

COMMUNITY DEVELOPMENT COMMISSION
121 North LaSalle Street
Council Chambers, Second Floor
Regular Meeting
August 11, 2015

MINUTES

I. ROLL CALL OF COMMISSIONERS

Chairman Marina Carrott called the meeting to order at 1:07 p.m. and then undertook a roll call to establish the presence of a quorum.

Present

Marina Carrott, Chairman
Jorge Perez, Vice Chairman
Robert Buford
Adela Cepeda
Leslie Davis
Omar Duque
Margaret Garner
Shirley Newsome
Lynda Olander

Not Present

Roxanne Ward, Secretary
Lyle Logan
Clyde Martin
Andrew Mooney
Jonathan Stein
Blake Sercye

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 JULY 14TH MEETING

Motioned by Garner, seconded by Newsome. Voice vote, all yeas. Buford not present.

III. OLD BUSINESS

A. PROPOSED BELMONT/CENTRAL TIF REDEVELOPMENT PROJECT AREA AMENDMENT NO. 2

(WARDS 30, 31 AND 36)

Request the approval of the redevelopment plan for the 119th/I-57 Tax Increment Financing Redevelopment Project Area Amendment No. 1.

Project Manager: Beth McGuire

Motioned by Perez, seconded by Buford. Approved 9-0. Yeas: Buford, Cepeda, Davis, Duque, Garner, Newsome, Olander, Perez and Carrott.

15-CDC-22

B. PROPOSED MIDWEST TIF REDEVELOPMENT PROJECT AREA AMENDMENT NO. 2

(WARDS 12, 24, 27, 28 AND 29)

Accept for review the amended redevelopment plan for the proposed Midwest Tax Increment Financing Redevelopment Project Area Amendment No. 2, and set dates for a public meeting of the Joint Review Board and a public hearing.

Project Manager: Gloria Peralta

Motioned by Newsome, seconded by Olander. Approved 9-0. Yeas: Buford, Cepeda, Davis, Duque, Garner, Newsome, Olander, Perez and Carrott.

15-CDC-23

IV. NEW BUSINESS

A. HALSTED/VINCENNES REDEVELOPMENT PROJECT AREA (WARD 21)

Request authority to advertise the Department of Planning and Development's intention to enter into a negotiated sale with Green Era Educational NFP for the disposition of the property located at 650 West 83rd Street in the Halsted/Vincennes Redevelopment Project Area, to request alternative proposals, and to approve the sale of the property to Green Era Educational NFP if no responsive alternative proposals are received.

Project Manager: Ed Lewis

Motioned by Perez, seconded by Buford. Approved 8-0. Yeas: Buford, Davis, Duque, Garner, Newsome, Olander, Perez and Carrott. Cepeda not present.

15-CDC-24

**B. JEFFERSON PARK TIF REDEVELOPMENT PROJECT AREA
(WARD 45)**

Request authority to advertise the Department of Planning and Development's intention to enter into a negotiated sale with Jefferson Park Residences, LLC for the disposition of the property located at 5161 and 5201 W. Lawrence Avenue in the Jefferson Park Tax Increment Financing Redevelopment Project Area, to request alternative proposals, and to approve the sale of the property to Jefferson Park Residences, LLC if no responsive alternative proposals are received.

Project Manager: Michelle Nolan

Motioned by Olander, seconded by Perez. Defeated 3-2. Yeas: Olander, Perez and Carrott. Nays: Duque and Newsome. Abstentions: Buford, Davis and Garner. (Five yes votes are needed for approval). Cepeda not present.

**C. CICERO/ARCHER TIF REDEVELOPMENT PROJECT AREA
(WARD 22)**

The Department of Planning and Development requests authority to negotiate a redevelopment agreement with Midway Pointe, LLC for the redevelopment of the property located at 5001-5021 W. 47th Street in the Cicero/Archer Tax Increment Financing Redevelopment Project Area, and to recommend to the City Council of the City of Chicago the designation of Midway Pointe, LLC as Developer.

Barbara Taylor

Motioned by Perez, seconded by Duque. Approved 7-0. Yeas: Buford, Davis, Duque, Newsome, Olander, Perez and Carrott. Cepeda and Garner not present.

15-CDC-25

V. ADJOURNMENT

Motion to adjourn made by Olander. Voice vote, all yeas.
Meeting adjourned at 3:57 p.m.