

A toast today to all the invisible people
doing jobs mysteriously getting done.
— Robert Brault

News-Star

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Developer's LLC behind synagogue project 'Involuntarily Dissolved'

Fern Hill retains influential zoning attorney to navigate city approval bid

BY BOB ZULEY

Inside Publications has independently learned that the Limited Liability Company [LLC] owned by Fern Hill, the developer behind the controversial Emanuel Congregation high-rise project, was Involuntarily Dissolved by the State of Illinois on July 10, 2026 – five days before Public Notices were posted at the synagogue site and letters were sent to nearby property owners within 250-feet of the proposed development, 5959 N. Sheridan Rd.

The breach represents a remarkable display of negligent administration of the hot-button issue by Nick Anderson, the prominent developer intent on putting his stamp on Chicago's lakefront, and his highly experienced attorney, Mariah F. DiGrino, of the firm, Croke Fairchild Duarte & Beres, retained to navigate the city's intricate zoning and approval process.

In Illinois, an LLC is a flexible business structure that protects the owner's personal assets from business debts and lawsuits. It blends the legal liability protection of a corporation with the tax flexibility and minimal paperwork of a sole proprietorship.

Sheridan Thorndale Partners LLC, was involuntarily dissolved by Secretary of State Alexi Gianoulas' office on July 10. Typi-

Business Entity Search	
Entity Information	
Entity Name	SHERIDAN THORNDALE PARTNERS LLC
Principal Address	5948 NORTH SHERIDAN ROAD CHICAGO, IL 606600000
File Number	15675969
Status	INVOLUNTARY DISSOLUTION on 07-10-2026
Entity Type	LLC
Type of LLC	Domestic
Org. Date/Admission Date	01-13-2025
Jurisdiction	IL



(L) Involuntary dissolution of Sheridan Thorndale Partners LLC. *Courtesy IL Secretary of State* (R) Possibly invalid Public Notice posted at 5959 N. Sheridan Rd. *Photo by Bob Zuley*

cally, this occurs when a business entity fails to maintain state compliance, such as missing annual reports or non-payment of annual fees.

State records reveal the agent of this LLC is Nicholas J. Anderson, the owner of Fern Hill.

Since learning of the LLC's dissolution, this newspaper has met a wall of silence from persons that should have been familiar with the matter.

A question arises if the posted Public Notices and letters to nearby property owners from attorney DiGrino dated July 15, 2026 are valid as the applicant's LLC was involuntarily dissolved on July 10 2026.

Email inquiries were made to Anderson, president of Fern Hill,

and; Mariah F. DiGrino, Anderson's zoning attorney, and; Peter Strazabosco, Deputy Commissioner of the Chicago Department of Planning and Development, and; Nicole Granacki, chief of staff to Ald. Leni Manaa-Hoppenworth [48th]. Only Strazabosco replied, saying, "Seems like that would be a question for the state."

DiGrino is a Partner for Croke Fairchild Duarte & Beres [CFDB], a pre-eminent downtown law firm highly capable of navigating Chicago's zoning process. They have built a robust land use, zoning, and government affairs practice tailored to the complexities of city developments.

LLC see p. 12

Mayor's proposed ordinance will hike rent; not make housing more affordable

Landlords face \$60 tax to create new department

BY MARK RACZKIEWYCZ

Two competing city ordinance proposals that seek to recalibrate the relationship between housing providers and tenants are heading for crucial reviews in different City Council committees once the Council reconvenes on Sept. 9.

In what is considered a tenant-friendly city, the mayor's version shifts the balance even more in favor of tenants, a homeowner's advocacy group said.

"Housing providers strongly oppose Mayor Johnson's 'Protecting Tenants Ordinance [PRO]," the Neighborhood Building Owners Alliance [NBOA] said in a statement while adding that the proposed measure will only "increase costs for owners and tenants."

Touted by the mayoral office as making housing more affordable,

among the convoluted proposal's more than 100 regulations is the establishment of a land registry to disclose all ownership stakes beyond 20% and a new Dept. of Housing bureau that will duplicate the existing one for enforcing renter's rights, (<https://nboachicago.com/rhto-changes>).

These moves would increase costs for building owners by up to \$60 a month with a new tax that would fund the registry. The new tax will presumably be passed onto renters, the advocacy group said.

Johnson contends that silent and mostly corporate investors in existing and new properties developments are driving up rental costs as they scoop up more living space in a city where 55% of residents rent. His version thus would ensure that any passive investor with a share of 20% or more in a property be disclosed.

"Investors already are getting cold feet," housing provider and

real estate broker Alice Jordan told this newspaper.

The Budget Accountability Caucus, consisting of more than a dozen aldermen within the city council, has surreptitiously drafted a competing ordinance that leans toward balancing the owner-tenant relationship. The caucus held a press conference at City Hall to announce their ordinance.

Ald. Gilberto Villegas [36th], who is part of the group blasted the mayor's version in late May as "a rent increase," while speaking to reporters.

"This is our opportunity to put forward something that's going to force compromise, because we see that we need to grow the economy," Villegas later said, adding the goal is "to protect renters, truly protect renters, and not stick them with a rent increase."

The average monthly rental

ORDINANCE see p. 8



This bicycle warning sign on Sheridan Rd. doesn't explicitly refer to e-bikes.

City activates geofencing on Sheridan

System only shuts-down Divvy/Lime e-devices; not privately owned

STORY AND PHOTO
BY BOB ZULEY

At her Town Hall meeting at Berger Park on July 22, Ald. Leni Manna-Hoppenworth [48th] informed the capacity crowd that the city's Dept. of Transportation [CDOT] had activated geofencing on Sheridan Rd. in Edgewater between Bryn Mawr and Devon avenues.

Geofencing uses GPS technology to create a virtual map boundary. When a shared electronic rental device like Divvy or Lime enters the restricted zone, their internal systems detect the coordinates and automatically stops the motor to prevent illegal sidewalk riding.

Smart e-bike and e-scooter rental operators constantly track

their physical location against their digital map. As soon as an e-device crosses the boundary onto Sheridan Rd., the onboard computer cuts power to the motor, safely stalling the vehicle's electronic assist to discourage unsafe sidewalk usage.

When a shared electronic rental device like Divvy or Lime enters the restricted zone, their internal systems detect the coordinates and automatically stops the motor to prevent illegal sidewalk riding.

Biking on the sidewalks along Sheridan Rd. has been a problem for decades. In Chicago, children under age 12 are legally allowed

GEOFENCING see p. 12

Landmark District designation proposed for Bryn Mawr in Edgewater

A three-block stretch of Bryn Mawr Ave. in Edgewater would be designated as an official Chicago landmark district under a proposal introduced to City Council July 15.

Located along the 900 through 1100 blocks of Bryn Mawr Ave, between Sheridan Rd. and Broadway, the Bryn Mawr District consists of 15 buildings built between 1897 and 1928. Most contain ground floor commercial uses with one or two stories of residences above, many with

Classical Revival, Queen Anne, Romanesque Revival, Gothic Revival, Mediterranean Revival and Arts and Crafts architecture styles.

The district also includes three large apartment buildings, two of which are individually designated landmarks.

A landmark district designation would protect the exteriors of contributing buildings against significant alteration or demolition.

Calm yourself with a lullaby



By Thomas J. O’Gorman

America was transformed in the 20th century by composers and musicians whose hearts beat in time with the nation. “Summertime, and the livin’ is easy, fish are jumpin’ and the cotton is high.”

Talented young musicians, including the Gershwin brothers George and Ira, were discovering themselves and how to be American. They found their stories in the rhythms in the great age of immigration. When music united and restored fresh people in a new land. It opened hearts and souls on America’s city streets.

In the vast landscape was an endless pattern of vast forests, open plains, and blistering desert all touching waterways advancing America’s fortunes during our settlement from sea to shining sea. From magic prairie flatland to the snowcapped mountains, surrounded by bubbling swamp-

land, commercial rivers, and along topical sunbelts on sandy beaches and seas. Few places offered so much of earth’s climatic life and varietal geography.

It was a nation tested by extremes. Like this summer’s black magic combo of heat, smoke, torrential rains, and winds has been a nightmare for everyone.

In summer we are reminded of the manner in which George and Ira Gershwin, children of immigrants from the Russian Empire at the turn of the 20th Century, found life in Brooklyn. Music was the glue of these new Americans.

They discovered this country to be fresh and dynamic, filled with unknown freedoms releasing powerful forces with their musical interests and operatic studies. From their Brooklyn apartment they found a new language in musical composition. Their gift was their ability to blend jazz with classical music.

They invented a musical style that captured and created the sound of America’s historic past. No music they created ever unfolded with more ironic beauty or faithfulness to American life as the Gershwins’ tune “Summertime,” from the production of “Porgy and Bess” (1935).

Not a hit at first, but eventually becoming one of the most important American operas of the 20th century and a cultural classic.

Their melodies and rhythms were in harmony with life in this country. You heard America in their music. They created a fresh sound centered in the steaming blistering heat of the American life. In “Porgy and Bess” life’s



George Gershwin (right), born in 1898 and his brother Ira (left), born in 1896 are two of the most influential figures in the history of the Great American Songbook. *Courtesy Ira and Leonore Gershwin Trusts*

rhythms are counted by the seasons, the weather, the brutality of slave life but also the rhythms of being human and in love.

All our extremes of weather this summer turn this writer toward the Gershwins. Their music exposes us to an era filled with invention. “Summertime” was the Gershwin Brothers lullaby, a charming musical piece.

We need calming when the thunder and lightning are too loud and powerful. Music has the power to restore and calm. Like the air conditioning does, with a mug of Irish Tea for sleep. Listen to those heart-wrenching Gershwin rhythms as we await the arrival of the Sandman.

DRESEN GOODBYES: David Letterman led the tearful laughter as Hollywood and Chicago turned out to eulogize and harmonize with the life and goodness of comedian **Tom Dreesen**. Heartfelt and heartbroken.

VOTING: Last week the U.S. Treasury Dept. intercepted roughly \$99 million in hinky federal payments intended for dead people, and blocked approximately 4,900 payments before

they were distributed, following a review of payments worth nearly \$2.7 trillion the Feds say was sent to dead people. What Chicagoans are wondering is whether those dead people can still vote.

YOUTH: Appointments by Mayor **Brandon Johnson** to the Community Commission for Public Safety and Accountability, combined with Municipal Code requirements for the composition of the seven-person Commission has resulted in two youths representing 100% of our North Side residents for the next four years. The Commission has important responsibilities, including playing a role in selecting and removing the Police Superintendent, Police Board members, and the COPA Chief Administrator, as well as setting Chicago Police Dept. policies.

The North Side district has approximately 1 million residents. For the next four years, the North Side will be appointed both of the mandated Youth Commissioners, while the remainder of Chicago will have five adults. Representing the North Side is **Angel Rubi Navarajo**, who was born in Guatemala City and raised in Albany Park; and **Angelique Guzman**, a North Sider and senior at Mather High School, and previously interned for Ald. **Andre Vasquez** [40th]. This column now hears grumblings that having two inexperienced youths does not fairly represent the voice of North Side residents in making important public safety decisions.

BAD BOY: A condo in the Tribune Tower is going back up for sale after its owner lost it in a 2025 court-ordered sale. **Sameer Suhail**, a Loretto Hospital medical supply vendor, was indicted in federal court in an alleged \$15 million fraudulent billing scheme. Charges included embezzlement, money laundering and wire fraud. Sahil pleaded not guilty and was placed in home confinement, but now he’s lost that 3,500 square foot home. He paid \$4.3 million for the condo in 2023, but the bank is taking it back. It is on the 20th floor at 435 N. Michigan Ave., and has a lovely balcony that faces the Chicago River and Pioneer Ct.

FLY: United Airlines says they’re going to fly bigger planes into O’Hare to manage the government caps.

SKILLING TIME: **Tom Skilling** visiting Frank’s Diner in Kenosha where one of the great pleasures of retirement is revisiting some of the places that make our corner of the Midwest so special.

GAME CHANGER: Received **Mickey Norton’s** wonderful new book, *Game Changer: My Life, My Way!*, from (Ret.) Judge **Rhonda Sweeney**. It is a wonderful biography. Today as a part owner of the Chicago White Sox, she offers a unique understanding of winning. Mickey is a powerful presence at Sox games, always with spectacular pals, guests who, like her, are larger than life Chicagoans. She’s a great friend and supporter of **Jerry Reinsdorf**. For most of her life, Mickey was shattering glass ceilings in the financial markets, walking where few women ventured. I love this tale of Chicago life, success, power and quiet fame. Don’t miss it.

UK 2026 ICON WARD: Executive producer and Cultural Ambassador **Joey Majumdar** was honored along with international producer, director and cultural ambassador **Sundaram Tagore** and famed Indian actress, producer and brand ambassador **Rituporna SenGupta**. All received the Viraasat UK 2026 ICON AWARD. It was an outstanding experience. The event was held at the Westchester County Center in Whiteplains, NY.

