



Andersonville Special Service Area #22

June 2, 2026 | 10:00AM

5706 N Clark, Chicago, IL 60640

In attendance: Mike Sullivan, Xavier Zininger, Marianne Candido, Farah Essa, and Nadeen Kieren

See minutes in BOLD

- I. Welcome & introductions
 - A. Mike Sullivan called meeting to order at 10:04AM**
- II. Public Comment Period
 - A. No public comment**
- III. Approval of May 5, 2026 Minutes (vote)
 - A. Amend double Xavier vote on Public way aesthetics to MJ seconded**
 - B. Farah motion, MJ second - all approved**
- IV. Budget and Financial report (vote)
 - A. We don't have the reporting yet from Mark**
 - B. Xavier motion, Farah second - All approved**
- V. 2025 Auditor (vote)
 - A. Our auditor never told us that he was not doing it for us this year.**
 - B. Increase spend from \$3900 to \$6000**
 - C. We are delayed with audit - we've asked for an extension and have not heard back from City**
 - D. Xavier motion, Nadeen second - All approved**
- VI. Customer Attraction
 - A. Events
 - 1. Past Event recap
 - a) Spring Wine Walk - 650 tcs sold. NA route was underutilized but appreciated. No complaint emails from business or consumer**
 - b) 48th Ward walk with the mayor was successful, stopped at lots of LGBTQIA businesses**
 - 2. Upcoming Events

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- a) **Midsommarfest - June 12-14**
- b) **Vintage Market - July 12 & July 26**
- c) **Summer Sidewalk Sale - July 24-26**

B. Social Media Management (vote)

- 1. **Joslyn Solis - meet me at the water tower series. Discussed with Joslyn on district attraction and filming a similar series about SSA and other district things. Coverage outside of SSA is billed to ACC instead of SSA.**
- 2. **Xaver motion, MJ second - All approved**

VII. Public Way Aesthetics

A. Cleanslate Pressure Washing Agreement (vote)

- 1. **No price increase. Commence June 15**
- 2. **Nadeen motion, Farah second - All approved**

B. Catalpa Plaza

- 1. **Groundbreaking on June 18 at noon. There will be speakers and organizers.**
- 2. **Have to move planters, will figure out locations.**
- 3. **Parking on catalpa - potentially using St. Gregory lots for supplemental parking. Maybe the western half of Walgreens parking.**

VIII. SSA Renewal Update

A. Sole Service Provider (vote)

- 1. **ACC formally requests to continue being SSA sole service provider**
- 2. **MJ motion, Nadeen second - All approved**

B. Draft Budget Review

- 1. **Fun part! We cannot modify spreadsheet directly - using 2026 budget to predict 2027 budget**
- 2. **Less money from TIF for 2027 - \$69k instead of \$83k. However max carryover will increase**
- 3. **Increase of 3.9% increases levy by about 10k**
- 4. **Things to note:**
 - a) **Returning funds (\$30k) in 2027 from SSA Reconstitution of 2026. Would go towards decorative banners, social media management, etc.**
 - b) **Areas to focus based on feedback would be streetscape elements. Other ways to activate corners with “people spots”?**
 - c) **Most categories make sense for where \$\$ is.**

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d) Do we have enough budget for weeding? Do we need to add more funds for Catalpa Plaza? We're not paying for plantings, just the maintenance.

e) New bike racks through the district

C. 2026 Budget Reallocations (vote)

1. Move \$15k from the public way into social media - removed from streetscape elements.

2. Xavier motion, MJ second - All approved

D. Pin Signature Collection updates

1. We will send the Advisory Committee Plan after we meet today.

2.

IX. ACC & ASCA Updates

A. Farmers Market has been going for 4 weeks now, and is successful.

X. Next Andersonville Commission Meeting: 11:00AM on July 10, 2026

A. This meeting is mandatory to vote on the final budget for 2027

XI. Adjourn

A. Meeting adjourned at 11:40AM