



PRESS RELEASE

FOR IMMEDIATE RELEASE: January 16, 2026

VILLAGE ISSUES A REQUEST FOR QUALIFICATIONS FOR LEASE OF RETAIL SPACE AT MORTON GROVE METRA STATION

On January 16, 2026, the Village released a Request for Qualifications (RFQ) seeking qualified business owners and operators to sublease and operate a business in the retail space at the new Morton Grove Metra commuter rail station, located at 8501 Lehigh Avenue in Morton Grove, Illinois.

Morton Grove has been served by Metra commuter rail service for decades. The new Metra station, recently opened to the public in December 2025, is a \$4 million investment that replaces a smaller station constructed in 1976. The retail space available for sublease is a 160-square-foot space at the north end of the new station. The space includes a walk-up service window that provides convenient access to customers on the exterior of the building.

Located on Metra's Milwaukee District North (MD-N) line, Morton Grove is the northernmost stop within Metra's lower-priced Fare Zone 2 and the final and first stop for inbound and outbound express trains. In addition to having excellent access to commuters, the business that locates in the retail space will benefit from proximity to numerous multi-family developments, including a proposed 60-unit building to be located directly across the street at 8500-50 Lehigh Avenue. Lexington Homes is currently completing construction of an 89-unit townhome project located less than 500 feet south of the station. Morton Grove is located in a growing retail market with demand for groceries and dining out projected to grow by 15% through 2029 within a five-minute drive of the community.

The retail space has been positioned for active retail uses, including coffee shops and grab-and-go food service, to generate consistent customer activity. The Village will also consider other uses that may need a zoning variance or amendment to the Village Code for select business types that serve commuters and residents. Tobacco and pipe shops, liquor stores, and financial institutions or services, including ATM machines, will not be considered.

The selection process will occur over the next two months, in accordance with the following submission schedule:

Friday, January 16, 2026:	Request for Qualifications & Proposals Issued (3:00 PM CST)
Tuesday, February 3, 2026:	Optional Site Visit for Interested Parties (2:00 PM CST)
Friday, February 6, 2026:	Deadline for Questions (5:00 PM CST)
Friday, February 13, 2026:	Final Response to Questions/Addenda Issued (5:00 PM CST)
Friday, February 27, 2026:	Statements of Qualifications Due (3:00 PM CST)

The Village looks forward to partnering with a qualified business owner or operator to establish and operate a successful business within the Village-owned Metra station.

More information on this project can be found on the Village's website at <https://www.mortongroveil.org/business-development/bids-and-proposals> or by contacting the Department of Community and Economic Development at commdev@mortongroveil.org.

Issued by: Village of Morton Grove
6101 Capulina Avenue
Morton Grove, Illinois 60053
847-663-3061