



COUNTRY CLUB HILLS COMMERCIAL PROPERTY SQUARE FOOTAGE

PREPARED BY:

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MASTER'S CANDIDATE, URBAN PLANNING AND
POLICY, UIC

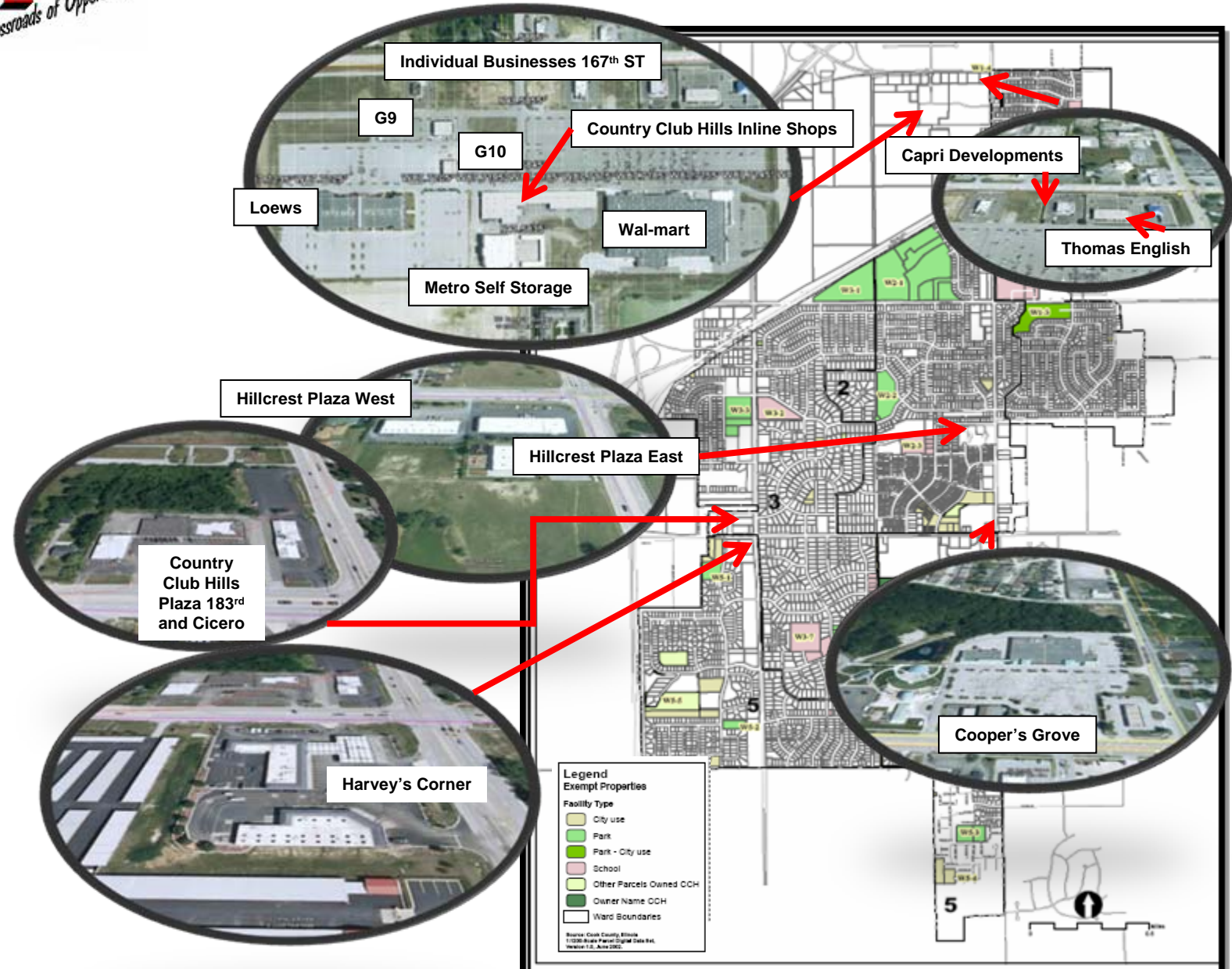
25 JUNE 2009



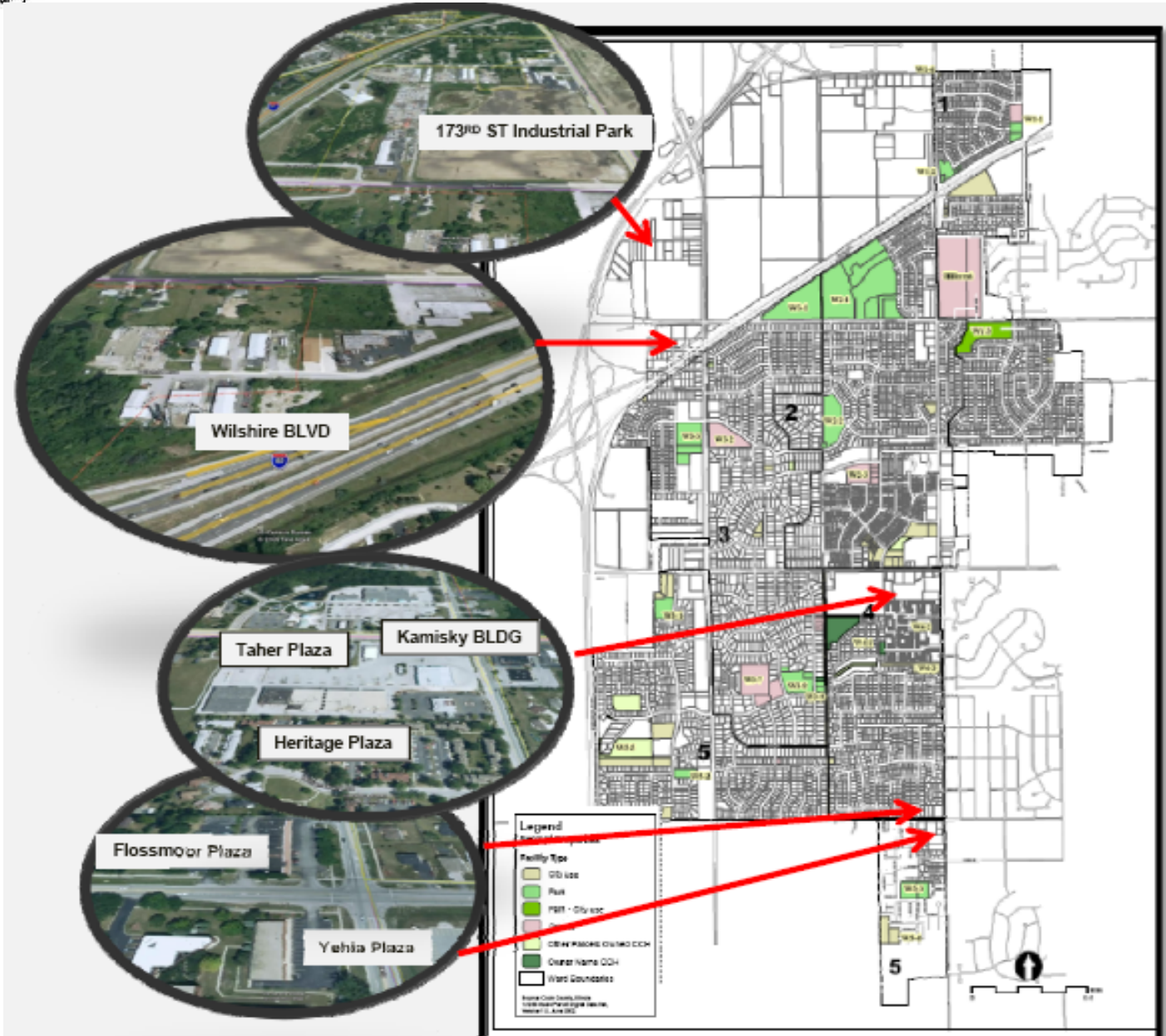
AGENDA

- **Process Used To Compile Data**
 - **Charts Used Within Presentation**
- **Country Club Hills Overall Numbers**
- **Square Foot By Plaza**
- **Square Foot By Individual Buildings**
- **Questions**

