



## Economic Development Advisory Committee (EDAC)

2016/2017 Annual Report

### South Suburban Economic Growth Initiative Under Way

“Cook County’s South Suburbs are at a critical moment of transition,” according to the recently released Executive Summary of the South Suburban Economic Growth Initiative (SSEGI). The South Suburbs are home to more than 20% of the population as well as approximately 15% of business in suburban Cook County. In recent years, however, these suburbs have experienced a decline in traditional middle-skill and manufacturing jobs, losing “a significant part of their legacy industrial base.”

***“The goal is to drive prosperity in the South Suburbs and the region, which deserve no less.”***

Cook County Board President Toni Preckwinkle

President Toni Preckwinkle, who is spearheading the SSEGI effort, says, “We can only have success as a region if we ensure that everyone contributes to, and benefits from, our economic growth.” Phase 1 of the SSEGI gathered facts on the state of the South Suburbs and presented preliminary strategies on reviving prosperity in the subregion. With more than 70 stakeholders interviewed and copious data collected, there is now a better understanding of what must be done to reinvigorate the area. The seven preliminary strategies offered in the SSEGI Phase 1 Report fall under economic activities, workforce, community development, and institutional capacity. These strategies outline ways that the subregion can define “new roles...in the regional economy and as communities of choice.”



***President Preckwinkle greets local mayors and Commissioner Sims at “On the Table” event to discuss the South Suburban Initiative.***

Workforce will continue to be a major focus of the economic growth initiatives developed with Mayors and elected officials as noted by President Preckwinkle at the July 19, 2017 Cook County Board Meeting. The goal of the SSEGI is to reconnect the South Suburbs to the regional economy and its positive trajectory. Please contact the Bureau of Economic Development for more information or a presentation on SSEGI.

### Increased Productivity Benchmarks of 2016/2017

**“EDAC membership has grown and reflects our priority to maintain the high-caliber talent needed to remain effective in furthering the County’s objectives—job growth and private investment. These are accountability aspects that we take very seriously.”**

Howard Males, EDAC Chair

Year	# of Class 7 Projects	Estimated Jobs Retained	Estimated Jobs Created	Private Sector Investment in millions
2014	7	1589	591	\$42.4
2015	13	183	728	\$123.0
2016	14	57	860	\$241.7
2017(ytd)	6	35	186	\$83.1
<b>Total</b>	<b>40</b>	<b>1864</b>	<b>2365</b>	<b>\$490.2</b>

Cook County’s Economic Development Advisory Committee (EDAC) reviewed more projects in 2016 than in past years, reflecting the continuously increasing activity and output, as illustrated in the chart above. EDAC also considers extending the reach of goods and services to underserved communities as part of its project review.

## Tax Incentive Reforms Strengthen Accountability and Transparency

Months of meetings between county officials, municipality officials and community stakeholders have culminated in the recent adoption of both the amended Tax Incentive Ordinance and the new Cook County Workforce Resource Ordinance. Together, the ordinances aim to increase transparency and accountability in the tax incentive process.

Tax incentive recipients are now obligated to work with the Chicago Cook Workforce Partnership for a minimum of seven business days to identify potential employees. This will encourage, but not require, recipients of incentives to hire employees from the area in which the project is to be developed, ensuring local job seekers will be considered first.

Some other new changes include:

- Required submission of Economic Disclosure Statements to the municipality
- A mechanism to expedite applications in Industrial Growth Zones and retail corridors on the municipal level
- Expansion of the revocation clause to allow for municipalities to revoke tax incentives if businesses do not fulfill their original proposal
- Clarification and expansion of the scope of the County's Living Wage requirement

Tax incentives make developments like the Fresh Thyme Farmers Market (pictured) possible. These businesses create jobs and stimulate local economies. The Tax Incentive Ordinance and the Cook County Workforce Resource Ordinance will strengthen and streamline the tax incentive process in Cook County, while simultaneously increasing accountability, transparency, and job growth.

