

**City Of Rolling Meadows  
Economic Development Committee Minutes**

**Monday, February 7, 2022**

**Members Present:**

Christine Burbidge  
Craig Carlson  
Linda Ballantine  
Heather Larson  
Jeanine Molinelli  
Roberta Marcinkus  
Kevin O'Brien  
Jenifer Vinezeano

**Members Absent:**

Dominick (Nick) Martinelli

**Others Present:**

Matt Goode, Venture One Real Estate  
Michael Clelow, Venture One Real Estate  
Brian Liston, Liston & Psantilis  
Peter Psantilis, Liston & Psantilis  
Brendan Penny, Liston & Psantilis

**Call to Order**

Having established a quorum, Acting Chairman Obrien called the meeting to order at 6:01 p.m.

**Approval of Minutes from January 3, 2022 Meeting**

Acting Chairman O'Brien requested a motion to approve the minutes of the January 3, 2022 regular meeting. A motion was made by Member Ballantine and seconded by Member Molinelli, and with no additional discussion the Economic Development Committee (EDC) minutes were unanimously approved by the membership.

**Cook County Class 6b Property Tax Incentive Request – VK 5300 Newport, LLC, 5300 Newport Drive**

A principal from Venture One Real Estate, Matt Goode, introduced himself and described the proposed improvements to 5300 Newport Drive.

Brian Liston, Peter Psantilis and Brendan Penny introduced themselves on behalf of Liston & Tsantilis, the consulting property tax attorneys for Venture One Real Estate on the incentive request.

Following some discussion the EDC voted unanimously in favor of the 6b incentive request by a vote of 8-0.

### **New Business List – Feedback Received from Contacts Made and Distribution of New List**

EDC members reported on various business contacts made, all comments about opening their businesses in Rolling Meadows were favorable.

EDC members then reviewed the January 2022 new business list and various members agreed to contact the businesses.

### **2022 Goals Discussion Continue**

Acting Chairman O'Brien stated that the EDC could continue "brainstorming" on a 2022 EDC Goals program during the meeting. Ms. Corner has provided a white board for keeping notes.

The focus of the discussion was around 2022 EDC Goals to present to the upcoming Committee-of-the-Whole (COW) meeting on February 15, 2022.

- 1) Assist Existing Businesses
  - a) Restaurant Promotions (Eat Local Week, March 4-13)
  - b) Property Improvements
  - c) Small Business Forum, Mentoring, Business Resource Guide
- 2) Attract New Businesses
  - a) Restaurants
  - b) Shopping
  - c) Gathering Places
  - d) Land Owners/Rent Affordability
- 3) Aesthetics
  - a) Signage (potential for gateway signage at City entrance points from S.R. 53, City points of interest wayfinding signage)
  - b) Landscaping
  - c) Curbs
  - d) Bicycle Features

Following COW review of the proposed 2022 EDC goals, the EDC will work to more specifically identify actionable to implement the goals, and also budgetary considerations.

### **Staff Reports – Business Advocate Update**

Ms. Corner reported the following:

- Former Sam's Club: Party has expressed interest and working with City Staff and broker; an easement/contingency that any deal is dependent on is that Walmart must approve/can't be a competitor of Walmart.
- Former Great American Bagel: Previous interested party has opted not to pursue at this time; would need to install grill/hood, etc.
- Former Taco Bell is in process of getting ready to list the property. City staff in conversation with Taco Bell broker, as well as Clark Street Reality (who owns the 2

- out lots just East of Taco Bell) to see if all 3 parcels could be listed. There has been some limited regional interest but nothing detailed at this time.
- Former Steak and Shake: There has been some interest, current owner is interested in making sure this will be a long-term type of tenant/right fit for the location and community.
  - State of City tentatively set for May 2022.

**Items of Interest in the City**

None.

**Issues Not on the Agenda**

None.

**Public Comment**

None.

**Adjournment**

Acting Chairman O'Brien requested a motion to adjourn the meeting which was made by Member Ballantine and seconded by Member Burbidge, and unanimously approved by the membership. The meeting was adjourned at 7:28 p.m.


The next regularly scheduled meeting of the Economic Development Committee will take place March 7, 2022 at 6 p.m.

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Respectfully submitted by Martha Corner

Minutes approved on: 3-7-22

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\_\_\_\_\_, Nick Martinelli, Chairman  
Economic Development Committee