LOCATIONS OF COMMERCIAL PROPERTY



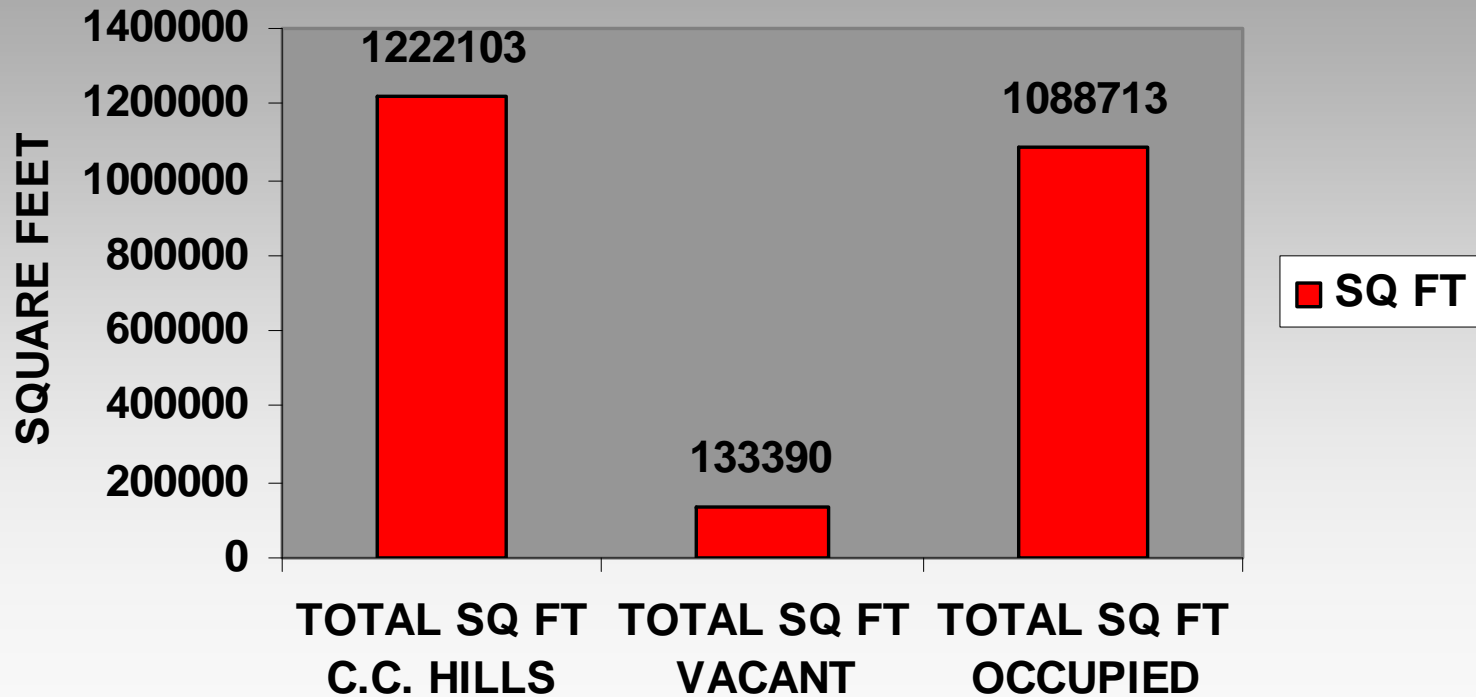
LOCATIONS OF COMMERCIAL PROPERTY





COUNTRY CLUB HILLS TOTAL COMMERCIAL PROPERTY SQUARE FOOTAGE

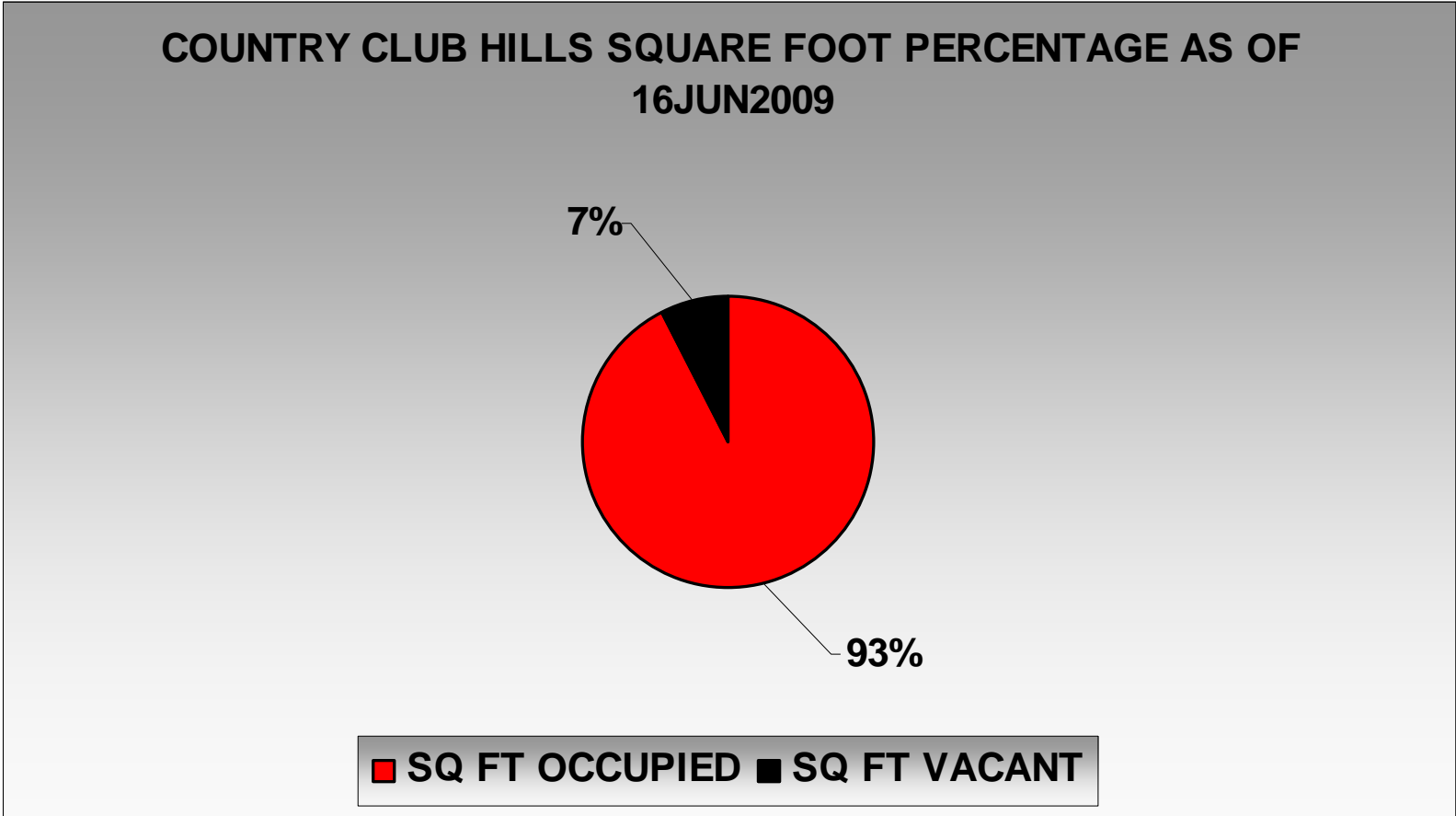
COUNTRY CLUB HILLS TOTAL COMMERCIAL SQUARE FOOTAGE
AS OF 16JUN2009





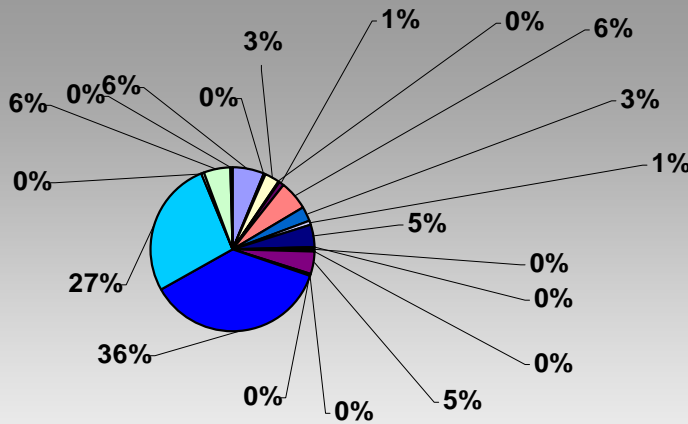
COUNTRY CLUB HILLS COMMERCIAL PROPERTY PERCENTAGES

7% OF COMMERCIAL PROPERTY IS VACANT IN COUNTRY CLUB HILLS



COUNTRY CLUB HILLS COMMERCIAL BUSINESS TYPE PERCENTAGES

COUNTRY CLUB HILLS BUSINESSES BY TYPE



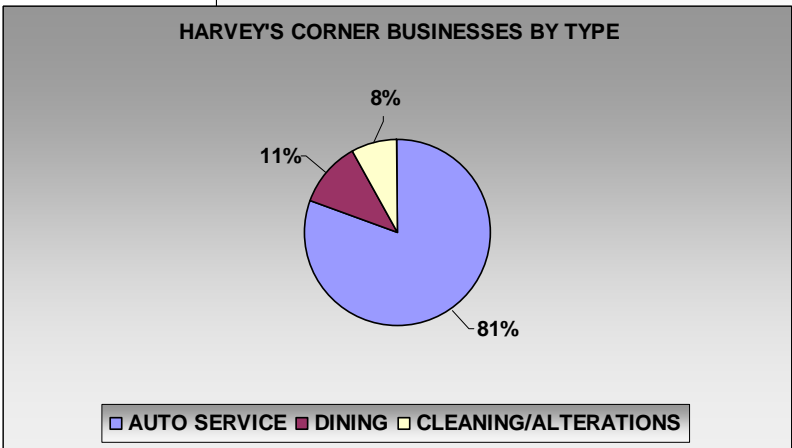
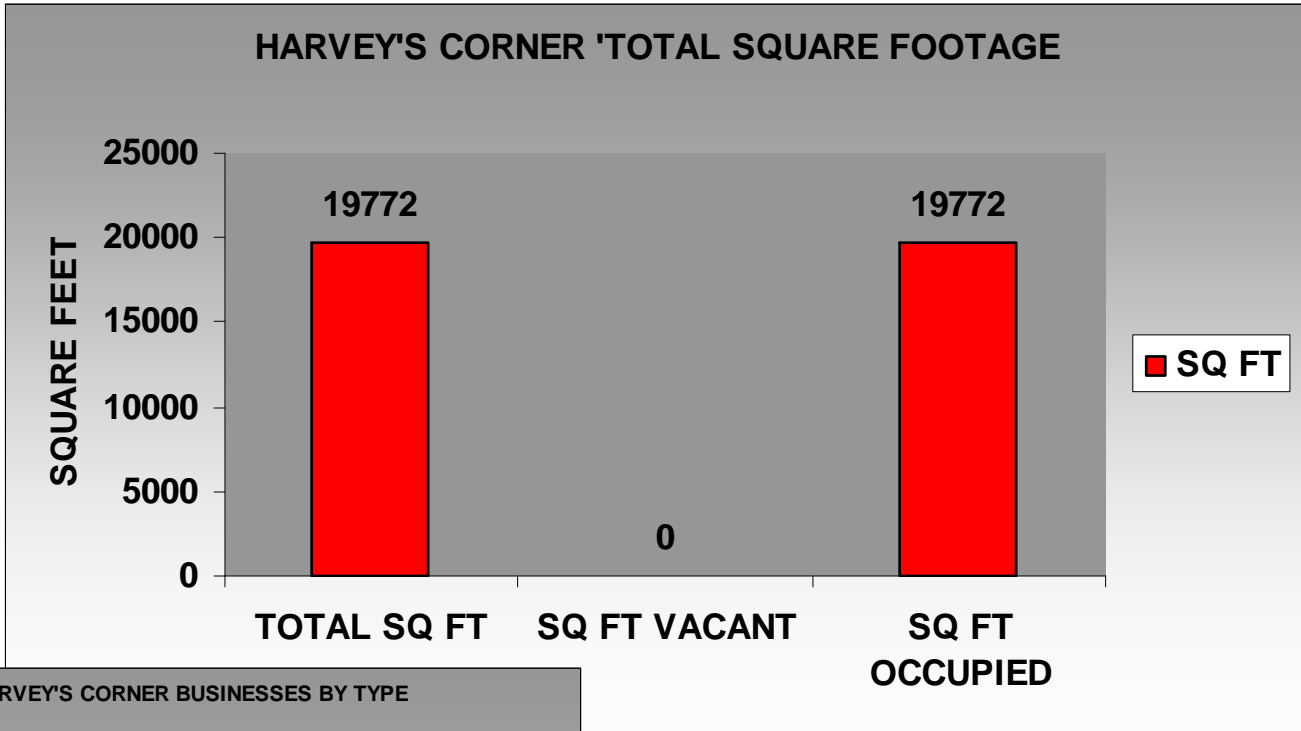
- | | | |
|------------------|--------------------------|---------------------|
| ■ AUTO SERVICE | ■ BEAUTY | ■ BEAUTY/HAIR SALON |
| ■ BUSINESS | ■ CLEANING/ALTERATIONS | ■ DINING |
| ■ FINANCIAL | ■ FOOD/LIQUOR | ■ GROCERY STORE |
| ■ INSURANCE | ■ INVESTIGATIVE SERVICES | ■ MEDICAL |
| ■ PRIVATE SCHOOL | ■ PUBLISHING | ■ REALTY |
| ■ RETAIL | ■ SPECIALTY | ■ U.S. GOV |
| ■ VACANT | ■ DANCE | |

- 13- AUTO SERVICE
- 1- BEAUTY
- 2- BEAUTY/HAIR SALON
- 1-BUSINESS
- 6- CLEANING/ALTERATIONS
- 1- DANCE
- 32- DINING
- 8- FINANCIAL
- 3- FOOD/LIQUOR
- 1- GROCERY STORE (PENDING)
- 3- INSURANCE
- 1- INVESTIGATIVE SERVICES
- 1- MEDICAL
- 5- PRIVATE SCHOOL
- 1- PUBLISHING
- 1- REALTY
- 33- RETAIL
- 16- SPECIALTY
- 1- U.S. GOVERNMENT

CURRENTLY 153 BUSINESSES

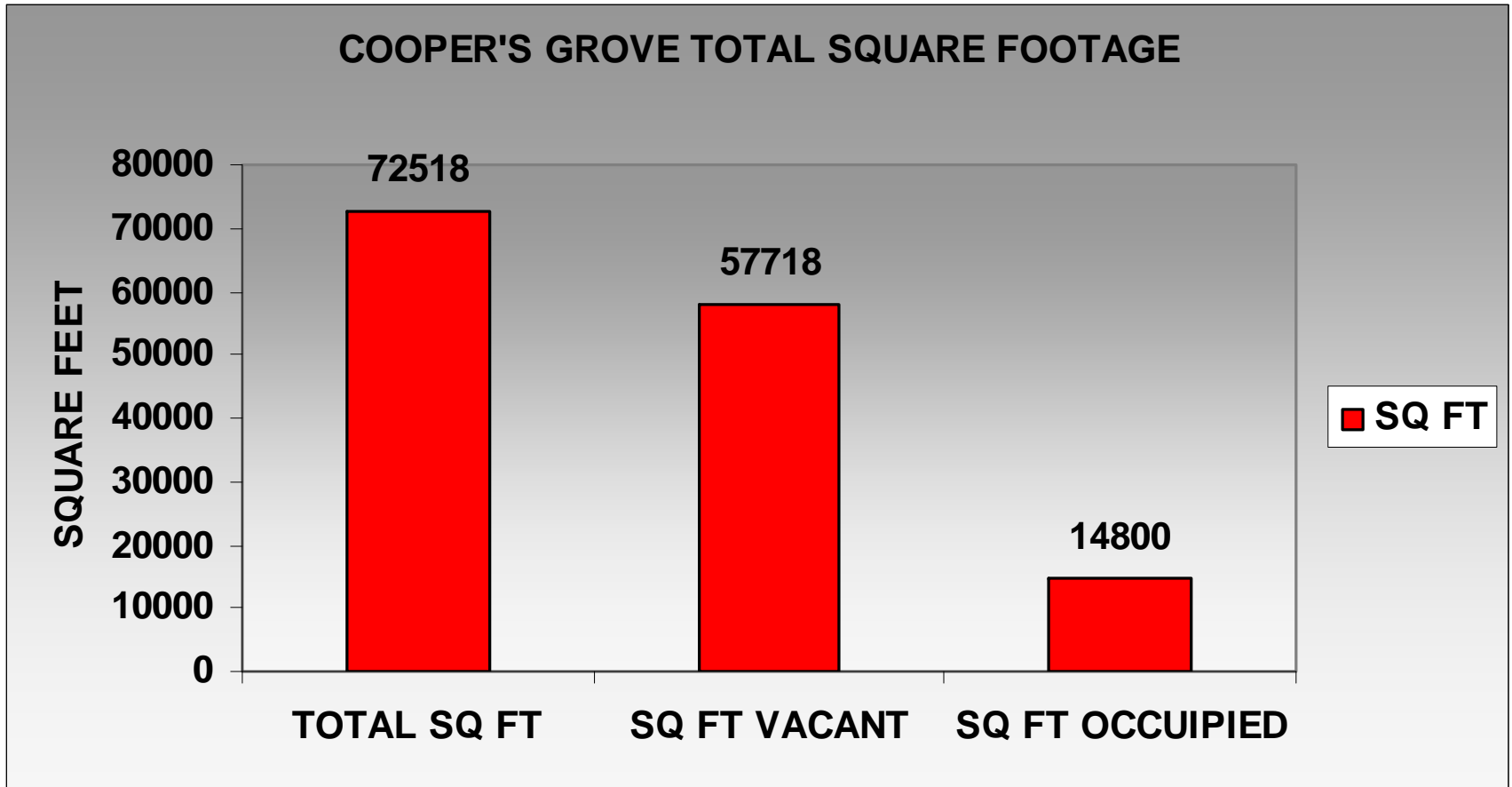
HARVEY'S CORNER

HARVEY CORNER 100% OCCUPIED



- 3- AUTO SERVICE
- 2- DINING
- 1- CLEANING/ALTERATIONS

COOPER'S GROVE

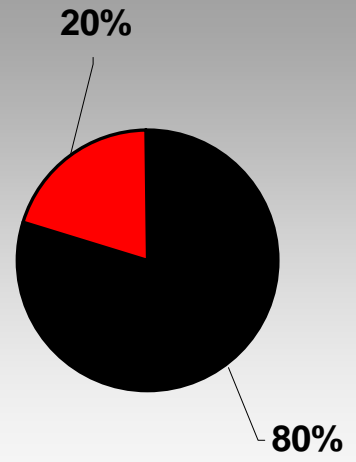




COOPER'S GROVE

COOPER'S GROVE IS 80% VACANT

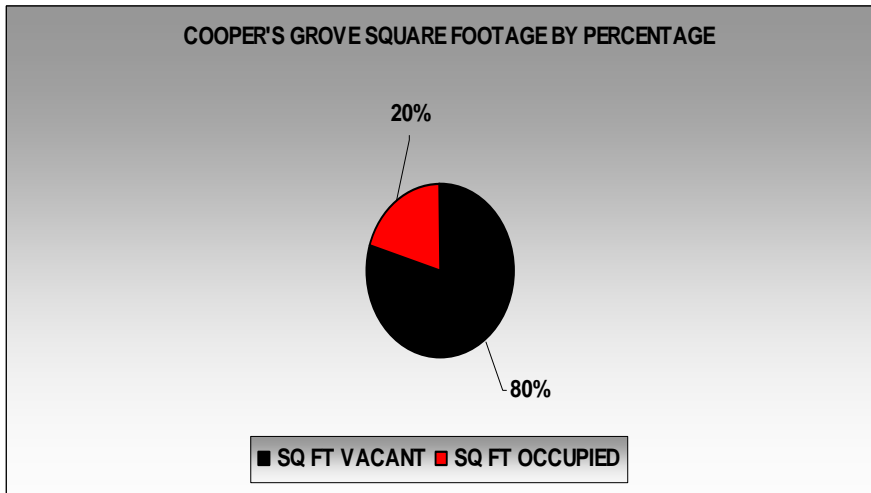
COOPER'S GROVE SQUARE FOOTAGE BY PERCENTAGE



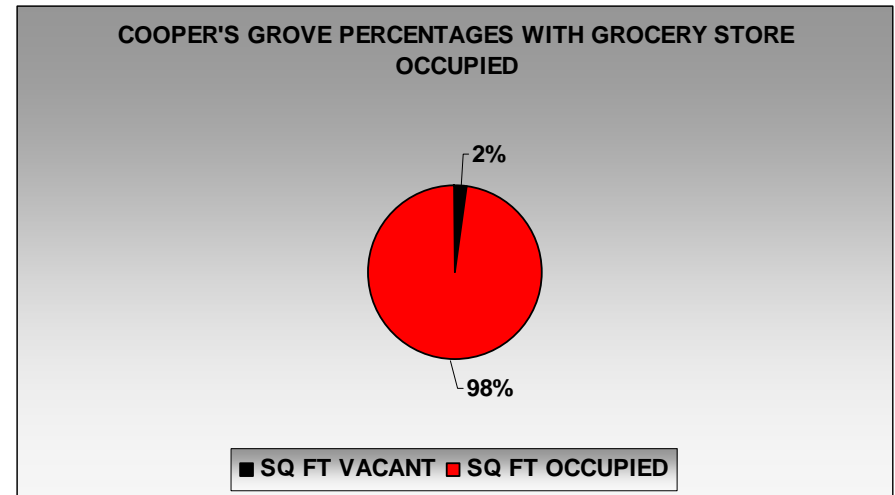
■ SQ FT VACANT ■ SQ FT OCCUPIED

FUTURE PERCENTAGES FOR COOPER'S GROVE

BEFORE



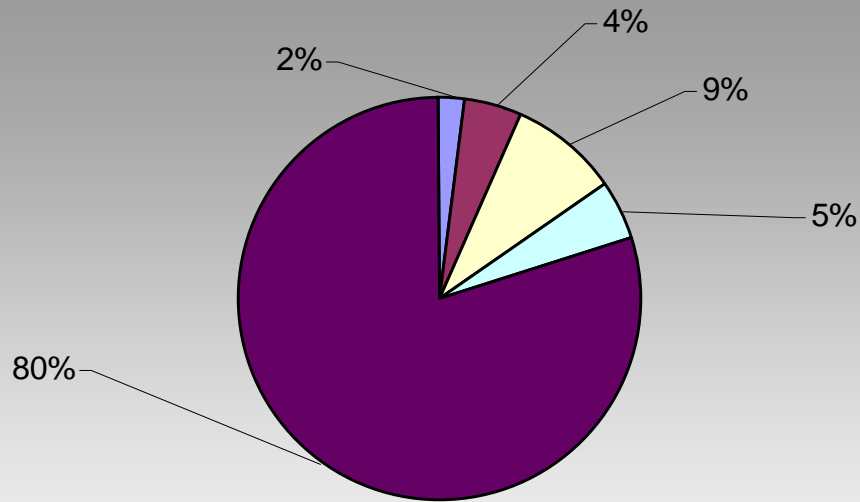
AFTER



IF EMPTY GROCERY STORE IS OCCUPIED, OCCUPANCY RATE IS IMPROVED BY 96% ENDING IN A 98% OCCUPANCY RATE. VACANCY PERCENTAGE IS THEREBY DECREASED BY 78% ENDING WITH 2% OF PLAZAVACANT. DRAMATIC IMPROVEMENT.

COOPER'S GROVE

COOPER'S GROVE PLAZA BUSINESSES

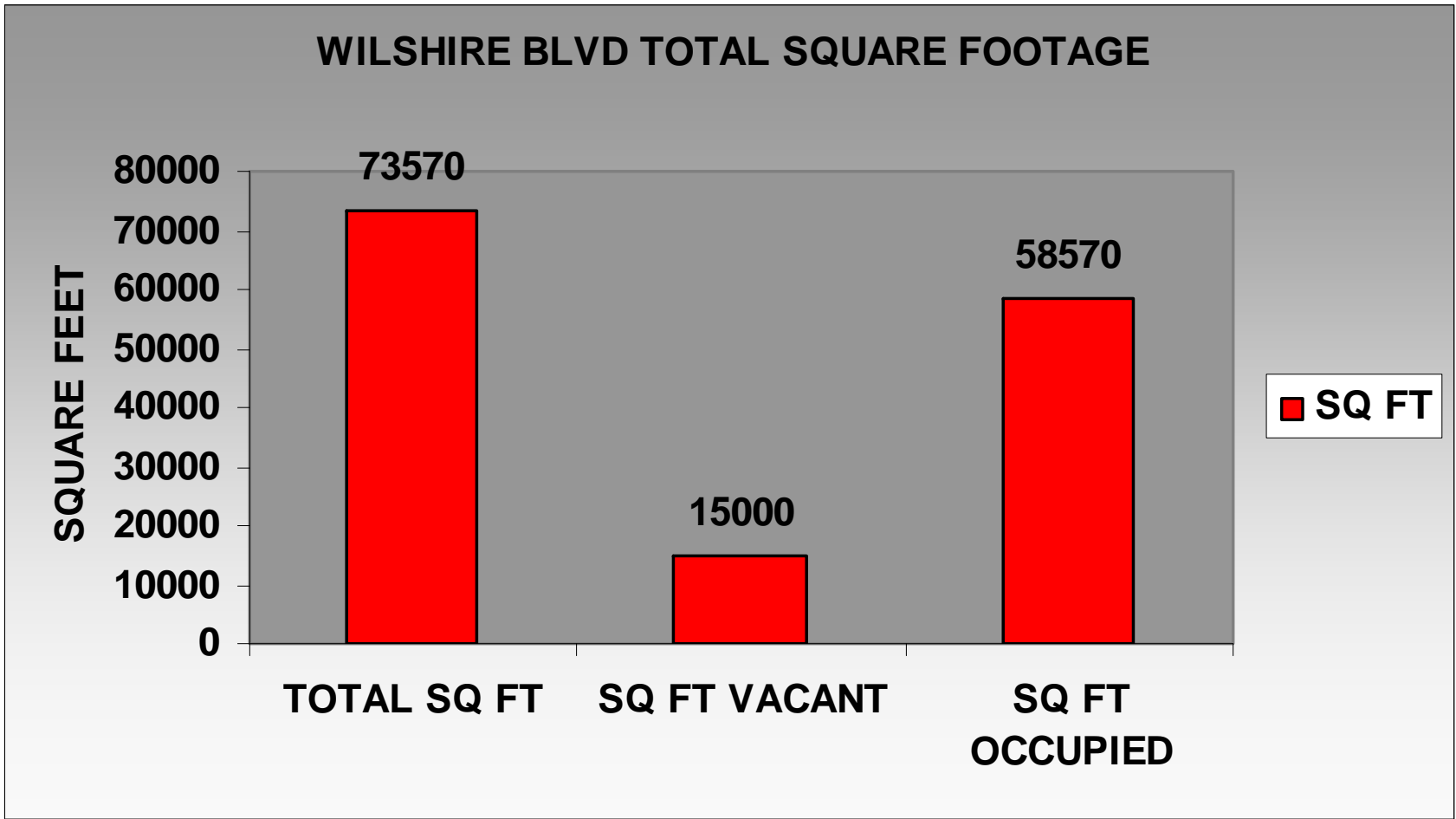


- | | |
|----------------------|-----------|
| CLEANING/ALTERATIONS | SPECIALTY |
| PRIVATE SCHOOL | DINING |
| VACANT | |

