified funds, within 24 hours. No refunds. The property will NOT be open for inspection. For information call The Sales Department at Plaintiff's Attorney, Diaz Anselmo & Associates P.A., 1771 West Diehl Road, Naperville, Illinois 60563. (630) 453-6960. 6722-187667 INTERCOUNTY JUDICIAL SALES CORPORATION Intercountyjudicialsales.com **13240136** 202020 ----- IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS COUNTY DEPARTMENT - CHANCERY DIVISION SPECIALIZED LOAN SERVICING LLC Plaintiff, vs. TERESA DURAN, 5455 EDGEWATER PLAZA CONDOMINIUM ASSOCIATION, STATE OF ILLINOIS - DEPARTMENT OF HEALTHCARE AND FAMILY SERVICES, UNKNOWN HEIRS AND LEGATEES OF RAQUEL LUNA, UNKNOWN OWNERS AND NONRECORD CLAIMANTS, JULIE FOX, AS SPECIAL REPRESENTATIVE FOR RAQUEL LUNA (DECEASED) Defendants, 2023 CH 00367 5455 N SHERIDAN RD #3505 CHICAGO, IL 60640 NOTICE OF SALE

Real Estate For Sale

PUBLIC NOTICE IS HEREBY GIVEN that pursuant to a Judgment of Foreclosure and Sale entered in the above cause on June 23, 2023, an agent for The Judicial Sales Corporation, will at 10:30 AM on April 11, 2024, at The Judicial Sales Corporation, One South Wacker, 1st Floor Suite 35R, Chicago, IL, 60606, sell at a public sale to the highest bidder, as set forth below, the following described real estate: Commonly known as 5455 N SHERIDAN RD #3505, CHICAGO, IL 60640 Property Index No. 14-08-203-016-1404 The real estate is improved with a condo/townhouse. Sale terms: 25% down of the highest bid by certified funds at the close of the sale payable to The Judicial Sales Corporation. No third party checks will be accepted. The balance, in certified funds/or wire transfer, is due within twenty-four (24) hours. The subject property is subject to general real estate taxes, special assessments, or special taxes levied against said real estate and is offered for sale without any representation as to quality or quantity of title and without recourse to Plaintiff and in "AS IS" condition. The sale is further subject to confirmation by the court. Upon payment in full of the amount bid, the purchaser will receive a Certificate of Sale that will entitle the purchaser to a deed to the real estate after confirmation of the sale. The property will NOT be open for inspection and plaintiff makes no representation as to the condition of the property. Prospective bidders are admonished to check the court file to verify all information. If this property is a condominium unit, the purchaser of the unit at the foreclosure sale, other than a mortgagee, shall pay the assessments required by The Condominium Property Act, 765 ILCS 605/9(g)(1) and (g)(4). If this property is a condominium unit which is part of a common interest community, the purchaser of the unit at the foreclosure sale other than a mortgagee shall pay the assessments required by The Condominium Property Act, 765 ILCS 605/18.5(g-1). IF YOU ARE THE MORTGAGOR (HOMEOWNER), YOU HAVE THE RIGHT TO REMAIN IN POSSESSION FOR 30 DAYS AFTER ENTRY OF AN ORDER OF POSSESSION, IN ACCORDANCE

Real Estate For Sale

WITH SECTION 15-1701(C) OF THE ILLINOIS MORTGAGE FORECLOSURE LAW. You will need a photo identification issued by a government agency (driver's license, passport, etc.) in order to gain entry into our building and the foreclosure sale room in Cook County and the same identification for sales held at other county venues where The Judicial Sales Corporation conducts foreclosure sales. For information, examine the court file, CODILIS & ASSOCIATES, P.C. Plaintiff's Attorneys, 15W030 NORTH FRONTAGE ROAD, SUITE 100, BURR RIDGE, IL, 60527 (630) 794-9878 THE JUDICIAL SALES CORPORATION One South Wacker Drive, 24th Floor, Chicago, IL 60606-4650 (312) 236-SALE You can also visit The Judicial Sales Corporation at www.tjsc.com for a 7 day status report of pending sales. CODILIS & ASSOCIATES, P.C. 15W030 NORTH FRONTAGE ROAD, SUITE 100 BURR RIDGE IL, 60527 630-794-9878 E-Mail: pleadings@ilcslegal.com Attorney File No. 14-23-00025 Attorney ARDC No. 00468002 Attorney Code. 21762 Case Number: 2023 CH 00367 TJSC#: 44-533 NOTE: Pursuant to the Fair Debt Collection Practices Act, you are advised that Plaintiff's attorney is deemed to be a debt collector attempting to collect a debt and any information obtained will be used for that purpose. Case # 2023 CH 00367 **13239653** 131313 ----- **Legal Ads DBA Public Notices. We'll Run Your Ad For 3 Consecutive Weeks For Only \$150.00. Call 773-465-9700**

