




# Near South High School Information Session

September 22, 2022



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要访问翻译, 请点击  并选择您的首选语言。今天我们提供英语、西班牙语和中文。

# Why We're Here

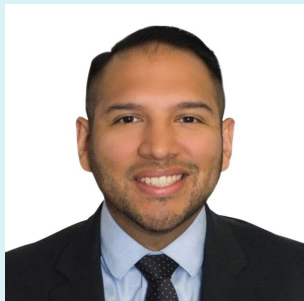
In partnership with the Local School Council Chairs from the nearby elementary schools, we are hosting an information session to:

- Provide families with an overview of the NSHS proposal;
- Provide families with an updated assessment of the NSHS proposed location, which includes a housing update from our CHA partners;
- Provide an overview of the most recent family & community engagement sessions;
- Provide a summary of upcoming timelines

# Today's Presenters



Fatima Cooke, Chief  
Equity, Engagement,  
and Strategy Officer



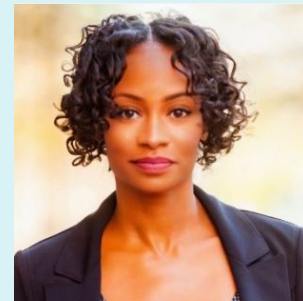
Adrian Segura, Chief  
of Family and  
Community  
Engagement



Ivan Hansen, Chief  
Facilities Officer



Alfonso Carmona,  
Chief Portfolio  
Officer



Marissa Warren,  
LSC Chair, Haines  
Elementary School



Ann McKenzie, Chief  
Development Officer,  
CHA



Daniel Cruz, Chief of  
Staff, CHA

# Stakeholder Engagement



# Engagement Sessions

CPS has held **more than 30** engagements and focus group sessions with **hundreds of participants**. Focus groups primarily focused on parents, principals, and LSC members. Below is a summary of those engagements:

Engagement	Sessions held	Started on	People engaged
Parent Focus Groups	9	July 2022	121
LSC Chair Meetings	7	June 2022	109
Community Members and Coalition Groups	11	May 2022	215



# What we're hearing from supporters

## **Parents who are in support of this proposal have stated the following:**

1. Many families who send their children to private school would choose to send them to the NSHS if it was an option.
2. Many parents would like for their children to attend a more diverse school.
3. Parents want a school close to home with less travel especially during the winter months.
4. Parents of diverse learners spoke to the challenges of services not being in the African-American community and how she has to travel to the North Side of Chicago to receive such services. Believes a school in the region will support diverse learner students.
5. The school should be built in a way that allows for expansion. Parents feel more than 1200 students will want to attend.

# What we're hearing from those opposed

## **Community members who oppose the plan are advocating for the following:**

1. Do not build a new high school until CHA has completed the 244 units they promised to the right to return residents.
2. Repurpose Jones College Prep from a Selective Enrollment high school to a neighborhood high school for South Loop.
3. Choose another site for the neighborhood high school, such as The 78.
4. For schools impacted including, Phillips, Dunbar, Kelly, and Juarez, put sizeable investments into these schools to improve their programming and buildings.



