



Proposed Economic Development Strategic Plan

April 28, 2008



Economic Development Commission

- Created in 2004
- Consists of residents & business representatives
- Advisory to Trustees on local economic matters



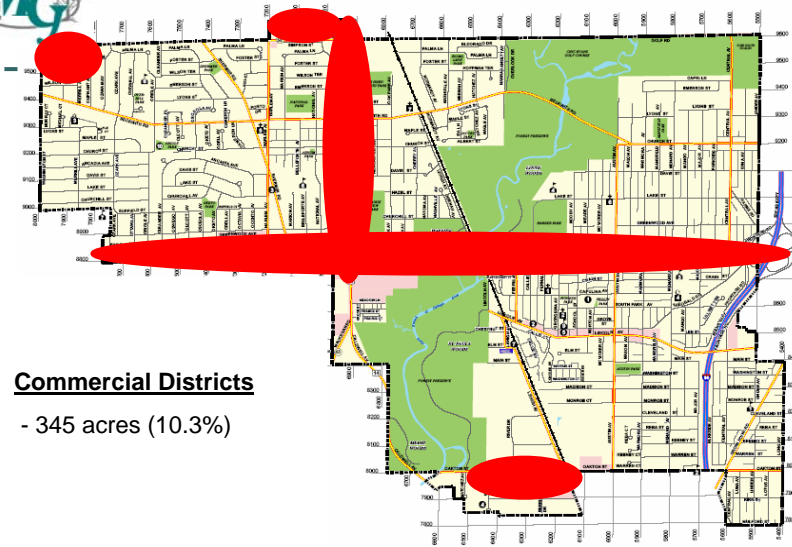
Development of Strategic Plan

- Prepared over 10 months
- Input from residents and businesses
- Purpose
 - Develop goals & strategies
 - Improve local business climate
 - Improve quality of life for residents
 - Propose implementation steps
 - Identify priorities & time line

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Overview of Morton Grove



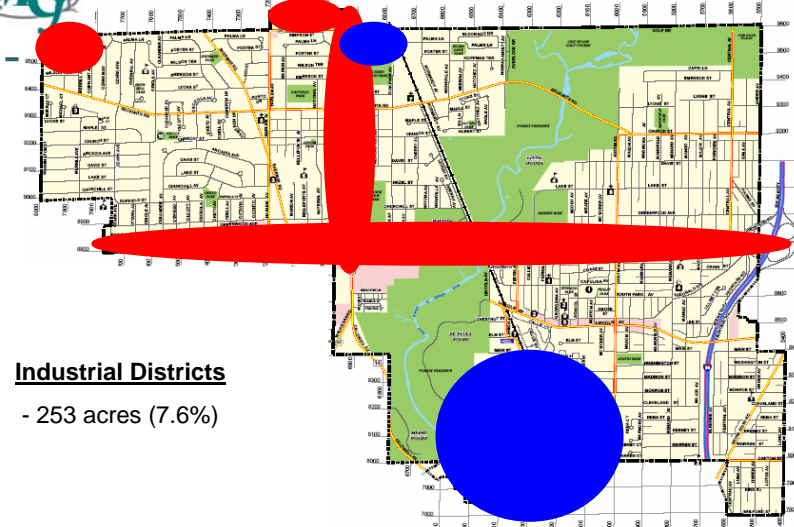
Commercial Districts

- 345 acres (10.3%)

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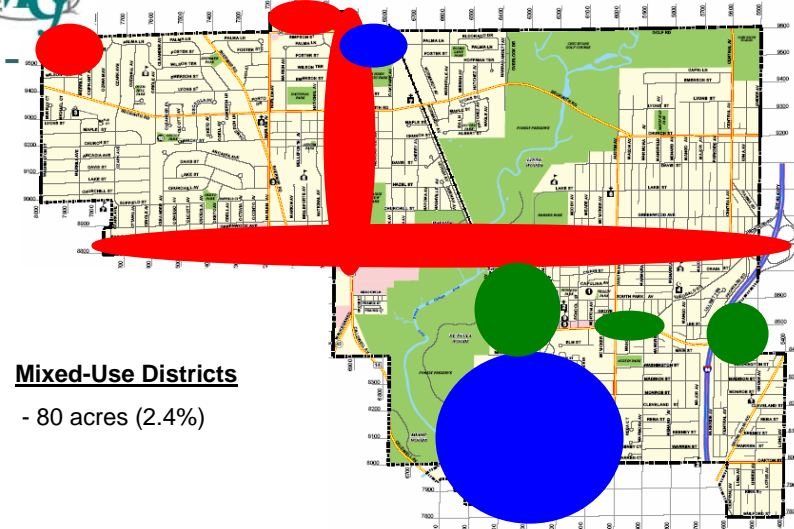
Overview of Morton Grove