Service Directory/Classifieds

To place an ad, call 773-465-9700 or email: insidepublicationschicago@gmail.com
Deadline: 5pm Mondays

Commercial Space for Rent

Commercial storefronts on hot hot hot prime Bucktown main street near 606. First floor with 800 to 1000 square feet, \$15 per foot / UP. Three-year lease @ \$15 sq. ft. to developer/builder with proven funds. 773-772-0808 please leave message.

Condo For Sale

For sale by owner
1221 sq ft 2 bedroom/
2 bathroom condo
with Navy Pier,
Lake Michigan views.
195 N. Harbor Dr.
Chicago, IL 60601 #4001
\$420,000
Contact Anthony Spicuzza
773-946-3633

For Sale

Trailer for sale, for boat or jet ski. Rims, jacks, spare wheels included. \$457. Call 773-818-0808

Furniture Removal/ Junk Removal

A Red's Hauling Service
Removal of unwanted items
from Basements, Garages, Attics,
Businesses, Estate Clearance
Senior Citizen Discount
FREE ESTIMATES
773-616-0979
redshaulingservice.com

Garages/Garage Doors

FAMILY KASTANOVA INC.
GARAGE DOOR SERVICES
Overhead Garage Doors
Electric Openers
Installation and Repairs
(773) 744-6101 (cell)
(630) 717-5329
www.familykastanovainc.com

Health & Fitness

Attention oxygen therapy users! Inogen One G4 is capable of full 24/7 oxygen delivery. Only 2.8 pounds. Free info kit. Call 877-929-9587

Dental insurance from Physicians Mutual Insurance Company. Coverage for 400+ procedures. Real dental insurance - not just a discount plan. Get your free information kit with details! 1-855-526-1060 www.dental50plus.com/ads#6258

VIAGRA and CIALIS USERS! 50 Generic Pills SPECIAL \$99.00. 100% guaranteed. 24/7 CALL NOW! 888-445-5928 Hablamos Español

Home Services

Aging Roof? New Homeowner? Got Storm Damage? You need a local expert provider that proudly stands behind their work. Fast, free estimate. Financing available. Call 1-888-878-9091

Professional lawn service: Fertilization, weed control, seeding, aeration & mosquito control. Call now for a free quote. Ask about our first application special! 1-833-806-6777

Water damage cleanup & restoration: A small amount of water can lead to major damage and mold growth in your home. Our trusted professionals do complete repairs to protect your family and your home's value! Call 24/7: 1-888-872-2809

Janitorial

Choice JANITORIAL BBB A+ Rating COMMON AREAS CLEANING • OFFICE CLEANING - CARPET CLEANING • POWER WASHING - SNOW REMOVAL 773-292-6015 www.callchoicejanitorial.com

Miscellaneous

Alaska, Europe, Hawaii + dozens of other popular trips! Starting at \$1649 pp (double occupancy req'd). YMT Vacations plans everything, leaving you to relax & enjoy. Call 1-877-626-1958 M-F for more details. Use promo code YMT2024 for \$250 off. Limited time only.

Are you a pet owner? Do you want to get up to 100% back on vet bills? Physicians Mutual Insurance Company has pet coverage that can help! Call 1-844-774-0206 to get a free quote or visit insure-barkmeow.com/ads

BATH & SHOWER UPDATES in as little as ONE DAY! Affordable prices - No payments for 18 months! Lifetime warranty & professional installs. Senior & Military Discounts available. Call: 855-761-1725

Become a published author. We want to read your book! Dorrance Publishing trusted since 1920. Consultation, production, promotion & distribution. Call for free author's guide 1-877-729-4998 or visit dorranceinfo.com/ads

TO ADVERTISE Call 773-465-9700

Miscellaneous, cont.

