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June 12, 2023

Ms. Laura Flores, Chair  
Chicago Plan Commission  
121 N. LaSalle Street  
Chicago, IL 60602

Re: NBW letter of support for the proposed rezoning of 1465 N. Elston Avenue

Dear Chair Flores:

North Branch Works (NBW) supports the proposed rezoning of 1465 N. Elston Avenue from M3-3 to C3-1 to allow for the permanent business licensing of pop-up activities at this location.

The property at 1465 N Elston Avenue falls within our service area. The applicant, Bortz Group, met with us multiple times and is working closely with many stakeholders in the North Branch community. This zoning change would simply make official an existing use that has proven successful in the neighborhood.

We are confident this zoning change would not adversely impact the industrial businesses currently operating in the North Branch Industrial Corridor. In fact, several of the surrounding businesses have informed us that Goose Island Holiday Pop Ups, LLC is a good neighbor and its events have been conducted smoothly and with no impact on others in the area.

NBW is a membership-supported nonprofit neighborhood organization that for forty years has promoted balanced, job-creating economic development along the North Branch of the Chicago River. We are also a City of Chicago "delegate agency" providing an array of support services to local businesses.

We ask you to support this rezoning so the business can operate on a permanent basis and continue to grow and hire Chicago residents. We look forward to continuing to support Bortz Group by connecting it to city programs, grants, and to our members.

Best regards,

A handwritten signature in blue ink that reads "Steve Simmons".

Steve Simmons  
Director of Business and Economic Development

cc: Ald. Walter Burnett, 27<sup>th</sup> Ward

Marc Bortz, Bortz Group, Goose Island Holiday Pop Ups LLC

Matthew Allee, Schain, Banks, Kenny, & Schwartz, Ltd.

Tyler Manic, Schain, Banks, Kenny, & Schwartz, Ltd.