

SSA Commission Meeting: Albany Park & Irving Park Special Service Area #60

Wednesday, March 9, 2016, 5:30 pm

3403 W. Lawrence Ave Chicago, IL 60625

SSA Commission Meeting Minutes

Attendance

- **SSA Commissioners Present:** Andrew Levin (Chair), Stephanie Fishel (Vice Chair), Frank Kern, Saima Causevic, John Tunnell
- **SSA Commissioners Absent:** Jimmy Karagianes, Tom Guagliardo
- **North River Commission Staff Present:** Thomas Applegate, Executive Director, Duka Dabovic, SSA manager
- **Community:** Carol Maher, Jeff Sobczyk, Annette Held, Monica Moreno

Call to Order: The meeting was called to order at 5:37 by Commissioner Andrew Levin. Quorum was present. All present introduced themselves.

Minutes: Levin asked for review of the February meeting minutes and for questions or changes. Levin inquired about status of RFPs for security camera installations and security patrols. SSA Manager Duka Dabovic stated that both RFPs would be presented for consideration at the April meeting. Commissioner Stephanie Fishel asked whether a vote had been taken to eliminate foot patrols. Dabovic indicated that the security discussion at the February meeting resulted in direction to Dabovic to pursue an RFP for evening car patrols and not to include foot patrols, but no vote was recorded in the minutes.

Levin asked for a motion to approve the minutes. Commissioner John Tunnell so moved, Commissioner Frank Kern seconded. Levin asked for further discussion, there being none, he called the vote by voice. Minutes were approved by unanimous voice vote, no abstentions.

Financials: Levin referred to the financial reports, highlighted February expenses and year to date progress, and asked for questions. Fishel moved to approve financials reports, Tunnell seconded the motion, no further discussion was had, and the financial reports were approved by unanimous voice vote, no abstentions.

Updates: Dabovic reported that the planned tree pruning was completed, and he has been trained on the software to track tree inventory and maintenance. He asked for input on an RFP for planting trees in the fall, which will specify a range of recommended varieties for Chicago's climate and for business districts. The RFP should provide a per tree cost so that a decision can be made on how many to plant this year. Carol Maher asked if the trees will be warrantied, what size they will be, and whether there will be outreach to building owners and tenants next to new trees prior to planting.

Tunnell moved to direct Dabovic to issue a RFP for tree planting, Commissioner Saima Causevic seconded the motion, no further discussion was had, and the motion was approved by unanimous voice vote, no abstentions.

New Business: Façade Improvement Program, Review of Applications

2853 W. Montrose

Commissioners discussed the proposal, design, and costs. Levin asked for a motion to approve the application. Tunnell so moved, Kern seconded, no further discussion was had, and the motion was approved by unanimous voice vote, no abstentions.

3550 W. Montrose

Kern indicated that this application is for the building where he owns a condo and that he would recuse himself from discussion on the merits and a decision on the application. Kern described the project with additional comments from Annette Held and Monica Moreno. Kern recused himself, and Kern left the room during discussion, deliberation and the vote.

Commissioners discussed the proposal, design, and costs. Levin asked for a motion to approve the application. Causevic so moved, Fishel seconded, no further discussion was had, and the motion was approved by unanimous voice vote, no abstentions.

3051 W. Montrose

Commissioners raised concerns that the application did not include a rendering of what the building would look like after the renovations and requested that applicant submit a color rendering to show the building after renovations. Suggestions were made to consider colors similar to the house next door, to install a wrought-iron fence instead of chain-link, and to encourage the neighbor to also apply to improve their fence. Dabovic was directed to ask the applicant to consider commissioners' suggestions and resubmit the application.

4825 N. Kedzie

Commissioners questioned whether security cameras on the interior should be included, and Dabovic indicated that security systems, including interior cameras, are eligible improvements. Concerns were raised about the thickness or font weight of the proposed sign lettering. Commissioners discussed whether new windows were needed and recommended painting the wall behind the new sign. Dabovic was directed to ask the applicant to consider commissioners' suggestions and Commissioners will review the application again at the next meeting.

3111-17 W. Lawrence

Commissioners discussed the proposal, design, and costs. Levin asked for a motion to approve the application. Kern so moved, Fishel seconded, no further discussion was had, and the motion was approved by unanimous voice vote, no abstentions.

2944 W. Montrose

Commissioners discussed the review committee's rejection of application based on the contractor selected. Dabovic was directed to ask the applicant to consider a different contractor and resubmit the application.

2942 W. Montrose

Commissioners discussed the review committee's rejection of application based on the contractor selected. Dabovic was directed to ask the applicant to consider a different contractor and resubmit the application.

3001-07 W. Lawrence

Commissioners discussed the review committee's recommendation that the proposal specify proper tuck-pointing process. Commissioners also identified that the architect's fee has likely already been

incurred, and thereby cannot be included. Levin asked for a motion to approve the application contingent on the architect's fee being removed from the application and grinding out mortar specified in the contractors scope of work. Tunnell so moved, Fishel seconded, no further discussion was had, and the motion was approved by unanimous voice vote, no abstentions.

3119-25 W. Lawrence

Commissioners discussed the proposal, design, and costs. Commissioners commented on the amount of façade work needed. After the discussion, Levin asked for a motion to approve the application contingent on the existing old arrow sign being refurbished or removed. Fishel so moved, Tunnell seconded, no further discussion was had, and the motion was approved by unanimous voice vote, no abstentions.

3037 W. Montrose

Commissioners raised concerns that the application did not include a rendering of what the building would look like after the renovations and requested that applicant submit a color rendering to show the building after renovations. Suggestions were made to consider a door with a large glass panel. Dabovic was directed to ask the applicant to consider commissioners' suggestions and resubmit the application.

3026 W Montrose

Commissioners discussed the proposal, design, and costs. Levin asked for a motion to approve the application. Causevic so moved, Fishel seconded, no further discussion was had, and the motion was approved by unanimous voice vote, no abstentions.

Old Business: Levin indicated that he needed to leave. He recommended that the commission engage an advisor or facilitator to conduct strategic planning with the Commission.

Public Input: Maher recommended that if applications from single-family buildings are going to be rejected in the façade program, then the guidelines should exclude them from eligibility.

Next Meeting: Wednesday, April 13, 2016 @ Café Chien located at 4749 N Spaulding Ave, Chicago, IL 60625

Adjournment