

Proposed Development  
at 4600 N Magnolia

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October 25, 2017

David Gassman  
DLG Management  
3210 N. Halsted, #2N  
Chicago, IL 60657

Dear Mr. Gassman,

Thank you for meeting with Uptown United's Development Partners Committee on Wednesday, October 25<sup>th</sup>, 2017 to discuss your proposed development at 4600 North Magnolia Avenue.

Overall, the Committee supports your project as proposed. We believe that the unit mix and parking reduction is appropriate at this transit-served location. The lack of ground-floor retail is acceptable in this case, since it conforms with buildings to the west of the site along Wilson Avenue. In addition, retail has struggled at this location, and additional residential density will support existing businesses in the area.

We also offer a few suggestions. Please thoughtfully consider how your project complies with the City of Chicago's Affordable Requirements Ordinance. We ask that the architecture of the building complement the historic character of the surrounding Sheridan Park neighborhood. Materials should be high quality, and mortar should be dyed to match the brick color, as is common with traditional Chicago facades.

Please reach out with any questions you may have. We appreciate your continued investment in Uptown.

Sincerely,



Martin Sorge  
Executive Director

CC:

Alderman James Cappleman, 46<sup>th</sup> Ward  
Suellen Long, Board Chair – Uptown United  
Jackie Loewe, Chair – Development Partners