Diagnosed with lung cancer & 65+? You may qualify for a substantial cash award. No obligation! We've recovered millions. Let us help! Call 24/7 1-877-707-5707

DIRECTV Stream - Carries the most local MLB Games! Choice Package \$89.99/mo for 12 mos Stream on 20 devices at once. HBO Max included for 3 mos (w/Choice Package or higher.) No contract or hidden fees! Some restrictions apply. Call IVS 1-866-859-0405

DISH TV \$64.99 For 190 Channels + \$14.95 High Speed Internet. Free Installation, Smart HD DVR Included, Free Voice Remote. Some restrictions apply. Promo Expires 12/31/24. 1-866-479-1516

Donate Your Car to Veterans Today! Help and Support our Veterans. Fast - FREE pick up. 100% tax deductible. Call 1-800-245-0398

Don't let the stairs limit your mobility! Discover the ideal solution for anyone who struggles on the stairs, is concerned about a fall or wants to regain access to their entire home. Call AmeriGlide today! 1-833-399-3595

Eliminate gutter cleaning forever! LeafFilter, the most advanced debris-blocking gutter protection. Schedule free LeafFilter estimate today. 20% off Entire Purchase. 10% Senior & Military Discounts. Call 1-833-610-1936

Free high speed internet if qualified. Govt. pgm for recipients of select pgms incl. Medicaid, SNAP, Housing Assistance, WIC, Veterans Pension, Survivor Benefits, Lifeline, Tribal. 15 GB internet. Android tablet free w/one-time \$20 copay. Free shipping. Call Maxisp Telecom! 1-833-758-3892

Get DISH Satellite TV + Internet! Free Install. Free HD-DVR Upgrade. 80,000 On-Demand Movies, Plus Limited Time Up To \$600 In Gift Cards. Call Today! 1-866-479-1516

Home Break-ins take less than 60 seconds. Don't wait! Protect your family, your home, your assets now for as little as 70c a day! Call 855-401-1151

Jacuzzi Bath Remodel can install a new, custom bath or shower in as little as one day. For a limited time, we're cutting installation costs in half and offering a FREE safety upgrade! Additional terms apply. Subject to change and vary by dealer. Offer ends soon. Call 1-844-501-3208

!!OLD GUITARS WANTED!! GIBSON, FENDER, MARTIN, Etc. 1930's to 1980's. TOP DOLLAR PAID. CALL TOLL FREE 1-866-433-8277

Prepare for power outages today with a Generac Home Standby Generator. Act now to receive a FREE 5-Year warranty with qualifying purchase* Call 1-855-948-6176 today to schedule a free quote. It's not just a generator. It's a power move.

Replace your roof w/the best looking & longest lasting material steel from Erie Metal Roof's 3 styles & multiple colors available. Guaranteed to last a lifetime! Limited Time Offer up to 50% off install + Additional 10% off install (military, health & 1st responders.) 1-833-370-1234

Safe Step. North America's #1 Walk-in tub. Comprehensive lifetime warranty. Top-of-the-line installation and service. Now featuring our free shower package & \$1600 off - limited time! Financing available. 1-855-417-1306

The Generac PWRcell solar plus battery storage system. Save money, reduce reliance on grid, prepare for outages & power your home. Full installation services. \$0 down financing option. Request free no obligation quote. 1-877-539-0299

Wesley Financial Group, LLC Timeshare Cancellation Experts Over \$50,000,000 in timeshare debt & fees cancelled in 2019. Get free info package & learn how to get rid of your timeshare! Free consultations. Over 450 positive reviews. 833-308-1971

Notice of Public Sale

East Bank Storage at 1200 W. 35th St., 773-247-3000, is opening lockers:
3E3431 (Collin M Shea)
3F3629 (Tiffany McCaskill)
3C3272 (Sandra Linzy)
3F3662 (Brett Lewandowski)
3F3538 (Dayo Laoye)
4C4202 (Johnny Gholston)
3D3385 (Shannon Bonner)
4C4173 (Shannon Bonner)
for public sale of miscellaneous items.
This sale is to be held on
Thursday, March 28, 2024 at 2:00 pm. Cash only.

Sleeping Rooms

Cook County - Chgo. N

Nice room w/ stove, fridge & bath. Near ALDI, Walgreens, beach, Red Line & buses. Elevator & Laundry. \$149/wk and up. 773-275-4442

Cook County - Chgo. N

BIG ROOM with stove, fridge, bath & nice wood floors. Near Red Line & Buses. Elevator & Laundry, Shopping. \$139/wk. 773-561-4970

COLLECTIBLES

**WANTED TO BUY
OLD TOYS &
COLLECTIBLES**



Comic Books • Sports Cards
Hot Wheels • Model Kits
Guitars • Records, etc., etc.
and so on and so on
HONEST AL 773-968-5015

EYE CARE



SUPERIOR EYECARE
SINCE 1987

Making Eyeglasses in 1 Hour

**Free Eye Exam with Purchase
of a Complete Pair of Glasses**

3 Month Supply of Acuvue Oasys SPH \$120

773-525-1601

2947 N. Broadway

Email superior.eyecare@gmail.com

WWW.SUPERIOREYECARECHICAGO.COM

HELP WANTED



Hands to Help, Hearts to Care

1st Choice SeniorHome Care, Inc. (Non-medical) is actively hiring qualified, compassionate caregivers to care for seniors in their homes, helping them with daily living activities and ensuring they are happy and safe.

