



Village of Fox River Grove

PLANNING AND ECONOMIC DEVELOPMENT COMMISSION PUBLIC MEETING MINUTES JANUARY 21, 2014

CALL TO ORDER

Chairperson Melissa Schladt called the meeting of the Planning and Economic Development Commission to order at 7:04 p.m.

ROLL CALL

Present were Chairperson Melissa Schladt and Members Mike Fath, Ron Hameetman, Kevin Lentz and Patrick Wall. Also in attendance was Village Administrator Derek Soderholm and Trustee Mike Schiestel as staff to the PEDC, and Secretary Alison Dal Compo. John O'Meara was absent and Chris Mattran has resigned.

RESIDENT'S COMMENTS—none

Trustee Schiestel introduced the new Village Administrator, Derek Soderholm. He previously worked for the Village of Grayslake. He lives in Lakemoor. Administrator Soderholm said that he was happy to be with the Village of Fox River Grove, and is looking forward to working with everyone.

APPROVAL OF THE NOVEMBER 19, 2013 MEETING MINUTES

A MOTION was made by Member Hameetman to approve the November 19, 2013 meeting minutes as presented. Seconded by Member Fath. Motion Carried Unanimously

APPROVAL OF THE DECEMBER 17, 2013 MEETING MINUTES

A MOTION was made by Member Fath to approve the December 17, 2013 meeting minutes as presented. Seconded by Member Wall. Motion Carried Unanimously.

BUSINESS RETENTION ACTIVITIES

Goals and Initiatives for 2014: Chairperson Schladt suggested brainstorming about goals and initiatives for 2014. She explained how the PEDC used to publish a Fox River Grove discount card, but now discounts are being published on-line. She further explained that Member Lentz had much to do with the layout and functionality of the new Village website.

Chris Mattran tendered his resignation from the PEDC, and Member Lentz will be moving out of state. This will mean finding replacements for those two members.

Chairperson Schladt was scanning the Village website, and reviewed information regarding PUD's and annexation. She asked if there were any of these types of situations on the horizon. Trustee Schiestel said that Administrator Soderholm could suggest what additional training the PEDC might need. It would be good for the PEDC members to be properly briefed on what types of questions are appropriate to ask developers who would be involved in PUD's. Village President Nunamaker noted that there is a zoning commissioner's handbook; likely there is a planning commissioner's handbook as well. He further said that a developer may ask how many parking spaces would be allowed, or how many floors a building can have. New regulations on housing may have to be put in places for such a situ

Village President Robert Nunamaker

Trustees Thomas Anderson / Suzanne Blohm / Joanna Colletti / Steve Knar / Andrew Migdal / Michael Schiestel

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PLANNING & ECONOMIC DEVELOPMENT COMMISSION JANUARY 21, 2014

ation. Trustee Schiestel said that a housing development layout would include details like lampposts and park benches. Administrator Soderholm added that a layout would also include sidewalks, bike paths, and ingress/egress.

Trustee Schiestel explained that a developer would first meet with Village President Nunamaker and Administrator Soderholm regarding a concept. Chairperson Schladt said that a training session would definitely be needed for the PEDC members. Trustee Schiestel reported that in the past, the Trustees, ZBA and PEDC members did a role playing exercise to practice such a situation.

Trustee Schiestel said that Attorney Julie Tappendorf had done an overview of PUD's and TIF's at a special PEDC meeting in 2013. Additionally, Village President Nunamaker, Trustee Schiestel and Member Hameetman helped to write the comprehensive plan in the past. Trustee Schiestel encouraged the members to re-read the comprehensive plan. It is a legal document that states the long term intentions of the Village. Right now, the downtown area is going through a re-classification.

Village President Nunamaker said that a developer could come in and say that they wanted to put retail stores in a certain area that is not outlined in the comprehensive plan. A judge could rule to uphold what is set out in the comprehensive plan. He further explained that a developer will have investors who want to know exactly how the development will be set up. Village President Nunamaker said a plan is needed to encompass the next 10-20 years.

He further explained that someone had come to the Village a few months ago with an idea to build a funeral home, but the comprehensive plan called for "mixed use" in that area. Trustee Schiestel said that if someone wanted to put a funeral home in the Café Salsa building, that might be allowed.

One of the goals for 2014 will be to facilitate changes to the comprehensive plan

Special Events Committee: Village President Nunamaker said that on June 7, the Special Events committee is planning to host a car show in the Stone Hill parking lot. They want to have a Kraft beer tasting. Also, they plan to have events for the children, like a portable climbing wall.

