

COMMUNITY DEVELOPMENT COMMISSION
121 North LaSalle Street
Council Chambers, Second Floor
Regular Meeting, 1:00 p.m.
March 13, 2012

MINUTES

I. ROLL CALL OF COMMISSIONERS

Chairman Marina Carrott called the meeting to order at 1:05 p.m. and then undertook a roll call to establish the presence of a quorum.

Present

Marina Carrott, Chairman
Robert Buford
Omar Duque
Anne Kostiner
Lyle Logan
Clyde Martin
Andrew Mooney
Shirley Newsome
Lynn Olander
Jorge Perez
Ellen Sahli
Jonathan Stein
Roxanne Ward

Not Present

Margaret Garner

A court reporter was present to record the proceedings. A transcript is available for the purpose of pursuing all matters in greater detail and is a part of the permanent public record of this Regular Meeting of the Community Development Commission.

II. ELECTION OF OFFICERS

Vice Chairman nominee: Jorge Perez; Secretary nominee: Roxanne Ward. Motioned by Sahli. Voice vote, all yeas.

III. APPROVAL OF MINUTES

Approval of the January 10, 2012 CDC minutes.
Motioned by Sahli, seconded by Ward. Voice vote, all yeas.

III. OLD BUSINESS

A. PROPOSED MIDWEST TIF REDEVELOPMENT PROJECT AREA AMENDMENT NO. 1 (WARDS 2, 12, 24 & 28)

Recommend approval of the redevelopment plan for the Midwest Tax Increment Financing Redevelopment Project Area Amendment No. 1.

Project Manager: Beth McGuire

Motioned by Sahli, seconded by Martin. Approved 12-0. Yeas: Buford, Duque, Kostiner, Logan, Martin, Mooney, Newsome, Olander, Perez, Sahli, Ward and Carrott. Stein absent.

12-CDC-4

IV. NEW BUSINESS

A. WESTERN AVENUE SOUTH TIF REDEVELOPMENT PROJECT AREA (WARD 47)

Request authority to acquire the property located at 2620 W. Grace Street in the Western Avenue South Tax Increment Financing Redevelopment Project Area.

Project Manager: Christopher Jang

Motioned by Martin, seconded by Ward. Approved 9-2. Yeas: Kostiner, Logan, Martin, Mooney, Newsome, Olander, Sahli, Ward and Carrott. Noes: Buford and Duque. Perez and Stein absent.

12-CDC-5

B. 95TH/WESTERN TIF REDEVELOPMENT PROJECT AREA (WARD 19)

Request authority to advertise and issue a Request For Proposals for the purchase and redevelopment of the former fire house located at 1706 W. 95th Street and the former Beverly Library located at 2121 W. 95th Street in the 95th/Western Tax Increment Financing Redevelopment Project Area.

Project Manager: Karen Forte

Motioned by Martin, seconded by Ward. Approved 10-0. Yeas: Buford, Duque, Kostiner, Logan, Martin, Newsome, Olander, Sahli, Ward and Carrott. Mooney, Perez and Stein absent.

12-CDC-6

**C. 53RD STREET TIF REDEVELOPMENT PROJECT AREA
(WARD 4)**

Request authority for the Department of Housing and Economic Development to negotiate a redevelopment agreement with Smart Hotels/Olympia Chicago, LLC for redevelopment of the property located at 5223 S. Harper Avenue in the 53rd Street Tax Increment Financing Redevelopment Project Area, and to recommend to the City Council of the City of Chicago the designation of Smart Hotels/Olympia Chicago, LLC as Developer.

Project Manager: Essie E. Banks

Motioned by Ward, seconded by Duque. Approved 6-0. Yeas: Buford, Duque, Kostiner, Olander, Ward and Carrott. Recused: Newsome and Sahli. Logan, Martin, Mooney, Perez and Stein absent.

12-CDC-7

**D. 87TH/COTTAGE GROVE TIF REDEVELOPMENT PROJECT AREA
(WARD 8)**

Request authority to advertise the Department of Housing and Economic Development's intention to enter into a negotiated sale with the New Life Covenant Oakwood Church for the disposition of the property located on the 1000 and 1100 blocks of East 76th Street and the 7600 and 7700 blocks of South Greenwood Avenue in the 87th/Cottage Grove Tax Increment Financing Redevelopment Project Area, to request alternative proposals, and to approve the sale of the property to the New Life Covenant Oakwood Church if no responsive alternative proposals are received.

Project Manager: Michelle Nolan

Motioned by Newsome, seconded by Buford. Approved 8-0. Yeas: Buford, Duque, Kostiner, Newsome, Olander, Sahli, Ward and Carrott. Logan, Martin, Mooney, Perez and Stein absent.

12-CDC-8

**E. PILSEN TAX INCREMENT FINANCING REDEVELOPMENT PROJECT
AREA (WARD 11)**

Request authority to enter into a negotiated sale with the Chicago Park District for the disposition of the property known as Palmisano Park located at 2850 S. Halsted Street in the Pilsen Tax Increment Financing Redevelopment Project Area, to request alternative proposals, and to approve the sale of the property to the Chicago Park District if no responsive alternative proposals are received.

Project Manager: Michele Rhymes

Motioned by Olander, seconded by Buford. Approved 8-0. Yeas: Buford, Duque, Kostiner, Newsome, Olander, Sahli, Ward and Carrott. Logan, Martin, Mooney, Perez and Stein absent.

12-CDC-9

V. ADJOURNMENT

Motioned by Duque. Voice vote, all yeas.

Meeting adjourned at 4:15 p.m.