



EMBRACE OPPORTUNITY

HONOR TRADITION

**Village President**  
Mike Reid, Jr.

**Village Trustees**  
Heather Fodor  
Aaron Kelly  
Toby Koth  
Lionel Mott  
Laura Pollastrini  
Erik Robinson

Meeting Agenda  
Business Development Commission  
May 17, 6:30 p.m.  
135 W Oak Knoll Drive, Hampshire, IL 60140

1. Call to Order
2. Public Comments
3. Review of meeting minutes from April 12, 2023
4. Introduction of Liz Martin as new Chairperson
5. Beautification Committee Report
6. Final discussion of Village Board Presentation
7. Discussion of future projects for BDC
8. Hampshire's Very Own
  - A. List of remaining companies
    1. RK Services
    2. Krueger Accounting
    3. Iron Wok
    4. Hampshire Social
    5. Garden Berry
    6. Alfano's
9. Update on new or existing businesses in the Village
10. New Business
11. Adjournment

**VILLAGE OF HAMPSHIRE**

234 S. State Street, P.O. Box 457, Hampshire, IL 60140-0457  
847-683-2181 phone / 847-683-4915 fax

[hampshireil.org](http://hampshireil.org)

Attendance: By Public Act 101-0640, all public meetings and public hearings for essential governmental services may be held by video or tele conference during a public health disaster, provided there is an accommodation for the public to participate, and submit questions and comments prior to meeting. If you would like to attend this meeting by Video or Tele Conference, you must e-mail the Village Clerk with your request no later than noon (12 PM) the day of the meeting. A link to participate will be sent to your e-mail address, including all exhibits and other documents (the packet) to be considered at the meeting.

Recording: Please note that all meetings held by videoconference will be recorded, and the recordings will be made public. While State Law does not required consent, by requesting an invitation, joining the meeting by link or streaming, all participants acknowledge and consent to their image and voice being recorded and made available for public viewing.

Accommodations: The Village of Hampshire, in compliance with the Americans with Disabilities Act, requests that persons with disabilities, who require certain accommodations to allow them to observe and/or participate in the meeting(s) or have questions about the accessibility of the meeting(s) or facilities, contact the Village at 847-683-2181 to allow the Village to make reasonable accommodations for these persons.



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Business Development Commission  
Meeting Minutes  
234 S. State St, Hampshire, IL 60140  
(Virtual Meeting Optional)

The regular meeting of the Business Development Commission of Hampshire was called to order by Commissioner Krajecki in person on April 12, 2023.

1. Call to order at 6:32 pm

In-person: Commissioners Liz Martin, Meagan Rago, Ryan Krajecki, David Pizzolato, Karen Trzaska, Bill Swalwell, Trustee Aaron Kelly, Village Manager Jay Hedges and Assistant to the Village Manager Josh Wray.

Roll call confirmed - (quorum established)

2. Public Comments:

- None

3. Meeting Minutes Approval From 3/8/23:

- Commissioner Pizzolato moved to make a motion to approve the meeting minutes from 3/8/23.
  - Second by Commissioner Rago
  - Motion carried by voice vote:
    - Ayes: Rago, Martin, Krajecki and Pizzolato
    - Nays: None
    - Absent: Kelly
    - Abstained: Trzaska, Swalwell
- As a follow up to the last meeting, Commissioner Krajecki discussed his presentation to the Village Board regarding the need to keep the facade program. The Village Board was supportive and has budgeted \$100k in the upcoming fiscal budget.

4. Beautification Committee Report

- Commissioner Swalwell discussed that the final work to the Garden Berry project is set to begin in the coming weeks.

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- In addition, he has been in touch with the way-finding signage vendor for quotes to review. Once received, they will be presented to the BDC.
5. Discussion of the EDS to the Village Board
- The Commission reviewed the presentations that were prepared to identify the structure and content for the review of the Economic Development Strategy. The BDC agreed on the layout and content to proceed.
  - Trustee Kelly and Commissioner Krajecki will consolidate and present an overview of the approach and recommendation to the Village Board on May 18<sup>th</sup>.
6. Hampshire's Very Own
- The BDC understands the time commitment in creating these articles, so Commissioner Krajecki is going to reach out to Jeanie Mayer to confirm she is ok with still preparing these articles. If not, Commissioner Martin is open to doing them.
  - For the future, the BDC discussed opportunities to feature existing business that participated in the facade improvement program and the potential to turn these articles into videos.
7. Update on New or Existing Business Update
- The request for zoning the parcels at the former Shireland property has been redone and the developer is looking to engage the community on their revised plans.
  - Interest in business development around the Village continues at various properties, but nothing confirmed.
  - The land owner at the southeast corner of Big Timber and Rt. 20 remains to be only a garage and office for a concrete landscaping company (no casting or manufacturing). The rest of the land is looking to be zoned for retail development in 3 parcels.
  - The Crown Development Group is working to develop a plan for bike paths throughout the new communities that are currently being planned.
8. New Business
- Commissioner Krajecki presented the grants that T-Mobile is awarding small towns for up to \$50,000. The group discussed projects that the money could benefit. Trustee Kelly advised the Village staff to reach out to Woodstock, as they were awarded a similar grant from T-Mobile to glean any insights.
  - Commissioner Pizzolato recommended that the BDC should look to have a section of future meeting to recap the latest news with the Main Street Organization.
  - Trustee Kelly reviewed the annual Township meeting and reported back brief updates made from each of the speakers.
  - Village Manager Hedges and Assistant to the Village Manager Wray will be switching support of the BDC moving forward.

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- Commissioner Krajecki announced that he will be stepping down in May and that will be his last meeting. That will leave a vacancy in both the commissioner role and for chairperson of the BDC. He offered those interested to reach out to him and he is willing to stay on for a short while once a chairperson has been named to make the transition smooth.

9. Adjourn

- Commissioner Trzaska moved to make a motion to adjourn at 7:58 pm.
  - Second by Commissioner Pizzolato
  - Motion carried by voice vote:
    - Ayes: Krajecki, Kelly, Rago, Trzaska, Swalwell, Martin and Pizzolato
    - Nays: None

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# ECONOMIC DEVELOPMENT STRATEGY

PRESENTED BY  
BUSINESS DEVELOPMENT COMMISSION

# Meeting the Needs

Early 2022 Completion of successful Streetscape Initiative

Consulted with Jay Hedges regarding new directives and current Village needs.

Recommendation: Provide insight to the Administration regarding long term goals when considering future development by developing an Economic Development Strategy (EDS).



# Our Process

## EDUCATION:

WORKED WITH JOSH WRAY TO UNDERSTAND WHAT AN ECONOMIC DEVELOPMENT STRATEGY LOOKS LIKE.

## FOCUS:

UTILIZATION OF "GOALS AND LENSES" TO PINPOINT PRIORITIES AND OBJECTIVES IN ORDER TO INITIATE COMPREHENSIVE STRATEGIES.

## DISCUSSION:

CONSIDERABLE TIME SPENT DISCUSSING **GOALS** AND **LOOKING AT DEVELOPMENT INITIATIVES THROUGH A VARIETY OF **LENSES**.**





# Goals = Mission of the BDC



Attract and Retain Business



Diversify Local Economy



Enhance the Community's Image



Provide Additional Resources



# Looking through the Lenses

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Beautification

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Sustainability

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Land Use

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Communication

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Village Participation

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Infrastructure



PCL XL error  
Error: IllegalOperatorSequence  
Operator: LineRelPath  
Position: 5506