**In the Chicagoland area, call:
773-614-3697 or 224-399-6665**

HOME IMPROVEMENT

**P & L
Construction Services, Inc.**

Home Remodeling:
Kitchens, Bathrooms,
Basements & Exteriors

Commercial Services:
Office Remodeling, Tenant Improvements,
Commercial Doors & more

847-361-6306
www.plconstructionservicesinc.com

INCOME TAX

**Ackermans
Accounting Service**

Complete Income Tax Service
Bookkeeping & Accounting
(Individual - Corporation)



4343 N. Pulaski Rd.
(773) 267-4610 (773) 383-2798
R2944@NETZERO.NET

BATH REMODEL

Call today and receive a **FREE SHOWER PACKAGE PLUS \$1600 OFF** **SPECIAL OFFER**

**SAFE STEP
WALK-IN TUB**
1-855-417-1306

With purchase of a new Safe Step Walk-in Tub. Not applicable with any previous walk-in tub purchase. Offer available while supplies last. No cash value. Must present offer at time of purchase. CSLB 1082165 NSCB 0082999 0083445

GENERAC GENERATORS

It's not just a generator. It's a power move.

Receive a free 5-year warranty with qualifying purchase* - valued at \$535.

Call 866-643-0438 to schedule your free quote!

*Terms and Conditions apply. **GENERAC**

INCOME TAX

Allied Tax Practitioners

YEAR ROUND TAX SERVICE

INDIVIDUAL & BUSINESS TAX PREPARATION
TAX ACCOUNTING - PAYROLL SERVICES
BUSINESS ENTITY SELECTION
BUSINESS CONSULTING

5214 N. Western Ave., Suite 201, Chicago, IL 60625

773-741-4600 | 773-294-7951

www.alliedtaxpro.com | ama@alliedtaxpro.com

**ANTHONY IMANLIHEN
& ASSOCIATES, INC.**
CERTIFIED PUBLIC ACCOUNTANTS



Tax, Audit and Accounting Services Mobile: 773.818.9164
Office: 773.961.8306
5875 N. Lincoln Ave., Suite 249 Fax: 888.560.0069
Chicago, IL 60659 Email: itale@aol.com

www.anthonylimanlihencpa.com

PAINTING

**DADRASS
PAINTING**

**KITCHEN & BATH
REMODELING**

DRYWALL - WALLPAPERING
PLASTERING - TILE - CARPENTRY

• FREE ESTIMATES •

847-749-8227
847-291-9091
DADRASSPAINTING@YAHOO.COM

Since 1987

**Low Cost
Painting**

Interior & Exterior

312-834-3444
Low.cost591@gmail.com

For all your painting needs

**WALLPAPER
&
PAINTING**
by David
773-969-0766

WINDOWS

THE WARMEST WINDOWS IN TOWN

ADVANCED WINDOW CORP.

4935 W. Le Moine St,
Chicago, IL 60651
773-379-3500
advancedwindow.com
cs@advancedwindow.com

Showroom Hours
Monday thru Friday 7:00 to 4:00
Saturday 7:00 to 12:00

- Local Factory—All Products Manufactured Here in Chicago
- American and European Thermal Vinyl Windows and Doors
- For Replacement, Remodel or New Construction
- Every Order Made to Contractor's Specifications
- Custom Color Matching to Coordinate with Building Accents
- Tested and Certified, U-Factor & Energy Star Savings
- Glass Options: Double, Triple, Safety, Highest Insulating
- Double-Hung, Casement, Tilt & Turn, Patio & French Door
- Bay & Bow, Large Picture Window, Awning, Slider
- Quick Lead Times to Maintain Your Project Schedule
- Customer Service in Multiple Languages
- Glass & Screen Repairs as Quick as Same Day

TOOL LIQUIDATION

**TOOL
LIQUIDATION**

- Welder Generator
- Drain Rodder
- Ridgid Threading Machine
- Tank Torch Set
- Ridgid Plumbing Tools

773-818-0808

101supplyok@gmail.com
RECYCLED - CHEAP

TUCKPOINTING

**ACCURATE
EXTERIOR
& MASONRY**

Specializing in Tuckpointing
Chimneys, Brick Work, Lintel,
Parapet Walls, Parging,
City Violations & Roofing.
Rated "A" on Angie's List
Licensed and Insured
Free Estimate
773-592-4535
(10S14A)

Mark's
Tuckpointing &
Remodeling Co, Inc.

