

MINUTES OF PUBLIC HEARING  
**CONSIDERATION OF A PROPOSED  
LINCOLN MALL REDEVELOPMENT PROJECT AREA NO. 2  
AND ADOPTION OF A REDEVELOPMENT PLAN AND PROJECT**  
HELD IN THE COUNCIL ROOM OF THE MATTESON VILLAGE HALL  
4900 VILLAGE COMMONS  
ON THIS 1ST DAY OF APRIL 2002

President Stricker called the Public Hearing meeting to order at 7:32 p.m. for consideration of a proposed Lincoln Mall Redevelopment Project Area No. 2 and adoption of a Redevelopment Plan and Project.

CALL TO ORDER

Clerk Grisco called the roll, and the following Trustees answered present:

Shirley Green  
Allan Johnson  
Andre' Ashmore  
Nathaniel Motton Jr.  
Allene Maxwell

Trustee Brown was absent.

Also present were: David Mekarski, Village Administrator; Joe Perozzi, Village Attorney; Hildy Kingma, Director of Community Development; Mary Britton, Director of Finance; Robert Park, Acting Police Chief; Kathy Murray, Personnel and Operations Coordinator; Cyndi Zeibert, Recording Secretary; and the Star Newspaper.

1) The proposed Redevelopment Plan provides for the Village of Matteson to implement a set of actions to facilitate commercial retail use redevelopment within this Redevelopment Project Area No. 2. The contemplated Village of Matteson actions include, but are not limited to land acquisition, the construction of public infrastructure, including water mains, sewer mains, sidewalks, roadways; site preparation; building rehabilitation, and related professional costs. The Village of Matteson would realize the goals and objectives of the Redevelopment Plan through public finance techniques including, but not limited to, tax increment allocation financing.

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The Village staff has been negotiating with Lincoln Mall representatives on the elements of a redevelopment agreement. This agreement will establish the parameters under which the Village and the property owner will make funds available to make the physical improvements and to offer the incentives considered

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necessary to attract new tenants to the Mall. A meeting is scheduled with the Lincoln Mall team for April 11, 2002. At this meeting, Mayor Stricker and Trustee Johnson will represent the Board to address the issues of most importance to the Board regarding the redevelopment and revitalization of Lincoln Mall. To continue the public hearing the Board only has to state for the public record that the public hearing would be continued to a certain date.

Trustee Green moved to table the Public Hearing on the Proposed Village of Matteson Lincoln Mall Redevelopment Project Area No. 2 and adoption of a Redevelopment Plan and Project to reconvene on June 3, 2002. Seconded by Trustee Johnson.

TABLE TO  
RECONVENE PUBLIC  
HEARING

AYES: (5) Green, Johnson, Ashmore,  
Motton, and Maxwell

NAYS:(0)

ABSTAIN: (0)

ABSENT: (1) Brown

Trustee Brown arrived at 7:35 p.m.

Trustee Green moved to adjourn the Public Hearing at 7:36 p.m. Seconded by Trustee Maxwell.

AYES: (6) Green, Johnson, Ashmore,  
Motton, and Maxwell

NAYS:(0)

ABSTAIN: (0)

ABSENT: (0)

Respectfully Submitted,

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Dorothy Grisco, Village Clerk