- 3- DINING
- 2- SPECIALTY
- 1- CLEANING/ALTERATIONS
- 1- PRIVATE SCHOOL
- 1- GROCERY(PENDING)



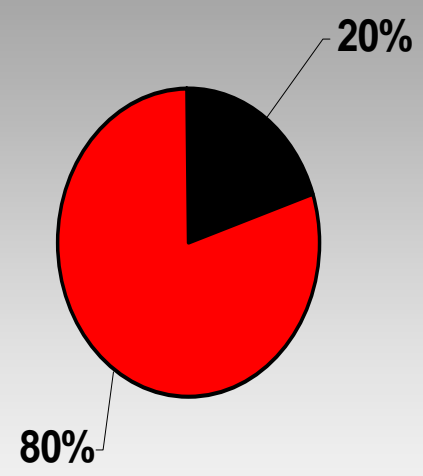
WILSHIRE BLVD



WILSHIRE BLVD

WILSHIRE BLVD IS 20% VACANT

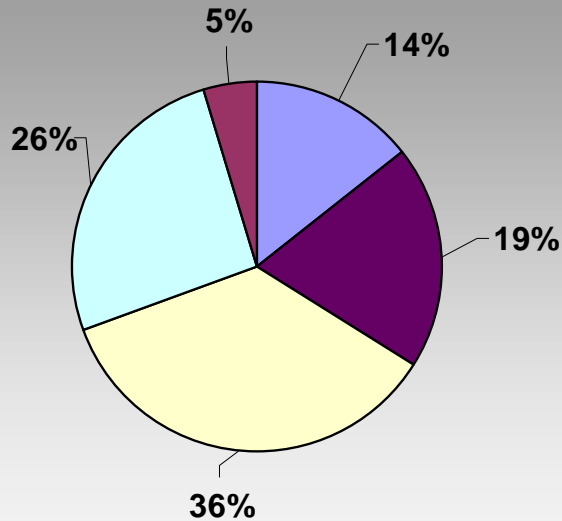
WILSHIRE BLVD SQUARE FOOT PERCENTAGE



■ SQ FT VACANT ■ SQ FT OCCUPIED

WILSHIRE BLVD

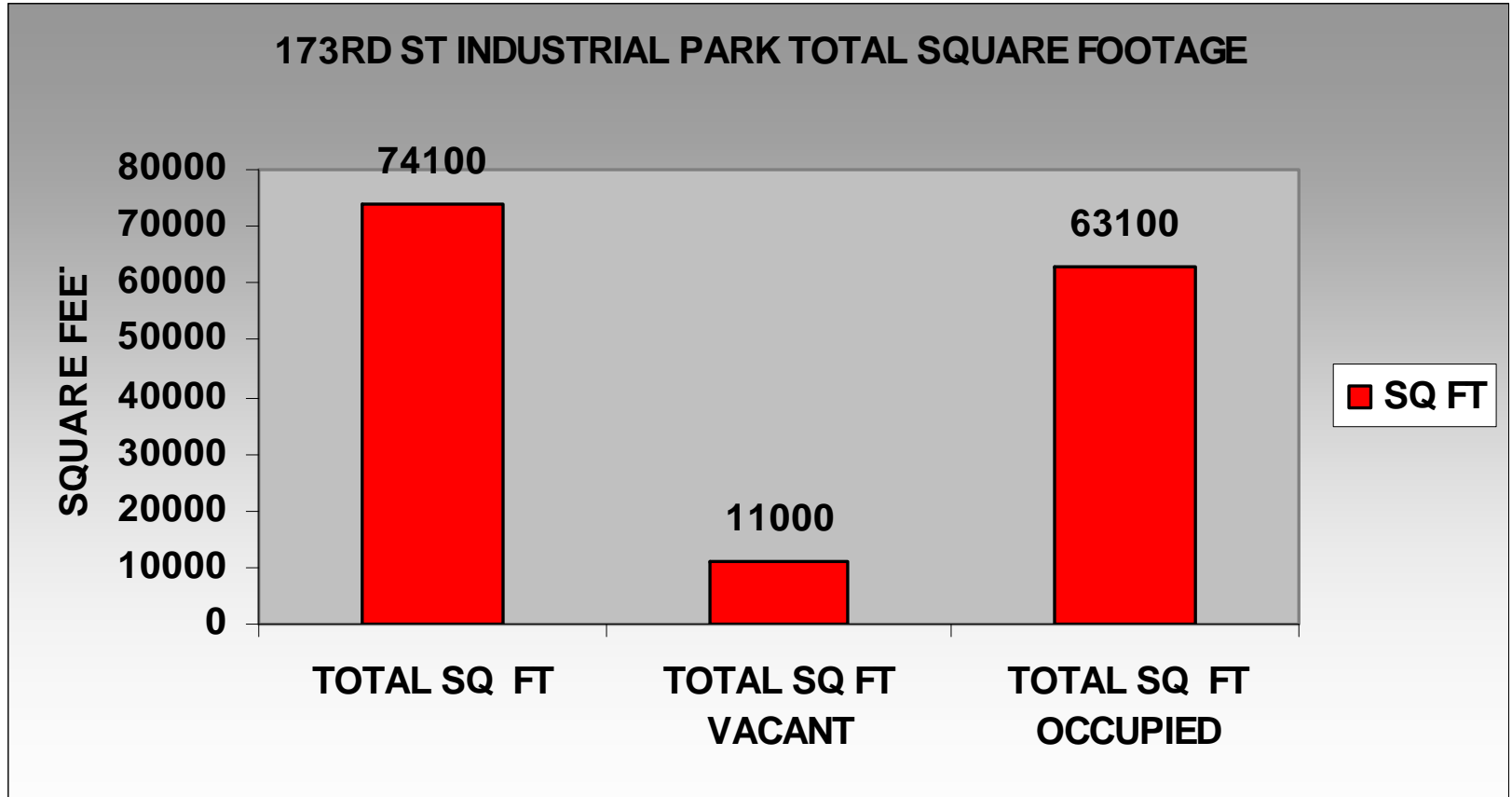
WILSHIRE BLVD BUSINESS TYPES



■ AUTO SERVICE
 ■ VACANT
 ■ SPECIALTY
 ■ RETAIL
 ■ PRIVATE SCHOOL

- **3- AUTO SERVICE**
 - AWARD AUTO REBUILDERS
 - SF AUTO
 - ZIG ZAG AUTO
- **3- SPECIALTY**
 - KONET CREATIVE DESIGNS
 - MIDWEST SIGN & LIGHTING
 - JOHN EBY & SONS, INC
- **1- RETAIL**
 - CAPITAL PET, INC
- **1-PRIVATE SCHOOL**
 - G2 TRNG CENTER
 - WRESTLING
 - BOXING

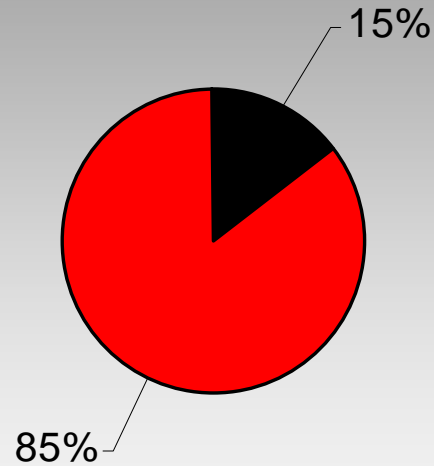
173RD STREET INDUSTRIAL PARK



173RD STREET INDUSTRIAL PARK

173RD ST INDUSTRIAL PARK IS 15% VACANT.

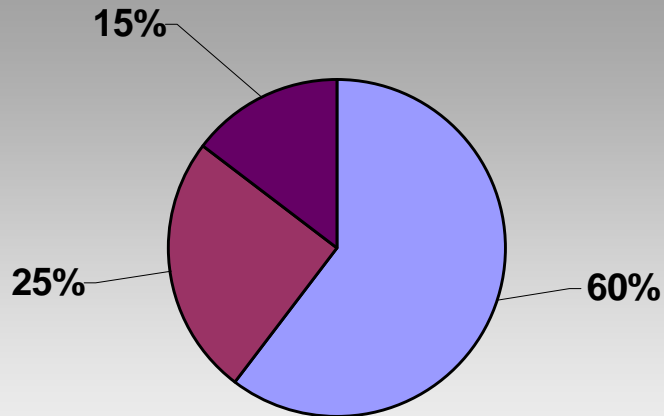
173RD INDUSTRIAL PARK SQUARE FOOT PERCENTAGE



■ TOTAL SQ FT VACANT ■ TOTAL SQ FT OCCUPIED

173RD STREET INDUSTRIAL PARK

173RD ST INDUSTRIAL PARK BUSINESS TYPES

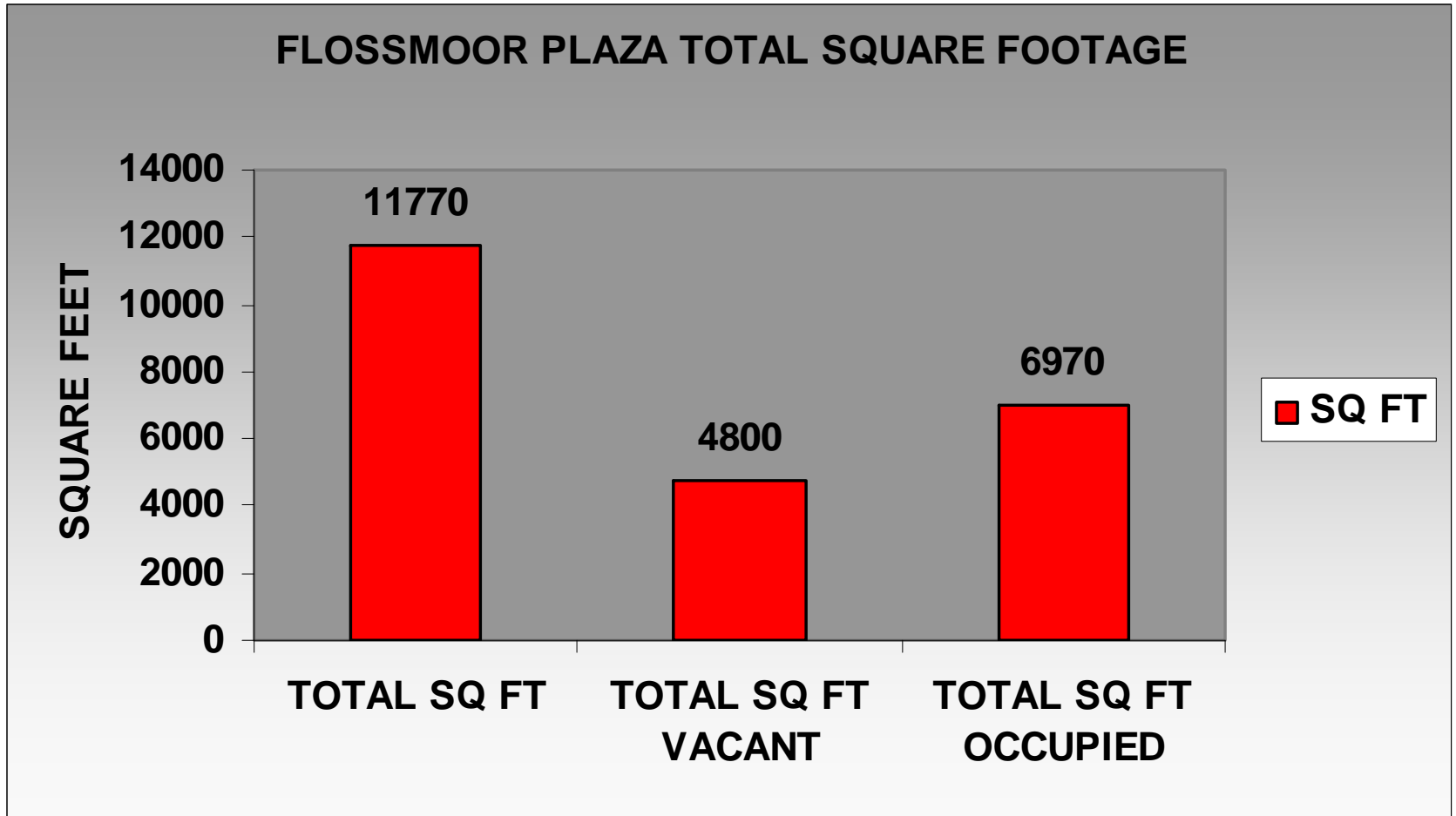


■ SPECIALTY ■ AUTO SERVICE ■ VACANT

- **3- SPECIALTY**
 - HARTZ TOPS& CABINETS
 - JACK'S SPECIALIZED SERVICES
 - MARTEC INTERNATIONAL
- **1- AUTO SERVICE**
 - SWARTZ AUTO BODY COMPLEX



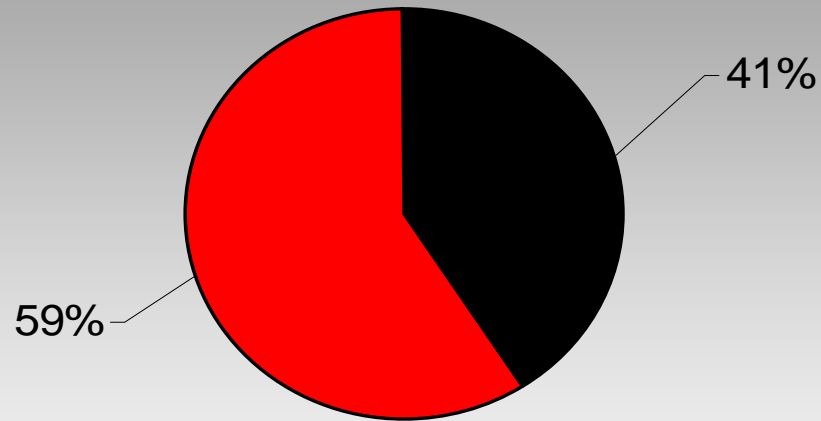
FLOSSMOOR PLAZA



FLOSSMOOR PLAZA

FLOSSMOOR PLAZA IS 41% VACANT.

