

# ANNUAL REPORT 2021

🕒 MARCH 1, 2022

## DEAR PROPERTY OWNERS, BUSINESS OWNERS, AND RESIDENTS:

The Albany Park & Irving Park Special Service Area (SSA #60) program is an efficient community development resource for public way beautification and small business support. SSA #60 is locally-funded and locally-governed by local taxpayers and community members who guide programs that support our small, family-owned businesses and improve the quality of life for our neighborhoods. Included in this annual report are our **2021 Performance Highlights**.

After years of public input from residents and businesses, we are excited to finally bring SSA #60 services and resources further along Lawrence Avenue and Irving Park Road! This shared accomplishment is possible through your enthusiastic support. Together, we look forward to working with you, the public, and the sole service provider North River Commission in strengthening our small business community. We ask you to continue to spend your dollars as locally as possible. Have a happy, healthy and prosperous 2022!

Keep informed on our work; sign up for our weekly email updates at [bit.ly/newsNRC](https://bit.ly/newsNRC).

Sincerely,

**Mark Aistrophe**  
Chair, Special Service Area #60



**Albany Park  
& Irving Park  
SSA #60**

*Portraits of Resilience* mural series  
created by Chantala Kommanivanh  
located at 3142 W Lawrence Ave





# WHAT IS AN SSA?

Special Service Areas (SSA) are locally-led and locally-funded business districts that fund expanded services, programs, and public-way improvements.

SSA-funded projects include:

- Landscaping and Beautification
- Storefront Improvement Rebates for businesses & property owners
- District Marketing and Advertising
- Business Retention and Attraction
- Litter Abatement and Snow Removal
- Special Events and Promotional Activities
- Security Enhancements

## WHERE IS SSA #60?

The Albany Park & Irving Park Special Service Area (SSA #60) is located in the 33rd and 35th Wards. The SSA boundaries are below; view the map at [bit.ly/SSA60Boundary](https://bit.ly/SSA60Boundary)

**LAWRENCE AVE:** Chicago River to Pulaski Ave

**MONTROSE AVE:** Chicago River to Central Park Ave

**IRVING PARK RD:** California Ave to Central Park Ave

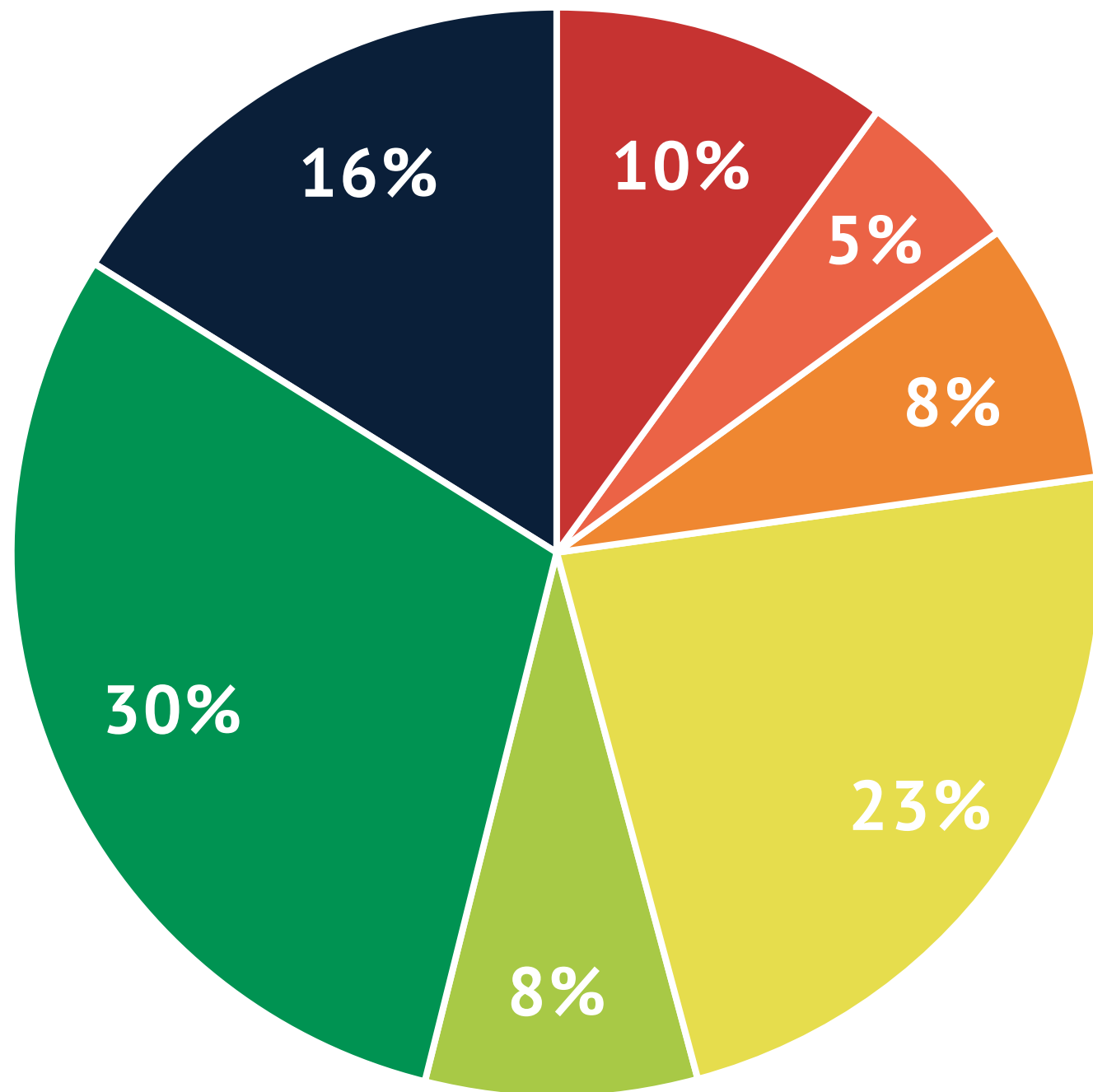
**KEDZIE AVE:** Ainslie St to Irving Park Rd

