

**VILLAGE OF RIVER FOREST
ECONOMIC DEVELOPMENT COMMISSION MEETING MINUTES
July 6, 2022**

A meeting of the Village of River Forest Economic Development Commission was held on Wednesday, July 6, 2022, at 6:00 p.m. in the 1st Floor Community Room of Village Hall, 400 Park Avenue, River Forest, Illinois.

1. CALL TO ORDER/ROLL CALL

The meeting was called to order at 6:05 p.m.

Upon roll call, the following persons were:

Present: Chairman Cuyler Brown, Commissioners Katie Lowes, Robert Graham, Tim Brangle (Zoom), and Walter Wahlfedt (Zoom). Commissioner Chiplunkar arrived at 6:20 p.m.

Absent: Commissioner Carr Preston

Also Present: Village Administrator Brian Murphy (Zoom), Assistant to the Village Administrator Matt Walsh, Chamber of Commerce Executive Director Liz Holt (Zoom).

2. PUBLIC COMMENT

Assistant Walsh read an email from Renee Duba that expressed concerns about the upcoming demolition along Madison Street and the empty lot that will be created as a result.

3. APPROVAL OF MEETING MINUTES – June 1, 2022

A MOTION was made by Commissioner Graham and SECONDED by Commissioner Lowe to approve the minutes of the June 1, 2022 meeting of the Economic Development Commission. MOTION PASSED by unanimous vote.

4. CHAMBER OF COMMERCE UPDATE

Director Holt stated that twelve businesses have taken advantage of the Chamber membership promotion. There was some discussion about outreach to business owners through Village methods. Chairman Brown proposed meeting in person with small businesses.

**5. CONTINUED DISCUSSION REGARDING BUSINESS COMMUNITY RETENTION/
SUPPORT STRATEGIES AND COMMUNICATION**

Chairman Brown reiterated the need to be proactive with meeting business owners.

6. CONTINUED DISCUSSION REGARDING PLANNING, ZONING, COMPREHENSIVE PLAN, CORRIDOR STUDY, AND TIF DISTRICTS

Administrator Murphy informed the Commission that a planner from Houseal Lavigne would be present at the August meeting to kick off the planning for corridor redevelopment. Administrator Murphy estimated that the project would last a few months.

7. DEVELOPMENT UPDATES

A. Lake & Lathrop Construction

Administrator Murphy informed the Commission that there was some necessary utility work holding up the project. There was some discussion about the construction schedule. Commissioner Chiplunkar asked about the status of sales for RF units.

B. Madison Street TIF

Assistant Walsh stated that the demolition RFP would go out in the coming weeks. The Village is awaiting additional information from the State regarding grant funding. The Historic Preservation Commission instituted a one-week demolition delay, but the deadline has already passed.

Assistant Walsh detailed some of the resident concerns regarding demolition, including the condition of the site. Administrator Murphy confirmed that the goal is to make the site appealing with landscaping in the short term. There was some discussion about the tools available to fund projects in the TIF.

C. North Avenue TIF

Administrator Murphy informed the Commission about future streetscaping improvements to be made along North Avenue. There are few details at this time. Commissioner Brangle expressed excitement for the improvements and the potential impact it has on the corridor's businesses.

8. OTHER BUSINESS

Chairman Brown asked about the pending sale of 7617 North Avenue.

9. EXECUTIVE SESSION

None.

10. ADJOURNMENT

A MOTION was made by Commissioner Graham and SECONDED by Commissioner Brown to adjourn the July 6, 2022, meeting of the Economic Development Commission at 6:55 p.m. MOTION PASSED by unanimous vote.

Respectfully Submitted:



Matt Walsh, Assistant to the Village Administrator

Date: 7/3/22



Cuyler Brown, Chairman
Economic Development Commission