

COMMUNITY DEVELOPMENT COMMISSION
121 North LaSalle Street
Council Chambers, Second Floor
Regular Meeting, 1:00 p.m.
November 9, 2010

MINUTES

I. ROLL CALL OF COMMISSIONERS

Chairman Arnold Randall 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

Arnold Randall, Chairman
Laura Hassan, Vice Chairman
Marina Carrott
Jacqueline Gomez
Anne Kostiner
Clyde Martin
Ellen Sahli
Jonathan Stein
Lynn Todman
Spruiell White

Not Present

James Bland
Margaret Garner
Lyle Logan
Sonya Malunda

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 14TH AND OCTOBER 12TH CDC MEETINGS

Motioned by Martin, seconded by Carrott. Voice vote, all yeas.

III. NEW BUSINESS

A. **43RD/COTTAGE GROVE TIF REDEVELOPMENT PROJECT AREA (WARD 4)**

Request authority to advertise the Department of Community Development's intention to enter into a negotiated sale with TCB Development Services, LLC; Mahogany Chicago 47, LLC; Lofts 47 Phase I, L.P.; and TCB Illinois NFP, Inc. (collectively the "Developer Parties") for the disposition of property located on the block bounded by 47th and 48th streets, Cottage Grove and Evans avenues in the 43rd/Cottage Tax Increment Financing Redevelopment Project Area, to request alternative proposals and to approve the sale of the property to the Developer Parties if no responsive alternative proposals are received; and request authority for the Department of Community Development to negotiate a redevelopment agreement with the Developer Parties for redevelopment of the city property and the Developer Parties' parcel located at 4727 S. Evans Avenue and to recommend to the City Council of the City of Chicago the designation of the Developer Parties as Developer if no responsive alternative proposals are received.

Project Manager: James Wilson

Motioned by Sahli, seconded by Hassan. Approved -10-0. Yeas: Carrott, Gomez, Hassan, Kostiner, Martin, Sahli, Stein, Todman, White and Randall.

10-CDC-70

B. **67TH/CICERO TIF REDEVELOPMENT PROJECT AREA (WARD 18)**

Request authority to advertise the Department of Community Development's intention to enter into a negotiated sale with Senior Suites Chicago Midway Village, LLC for the disposition of the property located at 6730 thru 6810 S. Keating Avenue in the 67th/Cicero Tax Increment Financing Redevelopment Project Area, to request alternative proposals, and to approve the sale of the property to Senior Suites Chicago Midway Village, LLC if no responsive alternative proposals are received.

Project Manager: Michelle Nolan

Motioned by Carrott, seconded by Sahli. Approved -10-0. Yeas: Carrott, Gomez, Hassan, Kostiner, Martin, Sahli, Stein, Todman, White and Randall.

10-CDC-71

C. LASALLE CENTRAL TIF REDEVELOPMENT PROJECT AREA (WARD 42)

Request authority for the Department of Community Development to negotiate a redevelopment agreement with Accretive Health, Inc. for redevelopment of leased premises within the property located at 231 S. LaSalle Street in the LaSalle Central Tax Increment Financing Redevelopment Project Area, and to recommend to the City Council of the City of Chicago the designation of Accretive Health, Inc. as Developer. The building located at 231 S. LaSalle Street has been identified in the Chicago Historic Resources Survey as possessing potentially significant architectural or historic features.

Project Manager: Paul Zalmezak

Motioned by Martin, seconded by Todman. Approved-10-0. Yeas: Carrott, Gomez, Hassan, Kostiner, Martin, Sahli, Stein, Todman, White and Randall.

10-CDC-72

D. 71ST/STONY ISLAND AVENUE TIF REDEVELOPMENT PROJECT AREA (WARD 5)

Request authority to advertise and issue a Request for Proposals for the purchase and redevelopment of the property located at 1668-1708 East 71st Street in the 71st/Stony Island Tax Increment Financing Redevelopment Project Area.

Project Manager: Lisa Washington

Motioned by Sahli, seconded by White. Approved -10-0. Yeas: Carrott, Gomez, Hassan, Kostiner, Martin, Sahli, Stein, Todman, White and Randall.

10-CDC-73

IV. ADJOURNMENT

Motioned by voice vote, all yeas.

Meeting adjourned at 3:00 p.m.