- TUCKPOINTING • BRICKWORK
- MASONRY • CHIMNEY
- MASONRY VIOLATIONS CORRECTED
- LINTEL REPLACEMENT
- ROOFING • PARAPET WALLS
- GUTTERS • SOFFIT/FASCIA

10% DISCOUNT
FREE ESTIMATES - INSURED
(773) 774-0444
www.MarksTuckpointing.com

WANTED TO BUY

**WANTED
"DEAD OR ALIVE"**

MOTORCYCLES

ALL MAKES & MODELS
\$\$\$CASH PAID\$\$\$

HARLEY DAVIDSON,
HONDA, YAMAHA,
SUZUKI, KAWASAKI

WILL PICK UP 630-660-0571

LOVE TO BUY YOUR CAR OR TRUCK

Will Pay \$200 to \$2,000
For the Good, Bad
or Ugly
Also Classic, Antique,
Hot Rod or Project Cars
Same Day
Free Tow Away
\$\$ Paying Top Dollars \$\$
For Classics &
Muscle Cars
CALL (773) 758-2928

Workshops on building wealth

Few things are more liberating for individuals than building personal wealth. World System Builder's Financial Foundation Education Program is hosting a series of free financial education workshops March 21, April 4 and 11, in the Rogers Park Library, 6907 N. Clark St. Topics include building savings and wealth, increasing cash-flow and managing debt.

The workshops are being held in the library's Community Room, those wishing to attend may RSVP by calling Flor Guzman at 847-962-4171.

Jumping Jack application opens on April 15

Those giant inflatable Jumping Jacks are back for block parties for another summer season. The Dept. of Cultural Affairs and Special Events has announced the Jumping Jack Portal will open 8 a.m. Monday, April 15. The inflatable bounce house is available, free of charge, to residential block parties from Saturday, May 25 through Sunday, Sept. 1, but you do have to request them. Applicants must

reside on the block where the Block Party is taking place. Online applications forms can be found at ChicagoNeighborhoodFestivals.us. Inflatables will only be provided to residential block parties within the Chicago city limits. Events on private property, in parks, in forest preserves, at schools, libraries or churches and festivals are not eligible.

Tax money approved for Edgewater Park

The Chicago Park District and Park 599 will receive \$450,000 in Tax Increment Financing [TIF] assistance approved by City Council March 20 for construction of a new park.

Park 599, located at 1623 Edgewater Ave. in Edgewater, will receive their cash

from nearby property tax payers through the Edgewater/Ashland TIF district. The funding will support costs incurred during construction of 1.1-acres of open space improvements adjacent to the former Edgewater Hospital complex, which reopened in 2021 as Anderson Point apartments.

Create a bookmark at Edgewater Library April 4

Children's Librarian Dana Kaput invites children ages 3 and older to participate in a fun bookmark craft at the Edgewater Branch library, 6000 N. Broadway, 4-5 p.m. Thursday, April 4.

At this program, kids will be encouraged to let their minds "bloom" with possibilities as they create a customized bookmark using crayons, colored pencils and markers. In addition to the bookmark, participants will receive a goodie bag while supplies last and may choose a book to take home.

This program is held in partnership with Friends of the Edgewater Library. In addition, the Friends' group is offering a bag of books giveaway to one winner chosen at random this month. The March giveaway books are for early learning children. To see a photo of the books and others to



Dana Kaput. Photo courtesy Joanne Kitsos

be given away throughout the year, visit foelchicago.org; to enter the drawing, email info@foelchicago.org.

Volunteer to be a GirlForward mentor

GirlForward in Edgewater is seeking dedicated and enthusiastic volunteers for their Mentoring Program, which matches women mentors with girls resettled through the refugee resettlement program.

As a mentor, you will be paired with a mentee in grades 9-12 and will meet with her for at least two hours per week to talk about school, relationships, and careers, and to do fun and engaging activities together. Mentors must be at least 21 and be

able to make a one-year commitment to GirlForward and will receive trainings to prepare you for this role.

