



## 63<sup>rd</sup> Street Growth Commission

SSA Meeting

May 16<sup>th</sup> 2013

**Present:** Gint Cepenas, Mark DiValerio, Ruby Gonzalez, Nida Mehlab, Sheldon Rice, Laura Sedio, Drakia Wilkins, Nick Kollias

Sheldon Rice makes a motion to start the meeting at 9:12am with a round of introductions.

**Minutes & Financials:** Sheldon Rice makes a motion to approve April's minutes and financials. Mark DiValerio seconds and the minutes and financials are passed unanimously.

**Special Guest Speaker:** Nida Mehlab and Drakia Wilkins of Roosevelt University School of Real Estate provided an overview of their school project and the partnerships they developed with stake holders in the community. All participants showed interest in their project.

**Financial Update:** Presented and motioned by Sheldon Rice and seconded by Gint Motion passes unanimously.

**Security:** Nick Kollias presents April's security incidents and security patrol's action plans.

**Additional Updates:** Nick Kollias provided status on WiFi project and rebate programs.

**Adjournment:** Sheldon Rice makes a motion to adjourn the meeting at 9:50am



## 63<sup>rd</sup> Street Growth Commission

### SSA Meeting

June 20<sup>th</sup> 2013

**Present:** J. Blue, Manny Jimenez, Gint Cepenias, Sheldon Rice, Ruby Gonzalez, Laura Sedio, Mark DiValerio, Sofia Villarreal

**Called to Order:** Motioned by Sheldon Rice at 9:05 am and seconded by Manny Jimenez. Motion passes unanimously.

**Special Guest Speaker:** None

**Approval May 16<sup>th</sup>, 2013 Minutes and Financials:** Motioned by Sheldon Rice and seconded by Manny Jimenez. Motion passes unanimously.

**Financial Update:** Nick Kollias explained the SSA Commissioners that there are a few line items that are underperforming and a couple of other line items that appear to be more active. Specifically, Nick brings to the SSA Commissioners' attention that in order to maintain the WiFi program but also the security patrol services, there might be a need for more funding in the current months. Nick proposes to analyze all the line items and bring back to the Commission real time projections before the SSA Commissioners move around dollar amounts. Nick mentions that it will also be better to get the business community's feedback during the Mid-Year assessment survey to have a better feeling of what the business community really needs. Mark DiValerio comments that detailed dollar amounts and cost projections need to be reviewed before any budget changes take place. Manny Jimenez highlights that having the security patrol around the SSA is important and if businesses don't feel safe, they wouldn't stay in business for too long. Gint Cepenias and Mark DiValerio highlight the WiFi program and are in support of increasing the funding under this category. Nick Kollias states that GSDC will collect survey data, analyze cost projections for all the categories and bring back to the SSA board a few solutions to consider.

**Security:** Nick Kollias mentions Security funding will run out by October if changes are not made with the current size of the patrol force. Moving funding from underperforming areas

toward security or downsizing are possible options. Nick highlights again that this could be a decision for the board after the Mid-Year assessment takes place.

**Additional Updates:** Tina James provided status on the WiFi project. Tigress façade rebate is introduced by Nick Kollias. Gint Cepenas motions to approve rebate. Motion seconded by Manny Jimenez. Motion passes unanimously.

**Adjournment:** Motioned by Sheldon Rice and seconded by Gint Cepenas. Motion passes unanimously.



## 63<sup>rd</sup> Street Growth Commission

SSA Meeting

July 18<sup>th</sup> 2013

**Present:** J. Blue, M. Duke, B. Schiff, Laura Santos, Alfredo Santos, Seven McClay, Linda McClay, David Supanich, Manuel Jimenez, Ruby Gonzalez, Gint Cepenas, Mark DiValerio, Anthony Medrano, Liz Medrano, Laurie Sedio, Nora Curry, Nick Kollias, Christina James, Monica Clodius, Roberto Navarro, Elizabeth Martinez

**Called to Order:** Motioned by Mark DiValerio and seconded by Manuel Jimenez at 9:15 am. Motion passed unanimously.

**Special Guest Speaker:** B. Schiff and M. Duke presented the rough draft of the 2012 audit. There will be a meeting at 9:00 am July 22, 2013 at 2601 W 63<sup>rd</sup> Street for a presentation and approval of the final audit.