WHO’S WHERE: **Maria Pappas** at the Acropolis for another home visit to fabled Greece... **Tom Hackett** and **Tom McGuire** led the way for a grand festive PAWS Chicago Beach Party at Offshore Rooftop with **Sarah Catherine** and **Grace Wiener**... Soaking up French sun and climate **Bobbi Panter** and **Matt Arnoux** spending time at Hotel du Cap Eden Roc in An-

LULLABY see p. 8



Tom Skilling

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County Board of Review 2026 property tax appeal season now underway

Property taxes on the North Side have gone through the roof. But there is a chance to find some relief as the Cook County Board of Review [BOR] has opened the 2026 property tax appeal season, providing homeowners, businesses, and property owners the opportunity to appeal their property assessments.

Property owners may file an appeal online through the BOR's website at cookcountyboardofreview.com during their township's designated filing period. Appeals may also be filed by attorneys or tax representatives acting on behalf of property owners.

There is never a fee for filing an appeal.

"The BOR is committed to providing every property owner with a fair, transparent, and accessible appeal process," said the BOR Commissioners in a joint statement. "We encourage property owners to review their assessments carefully and file an appeal if they believe their property's assessed value does not accurately reflect market conditions or contains factual errors."

For tax year 2025, the BOR processed a record 290,533 appeals.

The BOR serves as the second level of appeal in the Cook County property tax assessment process, independently reviewing decisions made by the Cook County Assessor's Office. The Board considers evidence submitted by property owners, including information regarding comparable properties, market value, property characteristics, and other relevant documentation.

The 2026 appeal season follows another year of historically high filing volumes. Tax year 2025 underscored the continued importance of ensuring taxpayers have access to an independent and impartial review of their assessments. The BOR provides checks and balances regarding the Assessor's work.

Throughout the appeal season, the Board will publish township on its website opening and closing dates, filing instructions, educational resources, and answers to frequently asked questions. Property owners are encouraged to monitor the filing calendar closely, as appeals must be submitted before their township's filing deadline.

The BOR also offers a variety of free resources to assist taxpayers, including online appeal filing, educational guides and videos, community outreach events, assistance through the BOR's Help Desk, and information sessions conducted throughout Cook County.

For township filing dates, appeal information, and additional resources, visit www.cookcountyboardofreview.com or call 312-603-5542.

Chicago can force landlords to pay tenants \$10K for 'relocation assistance'

BY JONATHAN BILYK
Cook County Record

Nothing in the U.S. Constitution prevents the city of Chicago from forcing landlords who purchase apartment buildings out of foreclosure to pay \$10,000 in "relocation assistance" to tenants who don't want to renew their lease, a federal appeals court has ruled.

On July 22, a three-judge panel of the U.S. Seventh Circuit Court of Appeals rejected a challenge to that provision in Chicago's so-called "Keep Chicago Renting" ordinance, saying the money the city has ordered landlords to pay to tenants is merely a kind of economic regulation on the landlord-tenant relationship, and can't be considered an unconstitutional "taking" of the landlord's property by the city government.

Enacted in 2013, the city ordinance laid down rules governing the responsibilities of landlords who purchase foreclosed apartment buildings or other residential rental properties.

However, in 2021, the city government revised the ordinance to add costly new rules, requiring new owners of formerly foreclosed rental properties to both offer new 12-month lease to all current tenants, and, if those leases are declined, pay those departing tenants \$10,600 each for "relocation assistance."

If they don't comply with the ordinance, tenants can sue and secure court orders forcing them to pay double that amount, or \$21,200 per tenant.

The ordinance does not require tenants to prove they actually used any of the money to fund a security deposit on a new apartment or in any way to help find a new rental home for them or their family. Tenants could be free to simply pocket the money.

That particular provision was challenged in federal court in 2024 by a residential rental management company, identified as BBLI Edison LLC.

According to court documents, BBLI Edison is considered to be

the owner of an apartment building at 5200 N. Sheridan Road, at the corner of Sheridan and Foster Ave. in Edgewater. BBLI acquired the property in Feb. 2024.

While BBLI is registered to an address in Springfield, managers of the company include executives and other representatives affiliated with Boston-based corporate real estate firm, Berkshire Residential Investments.

BBLI's lawsuit asserted the Chicago ordinance amounted to a violation of the Fifth Amendment's prohibition on government takings of property without just compensation. Specifically, they asserted the ordinance was an unconstitutional infringement on their rights to manage and lease the property, by forcing them to pay potentially millions of dollars to other people or risk penalties from the city.

At their 5200 Sheridan property, BBLI inherited 220 tenants. If all of them declined to renew their leases, the company would be on the hook for more than \$2.3 million in payments to the tenants.

According to court documents, five tenants ultimately opted not to renew, and BBLI was forced to pay \$53,000 in "relocation assistance" under the ordinance.

In Chicago federal district court, U.S. District Judge Mary Rowland ruled in favor of the city, finding the city's tenant payment demands to be constitutional.

On appeal, the three-judge panel unanimously agreed. The opinion was authored by Seventh Circuit Chief Judge Michael Scudder. Seventh Circuit judges Amy J. St. Eve and Candace Jackson-Akiwumi concurred in the decision.

In the ruling, Scudder conceded "BBLI's position has something to it."

He noted the U.S. Supreme Court in recent decades and years has consistently broadened the definition of unconstitutional takings. Particularly in the 2013 decision known as *Koontz v. St. Johns River Water Management District*, the Supreme Court "endorsed the view" that when the government

orders property owners to pay certain amounts as a condition of owning their property, then the court must examine if those forced payments amount to unconstitutional property takings.

"Read broadly, this suggests that the (Chicago) Ordinance may amount to a physical taking because it directs the owners of particular pieces of property — newly foreclosed buildings — to make specific monetary payments to their tenants," Scudder wrote.

But Scudder said applying that reasoning to this case would be reading the *Koontz* decision too "expansively," given key differences in the case. Specifically, in *Koontz*, the government refused to grant permits to a landowner "unless he reduced the size of his proposed development or paid contractors to improve some nearby government-owned land."

However, in this case, the Chicago ordinance doesn't single out any particular landlords or forbid

landlords from operating their property. Rather, Scudder said, the Chicago ordinance places another condition on the landlord-tenant relationship, which courts have found is a legitimate subject of regulation by city and other governments.

"And those precedents are clear that 'statutes regulating the economic relations of landlords and tenants are not per se takings,'" Scudder wrote.

And Scudder and his colleagues further rejected BBLI's attempt to argue the ordinance is even an unconstitutional "partial regulatory taking, or use restriction, that overburdens its ability to use the property."

"... The City has an interest in keeping its residents housed," Scudder wrote. "That is the purpose the Ordinance seeks to serve, providing it with an essential nexus to the government's in-

RELOCATION see p. 10



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Cubs officially unveil 2027 logo for All Star Game. Courtesy MLB

MLB, Cubs unveil 2027 All-Star Game logo

Chicago originated the singing of "Take Me Out to the Ballgame"

BY BOB ZULEY

Major League Baseball and the Chicago Cubs have unveiled the official logo of the 2027 All-Star Game [ASG]. The 97th Midsummer Classic will be played at Wrigley Field on Tuesday, July 13, 2027.

The ASG will mark the fourth time the Cubs have hosted the event at Wrigley Field, joining 1947, 1962, and 1990. Wrigley Field, which opened in 1914, will become the only active ballpark, and just the third ever, to host four ASG's – along with Municipal Stadium in Cleveland [1935, 1954, 1963, 1981], and Yankee Stadium in New York City [1939, 1960, 1977, 2008].

The game will mark the eighth to be played in Chicago. In addition to the games played at Wrigley, the Chicago White Sox

hosted three games at Comiskey Park [1933, 1950, 1983] and one at U.S. Cellular Field [2005].

The City of Chicago has hosted the second-most Midsummer Classics, behind only the nine hosted in New York City.

The official logo for the 2027 ASG is a tribute to Chicago and one of baseball's most iconic ballparks. Centered around the legendary Wrigley Field marquee, the design includes inspiration from the marquee's distinctive letterforms, while the six-pointed Chicago star reminds fans of the city's civic pride.

Cubs blue anchors the palette, complimented by the club's signature light blue. The design includes the bold colorful logo of MasterCard as that company is the official, long-standing presenting sponsor of the MLB ASG.

ASG fans in attendance will be able to loudly partake in the singing of, "Take Me Out to the Ballgame," a MLB-wide tradition begun by Chicago's own Harry Caray in 1976 when he was a broadcaster for the White Sox. Harry brought the song with him to Wrigley Field when he relocated in 1982. The song is now sung by fans at every MLB franchise.

North Side is ground zero for infestations spreading in silence in high-rise properties

BY PETER VON BUOL

For the sixth consecutive year, Chicago has captured the title of the city with the most reported Bed bug infestations in the United States, according to officials at Atlanta-based Orkin Pest Control. The company's rankings are based on the total number of commercial and residential bed bug treatments performed by its licensed bug professionals over a 12-month period.

"Chicago remains at the top of [our] Bed Bug Cities List because it has many of the factors that support the spread of bed bugs. As expert hitchhikers, bed bugs rely on people and their belongings to move from place to place. The city's position as one of the country's busiest destinations, with year-round conventions, sporting events, concerts and tourism, means there are endless opportunities for bed bugs to hitch a ride in luggage, backpacks and other personal items," said Patricia Hottel, an Orkin Entomologist.

For most of the latter part of the 20th century, bed bugs were considered a scourge from the past but now these ancient pests have reestablished themselves throughout the city. North Side hotels, condominiums, apartments and many offices remain ideal hiding places. Bed bugs also ride along on public-transportation and car share vehicles.

Bed bugs are classified as true bugs as they share similarities in sucking mouth-parts with the other true bugs. They are parasitic insects that feed on the blood of warm-blooded mammals, notably humans.

Adult bed bugs are about 6-7 millimeters long (about the size of a wingless mosquito) and juveniles are smaller. They are reddish brown in color, with oval and flat bodies. They are mainly active in the night, however don't seem to be completely nocturnal and are capable of feeding on their host while not being noticed.

While they are wingless and get around by walking on their

six legs, they spread very easily and are difficult to spot.

High-rise buildings downtown in Lincoln Park, Lake View, Uptown, Edgewater and Rogers Park continue to be affected.

In fact, they survive Chicago winters and can hide in the cloth seats of CTA trains and buses - which is one of the major ways they're being spread around town these days.

They also need to feed every day. But fortunately they are not hard-bodied and they can easily be squashed. In fact, during feeding, "their abdomen expands just like a mosquito and they are especially vulnerable," said Jim Louderman, collection assistant in the Insect Division of the Field Museum of Natural History in an interview with this reporter.

It is very difficult for humans to see and detect the bed bugs. They are able to hide themselves in mattresses and carpets, in bedding, box springs, pillows, walls and other hiding places. Chicago's bustling used-furniture market included.

Hottel said it is important to always be aware of your surroundings. "Whether you're traveling to or from Chicago, travelers can help reduce the risk of bringing bed bugs home by remembering Orkin's S.L.E.E.P. acronym:

- Survey the room for signs of bed bugs, especially around the mattress seams and headboard.
- Lift and look behind the headboard and other furniture when possible.
- Elevate luggage on a luggage rack away from the bed and wall.
- Examine your luggage carefully before leaving and again when you return home.
- Place all clothing from your trip into the dryer on high heat for at least 30 minutes after returning home to help kill any bed bugs or eggs that may have hitched a ride.

Once nearly completely eradicated in the U.S., bed bugs seem to have returned for a number of reasons, including due to the banning of the insecticide DDT (due to it having been linked to harming bird reproduction) and the increased popularity of exotic travel to destinations where bed bugs were never eliminated.

Decades ago, most overseas

American tourists visited tourist destinations in Europe and Asia where bed bugs had also been eradicated. With the increased popularity of tourism to developing nations (especially eco-travel), bed bugs have once again been exposed to American travelers who bring them home with them.

While bed bugs are an unwanted scourge, according to Louderman, they have not been known to carry diseases.

"They are not known to carry a disease. They are just a nuisance. However, their bites can get infected and cause eventual scarring. Similar to bee-stings, different people can have different reactions. Sometimes their bites will look more like mosquito-bites that have been scratched or a reaction to poison-ivy. They can cause welts," added Louderman.

Because they continue to be a widespread scourge in Chicago, everyone should be on the lookout for bed bugs.

"It's not just travelers who need to watch out for these pesky stow-aways. Those living in apartments or dormitories may also come into contact with beg bugs if they're brought in via luggage or other personal items. Secondhand furniture, mattresses and upholstered items that have not been carefully inspected before being brought into a home could introduce bed bugs into a building."

When purchasing furniture, carefully inspect seams, cracks and crevices for signs of bed bugs before bringing the item indoors. If you suspect bed bugs in your home, contact a pest management professional to inspect and help address the problem as quickly as possible.

High density living adds to the problem. According to 2020 study published by the British Ecological Society, a team of American researchers had studied bed bugs in Chicago and found the highest prevalence was found in neighborhoods with lower median household incomes and which also had a greater number of overcrowded rental units, and higher eviction rates.