# Data Review

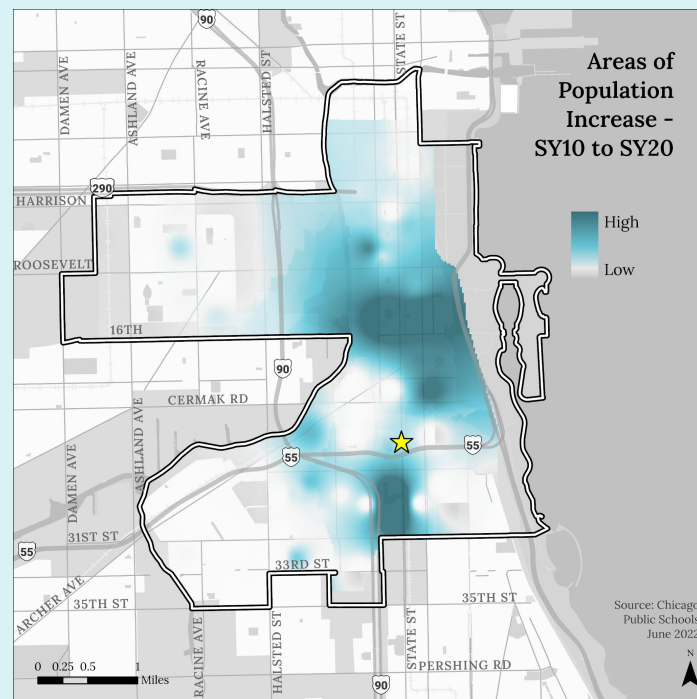


# Near South: A Growing Community

## Near South is one of the fastest growing regions in Chicago

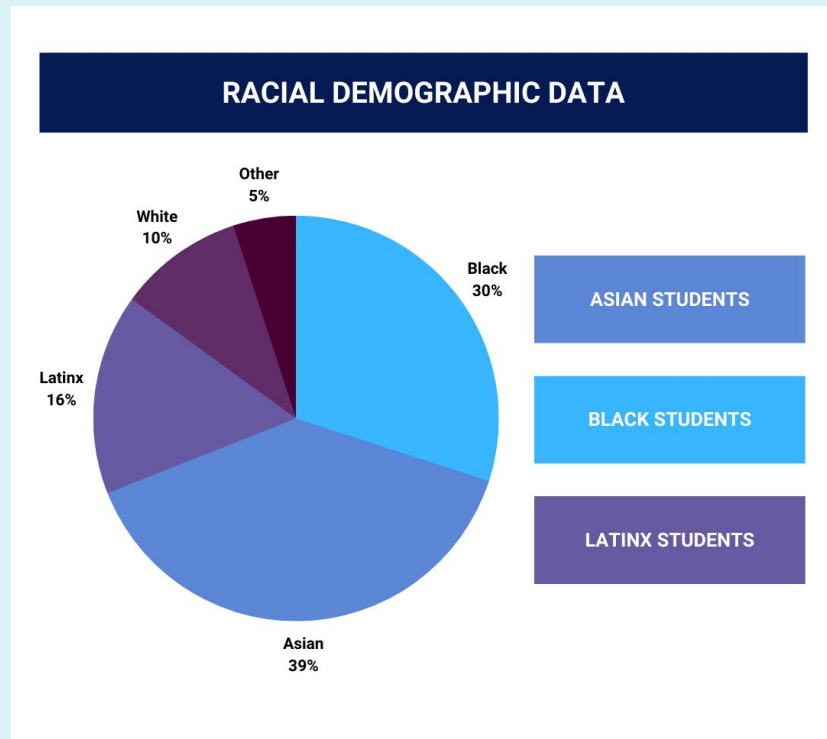
- **2,255 high school students** live in the region
- **5,983 elementary school students** live in the region
- **244 family mixed housing units will be built.** With an estimated average of 1.5 children for each unit, this means an additional **366 students in the immediate area**
- Based on current 4th - 7th grade enrollment trends, we anticipate that the region can see a population increase for high school students in the years ahead.

Despite overall enrollment declines at CPS and across the entire midwest region, **some areas, like Near South, are growing rapidly.** Recognizing this, the State has approved \$50 million for a new school in this area; we need to be responsive to the region's growing needs



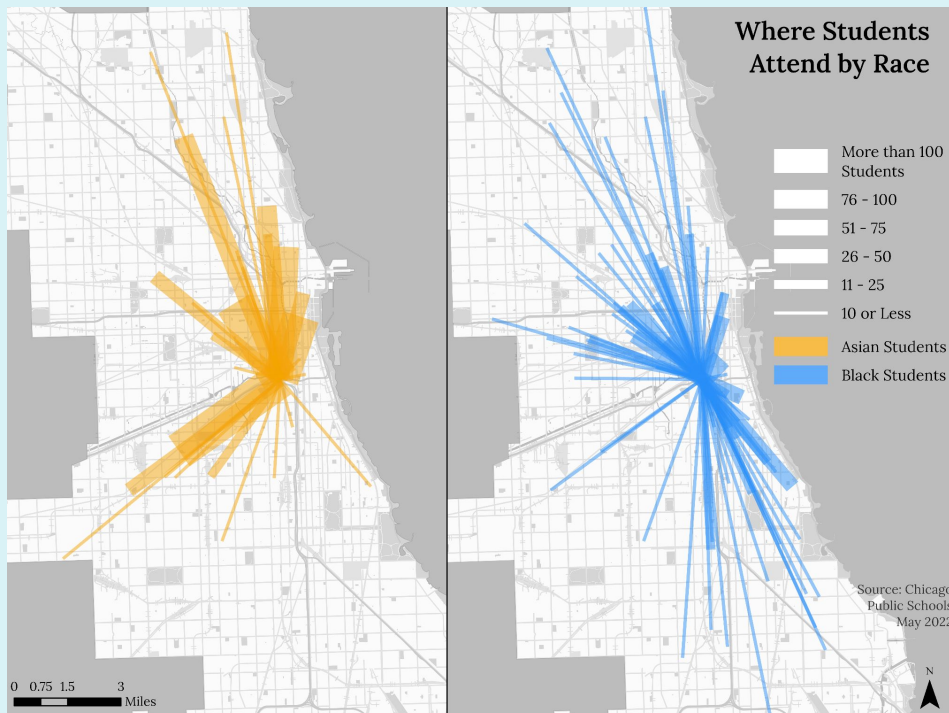
# Diverse By Design: Student Demographics

