

APPROVED

MINUTES OF THE MEETING OF THE ARLINGTON ECONOMIC ALLIANCE HELD ON JULY 17, 2024 AT 7:30 A.M. AT THE VILLAGE HALL

MEMBERS PRESENT:

Andrew Stengren – Chairman
Rich Casey
Tonia Etoh
Tony Guido
Terry Iverson
Michael Mulder
Ellen Para
Marc Poulos
Brian Roginski

MEMBERS ABSENT:

Heather Larson
Kerri Oots
Andi Ruhl
John Toliopoulos

STAFF PRESENT:

Michael Mertes – Business Development Manager
Hailey Nicholas – Assistant Planner

ALSO PRESENT:

Keith Moens, Resident

Call to Order

Chair Andrew Stengren called the meeting to order at 7:32 AM.

Approval of Minutes – March 20, 2024

The meeting minutes of March 20, 2024 Arlington Economic Alliance meeting were reviewed.

MARC POULOS MOVED AND TERRY IVERSON SECONDED A MOTION TO APPROVE THE DRAFT MARCH 20, 2024 ARLINGTON ECONOMIC ALLIANCE MEETING MINUTES. ALL ALLIANCE MEMBERS VOTED IN FAVOR OF THE MOTION.

Development Update

Amazon Fresh is holding their grand opening on July 25th. Amazon had halted development of new Amazon Fresh stores in early 2023. The Arlington Heights location is one of the first stores, nationally, that will be opening since then. The Arlington Heights Mariano's is being sold as part of planned portfolio sale with over 30 other stores to the parent company of Piggly Wiggly. Village staff's understanding is that there are no plans to close or change the Arlington Heights location.

The Four North development, a recently-completed five-story, 76-unit apartment building at the intersection of Hickory and Kensington, is now leasing to residents. The building includes 3,450 SF of first-floor commercial space. Village staff is working with the property's commercial broker to help lease that space. The first phase of the Arlington Gateway development was approved by the Village Board in December. Located at the southeast corner of Algonquin and Arlington Heights Roads, site demolition and leveling is underway. Construction of the first phase could potentially begin in the next couple months.

Ms. Para inquired about attracting retailers to vacant tenant spaces. Mr. Mertes explained that Village staff remains in communication with commercial brokers to recruit new businesses to the community, and utilizes resources such as the Zero Interest Loan program. Staff also attends trade shows to attract new business investment. Mr. Poulos shared his perspective as a business owner in the Hickory-Kensington area, and the gradual

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change that he has seen in that part of the community. Mr. Mertes explained that there is a comprehensive plan for the Hickory-Kensington area, but whether new development or redevelopment occurs can depend on numerous factors. Mr. Guido inquired about the status of the former *Daily Herald* corporate office site, and Mr. Mertes explained that current property ownership is repositioning the building for medical office.

Arlington Alfresco

Arlington Alfresco commenced on Friday, May 3rd. Staff has been communicating continuously with business and residents on an individual basis, responding to concerns and offering assistance. In response to inquiries about bike safety, Staff has been working on a formal PR campaign to create awareness. Alfresco runs until Sept. 23rd. The streets will remain closed that week for Harmony Fest featuring the Taste of Arlington Heights, which will be held on September 27th and 28th.

Mr. Roginski said that Alfresco is going well. Also, moving Sounds of Summer exclusively to Thursday evenings seems to be working well in terms of crowd management. Thursday evenings seem much busier now and customers aren't waiting as long for tables on Fridays. Mr. Iverson feels that the designated walking area on Vail seems to be working, allowing for people to move throughout the area without having to cut through attendees seated for the concerts.

Economic Alliance Work Plan – 2024

The Economy in Focus: What Arlington Heights Business Owners Need to Know, sponsored by the Economic Alliance, was held on June 6th at the Metropolis Ballroom. Approximately 60 people were in attendance. Jason Turner, economist for Wintrust, spoke regarding the current state of economy, and informal feedback was positive regarding the speaker. Mr. Mertes also introduced Michael Mulder, the newest Alliance member to the rest of the Commission. He is the Alliance's *Financial Institution* representative, and was instrumental in finalizing coordination with the speaker at the previous month's Alliance Breakfast. Mr. Mulder stated that he is happy to join the Commission and is glad that the Breakfast program went well.

Mr. Mertes inquired about other potential programs for the year. Mr. Iverson discussed Arlington Heights business participation on National Manufacturing Day (October 5th). He suggested a tour of a few different manufacturers, with the intention of educating residents about these local companies and modern manufacturing in general. Mr. Guido inquired about inviting School District 214 students as well, and Mr. Mulder concurred that partnering with the district's entrepreneurship program could be a good idea. Mr. Mertes will touch base with Mr. Iverson about outreach to gauge interest from Arlington Heights manufacturers.

Village staff brought envelopes and blank cards with the Village seal to the meeting in regards to the Alliance's "thank you" messaging program for small businesses. Also included is a reference card, explaining the purpose of the Economic Alliance to the recipient, to be inserted with the note of appreciation. Mr. Mertes also provided draft language to write on the cards, which had been pared down from a previous longer version, as well as a list of 69 businesses celebrating a five-year or ten-year anniversary in Arlington Heights this year. The businesses were divided among the Commissioners. The Alliance agreed on the messaging and planned to write the personalized notes at the conclusion of the meeting.

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Other Business and Public Comment

Mr. Mertes introduced Hailey Nicholas, the Village's Assistant Planner, to the Commission as she was in attendance.

Adjournment

BRIAN ROGINSKI MOVED AND MARC POULOS SECONDED A MOTION TO ADJOURN. ALL ALLIANCE MEMBERS VOTED IN FAVOR OF THE MOTION.

The meeting adjourned at 8:17 AM.

Andrew Stengren, Chair
Arlington Economic Alliance

Prepared by Department of Planning & Community Development