"Our results suggest that, in addition to significant variation among the years recorded, neigh-

BED BUGS see p. 8

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Old Town's historic landmark Wacker House defaced



The Home Front
by Don DeBat

Old Town's famed Wacker House, once a pristine landmark at 1838 N. Lincoln Park West, is undergoing a tragic and unthinkable "remuddling" that has totally defaced the "Mona Lisa" of Chicago's rare surviving Victorian-era properties.

Like the 1950 movie, "Sunset Boulevard," starring Gloria Swanson, today—the once classically beautiful, but aging star—is no longer ready for her close up.

In fact, developer and beer baron Frederick Wacker likely would be spinning in his grave today if he toured his once noble 12-room Swiss-chalet style Victorian mansion originally completed in 1874.

The 150-year-old Wacker House received city landmark status in 1977, and was officially listed on the National Register of Historic Places in 1984.

The historic landmark home later belonged to Frederick's son, Charles Wacker, who served as chairman of the Chicago Plan Commission for 17 years.

Charles Wacker helped carry out Daniel Burnham's landmark 1909 Plan of Chicago, championing projects including the widening of Michigan Ave., expansion of the lakefront-park system and construction of the double-deck boulevard that now bears his name.

Here's how the Commission on Chicago Historical and Architectural Landmarks describes Wacker House:

"The unusual house that Swiss-born Frederick Wacker built has a fairy tale quality about it. It has all the characteristics of a Swiss chalet: a wide over-hanging veranda supported by curved brackets, openwork hoods above the windows and carved wooden spindle railings flanking the broad stairway."

Today, Wacker House commands a leafy view on the exclusive 1800 block of Lincoln Park West, a one-way street crowned with a canopy of stately oaks and flowering trees. For decades, the street has been a popular residential haven of million-dollar-plus homes coveted by some of Chicago's top corporate executives.

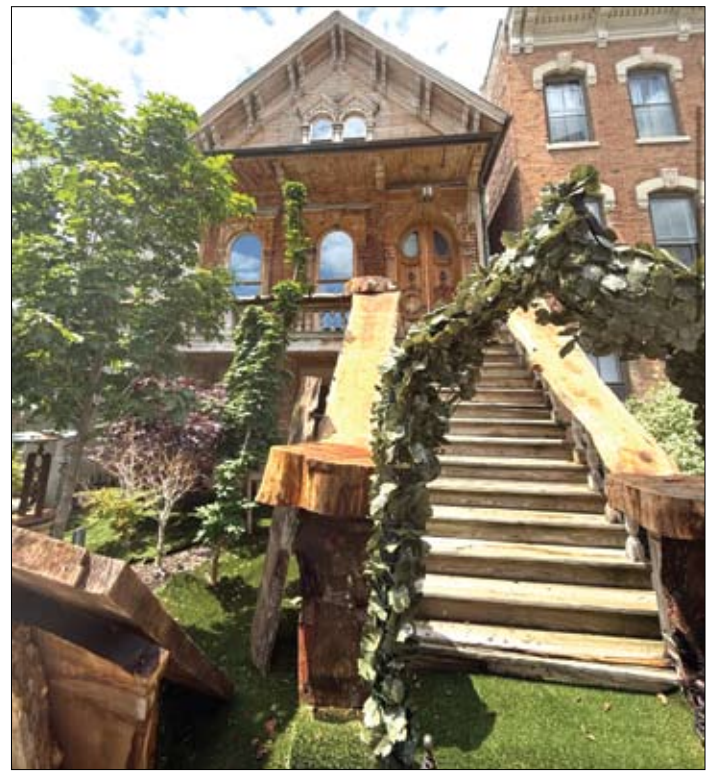
New owner clueless to history?

Over the past few years, preservationists say the current owner, an apparently clueless New Yorker from Manhattan, has dramatically defaced the historic home's exterior with the following alterations:

- Protective vinyl siding has been removed, exposing the original vintage clapboard that covers much of the façade. Then, the lead-based paint was stripped off the



(L) The 150-year-old Wacker House, at 1838 N. Lincoln Park West, received city landmark status in 1977, and was officially listed on the National Register of Historic Places in 1984. (R) The current state of Wacker House.



entire building, including decorative Victorian brackets and irreplaceable railings.

- The once-grand front-staircase bannisters now are capped with rough, raw-wood tree trunks that resemble the cabin logs split by Abe Lincoln when he was a youth in Southern Illinois.

- Unsightly circular six-inch thick log-pancake "caps," with the circumference of a Weber charcoal grill, replaced the classic, white hardwood ball-shaped crowns on the twin-banister posts.

- The vintage 2-story brick coach house at the rear of the property has undergone extensive alterations that make it virtually unrecognizable. Decades ago, the coach house featured two living units and a roof deck.

"While some may dismiss the Wacker House alterations as homeowner prerogative, or a whimsical artistic interpretation of an old building, it is nothing of the sort," said preservationist Karl Hjerpe, president of the Old Town Triangle Association's Historic District. "We are witnessing the intentional harm of an iconic Chicago building."

Here is the text of a harsh report on Wacker House issued last week by the Old Town Triangle Assoc. [OTTA], the overseer of historic landmark properties in the neighborhood:

"The rich heritage of this iconic Triangle landmark is now threatened. Over the last four years, the house has been altered to an alarming degree. The most noticeable changes are the obvious and inappropriate tree sections clumsily attached to the front stairs and now the back of the building."

However, the worrisome preservationist report said: "The most harmful work was

done by stripping the lead-based paint off the entire building. The unprotected wood will not last long in Chicago's climate, and we are in grave danger of losing this priceless exposed woodwork."

The OTTA said that it is not aware of any attempt to obtain a City of Chicago building permit for any of the work. "In the process of this non-permitted construction, the properties to either side of the property were damaged by unauthorized equipment and lead dust," the report said.

The OTTA is urging city officials to intervene before more of its historic landmark character is lost.

After years of raising concerns privately,

the organization is asking neighbors to report any ongoing work at the property to city officials.

The move follows years of complaints to the Chicago Dept. of Buildings, which noted that it has issued two stop-work orders at the property since 2023 and responded to multiple complaints in recent years alleging work without permits, alterations to a landmark building and other construction-related concerns.

"We know that living next to a construction project that has gone on this long is difficult, and we understand why neigh-

DEFACED see p. 9

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Police Beat...

Man charged with Armed Robberies on Wells St.

Davion Rigsbee, 20, of the 1500 block of Spaulding Ave., was charged with four felony counts of armed robbery with a firearm on July 22.

Rigsbee was arrested by members of the Citywide Robbery Task Force on July 21, in the 1500 block of S. Spaulding Ave. He was identified as one of the offenders who, on March 14, took personal property at gunpoint from four victims in the 600 block of N. Wells St. He also battered and attempted to rob a 24-year-old female victim in the same incident.

Rigsbee was placed into custody and subsequently charged accordingly.



Davion Rigsbee

Woman shot in Rogers Park, third shooting on same block this year

A 27-year-old woman is recovering after a man shot her during an altercation in Rogers Park on July 26, Chicago police said. She is the third person shot in separate incidents on the same block this year.

According to CPD, the woman was involved in a verbal and physical altercation with a man in the 7700 block of N. Paulina St. when he pulled out a handgun and opened fire around 10:33 p.m. One bullet grazed the top of the woman's head. Someone drove her to St. Francis Hospital, where she was listed in good condition, police said.

A witness described the gunman as a skinny Black man with dreadlocks who was wearing all black clothing and was last seen running north on Paulina St.

The woman is the seventh person shot in Rogers Park this year. Three of those victims have now been wounded in separate incidents at almost exactly the same location.

On Feb. 15, a 17-year-old boy was shot just a few steps from where the woman was wounded Sunday night in the 7700 block of N. Paulina St.

Then, on Feb. 25, a 36-year-old man was shot directly across the street from Sunday's crime scene, also in the 7700 block of N. Paulina St.

No arrests have been reported in any of those cases.

Motorcyclist killed after crashing into barrier, hit by car on Lake Shore Dr.

A man on a motorcyclist was killed after crashing into a concrete barrier before being hit by a car on the North Side 7:30 p.m. July 25.

It happened in the 2200 block of N. Lake Shore Dr. Chicago police say the 20-year-old motorcyclist was heading northbound when he lost control of the bike and hit a barrier. He then fell over the barrier into the southbound lane and was hit by an oncoming vehicle.

The victim suffered multiple injuries to the body and was taken to Illinois Masonic Hospital, where he died. His name had not been released by deadline.

Employee embezzled \$4 million from Big Ten Network, gets 28 months in prison

A long-time employee of the Big Ten Network [BTN] who fraudulently embezzled more than \$4 million over an eight-year period has been sentenced to 28 months in prison

and ordered to pay restitution for the full amount he embezzled.

While serving as BTN's senior director of engineering, Weston Goldstein, 48, was responsible for procuring electronic devices for BTN and its employees. Over approximately eight years, Goldstein used company credit cards and the company's procurement process to purchase electronic devices—namely Apple products—for his family members, for an Apple device reseller in Pennsylvania, and to sell to third parties through online marketplaces such as eBay and Mercari.

Between Jan. 2016 and Aug. 2023, Goldstein purchased \$4,008,719.91 of Apple products using BTN funds and then sold them through various means for approximately \$1,100,000. Goldstein used his position and exploited decreased oversight during the COVID-19 pandemic to commit the years-long fraud.

Goldstein spent approximately \$630,000 of the illicitly-obtained proceeds for his own benefit on things like restaurants, merchandise, and automotive expenses. Goldstein paid the remaining amount—approximately \$470,000—to an individual that Goldstein claimed was extorting him after the two began an online relationship.

In July 2025, Goldstein was charged with committing wire fraud, and Goldstein pleaded guilty to the federal criminal charge. On July 16, U.S. District Judge Thomas M. Durkin sentenced Goldstein to 28 months in prison and ordered Goldstein to pay \$4,008,719.81 in restitution.

Man gets 78-months in prison for extorting Lincoln Park restaurateur

After being convicted by a federal jury, a man has been sentenced to six and a half years in federal prison for threatening and assaulting a Chicago restaurateur to collect a debt.

Jawad Fakroune loaned approximately \$405,000 to the restaurateur to develop and open a new restaurant in Lincoln Park and to pay certain taxes. In Nov. 2024, Fakroune began to threaten the restaurateur about repayment of the loan. On the evening of Nov. 25, 2024, Fakroune confronted the restaurateur and threatened him over the manner and nature of the repayments. Fakroune choked, kicked, and punched the restaurateur, while continuing to demand money and repeatedly threatening the lives of the restaurateur and his family.

A jury in federal court in Chicago earlier this year convicted Fakroune, also known as "Angelino Escobar" or "Anjelino Escobar," 46, on both extortion counts against him. On June 30, 2026, U.S. District Judge Manish S. Shah sentenced Fakroune to 78 months in federal prison. Fakroune is a foreign national who recently resided in the Chicago area.

The sentence was announced by Andrew S. Boutros, U.S. Attorney, Lucas Rothaar, Acting Special FBI Agent-in-Charge of the Chicago Field Office, and Marta Grijalva, Acting Special Agent-in-Charge of IRS Criminal Investigations.

Governor says electronic monitoring escapee arrested in his yard 'landed in a very unlucky circumstance'

Nearly two weeks after this reporter revealed that a 10-time convicted felon wearing an electronic monitoring bracelet was arrested in the back yard of Gov. JB Pritzker's Gold Coast mansion, the governor is publicly addressing the incident for the first time.

Speaking with The Center Square, Pritzker said he does not believe 46-year-old Dwayne Milton intentionally targeted him when he climbed over the rear gate of the governor's residence on Independence Day.

"I think this is a person who landed in a very unlucky circumstance of choosing to jump a fence on my block

that happened to be my fence," Pritzker said.

Milton was wearing an ankle monitor for a felony retail theft case when Illinois State Police detained him after he entered the governor's property around 10 p.m. July 4. He was charged with misdemeanor criminal trespass, and officers also arrested him on an outstanding warrant stemming from repeated violations of his electronic monitoring conditions.

Asked whether the incident caused him to reconsider Illinois' pretrial release system, Pritzker defended the state's process, saying judges are best positioned to determine whether defendants should remain in custody.

"A judge is in the best position with a prosecutor there, with a defense attorney there to make the decision about whether that person is a danger to the community or whether they should be released," he said.

Still, the governor acknowledged the case exposed shortcomings in Cook County's electronic monitoring program.

"Should people get this kind of monitoring, how is that monitoring taking place, and is it being done well enough? It clearly in this case wasn't," Pritzker said, adding that Cook County judges need to pay attention as they continue efforts to reform the monitoring system.

Republicans seized on the incident, with State Rep. Patrick Sheehan, telling The Center Square that Pritzker's own crime policies had "landed in his own back yard."

"If it wasn't for the governor's own security team, what happens if the accused burglar was going to victimize another family?" Sheehan said.