GirlForward is seeking women fluent in English, with knowledge of additional languages including Arabic, Pashto, Burmese and others.

For more information about the role, view eligibility requirements, visit <https://www.girlforward.org/mentoring>, or email Ira Jeanne at iraj@girlforward.org.

ASSESSOR from p. 1

After a township undergoes reassessment, a valuation report is released that provides details on residential, commercial, and multi-family reassessments. Property owners can use these reports to gain insight on how property assessments work, learn about the real estate market in their specific neighborhood, and compare the median to their property value. The valuation reports for Rogers Park Township can be found in this newspaper and also at: cookcountyassessor.com/valuation-reports.

Residential Properties

Residential assessments are based on recent sale prices of similar properties. To get a better picture of the real estate market in Rogers Park Township, the chart below demonstrates median sale prices over the last five years for different property types. For example, the median sale price for single-family homes in 2023 was \$450,000, while the Assessor's median market value estimate for the same property class

Rogers Park Township property tax appeals help

Various elected officials will be hosting a Rogers Park Township property tax appeal workshop 4 p.m. to 7 p.m. Tuesday April 2, at 1507 W. Morse Ave.

The Cook County Assessor's office will have two analysts ready to help property owners in the Rogers Park Township file an appeal of their property's assessed value.

is \$431,000. Read the full Residential Valuation report.

Commercial Properties

Commercial property assessments are calculated by determining a property's use, estimated income, market-level vacancy, collections loss, and expenses.

To learn more about how commercial reassessments work, read the full Commercial Valuation Report. Commercial and multifamily property owners can go a step further and locate their property on a methodology worksheet that contains the data used to assess their property. Read the full Commercial Valuation report.

JEWEL from p. 1

"Even though the project was quite complicated, each problem found a solution because everyone involved dared to be creative, chose to communicate and cared enough about the end result," wrote Osterman who later went on to become 48th Ward alderman.

Kathy Osterman's son, Harry, who also would later serve as 48th Ward alderman, grew up just west of the Armory on Rosedale Ave. in the 1970s. He noted how little recreation space there was in the neighborhood which also was coping with a number of public safety issues. "Raising me and my brother, my mother knew how little there was for kids to do in the neighborhood in a safe environment," Osterman recently recalled.

By the 1990s, Illinois Gov. Jim Edgar was dealing with acute budget shortfalls and working with the National Guard decided to sell the Broadway Armory, which some estimated might fetch \$11 million on the open market. Th Edgewater community came together in protest. Their advocacy for protecting the park paid off: the city officially purchased the property

from the Illinois National Guard in 1998, transferring ownership to the Chicago Park District [CPD].

Harry Osterman played a part in saving the Armory as a young man and spearheaded a petition campaign that got over 5,000 signatures from community residents demanding the CPD get control of the facility.

In the years since, the BAP continued to add a variety of uses over the years, eventually becoming the CPD's largest indoor facility.

"It really is Edgewater's crown jewel," said Osterman. "It has served thousands of people every week for decades, from senior citizens to children. Most importantly, it became a safe place for teens to get engaged in sports programs and other positive activities. The drive to create the BAP was also the greatest example of how the community worked to make Edgewater a better place to live."

This article was written by John Holden, and drew heavily on an article from Loyola University Women and Leadership Archives graduate assistant Willow.



For Easter entertaining and all your spring gatherings

The Honey Baked Ham is sliced for your convenience and covered with our signature sweet and savory glaze.

Dinner packages available with all your favorite sides for every sized family.

Visit HoneyBaked.com to see all your favorite offerings

Bone-In Half Hams 8 to 11 lbs (serves 10 to 20)

Bone-In Quarter Hams 4 to 6 lbs (serves 4 to 6)

Boneless Half Hams 3 to 5 lbs (serves 8 to 12)

Boneless Whole Hams 7 to 8 lbs (serves 20 to 25)

Roasted or Smoked Turkey Breasts Approx 3 lbs (Serves 8 to 10)



Your locally owned Honeybaked Store
2815 N. Ashland Avenue (at Diversey)
773-880-8400
Order Online at Honeybaked.com

MASTER THE FIELD

Human Resources Certificate Programs

Now is the time to upskill or reskill with a certificate from DePaul. Whether you're just beginning your HR career or want to enhance the skills you have already developed, our programs can help you prepare for certification in the field.



GET CERTIFIED TODAY

Visit go.depaul.edu/hrcertificates for more information.