- Currently, 81% of Black students in the region and 36% of Asian students attend majority single-race high schools
- This new school will be diverse by design with no racial group making up a majority of the student population.
- Black and Asian students in the region will benefit the most by having a neighborhood high school option



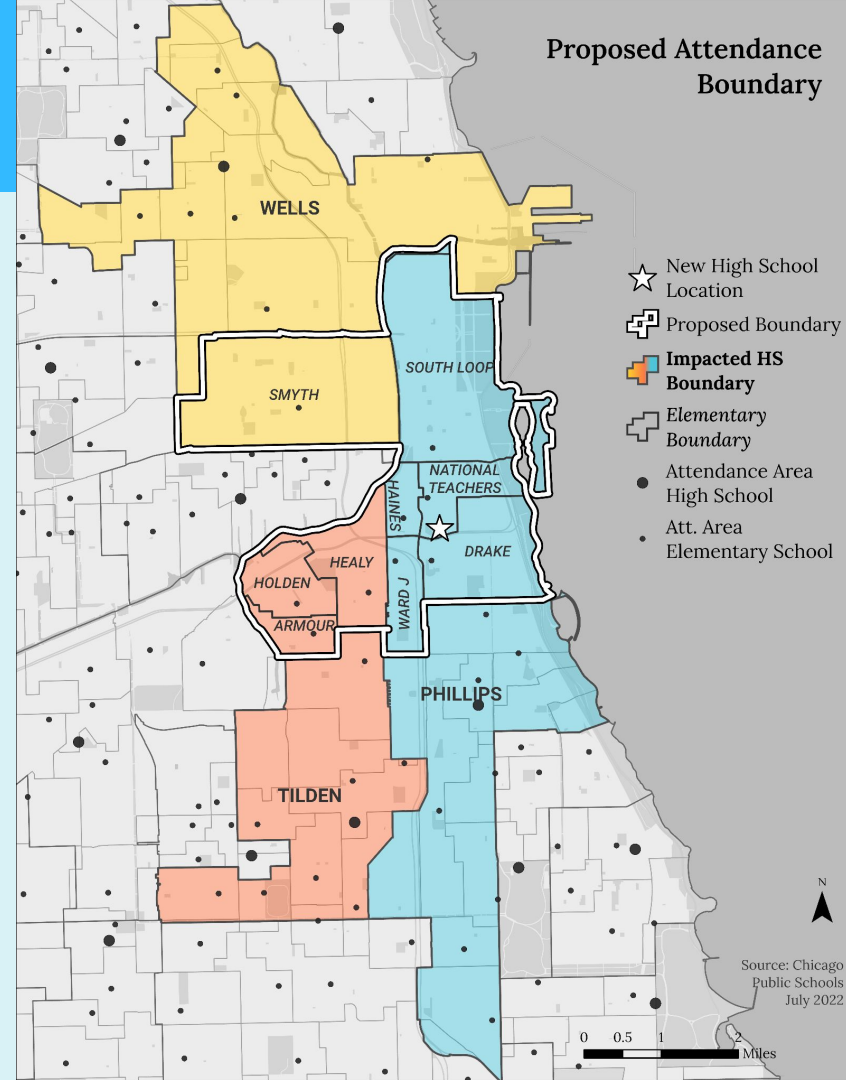
# Shorter Commute Times For Students

- There are currently **687 Black high school students** in the region currently **attending 95 schools** across the city
- There are currently **882 Asian high school students** in the area **attending 36 high schools** across the city
- **86% of the students in the new boundary will travel a shorter distance to this new location than they would to their current assigned high school.**



