

**City of Zion
Tax Increment Financing Committee**

Bill Warren, Chairperson

Donna Flammini	Charlie Ginn
Chris Szymanski	Tiffany Taylor
Rich Walker	Juanita Winfrey
Dave Miller	

Meeting Minutes

RESCHEDULED MEETING OF THE TAX INCREMENT FINANCING BOARD
Monday March 20, 2013, 5:00pm
ZION CITY HALL

I. Call to Order

Acting Chairperson Winfrey called the meeting to order at 5:11pm

II. Attendance

Present: Dave Miller; Chris Szymanski; Tiffany Taylor-Pipes; Rich Walker;
Juanita Winfrey

Absent: Donna Flammini; Charlie Ginn; Debbie Lewis; Dorothy Mitchell; bill
Warren

Staff:

David Knabel, Sonolito Bronson

Visitor: Marilyn Krieger, Zion Park District

Rich Walker announced that he would be retiring from the Park District at the end of May. He introduced Marilyn Krieger as his replacement and stated that she will also be appointed to the TIF Board after his retirement. The TIF Board congratulated Rich and welcomed Marilyn.

III. Discussion regarding Zion Cyclery

Mary Daisy from Zion Cyclery, 2750 Sheridan Road, stated that they are requesting assistance from TIF to replace the carpet in their showroom that has been there for 25 years. Mary stated that they have remodeled the dressing rooms this past winter as well as install display racks for the bicycles. They are also looking into opening up the upstairs to expand their inventory. To date they have put in almost several thousand dollars into the project.

Chris Szymanski asked when would the upstairs be open. Mary Daisy stated that it would take a couple of years to complete. It is currently used for storage. Chris Szymanski asked if awarded this money, how much would this complete the project, percentage wise. Mary stated that it complete 95% of it. She also stated that she was leaning toward the lowest bidder, Mt. Prospect because they were willing to come in three nights after work and install the carpet in sections. This would eliminate Zion Cyclery from emptying out the entire store at once.

It was motioned by Rich Walker and seconded by Dave Miller to recommend approval of a TIF Grant in the amount of \$8975, which does not include the dumpster, pending applicant resubmit a complete TIF application to city staff for review.

Vote: Dave Miller, aye; Chris Szymanski, aye; Tiffany Taylor-Pipes, aye; Rich Walker, aye; Juanita Winfrey, aye.

IV. Discussion regarding focus for FY14

V. Public Participation

VI. Adjourn

Tiffany Taylor-Pipes left the meeting at 6:00pm. The TIF Board did not have a quorum to continue, therefore, the meeting adjourned at 6:00pm