CWB Chicago first reported on July 12 that Milton had been wearing an ankle monitor when he climbed over the governor's rear gate. According to police reports, an Illinois State Police trooper monitoring the mansion's security cameras saw Milton attempting to scale the rear gate before successfully entering the property. Troopers detained him in the governor's yard and turned him over to Chicago police.

Milton's Cook County criminal history spans more than 60 cases and includes felony convictions for burglary in 2024, retail theft convictions in 2023, 2014, and 2011, and two robbery convictions in 2005.

Since being arrested at Pritzker's mansion, Milton has resolved the felony theft case that placed him on electronic monitoring. He pleaded guilty and received a one-year prison sentence from Judge Gillespie. Court records show he received credit for 71 days already served, including time spent on electronic monitoring, and will be eligible for the standard 50% sentence reduction under Illinois law.

Court records show Milton was arrested three times for shoplifting between April 5 and May 5. The most recent arrest resulted in a felony retail theft charge. On June 17, Judge Aleksandra Gillespie placed him on electronic monitoring with a nightly curfew requiring him to remain at home until 8 a.m. But records obtained by this reporter showed Milton began violating those conditions almost immediately.

A violation report filed by a court officer stated Milton repeatedly left his approved residence beginning June 18. Each night, his ankle monitor registered violations beginning around 7 p.m. that escalated after he remained away from home for more than three hours. Those violations continued for six consecutive nights before they were finally presented to Gillespie on June 25.

The judge signed a warrant for Milton's arrest that day. The warrant remained outstanding until he was ar-



Dwayne Milton

rested at Pritzker's mansion on July 4.

The timeline appeared to conflict with reform goals announced earlier this year by Cook County Chief Judge Charles Beach. After taking office in December, Beach ordered an overhaul of the court's electronic monitoring program following another high-profile case involving a defendant accused of setting a woman on fire aboard a CTA Blue Line train while allegedly absent from electronic monitoring.

Among the changes, Beach announced that defendants missing from monitoring for more than three hours would be considered major violations and that those cases would be brought before a judge within 24 hours.

Three months later, CWB Chicago reported those policies were not being consistently followed after court records showed that Alphonso Talley, the repeat violent offender accused of murdering Chicago Police Officer John Bartholomew and critically wounding his partner, remained away from electronic monitoring for days before his violations reached a judge. Following that reporting, Beach ordered another internal review, but the results have never been released publicly.

Beach's office declined to explain why Milton's violations allegedly continued for nearly a week before they were presented to a judge.

"Pursuant to Rule 2.10 of the Illinois Code of Judicial Conduct, the Cook County Circuit Court is unable to comment on matters that are pending or impending before the court," a court spokesperson said in a written statement.

In May, Beach disclosed that 8% of defendants assigned to electronic monitoring had gone AWOL. The escape rate rose by 10% by June 1. As of July 3, the AWOL rate was 11%, according to Beach's office.

Despite Beach's efforts to overhaul the program, participants have continued to be involved in high-profile incidents, raising questions about whether the ankle-monitoring system can be salvaged or is doomed to a steady stream of headline-grabbing failures.

Among the latest headaches for Beach: Last month, federal officials charged three alleged Teen de Aragua members with kidnapping an 18-year-old man from a South Side park this spring, beating him to death, shooting his body multiple times, and calling his mother to tell her where she could find the body. Two of the accused men were supposed to be wearing electronic monitoring bracelets issued by Beach's office. One allegedly cut his off and escaped. The other was seen in surveillance images stuffing the soon-to-be-murdered victim into a vehicle with the ankle monitor plainly visible on his leg.

Man murdered while sitting in car in Edgewater

A 21-year-old man was shot and killed while sitting in his car in Edgewater July 24, marking the neighborhood's second homicide of the year, according to Chicago police. Ald. Leni Manaa-Hoppenworth [48th] said the shooting "appears to be narcotics-related."

The victim was sitting in a black Chevrolet in the 5100 block of N. Winthrop Ave. when a man walked up and opened fire at about 12:24 a.m., according to a CPD media statement. One bullet struck the victim in the neck. He was taken to Advocate Illinois Masonic Medical Center, where he was pronounced dead about 30 minutes later.

Witnesses told police the gunman, described as a slim Black male wearing a ski mask, fled in a car that may have been a black Dodge Neon. Another man was reportedly in the vehicle.

Friday's killing brings Edgewater's shooting total to six victims this year. The total includes Friday's homicide, an accidental self-inflicted shooting

on Jan. 18, two non-fatal shootings this spring, and a May 14 murder-suicide attempt in which the intended murder was completed but the suspected gunman survived.

At this point last year, Edgewater had recorded seven shooting victims: a triple shooting and two double shootings. Three of those victims were killed.

Overall, violence in the neighborhood remains well below 2024 levels. By June 30 of that year, Edgewater had already recorded 11 shooting victims, and the total climbed to 20 by year's end. Much of that violence stemmed from a series of targeted shootings in and around the 6000 block of N. Kenmore Ave. Officials believe the spike subsided because of a combination of targeted evictions, narcotics enforcement efforts, and the incapacitation or reduced activity of key people involved in the conflict after they were shot.

Parolee gets 14 years for Uptown carjacking with 2-month-old baby inside

A man who hijacked a car with a 2-month-old baby inside and then drove two blocks while the child's father clung to the vehicle's hood was sentenced to 14 years in prison on July 24, according to court records.

Pherris Harrington, 30, was on parole after serving half of a 17-year armed robbery sentence at the time of the hijacking in Uptown in Nov. 2022, prosecutors said. He had also been charged with robbery in Connecticut less than a month before the carjacking, according to media reports.

The child's mother and father had left their Honda CR-V running with the baby strapped into a car seat while they picked up a bakery order in the 1500 block of W. Lawrence around 11 a.m., prosecutors said. Surveillance video showed Harrington getting into the car and driving off while the baby's mother tried to open the back door, prosecutors said. The father climbed onto the vehicle's hood as Harrington drove away, according to prosecutors.

The 37-year-old mother fell to the ground and injured her leg and ankle, prosecutors said. Her 41-year-old husband was about two blocks away when he fell off the hood, injuring his rotator cuff and bruising both legs, prosecutors said.

Chicago police used the city's network of cameras and license plate readers to locate the stolen vehicle in the 100 block of N. Wacker Dr. about 20 minutes later, prosecutors said. Harrington crashed the car into several vehicles and a cement wall before running from the vehicle in the Loop, prosecutors alleged. Police arrested him nearby.

Officers found the baby boy lying on the floor in the back of the SUV, but he was not injured, prosecutors said. His car seat, which had been facing the back of the vehicle before it was hijacked, was facing the driver's side when officers inspected the car, according to prosecutors. Prosecutors said several .40-caliber bullets fell from Harrington's pocket when he was arrested, though no gun was recovered.

On Friday, Harrington pleaded guilty to aggravated vehicular hijacking while armed with a weapon in exchange for the 14-year sentence, which was handed down by Judge Aleksandra Gillespie. He will receive credit for 1,349 days already served in county jail. Dur-



Pherris Harrington

Feds convict three men of violently robbing 14 bars, liquor stores, firing shots, terrorizing victims

BY CWB CHICAGO

Three members of a violent robbery crew that terrorized Chicago liquor stores, convenience stores, and bars have been convicted by a federal jury after prosecutors tied them to the crimes through social media posts, cellphone location data, jail phone calls, and surveillance video. The hold-ups include takeover robberies of bars during business hours, including the Irish Nobleman Pub in West Town.

After a five-week trial, a jury on July 20 convicted Xavier Harris, 27, Ardaries Harris, 28, and Jordan Fox, 26, of conspiracy, Hobbs Act robbery, and firearms offenses stemming from a string of 14 robberies and attempted robberies across Chicago between Aug. 2023 and May 2024, according to the U.S. Attorney's Office in Chicago.

Jurors found that Fox brandished firearms during nine rob-



The day after the Jan. 15, 2024, robberies, all four men displayed guns in this social media image. Officials said three of them, Jordan Fox, Roosevelt Veal, and a deceased member of the group, displayed large amounts of cash in another Instagram photo. *Courtesy U.S. District Court records*

beries, Ardaries Harris did so during eight robberies, and Xavier Harris brandished firearms during three robberies, officials said. The jury also found that Fox discharged a machine gun during the May 4, 2024, robbery of the Irish Nobleman Pub, 1367 W. Erie St., and that Ardaries Har-

ris aided that heist. The convictions carry a maximum sentence of life in prison. A fourth man, Roosevelt Veal, 28, of Rockford, is awaiting a separate trial.

Federal prosecutors said the crew used vehicles as getaway cars, wore masks and gloves to conceal their identities, and re-

peatedly pointed guns at employees and customers while emptying cash registers. In some robberies, members of the group fired machine guns equipped with illegal conversion devices.

Investigators ultimately identified the men using a combination of surveillance footage, cellphone location records, social media posts, and recorded jailhouse phone calls.

One key piece of evidence came from a Jan. 15, 2024, robbery spree in which the crew struck three businesses in less than an hour. The first robbery occurred about 8:40 p.m. at Mr. P Beverage Depot, 2006 W. Division St., where four armed men stormed into the store. According to court testimony, two robbers emptied cash registers while the others held employees at gunpoint. One employee was punched in the face and robbed of his backpack. Police later recovered the backpack and some of the victim's belong-

ings inside the crew's abandoned getaway vehicle.

Investigators identified Ardaries Harris by matching distinctive boots seen on surveillance video and a scar on his hand from an earlier gunshot wound. Prosecutors also said a recorded Cook County Jail phone call connected him to the nickname "Freaky," referencing his rap persona, "Hadiway Freaky."

Authorities also compared audio captured by the store's surveillance system to videos posted on Roosevelt Veal's Instagram account. According to court filings, investigators concluded Veal was the robber heard demanding, "Where the drop money at?" along with "Don't move," "Where the f*** it's at?" and "Open the drawer."

About 20 minutes later, prosecutors said the same crew robbed Before You Go Liquors, 1917 W. Fullerton Avenue. Four masked gunmen forced a clerk to hand over cash, then stole his debit card and used it to withdraw \$400 from the store's ATM before fleeing.

Roughly 20 minutes later, the crew struck Clybourn Market, 2807 N. Clybourn Ave., in a similar armed robbery. According to prosecutors, the day after the robbery spree, the men posted Instagram photographs showing themselves posing with firearms. One image allegedly showed all four suspects pointing guns toward the camera. Another alleg-

CONVICT *see p. 9*

Feds prepare to deport alleged Tren de Aragua member after Cook County let perp walk for selling rifles to undercover agents

BY CWB CHICAGO

When we last checked in on purported Tren de Aragua gang member Jose Vasquez Hernandez, he was on top of the world. Despite being in the country illegally and being caught red-handed selling guns to an undercover ATF agent, we reported that a Cook County judge handed him a sentence requiring him to serve absolutely zero prison time.

We can now report that Vasquez Hernandez found himself unexpectedly run over by the wheels of American justice on July 22 when federal agents swooped in, arrested him, and booked him for a complimentary flight back to Venezuela. Vasquez Hernandez, 31, is being deported.

"It would have been nice if the state or county would have held him for us," a federal law enforcement agent said shortly after the arrest, noting that neither the county nor the state gave the feds a heads-up that Vasquez Hernandez was going to walk free — though he was in the country illegally and had sold firearms to federal agents.

"He seems like the sort of person the government would like to have removed from the community," the frustrated agent vented on Wednesday. "Why make it difficult to remove someone everyone agrees should not be in our neighborhoods?"



Jose Vasquez Hernandez stands between a couple of his newest Chicago acquaintances shortly after being arrested on a Warrant of Removal/Deportation on July 22.

Instead of handing Vasquez Hernandez over to federal authorities, the state released him immediately after processing him on the gun sale sentence, records show. He did not even have to spend a single night in prison, thanks to credits he earned by sitting in the Cook County Jail and the state's generous, automatic 50% sentence reduction.

The case began in the spring of 2025 when an informant working with the Bureau of Alcohol, Tobacco, Firearms and Explosives began communicating with a man to arrange a gun sale in Chicago, prosecutors alleged. The investigation was part of a wider operation targeting suspected members of the Venezuelan-based Tren de Aragua gang, officials said at the time.

Prosecutors said the informant arranged for a gun deal near 16th St. and Homan Ave. on July 10, 2025, and Vasquez Hernandez showed up, identifying himself as the other gun dealer's "associate."

He allegedly told the undercover agents and informant in Spanish, "I'm the other supplier, the one who gets these things."

He then led them to a garage, retrieved a red bag, and repeated, "I'm the one who gets this," before producing a .556-caliber rifle and a 7.62-caliber rifle that prosecutors said he offered to sell for \$3,800. The transaction was allegedly captured on video and audio.

Officials also alleged Vasquez Hernandez discussed selling

"Tusi," a synthetic drug mixture sometimes called "pink cocaine," and said he could supply it. However, no drug transaction was completed, and he was never charged with any narcotics offenses.

