



Committee of the Whole Minutes

Village of Cary

August 15, 2023

Immediately Followed The Village Board Meeting

Cary Municipal Center Board Room

755 Georgetown Drive, Cary, IL 60013

ATTENDANCE

Village Board of Trustees

Mayor Mark Kownick, Trustee Dale Collier, Trustee Ellen McAlpine, Trustee Rick Dudek, Trustee Anthony Stefani, Trustee Rick Walrath, Trustee Jennifer Weinhammer

Others Present

Village Administrator Morimoto, Assistant Village Administrator Sage, Community Development Director Simmons, Public Works Director Noonan, Police Chief Finlon, Economic Development Specialist Gardner, Village Attorney Uhler

I. Call to Order

The meeting was called to order by Mayor Kownick at 6:40 p.m.

II. Roll Call

The roll was called and all were present.

III. Pledge of Allegiance

Mayor Kownick led in the recitation of the Pledge of Allegiance.

IV. Public Comments

There being no comments, Mayor Kownick closed Public Comments at 6:41 p.m.

V. Discussion Items

A. Façade Improvement and Interior Buildout Grant Program Discussion

Director Simmons provided an overview of a potential façade improvement and interior buildout program, including the Village's previous program and examples from other communities.

Trustee Collier asked if downtown businesses that are within the TIF District would be eligible for a potential façade improvement and interior buildout program, and if the funding would come from TIF generated dollars.

Director Simmons confirmed that the eligible businesses would be located within the TIF District and funding would come from the TIF program. Director Simmons provided an overview of previous grant and revolving loan fund programs.

Trustee McAlpine stated she supports limiting the potential façade improvement and interior buildout program to tax-generating businesses but is open to discussion regarding options for non tax-generating businesses.

Director Simmons stated a potential economic development assistance program can be tailored to target the types of businesses the Village is looking to attract to the downtown area. Director Simmons stated some businesses typically have greater interior buildout costs, such as restaurants.

Trustee Stefani supports a program that includes some type of economic development assistance to existing downtown business that may not be tax-generating, but are still part of the character of the Village.

Administrator Morimoto stated that there are several non tax-generating businesses in downtown Cary that drive foot traffic, which positively affects tax-generating businesses.

Trustee Collier asked if the Village would be able to implement an economic assistance program before TIF funds are generated.

Director Simmons stated the Village can proceed with an assistance program prior to the availability of TIF generated funds if there are TIF eligible expenses.

Trustee Stefani asked about the flexibility regarding the \$10,000 maximum grant amount.

Administrator Morimoto stated the Village could seek to provide flexibility in grant amounts for larger projects on a case-by-case basis. Administrator Morimoto stated all TIF expenditures require Village Board approval.

The Committee of the Whole was unanimous in supporting an economic development program, and directed staff to explore additional assistance options for businesses in the downtown area.

VI. Adjourn

Motion:

There being no further items to discuss, Mayor Kownick entertained a motion to adjourn the meeting at 7:07 p.m.


Motion moved by Trustee McAlpine and motion seconded by Trustee Walrath.

Motion Passed.

AYES: Collier, McAlpine, Dudek, Stefani, Walrath, Weinhammer

NAYS: None.

ABSTAIN: None.


Susan Greene, Deputy Village Clerk