# Proposed School Boundary

- The proposed boundary is made up of portions of the Wells, Phillips and Tilden high school boundaries.
- The proposed boundary is made up of 9 existing elementary boundaries:
  - Armour
  - NTA
  - Drake
  - Healy
  - Ward J
  - Holden
  - Smyth
  - Haines
  - South Loop
- **86% of the students in the new boundary will travel a shorter distance to this new location than they would to their assigned high school.**





# Impact on Surrounding Neighborhood High Schools

- Schools that are overcrowded such as Kelly, Juarez, and Curie will see overcrowding relief
- The data indicates there will be a minimal negative impact to other neighboring schools. Specifically, Dunbar, Wells, Phillips, and Tilden would potentially lose between 3-8 students per grade level to the new school.
- 42% of students in the proposed boundary currently attend selective enrollment schools

Schools that high school students that live in the Greater Near South Region currently attend (# and %)	School Name	SY21-22 Enrollment	# of Students	% of Total Enrollment
	KELLY HS	1,736	161	9%
	LINCOLN PARK HS	2,066	86	4%
	JUAREZ HS	1,702	77	5%
	CURIE HS	3,060	59	2%
	KENWOOD HS	2,252	39	2%
	DUNBAR HS	493	31	6%
	OGDEN HS	566	31	5%
	WELLS HS	314	27	9%
	PHILLIPS HS	565	25	4%
	CHICAGO MILITARY HS	244	17	7%
	PHOENIX MILITARY HS	545	16	3%
	DYETT ARTS HS	537	14	3%
	AIR FORCE HS	174	13	7%
	TILDEN HS	181	13	7%
	CRANE MEDICAL HS	406	13	3%
	BACK OF THE YARDS HS	1,056	13	1%
	COLLINS HS	251	10	4%

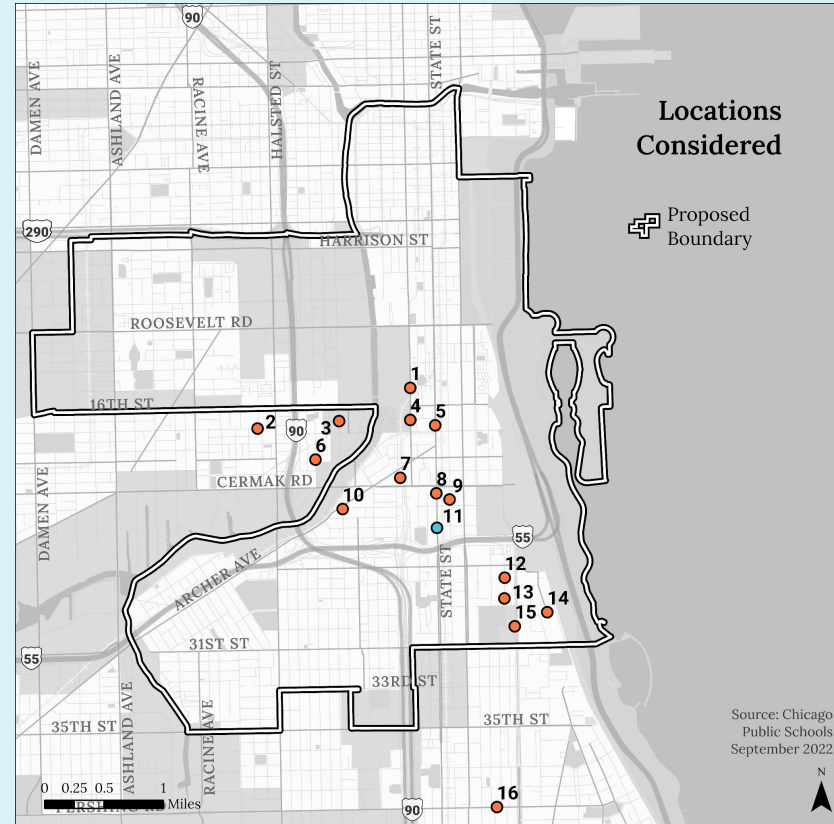
# Location





# 16 Sites Considered

1. 1502 S Clark St
2. 900 W 18th Street
3. 1701 S Canal St
4. 1700 S Clark St
5. 1718 S State St
6. 2000 S Jefferson St
7. 2155 S Wentworth Ave
8. 2220 S State St
9. 2240-2332 S Wabash Ave
10. 2300-2500 S Canal St
11. 2402 S State St (**Selected Site**)
12. 2641 S Calumet Ave
13. 2822 S Calumet Ave
14. 2929 S Ellis Ave
15. 3000 S King Dr
16. 244 E Pershing Rd