Despite the involvement of federal investigators, Vasquez Hernandez was charged only in state court with delivering a firearm without a license and aggravated unlawful possession of a weapon. He pleaded guilty to one count of unlawful firearm delivery in exchange for an 18-month prison sentence from Judge Thomas Byrne. That sentence was fully satisfied through Illinois' day-for-day sentencing credit and the time he had already spent in custody.

When Cook County Judge Luciano Panici Jr. ordered Vasquez Hernandez detained last summer, he said detention was necessary in part because Vasquez Hernandez was a "member of a transnational criminal organization." Prosecutors also said Vasquez Hernandez was a Venezuelan citizen who was "not a legal resident of the United States." Before long, he won't be an illegal resident of the United States, either.

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A male American Goldfinch eating purple coneflowers in Edgewater.
Courtesy Jean SmilingCoyote

Free celebration of the arts Aug. 1 at Indian Boundary

The Mr. Don Sadofsky Foundation for Music Education is hosting a Community Celebration of the Arts festival, 2 p.m. to 7 p.m. Saturday, Aug. 1, at the Indian Boundary Cultural Center, 2500 W. Lunt Ave., presented in partnership with the Chicago Park District. The event is free and open to the public — all ages, no tickets required.

The festival also marks the close of the Foundation's first tuition-free Sadofsky Summer Music Camp, which opened for students entering grades 6–12. The camp is open to all skill levels, requires no audition, and provides instrument access — removing every barrier that keeps young people from making music.

The festival features a stu-

dent showcase, the Revolutionary Swing Orchestra, guest artist Thaddeus Tukes, food and local vendors, family activities including games, face painting and arts and crafts, and a citywide "Sweet Home Chicago" community jam and sing-along finale.

The Foundation carries forward the legacy of Don Sadofsky, who taught music in Chicago Park District fieldhouses for more than four decades, opening the door to music for generations of students.

"This is about making sure every child in Chicago can experience the joy of making music, no matter their family's means," said Dr. Markeise Russell, President and Founder of the Foundation and a former student of Don Sadofsky.



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INSIDE PUBLICATIONS

ORDINANCE from p. 1

rate in Chicago currently hovers at \$2,000, according to NBOA data.

About "98.4%" of the aldermanic version preserves Johnson's proposed changes but with key changes, Villegas noted.

They are for evictions to take effect once a property lease expires, whereas the mayor's proposal makes it more difficult to embark on the expensive process of turning over a property for a new renter after necessary repairs and/or renovations are conducted.

Johnson's so-called Just Cause provision "lessens the chance that a housing provider will take a chance on a prospective tenant with blemishes on their credit or criminal background," the NBOA statement said.

The caucus also opposes the creation of a new housing department and any new taxes or fees in contrast to Johnson's version.

The mayor's version means "that a contract (lease) doesn't have an end date... a deal is a deal... I'm for more clarity and simplicity," said Jordan.

Regarding the abundance of

regulations, a fifth-generation Chicagoan emphasized that she would prefer a humanistic and not transactional relationship with tenants where "I own and you need a place to stay... one shouldn't have to have a law degree" to navigate the regulations and "hire legal help...we want tenants to feel comfortable."

Chicago has a housing shortage which drives up prices partly because not enough new housing is being built. Another reason is that affordable housing units are being lost when a two- or three-flat building is converted into a single-family home by a wealthy buyer.

Additionally, there are vast areas of the city on the West, South and Southeast sides where people choose not to live due to a variety of economic, social and criminal concerns. Today, 66% of Chicago residents choose to live in just 33% of the city proper, mostly on the North and Northwest sides.

Some property developers are dissuaded by an existing provision that requires property developers of buildings with nine or more floors to have 20% of their units deemed "affordable."

The outcome of the housing

upgrades is that affordable housing is disappearing, according to NBOA. "We are losing housing and not gaining," said Myk Snider, a spokesperson for the advocacy group.

He estimates that Chicago is losing 2,000 affordable housing units yearly.

The new regulations in essence "make it complicated for compliance," Jordan said. "One-hundred people owning one property is better than one company owning 100 properties. The former is how relationships are built [with tenants]."

Sharing an analogy, she said that a housing provider who is a teacher, nurse or in law enforcement "neither has the time nor capacity to deal with" the nuances of over 100 new regulations.

At the current situation, being a landlord and building owner "is hard to run" as it is, Snider said. "All of this makes a volatile mix."

An earlier scathing editorial about Johnson's ordinance by The Chicago Tribune said that "you can't make housing more affordable by making it more expensive to provide housing."

LULLABY from p. 2

tibes... **Sherry Lea Fox, Mark Olley, Tina Weller, Paula Borg, Kathleen Haines-Finley and Mangel Florist** at the Drake Hotel having a great "pranzo" with birthdays in the air at Gibson's Italia... Artist **Adam Umbach** having great success and great vittles at the Hampton Art Fair... Newsman and pianist **Paris Alexander Schultz** introducing the Paris Schultz Band, their debut is at Ron Onesti's Bourbon & Brass Speakeasy in Des Plaines Theater, 8 p.m. July 29... Dublin barrister **Bernard Dunleavy** pushing off from the Blackrock Diving Tower into the waters of Galway Bay... **Irene Mojica** looking stylish in her "Cute Psycho" shirt with birthday girl **Robin Hansen** sipping the bubbly... Fellow columnist, **Candace Jordan**, just got her summer hair cut and she looks fabulous... **Blaze Foria** pregaming **Liza Loza's** birthday with his friend for 53 years, **Rocky Disilvesto**, at Truluck's in Rosemont... **Colin Jost** and **Pete Buttigieg** were dorm mates at Harvard's Leverette Hous, graduating in 2004... **Susan Gohl** and her beloved **Jonathan Grabill** celebrating their anniversary... **Eamonn Cunnins, Pennie Taylor** and **Kam Patel** joined **Aaron Soboloski** and **Cindy Leske** dining riverside at Chicago Cuts, a fun evening in the city... **Todd Davis** and **Cosimo** traveled down to the 1800 block of S. Prairie Ave. (in front of Glessner House)

for a remarkable gathering of pre-war automobiles organized by the Greater Illinois Region of the Classic Car Club of America... **Tera** and **John McGreal** spent a month in Scotland with their wee and bonnie lad, **Jack**... **Julie Harron** doing Tuscany at its best from Forte dei Marmi to a party in a marble quarry.... happy belated birthday to famed Chicago photographer **John B. Reilly**, I'm sure **Myra Reilly** fashion some elegant gateau for the occasion... and happy birthday to **Tracey DiBuono**.

CONGRATS: Congratulation to the **Frank Harmon**s upon their 56th wedding anniversary and for all the joy and hope they bring to family and friends.

PICCOLO SOGNO: Things were hopping when the Art Institute's **Gloria Groom**, Curator of Painting and Sculpture of Europe, arrived at Piccolo Sogno for a Friday night feast after perusing the Abington Collection in the Milwaukee Museum of Art. This writer's extraordinary Chicken Saltimbocca was enhanced - along with my humility - when **Rita Havey** stopped by my table to say she was a huge fan of this column and reads it every week, though she did not tell me that our beloved restaurateur **Ciro Longobardo** had his life saved by her husband, **Dr. Robert Havey**, a gifted medical miracle worker... **Norm** and **Virginia Bobbins** with **Andrew Madigan** dined nearby.

FAREWELL: Irish actress

Brenda Fricker, the pigeon lady from "Home Alone" and "Home Alone 2," has died at 81. She won an Oscar for "My Left Foot." **Sir Garry Sobers** dead at 89. The Cricket world is in mourning as West Indies legend passes away.

RAVINIA: Ravinia Festival unveiled the newly renovated Hunter Pavilion—a beautiful new home for unforgettable performances. While Amdur Productions free Evanston Art & Big Fork Festival returns Aug. 22-23 with 150 artists, live music, food, family activities.

CANINE MAGIC: Mark Olley at the Walt Disney Studio in Burbank, CA. He says, "In this economy with inflation and the cost of kibble skyrocketing we needed to put **Hudson**, the wonder dog, to work as an influencer and contract actor at Disney studios and Pixar films. Puppy you better work."

Get your facts first, then you can distort them as you please.
- Mark Twain

tog515@gmail.com

BED BUGS from p. 4

borhood level median household income was the strongest predictor of bed bug prevalence," wrote co-authors Chris Sutherland, Andrew J. Greenlee and Daniel Schneider.

In their study, they described instances where tenants evicted after a bed bug infestation brought their belongings to a new location and unwittingly brought bed bugs with them.

The study's authors say their analysis indicates a relationship between high density and lower income and bed bugs.

"Bed bug infestations are a problem of poverty in which the public health burden falls disproportionately on poorer neighborhoods, and provide empirical support for the argument that the contemporary bed bug crisis is an issue of social justice," wrote Sutherland and his co-authors.

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DEFACE from p. 5

bors on this block have raised concerns,” said Nefsa’Hyatt Brown, the department’s spokesperson. “The Dept. of Buildings continues to monitor this property.”

Under Chicago’s landmark ordinance, exterior alterations to designated landmark properties and contributing buildings within landmark districts generally require review by the Commission on Chicago Landmarks before permits can be issued.

The rules are intended to preserve the historic character of protected buildings while allowing owners to repair and rehabilitate them in ways that are compatible with the surrounding district.

“While the OTTA respects homeowners’ rights to make changes to their property, those changes must comply with the City of Chicago’s Landmark Ordinance requirements governing the Old Town Triangle District,” the organization’s members said in a statement.

From 2023 through 2026, the Dept. of Buildings received 13 complaints related to the property. Complaints included reports of work without plans or permits, paint stripping, alterations to a landmark building, work encroaching onto neighboring properties, construction on the coach house, rooftop work and jobsite-safety concerns.

In June 2025, inspectors issued a second stop-work order after observing construction on top of the property’s coach house, according to the buildings department.

Home owner silent

According to an investigation by Block Club Chicago, the owner of the Wacker House, Michael Gancarz, did not return multiple requests for comment.

Block Club reported that Gancarz allegedly was facing foreclosure of the property as of April of 2026, according to county records. Bank of Barrington is the mortgagee on the property.

Block Club also reported that “Gancarz appears to be” the same person who was charged in 2024 with burglary, petty larceny and trespassing in New York City. Then, The New York Post reported officials said he went into and removed wine from a luxury wine shop he and his then-wife had previously owned there.

Award-winning history of Wacker House

Wacker House is listed in the American Institute of Architects Guide to Chicago, a source book of the city’s noteworthy architecture and landmark properties.

Winner of the 1990 Chicago Sun-Times “Painted Lady Award,” Wacker House has been listed for sale and sold four times over the past three decades.

The late Mrs. Maurice Forkert, a former



(L) From 2023 through 2026, the Dept. of Buildings received 13 complaints related to the Wacker House property. Those complaints included reports of work without plans or permits. (R) The Wacker House before the remuddling.

owner, was interviewed in 2001 by listing broker Sara Benson, president of Benson Stanley Realty, at age 89. Mrs. Forkert, who resided in Wacker House in the 1960s and led the landmarking of the Old Town Historic District in 1977, had fond memories of the house and the neighborhood.

“Old Town was an exciting place to live in the 1950s and 1960s when many of the residents were artists, writers and graphic designers,” she recalled.

Swiss-born Otto Maurice Forkert, a graphic designer, purchased Wacker House in 1950, and resided there with his first wife, Louise. He ran his business in the two-story coach house. Later, the rambling main house was divided into three rental apartments.

“After Louise died in 1958, Maurice purchased the adjoining home at 1836 Lincoln Park West, and we married in the early 1960s,” Mrs. Forkert recalled.

The Forkerts shared a love of architecture and gardening. “Maurice served on the board of the Landmarks Preservation Council. Together they worked to preserve the vintage architecture of Old Town and fought teardowns,” she said.

In 1952, preservationist Forkert rescued ornate ornamental ironwork fencing which surrounded Mecca House, built in 1891. It was being razed at State and 35th streets on the South Side. He recycled the historic fencing and installed it between his two Lincoln Park West homes. Mecca House housed sultans and their harems during the 1893 Columbian Exposition.

“Wacker House’s architecture is so striking that architecture buffs can be seen photographing it almost daily,” Benson said. “In 2001, the home’s lushly landscaped front gardens were accented with an attractive fountain topped with a statue of the Greek goddess Diana.”

The interior of the Wacker House was

amazing 25 years ago. The home featured 13-foot ceilings on the main level, intricately inlaid octagonal hardwood floors, and three original wood-burning fireplaces. The home also showcased floor-to-ceiling arched windows with original pocket shutters, and ornate fretwork in the living and dining rooms.

Carved wooden dragons framed the top of the interior doorways in the living and dining rooms. “The original living room fireplace featured a glazed ceramic-tile grape-leaf design and the heads of Dionysus, Greek god of fertility and wine, and his wife, the Goddess Ariadne,” Benson said.

A sweeping, ornate grand staircase led to the third-floor bedrooms. French doors opened from the master bedroom to a trellised 14-by-11-foot private deck with a view of the Willis Tower and St. Michael’s Church.

