

Meeting Details

Subject:	Joliet City Center Partnership Board Meeting
Date:	Thursday, September 12, 2024
Time:	8:00 a.m.
Participants	Monica Cicimov, Amber Duffy, Brian Kincaid, Bryan Kopman, Doug Pryor, Jim Roof, Howard Wright, Jen Howard, Tiffany Johnson, Megan Millen
Did not attend:	Michele Arana, Jennifer Bertino-Tarrant, Tim Brophy, Mayor Terry D’Arcy, Dave DiLorenzo, Toni Granholm, Bryce Jordan, Ron Romero, Diana Viveros, Wade Welsh
Call-in:	Susy Huerta, Cornell Lurry, Greg Peerbolte
Staff Members:	Priscilla Cordero, Vicki Sanchez
Guests:	Elaine Bottomley, Deputy Chief of Staff, Will County Executive’s Office Jayne Bernhard, Planner, City of Joliet
Meeting Handouts:	September 2024 Board of Directors Agenda; August 8, 2024 Minutes; Financial Reports: August 2024; Trunk or Treat Event Grant Application; Rialto Square Theatre Event Grant Application; 235 E. Cass Street Grant Request; Richardson’s Small Business Assistance Grant Request; 652 Collins Street Grant Request; Marketing Communications Report.

Meeting Notes

- I. Call to Order**
 - i. Monica Cicimov called the meeting to order at 8:02
- II. Approval of Minutes**
 - i. **BOARD ACTION:** Motion to approve the August 8, 2024 Minutes as presented by Monica Cicimov.
 1. Motion – Doug Pryor
 2. Motion Seconded – Megan Millen
 3. Vote
 4. All in favor-Motion Approved.

III. Approval of Financials

- i. August Draft Financials were presented by Priscilla Cordero.
- ii. **BOARD ACTION:** Motion to approve the draft August financials as presented by Priscilla Cordero.
 1. Motion – Jen Howard
 2. Motion Seconded – Tiffany Johnson
 3. Vote
 4. All in favor-Motion Approve

IV. Equitable Transit-Oriented Development Study Update

- i. Jayne Bernhard provided an update on the ETOD study. The Steering Committee was engaged a few months ago. A meeting was held in order to engage the community. A review of existing conditions was completed, and a real estate analysis is almost complete. The next step will be to engage a developer panel. Three catalytic sites were identified – the BMO Harris Bank drive-through site, the Joliet City Hall site, and the Lyons Lumber site. The Steering Committee which includes Priscilla Cordero, other CCP Board Members and stakeholders in the Gateway Transportation area were provided an update on the study and had an opportunity to discuss the proposed sites and provide feedback to the planning consultant conducting the ETOD study. Last, Jayne stated that the city comprehensive plan consultant is under contract.

V. Marketing Committee

- i. Tiffany Johnson stated Kidz Fest was a success. Over 3,000 estimated in attendance and over 50 vendors. The weather did not cooperate for 815 Night in partnership with the Slammers, but it was a success for our first time promoting this.
- ii. Tiffany presented a \$500 event grant request for Azteca de Oro's Trunk & Treat on Collins Street. This is their 3rd year hosting the event. A motion was made recommending a \$500 event grant for Azteca de Oro.
 1. Motion – Greg Peerbolt
 2. Motion Seconded – Doug Pyor
 3. Vote
 4. All in favor-Motion Approve
- iii. Tiffany Johnson presented a \$2,000 event grant request for the Rialto's Home for the Holidays. Marketing Committee recommended \$1,000 as this is what was budgeted. A motion was made for a \$1,000 event grant for the Rialto's Home for the Holidays.
 1. Motion – Jen Howard
 2. Motion Seconded – Howard Wright
 3. Vote
 4. All in favor-Motion Approve

VI. Economic Development Committee

- i. Jim Roolf presented a \$1,500 Small Business Assistance grant request for signage for Richardson's Bar & Grill. Staff requested an exception due to the business being in business over 1 year and the project already being completed. A motion was made to approve the \$1,500 grant for Richardson's Bar & Grill.
 1. Motion – Cornell Lurry
 2. Motion Seconded – Howard Wright
 3. Vote
 4. All in favor-Motion Approve
- ii. Jim Roolf presented an \$11,110.50 grant request for Magda & Diana's Salon. This project qualified for a Building Improvement Grant in the amount of \$10,498.00 and a Site Improvement grant in the amount of \$612.50. Susy Huerta added that the salon was the first salon on the east side in 1993 catering to the Latino community. A motion was made to approve a total amount of \$11,110.50 for Magda & Diana's Salon.
 1. Motion – Doug Pryor
 2. Motion Seconded – Susy Huerta
 3. Vote
 4. All in favor-Motion Approve
 - 5.
- iii. Jim Roolf presented a \$2,500 Site Improvement Grant for Gonzalez Fresh Produce located at 652 Collins Street. Priscilla Cordero stated this is the first grant that is requested on Collins Street. A motion was made to approve the \$2,500 grant for Gonzalez Fresh Produce.
 1. Motion – Howard Wright
 2. Motion Seconded – Megan Millen
 3. Vote
 4. All in favor-Motion Approve
- iv. Priscilla also stated that the CCP will be requesting \$150,000 for the SSA grant programs in next year's budget request as discussed in Economic Development Committee and Executive Board Committee meetings as we have received a large number of requests from both property and business owners.

VII. Beautification Committee

- i. Megan Millen stated the Utility Box project in partnership with the Arts Commission and the City of Joliet is underway. CCP is waiting on vendor to install.
- ii. Holiday planters. Working on plan for relocation/removal of some planters.

VIII. Owners & Managers Association

- i. Jen stated that the next OMA meeting will be held on October 3rd at Rapid Healthcare. Jayne Bernhard will speak on the ETOD study.

IX. Staff Report

- i. Priscilla stated she and Vicki attended a downtown tour of Elgin as well as a presentation with Illinois Main Street. Other downtown organizations as well as municipalities were in attendance. Best practices were shared.
- ii. Construction on Chicago Street is underway and on schedule.
- iii. The US Steel Building on Collins Street suffered a fire incident and had to be demolished by US Steel.
- iv. The City of Joliet is validating parking in the Ottawa Street Deck for retail and restaurants on Chicago Street from Cass to Jefferson.
- v. CCP has started a Friday “Downtown Lunch Club” to support restaurants immediately impacted by construction.
- vi. Planning for October events as well as Light up the Holidays are well underway. A request for promotional items for the Stone & Steel 5K race bags was made. Priscilla also asked that board members consider walking/running or volunteering at race.
- vii. We are hosting a seminar for businesses in the SSA – “Getting Ready for the Holiday Season” on September 26th. Michele Arana will be our speaker.

X. Other Business

- i. Brian Kincaid stated that City Center campus for JJC is reopening September 16, 2024.
- ii. Monica stated that Prison City Vintage is hosting Illinois Vintage Festival September 28 at the Will County Parking Lot D.

XI. Adjourn

- i. Motion – Megan Millen
- ii. Second – Tiffany Johnson
- iii. Vote
- iv. All in Favor – Motion Approved
- v. Meeting adjourned at 9:12 a.m.