# Viability of Considered Sites

Most sites were not viable for the following reasons:

- Environmental issues including air quality;
- Sites were currently in use for other city-services;
- Distance students would have to travel/proximity to students the school would serve;
- Infrastructure related issues, such as: lack of streets, parks, and narrow property lines;
- Distance to other neighboring high schools;
- Constrained sites, meaning the lot or parcel of land would create traffic issues;
- Some sites were landlocked on multiple sides, posing a potential risk without fire-access;

The district's goal is to select a site that is central to all students we are hoping to serve, provides the right infrastructure to develop a new high school, and maximizes amenities to ensure students have access to a great high school experience.

# Benefits of 24th and State Site

## Key benefits:

- Centrally located in the region allowing equal access to our Black and Asian students, as well as our remaining White and Latinx students
- Accommodates robust programmatic offerings for up to 1,200 students
- Existing resources including the CPS soccer field with a track and Park District baseball field,
- Accessible via various modes of transportation,
- Keeps nine elementary school communities whole
- Solves a critical need to provide a growing region of the city with a viable neighborhood option
- CPS is seeking to purchase two parcels of land adjacent to the site for CHA replacement housing
- 24th and State is part of a larger development for the region called Southbridge





# Southbridge Development Plan (former Ickes)



# Southbridge Mixed-Income Housing

A total of 877 mixed-income units are planned for the former Ickes site and surrounding properties. These units are returning in phases.

Total Planned Southbridge Housing Units				
	CHA	Affordable	Market Rate	
Rental Units	244	151	375	770
For-Sale Units	*	21	86	107
	244	172	461	877
* CHA families also eligible for the for-sale units				

# Southbridge Mixed-Income Housing

The 206 apartments in Phases 1A and 1B are currently leasing.



Southbridge Phases 1A and 1B Leasing Now				
	CHA	Affordable	Market Rate	Total
Studio	0	12	26	38
1-BR	41	6	61	108
2-BR	27	8	25	60
	68	26	112	206

# Southbridge Mixed-Income Housing

- Phase 1C is planned to break ground in 2023. It will deliver 105 more units, including three and four-bedroom units.
- Planned as two sites with one large elevator building on State Street and another site with walk-up buildings on Dearborn Street.

Southbridge 1C - Includes Two Sites				
	CHA	Affordable	Market Rate	
Studio	0	7	13	20
1-BR	14	2	17	33
2-BR	14	3	22	39
3-BR	9	2	0	11
4-BR	2	0	0	2
	39	14	52	105



# Southbridge Mixed-Income Housing

- With a co-located school, all of the committed CHA rental units will still return to the former Harold Ickes parcels.
- CHA anticipates that we could create residential buildings that complement the size of the co-located high school, which means more density on that portion of the site than what was discussed initially.
- New Wabash parcels allow more opportunities to develop mixed-income housing.

# Southbridge Development Plan (former Ickes)



# Timeline

- April 8: Governor includes \$50M in budget
- May - Ongoing: Engagement with stakeholders
- July 19: CHA board gave approval to proceed with HUD process for long-term lease/swap with BOE
- **July 28: AIS began NEPA noticing process, completed edits, sent notice on August 17**
- **September 22: Public Information Session co-hosted by LSC Chairs**
- Sept 28: CPS board to vote on PSA approval for Wabash parcel (subject to HUD approval), 95-year lease of CHA parcel, and PBC formulation
- October: Design Team developed, PBC Underway
- By June 2023: Board votes on Capital Budget including \$70M
- TBD: Board votes on final boundary and school academic model

# Exit Survey

Thank you for joining the Near South High School Info Session. We want to hear from you! Please complete this exit survey by Saturday, September 24th at 7:30pm. Thank you! [bit.ly/NSHS-ExitSurvey](https://bit.ly/NSHS-ExitSurvey)



