



Meeting Minutes

September 15, 2021 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 12:04pm (CDT).

2.) Attendance:

Commissioners Present: Mary Garcia, Jack Wroblewski, Joe Oliveri, Moe Taleb

Commissioners Absent: Dr. Juanita Mora, Chris Murphy

Sole Service Provider Staff: Michael Giordano, Nina Kosinski

Guests: Michael DiMeo (Six Corners Chamber of Commerce Board President), Mark Roschen (City of Chicago), and a few members from our community

3.) Public Comments: Pete Czosnyka

4.) Minutes from the August 25, 2021 SSA 28-2014 Commissioners Meeting were reviewed with a correction pertaining to the executive positions that a few of our SSA 28-2014 Commissioners will hold (e.g. Vice Chairperson, Treasurer) on the SSA 28-2014 Commission. The correct executive positions are as follows: Chris Murphy, Vice Chairperson; Moe Taleb, Secretary; Joe Oliveri, Treasurer. Mary Garcia asked for a motion to approve the minutes. Joe Oliveri made a motion. The motion was seconded by Jack Wroblewski. All others were in favor.

5.) The Revised 2020 Draft Audit for SSA 28-2014 was reviewed. Specifically, we sought to clarify the dollars received from the Office of the County Clerk and basically it's less the allowance for uncollectible taxes. We also sought to clarify the money contained within the D19 Fund that we felt was stated incorrectly. However after much consultation and discussion with our auditor, Cary J. Hall, we now believe these figures

are accurate or as accurate as possible. Cary did admit that it was hard at times to follow some previous accounting that was not done correctly. We now believe this to be a good audit. Mary Garcia asked for a motion to approve the Revised 2020 Draft Audit for SSA 28-2014. Joe Oliveri made a motion. The motion was seconded by Moe Taleb. All others were in favor.

6.) The 2021-2022 Snow Removal Contract for SSA 28-2014 was reviewed. It is similar to last year's snow contract. However, the automatic snow push threshold is being moved to 2 inches from one inch. Our rationale for doing so is based on the effectiveness of salt when needing to clear snow accumulations under two inches. Air temperatures after the snowfall will also play a factor in whether or not we salt or request a push with snow accumulations under two inches. Preemptive salting will also be utilized to mitigate the first inch or so of new snow that has fallen. We will continue using the same snow removal vendor, Landscape Concepts Management. Mary Garcia asked for a motion to approve the snow removal contract. Jack Wroblewski made a motion. The motion was seconded by Moe Taleb. All others were in favor.

7.) Since we moved-up our September SSA 28-2014 Commissioners Meeting to Wednesday, September 15th, in order to approve the Revised 2020 Draft Audit for SSA 28-2014. A vote was taken to cancel the originally scheduled September SSA 28-2014 Commissioners Meeting on Wednesday, September 22, 2021. Mary Garcia asked for a motion to cancel the SSA 28-2014 Commissioners Meeting scheduled for Wednesday, September 22, 2021. Joe Olivei made a motion. The motion was seconded by Moe Taleb. All others were in favor.

8.) New Business / Administrative Update:

a.) Rock the Badges will be taking place at Six Corners on Saturday, September 18th, and Sunday, September 19th.

b.) The Novak Construction Project [at the former Sears site] went through full approval by the City of Chicago's City Council yesterday.

c.) Be on the lookout for a public meeting that will pertain to the GW Properties project [at the former Peoples Gas site] sometime in October.

d.) We are working to save the parking lot on LaPorte Avenue near the Six Corners Business District. The City of Chicago is attempting to sell this parking lot. A few weeks ago we had a meeting with Chip Hastings and Ryan Slattery regarding the sale of this property. In addition, we met with Alderman Jim Gardner and the Six Corners business

owners. We uncovered significant opposition to this sale from the business owners at Six Corners. The displacement of the vehicles in the parking lot will interfere with residential parking and parking that the businesses depend on for their customers and employees. The Six Corners Master Plan in 2014 identifies this parking lot as a major component for the future growth and development of the Six Corners Business District. It was asserted that the lack of signage for the parking lot may be contributing to the parking lot's lack of use. We would consider using a portion of the TIF surplus funds available to SSA 28-2014 to install this much needed signage.

e.) We are now providing litter removal service throughout SSA 28-2014 seven days a week.

9.) Mary Garcia asked for a motion to adjourn the meeting. Joe Oliveri made a motion to adjourn. The motion was seconded by Moe Taleb. All others were in favor. The meeting was adjourned at 12:25pm (CDT).