

Island Terrace
6430 S. Stony Island
Ave
Chicago, IL 60637
(773) 667-6011

OFFICE HOURS
Mon: 8:30am-5:00pm
Tue: 8:30am-5:00pm
Wed: 8:30am-1:00pm
Thu: 8:30am-5:00pm
Fri: 8:30am-5:00pm

OUR STAFF

Property Manager
Linda Hooks

Assistant Property Manager
Gina Nofli

Maintenance Supervisor
Al Wallace

Community Impact
Coordinator
Traci Gilbert

Administrative Assistant
Naomi Paris-Hudson

Maintenance Assistant
Marlon Jones

Maintenance Staff
Ben Richardson

Desk Attendant Staff
Danielle Smith
Leonette Fort
Wilma Walker

This property is
proudly managed by
POAH Communities LLC



ISLAND TERRACE APARTMENTS

Resident News

August 2024

UNDER CONSTRUCTION

Construction at Island Terrace is moving along! Thank you for your patience as things ramp up. If you have any concerns please see the management office to report any issues. As construction continues, please be vigilant for notices and text blasts that will inform you of important upcoming events.

If you or a household member are not currently signed up for text blasts and want to stay informed about construction matters, please contact Traci Gilbert at (773) 892-8401.

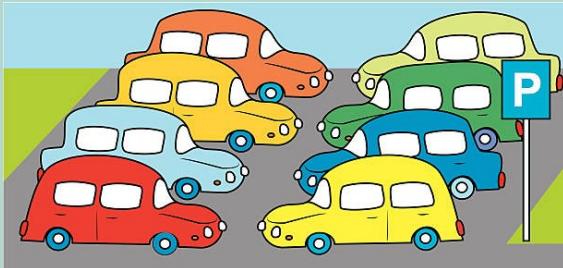
WHAT TO EXPECT THIS MONTH:

- The site work is almost done! Things should get quieter outside!
- Elevator interruptions associated with construction workers, movers and deliveries continue. Jim Brower is the operator for Walsh/GMA's elevator—he is there to ease the elevator pain!
- Crews will finish going floor by floor to replace the heating valves in August - with just floors 3-5 remaining. These floors will get a letter with instructions about clearing a space for the work in the ceiling of one of the closets in your home. If your shelves were not put back right away, we apologize!

OTHER ONGOING WORK BEHIND THE SCENES IN AUGUST:

- North and west additions
- New rooftop mechanical equipment
- Adding trees and shrubs to the parking lot
- ComEd and People's Gas upgrades
- Comcast and AT&T upgrades
- First floor reconfiguration
- Construction of new cold water supply "riser" to the penthouse: plumbing crews will be opening up a panel in the walls outside all X01 units in August to remove old ductwork and replace it with new water piping.
- Repair of underground plumbing lines
- Cycle 1 (floors 21-22) construction continues with some work in the 20th floor to complete plumbing and mechanical connections.
- Cycle 2 will be THREE (floors 18-20) of relocation and rehab. Floor 20 will move out in August. Floors 18 and 19 will move out once 21 and 22 move back in mid-late September.
- When the first two floors are completed in-mid-September, stay tuned for details about an open house of the renovated unit.

PARKING LOT MOVE-BACK



Please note that the Island Terrace parking lot will reopen by Friday, August 30. The temporary lots will also close on Friday, August 30 and will no longer be available for Island Terrace residents to park there.

To reserve your space in the new lot – please see the management office as soon as possible. We have reservations now for the new spaces from the people who had parking stickers before and are now opening up registration to all residents. **Please act now to ensure you have a space in the lot if you want one.**

Also! Mt. Carmel temporary parkers – please be advised that your lot will not be available on Wednesday, August 7 and Thursday, August 8 while they resurface their lot. Please make sure you are parking in their NORTH LOT by Tuesday night, August 6 to ensure you are no towed. All unauthorized cars may be towed.

IT'S A PARKING LOT, BACK-TO-SCHOOL PARTY

AT THE PARTY:

- BOOKBAG GIVEAWAY
- MOBILE VAN WITH BLOOD PRESSURE CHECKS AND IMMUNIZATIONS
- RENTAL INSURANCE SIGNUP
- FOOD VENDOR
- MUSIC



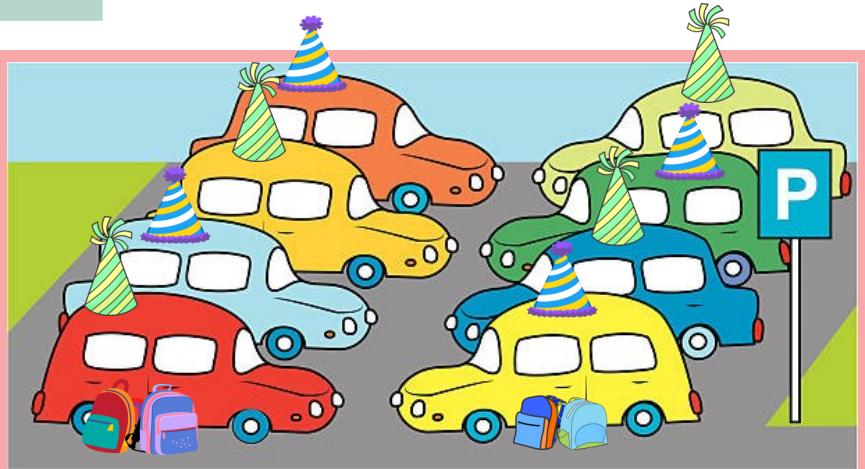
HAVE YOU MET SAUDIA YET?

RELOCATION SPECIALIST, URBAN RELOCATION

SERVICES

Some of you may have already seen Saudia around the building. She will be conducting confidential household interviews to assist families during the relocation process. Please expect to hear from her through the construction process.

- residents on floors 7-10 should feel free to introduce themselves to Saudia in unit 412
- Saudia can be reached at: 312-722-7654



WHEN: FRIDAY, AUGUST 23 FROM 11 A.M. – 2 P.M.

WHERE: THE NEW ISLAND TERRACE PARKING LOT

WHO: EVERYONE'S INVITED!

August 2024

Sun	Mon	Tue	Wed	Thu	Fri	Sat
<i>20th floor will move out in mid August URS will reach out with dates</i>				1 <i>RENT DUE</i>	2 <i>Plumbing valve replacements on floor 4 begin</i>	3
4	5 <i>Valve replacements on floor 4 conclude, begin on floor 3</i>	6 <i>Valve replacements on floor 3 conclude</i>	7 <i>Parkers at Mt. Carmel move to North Lot</i> <i>Contact Traci Gilbert for more information</i>	8 <i>Parkers at Mt. Carmel move to North Lot</i> <i>more information</i>	9	10
11	12 <i>Plumbing valve replacement work finished</i>	13	14	15	16	17
18	19	20	21	22	23 <i>Back-to-school, parking lot party 11 a.m. — 2 p.m.</i>	24
25	26 <i>First day of school for CPS</i>	27	28	29	30	31 <i>21 and 22 move back Sept —></i>



SQUEAKY CLEAN SUMMER

IF YOU NEED HELP WITH LARGE ITEMS, PLEASE CONTACT TRACI GILBERT WHO CAN CONNECT YOU WITH ASSISTANCE. PRIORITY WILL BE GIVEN TO SENIORS AND RESIDENTS ON FLOORS 18-20.

(773) 892-8401

TRACI GILBERT, COMMUNITY IMPACT COORDINATION