



Greater Auburn-Gresham
Development Corporation
1159 W. 79th Street
Chicago, IL 60620

GADC

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Deliver To:

Catch the Vision. Get involved in your community, Get involved with GADC

..# Community Economic Development

The GADC provides technical assistance for development and promotion of additional community economic opportunities.

..# Housing and Senior Services Program

The GADC is the delegate agent for the City of Chicago's H-Rail program. We provide a coterie of services including a resource and referral network

..# New Communities Program (NCP)

NCP is a long-term, comprehensive approach to urban development that uses neighborhood planning as a central tool for improving the quality of life for neighborhood residents

Funding partially provided by: City of Chicago, Dept. of Planning and Development, Dept. of Housing, and LISC

COMMUNITY STEWARDSHIP

We are all our brother's keepers, with an innate responsibility for the upkeep and support of our community and its social institutions. The **GREATER AUBURN-GRESHAM DEVELOPMENT CORPORATION** is a not-for-profit entity, focused on the social and economic development of this community. Your donations help us to extend the reach of our programs and services. Please us this coupon to make a donation, we will provide you with a receipt for tax purposes. Make checks payable to: **GREATER AUBURN-GRESHAM DEVELOPMENT CORPORATION**.

Mail To: **GREATER AUBURN-GRESHAM DEVELOPMENT CORPORATION**
1159 W. 79TH
CHICAGO, IL 60620

Enclosed is my charitable donation in the amount of \$_____ for the Greater Auburn Gresham Development Corporation.

Name: _____

Address: _____

City, State, Zip code: _____

Phone Number: _____

Thank You For Your Generous Donation
Your Donation is Tax Deductible

For more information, visit our Website: www.gagdc.org

Greater Auburn-Gresham Development Corporation

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The mission of the Greater Auburn-Gresham Development Corporation (GADC) is to foster and promote revitalization of the Auburn-Gresham community, which includes Auburn-Gresham, Englewood, and West Chatham.

GADC The VISION

First Quarter
January - March
2005



(Top) Jan Brooks and Lolita Griffin - Chicago Public Library

(Below) Byam Alexander and William Rollins - St. Sabina ERC



Bridging The Gap

Recently, CHAC and GADC co-sponsored our first community seminar, "Bridging the Gap". The seminar was designed to reduce community apprehensions resulting from extensive CHA relocations. "We specifically wanted to *Bridge the Gap*, between longstanding neighborhood residents and new Section Eight tenants.", said New communities Program Director, Nicole Jones. Participant tenants were given information concerning the Auburn-Gresham community and supportive agencies; such as the Employment Resource Center, Thurgood Marshall Library, and other social services. Landlords were provided detailed information regarding renting to voucher holders, then listened to presentations from the Dept. of Buildings, CAPS, CHA Benefits and other resources that are available to help them in their endeavors.

This event was very successful, with over 85 landlords and tenants in attendance. A highlight of the session, was a presentation by State Representative Mary Flowers, who provided poignant perspectives of the Auburn Gresham community, and an inspirational talk about achieving personal potential, and the importance of becoming involved. We would like to give a special thanks to the following individuals for making this seminar successful:

- State Representative Mary Flowers** CHAC - Lana Balka, Teresa Aguilera, Julius Jackson, Helen Pugh, Judy Barber and Toni Richardson
- CHA** - Gladys Ratliff, Kamaron Jarmon, Bernadine Hawkins, and Lolita Norris
- CAPS** - Dorothy Moss and Christine Perez
- ERC** - Byam Alexander and William Rollins
- Dept. Of Buildings** - Jose Murphy
- Chicago Public Library** - Jan Brooks and Lolita Griffin

DATES TO REMEMBER

- April 9, 2005 Community Resource Fair**
Accounter's Community Center, 8100 S. Racine, 10:00AM-3:00PM, *Free*
- April 19, 2005 Financial Investment Seminar**, 6:00PM-7:00PM, SouthSide Worship Center, 7724 S. Racine, *Free*
- May 17, 2005 Home Ownership Seminar**
6:00PM-7:00PM, SouthSide Worship Center, 7724 S. Racine, *Free*
- June 25, 26, 2005 Morganway Clean-Up Project**, 9:00AM-5:00PM, 67th to 87th on Morgan St.

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(Above) Approx. 100 participants... Bridging the GAP

Carlos Nelson, Executive Director of GADC addresses the "Bridging the GAP" crowd.

FREE TAX PREPARATION
7903 S. Racine Ave
Mon & Wed 5:30PM-8:00PM
Saturday 10:00AM-1:00PM
Bring your W2 and social security card
— Last Day April 13, 2005 —

Community Spotlight

St. Sabina's Neighborhood

As you travel through this Auburn-Gresham neighborhood, loosely bordered by 76th street, 79th street, Loomis and Racine Avenues; and anchored by the campus of St. Sabina, you will be amazed to discover the myriad types of housing within this relatively small geographical area. Auburn-Gresham has many well maintained, Chicago brick bungalows, but we also host an abundance of brick two flats, frame bungalows, American four square, and ranch style homes. We are also host to a unique Chicago style of home; the 'Garalow'. This particular style was conceived as a residence which was built upon a property, with the potential to be converted to a garage after the homeowner acquired enough equity or capital to permit construction of a second, larger, residence on the property.