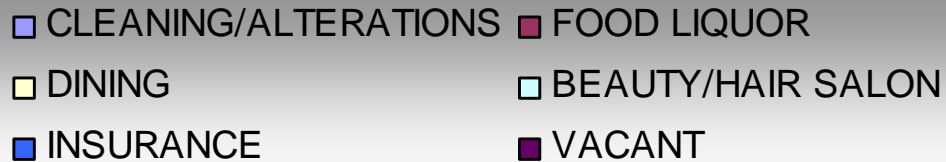
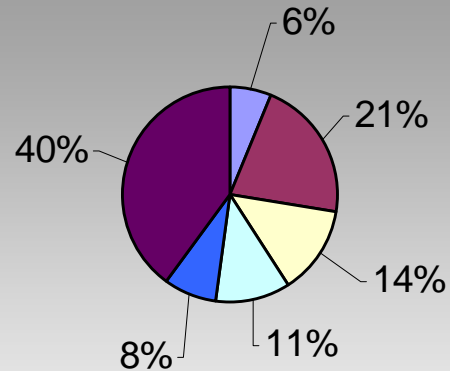
FLOSSMOOR PLAZA SQUARE FOOT PERCENTAGE



■ TOTAL SQ FT VACANT ■ TOTAL SQ FT OCCUPIED

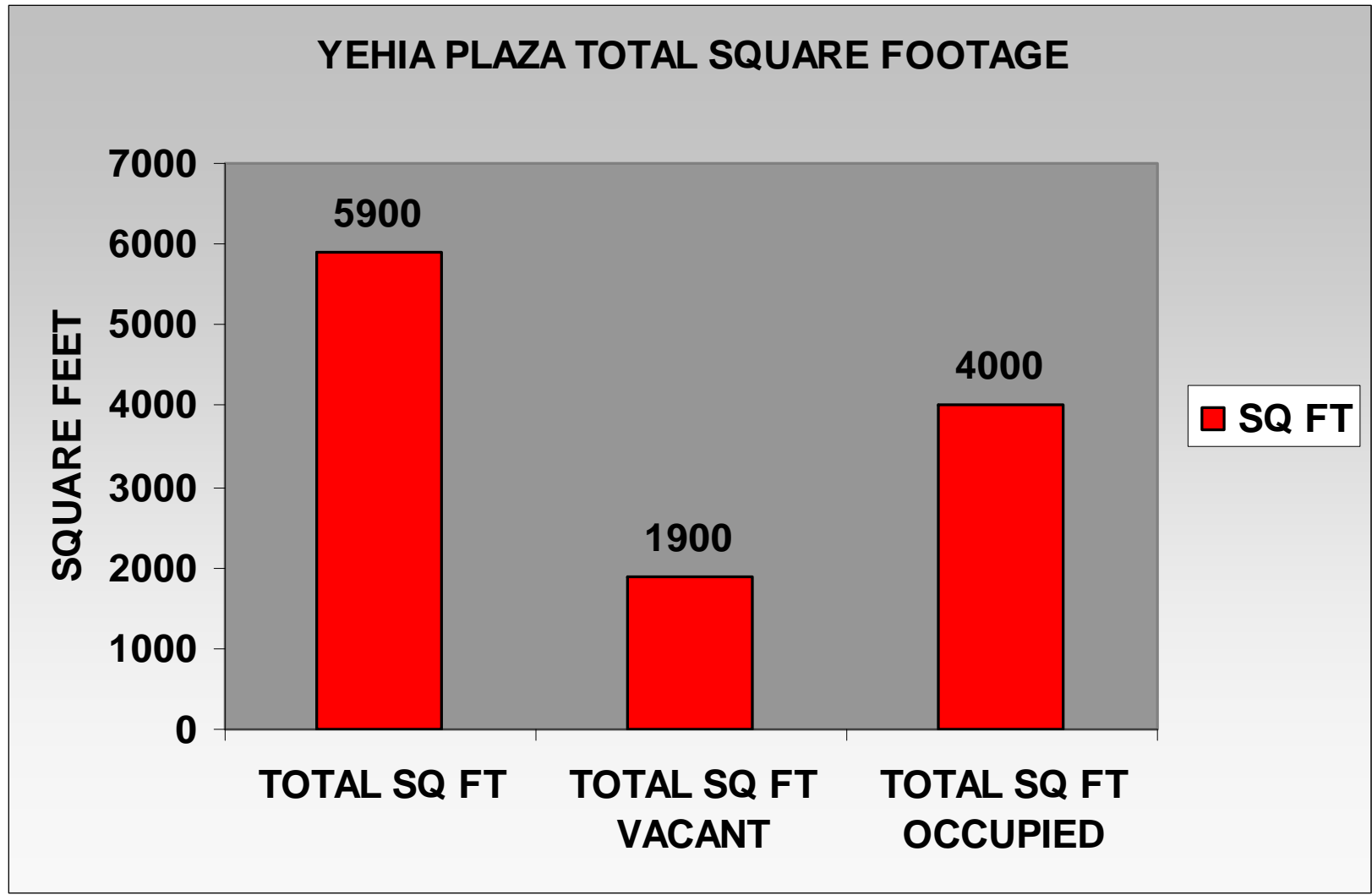
FLOSSMOOR PLAZA

FLOSSMOOR PLAZA BUSINESS TYPES



- 1- CLEANING/ALTERATIONS
- 1- FOOD/ LIQUOR
- 1- DINING
- 1-BEAUTY HAIR SALON
- 1-INSURANCE

YEHIA PLAZA

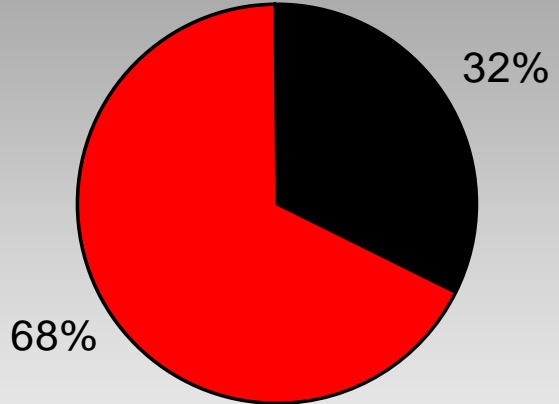




YEHIA PLAZA

YEHIA PLAZA IS 32% VACANT.

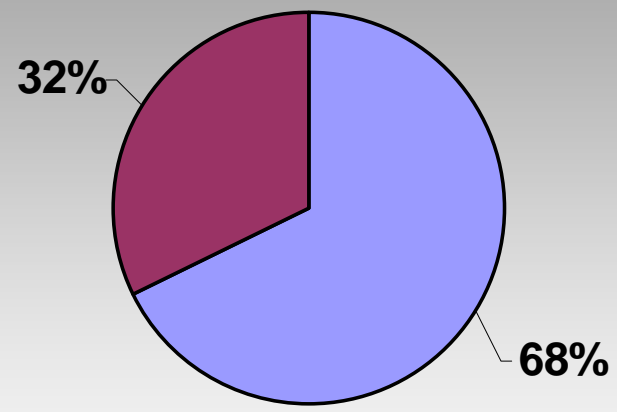
YEHIA PLAZA SQUARE FOOT PERCENTAGE



■ TOTAL SQ FT VACANT ■ TOTAL SQ FT OCCUPIED

YEHIA PLAZA

YEHIA PLAZA BUSINESS TYPES



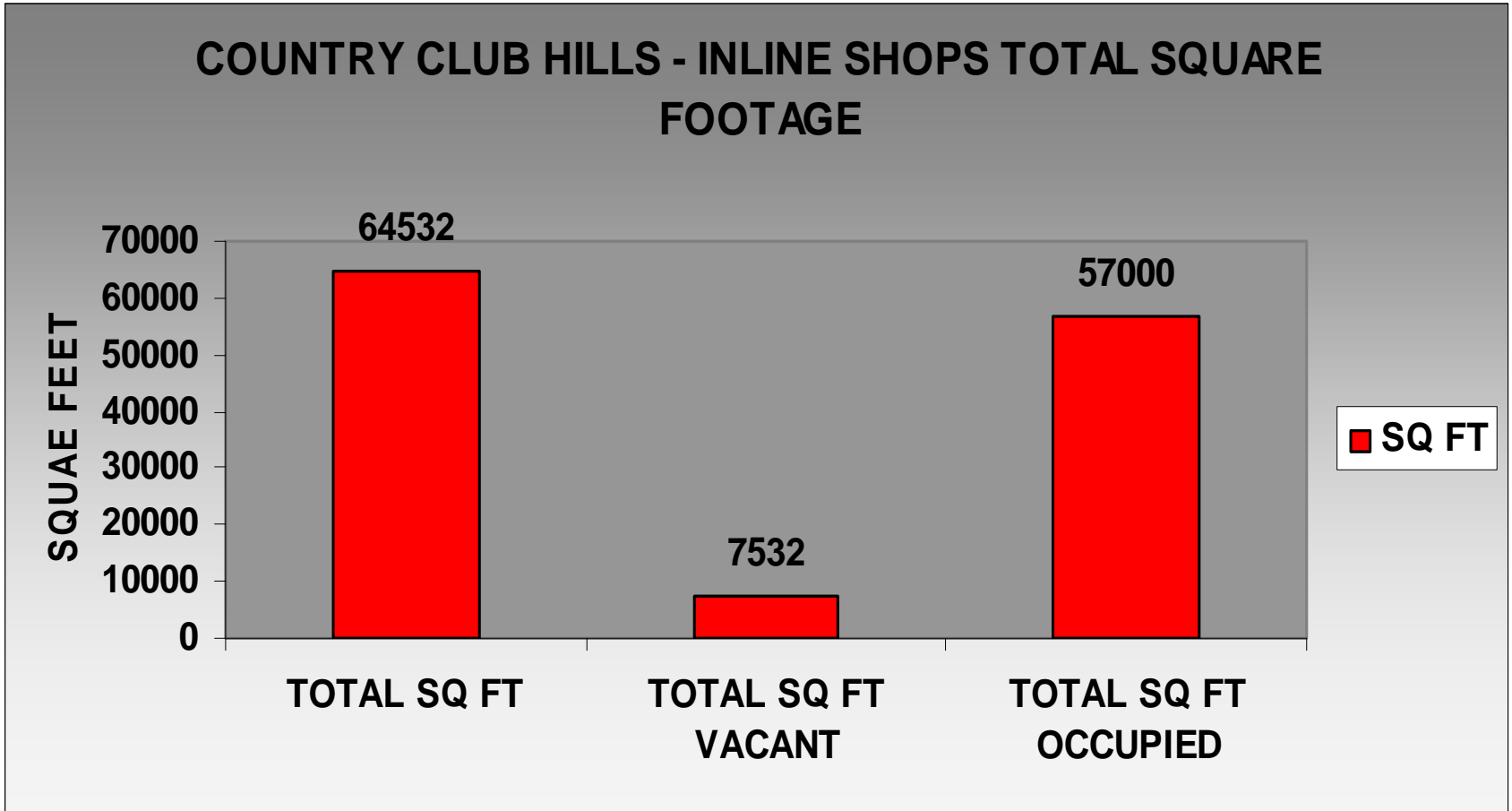
■ BEAUTY/HAIR SALON ■ VACANT

- 2- BEAUTY/HAIR SALON



COUNTRY CLUB HILLS-INLINE SHOPS

167TH STREET

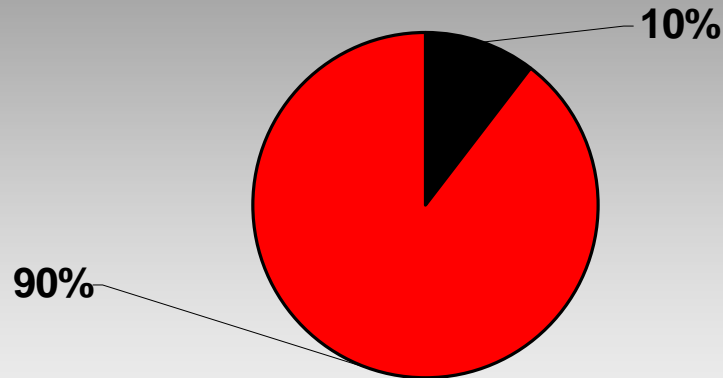




COUNTRY CLUB HILLS-INLINE SHOPS 167TH STREET

COUNTRY CLUB HILLS-INLINE SHOPS ARE 10% VACANT.

COUNTY CLUB HILLS-INLINE SHOPS SQUARE FOOT PERCENTAGES

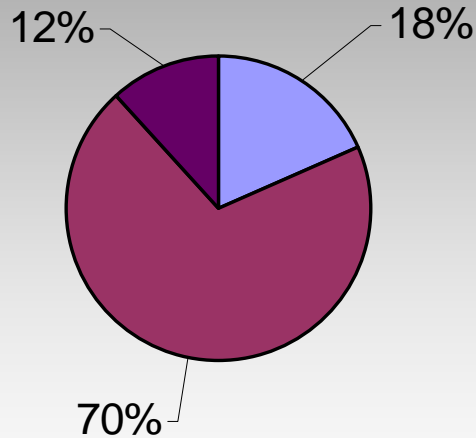


■ TOTAL SQ FT VACANT ■ TOTAL SQ FT OCCUPIED



COUNTRY CLUB HILLS-INLINE SHOPS 167TH STREET

COUNTRYCLUB PLAZA-INLINE SHOPS BUSINESS TYPES



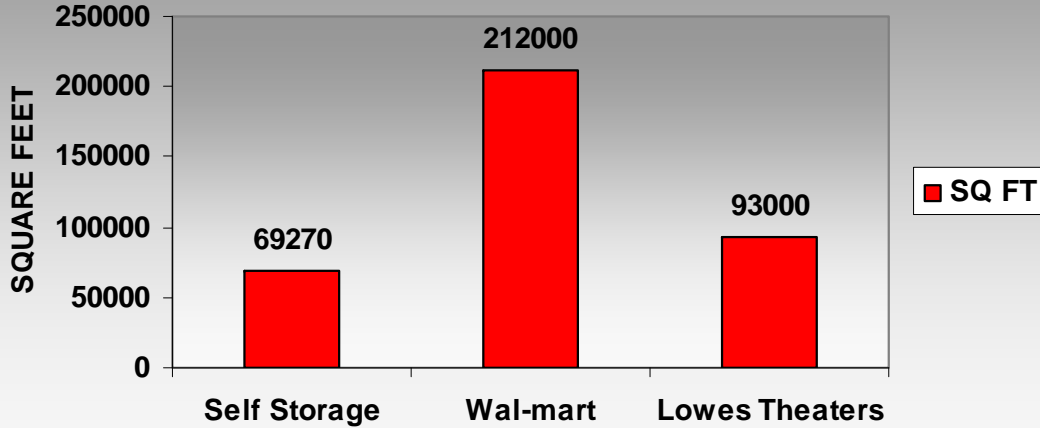
■ BEAUTY/HAIR SALON ■ RETAIL ■ VACANT

- 4- BEAUTY/HAIR SALON
- 1- BUSINESS
- 8- RETAIL



WAL-MART/SELF-STORAGE/LOWES THEATERS

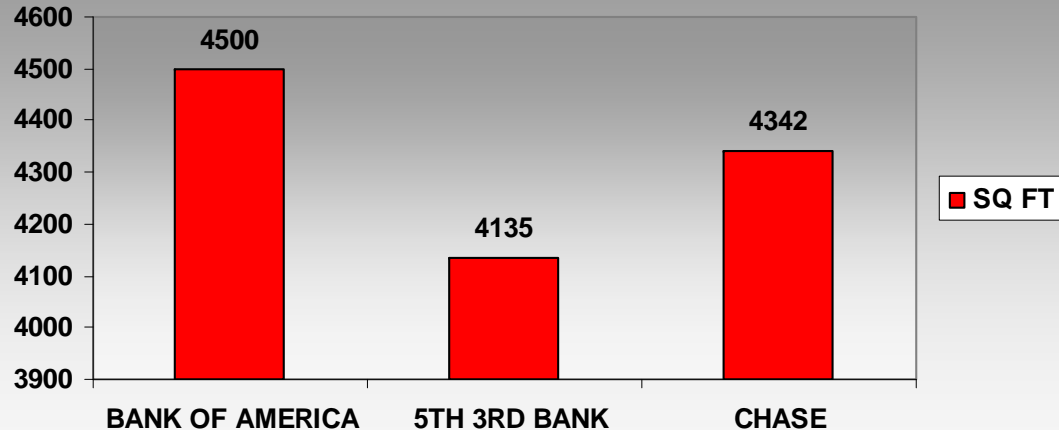
TOTAL SQUARE FOOTAGE FOR METRA SELF STORAGE, WAL-MART, AND THEATERS



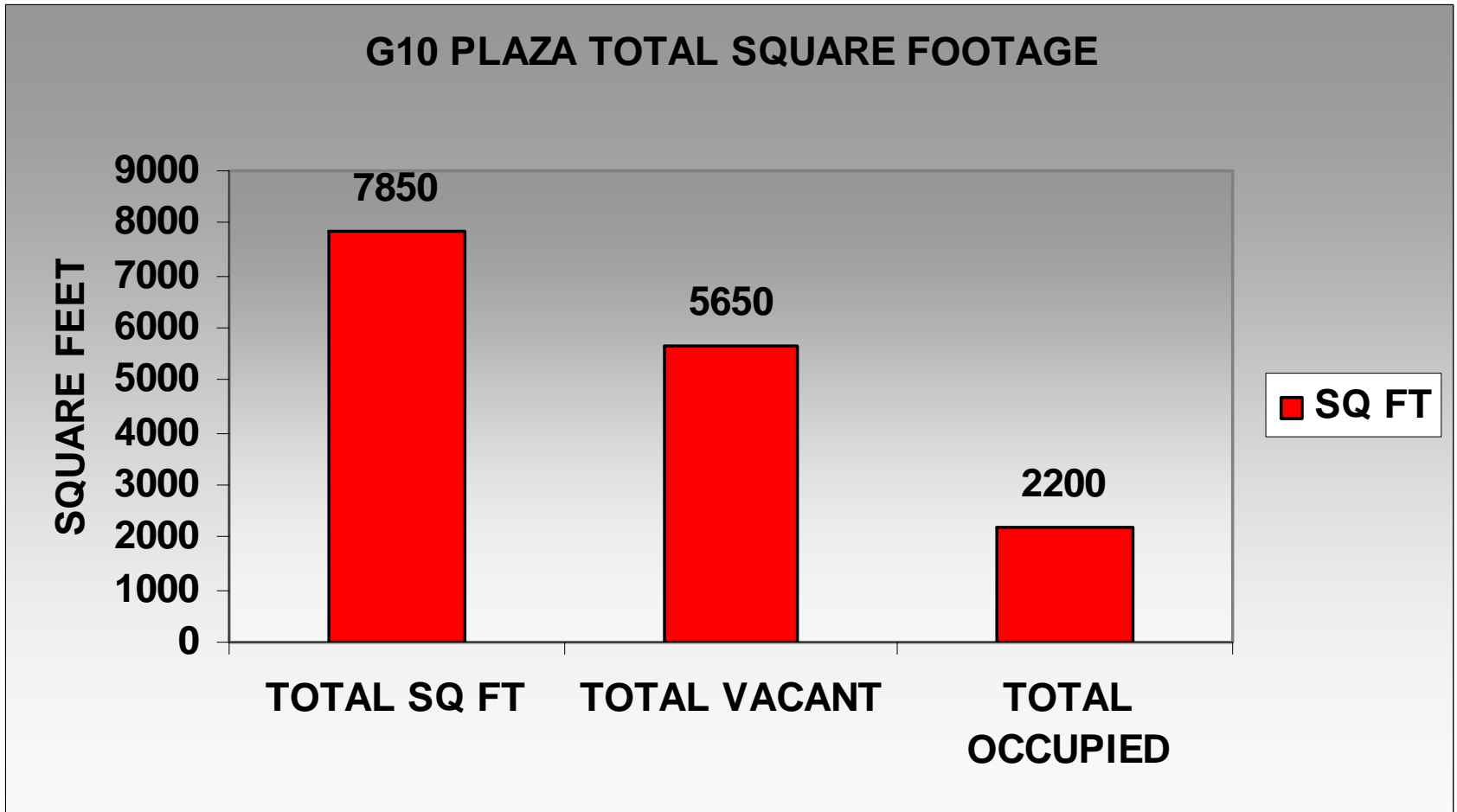
ALL DEPICTED BUSINESSES ARE 100% OCCUPIED.

