



# VILLAGE OF WINNETKA

*Incorporated in 1869*

## BUSINESS COMMUNITY DEVELOPMENT COMMISSION Notice of Rescheduled Meeting

**Monday, June 3, 2013  
7:00 P.M.**

The Winnetka Business Community Development Commission will convene its rescheduled regular meeting on **Monday, June 3, 2013** in the Village Council Conference Room, 510 Green Bay, Winnetka, Illinois, at 7:00 PM.

### Agenda

1. Review and Approval of April 29, 2013 minutes
2. Briefing of new members.
3. Getting to know you exercise
4. Review of current projects/activities
  - a. ULI
  - b. Post Office
  - c. Listen & Learn
  - d. Floral Program
5. Public Comment
6. Adjournment

The Village of Winnetka, in compliance with the Americans with Disabilities Act, requests that all persons with disabilities, who require certain accommodations to allow them to observe and/or participate in this meeting or have questions about the accessibility of meeting or facilities, contact the Village ADA Coordinator, at 510 Green Bay Road, Winnetka, Illinois 60093, (Telephone (847) 716-3540; T.D.D. (847) 501-6041).

510 Green Bay Road, Winnetka, Illinois 60093

Administration and Finance (847) 501-6000 Fire (847) 501-6029 Police (847) 501-6034  
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**BUSINESS COMMUNITY DEVELOPMENT COMMISSION**  
**APRIL 29, 2013 MEETING MINUTES**

**Members Present:**

Jason Harris  
Tom Eilers  
Trustee Richard Kates  
Terry Dason  
Patrick O'Neil  
Peggy Swartchild  
Paul Dunn

**Members Absent:**

Mike Leonard

**Village Staff:**

Michael D'Onofrio, Director Community Development

**Call to Order**

The meeting was called to order at 7:05 PM, in Village Council Chambers, 510 Green Bay Road, Winnetka, IL

**1. Review and Approval of April 1, 2013 Minutes**

BCDC reviewed minutes and made two corrections. Motion to approve made by Dason; seconded by Swartchild. Minutes were approved.

**2. Outline Briefing for Gene Greable**

Chair Jason Harris explained to the BCDC that his intent is to inform incoming Village Board President Greable as to the economic related issues as seen by the BCDC.

Tom Eilers suggested that the main part of the briefing of the village board president should be based on the ULI (Urban Land Institute) study. He added that at the completion of TAP (Technical Assistance Panel) #2 that the BCDC should consider preparing a white paper that it could present to the Village Council.

Chair Harris suggested that in the interim the BCDC should examine what uses might be appropriate for the Post Office building in that the lease on the building expires in 2014.

Paul Dunn suggested that the BCDC should ask Village Board President Greable if the Village Council should take on the task of what should be done with the Post Office building, or if that is something the BCDC should do.

Chair Harris stated that he would prepare a draft statement from the BCDC that would be presented to the newly seated Village Council at its May 7, 2013 meeting.

Patrick O'Neil asked what the direction is for the Post Office site. He also questioned why there was an interest in developing the Post Office site when there were currently so many commercial vacancies in the village.

Community Development Director then provided an overview of the current vacancy rate, as well as mentioned several potential new tenants that will be opening businesses in the near future.

Chair Harris responded that given the discussion regarding the Post Office it is important to bring the matter of the lease to the attention of the Village Council. He added that any review of the site should only consider a short term use of the existing building and site, and not as a complete redevelopment project.

It was the consensus of the BCDC for it to write a letter to the Village Council making it aware of the Post Office lease coming due in 2014.

**3. Discuss recommending possible candidates for appointment to the BCDC**

Several possible candidates for appointment to the BCDC were discussed. The candidates mentioned included Dan Kleba of Grand Foods, Emily Link of Winnetka Wine Shop, Jim Sayegh (commercial property owner) and Connie Berman of Private Bank.

At the conclusion of its discussion the BCDC agreed to recommend that Dan Kleba, Emily Link and Jim Sayegh be considered for appointment.

**4. Review of drafted Listen & Learn plan for 2013**

It was decided that any Listen & Learn sessions not be conducted until the completion of the ULI TAP process.

**5. Discuss recommending possible interim uses of the post office site**

(See discussion under Item #2)

**6. Public Comment**

CD Director D'Onofrio provided an update on the hanging basket floral program. Members of the BCDC expressed concern over the limited number of baskets being proposed in Hubbard Woods.

Paul Dunn suggested that the village might want to establish a beautification committee whose mission would be to improve the aesthetics of the village.

Chair Harris thanked outgoing member Peggy Swartchild for her service on the BCDC.

Meeting adjourned at 8:40 pm.