

City of Crystal Lake Economic Development Committee
September 25, 2018 – 8:00 a.m.
Municipal Complex – City Council Chambers Conference Room

Call to Order

The meeting was called to order at 8:00 a.m. by Mr. Reece.

Roll Call/Attendance

Members Affrunti, DeHaan, Leech, Rainwater, Reece, and Saidler were present. Mr. Fowler arrived at 8:05 a.m. Members Maule and Schroll were absent.

Heather Maieritsch, Economic Development Manager, Councilman Haleblian were present.

Approve Minutes of the August 28, 2018 Meetings

Mr. DeHaan moved to approve the minutes from the August 28, 2018 meeting as presented. Mr. Saidler seconded the motion. On voice vote, members Affrunti, DeHaan, Rainwater, Reece, and Saidler voted aye. Mr. Leech abstained. Mr. Fowler had not arrived yes. Motion passed.

Public Participation

There was no one present who wished to speak.

I Shop Crystal Lake Update

Ms. Maieritsch said the City's consultant has asked to be released from their contract for I Shop Crystal Lake. Staff will moved forward with contacting other companies for this work. Mr. Affrunti said he believes he is aware of a company who would be interested in this contract and will provide the information to Staff.

Mr. Fowler arrived at this time.

Ms. Maieritsch believes the contract is slightly over \$5,000. Mr. Reece asked if there is an RFP for this and asked for a copy. He asked if the level of maintenance from the current consultant will remain the same while we are seeking their replacement. Ms. Maieritsch said yes. Mr. Leech asked if he could also have a copy of the RFP. Ms. Maieritsch said she will send the information to both.

Business Investment Awards and Business Tours

Events and Ribbon Cutting

Ms. Maieritsch said at a recent City Council meeting both Douglas Automotive and Curran Group were presented with plaques commemorating their business anniversaries. She said the TJ Maxx Ribbon Cutting will be October 11 at 8 a.m. Staff is working with the owners of the shopping center on filling the space.

Mr. Affrunti asked about the former Joseph's space. Mr. Maieritsch said the owners of the Plaza recently had issues with a portion of the façade falling away from the existing building. Once that is taken care of, she is sure that their focus will be back on filling that space. Mr. Affrunti asked about Pablo's. Mr. Leech said the public is not taking kindly to their request for funds on a "Go Fund Me" page. Ms. Maieritsch said staff has reached out and provided owners contacts and programs that help small businesses. She added that the owner's daughter of Pablo's opened a second Pablo's restaurant in Spring Hill Mall. Mr. Leech said Mariano's success should spur interest in the other centers in that area. He asked if there is interest in the former Boston Market. Ms. Maieritsch said yes but the tenant would require a drive-through. Mr. Leech asked about Cooper's Hawk's interest in Crystal Lake. Ms. Maieritsch said they have been in contact and they are aware of what we have available currently in the market.

Business Tours

Ms. Maieritsch said Districts 155 and 47 will be hosting an “Open Minds, Open Doors” project at Mathews, Precision Waterjet, and Heartland Cabinet. Mr. Reece said there are 77 families already registered for this event. The students range from 8th grade to high school. Ms. Maieritsch said the first week of October is Manufacturing Week and many of the communities have a variety of events planned. This is a great opportunity to change the mindset about manufacturing as a career and its great the schools are on board to support this initiative. Mr. Reece said they are trying to get the schools up to speed about other alternatives to the traditional university/college including the trades. There will be handouts for the parents and students.

Ms. Maieritsch said Smoothology will be expanding from their current YMCA location to one on Woodstock Street close to the train station. Also 7-11, Pet Supplies Plus, and Popeye’s are underway.

Ms. Maieritsch said she will be attending the IEDC conference and Workforce Development course in Atlanta at the end of this week. At the event, the City will be presented with a Silver Plaque of Economic Excellence for the Public/Private Partnerships formed to create the Three Oaks Recreation Area. This will give Crystal Lake national attention.

Ms. Maieritsch said Illinois Bone and Joint Institute will be opening in the former Corner Bakery. With their clients coming on an appointment basis and during the week, that will help alleviate the parking issues in that area. She added that a car dealership in Crystal Lake will be changing hands in October. The new owners are from Illinois.

Mr. Leech asked about the former Hines Lumber site at Crystal Lake Avenue and Main Street. Ms. Maieritsch said the bank held an auction for the site. Staff has been in contact with the bank and there has not been a decision made about the sale. Mr. Reece said a mixed use with retail and residential would work well there considering the proximity to downtown and the train station.

Organization reports:

Downtown Crystal Lake

Mr. Rainwater said there will be a change to their Board. The new member will be joining them shortly. Johnny Appleseed is coming up this weekend and they are in need of volunteers. In October they will host a Ladies Night. Also they are working on grants for the downtown to revitalize the area and the gazebo.

Mr. Affrunti said there are several businesses in the downtown for sale. Mr. Rainwater said Out of the Box and Wickham Interiors are for sale. Ms. Maieritsch added that the Olympic is also for sale. Mr. Rainwater said this will be a good opportunity to have fresh ideas for the downtown area.

Chamber of Commerce

Ms. Maieritsch said they are holding the “Open Minds, Open Door” event.

MCEDC

Ms. Maieritsch said the MCEDC annual dinner is coming up in October. Also there is a meeting today regarding a new marketing campaign for all of the McHenry County communities. They are in the beginning stages and will take about a year to implement.

Comments and suggestions from the Committee

Mr. Leech asked about his suggestion regarding changing Williams Street to a pedestrian area. To remove the parking, allow one lane of traffic for deliveries and access businesses would be able to use the widened sidewalk area for outdoor seating. Mr. Haleblian said he has not presented it to the Council and asked Mr. Leech if he would like to be present.

There were no additional comments from the members.

Adjourn

The meeting was adjourned at 9:10 a.m.