Situated on an oversized, L-shaped lot—measuring 33 feet of frontage by 125 feet

deep, plus a 50-foot width at rear—the main residence consisted of 5 bedrooms and 4½ baths housed within approximately 4,700 square feet of living space. The original 1,800-square-foot brick coach house was substantially demolished in recent years. Now only one room and a roof deck exist, along with 4-car garage below.

The OTTA asks readers and neighbors to share any new construction activity at Wacker House so the organization can document it. Email to: hdoz@oldtowntriangle.com.

Let’s hope this on-going saga on the defacing of the remarkable Wacker House does not turn into the 1944 horror movie, “The Picture of Dorian Gray.”

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.

CONVICT from p. 7

edly showed Harris, Fox, and another man holding what appeared to be large amounts of cash.

The convictions also encompass several other high-profile robberies previously reported by this reporter.

On May 4, 2024, three armed robbers entered the Irish Nobleman Pub shortly before closing and robbed employees and patrons. When two victims attempted to flee, one robber fired a machine gun at them before the crew escaped with valuables and cash from the register. Video of that hold-up spread widely on social media.

Five days later, prosecutors said, the group got into a shootout with a store owner during an attempted robbery at Basil Food & Liquor, 7446 N. Western Ave. One robber fired at the clerk, who returned fire. No injuries were reported.

At trial, prosecutors tied the conspiracy to the following robberies or attempted robberies: Aug. 24, 2023: Ace’s Liquor and Tap, 4400 block of W. Armitage Ave.; Jan. 10, 2024: A&R Food Mart, 5900 block of W. Grand Ave.; Jan. 11, 2024: Central Ex-

tra Value Food and Liquor, 2900 block of N. Central Ave.; Jan. 13, 2024: Buchanas Food & Liquor, 1800 block of W. 47th St.; Jan. 15, 2024: Mr. P Beverage Depot, 2000 block of W. Division St.; Jan. 15, 2024: Before You Go Liquor, 1900 block of W. Fullerton Ave.; Jan. 15, 2024: Clybourn Market, 2800 block of N. Clybourn Ave.; May 3, 2024: Humboldt Haus Liquor, 2900 block of W. North Ave.; May 3, 2024: Gladstone Food Mart, 5700 block of N. Milwaukee Ave.; May 4, 2024: Irish Nobleman Pub, 1300 block of W. Erie St.; May 7, 2024: Buchanas Food & Liquor, 1800 block of W. 47th St.; May 7, 2024: El Trebol Liquors and Bar, 1100 block of W. 18th St.; May 7, 2024: Community Food and Liquor, 5500 block of N. Milwaukee Ave.; May 9, 2024, and Basil Food & Liquor, 7700 block of N. Western Ave.

Federal prosecutors said they expect to present evidence of additional Chicago-land robberies during sentencing and will ask the judge to consider those crimes at sentencing. The cases will now enter the post-trial phase, with sentencing likely to be several months away.



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Rogers Park Township Real Estate For Sale

Real Estate For Sale

Real Estate For Sale

IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS COUNTY DEPARTMENT - CHANCERY DIVISION AMERISAVE MORTGAGE CORPORATION Plaintiff, -v- JENNIFER M BREWER, FIGURE LENDING LLC Defendants 2024 CH 06061 7555 NORTH ROGERS AVENUE CHICAGO, IL 60626 NOTICE OF SALE PUBLIC NOTICE IS HEREBY GIVEN that pursuant to a Judgment of Foreclosure and Sale entered in the above cause on June 12, 2026, an agent for The Judicial Sales Corporation, will at 10:30 AM on August 31, 2026, at The Judicial Sales Corporation, One South Wacker, 1st Floor Suite 35R, Chicago, IL, 60606, sell at public in-person sale to the highest bidder, as set forth below, the following described real estate. Commonly known as 7555 NORTH ROGERS AVENUE, CHICAGO, IL 60626 Property Index No. 11-29-301-002-0000 The real estate is improved with a single family residence. The judgment amount was \$420,398.61. Sale terms: If sold to anyone other than the Plaintiff, 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 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 Andrew Weiss, QUINTAIROS, PRIETO, WOOD & BOYER, P.A. Plaintiff's Attorneys, 141 W. JACKSON BOULEVARD SUITE 1575, CHICAGO, IL, 60604 (904) 354-5500. Please refer to file number IL-005858-24. 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.tjisc.com for a 7 day status report of pending sales. Andrew Weiss QUINTAIROS, PRIETO, WOOD & BOYER, P.A. 141 W. JACKSON BOULEVARD SUITE 1575 CHICAGO IL, 60604 904-354-5500 E-Mail: andrew.weiss@qpwblaw.com Attorney File No. IL-005858-24 Attorney ARDC No. 6284233 Attorney Code. 48947 Case Number: 2024 CH 06061 TJSC#: 46-1525 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 # 2024 CH 06061 8231-967480 292929 ----- 222222 ----- 151515 ----- Legal Ads DBA Public Notices. We'll Run Your Ad For 3 Consecutive Weeks For Only \$150.00. Call 773-465-9700

INSIDE PUBLICATIONS

POLICE BEAT *from p. 6*

ing an earlier court hearing, prosecutors said Harrington was adjudicated delinquent as a juvenile in 2013 for burglary, multiple gun violations, and a robbery charge that began as a vehicular hijacking.

Cartel member who trafficked victims from Mexico to Illinois into forced labor gets nine years

A woman who schemed to smuggle individuals from Mexico to Highland Park, Illinois and then forced them to work multiple jobs while turning over their salaries to her has been sentenced to 108 months in prison.

Gladys Ibanez-Olea, 37, served as a mid-level member of the Juarez Cartel. From Sept. 2022 to Feb. 2024, Ibanez-Olea engaged in a human trafficking scheme: she would recruit victims in Mexico, arrange for them to be smuggled them into the United States, and then harbor them in her home in Highland Park. Ibanez-Olea then forced the victims to work, took any income they earned to pay off debts she claimed the victims owed, and effectively held the victims in captivity under harsh conditions as she continued to demand they pay her.

In February, Ibanez-Olea pleaded guilty to federal charges of illegally bringing unauthorized aliens into the United States and of forcing individuals to work by means of serious harm or abuse and threats of serious harm or abuse.

In support of its 114-month sentencing recommendation, the government argued such a sentence was warranted based on evidence of Ibanez-Olea's cruel treatment of her victims, threats she made to victims that she would kill their families and sell them into slavery, and evidence showing she was a willing participant in the Juarez Cartel's scheme.

On July 21, U.S. District Judge Robert W. Gittleman sentenced Ibanez-Olea to 108 months in prison, finding the sentence was appropriate given the aggravating facts raised by the government.

Ibanez-Olea's sentence was announced by Andrew S. Boutros, U.S. Attorney for the Northern District of Illinois, and Matthew Scarpino, of Homeland Security Investigations. The government was represented by Assistant U.S. Attorney Elie Zenner.

"[D]efendant used her role as a recruiter in the cartel to create a cadre of indentured servants whose entire salaries belonged to defendant," said Zenner argued at the sentencing. "She took advantage of extremely vulnerable victims—women and children who were desperate to come to America and found themselves trapped in a cycle of debt, threats, and mistreatment."

Indian national goes to federal prison for defrauding seniors with computer pop-up box scam

A foreign national who ran a "tech support" fraud scheme out of India that targeted women senior citizens across Chicago, has been sentenced to six years and one month in federal prison, federal prosecutors said, even though he has continued to claim that he was unaware that his subordinates were carrying out the massive fraud.

U.S. District Judge John Robert Blakey sentenced Kartik Saini, 33, in Chicago after he pleaded guilty to a single count of wire fraud. Prosecutors said Saini and his co-schemers posed as tech support or security employees for companies including Google, Apple and Citibank, convincing victims their computers had been hacked and their bank accounts compromised.

According to a government filing, Saini and his associates persuaded victims to move money into overseas "safe holding" accounts while a supposed law enforcement investigation played out. In reality, prosecutors said, those accounts were controlled by Saini's organization. Prosecutors also said Saini induced some victims to buy cryptocurrency and gift cards and hand those over as well.

A Chicago woman who is now in her 70s told the court that she lost more than \$800,000, including her IRA and other retirement savings, af-

ter she received a pop-up message warning her that her computer had been hacked and she made contact with a man named "Kevin Scott."

"He befriended me and made me feel secure that I was doing the right thing. I shared pictures with him. He talked about his mother, and working with the FBI and his travels to Washington, DC, and New York," the woman told the court in a letter.

She said the scheme also left her facing a tax dispute with the IRS over the closed retirement accounts, along with more than \$20,000 in attorney fees, and that she has struggled with anxiety and sleep loss in the years since.

"The closing of my IRA accounts then caused a major issue with the IRS. Even though I never received the money, as it was transferred overseas, the IRS believes I owe them the taxes from those accounts. At the time the IRS felt I owed \$125,000 in taxes for 2020," the woman told the court. "Now they say I owe over \$192,000."

Prosecutors said Saini defrauded at least three other victims, all U.S. nationals in their 60s, with losses ranging from \$13,500 to more than \$207,000, and attempted unsuccessfully to defraud two others.

— Compiled by CWBChicago.com

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RELOCATION *from p. 3*

terest. And BBLI makes no effort to show that any relocation assistance fee is disproportional to the impact on Chicago's interest.

"It provides no estimates for actual moving costs, nor does it explain how it would need to adjust its lease rates to prevent tenants from taking the fee. We therefore are unable to find an unconstitutional condition on these facts," Scudder wrote.

Lakeview Township Real Estate For Sale

Real Estate For Sale

292929 ----- 222222 ----- IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS COUNTY DEPARTMENT - CHANCERY DIVISION SELENE FINANCE, LP Plaintiff, -v- MAREECIA WEBBYE LOWRY, AQUA FINANCE, INC, 450 BRIAR PLACE CONDOMINIUM ASSOCIATION, UNKNOWN OWNERS AND NON-RECORD CLAIMANTS Defendants 2025CH07386 450 W BRIAR PL, UNIT NUMBER 10H AND G81 CHICAGO, IL 60657 NOTICE OF SALE PUBLIC NOTICE IS HEREBY GIVEN that pursuant to a Judgment of Foreclosure and Sale entered in the above cause on May 18, 2026, an agent for The Judicial Sales Corporation, will at 10:30 AM on August 19, 2026, at The Judicial Sales Corporation, One South Wacker, 1st Floor Suite 35R, Chicago, IL, 60606, sell at public in-person sale to the highest bidder, as set forth below, the following described real estate: Commonly known as 450 W BRIAR PL, UNIT NUMBER 10H AND G81, CHICAGO, IL 60657 Property Index No. 14-28-103-065-1084 AND 14-28-103-065-1222 The real estate is improved with a condominium. The judgment amount was \$232,932.32. Sale terms: If sold to anyone other than the Plaintiff, 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 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 CHAD LEWIS, ROBERTSON ANSCHUTZ SCHNEID CRANE & PARTNERS, PLLC Plaintiff's Attorneys, 6400 SHAFER CT, STE 325, ROSEMONT, IL, 60018 (561) 241-6901. Please refer to file number 25-320488. 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.tjisc.com for a 7 day status report of pending sales. CHAD LEWIS ROBERTSON ANSCHUTZ SCHNEID CRANE & PARTNERS, PLLC 6400 SHAFER CT, STE 325 ROSEMONT IL, 60018 561-241-6901 E-Mail: ILMAIL@RASLG.COM Attorney File No. 25-320488 Attorney ARDC No. 6306439 Attorney Code. 65582 Case Number: 2025CH07386 TJSC#: 46-1229 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 # 2025CH07386 **I3290552** IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS COUNTY DEPARTMENT - CHANCERY DIVISION PARTNERSHIP FINANCIAL CU Plaintiff, -v- CAO MAC, 3600 CONDOMINIUM ASSOCIATION, UNKNOWN OWNERS AND NON-RECORD CLAIMANTS Defendants 25 CH 9940 3600 NORTH LAKE SHORE DRIVE 2404 CHICAGO, IL 60613 NOTICE OF SALE PUBLIC NOTICE IS HEREBY GIVEN that pursuant to a Judgment of Foreclosure and Sale entered in the above cause on May 13, 2026, an agent for The Judicial Sales Corporation, will at 10:30 AM on August 18, 2026, at The Judicial Sales Corporation, One South Wacker, 1st Floor Suite 35R, Chicago, IL, 60606, sell at public in-person sale to the highest bidder, as set forth below, the following described real estate: Commonly known as 3600 NORTH LAKE SHORE DRIVE 2404, CHICAGO, IL 60613 Property Index No. 14-21-110-020-1522 The real estate is improved with a condominium. The judgment amount was \$118,487.08. Sale terms: If sold to anyone other than the Plaintiff, 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 For Sale