***“The Tax Incentive Ordinance is designed to improve the business climate, stimulate job growth in Cook County, and ensure that those who receive the incentives comply with their commitments.”***

Cook County Board President Toni Preckwinkle



***Fresh Thyme Farmers Market in River Forest, was made possible with a Class 7 tax incentive***

## UIC Graduate Students Provide Resources for EDAC

A group of graduate students from UIC's College of Urban Planning and Public Affairs Public Administration program completed a project on behalf of the Economic Development Advisory Committee during the spring of 2017. The group aimed to define the purpose, roles, and decision-making authority within EDAC, document the Committee's procedures, pose strategies for streamlined communication between EDAC and the Bureau of Economic Development, and produce a reference resource for new EDAC members.

As a result of their work, EDAC hosted an orientation session to onboard new members. Procedural recommendations included consistent posting of subcommittee meetings and minutes, implementation of a mapping tool to show the geographic distribution of grants and incentives, and the creation of a procedural handbook for all EDAC members. Howard Males, EDAC Chair, said that "outside observers ... can be extraordinarily enlightening to folks who sit in the middle on a regular basis, without the option to step back and take a broader look at what it is we do." The students' suggestions will influence the work and procedures of EDAC in the future.

***“With the addition of these internships...comes the added dimension of self-reflection.”***

Howard Males, Chair, EDAC

## Cook County Builds Supportive, Affordable Housing

The Cook County Department of Planning and Development utilizes federal funds to leverage private investment to build supportive and affordable housing units throughout the county for veterans, the disabled, and senior citizens. Over the last year-and-a-half, the County assisted in the construction or renovation of nearly 400 new units spread across Des Plaines, LaGrange, Niles, Wheeling and Thornton, providing hundreds of Cook County's most vulnerable residents with a place to call home.



*PhilHaven is a supportive housing development in Wheeling. The 50-unit complex had its grand opening on June 26th, 2017.*

Filling in for Cook County Board President Toni Preckwinkle at the PhilHaven ribbon cutting, Susan Campbell, Director of Planning and Development of Cook County, said, "The demand for affordable housing far exceeds the supply ... The affordable housing crisis has devastating consequences for people with disabilities, low-income seniors and families with children who are struggling to make it." Since 2010, approximately \$45 million has been invested in 32 different federally funded projects.

Over \$12 million has been invested into affordable housing for the elderly and those with disabilities since the beginning of 2016. This includes the pending \$5.1 million that will go toward the Huntington/Wheeling Tower developments in Niles and Wheeling. This project alone will make 226 units available to

residents. Two other developments, Midtown Crossing in Des Plaines and Beds Plus in LaGrange, are currently under construction. These projects remind us how important it is to advocate for continued federal funding of the HOME program. The Trump Administration's current 2018 federal budget proposal calls for eliminating HOME and Community Development Block Grant (CDBG) funding. Eliminating these programs, or drastically reducing their funding, could devastate the lives of millions nationally, setting back efforts to revitalize communities in Cook County and around the country.

## RainReady Provides Disaster Relief

Cook County was devastated by rainfall in 2013. Homes and infrastructure in the suburbs and unincorporated areas of the County were severely affected by mass flooding. The Department of Housing and Urban Development (HUD) granted \$83.6 million towards disaster recovery in the County. A portion of the grant went towards the development of RainReady, a trademarked initiative of the Center for Neighborhood Technology to assist entire communities to prepare for storm water management. The team at RainReady works to develop "cost-effective strategies to reduce and mitigate the impact of severe rain events on both public and private properties." (For more information, visit [www.rainready.org](http://www.rainready.org)). By working with community stakeholders and residents, the initiative creates tailored plans for each municipality. Some solutions to urban flooding explored by RainReady include: rain gardens, stream and creek restoration, landscaping, and plumbing that help protect homes and infrastructure.

The Center for Neighborhood Technology, the Metropolitan Water Reclamation District (MWRD), and the U.S. Army Corps of Engineers partnered to develop six RainReady plans in the Calumet Corridor. These plans were completed in the spring of 2017.



