

STATE STREET COMMISSION
State Street Commission Meeting
Tuesday, April 28, 2026
2:00 PM
190 North State Street, ABC 7

MINUTES

ATTENDANCE

AFFILIATION

Commission Members Present

Mark Anderson
Greg Cameron
La Verne Morris
Ryan Segal

Hines
The Joffrey
20 N. State Street
Acadia Realty Trust

Commission Members Absent

Ciere Boatright
John Idler
Christopher Jakubowski
President Robert Manuel
Kenya Merritt
Cole Stallard

DPD
ABC 7
Marc Realty
DePaul University
DCASE
Streets and Sanitation

Others Present

Debbie DeLopez
Toval Frazier
Rich Gamble
Laura Graves
Ryan Greenlaw
Randall Harrington
Sgt. Theo Kerkeres
Cam Lind
Dan Luna
Kenya Merritt
Commander Sheamus Mannion
Abel Rodriguez
Arturo Rodriguez
Mark Roschen
Heidi Sperry

Streets & Sanitation
CDOT
CLA
ABC 7
DPD
Alderman Reilly's Office
CPD, 1st District
Chicago Loop Alliance
Alderman Conway's Office
DCASE
CPD, 1st District
Chicago Loop Alliance
CDOT
DPD
DPD

Call to Order

The meeting was called to order by Mark Hines, followed by introductions of attendees representing various city departments, including the Department of Planning and

Development (DPD); Streets and Sanitation; CDOT; the Chicago Loop Alliance (CLA); Alderman Conway's Office; law enforcement from the 1st District; and several business and community stakeholders.

Public Comment

No comments were made by the public.

Approval of Minutes

The minutes from the March meeting were presented and approved unanimously following a motion and second.

Financial Statement

Abel Rodriguez reported that distribution notices from the Comptroller's office are still pending, which prevents final allocation of funds. Based on current estimates, the SSA expects a carryover of approximately \$641,000, though this is not yet confirmed. The SSA account currently holds about \$1.5 million, indicating strong cash flow. It was clarified that any carryover will reduce the future tax levy, benefiting property owners rather than serving as additional discretionary funds. First-quarter spending is at 21%, slightly below the expected benchmark of 25%.

Marketing & Metrics Update

The group reviewed performance metrics, noting that website traffic fell below target due to redevelopment work and temporary outages. To ensure authentic interactions, the marketing team is prioritizing organic engagement strategies over paid advertising. Commissioners were encouraged to amplify CLA messaging through their professional networks, particularly LinkedIn, and the CLA team will share ready-to-use content to support this effort.

Leadership Update

An update was provided on leadership changes, announcing that Dr. Suzet McKinney will assume the role of CEO on May 11, 2026. Dr. McKinney brings extensive experience in public health, real estate development, and civic leadership. Interim CEO Rich Gamble will conclude his term at the end of the week and return to board service.

Program & Strategic Updates

The organization will shift its 2026 programming focus toward arts and culture, replacing *Sundays on State* with a broader initiative. The new Loop Arts District program will include a month-long series of events culminating in a major activation on October 17 from 12:00 p.m. to 6:00 p.m. Plans include performances, cultural programming, and storefront activations. Additionally, an updated Arts and Culture Economic Impact Study is underway, building on previous findings of over \$2 billion in economic contribution. A storefront activation initiative will also introduce pop-ups and gallery-style installations in vacant spaces.

Sole Service Providers Report

Commissioner Changes

A motion was approved to appoint Abe Herrera of Walgreens as a replacement commissioner for Brian Grossman. The motion carried unanimously.

Safety & Security Update

Representatives from the 1st District Chicago Police Department provided a safety update, noting a 37% decrease in robberies and a reduction in theft incidents compared to the same period last year. Motor vehicle thefts have increased, largely due to unattended vehicles left running. Aggravated battery reports have risen slightly, mainly due to classification factors rather than increased severity. Stronger collaboration with retailers has led to more consistent enforcement and arrests. Ongoing partnerships with the Mayor's Office of Community Safety and the Sheriff's Department are addressing organized retail crime and public safety concerns. Youth activity in the area has not resulted in significant incidents, but proactive engagement and curfew enforcement remain priorities.

Infrastructure & Public Services Updates

Streets and Sanitation reported readiness for the busy summer season, with continued responsiveness to service requests. CDOT introduced a new deputy overseeing signage and highlighted ongoing infrastructure projects, including bridge operations and seasonal maintenance. The Department of Planning and Development reported progress on the North LaSalle corridor project, which is advancing toward City Council approval and will deliver approximately 350 new residential units as part of a \$32 million investment. The Magnificent Mile BID initiative is also progressing, with a potential launch in 2027.

SSA/BID Strategic Planning

The group discussed longer-term planning related to transitioning from an SSA to a Business Improvement District (BID). A consultant has been engaged to guide the process, with stakeholder outreach anticipated in 2027 and possible implementation in 2028.

Aldermanic Reports

The 34th Ward provided updates including the upcoming opening of a new residential development at 79 West Monroe, with leasing expected to begin in June. Plans are underway to resurface a problematic alley bounded by Jackson, Adams, Wabash, and State. Enforcement of illegal and double parking has increased significantly, with approximately 400 citations issued in the past month.

Economic Development & Retail Updates

The Loop continues to see signs of reinvestment, with new and incoming businesses including Ground Up Coffee, Mariela (replacing Atwood Café), Barnes & Noble, Rocky Mountain Chocolate Factory, and a pinball museum at Block 37. These developments reflect renewed interest in the Loop as a commercial and cultural destination.

Open Issues

Ongoing delays from the county in providing tax distribution reports continue to present challenges for financial planning. Stakeholders were encouraged to advocate with county officials to help expedite the process.

Other Business

Upcoming events include the Looped In event on May 7, the Executive Committee meeting on May 21, the Arts and Culture Festival on October 17, and the annual gala scheduled for September.

Adjournment

Meeting adjourned at 2:56 p.m.

La Verne Morris, Secretary