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 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 THE SALES CLERK, LOGS Legal Group LLP Plaintiff's Attorneys, 2801 LAKE-SIDE DRIVE, SUITE 207, Bannockburn, IL, 60015 (847) 291-1717 For information call between the hours of 1pm - 3pm.. Please refer to file number 25-103958. 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.tjisc.com for a 7 day status report of pending sales. LOGS Legal Group LLP 2801 LAKESIDE DRIVE, SUITE 207 Bannockburn IL, 60015 847-291-1717 E-Mail: ILNotices@logs.com Attorney File No. 25-103958 Attorney Code. 42168 Case Number: 25 CH 9940 TJSC#: 46-1189 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 # 25 CH 9940 **I3290405** 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 VRMTG ASSET TRUST Plaintiff, -v-

Real Estate For Sale

UNKNOWN SUCCESSOR TRUSTEES OF THE CHARLOTTE H. SONNENFELD TRUST, BMO HARRIS BANK, N.A., LAKE PARK PLAZA CONDOMINIUM ASSOCIATION, UNKNOWN OWNERS AND NON-RECORD CLAIMANTS, UNKNOWN OCCUPANTS Defendants 23 CH 6763 3930 NORTH PINE GROVE AVENUE #1801 CHICAGO, IL 60613 NOTICE OF SALE PUBLIC NOTICE IS HEREBY GIVEN that pursuant to a Judgment of Foreclosure and Sale entered in the above cause on May 14, 2026, an agent for The Judicial Sales Corporation, will at 10:30 AM on August 18, 2026, at The Judicial Sales Corporation, One South Wacker, 1st Floor Suite 35R, Chicago, IL, 60606, sell at public in-person sale to the highest bidder, as set forth below, the following described real estate: Commonly known as 3930 NORTH PINE GROVE AVENUE #1801, CHICAGO, IL 60613 Property Index No. 14-21-100-018-1224 The real estate is improved with a condominium. The judgment amount was \$168,391.77. Sale terms: If sold to anyone other than the Plaintiff, 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 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 THE SALES CLERK, LOGS Legal Group LLP Plaintiff's Attorneys, 2801 LAKESIDE DRIVE, SUITE 207, Bannockburn, IL, 60015 (847) 291-1717 For information call between the

Real Estate For Sale

hours of 1pm - 3pm.. Please refer to file number 23-098366. 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.tjisc.com for a 7 day status report of pending sales. LOGS Legal Group LLP 2801 LAKESIDE DRIVE, SUITE 207 Bannockburn IL, 60015 847-291-1717 E-Mail: ILNotices@logs.com Attorney File No. 23-098366 Attorney Code. 42168 Case Number: 23 CH 6763 TJSC#: 46-1199 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 # 23 CH 6763 **I3290404** IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS COUNTY DEPARTMENT - CHANCERY DIVISION The Bank of New York Mellon f/k/a The Bank of New York as Indenture trustee for CWHEQ Revolving Home Equity Loan Trust, Series 2006-I Plaintiff vs. Melissa Melzer and Unknown Owners and Non-Record Claimants Defendant 25 CH 2638 CALENDAR 59 NOTICE OF SALE PUBLIC NOTICE IS hereby given that pursuant to a Judgment of Foreclosure entered in the above entitled cause Intercounty Judicial Sales Corporation will on August 17, 2026, at the hour 11:00 a.m., Intercounty's office, 120 West Madison Street, Suite 718A, Chicago, IL 60602, sell, in person, to the highest bidder for cash, the following described mortgaged real estate: P.I.N. 14-21-101-054-2684; 14-21-101-054-1865. Commonly known as 655 W. Irving Park Rd., Unit 5513, Chicago, IL 60613. The real estate is: 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 189.5 of the Condominium Property Act. Sale terms: At sale, the bidder must have 10% (or 25% if so ordered in the Judgment of Foreclosure) down by certified funds, balance within 24 hours, by certified funds. No refunds. The property is sold AS IS subject to all liens or encumbrances. The property will NOT be open for inspection. Prospective bidders are admonished to check the circuit court case record, property tax record and the title record to verify all information before bidding. IF YOU ARE THE MORTGAGOR (HOMEOWNER), YOU HAVE THE RIGHT TO REMAIN IN POSSESSION FOR 30 DAYS AFTER THE ENTRY OF AN ORDER OF POSSESSION, IN ACCORDANCE WITH SECTION 15-1701(c) OF THE ILLINOIS MORTGAGE FORECLOSURE LAW. For information call Sales Department at Plaintiff's Attorney, Altman, Strautins & Kromm, LLC d/b/a Kluever Law Group, 200 North LaSalle Street, Suite 1880, Chicago, Illinois 60601. (312) 236-0077. SMA000002-25FC1 INTERCOUNTY JUDICIAL SALES CORPORATION intercountyjudicialsales.com **I3290319** 151515 -----

Real Estate For Sale

Attorney, The Sayer Law Group, P.C., 925 East 4th Street, Waterloo, IA 50703. (319) 234-2530. IL240063 INTERCOUNTY JUDICIAL SALES CORPORATION intercountyjudicialsales.com **I3290296** IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS COUNTY DEPARTMENT - CHANCERY DIVISION AMERIHOM MORTGAGE COMPANY, LLC Plaintiff vs. MITCHELL RYAN SELLINGER, PARK PLACE TOWER I CONDOMINIUM ASSOCIATION, UNKNOWN OWNERS GENERALLY, AND NON-RECORD CLAIMANTS Defendant 25 CH 8991 CALENDAR 59 NOTICE OF SALE PUBLIC NOTICE IS hereby given that pursuant to a Judgment of Foreclosure entered in the above entitled cause Intercounty Judicial Sales Corporation will on August 17, 2026, at the hour 11:00 a.m., Intercounty's office, 120 West Madison Street, Suite 718A, Chicago, IL 60602, sell, in person, to the highest bidder for cash, the following described mortgaged real estate: P.I.N. 14-21-101-054-2684; 14-21-101-054-1865. Commonly known as 655 W. Irving Park Rd., Unit 5513, Chicago, IL 60613. The real estate is: 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 189.5 of the Condominium Property Act. Sale terms: At sale, the bidder must have 10% (or 25% if so ordered in the Judgment of Foreclosure) down by certified funds, balance within 24 hours, by certified funds. No refunds. The property is sold AS IS subject to all liens or encumbrances. The property will NOT be open for inspection. Prospective bidders are admonished to check the circuit court case record, property tax record and the title record to verify all information before bidding. IF YOU ARE THE MORTGAGOR (HOMEOWNER), YOU HAVE THE RIGHT TO REMAIN IN POSSESSION FOR 30 DAYS AFTER THE ENTRY OF AN ORDER OF POSSESSION, IN ACCORDANCE WITH SECTION 15-1701(c) OF THE ILLINOIS MORTGAGE FORECLOSURE LAW. For information call Sales Department at Plaintiff's Attorney, Altman, Strautins & Kromm, LLC d/b/a Kluever Law Group, 200 North LaSalle Street, Suite 1880, Chicago, Illinois 60601. (312) 236-0077. SMA000002-25FC1 INTERCOUNTY JUDICIAL SALES CORPORATION intercountyjudicialsales.com **I3290319**

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Legal Notice

Notice is hereby given, pursuant to "An Act in relation to the use of an Assumed Business Name in the conduct or transaction of Business in the State," as amended, that a certification was registered by the undersigned with the County Clerk of Cook County.
Registration Number: M26001834
on July 13, 2026.
Under the Assumed Business Name of:
PRETTY HABIT CO.
with the business located at:
6540 SOUTH KING DRIVE APT 2B,
CHICAGO, IL 60637
The true and real full name(s) and residence address of the owner(s)/partner(s) is:
Owner/Partner Full Name: AYANI MURPHY
Complete Address: 6540 SOUTH KING DRIVE APT 2B, CHICAGO, IL 60637, USA

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East Bank Storage at 1200 W. 35th St., 773-247-3000, is opening lockers:
(3D3362) Grace Barry, (3F3588) Angel L Lampkin, (3F3569) Tobias Lewis, (3E3471) Kevin Regnier, and (3F3634) James Shea
for public sale of miscellaneous items.
This sale is to be held on Thursday, July 30, 2026, at 2:00 pm. Cash only.

Notice of Public Sale

East Bank Storage, located at 429 W. Ohio St, Chicago IL (312-644-2000), is opening lockers: 4530X (Comett, Donald), 6601X and 6910X (Glickman, Ross), 3520X (Parker, Kendral), and 5520X (Halloran, Thomas)
for public sale on August 25, 2026, at 3:00 p.m. Cash only.

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IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS
COUNTY DEPARTMENT - CHANCERY DIVISION
TOWD POINT MORTGAGE TRUST 2016-4, U.S. BANK NATIONAL ASSOCIATION AS INDENTURE TRUSTEE
Plaintiff,
-v-
TANVIR BUKHT, 474 NORTH LAKE SHORE DRIVE CONDOMINIUM ASSOCIATION, UNKNOWN OWNERS AND NON-RECORD CLAIMANTS
Defendants
25 CH 9097
474 N. LAKE SHORE DR., UNIT 4108
CHICAGO, IL 60611
NOTICE OF SALE
PUBLIC NOTICE IS HEREBY GIVEN that pursuant to a Judgment of Foreclosure and Sale entered in the above cause on May 27, 2026, an agent for The Judicial Sales Corporation, will at 10:30 AM on September 1, 2026, at The Judicial Sales Corporation, One South Wacker, 1st Floor Suite 35R, Chicago, IL, 60606, sell at public in-person sale to the highest bidder, as set forth below, the following described real estate:
Commonly known as 474 N. LAKE SHORE DR., UNIT 4108, CHICAGO, IL 60611
Property Index No. 17-10-222-007-1297
The real estate is improved with a condominium. The judgment amount was \$571,418.51.
Sale terms: If sold to anyone other than the Plaintiff, 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 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

Real Estate For Sale

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 25-01711.
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.
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 # 25 CH 9097
8232-967496

292929 -----

IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS
COUNTY DEPARTMENT - CHANCERY DIVISION
CHURCHILL MRA FUNDING I, LLC, as successor-in-interest to PEBBMAX LENDING CO, LLC, as successor-in-interest to W Financial REIT, Ltd., as successor-in-interest to W Financial Fund, LP
Plaintiff
vs.
RAFFAELLO CHICAGO PROPCO, LLC, TERGESTE, INC., d/b/a PELAGO, and Unknown Owners and Non-Record Claimants
Defendant

Real Estate For Sale

26 CH 1885Calendar
NOTICE OF SALE
PUBLIC NOTICE is hereby given that pursuant to a Judgment of Foreclosure entered in the above entitled cause Intercounty Judicial Sales Corporation will on August 17, 2026, at the hour 11:00 a.m., Intercounty's office, 120 West Madison Street, Suite 718A, Chicago, IL 60602, sell, in person, to the highest bidder for cash, the following described mortgaged real estate:
Pin Numbers:
17-03-221-012-1005; 17-03-221-012-1006; 17-03-221-012-1007; 17-03-221-012-1008; 17-03-221-012-1009; 17-03-221-012-1010; 17-03-221-012-1011
17-03-221-012-1012; 17-03-221-012-1013; 17-03-221-012-1014; 17-03-221-012-1052; 17-03-221-012-1096; 17-03-221-012-1053; 17-03-221-012-1054
17-03-221-012-1055; 17-03-221-012-1056; 17-03-221-012-1057; 17-03-221-012-1058; 17-03-221-012-1059; 17-03-221-012-1060; 17-03-221-012-1061
17-03-221-012-1097; 17-03-221-012-1098; 17-03-221-012-1099; 17-03-221-012-1100; 17-03-221-012-1101; 17-03-221-012-1102; 17-03-221-012-1103
17-03-221-012-1104; 17-03-221-012-1105; 17-03-221-012-1015; 17-03-221-012-1062; 17-03-221-012-1106; 17-03-221-012-1016; 17-03-221-012-1063
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.
17-03-221-012-1107; 17-03-221-012-1017; 17-03-221-012-1064; 17-03-221-012-1109; 17-03-221-012-1018; 17-03-221-012-1065; 17-03-221-012-1110
17-03-221-012-1019; 17-03-221-012-1066; 17-03-221-012-1111; 17-03-221-012-1068; 17-03-221-012-1022
17-03-221-012-1068; 17-03-221-012-1113; 17-03-221-012-1023; 17-03-221-012-1066; 17-03-221-012-1114; 17-03-221-012-1024; 17-03-221-012-1070
17-03-221-012-1115; 17-03-221-012-1025; 17-03-221-012-1071; 17-03-221-012-1116; 17-03-221-012-1026; 17-03-221-012-1072; 17-03-221-012-1117
17-03-221-012-1027; 17-03-221-012-1073; 17-03-221-012-1118; 17-03-221-012-1028; 17-03-221-012-1074; 17-03-221-012-1119; 17-03-221-012-

