

**MINUTES OF THE MEETING OF THE JOINT REVIEW BOARD
LEGACY
TAX INCREMENT FINANCING DISTRICT
JULY 11, 2024
Scheduled Start: 1:08 P.M.**

The Meeting of the Joint Review Board (JRB) was called to order by Hannah Lipman, Village's Designated Authorized Representative, at 1:24 p.m. in the Council Chambers at the Village Hall of Tinley Park.

Introduction of Joint Review Board Members and Responding to Roll Call:

Hannah Lipman, Chairperson, Village of Tinley Park
Patrick Rush, South Suburban Community College District 510
Jeff Charleston, Community Consolidated School District 146
Laura Godette, Public Member

Joint Review Board Members Absent:

Cook County
Bremen Township
Bremen Community High School District 228
Tinley Park Park District

Others Present:

Pat Carr, Village Manager, Village of Tinley Park
Laura Godette, Deputy Village Clerk, Village of Tinley Park
Sarah Schroeder, Assistant Director, Tinley Park Public Library
Brad Bettenhausen, Consultant, Village of Tinley Park
Jessica Fese, Village Counsel, Village of Tinley Park

Motion was made by Jeff Charleston, seconded by Patrick Rush to approve the minutes of the JRB meeting for the Legacy Tax Increment Financing (TIF) District from the Fiscal Year (FY) 2023, held on July 19, 2023. Vote by voice call. Chairperson Lipman declared the motion carried.

The Legacy TIF District was approved on August 2, 2016. It encompasses approximately 217 acres with 430 tax parcels. The change in the Equalized Assessed Value (EAV) generated is about a 9% increment, with the frozen base representing 91% of the EAV. The current EAV is 1.1 times the frozen base.

Hannah Lipman presented an overview of the FY2023 activities relative to the Legacy TIF District as follows:

Activities within TIF

- Jack E. Caveney Innovation Center – 18,000 sq. ft research and development facility, 6200 175th Street.
- Former Panduit Corporation headquarters and manufacturing facilities were demolished in 2018.
- Panduit Corporation completed site remediation.
- Panduit “Legacy” site has been sold to DR Horton and the planned redevelopment will include 81 single-family homes and 162 townhomes and a 3-acre park.
- Construction of Freedom Pond and related infrastructure addresses stormwater storage requirements for these sites.
- The Village undertook lining and maintenance of a trunk sewer running from Willow Lane to 175th Street along Ridgeland Avenue.
- MWRD repaired its interceptor sewer at 175th Street and Ridgeland Avenue.
- Oak Ridge Subdivision construction continues.

Chairperson Lipman asked if there were any questions or comments from the members of the JRB or the public. No one came forward.

Motion was made by Jeff Charleston, seconded by Patrick Rush to adjourn the meeting of the Village of Tinley Park Legacy TIF Joint Review Board. Vote by voice call. Chairperson Lipman declared the motion carried and adjourned the meeting at 1:27 p.m.