*Flooding in Midlothian in July 2014; Photo courtesy of Center for Neighborhood Technology*



## What is EDAC?

The Cook County Economic Development Advisory Committee (EDAC) is a 28-person advisory committee appointed by Cook County Board President Toni Preckwinkle to counsel the County regarding policies, strategies, and plans to help the economy grow and communities prosper.

Historically EDAC focused its efforts on the review of tax incentives for commercial development, financial support for job creation and/or retention and approval of overall economic development planning. In 2015, EDAC's responsibilities expanded to include affordable housing, community development and disaster relief. In conjunction with the increased responsibilities, President Preckwinkle appointed several new members with expertise and interests in these areas.

All meetings are open to the public. Information regarding EDAC is available at <http://cookcountyil.gov/economicdevelopment>.

### EDAC's 2016/2017 Speakers

**Toni Preckwinkle**, President, Cook County Board

**Bob Weissbourd & Frank Beal**, Respectively: President of RW Ventures, Senior Executive at CCA, respectively

**Nitika Nautiyal**, Executive Director, Chicago Anchors for a Strong Economy (CASE)

**John Yonan**, Superintendent of Department of Transportation & Highways, Cook County

**Marisa Navaro, Alden Loury, Amy Khare**, Respectively: VP, Director of Research and Evaluation, and Consultant for Metropolitan Planning Council)

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#### On the web, visit:

[www.cookcountyil.gov/economicdevelopment](http://www.cookcountyil.gov/economicdevelopment)

### EDAC MEMBERS

**Howard Males, Chair**  
CEO  
Research Pros

**Pam McDonough\***  
Vice Chair EDAC

**Todd Cabanban**  
Principal  
Cabanban, Rubin and Mayberry

**Teresa Córdoba**  
Director  
Great Cities Institute  
University of Illinois Chicago

**David A. Day**  
Vice President of Development  
Chicago State University

**Kristi Delaurentiis**  
Executive Director  
South Suburban Mayors and  
Managers Association (SSMMA)

**Teresa A. Faidley**  
Senior Vice President  
Schaumburg Bank &  
Trust Company

**Kristin Faust**  
President  
Neighborhood Housing Services  
of Chicago, Inc.

**Manny Flores**  
Partner  
Arnstein & Lehr

**Jesus Garcia**  
Commissioner—7th District  
Cook County Board

**Andrew Geer\***  
VP & Market Leader, Chicago  
Enterprise Community Partners

**Graham Grady\***  
Partner  
Taft/

**Erin Grossi**  
Center for Neighborhood Tech-  
nology

**Michael Jasso**  
Bureau Chief  
Cook County Bureau of  
Economic Development

**Sharon Legenza\***  
Executive Director  
Housing Action Illinois

**Tom Livingston**  
Regional Vice President  
Midwest Government and  
Community Affairs  
CSX Transportation

**Karin Norington-Reaves**  
CEO  
Chicago Cook Workforce  
Partnership

**David Reifman**  
Commissioner  
Department of Planning and  
Development  
City of Chicago

**Robert Rose**  
Executive Director  
Cook County Land Bank  
Authority

**Edward Sitar**  
Manager, Economic and Busi-  
ness Development ComEd —  
An Exelon Company

**Thurman 'Tony' Smith**  
Senior Vice President  
Community Development  
Banking - Market Manager  
PNC Bank

**Joseph Szabo**  
Executive Director  
CMAP

**Evonne Taylor**  
CEO and President  
Taylor Made Business Solutions

**William W. Towns\***  
Executive Director  
Benefit Chicago

**Robert Tucker**  
Chief Operating Officer and  
Executive VP of Programs  
Chicago Community Loan Fund

**Joseph Vanyo**  
Chief Operating Officer  
United Way of  
Metropolitan Chicago

**John Watson**  
Director of Economic  
Development  
Village of South Holland

**John Yonan**  
Superintendent  
Transportation and Highways  
Cook County

\* Subcommittee Chair or Co-Chair.