

**STATE STREET COMMISSION**  
**State Street Commission Meeting**  
**Tuesday, January 20, 2026**  
**2:00 PM**  
**190 North State Street, ABC 7**

**MINUTES**

**ATTENDANCE**

**Commission Members Present**

Kristin Duncan  
Brian Grossman  
John Idler  
Ryan Segal

**Commission Members Absent**

Mark Anderson  
Ciere Boatright  
Greg Cameron  
Konstantine “Gus” Drosos  
Kenya Merritt  
La Verne Morris  
Aimeabilomon Ochiekeleye  
Cole Stallard

**Others Present**

Christian Boyer  
Tessa Cecchin  
Erika Coldman  
Debbie DeLopez  
Michael Edwards  
Ryan Greenlaw  
Randall Harrington  
Mark Kelly  
Cam Lind  
Commander Sheamus Mannion  
Sheila Marionneaux  
Patrick Reynolds  
Abel Rodriguez  
Mark Roschen  
Cindy Roubik

**AFFILIATION**

Renaissance Hotel  
Walgreens  
ABC 7  
Acadia Realty Trust

Hines  
DPD  
Joffrey Ballet  
Palmer House Hilton  
Deputy Mayor & DCASE Cmsr.  
20 N. State Condo Assn.  
Macy’s on State Street  
Streets & Sanitation

Chicago Loop Alliance  
Landscape Concepts Mgmt.  
Chicago Loop Alliance  
Streets & Sanitation  
Chicago Loop Alliance  
DPD  
Ald. Reilly’s Office  
Loop Arts District Caucus  
Chicago Loop Alliance  
1<sup>st</sup> District CPD  
Ald. Robinson’s Office  
Ald. Conway’s Office  
Chicago Loop Alliance  
DPD  
DPD

**Call to Order**

Ryan Segal called the meeting to order at 2:01 p.m. Those present introduced themselves and their company or organization.

**Public Comment**

No comments were made by the public.

## **Approval of Minutes**

A motion was made by John Idler and seconded by Kristin Duncan to approve November 2025 Minutes as presented. Motion carried.

## **Financial Statement**

### **4<sup>th</sup> Quarter and Year End Financials**

Abel Rodriguez provided an update on the status of the second half of the SSA revenue, noting that a technical issue within Cook County's computer system has caused delays. He has been following up daily and received confirmation from Mark Roschen, Director of the City's SSA program, that funds have begun to be released. Abel reported that we have received an allocation of \$436,000, which is a positive development. However, the SSA still owes CLA \$1 million for vendor payments previously covered.

Abel directed the commissioners' attention to the second page of the financial reports—specifically to the 2025 year-end actuals at the bottom of the third column—and reminded the group that these figures are unaudited. He projects a \$356,000 year-end carry-forward, which we are treating conservatively in part because the funding delay required us to pause spending on items that could wait until funding was confirmed. As a result, we will need to amend the 2026 budget to either spend the carryover or reserve it for the 2027 budget.

Examples of cost savings included spending \$40,000 on aggregate replacement instead of the planned \$155,000. We also deferred the sealant work, which resulted in an additional \$98,000 in savings. Administrative expenses were lower than expected as well due to staffing changes and reductions in general administrative costs. For instance, we had anticipated expanding into adjacent office space, but that expansion did not occur.

### **Annual Ethics Statement**

Abel reminded the commissioners they will be receiving the annual SSA Commissioner ethic statement via email. He encouraged the commissioners not to disregard the request, citing it takes five minutes or less to fill it out. They can also expect one to come from Cook County that will arrive 10 days later. Both need to be completed and turned in by May 1st.

After further discussion, a motion was made by Kristin Duncan and seconded by Brian Grossman to approve the December 31, 2025 financial statement and Contractor Affidavit as presented and explained. Motion carried.

### **Performance Metrics**

Abel highlighted the Q4 and annual 2025 SSA performance metrics. After discussion, a motion was made by Kristin Duncan and seconded by Brian Grossman, to approve the Performance Report as presented. Motion carried.

### **Sole Service Provider Report**

#### **CEO Search Update**

Michael Edwards will be stepping down as CLA President & CEO on March 31, 2026. CLA has hired DSG|Koya to complete a national search. The job profile is included in today's meeting packet. If anybody would like this electronically, Erika would be happy to send it to you. The search process is

underway, and applications are currently being accepted. Interviews are expected to take place in February and March, with an anticipated start date in early April 2026. Michael is unaware if anyone from the SSA Commission is on that search committee but is happy to connect those who are interested with Kemena Brooks, CLA Chair, to express your interest.

## **Arts Caucus**

Mark Kelly provided an overview of the creation of the Arts Caucus, administered by CLA. The Arts Caucus has been meeting since April and now includes 90 arts and culture organizations, generating strong momentum to amplify the world-class arts and culture presence in the Loop.