**KIMBALL AVE:** Lawrence Ave to Leland Ave

*Albany Park Flower Mural*  
created by Natalia Virafuentes  
located at 4650 N Kedzie Ave



# BUDGET BREAKDOWN



## **10% CUSTOMER ATTRACTION**

district banners, special events, public art, district promotion

## **5% STOREFRONT BEAUTIFICATION & REBATES**

storefront improvement program rebates, window merchandising

## **8% SNOW REMOVAL**

## **23% LITTER & GRAFFITI ABATEMENT**

## **8% SUSTAINABILITY**

Trees, plantings, benches, and bike racks

## **30% SSA MANAGEMENT**

Staffing, small business support, administration, audit

## **16% SSA RECONSTITUTION**

Consultant, research, and printed materials

# PERFORMANCE & IMPACT

## BUSINESS DISTRICT BEAUTIFICATION & INFRASTRUCTURE

210 DAYS

of litter removal along 7.5 miles of sidewalks

2 ART MURALS

Located at 4650 N Kedzie Ave and 3241 W Montrose Ave

52 PAINTED

or refreshed bike racks, parking meters, planter boxes and trash cans

532 BUSINESS CONSULTS

for direct technical support and referrals to help them grow

44" OF SNOW

removed along 7.5 miles of sidewalks

\$15,000 INVESTED

towards over \$30,000 in storefront improvement projects

70 SMALL BUSINESSES

participated in Flavors of Albany Park and two Northwest Brewfest events

8 RIBBON CUTTING

ceremonies to welcome new businesses to the community

3 HOLIDAY POP-UPS

at former vacant storefronts for holiday shopping

25+ LOCAL

entrepreneurs participated across the three holiday pop-ups

408 DISTRICT BANNERS

maintained across SSA-area light poles to promote community branding and business sponsorships



# STOREFRONT IMPROVEMENT PROGRAM

**THIS IMPORTANT PROGRAM** has been renewed for 2022 and will build on its success over the last seven years. Building owners and business tenants located in the SSA are eligible to apply for a 50% grant to make exterior improvements to their properties. The maximum grant for a single storefront is \$7,500. Renovations that include two or more storefronts in one building can receive up to \$15,000.