FINANCIAL INSTITUTION ON 167TH ST

167TH FINANCIAL INSTITUTION SQUARE FOOTAGE



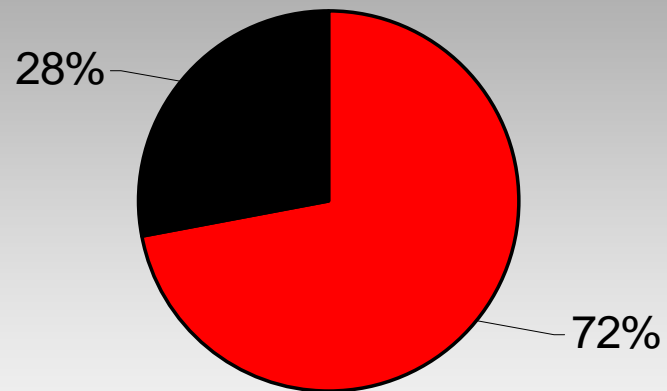
G10 PLAZA 167TH STREET



G10 PLAZA 167TH STREET

G10 PLAZA IS 28% VACANT.

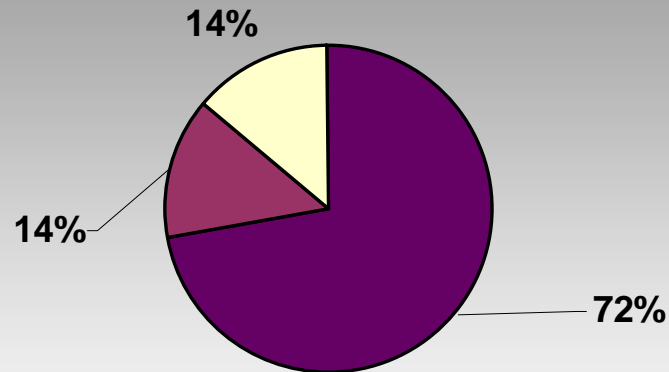
G10 PLAZASQUARE FOOT PERCENTAGE



■ TOTAL VACANT ■ TOTAL OCCUPIED

G10 PLAZA 167TH STREET

G10 PLAZA BUSINESS TYPES

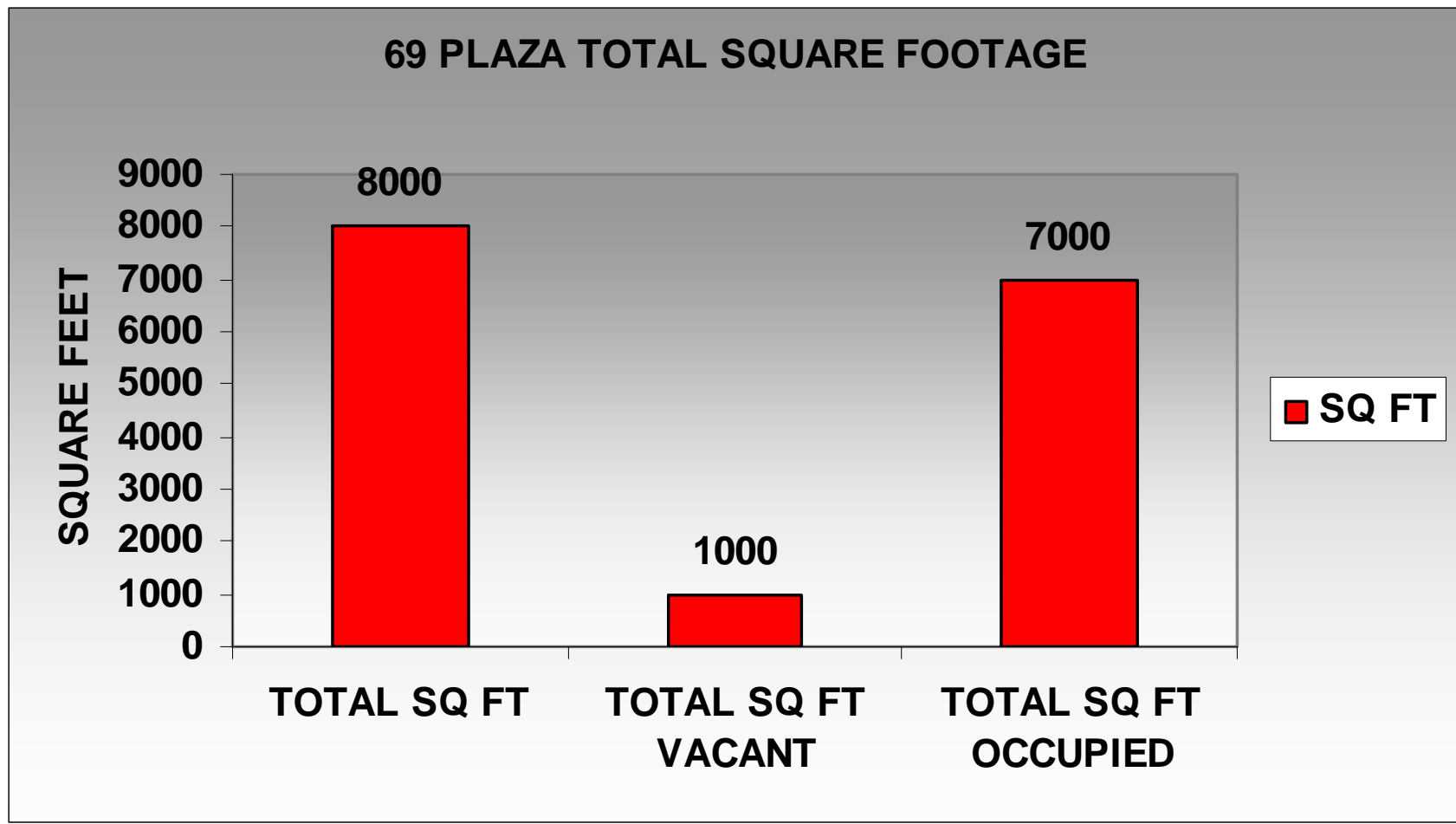


■ VACANT ■ BEAUTY/HAIR SALON □ RETAIL

- 1-BEAUTY HAIR SALON
 - SILK AND CLASSY BARBERSHOP
- 1-RETAIL
 - A TO Z WIRELESS



G9 PLAZA 167TH STREET

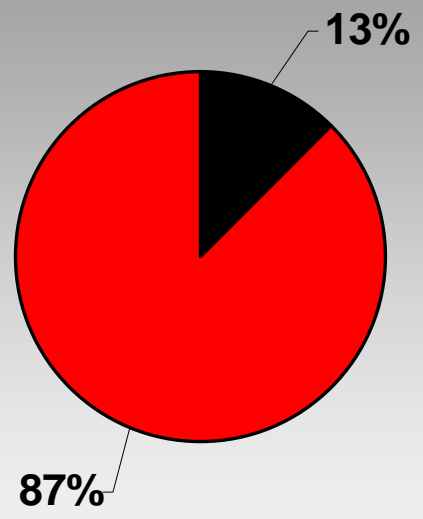




G9 PLAZA 167TH STREET

G9 PLAZA IS 13% VACANT.

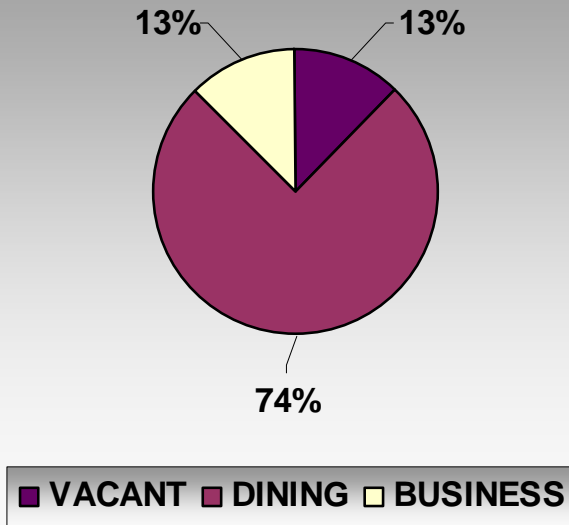
G9 PLAZA SQUARE FOOT PERCENTAGE



■ VACANT ■ OCCUPIED

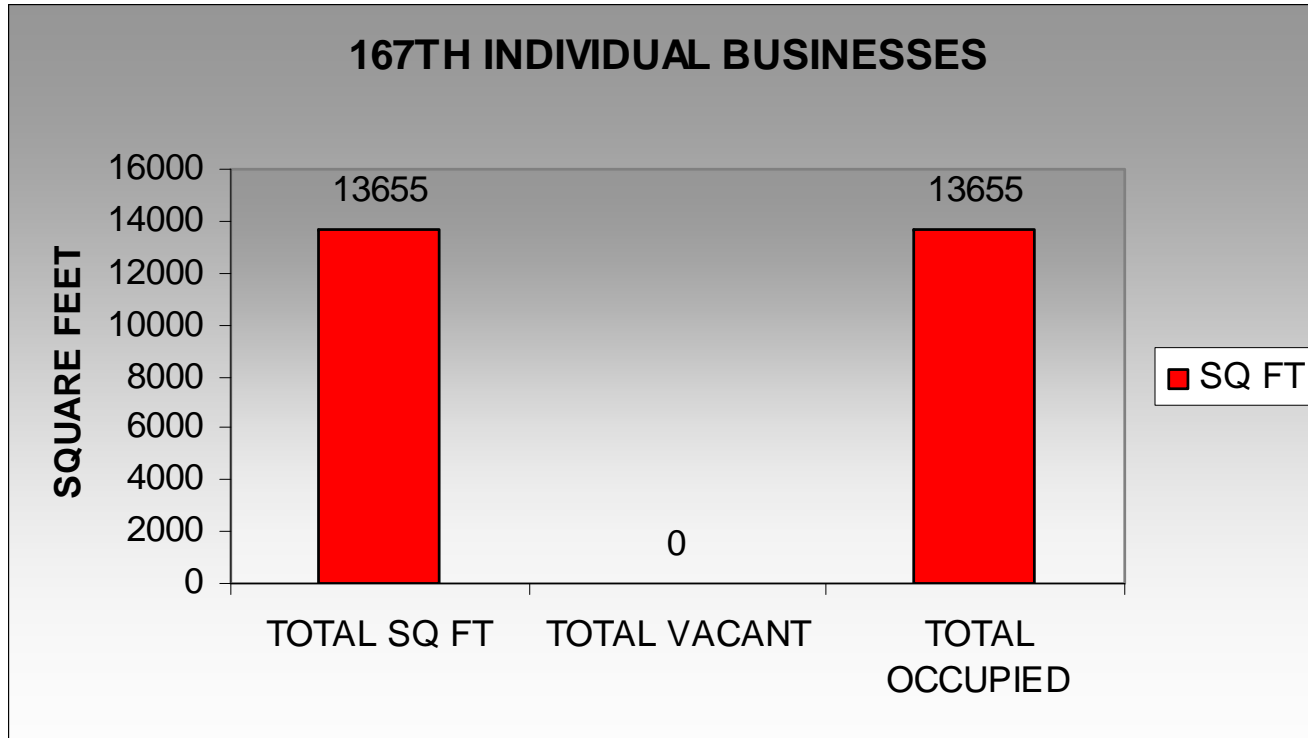
G9 PLAZA 167TH STREET

G9 PLAZA BUSINESS TYPES



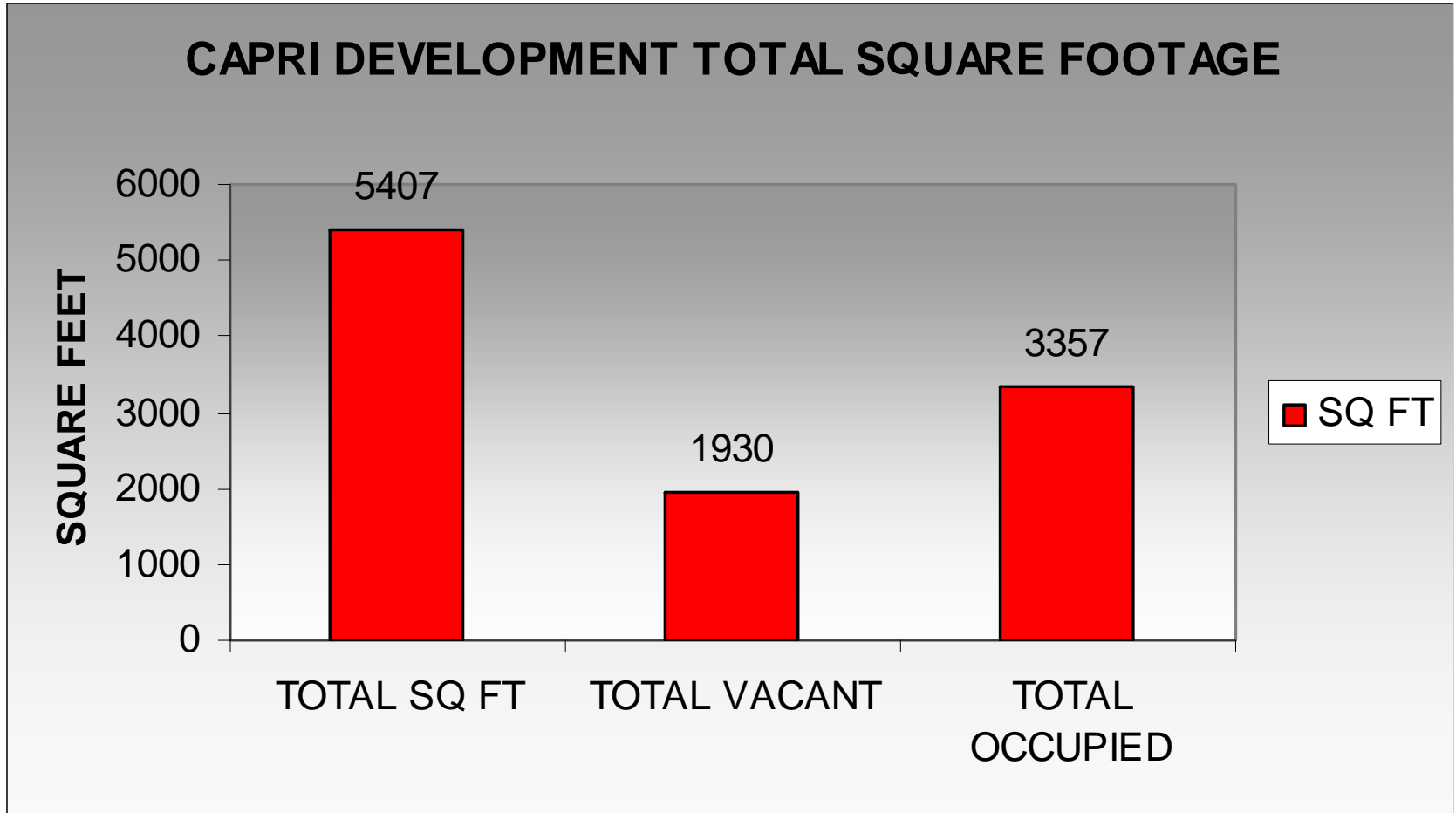
- **1- BUSINESS**
 - SHRED A DOC
- **5- DINING**
 - KINGSTON JERK CHICKEN
 - BOGANOS PIZZA
 - SHARKS
 - SUBWAY
 - BABY'S PHILLYSTEAKS AND LEMONADE

167TH INDIVIDUAL BUSINESSES



- **4- DINNING**
 - SONIC
 - MCDONALD'S
 - PANDA EXPRESS
 - APPLE BEE'S

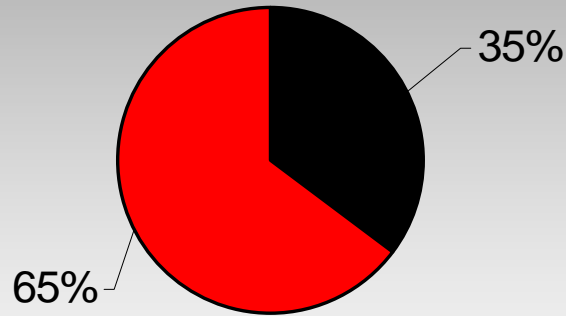
CAPRI DEVELOPMENT 167TH STREET



CAPRI DEVELOPMENT 167TH STREET

CAPRI DEVELOPMENTS IS 35% VACANT.