Real Estate For Sale

1029
17-03-221-012-1075; 17-03-221-012-1120; 17-03-221-012-1030; 17-03-221-012-1076; 17-03-221-012-1121; 17-03-221-012-1031; 17-03-221-012-1077
17-03-221-012-1122; 17-03-221-012-1032; 17-03-221-012-1078; 17-03-221-012-1123; 17-03-221-012-1033; 17-03-221-012-1079; 17-03-221-012-1124
17-03-221-012-1034; 17-03-221-012-1080; 17-03-221-012-1125; 17-03-221-012-1035; 17-03-221-012-1081; 17-03-221-012-1126; 17-03-221-012-1036
17-03-221-012-1082; 17-03-221-012-1127; 17-03-221-012-1037; 17-03-221-012-1083; 17-03-221-012-1128; 17-03-221-012-1038; 17-03-221-012-1084
17-03-221-012-1129; 17-03-221-012-1039; 17-03-221-012-1125; 17-03-221-012-1035; 17-03-221-012-1040; 17-03-221-012-1086; 17-03-221-012-1131
17-03-221-012-1042; 17-03-221-012-1087; 17-03-221-012-1132; 17-03-221-012-1043; 17-03-221-012-1088; 17-03-221-012-1133; 17-03-221-012-1044
17-03-221-012-1089; 17-03-221-012-1134; 17-03-221-012-1045; 17-03-221-012-1090; 17-03-221-012-1135; 17-03-221-012-1046; 17-03-221-012-1091
17-03-221-012-1136; 17-03-221-012-1048; 17-03-221-012-1137; 17-03-221-012-1049; 17-03-221-012-1093; 17-03-221-012-1138
17-03-221-012-1050; 17-03-221-012-1094; 17-03-221-012-1139; 17-03-221-012-1051; 17-03-221-012-1095; 17-03-221-012-1140; 17-03-221-012-1141
17-03-221-012-1142; 17-03-221-012-1144; 17-03-221-012-1145; 17-03-221-012-1146; 17-03-221-012-1147; 17-03-221-012-1148; 17-03-221-012-1149
17-03-221-012-1180; 17-03-221-012-1181; 17-03-221-012-1182; 17-03-221-012-1183; 17-03-221-012-1184; 17-03-221-012-1185; 17-03-221-012-1186
17-03-221-012-1187; 17-03-221-012-1151; 17-03-221-012-1152; 17-03-221-012-1153; 17-03-221-

Real Estate For Sale

012-1154; 17-03-221-012-1155; 17-03-221-012-1156
17-03-221-012-1157; 17-03-221-012-1158; 17-03-221-012-1159; 17-03-221-012-1160; 17-03-221-012-1161; 17-03-221-012-1162; 17-03-221-012-1163
17-03-221-012-1164; 17-03-221-012-1165; 17-03-221-012-1166; 17-03-221-012-1167; 17-03-221-012-1168; 17-03-221-012-1169; 17-03-221-012-1170
17-03-221-012-1171; 17-03-221-012-1172; 17-03-221-012-1173; 17-03-221-012-1174; 17-03-221-012-1175; 17-03-221-012-1176; 17-03-221-012-1177
17-03-221-012-1178; 17-03-221-012-1179.
Commonly known as 201 East Delaware Place, Chicago, Illinois 60611.
The real estate is: multi-unit residential and mixed-use building. Sale terms: At sale, the bidder must have 10% (or 25% if so ordered in the Judgment of Foreclosure) down by certified funds, balance within 24 hours, by certified funds. No refunds. The property is sold AS IS subject to all liens or encumbrances. The property will NOT be open for inspection. Prospective bidders are admonished to check the circuit court case record, property tax record and the title record to verify all information before bidding. IF YOU ARE THE MORTGAGOR (HOMEOWNER), YOU HAVE THE RIGHT TO REMAIN IN POSSESSION FOR 30 DAYS AFTER THE ENTRY OF AN ORDER OF POSSESSION, IN ACCORDANCE WITH SECTION 15-1701(c) OF THE ILLINOIS MORTGAGE FORECLOSURE LAW.
For information call Sales Department at Plaintiff's Attorney, Taft Stettinius & Hollister LLP, 111 East Wacker Drive, Suite 2600, Chicago, Illinois 60601-4208. (312) 527-4000. Churchill vs. Raffaello INTERCOUNTY JUDICIAL SALES CORPORATION
intercountyjudicialsales.com
I3290423

IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS
COUNTY DEPARTMENT - CHANCERY DIVISION
CARRINGTON MORTGAGE SERVICES LLC,
Plaintiff
vs.
UNKNOWN HEIRS AND LEGATEES OF ROBERTA GOLDIN; 1550 CONDOMINIUM ASSOCIATION; THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; AMIR MOHABBAT AS SPECIAL REPRESENTATIVE FOR ROBERTA GOLDIN; GOLD COAST CONDOMINIUM ASSOCIATION; LOIS JOAST; UNKNOWN OWNERS

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AND NON-RECORD CLAIMANTS;
Defendant
25 CH 12496
CALENDAR 62
NOTICE OF SALE
PUBLIC NOTICE is hereby given that pursuant to a Judgment of Foreclosure entered in the above entitled cause Intercounty Judicial Sales Corporation will on August 17, 2026, at the hour 11:00 a.m., Intercounty's office, 120 West Madison Street, Suite 718A, Chicago, IL 60602, sell, in person, to the highest bidder for cash, the following described mortgaged real estate:
P.I.N. 17-03-101-029-1160.
Commonly known as 1550 N. Lake Shore Drive, Unit 25G, Chicago, IL 60610.
The real estate is: 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: At sale, the bidder must have 10% (or 25% if so ordered in the Judgment of Foreclosure) down by certified funds, balance within 24 hours, by certified funds. No refunds. The property is sold AS IS subject to all liens or encumbrances. The property will NOT be open for inspection. Prospective bidders are admonished to check the circuit court case record, property tax record and the title record to verify all information before bidding. IF YOU ARE THE MORTGAGOR (HOMEOWNER), YOU HAVE THE RIGHT TO REMAIN IN POSSESSION FOR 30 DAYS AFTER THE ENTRY OF AN ORDER OF POSSESSION, IN ACCORDANCE WITH SECTION 15-1701(c) OF THE ILLINOIS MORTGAGE FORECLOSURE LAW.
For information call Sales Department at Plaintiff's Attorney, Diaz Anselmo & Associates P.A., 1771 West Diehl Road, Suite 120, Naperville, IL 60563. (630) 453-6960. 4890-223694
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Letters to the Editor

Share that metaphor

GK Chesterton’s fence metaphor in Bob Zuley’s article (July 22) applies in a similar manner on Argyle St. The neighborhood’s first of many murals was called “The Roots of Argyle,” painted on the southwest corner of Winthrop and Argyle streets in the early 2000s. It was a folksy celebration of the people who called the area home throughout the 20th century. I use the past tense because the building that mural was painted on was unceremoniously torn down in 2023, the painted bricks left in a pile of rubble. There was no notice. No outreach. No effort to understand history, let alone save it.

To this day, nothing has been built on that corner. The building was destroyed leaving the neighborhood with a trash-strewn vacant lot on a prominent corner, fenced in and filled with graffiti. And without its historic mural.

Thankfully, the residents have noticed. A random piece of street sculpture recently appeared on the corner. “Caution! What Once Was a Community Mural” the hand-made piece of protest-art lamented. While the handmade sculpture didn’t stick around long, the message was clear: The community is under attack.

This community worked hand-in-hand with the previous alderman and spent millions of dollars to turn Argyle into a more lively street. The city invested millions more to rebuild the CTA Red Line. Murals festoon the neighborhood today because of the example set decades ago by the creators of “The Roots of Argyle.” Our current leaders have no respect for that past. But what’s worse, they don’t even have an understanding of that which they wish to change. They have failed us.

Michael S. Wells
Uptown

GEOFENCING from p. 1

to ride bicycles on sidewalks. Anyone 12 years of age or older is prohibited from riding on standard sidewalks.

CDOT hopes to improve pedestrian safety while redirecting cyclists to parallel neighborhood bike trails on Kenmore and Winthrop. The geofencing on Sheridan Rd. applies to the entire designated corridor, both roadway and sidewalks.

At present, the CDOT geofencing system is only able to incapacitate Divvy and Lime e-scooters and e-bicycles. This won’t affect privately owned e-bikes and scooters, manually-pedaled bicycles, or manually-operated skateboards.

The cost paid by CDOT to install software geofencing on Sheridan Rd. in Edgewater has not been publicly disclosed.

The City-owned Divvy system is operated by Lyft as a bicycle and scooter sharing system. While the City partners with both and Divvy and Lime, it handles their operations through different legal mechanisms.

Divvy is operated via an explicit municipal operations contract, whereas Lime operates under a city-issued business license and permit. Lime does not have a direct municipal management like Divvy. Instead, Lime is authorized through a city-regulated commercial business license and public right-of-way permit managed by CDOT.

The cost paid by CDOT to install software geofencing on Sheridan Rd. in Edgewater has not been publicly disclosed.

At this early stage, signage on Sheridan Rd. in Edgewater warning Divvy/Lime operators of the geofencing power outage appears to still be in the planning stage.

A total Trump/MAGA move by Alderman

Surprise, surprise-- Ald. Leni Manaa-Hoppenworth green-lights the massive 25-story slab tower right on Sheridan at Thorndale! Who could’ve predicted that, LOL!

Behind the smoke screen of the housing shortage, she’s turned out to be the real estate developer’s dream in Edgewater (between this Emanuel/Fern Hill project, and the height upscaling along Broadway).

It’s a total Trump/MAGA move to pretend that there’s no height cap on Sheri-

dan-- if you don’t like existing rules and ordinances, then they don’t exist! So people-- is there any way for us, the shocked and angry citizens of Edgewater, to stop these nutty out-of-scale projects? Or at the very minimum-- please let’s work hard to make sure Ald. Manaa-Hoppenworth is a one-term phenomena.

Kevin Havener
Edgewater

First, read the Lakefront Protection Ordinance

The News-Star’s coverage of the Emanuel Congregation proposal provides helpful background on the congregation’s financial challenges. Before readers conclude that the Lakefront Protection Ordinance [LPO] either permits or prohibits this redevelopment, however, they should first read the ordinance itself. It is more than another zoning regulation. It establishes the legal framework and planning process for evaluating proposals within the Lakefront Protection District.

The LPO addresses far more than building height. It incorporates the 14 Basic Policies of the Lakefront Plan and the 13 Purposes of the Lake Michigan and Chicago LPO. Together, they require consideration of public access, open space, neighborhood character, traffic, environmental impacts, and the relationship of new development to its surroundings. These standards apply to proposals affecting both public and private property within the district’s statutory boundaries.

An equally important part of the process is the developer’s written response to those policies and purposes, submitted as part of its formal LPO application.

Those responses are not intended to be pro forma. They are meant to be carefully evaluated by the Dept. of Planning and Development and discussed at public meetings where the ordinance itself sets the agenda. The developer’s written responses should be tested against the ordinance’s standards before any decision is made.

Before concluding that the LPO either allows or prevents a particular project, we should first read the law, review the developer’s application, and follow the process the City Council established. Good planning begins with the law, and public confidence is earned when that law is applied thoughtfully, transparently, and consistently.

Tim Carew
Old Town

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Business Entity Search

Entity Information

Entity Name
SHERIDAN THORNDALE PARTNERS LLC

Principal Address
5948 NORTH SHERIDAN ROAD
CHICAGO, IL 606600000

File Number
15675969
Status
ACTIVE on 07-24-2026

Entity Type
LLC
Type of LLC
Domestic

Org. Date/Admission Date
01-13-2025
Jurisdiction
IL

Anderson’s LLC renewed on July 24, 2026.
Courtesy IL SOS



Mariah DiGrino letter to nearby Sheridan Rd. property owners.

LLC from p. 1

DiGrino herself, who joined from the DLA Piper law firm, brings over two decades of experience securing complex zoning entitlements, historic preservation approvals, and public-private financing for major Chicago projects.

The CFDB law firm’s Real Estate Practice is anchored by Partner David Reifman, a former Chicago Planning Commissioner under Mayor Rahm Emanuel, giving him unparalleled insight into the city’s development and zoning policies. He previously worked at DLA Piper.

SOS records reveal that after 14 days, the Sheridan Thorndale Partners LLC was renewed effective July 24, 2026.

CFDB operates a dedicated government affairs and lobbying entity, Point of Difference Strategies, giving them direct channels to advocate across various city agencies and municipal boards.

DiGrino’s letter to nearby property owners identifies the affected properties of the proposed development as Emanuel Congregation [5959 N. Sheridan Rd.]; 5965 N. Sheridan LLC, whose registered agent is Demetris Giannoulas, brother of Illinois Secretary of State Alexi Giannoulas [and former VP of Broadway Bank]; and 5948 North Sheridan LLC, whose registered agent is Nicholas Anderson.

SOS records reveal that after 14 days, the Sheridan Thorndale Partners LLC was renewed effective July 24, 2026. It was originally filed on January 13, 2025, and Involuntarily Dissolved on July 10, 2026. The Agent/Manager on file remains Nicholas Anderson.