

**MINUTES OF THE ECONOMIC DEVELOPMENT COMMISSION**  
**May 18, 2016**

The meeting of the Libertyville Economic Development Commission was called to order at 7:34 a.m. at the Libertyville Village Hall, 118 W Cook Ave, Libertyville, Illinois.

Members Present: Chairman John Cortesi, Commissioners William Abington, Glenn Bockwinkel, Thomas Kreuser, Jeff Mateer, Steve Martin and Edward Werdell.

Members Absent: Commissioner Brian Grano.

Staff Present: John Spoden, Director of Community Development; Patrice Sutton, Director of Finance; and Heather Rowe, Economic Development Coordinator.

Others Present: Mayor Terry Weppler and Andy Lausch, Main Street Libertyville.

**NEW BUSINESS:**

*Minutes:* The Commission approved the minutes of the April meeting [motion by Kreuser /second by Bockwinkel].

**COMMUNICATIONS AND DISCUSSIONS:**

Places for Eating Tax: The Commission reviewed the proposed tax and business feedback as presented at the recent Committee of Whole meeting. Ms. Sutton answered related finance/budget questions. The following commentary on the Places for Eating Tax was offered by the Commission:

- There's a cost to additional restaurants in the clean-up, policing, trash removal, etc. The tax money collected will go back into servicing these businesses.
- They felt this tax to be a fairly innocuous way to raise needed municipal funds. They did not believe customers would balk at a \$1 fee applied to a \$100 restaurant bill and did not believe it would hamper future restaurant sales growth.
- Having a fund to maintain the downtown is important, as a strong downtown is good for the entire community.
- An annual review/cap on the tax was considered appropriate by the Commissioners.
- The availability of electronic filing and payment should be made available to make the process easier for restaurants.
- The Commission expressed concern relative to the suggestion that metering of parking be used to raise the needed funds. They said there is a negative psychological response to the customer buying experience from meters.
- The Consensus of the Commissioners present was that the Village should proceed with the Places of Eating Tax.

Wine Bar Proposal: Mayor Weppler addressed the Commission noting that an application for a wine bar has been received for the location formerly occupied by Lindsey's. He indicated that as Liquor Commissioner he is reviewing potential parking/traffic problems that could result at that location and is weighing suggestions by some community members that the downtown may be at a tipping point where there are too many bars/restaurants which could hinder the success of the downtown as a shopping district and as a family friendly location. The Mayor asked the Commissioners for their thoughts relative to issuance of the liquor license.

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The following commentary on the grant of liquor license for the proposed wine bar was offered by the Commission:

- There is some precedent for restriction of uses in the downtown, a case in point is the Village's regulations directing office and financial institutions to side streets and upper floors. This regulation has helped improve the retail mix downtown.
- Additional restaurants in the proposed block could create further parking problems.
- There is some risk in the Village being heavily reliant on restaurants.
- The Commissioners generally felt that the Village should not use the liquor license process to regulate the type/number/location of restaurants in the downtown, and that the market should be allowed to dictate the appropriate number. They felt that it would be appropriate to deny a license in cases of safety.

RW Swanson Proposal for the Trimm/Train Station Property: Mr. Spoden reviewed the proposal by RW Swanson. The Commissioners noted the site presents a traffic challenge. They requested that staff review the concept with Metra to make sure the design would allow necessary width for future double-tracking of the rail line.

Mr. Spoden also reviewed the proposal by the Roanoke Company at the Archdiocese property. The Commissioners expressed support for a traffic signal at Lake Street to accommodate additional traffic from the development.

Ms. Rowe requested the Commissioners suggestions for future meeting locations. At the request of the Commission she indicated she would contact Metalex.

With no further business the meeting was adjourned at 8:58 a.m.

Respectfully submitted,

Heather J. Rowe,  
Economic Development Coordinator