

**CITY OF CHICAGO
ECONOMIC DISCLOSURE STATEMENT
AND AFFIDAVIT**

SECTION I -- GENERAL INFORMATION

A. Legal name of the Disclosing Party submitting this EDS. Include d/b/a/ if applicable:

5853 N Broadway 9 LP

Check ONE of the following three boxes:

Indicate whether the Disclosing Party submitting this EDS is:

1. ☒ the Applicant
OR

2. ☐ a legal entity currently holding, or anticipated to hold within six months after City action on the contract, transaction or other undertaking to which this EDS pertains (referred to below as the "Matter"), a direct or indirect interest in excess of 7.5% in the Applicant. State the Applicant's legal name: _____

OR

3. ☐ a legal entity with a direct or indirect right of control of the Applicant (see Section II(B)(1)) State the legal name of the entity in which the Disclosing Party holds a right of control: _____

B. Business address of the Disclosing Party: 2550 West North Avenue

Chicago, IL 60647

C. Telephone: 773.278.5669 Fax: 773.278.5673 Email: ihorne@bickerdike.org

D. Name of contact person: Isaiah Horne

E. Federal Employer Identification No. (if you have one): [REDACTED]

F. Brief description of the Matter to which this EDS pertains. (Include project number and location of property, if applicable):

City financing for affordable housing project at 5853 N. Broadway.

G. Which City agency or department is requesting this EDS? Department of Housing

If the Matter is a contract being handled by the City's Department of Procurement Services, please complete the following:

Specification # _____ and Contract # _____

SECTION II – DISCLOSURE OF OWNERSHIP INTERESTS

A. NATURE OF THE DISCLOSING PARTY

1. Indicate the nature of the Disclosing Party:

- | | |
|---|--|
| ☐ Person | ☐ Limited liability company |
| ☐ Publicly registered business corporation | ☐ Limited liability partnership |
| ☐ Privately held business corporation | ☐ Joint venture |
| ☐ Sole proprietorship | ☐ Not-for-profit corporation |
| ☐ General partnership | (Is the not-for-profit corporation also a 501(c)(3))? |
| ☒ Limited partnership | ☐ Yes ☐ No |
| ☐ Trust | ☐ Other (please specify) |
-

2. For legal entities, the state (or foreign country) of incorporation or organization, if applicable:

Illinois

3. For legal entities not organized in the State of Illinois: Has the organization registered to do business in the State of Illinois as a foreign entity?

- ☐ Yes ☐ No ☒ Organized in Illinois

B. IF THE DISCLOSING PARTY IS A LEGAL ENTITY:

1. List below the full names and titles, if applicable, of: (i) all executive officers and all directors of the entity; (ii) **for not-for-profit corporations**, all members, if any, which are legal entities (if there are no such members, write "no members which are legal entities"); (iii) **for trusts, estates or other similar entities**, the trustee, executor, administrator, or similarly situated party; (iv) **for general or limited partnerships, limited liability companies, limited liability partnerships or joint ventures**, each general partner, managing member, manager or any other person or legal entity that directly or indirectly controls the day-to-day management of the Applicant.

NOTE: Each legal entity listed below must submit an EDS on its own behalf.

Name	Title
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See attached Schedule A

2. Please provide the following information concerning each person or legal entity having a direct or indirect, current or prospective (i.e. within 6 months after City action) beneficial interest (including ownership) in excess of 7.5% of the Applicant. Examples of such an interest include shares in a corporation, partnership interest in a partnership or joint venture, interest of a member or manager in a

limited liability company, or interest of a beneficiary of a trust, estate or other similar entity. If none, state "None."

NOTE: Each legal entity listed below may be required to submit an EDS on its own behalf.

Name	Business Address	Percentage Interest in the Applicant
See attached Schedule A		

SECTION III – INCOME OR COMPENSATION TO, OR OWNERSHIP BY, CITY ELECTED OFFICIALS

Has the Disclosing Party provided any income or compensation to any City elected official during the 12-month period preceding the date of this EDS? ☐ Yes ☒ No

Does the Disclosing Party reasonably expect to provide any income or compensation to any City elected official during the 12-month period following the date of this EDS? ☐ Yes ☒ No

If "yes" to either of the above, please identify below the name(s) of such City elected official(s) and describe such income or compensation:

Does any City elected official or, to the best of the Disclosing Party's knowledge after reasonable inquiry, any City elected official's spouse or domestic partner, have a financial interest (as defined in Chapter 2-156 of the Municipal Code of Chicago ("MCC")) in the Disclosing Party?

☐ Yes ☒ No

If "yes," please identify below the name(s) of such City elected official(s) and/or spouse(s)/domestic partner(s) and describe the financial interest(s).

