

**COMMUNITY DEVELOPMENT COMMISSION**  
**121 North LaSalle Street**  
**Council Chambers, Second Floor**  
**Regular Meeting**  
**March 11, 2014**

**MINUTES**

**I. ROLL CALL OF COMMISSIONERS**

Chairman Marina Carrott called the meeting to order at approximately 1:00 p.m. and then undertook a roll call to establish the presence of a quorum.

**Present**

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

**Not Present**

Adela Cepeda  
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. APPROVE MINUTES OF THE FEBRUARY 11<sup>TH</sup> MEETING**

Motioned by Newsome, seconded by Ward. Voice vote, all yeas. Buford, Davis and Logan not present.

### III. OLD BUSINESS

#### A. PROPOSED 119<sup>TH</sup>/HALSTED TIF REDEVELOPMENT PROJECT AREA AMENDMENT NO. 2 (WARDS 9 AND 34)

Recommend approval of the redevelopment plan for the proposed 117<sup>th</sup>/Halsted Tax Increment Financing Redevelopment Project Area Amendment No. 2, recommend designation of the area as a Tax Increment Financing Redevelopment Project Area, and recommend adoption of Tax Increment Financing for the area.

**Project Manager: Tricia Marino Ruffolo**

Motioned by Logan, seconded by Davis. Approved 13-0. Yeas: Buford, Davis, Duque, Kostiner, Logan, Martin, Mooney, Newsome, Olander, Perez, Stein, Ward and Carrott.

**14-CDC-9**

### IV. NEW BUSINESS

#### A. FOSTER/CALIFORNIA TIF REDEVELOPMENT PROJECT AREA (WARD 40)

Request authority for the Department of Planning and Development to negotiate a redevelopment agreement with Swedish Covenant Hospital for redevelopment of the hospital campus located in the vicinity of Foster and California avenues in the Foster/California Tax Increment Financing Redevelopment Project Area, and to recommend to the City Council of the City of Chicago the designation of Swedish Covenant Hospital as Developer.

**Project Manager: Christopher Jang**

Motioned by Logan, seconded by Davis. Approved 13-0. Yeas: Buford, Davis, Duque, Kostiner, Logan, Martin, Mooney, Newsome, Olander, Perez, Stein, Ward and Carrott.

**14-CDC-10**

#### B. 47<sup>TH</sup>/HALSTED TIF REDEVELOPMENT PROJECT AREA (WARD 3)

Request authority to advertise the Department of Planning and Development's intention to enter into a negotiated sale with Ultimate Gas & Mini Mart, Inc. for the disposition of the property located at 4237 and 4241 S. Wells Street and 224 W. 43<sup>rd</sup> Street in the 47<sup>th</sup>/Halsted Tax Increment Financing Redevelopment Project Area, to request alternative proposals, and to approve the sale of the property to Ultimate Gas & Mini Mart, Inc. if no responsive alternative proposals are received.

**Project Manager: Essie Banks**

Motioned by Logan, seconded by Davis. Approved 13-0. Yeas: Buford, Davis, Duque, Kostiner, Logan, Martin, Mooney, Newsome, Olander, Perez, Stein, Ward and Carrott.

**14-CDC-11**

**C. 49<sup>TH</sup>/ST. LAWRENCE TIF REDEVELOPMENT PROJECT AREA  
(WARD 4)**

Request authority for the Department of Planning and Development to negotiate a redevelopment agreement with The Community Builders, Inc., for redevelopment of the property located at 611, 633 and 636 E. 50<sup>th</sup> Street, 731 E. 50<sup>th</sup> Place and 4950 S. Langley Avenue in the 49<sup>th</sup>/St. Lawrence Tax Increment Financing Redevelopment Project Area, and to recommend to the City Council of the City of Chicago the designation of The Community Builders, Inc., as Developer.

**Project Manager: Dinah Wayne**

Motioned by Logan, seconded by Davis. Approved 13-0. Yeas: Buford, Davis, Duque, Kostiner, Logan, Martin, Mooney, Newsome, Olander, Perez, Stein, Ward and Carrott.

**14-CDC-12**

**V. ADJOURNMENT**

Motion to adjourn made by Logan. Voice vote, all yeas.  
Meeting adjourned at 2:45 p.m.