

**City of Zion**  
**Tax Increment Financing Board of Review**  
**Monday, June 30, 2008**  
4:00pm, Zion City Hall

**MEETING MINUTES**

**I. Call to Order**

Chairman Brown called the meeting to order at 4:17pm

Present: John Brown; Mike Cliff; Donna Flammini; Shantal Taylor; Juanita Winfrey

Absent: Al Hill Debbie Lewis; Bill Warren

**II. Approval of meeting minutes from May 27, 2008.**

It was motioned by Ms. Taylor and second by Mr. Cliff to approve the minutes as presented.

Vote: John Brown, aye; Mike Cliff, aye; Donna Flammini, pass; Shantal Taylor, aye; Juanita Winfrey, aye. Motion passes

**III. Approval of meeting minutes from June 23, 2008**

There was no quorum at this meeting.

**IV. Discussion regarding Economy Cycle**

Ms. Rogers introduced Lyle DeDraff, who is the owner of the facility that Terri Rodenheiser of Economy Cycle is interested in occupying. In working with Mr. DeGraff, Ms. Rogers was introduced to Mr. Jerry Hall of Jerry's Bikes, who expressed interest in expanding into Zion. Mr. DeGraff stated that he met with both businesses and found Jerry's Bikes to be a more favorable tenant.

It was motioned by Ms. Taylor and seconded by Mr. Cliff to approve a TIF grant not to exceed \$35,000.

Vote: John Brown, aye; Mike Cliff, aye; Donna Flammini, aye; Shantal Taylor, aye; Juanita Winfrey, aye. Motion passes

**V. Discussion regarding Violet Creaciones**

Ms. Rogers shared that this was a new store opening that will sell party supplies.

It was motioned by Ms. Flammini and seconded by Mr. Cliff to approve a TIF grant not to exceed \$379.00

Vote: John Brown, aye; Mike Cliff, aye; Donna Flammini, aye; Shantal Taylor, aye; Juanita Winfrey, aye. Motion passes

**VI. Discussion regarding Fire Station Plaza**

Discussion ensued. No action taken.

**VII. Adjourn**

It was motioned by Mr. Cliff and seconded by Ms. Flammini to adjourn the meeting at 4:47pm.

Vote: John Brown, aye; Mike Cliff, aye; Donna Flammini, aye; Shantal Taylor, aye; Juanita Winfrey, aye. Meeting adjourned