**Approval June 20, 2013 Minutes:** Motioned by Mark DiValerio and seconded by Manuel Jimenez. Motion passed unanimously. June 20, 2013 financials will be presented for approval in the September meeting.

**Approval of 2013 SSA 03 Mid-Year Assessment:** Nick Kollias presented the Mid-Year Assessment along with the survey conducted to determine satisfaction with programs. Program satisfaction is high according to the survey of 49 commercial property owners in the SSA 03 territory. Mark DiValerio motioned to approve the 2013 SSA 02 Mid-Year Assessment. Manuel Jimenez seconded the motion. The motion passed unanimously.

**Approval of 2014 SSA 03 Work Plan & Budget:** Nick Kollias presented the 2014 SSA 03 Work Plan and Budget. Manuel Jimenez motioned to approve the 2014 SSA 03 Work Plan. The motion was seconded by David Supanich. The motion passed unanimously. Nora Curry pointed out that there was a spread sheet error where \$6,500 dollars were not automatically placed in Schedule A. Mark DiValerio motions for the approval of the 2014 SSA 03 Budget once the error is corrected. Manuel Jimenez seconded the motion. The motion passed unanimously.

**Approval of GSDC as the Sole Service Provider for SSA 03:** Motioned by Gint Cepenas and seconded by Laurie Sedio. The motion passed unanimously.

**Other Business:** Monica Clodius presented the results of Southwest Summer Fest. Nick Kollias presented what these results meant for the coming year. Roberto Navarro presented a façade rebate for Laura and Alfredo Santos. The rebate would be a total of \$5,000. Gint Cepenas motioned to approve the rebate. Manuel Jimenez seconded the motion. The motion passed unanimously. Christina James presented an update on the Wi-Fi project.

**Adjournment:** Mark DiValerio motioned to adjourn at 10:25 am. Manny Jimenez seconded the motion. The motion passed unanimously.



63<sup>rd</sup> Street Growth Commission

SSA Meeting

July 22<sup>nd</sup> 2013

**Present:** Manuel Jimenez, Nick Kollias

**Conference Call Participants:** B. Schiff, David Supanich, Ruby Gonzalez, Gint Cepenas, , Sofia Villareal, Sheldon Rice, Meredith Duke

**Called to Order:** Motioned by Sheldon Rice and seconded by Manuel Jimenez at 9:05 am. Motion passed unanimously.

**Special Guest Speaker:** B. Schiff and M. Duke presented the final draft of the 2012 audit. Manuel Jimenez made a motion to approve the 2012 final audit. Gint seconded the motion. The motion passed unanimously. Sheldon Rice made a motion to approve the 2014 revised budget due to the additional carryover of \$6,215 that had not been taken into account at the last meeting on Thursday, July 18<sup>th</sup>. Manuel Jimenez seconded it. The motion passed unanimously.

**Adjournment:** Sheldon Rice motioned to adjourn at 9:12am. Manny Jimenez seconded the motion. The motion passed unanimously.



## 63<sup>rd</sup> Street Growth Commission

### SSA Meeting

September 19<sup>th</sup> 2013

**Present:** Sofia Villarreal, J. Blue, Sheldon Rice, Manuel Jimenez, Gint Cепенas, Mark DiValerio, Nick Kollias, Christina James, Monica Clodius, Roberto Navarro

**Called to Order:** Motioned by Sheldon Rice and seconded by Mark Divalerio at 9:17 am. Motion passed unanimously.

**Approval July SSA Minutes and Financials:** Motioned by Sheldon Rice and seconded by Mark DiValerio. Motion passed unanimously.