SECTION IV -- DISCLOSURE OF SUBCONTRACTORS AND OTHER RETAINED PARTIES

The Disclosing Party must disclose the name and business address of each subcontractor, attorney, lobbyist (as defined in MCC Chapter 2-156), accountant, consultant and any other person or entity whom the Disclosing Party has retained or expects to retain in connection with the Matter, as well as the nature of the relationship, and the total amount of the fees paid or estimated to be paid. The Disclosing Party is not required to disclose employees who are paid solely through the Disclosing Party's regular payroll. If the Disclosing Party is uncertain whether a disclosure is required under this Section, the Disclosing Party must either ask the City whether disclosure is required or make the disclosure.

Name (indicate whether retained or anticipated to be retained)	Business Address	Relationship to Disclosing Party (subcontractor, attorney, lobbyist, etc.)	Fees (indicate whether paid or estimated.) NOTE: "hourly rate" or "t.b.d." is not an acceptable response. est. \$150,000
<u>Applegate & Thorne-Thomsen</u>	425 S. Financial Place, Chicago, IL	<u>Attorney</u>	
LBBA Architects	1625 W Carroll Ave Chicago, IL	Architect	est. \$800,000
Rubin Brown	225 W Wacker Drive Suite 1700 Chicago, IL	Accountant	est. <u>\$63,000</u>
Leopard Construction	1100 W. Monroe Street, Chicago, IL	General Contractor	est. \$19,900,000

☐ Check here if the Disclosing Party has not retained, nor expects to retain, any such persons or entities.

SECTION V – CERTIFICATIONS

A. COURT-ORDERED CHILD SUPPORT COMPLIANCE

Under MCC Section 2-92-415, substantial owners of business entities that contract with the City must remain in compliance with their child support obligations throughout the contract's term.

Has any person who directly or indirectly owns 10% or more of the Disclosing Party been declared in arrearage on any child support obligations by any Illinois court of competent jurisdiction?

☐ Yes ☐ No ☒ No person directly or indirectly owns 10% or more of the Disclosing Party.

If "Yes," has the person entered into a court-approved agreement for payment of all support owed and is the person in compliance with that agreement?

☐ Yes ☐ No

B. FURTHER CERTIFICATIONS

1. [This paragraph 1 applies only if the Matter is a contract being handled by the City's Department of Procurement Services.] In the 5-year period preceding the date of this EDS, neither the Disclosing Party nor any Affiliated Entity [see definition in (5) below] has engaged, in connection with the performance of any public contract, the services of an integrity monitor, independent private sector inspector general, or integrity compliance consultant (i.e., an individual or entity with legal, auditing, investigative, or other similar skills, designated by a public agency to help the agency monitor the activity of specified agency vendors as well as help the vendors reform their business practices so they can be considered for agency contracts in the future, or continue with a contract in progress).

2. The Disclosing Party and its Affiliated Entities are not delinquent in the payment of any fine, fee, tax or other source of indebtedness owed to the City of Chicago, including, but not limited to, water and sewer charges, license fees, parking tickets, property taxes and sales taxes, nor is the Disclosing Party delinquent in the payment of any tax administered by the Illinois Department of Revenue.

the 1990s, the number of people in the world who are under 15 years of age is expected to increase from 1.2 billion to 1.5 billion, and the number of people aged 65 and over is expected to increase from 250 million to 450 million.

As the world's population grows, the demand for food and other resources will increase. The world's population is expected to reach 6 billion by the year 2000, and to reach 8 billion by the year 2025. The world's population is expected to be 10 billion by the year 2050. The world's population is expected to be 12 billion by the year 2100.

The world's population is expected to be 10 billion by the year 2050. The world's population is expected to be 12 billion by the year 2100. The world's population is expected to be 14 billion by the year 2150. The world's population is expected to be 16 billion by the year 2200. The world's population is expected to be 18 billion by the year 2250. The world's population is expected to be 20 billion by the year 2300.

The world's population is expected to be 22 billion by the year 2350. The world's population is expected to be 24 billion by the year 2400. The world's population is expected to be 26 billion by the year 2450. The world's population is expected to be 28 billion by the year 2500. The world's population is expected to be 30 billion by the year 2550. The world's population is expected to be 32 billion by the year 2600.

The world's population is expected to be 34 billion by the year 2650. The world's population is expected to be 36 billion by the year 2700. The world's population is expected to be 38 billion by the year 2750. The world's population is expected to be 40 billion by the year 2800. The world's population is expected to be 42 billion by the year 2850. The world's population is expected to be 44 billion by the year 2900.

The world's population is expected to be 46 billion by the year 2950. The world's population is expected to be 48 billion by the year 3000. The world's population is expected to be 50 billion by the year 3050. The world's population is expected to be 52 billion by the year 3100. The world's population is expected to be 54 billion by the year 3150. The world's population is expected to be 56 billion by the year 3200.

