

**MINUTES
VILLAGE OF HOFFMAN ESTATES
ECONOMIC DEVELOPMENT COMMISSION
SEPTEMBER 4, 2024
VILLAGE HALL
REGAN CONFERENCE ROOM
1900 HASSELL ROAD
HOFFMAN ESTATES, IL 60169**

**Mayor William D. McLeod
Co-Chairmen Gary Pilafas & Gary Stanton**

Date: September 4, 2024
Time: 2:00 p.m.

Members in Attendance:

Linda Dressler
Tricia O'Brien
Kasi Paturi
Daniel Lee
Gary Stanton
Gary Pilafas
Eric Smith
Dan Jedrzejak

Members Absent:

Eric Maschewski

Others in Attendance:

Kevin Kramer, ex-officio
Michael Walker
Mayor Bill McLeod
Mary Oshana
Jennifer Djordjevic
Dan O'Malley

1. CALL TO ORDER

Gary Pilafas: Called to order at 2:00pm

2. APPROVAL OF MINUTES

A. June 11, 2024

Commissioner Jedrzejak made a motion to approve the minutes and Commissioner Lee seconded. A voice vote recorded all ayes.

3. PUBLIC COMMENT

There was no public comment.

4. NEW BUSINESS

A. Review Business Retention & Expansion Program

Mr. Kramer refreshed the commission on the BRE strategy of the Village which includes not only large business visits but connecting with smaller businesses as well. It may be done via in person visit, or a walk-up check-in, an online survey, or even a paper mailer. There are pros and cons to both so the economic development division uses a variety to touch base with all businesses in town in a four year period.

1. Discuss Roselle Road Business Blitz

One of the ways to reach many businesses in a certain area of town is by conducting a business blitz where teams of two are sent out to a geographic location and asked to walk in to each business for a quick 5-10 minute visit. Sometimes owners or managers are available to chat and other times they are not but for this blitz the teams will leave behind a flyer if the owner has further questions. Mr. Kramer continued to explain and give suggestions on how to conduct the surveys. This blitz would focus on nearly 50 businesses in the Roselle Road TIF District. Several commissioners volunteered to join the blitz immediately after the meeting.

B. Discuss Market & Business Conditions

Commissioner Jedrzejak noted the year started slow for civil engineers but it has recently picked up with more work from the public sector, and IDOT in particular. He felt that in election years more money is funneled to public works projects so that has benefitted the engineering and construction industries.

Commissioner Smith agreed with the public work flowing well but that nothing is happening quickly. He's noticed unique projects like renovations or more gas stations under construction; and that the multi-family projects have been very slow to start.

Commissioner Dressler gave her quarterly residential update on Hoffman Estates noting there's 29 single family homes for sales and the lowest price in \$369,000. Rents on single family homes went up since there wasn't much available for purchase. She mentioned buyers are looking for move in ready homes and don't want to put in sweat equity. 22 townhomes and condos are on the market with the lowest price being \$150,000.

Commissioner Paturi invited all commissioners to two upcoming cybersecurity and manufacturing conferences he is a part of planning. The cybersecurity conference will be October 24th in Chicago.

Commissioner Lee commented on the small business and restaurant industry noting they are holding off on new investments until after the election in November. He also mentioned most international groups are waiting until November to make investments as well.

A. Recap C-Suite Breakfast

1. Next Breakfast: October 9th at 9am at Vistex

5. OTHER BUSINESS

A. C-Suite Breakfast: October 9th at Vistex

Mr. Kramer reminded the commission of the upcoming C-Suite Breakfast, hosted by Vistex at 2300 Barrington Road on October 9th from 9am – 10:30am. Commission Dressler said she would be there and asked if Vistex had a foundation component to their company. Mr. Kramer replied that they did and he would connect her with two individuals in charge of their foundation.

6. ADJOURNMENT

A motion was made by Kasi Paturi and seconded by Dan Jedrzejak to adjourn the meeting. Voice vote recorded all ayes. The meeting was adjourned at 2:55PM. Next regularly-scheduled meeting will be Wednesday, December 4, 2024.