You are encouraged to reach out to us for guidance as you plan your project and submit a complete application; approval is required before work can begin. Applications are due on the last day of each month until all facade funds are committed to approved projects. The last day to submit your application is September 30, 2022.

**Download the application** and learn more about the program and eligible improvements such as tuckpointing, signage, awnings, windows, doors, cameras, paint, and lighting: [bit.ly/facadeprogram](https://bit.ly/facadeprogram)



Taqueria San Juanito located at 4714 N Kedzie Ave received a 2021 Storefront Improvement Rebate



# SPECIAL EVENTS

2021 marked a comeback for special events that bring residents, businesses, and visitors together while celebrating our neighborhood diversity. SSA#60 sponsors various district events that bring joy, excitement, awareness, and customer attraction to Albany Park and Irving Park.

We are excited to bring back these events and more. We hope that you will bring your friends, family, and neighbors along for the experiences and continue celebrating **#GlobalRootsLocalHeart!**

In 2022, save the dates for:

NORTHWEST BREWFEST.....SATURDAY, APRIL 30TH  
FLAVORS OF ALBANY PARK.....WEDNESDAY, JUNE 22ND  
LOT JAMS.....THURSDAYS THIS SUMMER



NORTHWEST  
BREWFE



^ 2021 Flavors of Albany Park

v Mariachi Sirenas at Lot Jams







Seasonal landscaping throughout the year



Sidewalk snow removal when it snows more than two inches

# North River Commission



North River Commission (NRC) is the service provider of the Albany Park & Irving Park Special Service Area #60.

North River Commission is the nonprofit community and economic development agency for the northwest side of Chicago, from the Chicago River to Cicero and Addison to Devon. Founded in 1962 by concerned residents and neighborhood institutions, North River Commission unites hundreds of civic associations, businesses, schools, institutions, and places of worship.

NRC serves the community areas and neighborhoods within Albany Park, Irving Park, and North Park to “improve the quality of life in our communities by developing affordable housing, quality education, arts & cultural endeavors, open spaces, environmental sustainability, and thriving neighborhood businesses.”



Albany Park  
Chamber of  
Commerce

As a complement to the work and investment of the Special Service Area, North River Commission also operates the Albany Park Chamber of Commerce and the Lawrence Avenue Development Corporation to grow thriving businesses in Albany Park, Irving Park, North Park, Peterson Park and Mayfair business districts.

**GET INVOLVED IN THE COMMUNITY AND WORK ALONGSIDE US!**

Sign up for our newsletter at [bit.ly/newsNRC](https://bit.ly/newsNRC), follow us on social media, come to a meeting, or contact us directly.





**Albany Park  
& Irving Park  
SSA #60**

**CONTACT US**

**COMMISSIONERS:**

**Mark Aistrope – *Chair*:** Meeting Tomorrow

**Kareeshma Ali – *Vice Chair*:** Surge Coffee Bar + Billiards

**Saima Causevic – *Treasurer*:** North Side Realty

**Stephanie Fishel – *Secretary*:** The Residents of Irving Park

**Andrew Levin:** Bass Management

**David Maletin:** Maletin Management

**Daniella Cornue:** Le Village Cowork

**Henrik Christensen:** Resident

**NORTHRIVERCOMMISSION.ORG**

**NORTH RIVER COMMISSION  
3403 WEST LAWRENCE AVENUE,  
SUITE 201  
CHICAGO, ILLINOIS 60625**

**SOCIAL MEDIA:**

**@NORTHRIVERCOMMISSION  
@ALBANYPARKCHAMBER**

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312-860-7884**

**DALIA ARAGON (HABLO ESPAÑOL)  
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**MARISABEL POZO (HABLO ESPAÑOL)  
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312-860-9294**

**CATHERINE GEORGE (HABLO ESPAÑOL)  
CGEORGE@NORTHRIVERCOMMISSION.ORG  
312-344-0333**

**MEETING DATE SCHEDULE:** 2nd Wednesday of the month at 6pm on Zoom until further notice; check our website for more information and meeting minutes.

Mural by Ryan Tova Katz  
located at 3706 W Lawrence Ave