

**COMMUNITY DEVELOPMENT COMMISSION**  
**121 North LaSalle Street**  
**Council Chambers, Second Floor**  
**Regular Meeting**  
**October 13, 2015**

**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  
Jorge Perez, Vice Chairman  
Philip Alphonse  
Gwendolyn Butler  
Leslie Davis  
Cornelius Griggs  
Shirley Newsome  
Celena Roldan Moreno  
Lynda Olander

**Not Present**

Roxanne Ward, Secretary  
Robert Buford  
Adela Cepeda  
Omar Duque  
Andrew Mooney

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. APPROVE MINUTES OF THE SEPTEMBER 8<sup>TH</sup> MEETING**

Motioned by Olander, seconded by Newsome. Voice vote, all yeas. Davis not present.

### III. OLD BUSINESS

#### A. PROPOSED MIDWEST TIF REDEVELOPMENT PROJECT AREA AMENDMENT NO. 2 (WARDS 12, 24, 27, 28 AND 29)

Request the approval of the redevelopment plan for the Midwest Tax Increment Financing Redevelopment Project Area Amendment No. 2.

**Project Manager: Gloria Peralta**

Motioned by Newsome, seconded by Olander. Approved 8-0. Yeas: Alphonse, Butler, Griggs, Moreno, Newsome, Olander, Perez and Carrott. Davis recused.  
**15-CDC-27**

### IV. NEW BUSINESS

#### A. WOODLAWN TIF REDEVELOPMENT PROJECT AREA (WARD 20)

Request authority to advertise the Department of Planning and Development's intention to enter into a negotiated sale with University of Chicago for the disposition of the property located on the block bounded by 63<sup>rd</sup> and 64<sup>th</sup> streets, Greenwood and University avenues in the Woodlawn Tax Increment Financing Redevelopment Project Area, to request alternative proposals, and to approve the sale of the property to University of Chicago if no responsive alternative proposals are received.

**Project Manager: Michelle Nolan**

Motioned by Newsome, seconded by Davis. Approved 9-0. Yeas: Alphonse, Butler, Davis, Griggs, Moreno, Newsome, Olander, Perez and Carrott.  
**15-CDC-28**

#### B. CHICAGO/CENTRAL PARK AND KINZIE INDUSTRIAL TIF REDEVELOPMENT PROJECT AREA (WARD 27)

Request authority to advertise the Department of Planning and Development's intention to enter into a negotiated sale with Nelson Mandela Apartments, LP for the disposition of the city property located at 549 N. Drake Avenue, 601-03 N. Central Park Boulevard and 614 N. Spaulding Avenue in the Chicago/Central Park Tax Increment Financing Redevelopment Project Area, and 605 and 607 N. Sawyer Avenue, 524 and 530 N. Troy Avenue, and 3106, 3110, 3116, 3120, 3124 and 3145 W. Franklin Boulevard in the Kinzie Industrial Tax Increment Financing Redevelopment Project Area, to request alternative proposals and to approve the sale of the property to Nelson Mandela Apartments, LP if no responsive alternative proposals are received; and request authority for the Department of Planning and Development to negotiate a redevelopment agreement with Nelson Mandela Apartments, LP for redevelopment of the city property plus the developer property located at 600-02 N. St. Louis Avenue, 601 N. Sawyer Avenue and 3112-14 W. Franklin Boulevard, and to recommend to the City Council of the City of Chicago the designation of Nelson Mandela Apartments, LP as Developer if no responsive alternative proposals are received.

**Anna Booth**

Motioned by Perez, seconded by Moreno. Approved 8-0. Yeas: Butler, Davis, Griggs, Moreno, Newsome, Olander, Perez and Carrott. Alphonse not present.  
**15-CDC-29**

#### **IV. ADJOURNMENT**

Motion to adjourn made by Olander. Voice vote, all yeas.  
Meeting adjourned at 4:17 p.m.

