



Meeting Minutes

January 12, 2022 SSA 28-2014 Special Commissioners Meeting (via Zoom)

(Numbers correspond to agenda items from the meeting.)

1.) The meeting was called to order by Mary Garcia at 12:05pm (CST).

2.) Attendance:

Commissioners Present: Mary Garcia, Jack Wroblewski, Joe Oliveri, Moe Taleb, Chris Murphy, Dr. Juanita Mora

Commissioners Absent: None

Sole Service Provider Staff: Michael Giordano, Nina Kosinski, Andy Pierce

Guests: Michael DiMeo (Six Corners Chamber of Commerce Board President) and a few members of our community.

3.) Public Comments: Pete Czosnyka

4.) Minutes from the November 24, 2021 SSA 28-2014 Commissioners Meeting were reviewed. Mary Garcia asked for a motion to approve the minutes. Jack Wroblewski made a motion. The motion was seconded by Moe Taleb. All others were in favor.

5.) The need to rebalance/reallocate funded categories in the 2021 SSA 28-2014 Budget was discussed. SSA 28-2014 Commissioners were asked to vote to approve the following transfers between funded categories in the SSA 28-2014 2021 Budget:

- Transfer \$7,000.00 from category 7.00 to category 6.00.
- Transfer \$30,000.00 from category 4.00 to category 2.00.
- Transfer of \$10,000.00 from category 4.00 to category 1.00.

Michael DiMeo reminded our commissioners that part of our mission statement for 2021 was to provide a higher level of service at a lower cost. To that end, we have a roughly \$90,000.00 carry over from 2021 to 2022. Mary Garcia asked for a motion to approve these transfers/budget adjustments. Joe Oliveri made a motion. The motion was seconded by Jack Wroblewski. All others were in favor.

6.) Dates for the 2022 SSA 28-2014 Commissioner Meetings were proposed. Commissioners were asked to vote to approve the following meeting dates:

- Wednesday, February 23rd, at 12:00pm (CST)
- Wednesday, April 6th, at 12:00pm (CDT)
- Wednesday, July 13th, at 12:00pm (CDT)
- Wednesday, October 12th, at 12:00pm (CDT)
- Wednesday, December 7th, at 12:00pm (CST)

Mary Garcia asked for a motion to approve these meeting dates. Jack Wroblewski made a motion. The motion was seconded by Moe Taleb. All others were in favor.

7.) Our annual [2022] review of the Bylaws for the SSA 28-2014 Commission commenced. In 2021 to better comport with the City of Chicago's Bylaws Template for SSAs, we created the following executive positions for the SSA 28-2014 Commission: Vice-Chairperson, Treasurer, and Secretary. Going forward, we will continue to look at our bylaws so they match the City of Chicago's Bylaws Template for SSAs. If we feel an item does not comport or match in our current bylaws, we will vote to make it comport/match in an upcoming SSA 28-2014 Commission Meeting.

8.) The 2021 4Q Workplan for SSA 28-2014 was reviewed and commissioners were asked to vote to approve it. Mary Garcia asked for a motion to approve the 2021 4Q Workplan for SSA 28-2014. Moe Taleb made a motion. The motion was seconded by Jack Wroblewski. All others were in favor.

9.) New Business / Administrative Update:

a.) Nina Kosinski gave a report outlining our efforts to make Small Business Saturday a success. We created a passport that shoppers could get stamped at over 20 Six Corners businesses. A passport could be obtained at several area businesses. It was also sent to area residents via a bulk mailing and 11,000 passports were inserted into the Northwest Press newspaper. If shoppers received 15 stamps on their passport, they could enter a drawing to win a \$500 American Express Gift Card. Goody bags were given to everyone

who participated. Hot chocolate and cookies were also provided to shoppers at the Six Corners Chamber of Commerce office. In addition, the Chamber office offered free gift wrapping to shoppers. About 100 people stopped by the Chamber office to learn more about the happenings at Six Corners. The day began with "Breakfast with Santa and Mrs. Claus" at Eggsperience. We also had a free trolley that made 9 stops throughout the Six Corners Business District from 11:00am - 4:00pm.

b.) Andy Pierce spoke about the Christmas decorations that we displayed throughout SSA 28-2014. During the installation, we discovered several areas of the SSA that needed electrical repair. Wreaths were hung south of Cicero Avenue where electricity was not available. A few businesses located on Cicero [south of Irving Park] mentioned that Christmas decorations were never displayed in front of their stores in the past. We changed that this year. Andy also mentioned that there was a huge increase in usage of the Laporte/Cuyler parking lot over the holiday season as well as during the recent inclement weather events. Finally, Andy stated that the Six Corners Chamber of Commerce will be forming committees in the coming weeks. The committees will be discussing business district promotions and how to best spend TIF rebate funds going forward. Province Pizza will be opening this week on Thursday, January 13th. The Hot Dog Box will be opening on Saturday, January 15th.

c.) Michael DiMeo gave a quick synopsis of the Federal Reserve's intention to increase interest rates in the coming year as well as supply chain issues that all businesses are dealing with. He mentioned that the Six Corners Chamber of Commerce tries to be a resource for area businesses regarding these topics.

d.) Moe Taleb asked for an update regarding the Portage Theater. The owner of the theater and the Chicago Department of Planning and Development continue to speak. The owner of the theater also continues to speak with 45th Ward Alderman, Jim Gardiner. Andy has sent the owner of the theater every announcement of a new business opening at Six Corners. All of these new businesses have mentioned that they thought their business would thrive with the reopening of the Portage Theater.

e.) Joe Oliveri mentioned that he was pleased to see an article in the Northwest Press newspaper that stated the following community organizations are in favor of retaining the Laporte/Cuyler parking lot: Six Corners Chamber of Commerce, Portage Park Chamber of Commerce, and the Six Corners Association. Michael DiMeo reiterated that the large developers at Six Corners (e.g. Ryan Companies and Novak Construction) want to see the parking lot retained as well. There is also a groundswell of support from local businesses and area residents. The creation of better signage for the parking lot will be a topic in one of our upcoming committee meetings that focus on how to best spend the TIF rebate funds available to us. Joe Oliveri mentioned that if everything moves ahead with the Portage Theater; he was confident that all real estate taxes would be made current. Most of the back property taxes have already been paid. Michael DiMeo stated that repairs on

the Portage Theater have been more extensive than our public commenter has realized and that a walk around the building would concur this assertion very easily. The process surrounding the acquisition of any grant dollars for the Portage Theater continues. The Six Corners Chamber of Commerce will always help a local business survive and thrive. The Portage Theater is no different than any other business at Six Corners that would come to us for assistance.

10.) Mary Garcia asked for a motion to adjourn the meeting. Jack Wroblewski made a motion to adjourn. The motion was seconded by Moe Taleb. All others were in favor. The meeting was adjourned at 12:42pm (CST).