The world's population is expected to be 58 billion by the year 3250. The world's population is expected to be 60 billion by the year 3300. The world's population is expected to be 62 billion by the year 3350. The world's population is expected to be 64 billion by the year 3400. The world's population is expected to be 66 billion by the year 3450. The world's population is expected to be 68 billion by the year 3500.

The world's population is expected to be 70 billion by the year 3550. The world's population is expected to be 72 billion by the year 3600. The world's population is expected to be 74 billion by the year 3650. The world's population is expected to be 76 billion by the year 3700. The world's population is expected to be 78 billion by the year 3750. The world's population is expected to be 80 billion by the year 3800.

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the first of these is the fact that the
 system is not a simple one. It is a
 complex system, and it is not possible
 to describe it in a simple way. It is
 a system that is constantly changing,
 and it is not possible to predict its
 future. It is a system that is
 constantly evolving, and it is not
 possible to describe it in a simple way.

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of a member of Congress, in connection with the award of any federally funded contract, making any federally funded grant or loan, entering into any cooperative agreement, or to extend, continue, renew, amend, or modify any federally funded contract, grant, loan, or cooperative agreement.

3. The Disclosing Party will submit an updated certification at the end of each calendar quarter in which there occurs any event that materially affects the accuracy of the statements and information set forth in paragraphs A(1) and A(2) above.

4. The Disclosing Party certifies that either: (i) it is not an organization described in section 501(c)(4) of the Internal Revenue Code of 1986; or (ii) it is an organization described in section 501(c)(4) of the Internal Revenue Code of 1986 but has not engaged and will not engage in "Lobbying Activities," as that term is defined in the Lobbying Disclosure Act of 1995, as amended.

5. If the Disclosing Party is the Applicant, the Disclosing Party must obtain certifications equal in form and substance to paragraphs A(1) through A(4) above from all subcontractors before it awards any subcontract and the Disclosing Party must maintain all such subcontractors' certifications for the duration of the Matter and must make such certifications promptly available to the City upon request.

B. CERTIFICATION REGARDING EQUAL EMPLOYMENT OPPORTUNITY

If the Matter is federally funded, federal regulations require the Applicant and all proposed subcontractors to submit the following information with their bids or in writing at the outset of negotiations.

Is the Disclosing Party the Applicant?

☒ Yes ☐ No

If "Yes," answer the three questions below:

1. Have you developed and do you have on file affirmative action programs pursuant to applicable federal regulations? (See 41 CFR Part 60-2.)

☐ Yes ☒ No

2. Have you filed with the Joint Reporting Committee, the Director of the Office of Federal Contract Compliance Programs, or the Equal Employment Opportunity Commission all reports due under the applicable filing requirements?

☐ Yes ☐ No ☒ Reports not required

3. Have you participated in any previous contracts or subcontracts subject to the equal opportunity clause?

☐ Yes ☒ No

If you checked "No" to question (1) or (2) above, please provide an explanation:

5853 N Broadway 9 LP is a newly formed entity.

CERTIFICATION

Under penalty of perjury, the person signing below: (1) warrants that he/she is authorized to execute this EDS, and all applicable Appendices, on behalf of the Disclosing Party, and (2) warrants that all certifications and statements contained in this EDS, and all applicable Appendices, are true, accurate and complete as of the date furnished to the City.

5853 N Broadway 9 LP

(Print or type exact legal name of Disclosing Party)

By: _____

(Sign here)

Joy Arquette
(Print or type name of person signing)

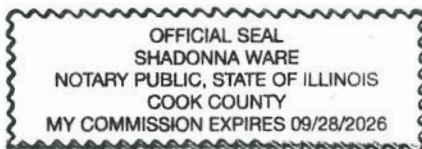
Secretary / Treasurer - BRC Affiliate, Inc., the sole member of the general partner of the Applicant
(Print or type title of person signing)

