

VILLAGE OF  
**FRANKFORT**  
EST•1855

ECONOMIC DEVELOPMENT COMMITTEE MINUTES  
MARCH 13, 2019

CALL TO ORDER

Chairman John Clavio called the Economic Development Committee meeting to order at 5:15 P.M. on Wednesday, March 13, 2019, at the Village of Frankfort Administration Building, 432 W. Nebraska Street, Frankfort, Illinois.

ROLL CALL

Economic Development Committee members present included Chairman John Clavio, Mayor Jim Holland, Trustees Cindy Heath, Bob Kennedy, Keith Ogle, and Mike Stevens; and Taeya Spencer. Staff members in attendance were Village Administrator Rob Piscia, Asst. Village Administrator Jeff Cook, Police Chief John Burica, Finance Director Jenni Booth, Supt. of Public Works Terry Kestel, Building and Economic Development Manager Adam Nielsen and Administrative Assistant Theresa Cork. Resident Margaret Farina and Freudinger White, LLC business owner, David White, were also present. Members Anitra Alexander and Terry Briesse were absent.

APPROVAL OF MINUTES (NOVEMBER 14, 2018)

Trustee Heath made a motion (#1), seconded by Member Spencer, to approve the Economic Development Committee minutes of November 14, 2018, as presented. The motion was unanimously approved.

T3IP NEW CONSTRUCTION GRANT REVIEW

***A. JCT Properties, LLC: 22442 S. Fey Drive - Approval***

Manager Nielsen provided an overview of a request from John Trainor, owner of Architectural Grilles & Sunshades, Inc., for a new construction grant under the Target Industry and Industrial Incentive Program (T3IP). He reported the applicant is in the process of constructing a new 49,500 square foot industrial building located at 22442 S. Fey Drive within the East Point Industrial Park.

Mr. Nielsen explained the industrial incentive grant funding for new construction is apportioned at a rate of \$1 per square foot with a maximum grant allocation of \$25,000; therefore, this development would be eligible for a \$25,000 grant.

Trustee Heath made a motion (#2), seconded by Trustee Kennedy, to forward a recommendation to the Village Board authorizing approval of a qualified new construction grant under the T3IP in

the amount of \$25,000 to JCT Properties, LLC for the project. The motion was unanimously approved.

***B. Freudinger White, LLC: 9516 Gulfstream Road - Approval***

Manager Nielsen also provided an overview of a request from Mark Freudinger and David White, owners of Freudinger White, LLC, for an industrial incentive program grant to construct a new 14,000 square foot building located at 9516 Gulfstream Road within the Airport Industrial Park.

Mr. Nielsen explained under the industrial incentive grant funding for new construction this project would be eligible for a \$14,000 grant.

Trustee Heath made a motion (#3), seconded by Trustee Kennedy, to forward a recommendation to the Village Board authorizing approval of a qualified new construction grant under the T3IP in the amount of \$14,000 to Freudinger White, LLC for the project. The motion was unanimously approved.

OTHER BUSINESS

○ ***Economic Development Projects***

Chairman Clavio noted he requested a list of recent economic development projects from staff of individuals and/or businesses expressing interest in our community. Mr. Cook provided a handout and indicated the list was for informational purposes only and many projects are preliminary or conceptual in nature.

○ ***Sale of Village Owned Property – 7 & 11 N. White Street***

Asst. Administrator Cook advised committee members the Village Board authorized an amendment to the Purchase & Sale Agreement between the Village of Frankfort and SDW Investments, LLC for the property located at 7 & 11 N. White Street. He reported the amendment extended the feasibility period to April 16, 2019. Mr. Cook further reported the Village has not received formal notification from SDW to terminate the contract at this time. He confirmed for the members any significant changes to the current entitlement would require a review process.

PUBLIC COMMENTS

None.

ADJOURNMENT

Hearing no further discussion, Trustee Kennedy made a motion (#4), seconded by Trustee Heath, to adjourn the Economic Development Committee meeting of March 13, 2019, at 5:27 P.M. The motion was unanimously approved.