



Village President
Mike Reid, Jr.

Village Trustees
Heather Fodor
Aaron Kelly
Toby Koth
Lionel Mott
Laura Pollastrini
Erik Robinson

Village of Hampshire
Business Development Commission
Wednesday January 8, 2025 – 6:30 PM
Hampshire Village Hall
234 S State St. Hampshire, IL 60140

MEETING MINUTES

The regular meeting of the Business Development Commission of Hampshire was called to order by Commissioner Martin in person on January 8th, 2025.

1. Call to order at 6:42 pm

In-person: Commissioners Karen Trzaska, David Pizzolato, Bill Swalwell, Trustee Aaron Kelly, and Assistant Village Manager for Development Mo Kahn.

Absent: Commissioners Liz Martin and Jill Van Reit

Roll call confirmed - (quorum established)

2. Public Comments:

- None

3. Meeting Minutes Approval from September 11th, 2024:

- Commissioner Pizzolato moved to make a motion to table the approval of the meeting minutes from September 11th, 2024.
 - Second by Commissioner Trzaska
 - Motion carried by voice vote:
 - Ayes: Trzaska, Kelly, Swalwell and Pizzolato
 - Nays: None
 - Absent: Martin, Van Reit

4. Meeting Minutes Approval from November 13th, 2024:

- Commissioner Pizzolato moved to make a motion to table the approval of the meeting minutes from November 13th, 2024.
 - Second by Commissioner Trzaska
 - Motion carried by voice vote:
 - Ayes: Trzaska, Kelly, Swalwell and Pizzolato
 - Nays: None
 - Absent: Martin, Van Reit

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5. Economic Development Strategy

- Assistant Village Manager for Development Kahn presented the recently published Kane County Economic Development Strategic Plan. The BDC discussed how comprehensive and broad the plan is and asked if it could be distilled into just the sections that apply to Hampshire and consolidated to make it easier to digest. Assistant Village Manager for Development Kahn offered to condense the document and send it out to the BDC to compare it against Hampshire's current plan and identify opportunities.

6. Beautification Committee Report

Commissioner Swalwell provided the following updates to the façade application:

A. Updates on approved façade applications:

- Commissioner Swalwell reported the following:
 - Neon Cow – 142 S. State St. is progressing with the new black metal awning (top and bottom), painting, replacement of light fixtures and the addition of a gate for outdoor seating in the gangway between buildings is nearing completion. Painting may have to wait until the Spring.
 - Style on State's (153 S. State St) project is in progress and nearing completion. They will try to get as much work done before the winter, with the remaining slated for the spring of 2025.
 - 303 N. State St. had completed all their work prior to filling out their application. The Façade Grant stipulates that a grant must be completed and awarded by the Village Board before work can begin to qualify for such grant. Their application will not be accepted due to the program rules.
 - The Kave (123 Washington Ave.) had submitted two proposals to 1) replace the current 9 second story windows and door and 2) 18 windows which would address the 9 in the first proposal but also address the windows that are currently boarded up. The Commission felt that this project was important due to the historical nature of the building and improving the blight of the boarded-up elements of the building. With the limitations of the current budget, the BDC felt it would be better for the business to table their application until the new fiscal year and has been communicated to the business owner.

B. Fiscal Year 2025 Façade Grant Application:

- Trustee Kelly had asked what projects the BDC expected to be coming in 2025 and to provide recommendation of the financial request once available.

6. Update on New or Existing Businesses in the Village

- Meli's Gaming Cafe has sold their business to new owners which has already transitioned. There will be minor updates to the interior of the building and menu in the future.

7. New Business

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- None

8. Adjournment

- Commissioner Pizzolato moved to make a motion to adjourn at 7:41 pm.
 - Second by Commissioner Swalwell
 - Motion carried by voice vote:
 - Ayes: Trzaska, Kelly, Swalwell and Pizzolato
 - Nays: None
 - Absent: Martin, Van Reit

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