Additionally, they plan to have a wine tasting every Sunday during the summer at alternating locations (Stone Hill and the train station). Member Fath noted that every Sunday may be too frequent; perhaps it could be done just one Sunday per month. Member Hameetman noted that Stone Hill is a great, safe location, but the train station seems less safe. Chairperson Schladt suggested that the special events committee members attend the February PEDC meeting.

Village President Nunamaker noted that the Parks Commission sponsors a yearly fundraiser (March 8) which raises a good amount of money for the parks. Trustee Schiestel suggested having a Frisbee golf outing for a parks fundraiser. Chairperson Schladt noted that a one or two hole Frisbee golf course could also be done on June 7.

Village President Nunamaker said that the fireworks will be held on July 12 this year.

CGCC— Village President Nunamaker reported that the Cary Business Showcase will be held on March 1st, and the Village will have a booth there. Member Lentz asked who attends. Village President Nunamaker said that it is held at Cary Grove High School, and both townships and villages have booths. Member Lentz asked if businesses in the towns also do booths. Chairperson Schladt said that more Cary based businesses do the booths than ones from the Grove.

PLANNING & ECONOMIC DEVELOPMENT COMMISSION JANUARY 21, 2014

Member Lentz suggested having the businesses put up some sort of signage at the main booth. Village President Nunamaker added that they could have ads flashing on a laptop. Chairperson Schladt said that Bob Psenka from Build A Comp could possibly help. Harris Bank always had representation at the showcase, as well as Epp's. She further asked if it will be known what store is taking over Dominick's by 3/1, and if so, they should advertise at the showcase also.

Village President Nunamaker said that he liked the idea of scrolling ads on a big screen. Chairperson Schladt suggested having businesses take a picture with their phone representing their service and send it in to the PEDC by a certain date. Trustee Schiestel said that businesses in the Grove that are chamber members should be approached first. The chamber is not one to mix government with private business. Member Fath asked how many usually attend the event; he was told approximately 5,000. Chairperson Schladt added that there could be an ad scrolling pictures of the new Village website. She further asked the members to email their liaisons with this information, and have them include any specials they may be running for the month of March. Member Lentz will write up what specifics are needed.

Village President Nunamaker reported that the annual Chamber awards dinner is to be held on Friday January 24th. The cost is \$40 per person and it will be held at D'Andreas.

Dominick's Closure—next steps/actions needed—Chairperson Schladt asked if there is anything the PEDC can do regarding the Dominick's situation. Village President Nunamaker explained that the TIF has seven years to run. An agreement was to be re-constituted so that some kind of incentive could be given, but laws regarding this have changed recently. Safeway owns this particular property. Member Wall asked if there are two parties in a current discussion over the property; he was told yes. Village President Nunamaker explained that there are many rumors going around with regard to the property. He further said that there will be a minimum three month lag time between an agreement and the opening of a new business.

Update: Metra Train Station, Morning Grind Vendor: The Morning Grind will not be opening their business at the train station. The Village's water supply is at 70 lbs of pressure, but the Health Department said that there was only 20 lbs of pressure going into the train station. This is not sufficient. Village President Nunamaker also reported many incidents of vandalism. The wall cabinet in the warming center was ripped out. The handicapped button on the door was pried off. In the main station, the toilets were plugged numerous times. A screwdriver was jammed into the lock on the women's bathroom so that the lock was inoperable. There was also damage to the heating system.

Chairperson Schladt asked about having security cameras, even if they are not really operating. Member Wall suggested having someone act as a security guard at the stations. Village President Nunamaker explained that a real camera has not been put up yet because Comcast doesn't have a line to the station. He further explained that the police will be checking in every hour. Member Lentz asked if the camera could be installed, and possibly a wireless hot spot be used. Administrator Soderholm said that a hot spot may not have enough bandwidth to support the camera feed, but that he would look into it.

OTHER BUSINESS

VILLAGE UPDATES--none

PLANNING & ECONOMIC DEVELOPMENT COMMISSION JANUARY 21, 2014

NEXT MEETING

The next meeting is scheduled for Tuesday, February 18, 2014 at 7:00 p.m.

ADJOURNMENT

A motion was made by Member Fath and seconded by Member Lentz to adjourn the meeting at 8:59 p.m. All were in favor.

Melissa Schladt, Chairperson

Alison Dal Compo, Secretary

Date Approved