

**Joint Review Board Meeting
December 7, 2021 – 3:00 PM
Draft Meeting Minutes
Virtual Webinar**

The meeting was called to order at 3:00 PM by Christopher Stilling, Deputy Village Manager for the Village of Buffalo Grove.

Mr. Stilling provided a brief review of the purpose of the meeting and outlined his role as the liaison to the Joint Review Board as part of the Buffalo Grove Lake Cook Road TIF District. He explained that pursuant to the Governor's Executive Order; public bodies may hold electronic meetings by video conferencing, and the Village President has determined that it is not practical or prudent to hold the meeting in person. He provided the guidelines for virtual public meeting under the Governor's Order. He noted that himself, Community Director Nicole Woods, and Village Attorney Patrick Brankin are present at Village Hall during the virtual meeting.

Mr. Stilling conducted roll call for the agencies involved in the Joint Review Board.

Representatives present include:

Buffalo Grove Park District – Ryan Risinger
Indian Trails Library – Susan Beal
District 96 – Jon Hitcho
School District 102 – Stacy Bachar
School District 214 – Cathy Johnson
Lake County District 532- Connie Kravitz
Village of Buffalo Grove – Christopher Stilling, Nicole Woods, Patrick Brankin

Representatives not present include:

Cook County
Lake County
Wheeling Township
Wheeling Park District
Vernon Area Public Library District
School District 21
School District 125
Harper College
Vernon Township

Mr. Stilling announced the public member of the Joint Review Board, Marc Spunt – a resident of the Village of Buffalo Grove.

Stacy Bachar made a motion to appoint Marc Spunt as the public member of the Joint Review Board.

Jon Hitcho seconded the motion.

All in favor by voice vote, no nays. Motion passes.

Mr. Stilling announced the chairperson of the Joint Review Board, Mr. Christopher Stilling – Deputy Village Manager for the Village of Buffalo Grove.

Cathy Johnson made a motion to appoint Mr. Christopher Stilling as the chairperson for the Joint Review Board.

Stacy Bachar seconded the motion.

All in favor by voice vote, no nays. Motion passes.

Chairperson Stilling announced that the next item of business is the approval of the minutes from the May 21, 2020, Joint Review Board meeting.

Jon Hitcho made a motion to approve the minutes from the May 21, 2020, Joint Review Board meeting.

Cathy Johnson seconded the motion.

All in favor by voice vote, no nays. Motion passes.

Chairperson Stilling announced that the next item on the agenda is an update regarding the performance of the Lake Cook Road TIF District. He indicated that the on July 20, 2020, the Village Board approved the 2020 Buffalo Grove Lake Cook Road TIF District and due to the fact that the TIF was approved mid-way through the 2020 calendar year, the Village has not received enough information to complete the annual report. He indicated that based on our preliminary review, the Village has not received any increment from the Lake County portion of the TIF District and has received approximately \$30,000 for the portion located in Cook County. He noted that the expenses charged to the TIF are currently related to the Village's consultant fees associated with creating and managing the TIF District. Chairperson Stilling stated that at the annual meeting in 2022, the Village will prepare and present the first full-year annual report.

Chairperson Stilling announced that in terms of projects in the TIF, the Village is actively negotiating a Redevelopment Agreement with Kensington Development Partners for the redevelopment of the Town Center property. He stated that the Village Board approved a memo of understanding for this project on November 1st and the Village is in the process of finalizing the redevelopment agreement. He continued that the Town Center Development is the only active project that would be looking to receive TIF reimbursement.

Chairperson Stilling asked if there was any questions from the JRB members.

No questions were raised by the members of the Board.

Chairperson Stilling entertained a motion to adjourn the Joint Review Board.

Cathy Johnson made a motion to adjourn the Joint Review Board.

Ryan Risinger seconded the motion.

All in favor by voice vote.

Motion passes. The meeting adjourned at 3:09 PM.