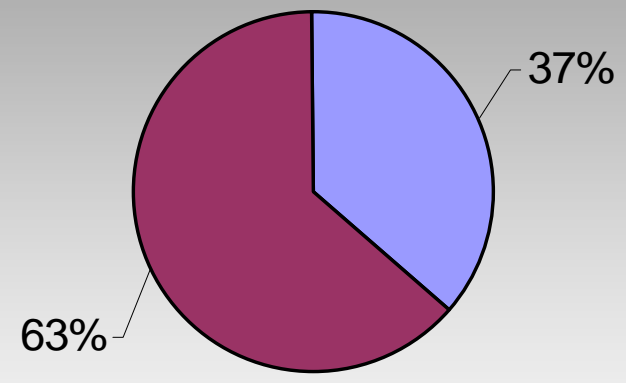
CAPRI DEVELOPMENT SQUARE FOOT PERCENTAGE



■ TOTAL VACANT ■ TOTAL OCCUPIED

CAPRI DEVELOPMENT 167TH STREET

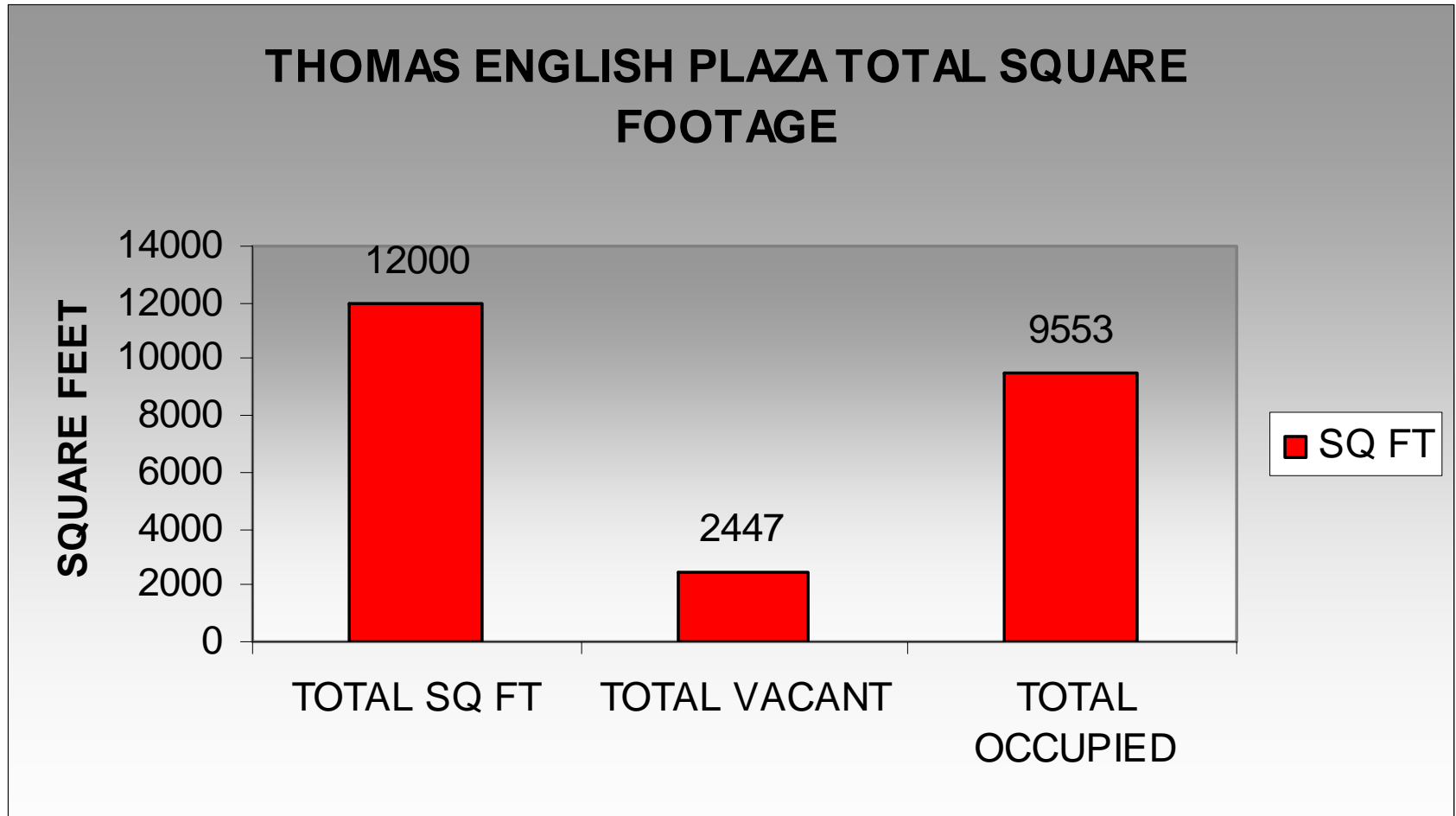
CAPRI DEVELOPMENT BUSINESS TYPES



■ VACANT ■ RETAIL

- 1- RETAIL

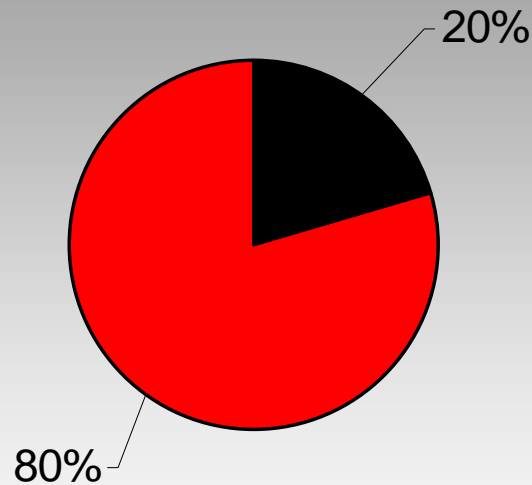
THOMAS ENGLISH PLAZA 167TH STREET



THOMAS ENGLISH PLAZA 167TH STREET

THOMAS ENGLISH PLAZA IS 20% VACANT.

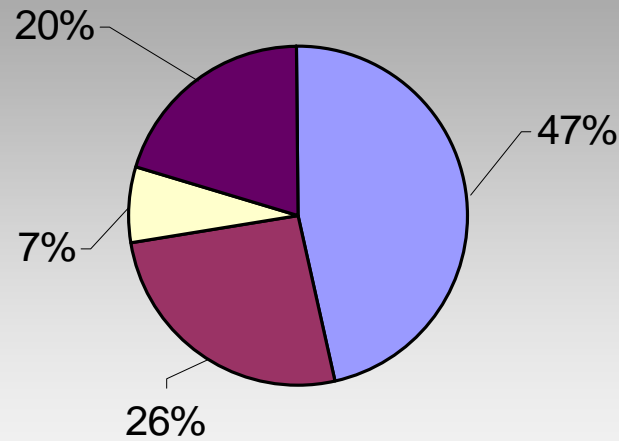
THOMAS ENGLISH PLAZA SQUARE FOOT PERCENTAGE



■ TOTAL VACANT ■ TOTAL OCCUPIED

THOMAS ENGLISH PLAZA 167TH STREET

THOMAS ENGLISH PLAZA BUSINESS TYPES

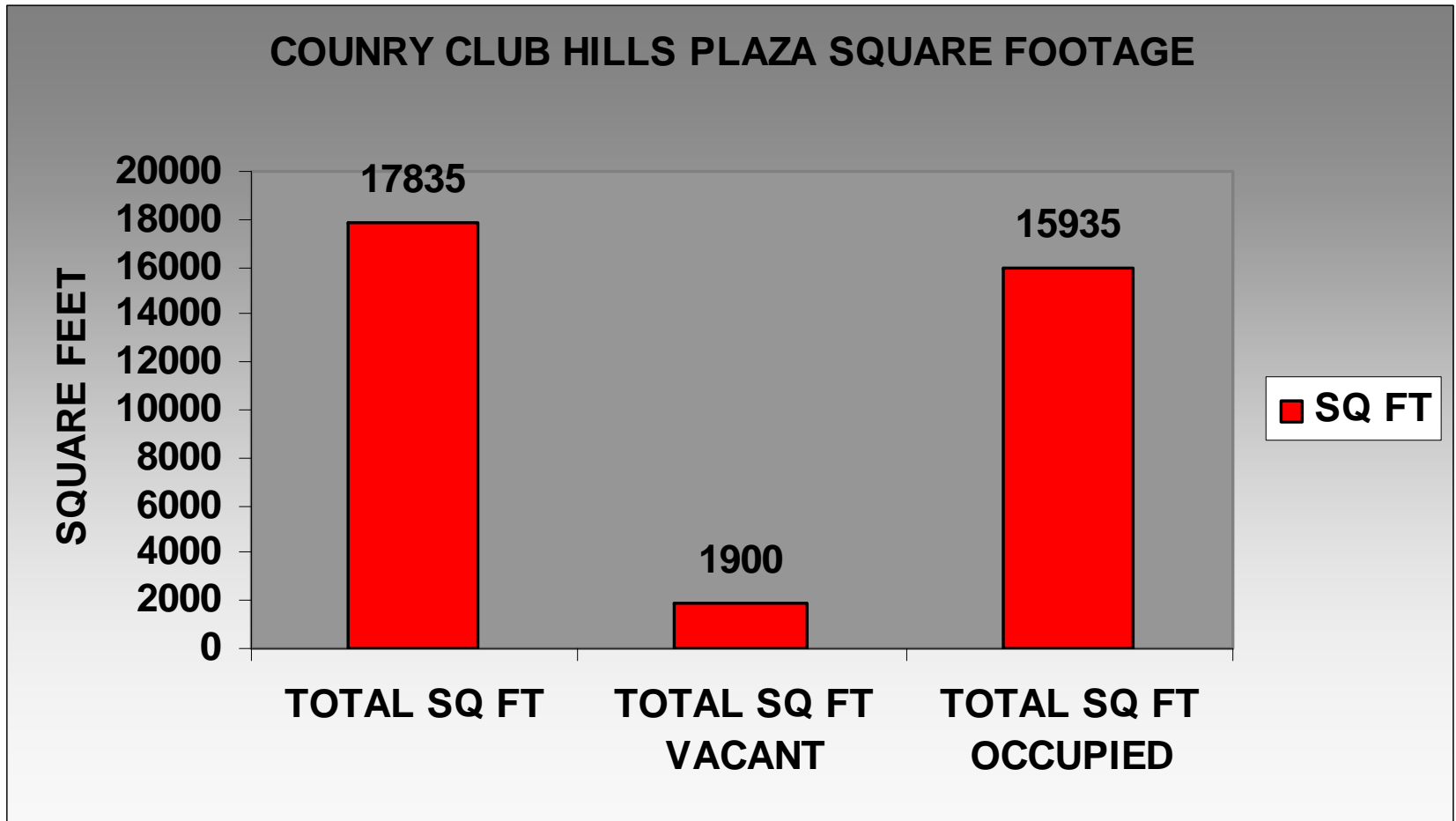


■ RETAIL ■ DINING ■ BEAUTY/HAIR SALON ■ VACANT

- 1- BEAUTY/HAIR SALON
- 2- DINING
- 3- RETAIL



COUNTRY CLUB HILLS PLAZA 183RD AND CICERO

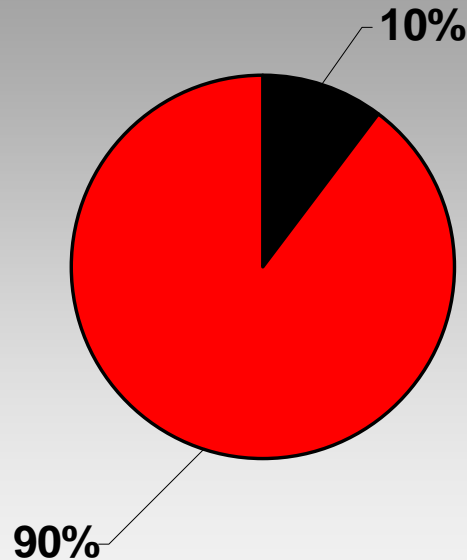




COUNTRY CLUB HILLS PLAZA 183RD AND CICERO

COUNTRY CLUB HILLS PLAZA IS 10% VACANT.

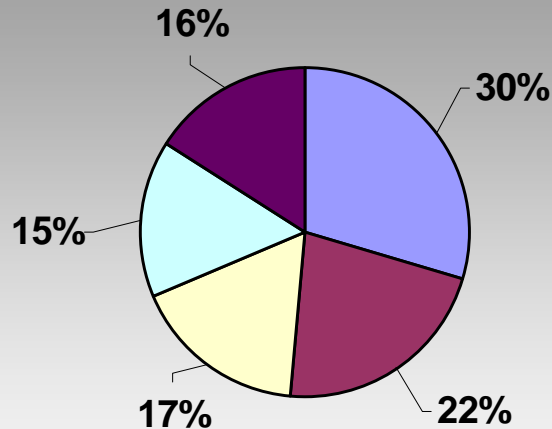
COUNTRY CLUB HILLS PLAZA PERCENTAGES



■ VACANT ■ OCUPIED

COUNTRY CLUB HILLS PLAZA 183RD AND CICERO

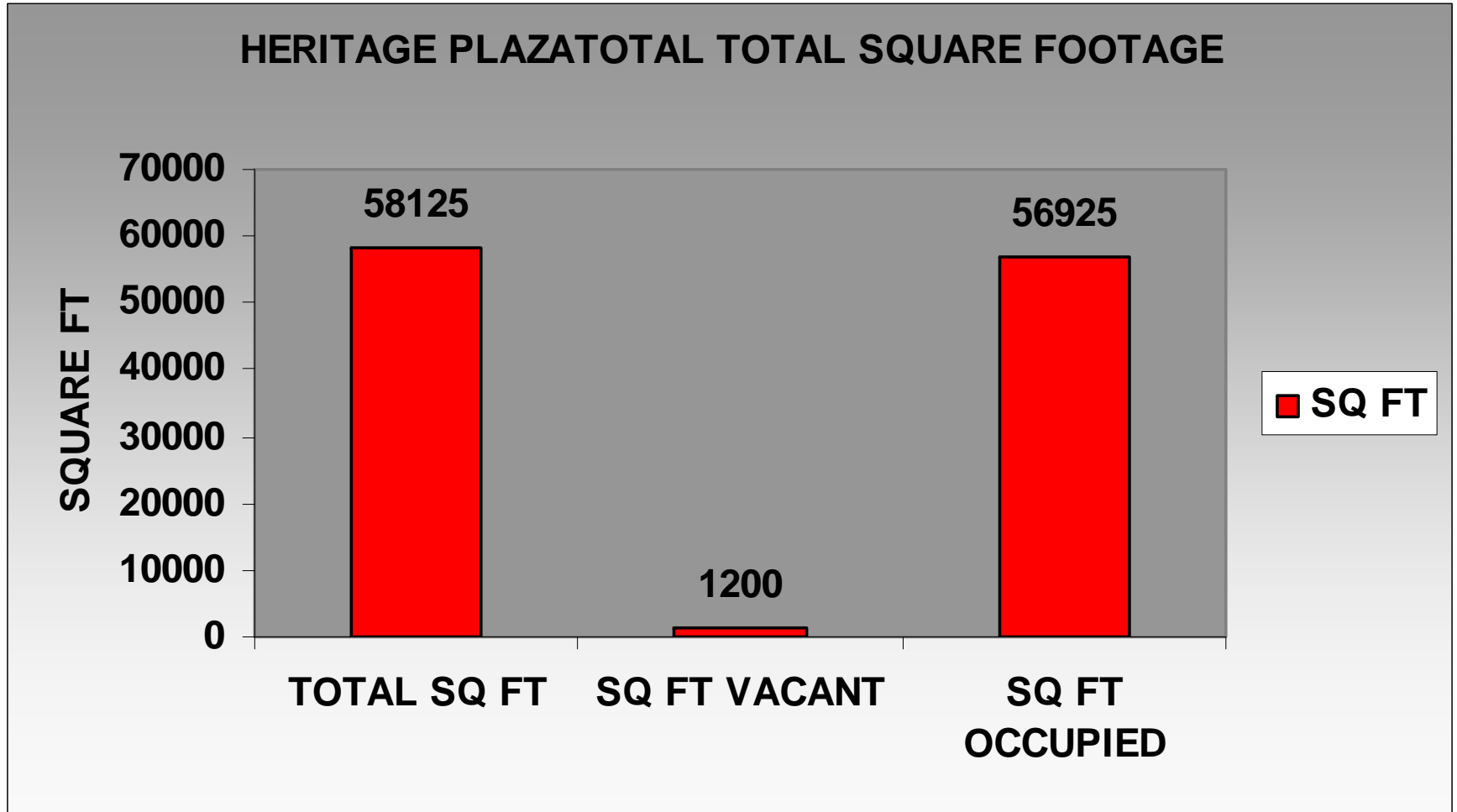
COUNTRY CLUB HILLS PLAZA BUSINESS TYPES



■ BEAUTY/HAIR SALON ■ DINING ■ FOOD/LIQUOR ■ RETAIL ■ VACANT

- 4- BEAUTY/HAIR SALON
- 3- DINING
- 2- RETAIL
- 2- CLEANING/ALTERATIONS
- 1- FOOD/LIQUOR

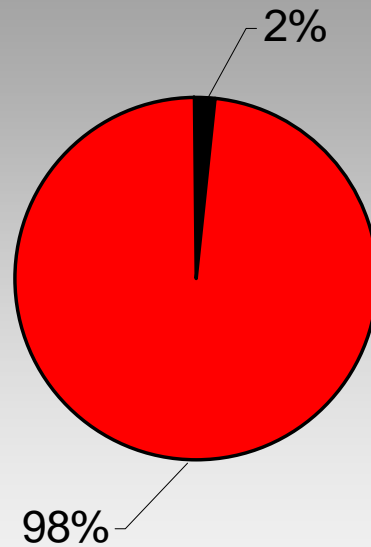
HERITAGE PLAZA



HERITAGE PLAZA

HERITAGE PLAZA IS 2% VACANT.