The monthly meetings and increased communication among organizations are helping build toward fall 2026 programming, with plans for a more robust programming initiative in 2027. CLA and the Caucus are currently completing a website and branding study to evolve the Arts Caucus into the Loop Arts District. In addition, CLA will be updating the 2019 economic impact study of arts and culture in the Loop to ensure we have the strongest data, message points, and marketing tools to promote the district moving forward.

Mark thanked Christian Boyer and Erika Coldman for their partnership and contributions to advancing this work, noting that their support has been greatly appreciated. Ryan Segal then thanked Mark Kelly for his leadership and expressed confidence that the Arts Caucus and the celebration of arts and culture represent strong strategies to help restore economic vitality to State Street and the Loop.

## **Summit on State Event**

Michael Edwards stated he is working with World Business Chicago and Chicago Central Area Committee to produce a 2-hour State Street Summit in March to create energy and positive momentum to fill the remaining retail spaces on State Street. There was a brief discussion about the growing momentum on State Street and the recent Barnes & Noble announcement.

## **SSA Commission Open Seats and New Officers**

Ryan Segal began the conversation by announcing both Kristin Duncan, Renaissance Hotel, and Gus Drosos, Palmer House, have submitted letters of resignation from the State Street Commission. In addition, we would like to invite the General Manager of Macy's, Matt Sarosy, to replace Aimeabilomon Ochlekeleye. This would create three private sector open seats on the SSA Commission. In addition, there have been changes to the leadership at DCASE and we would do well to secure Acting DCASE Commissioner and Deputy Mayor Kenya Merritt to the Commission.

We discussed potential individuals and businesses to engage, including the President of DePaul University; representatives from Block 37/CIM; the new general managers of the Palmer House and the Renaissance; Pablo, the owner of Chick-fil-A; the new operators of Barnes & Noble or the Gap Factory Store; as well as the Chicago Theatre and Broadway in Chicago.

There was also discussion of who might serve as officers in 2026 and 2027. Ryan is stepping down, and Kristin is resigning. We will have to identify candidates for officer positions too.

Ryan directed staff to set up a special meeting to be called and invite all Commissioner to participate to discuss and select a list of candidates to approach about joining the State Street Commission.

## **Status Reports/Outstanding Issues**

### **Security**

Ryan Segal congratulated Sheamus Mannion on his new position as Commander of the First District followed by a round of applause. The Commander reported that New Year's Eve went off without a hitch. This year CPD had plenty of resources and with the new location and the likelihood of continued national coverage (ABC). He stated they have identified ways to be better in the future. According to John Ilder the intention is to keep *Dick Clark's Rockin New Year's Eve* in Chicago in the future. More generally, while the year has been more positive crime-wise, in-store thefts are up a bit. We have our tactical team out to address the issues, and we are addressing complaints along the pedway due to the colder temperatures.

There was discussion about the revised teen curfew before City Council. Michael indicated CLA's Government Affairs Committee supports the revised teen curfew and plans to testify or submit written support. Commander Mannion is in favor, reminding the Commission that the curfew is already at 10:00 PM. The significant difference is the ability to call the curfew hours before the time.

### **Streets & Sanitation**

Debbie DeLopez reported that her department continues to work diligently to keep the Loop and State Street clean. She commended CLA for promptly notifying her team when issues arise. One recent example involved the "bird lady" in The Joffrey's alley. In response, the Board Superintendent, the Alderman's office and his chief of staff, CPD, and the Joffrey Tower Board met on December 1 to address the situation. CPD indicated they would ticket her if they encountered her on-site. Debbie noted that her team will continue to monitor and clean the alley at least twice a day, and once the weather improves, they will schedule a power washing. Streets and Sanitation is fully aware of the issue, and all parties are working together to resolve it.

### **CDOT**

No report.

### **Planning & Development**

Cindy Roubik, Deputy Commissioner at DPD, reported that the Central Area Plan has been adopted. She noted that the review process is underway for several sites along south State Street, including the Pritzker Park site. She also shared that the adaptive reuse project at 30 North LaSalle—the last of the six adaptive reuse projects on LaSalle Street—will go before City Council tomorrow. In addition, Cindy mentioned the potential creation of a Tourism Improvement District, which is expected to generate approximately \$40 million annually to support marketing Chicago for conventions.

### **DCASE**

No report.

### **Aldermanic Reports**

Shelia Marionneaux introduced herself as the new Chief of Staff for Alderman Robinson and she looks forward to working with the Commission.

Patrick Reynolds, representative for Alderman Conway's office, reported that the Alderman is a co-sponsor of the revised curfew legislation. This version allows a longer period of notification and is done

using the standard curfew that the ordinance would allow the establishment of curfews earlier than set time, has if level of notifications.

Randall Harrington stated Alderman Riley is highly supportive of the new curfew legislation and is very pleased to hear that there's been people coming out to get testimony on the past committee.

### **Other Business**

No comment.

### **Adjournment**

Meeting adjourned at 3:02 p.m.

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La Verne Morris, Secretary