Signed and sworn to before me on (date) 8/19/26,

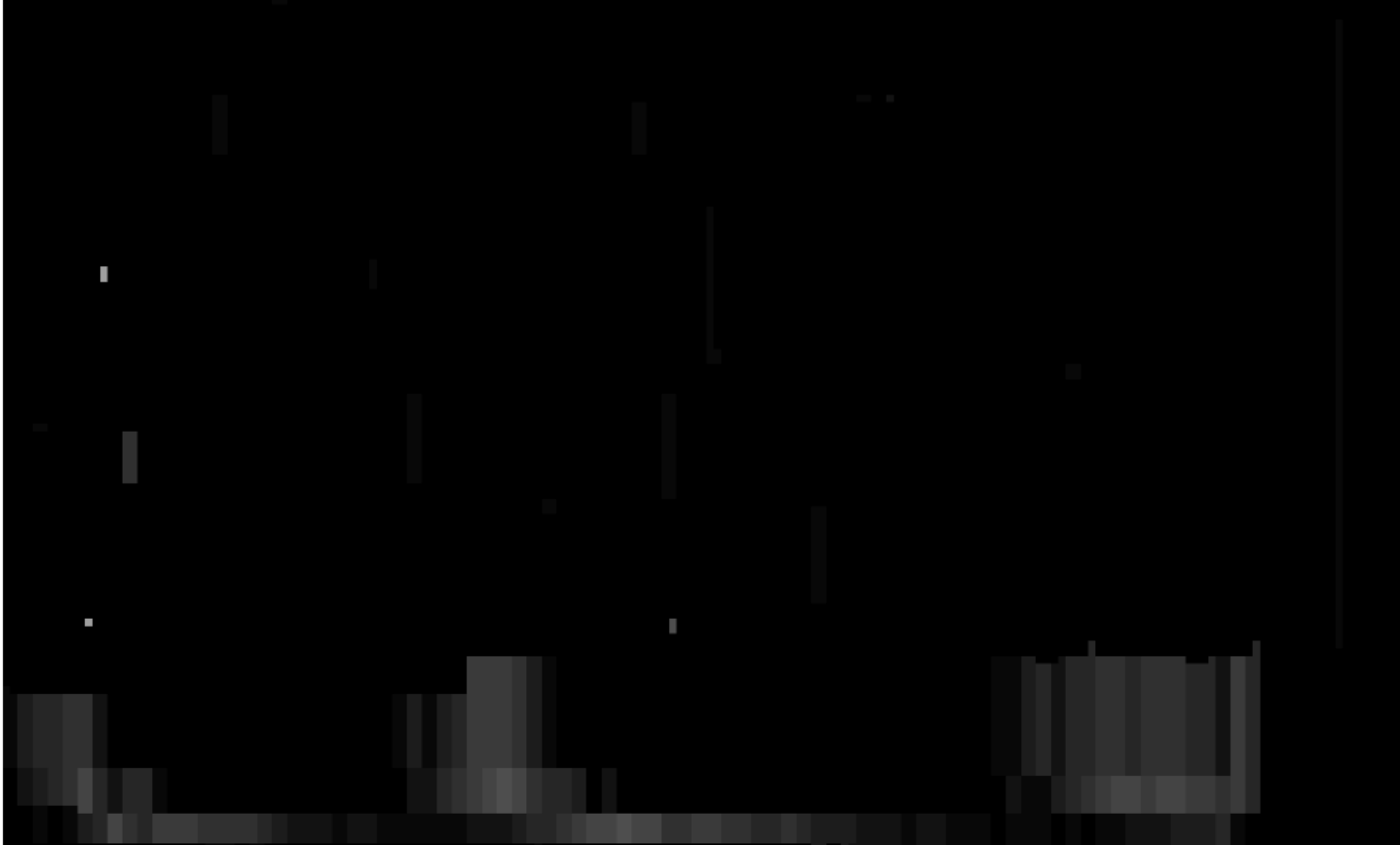
at Cook County, IL (state).

[Signature]
Notary Public

Commission expires: 9/28/26



THE
MUSEUM OF
THE
CITY OF
NEW YORK
AND
THE
MUSEUM OF
THE
CITY OF
BOSTON





SCHEDULE A:

SECTION II.B.1(iv): for general or limited partnerships, limited liability companies, limited liability partnerships or joint ventures, each general partner, managing member, manager or any other person or legal entity that directly or indirectly controls the day-to-day management of the 5853 N Broadway 9 LP. (the “**Applicant**”)

- BRC Broadway 9 GP, LLC (General Partner of the Applicant)
- BRC Affiliate, Inc. (Sole member of the General Partner)
- Joy Aruguete (Secretary and Treasurer of BRC Affiliate, Inc.)
- Bickerdike Redevelopment Corporation (Sole Member of BRC Affiliate, Inc.)

Response To EDS Section II.B.2 Disclosure of Ownership Interests in Excess Of 7.5% Direct or Indirect in the Applicant:

Entity/Individual	Business Address	Direct or Indirect Ownership Interest
BRC Broadway 9 GP, LLC	2550 W North Ave Chicago, IL 60647	Now: 0.01% / At Closing: 0.009%
Bickerdike Redevelopment Corporation	2550 W North Ave Chicago, IL 60647	Now: 99.99% / At Closing: 0% (Direct)

**** It is anticipated that Red Stone Equity Holding, LLC (or an affiliate thereof) will acquire a 99.991% interest in Applicant upon the closing of this matter.**