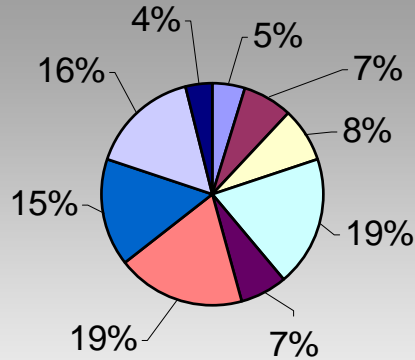
HERITAGE PLAZA SQUARE FOOT PERCENTAGE



■ TOTAL SQ FT VACANT ■ TOTAL SQ FT OCCUPIED

HERITAGE PLAZA

HERITAGE PLAZA BUSINESS TYPES

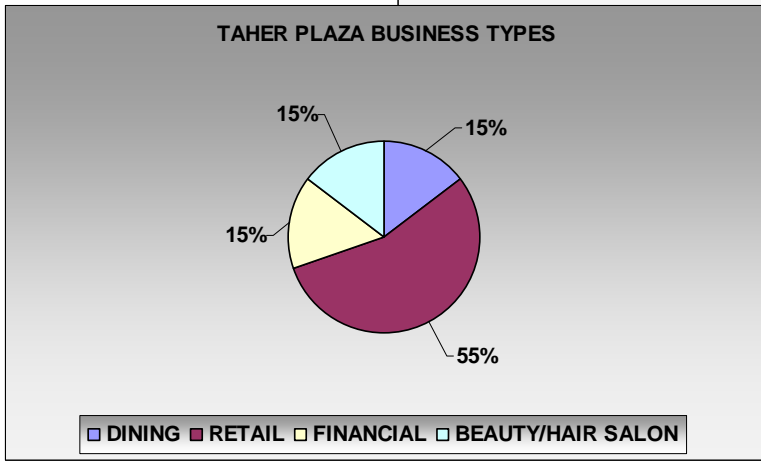
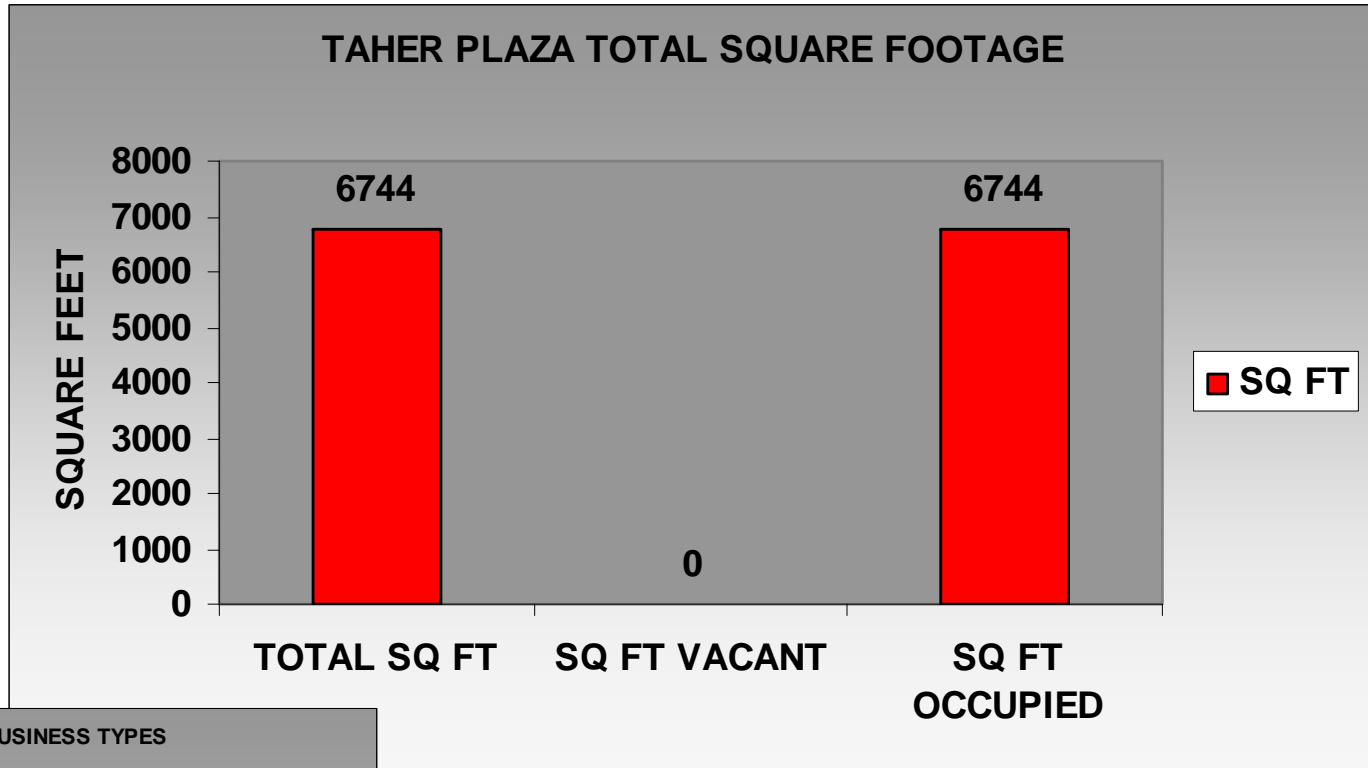


- | | | |
|--|------------------------------------|---|
| <input type="checkbox"/> VACANT | <input type="checkbox"/> INSURANCE | <input type="checkbox"/> BEAUTY |
| <input type="checkbox"/> BEAUTY/HAIR SALON | <input type="checkbox"/> DANCE | <input type="checkbox"/> DINING |
| <input type="checkbox"/> CLEANING/ALT | <input type="checkbox"/> U.S. GOV | <input type="checkbox"/> INVESTIGATIVE SERVICES |

- 4- RETAIL
- 4- DINING
- 1- INVESTIGATIVE SERVICE
- 2- INSURANCE
- 1- BEAUTY
- 2- BEAUTY/HAIR SALON
- 1- PUBLISHING
- 1- U.S. GOV
- 1- DANCE
- 1- REALTY
- 2- INSURANCE
- 1- SPECIALTY

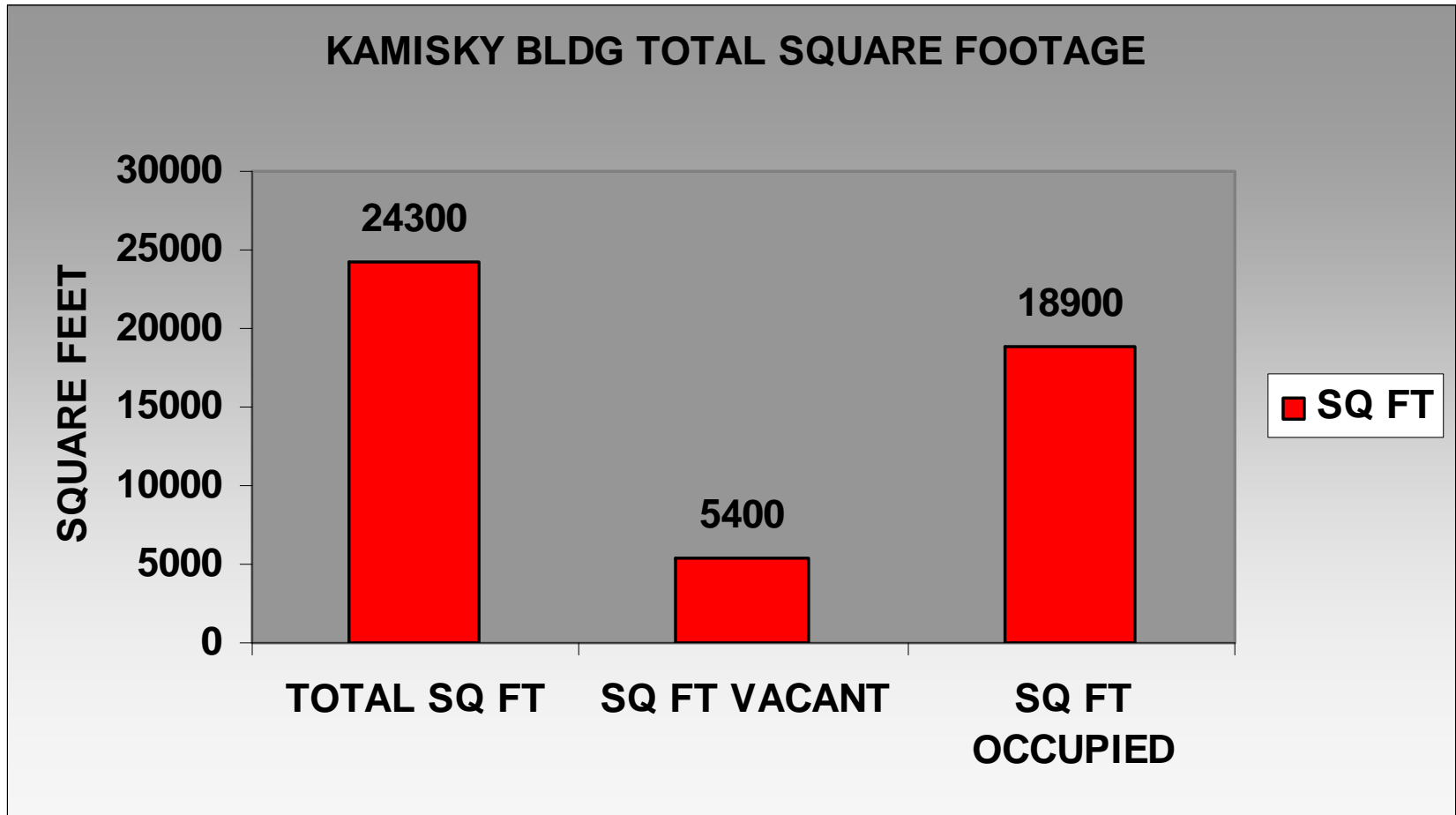
TAHER PLAZA 183RD STREET

100% OCCUPIED



- 2- RETAIL
- 1- DINING
- 1- BEAUTY/SALON
- 1-FINANCIAL

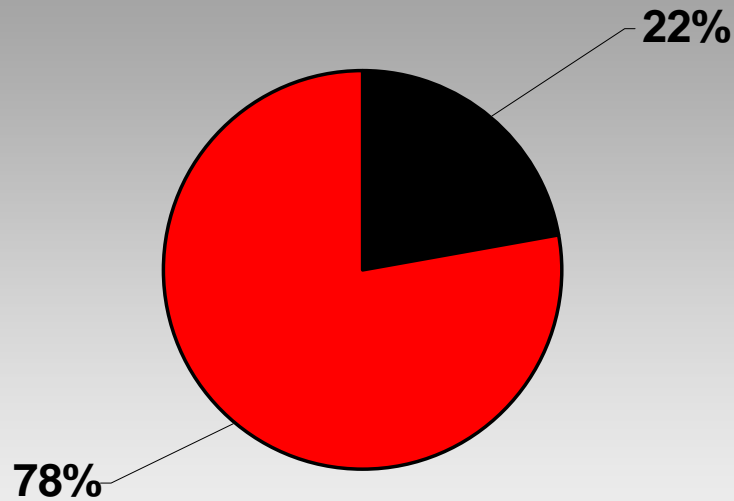
KAMINSKY BLDG 183RD AND PULASKI



KAMINSKY BLDG 183RD AND PULASKI

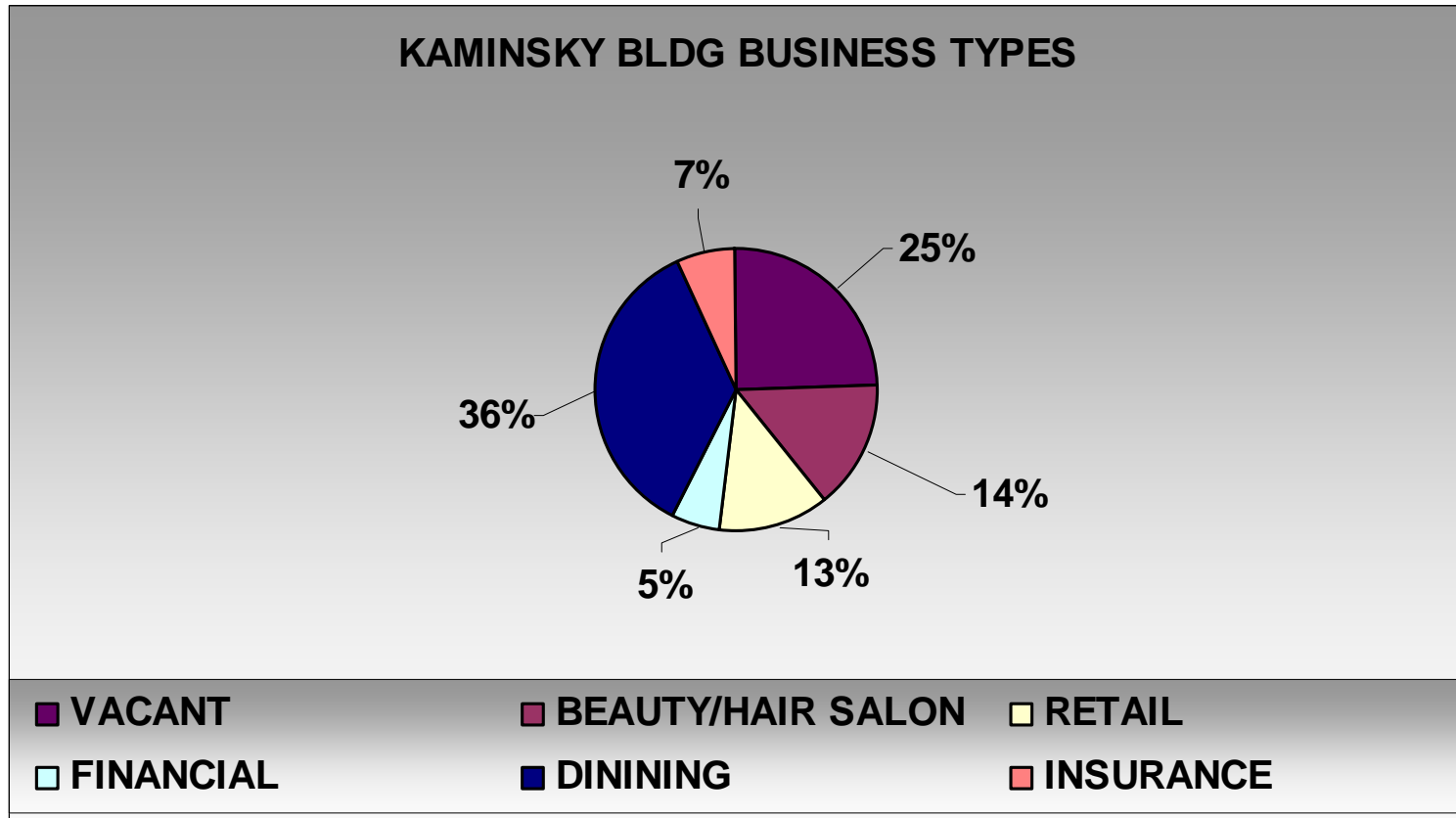
KAMISKY BLDG IS 22% VACANT.

