

EXHIBIT A

1. School: Thomas Chalmers STEAM Elementary School
2. Property:
 - a. Common Address: 2745 West Roosevelt Road, Chicago, IL 60608
 - b. Permanent Index Numbers ("PINs"): 16-24-200-001-0000, 16-24-200-008-0000, 16-24-200-009-0000
3. Project: 1) addressing critical facility needs, including mechanical, electrical and plumbing engineering (MEP) upgrades and roof replacement; 2) renovating four primary STEAM classrooms (Science, Makerspace, Art, and Media Room) along with the Living Museum; and 3) modernizing common and academic areas.
4. Amount of Redevelopment Area Increment: Not to exceed \$3,750,000
5. Project Budget:

Scope	Project Budget	TIF Request
Design	\$ 1,500,000	\$0
Construction	\$11,925,000	\$3,750,000
Environmental	\$ 750,000	\$0
Project Implementation	\$ 825,000	\$0
Total	\$15,000,000	\$3,750,000

Sources:

Sources	Amount
Chicago Public Schools	\$11,250,000
TIF	\$ 3,750,000
Total	\$15,000,000

6. TIF-Funded improvements: MEP upgrades and roof replacement. There is water infiltration within the classrooms and other spaces due to roof leaks and so roof replacement is needed. Air distribution systems including Air Handling Units (AHUs) and Unit ventilators need upgrading along with associated piping and electrical infrastructure. The Board's Project funding shall not exceed the limits of and is subject to the contingencies set forth in Article Three, Subsection 2 of the Agreement.
7. Redevelopment Area: Midwest

8. TIF Ordinances (including any amendments): Under ordinances adopted on May 17, 2000, the City Council: (i) approved a redevelopment plan and project (the "Plan") for the Redevelopment Area; (i) designated the Redevelopment Area as a "redevelopment project area" within the requirements of the Act; and (iii) adopted tax increment financing for the Redevelopment Area. The Plan was amended by ordinances adopted on April 14, 2010, May 9, 2012, and December 9, 2015.
9. Modifications to Form Agreement for this Project: Add to the end of Subsection 2 of Article Three, the following language: "Notwithstanding anything to the contrary in this Article Three, Subsection 2 or elsewhere in this Agreement, the Board's funding obligations under this Agreement are contingent on the securing of available funding either through Board-approved capital plan(s) or third-party sources and shall not exceed \$11,250,000 without written agreement of the parties. The Board shall have no obligation to utilize Board funds to fund any obligations hereunder other than as set forth in the preceding sentence."