The **GADC staff** recently accompanied Jack Markowski, Chicago Commissioner of Housing, and Pastor Michael Pflieger of the Faith Community of St. Sabina, on a tour of this area. Also on hand for the tour were Nicole Jones, New Communities Program Director, Michael Stanley, New Communities Program Organizer, Susanna Vasquez, from LISC and Les Pollock from Camiros. The purpose was to discuss city services available for this area, and to spotlight the potential of Auburn Gresham housing stock. The group was provided with a running commentary on area history by both the Housing Commissioner and Father Pflieger. All agreed that the tour was an eye-opener. Carlos Nelson, Executive Director of **GADC** stated, *"The Auburn-Gresham community has quality housing stock that rivals anything in the city. We have the potential to be the renaissance area for families seeking an improved quality of life, without moving to the suburbs."*



"...the renaissance area, for families seeking an improved quality of life..."
Carlos Nelson



St. Sabina's Neighborhood



On The Move

Auburn-Gresham is Growing



A growing community is a changing community. As the community becomes more attractive to businesses and homeowners, new business and homes must be developed to serve the newcomers. Developments are therefore a sign of vitality, and economic viability.

Auburn-Gresham is a community on the move. In every segment of the community, there are new developments. The **Greater Auburn-Gresham Development Corporation** has been a partner in this redevelopment. Some of the new developments are shown here.



State Representatives Mary Flowers, Milton Patterson, and 17th Ward Alderman Latasha Thomas with veterans at the Ground breaking ceremony for the St. Leo Veterans Housing Development

Lot's of Love Daycare Facility



79th Street, StreetScape Project, Phase I completed



Auburn Lake in Winneconna Parkway

For more information, visit our Website: www.gagdc.org

Celebrating The Task Force

The mission of the New Communities Program is to organize the community to work together and formulate a plan to improve the quality of life. In January 2004, a large group of community residents met to discuss Auburn Gresham. The *Task Force* is a representative group of those residents, activists and stakeholders, who continued to meet and develop a written plan to transform Auburn-Gresham over the next five years.

Recently, a celebratory dinner was held to culminate the initial phase of the Quality of Life Plan. Task Force members received certificates, and a heartfelt thank you from Alderman Latasha Thomas (17th Ward) and GADC officers. *"To the hard-working task force we again offer our deepest appreciation. You played a vital part in the future design of this community. You have demonstrated the highest form of citizenship."* — Michael Stanley, NCP Organizer. The next phase of this effort will be the plan roll-out, scheduled for May 2005. At this event the written plan will be presented to the community at large.

Ald. L. Thomas thanking Task Force



Nicole Jones, NCP Director presenting certificates

The Tax Project

How many times does Christmas come during the year? In addition to the December holiday, tax-time is another eagerly anticipated season

On the twenty-ninth of January, the Greater Auburn Gresham Development Corporation initiated sponsorship of the Center for Economic Development, Tax Project. Utilizing the offices of the St. Sabina Employment Resource Center and additional rented office space, people were able to have their tax returns professionally prepared, free of charge. In addition the *Southside Federal Credit Union* was on hand to open new accounts for program participants. Savings accounts are needed to enable the electronic deposit of refunds. Timely refunds were assured through the process of electronic filing, which was also provided free of charge.

This is the second year for this effort. The first year effort was extremely successful. Approximately 650 returns were completed, and over one million dollars (\$1,053,342) was returned back to the community. Early indicators are that this year will surpass the returns processed last year.

In addition to tax return preparation, participants are encouraged to attend several Financial Power classes (see insert for more info). Through the participation of several community banks, attendees who complete three or more classes will be given a cash award.

The tax project will end Wednesday, April 13th. Financial Power classes will continue throughout the year. To register call *Michael Stanley* or *Nicole Jones* at the GADC offices, (773) 483-3696.



Nurturing The Vision The Greater Auburn-Gresham Development Corporation



Carlos Nelson leads the GADC as *Executive Director*. A mechanical engineer, with a proven history of housing development and community activism; Carlos' strengths include the ability to abstractly conceptualize projects, and persuade other stakeholders to opt into the vision. The Winneconna Project is a prime example of this aptitude.

Nicole (Johnson) Jones serves as the *New Communities Program Director*. Nicole has an extensive background in housing development, real estate investment, and finance. She is an entrepreneur with extensive real estate holdings and retail store ownership. Her passionate belief in the principles of personal empowerment and development, coupled with her activist approach to both life and her position, are her strengths. She has a unique ability to bring out a desire to improve in all those she reaches. Her community activism was the subject of a recent public television report.

Michael Stanley, a retired Chicago Police officer and former hospital manager, serves as the *Outreach Coordinator* for the New Communities Program. Michael is the owner of two businesses. An outspoken advocate of personal responsibility and Christianity, Michael brings to his position a real interest in people and the ability to interface with a multitude of personality types effectively. Michael also functions as inter-office technical advisor and editor of the *Vision Newsletter*. His strengths include the development of graphic presentations, evidenced by the many flyers he has developed for GADC events.

Linda Johnson, a former employee training and development manager rounds out the staff in the capacity of *Office Administrator*. Linda is an accomplished real estate investor, with a history of community involvement. Linda is an organization guru for the GADC and the primary coordinator for the HRAIL program. She brings to her position the patience of a teacher, and the no-nonsense approach to budget matters of a CFO. Her strengths include the ability to quickly learn a procedure then teach it, as well as the ability to consistently administer and organize the daily operations

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