KAMISKY BLDG PERCENTAGES



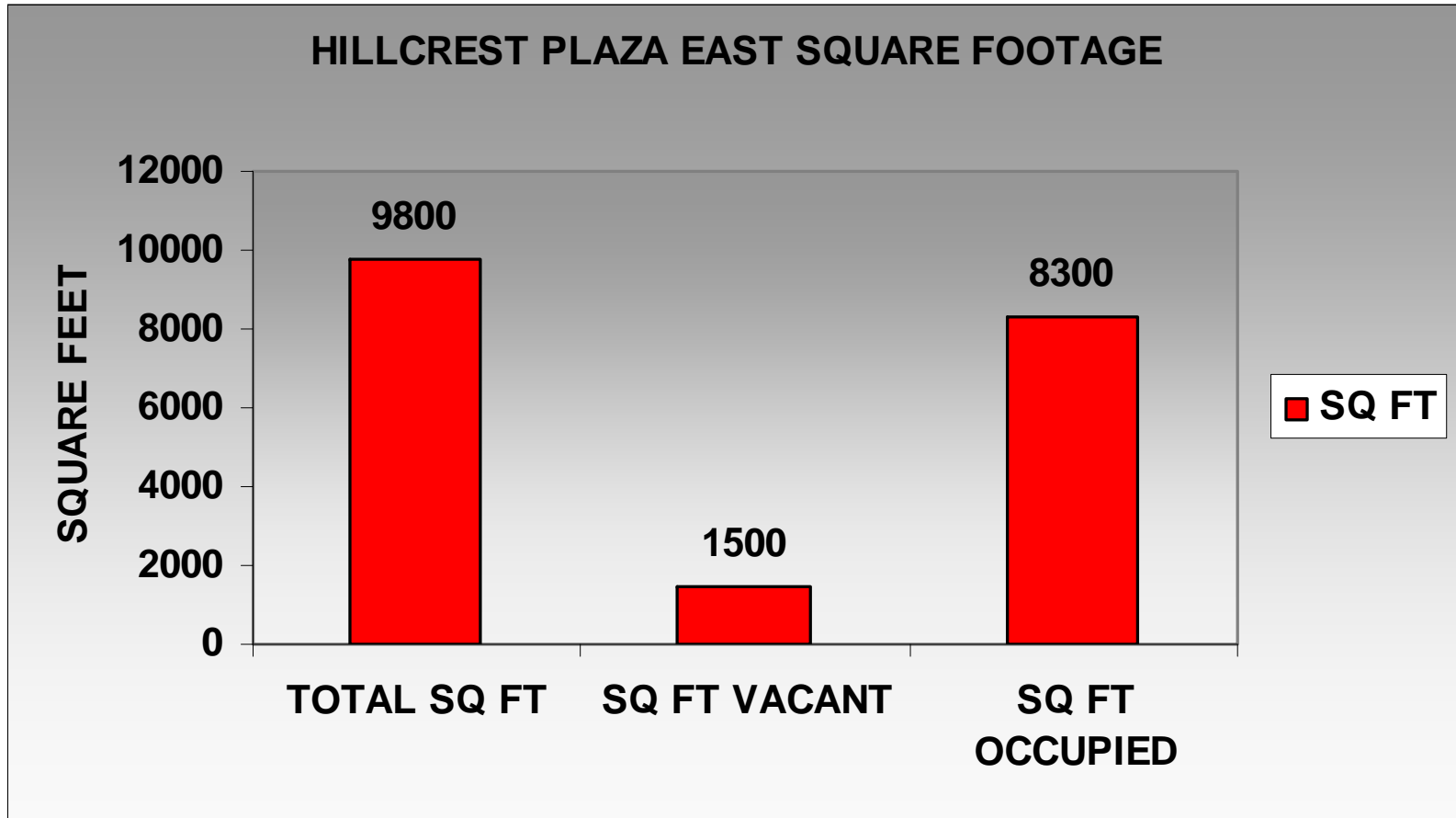
■ SQ FT VACANT ■ SQ FT OCCUPIED

KAMINSKY BLDG 183RD AND PULASKI



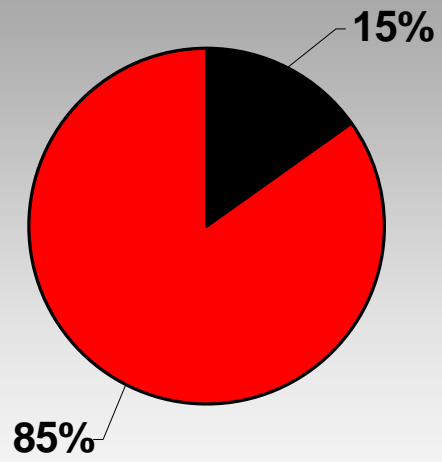
- 3- BEAUTY/HAIR SALON
- 2- RETAIL
- 2- DINING
- 1- INSURANCE
- 1-FINANCIAL

HILLCREST PLAZA EAST



HILLCREST PLAZA EAST

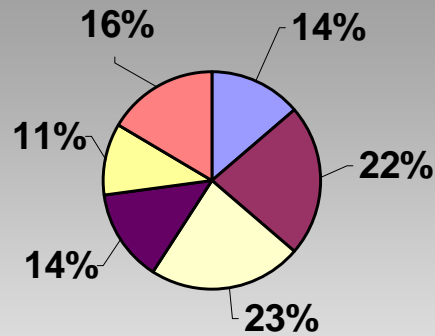
HILLCREST PLAZA EAST SQUARE FOOT PERCENTAGE



■ TOTAL SQ FT VACANT ■ TOTAL SQ FT OCCUPIED

HILLCREST PLAZA EAST

HILLCREST PLAZA EAST BUSINESS TYPES



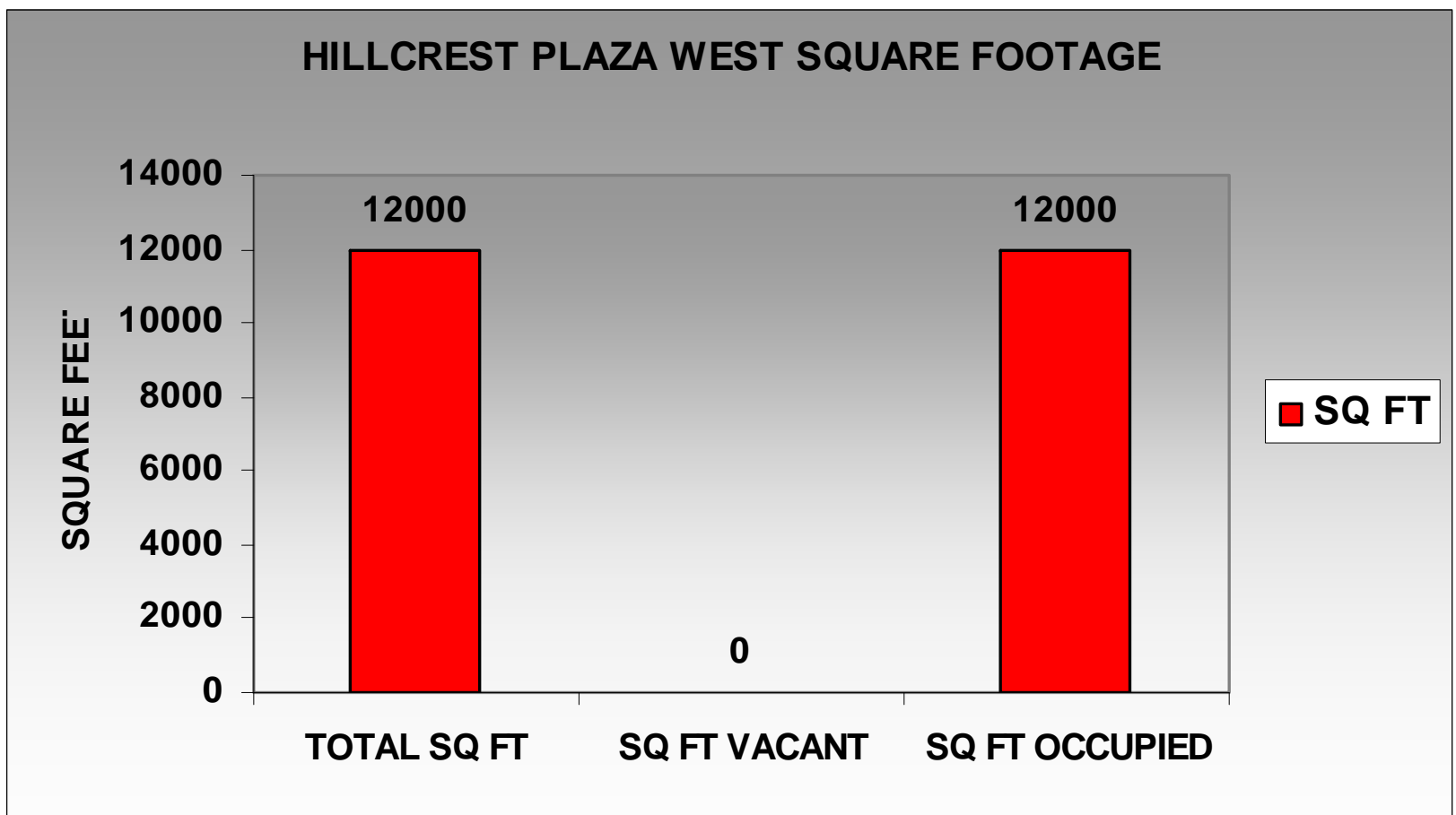
■ BEAUTY/HAIR SALON
■ FOOD/LIQUOR
■ DINING

■ RETAIL
■ VACANT
■ CLEANING/ALTERATIONS

- 2- BEAUTY/HAIR SALON
- 2- RETAIL
- 1- DINING
- 1- FOOD/LIQUOR
- 1-CLEANING/ALTERATION

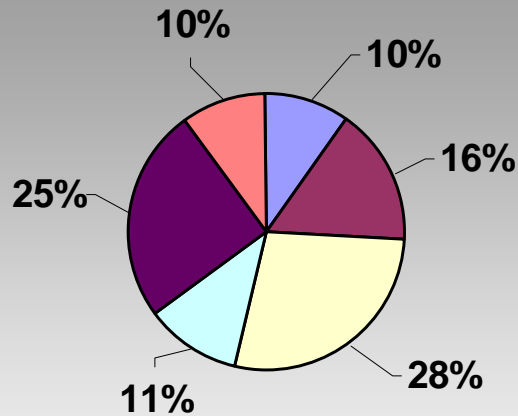


HILLCREST PLAZA WEST



HILLCREST PLAZA WEST

HILLCREST PLAZA WEST BUSINESS TYPES

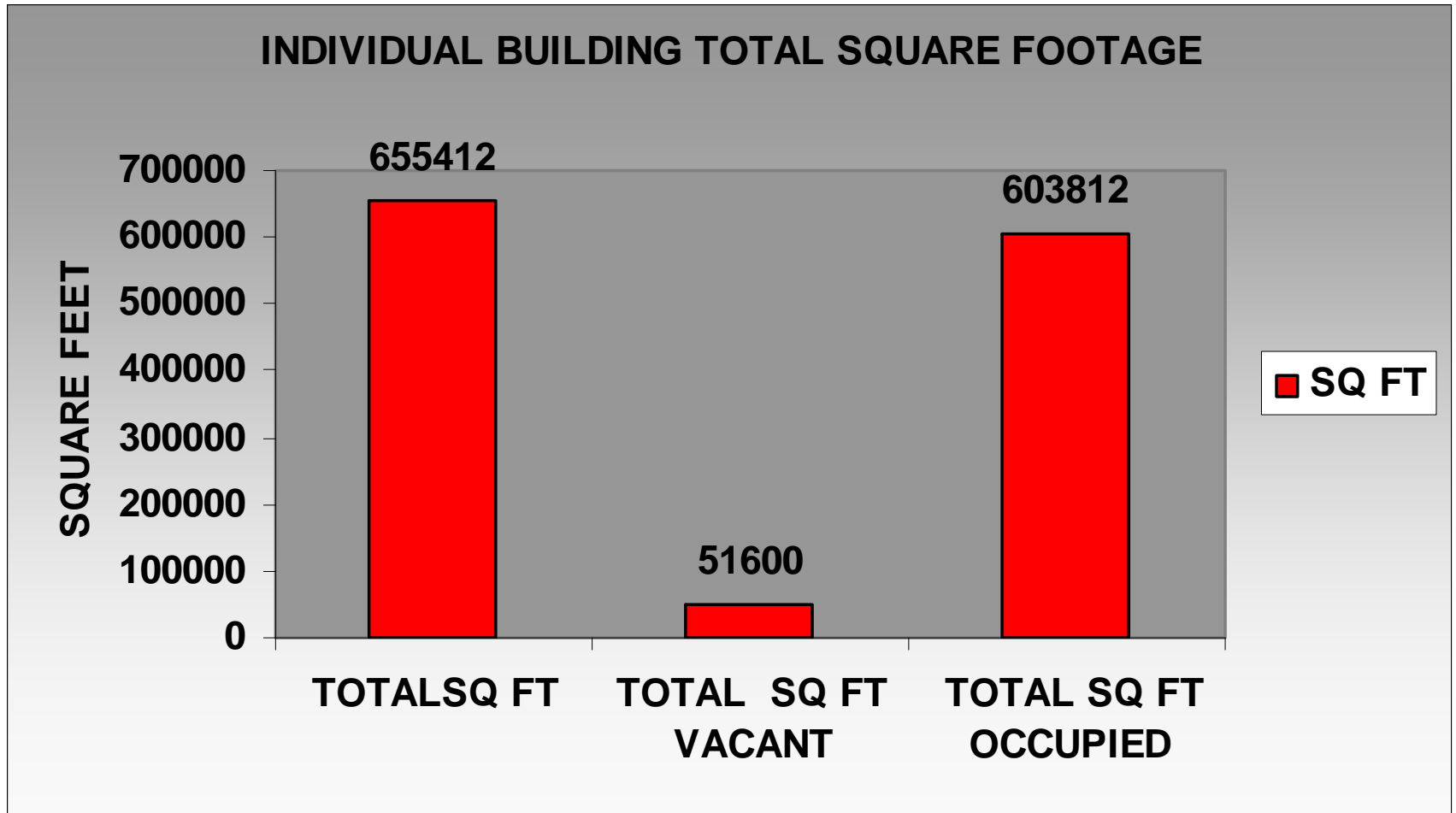


PRIVATE SCHOOL RETAIL BEAUTY/HAIR SALON
FINANCIAL SPECIALTY DINING

- 3- BEAUTY/HAIR SALON
- 1- RETAIL
- 1- DINING
- 1- FINANCIAL
- 1-SPECIALTY
- 1- PRIVATE SCHOOL



INDIVIDUAL COMMERCIAL BUILDINGS IN COUNTRY CLUB HILLS

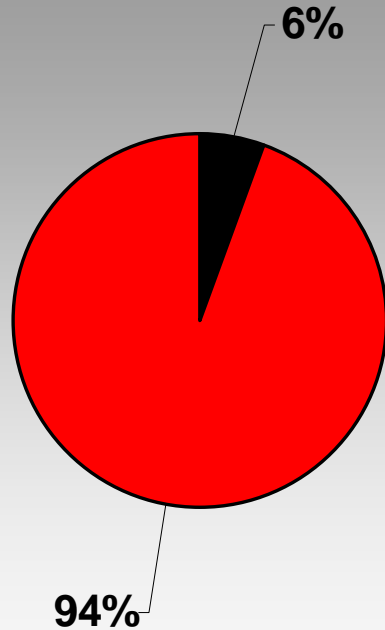




INDIVIDUAL COMMERCIAL BUILDINGS IN COUNTRY CLUB HILLS

INDIVIDUAL BUILDINGS IN COUNTRY CLUB HILLS ARE 6% VACANT.

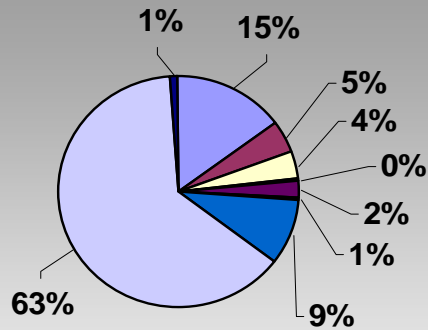
INDIVIDUAL BUILDING SQUARE FOOTAGE PERCENTAGES



■ TOTAL SQ FT VACANT ■ TOTAL SQ FT OCCUPIED

INDIVIDUAL COMMERCIAL BUILDINGS IN COUNTRY CLUB HILLS

INDIVIDUAL BUILDINGS BUSINESS TYPES



- | | | |
|---------------------------------------|---|------------------------------------|
| <input type="checkbox"/> AUTO SERVICE | <input type="checkbox"/> DINING | <input type="checkbox"/> FINANCIAL |
| <input type="checkbox"/> MEDICAL | <input type="checkbox"/> PRIVATE SCHOOL | <input type="checkbox"/> REALTY |
| <input type="checkbox"/> RETAIL | <input type="checkbox"/> SPECIALTY | <input type="checkbox"/> VACANT |

- 10- DINING
- 11- AUTO SERVICES
- 5- FINANCIAL
- 4- PRIVATE SCHOOL
- 1- ANIMAL MEDICAL FACILITY
- 1- REALTY
- 8- RETAIL
- 12- SPECIALTY

