

**JOINT REVIEW BOARD MEETING
ANNUAL TIF REVIEW
Village Hall, 102 S. Second Street**

**February 16, 2018 – 12:30 pm
Village of West Dundee**

I. CALL TO ORDER:

Chairperson Joseph Cavallaro called the Joint Review Board – Annual TIF Review Meeting to order at 12:49 pm. Selection of Public Member and Chairperson were approved during immediately previous Proposed Main Street/Route 31 TIF District Meeting.

II. ROLL CALL:

Present were Chairman Joseph Cavallaro, Susan Harkin, Chief of Staff of Community Unit School District 300, David Peterson, Executive Director of Dundee Township Park District, Trish Gleees, Dundee Township Supervisor, Lauren Rosenthal, Deputy Director of Fox River Valley Public Library and Tom Baldoni, Public Member. The representatives from Kane County and Elgin Community College were absent.

Also present were Attorney Kathleen Orr, Finance Director David Danielson, Community Development Director Tim Scott, Robert Rychlicki of Kane McKenna and no audience.

III. ANNUAL TIF REVIEW:

Finance Director Danielson said that Village had a TIF (TIF#1) with the Union School. He said the Village recouped the money from the TIF in the 19th year of the 23 year TIF Agreement.

IV. ANNUAL REVIEW – TIF #2 SPRING HILL GATEWAY:

Director Danielson said TIF#2 is with Springhill Gateway in 2007 for the redevelopment of the Fashion Corner. He stated that the Village put in \$4,000,000 from the Development Fund and as of April 30, 2017 \$650,000 of that money has been recouped.

V. ANNUAL REVIEW – TIF #3 SPRING HILL MALL:

Director Danielson said TIF#3 with Spring Hill Mall in 2016 concerns the surrounding properties at the Mall. The village hasn't received any monies as yet, but is projecting \$3000 this year.

VI. QUESTIONS/COMMENTS:

Trish Gleees questioned why Carpentersville is more successful attracting businesses around the Mall.

West Dundee Village Manager Cavallaro said that the Village of West Dundee's out buildings have been in place for years, i.e. Olive Garden, Red Lobster, etc. and the Village has not had vacancies in the out buildings as Carpentersville has had. He added that Cinemark is part of an active effort to attract tenant spaces around the mall.

In regards to TIF #2, Manager Cavallaro said that U-Haul has secured the entire property site (formerly known as Fashion Corner) and the Village of West Dundee is trying to get U-Haul to release the south property for retail.

Manager Cavallaro thanked everyone for coming to the meeting.

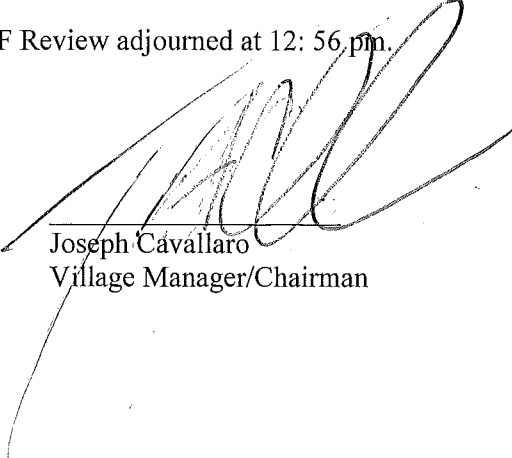
VII. ADJOURNMENT:

MOTION: Moved by Susan Harkin and seconded by Trish Glee to adjourn the Joint Review Board Meeting – Annual TIF Review. Motion was approved by voice vote.

The Joint Review Board Meeting-Annual TIF Review adjourned at 12: 56 pm.

ATTEST:

Barbara Traver
Barbara Traver
Village Clerk


Joseph Cavallaro
Village Manager/Chairman