**WiFi Update:** Christina James presented an update on the WiFi program. Phase 2 is nearly complete with one installation point left. She and Atmosphere are currently discussing payment methods for service upgrades. She also discussed the city programs that GSDC had applied to that would help provide tech instruction to local business owners on the effective use of the internet. The use of the building at 63<sup>rd</sup> and Pulaski is discussed. It is suggested to search for other options, such as financing a build on another building for use as a WiFi point instead or contacting CVS about the use of their building.

**Security Update:** Nick Kollias presented the security update for the month of August. The security patrols appear to have had a positive influence in deterring crime during their patrol hours.

**Upcoming Holiday Programs Update:** Nick Kollias presented the update on the organization of the holiday celebration month. The RFP process and three quotes for the event were presented and discussed along with the choice of advertising newspaper.

**Other Business:** Nick Kollias brought to the commissioners' attention several complaints he had received about the number and color of the banners along 63<sup>rd</sup> Street. He requested that the commissioners consider whether they would prefer to hang half as many banners and/or limit to one or two different colors, rather than the current three in the spring banner design.

**Adjournment:** Sheldon Rice motioned to adjourn at 9:53 am. Mark DiValerio seconded the motion. The motion passed unanimously.





## 63<sup>rd</sup> Street Growth Commission

SSA #63 Meeting

October 17, 2013

**Present:** Jack Blue (community resident), Mark Divalerio (Peoples Gas), Gint Cepenas (Cepenas Law Office), Laurie Sedio (Metro Family Services), Ruby Gonzalez (BMO Harris Bank), David Supanich (Lawn Lanes Bowling), Tina James (GSDC), Nick Kollias (GSDC), Robert Navarro (GSDC).

**Called to Order:** Motioned by Mark Divalerio at 9:10 am and seconded by Laurie Sedio motion second passes unanimously.

**Approval September 19, 2013 Minutes and Financials:** Motioned by Mark Divalerio and seconded by Laurie Sedio Motion passes unanimously.

### **Financial Update:**

**Security:** Mark asked about crime in the area. Tina James talked about the challenges in the community and revealed the statistics of crime that the 8th District Commander exposed has gone done.

**WiFi Update:** Tina James gave the statistic numbers and challenges with Atmosphere. Tina said she is in the process of interviewing new companies to possibly replace Atmosphere. There was also a need to look for more locations for antennas to enhance the WiFi signal.

**Rebates:** Nick Kollias presented the façade rebate applications from the owners of Western and 63rd (Southeast corner) building and Ali Hussain from Supreme Insurance. The SSA Commissioners approved both properties for a facade rebate. Rob Navarro talked about rebates that are in the pipeline and in progress.

**Adjournment:** by Mark Divalerio and seconded by Gint Cepenas Motion passes unanimously.



## 63<sup>rd</sup> Street Growth Commission

### SSA #63 Meeting

Nov 21, 2013

**Present:** Jack Blue (community resident), Mark Divalerio (Peoples Gas), Gint Cepenas (Cepenas Law Office), Ruby Gonzalez (BMO Harris Bank), Nick Kollias (GSDC), Robert Navarro (GSDC).

**Called to Order:** Motioned by Mark Divalerio at 9:10 am and seconded by Gint Cepenas motion second passes unanimously.

**Approval October's 2013 Minutes and Financials:** Motioned by Mark Divalerio and seconded by Gint Cepenas Motion passes unanimously.

**Security:** Nick presented the security report and talked about the incident where the 8<sup>th</sup> District Commanders was hurt on the line of duty.

**Adjournment:** Motioned by Mark Divalerio and seconded by Gint Cepenas Motion passes unanimously.



### SSA #3 Minutes

Thursday, December 12, 2013

**Present:** Manuel Jimenez, Elizabeth Martinez, David Supanich, Jackson Blue, Sofia Villarreal, Nick Kollias, Rob Navarro, Tina James, Joni Gutierrez.

**Absent:** Mark Divalerio, Gint Cepenas, Ruby Gonzalez.

December Holiday Breakfast at Top View Restaurant 4715 W. 63rd Street. Board decided to meet in January.