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Issue 2 - October 2011



**John A. Buck to Receive 2011 Lifetime Achievement Award**



In celebration of ULI's 75th anniversary and ULI Chicago's landmark 25th year, the ULI Chicago Advisory Board is pleased to announce a very special Lifetime Achievement Award honoree, John A. Buck, founder of The John Buck Company. Mr. Buck serves as Chairman and Chief Executive Officer of JBC, a privately owned, full-service real estate company, founded in 1981. He oversees the operation of the firm's comprehensive real estate services for commercial, mixed-use, residential and retail properties throughout the world. JBC has developed, redeveloped and/or acquired more than 45 properties representing in excess of 40.7 million square feet of office, retail, hotel and residential projects that have generated more than \$10.5 billion in cumulative transaction volume.

Mr. Buck received his Bachelor of Arts degree from the University of Notre Dame; a Juris Doctorate from the University of Texas Law School; and, a Master of Business Administration from the Wharton School of Business and Finance. In addition to The John Buck Company Foundation, which focuses on at-risk children and families within the Chicago metro-area, Mr. Buck has been actively involved in civic and community boards including the Metropolitan Planning Council; The Civic Committee of the Commercial Club of Chicago; San Miguel Schools; and, The Big Shoulders Fund.

The ULI Chicago Lifetime Achievement Award honors an individual whose achievements throughout their lifetime exemplify personal and professional contributions to the real estate industry and to the community. Nominations are solicited from the ULI membership.

The 17th Annual Lifetime Achievement Awards dinner and 25th anniversary celebration will take place on December 1, 2011 at the Four Seasons Hotel Chicago, 6:30 pm. For information on individual tickets and sponsor tables, please contact [ULI Chicago](#).

**Roosevelt University Vertical Campus – A Series of Neighborhoods**



Roosevelt University's new 32-story, 469-foot vertical campus is set to open in March 2012.

Estimated at a cost of \$120 million, the project located at 425 S. Wabash is expected to finish on budget thanks

**Public Policy**

**ULI Chicago teams up with CMAP on a Technical Assistance Panel for the former Correctional Facility in Joliet**

ULI Chicago will organize a team of ULI members to evaluate the adaptive reuse of the former home of US Steel and the adjacent Joliet Correctional Facility. ULI Chicago volunteers will be working alongside the Chicago Metropolitan Agency for Planning, which recently received a \$4.25 million grant to help communities implement CMAP's GO TO 2040 comprehensive regional plan.

Designed in 1858 by William Boyington and built from limestone mined from a local quarry by the inmates themselves, the Joliet Correctional Facility has been shuttered since 2002. This historical aspect of the correctional facility creates an interesting opportunity for developers to utilize tax incentives in their plan for the 270+ acre site.

The upcoming Panel faces a number of issues. For instance, a 2004 ULI TAP focused on the revitalization of Joliet's Downtown area recommended that the City request proposals to redevelop the nearby 90-acre US Steel Site, but cautioned that any redevelopment on this site might take away from the appeal of the downtown area.

Sections of the prison were recently fixed up for its role in the popular television series Prison Break, but CMAP estimates that only 50% of the existing structure is salvageable. The Prison has had a long running career in show business, most notably in the 1980 John Landis film The Blues Brothers. Given this history, some discussions of future plans for the site include a theme park, or tourist attraction similar to San Francisco's Alcatraz Island.

ULI's unique ability to draw on the knowledge and expertise of its members, including land developers and owners, public officials, academics and representatives of financial institutions, will be necessary to bring the Joliet Correctional Facility back into the spotlight.



**Programs**

**October 5, 2011**  
Young Leader's Case Study: Roosevelt Vertical Campus  
4:30 pm – 6:45 pm  
YL Members Only  
[Limited spaces available](#)

**October 19, 2011**  
Conversation with Debra A. Cafaro & David J. Neithercut  
7:45 am – 9:15 am  
[Register Now](#)

**November 16, 2011 - NEW DATE**  
Emerging Trends 2012  
7:45 am – 10:30 am

**December 1, 2011**  
Lifetime Achievement Award Dinner Honoring John A. Buck

**December 8, 2011**  
Young Leader Real Estate Lunch Table  
Noon – 1:00 pm  
YL Members Only



**ULI Chicago partners with Mercy Housing to support community development**

ULI Chicago is proud to partner with Mercy Housing Lakefront in their annual event, Moving Forward Together. This campaign facilitates partnerships to address the foreclosure and housing crisis in the Chicago and Milwaukee regions. We hope you will join key ULI members and fellow real estate, bank, and government executives to network and learn about new housing initiatives and opportunities.

Wednesday, October 19, 2011  
 3:00-4:00 p.m. - General Reception  
 4:00-6:00 p.m. - Program  
 6:00-7:30 p.m. - Reception for Sponsors

Location: Swissotel, 323 E. Wacker, Chicago, IL  
 Tickets: General reception & program tickets are \$100 [For sponsorship information and to RSVP](#)

to a project team including The John Buck Company, VOA Architects, Power Construction and Jones Lang LaSalle. Once completed, the vertical campus will be the second tallest in the country of its kind, behind the 34-story Cathedral Hall at the University of Pittsburgh, and the sixth tallest university building in the world.

Built on the site of the former Herman Crown Center, the University determined it was more cost effective to demolish the existing structure than to remediate the asbestos and sprinker the entire building. Constrained by the inability to continue to grow horizontally, Roosevelt University made a decision in 2009 that would set the pace for the future of the University. According to Joseph Caprile, Senior Vice President at Jones Lang LaSalle, "It was a strategic time for the University to position itself for future leaders by demonstrating visually and then following through academically."

The sleek and contemporary architecture of the building demonstrates the direction of the University, configured with a glass exterior and undulating shape that provides spectacular views of Lake Michigan and Millennium Park. The building is expected to receive LEED Silver Certification upon completion.

The building is coming online as Roosevelt University expects a 50 percent increase in enrollment through 2017. While the previous classrooms suffered from inefficient layouts and column-filled floors, the new vertical campus will increase classroom capacity by 40 percent. In addition to classrooms, the building will feature lecture halls, state-of-the-art science labs, conference space, a cafeteria, a student recreation center, residence suites for more than 600 students, offices and space for the Walter E. Heller College of Business Administration.

In conjunction with the new direction of the University's academic programs, the University has decided to revamp its athletic program as well, breaking ground on a 28,000 square foot field house at Congress and Wabash.

ULI Chicago has scheduled a tour of the project for Young Leader members on Wednesday, October 5 from 4:30 p.m. – 6:45 p.m. [Limited spaces are still available.](#)

**This second issue of Urban Light**

has been edited and designed by the ULI Chicago Communications Committee, including:

Dan Huml (co-chair), Adam Simon (co-chair),  
 Mike Anguiano, John Mays (committee liaison)  
 and Chris Lambert with invaluable assistance  
 from the ULI Chicago staff.

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2012 Spring Council Forum



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