Industrial Districts
- 253 acres (7.6%)



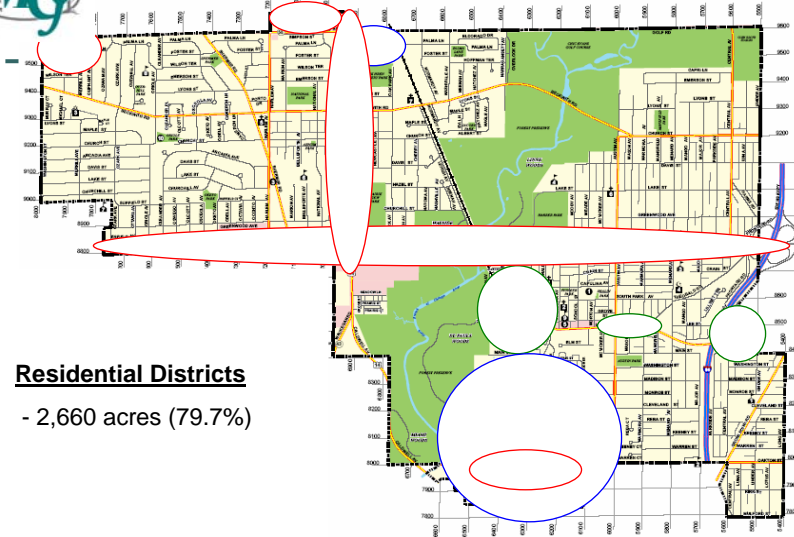
Overview of Morton Grove



Mixed-Use Districts
- 80 acres (2.4%)



Overview of Morton Grove



Residential Districts

- 2,660 acres (79.7%)

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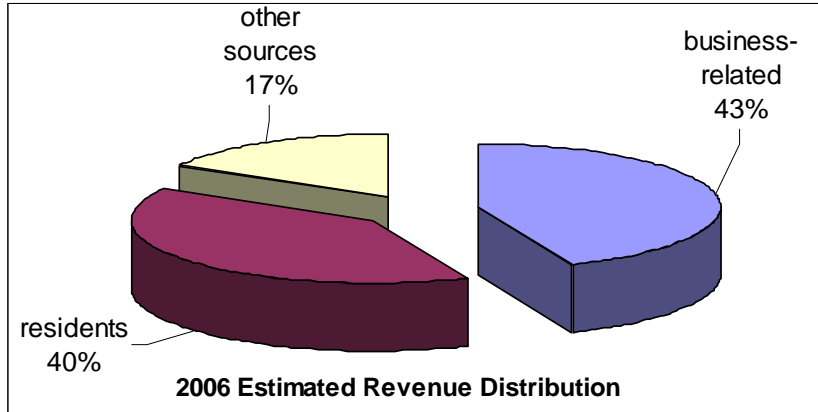
Why are Businesses Vital?

- Provide goods and services
- Employ residents & neighbors
- Support local events & programs
- Generate sales taxes \$\$
- Generate property taxes \$\$
- Defray property taxes to residents

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Why are Businesses Vital?



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Vision Statement

- ...vibrant community that has a balanced mix of residential neighborhoods, open space, stable industrial districts, and attractive commercial corridors...
- ...results in an outstanding quality of life for residents and creates an environment where businesses can prosper

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4 Economic Development Goals

1. Retain, expand & attract commercial and industrial businesses
2. Promote general economic development & business growth
3. Expand municipal revenue sources
4. Redevelop commercial corridors to restore viability as shopping districts

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1. Retain, Expand & Attract Businesses

- | | |
|--|--|
| 1. Raise awareness of local businesses | 5. Consider revenue-sharing for largest businesses |
| 2. Retain & create permanent jobs | 6. Consider incentives & variations to attract restaurants |
| 3. Welcome businesses as part of community | 7. Attract new industry |
| 4. Attract anchor businesses to corridors & shopping centers | 8. Consider future industrial trends |

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2. Promote Econ. Development & Business Growth

1. Increase communication & cooperation
2. Increase “business friendliness”
3. Update business ordinances
4. Consider economic development tools
5. Embrace Forest Preserve
6. Environmental sustainability
7. Craft new “image” of Morton Grove
8. Distribute up-to-date information to businesses

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Options under Illinois State Law

- Commercial Revitalization District
- Tax Increment Financing (TIF)
- Business Improvement District (BID)
- Special Service Area (SSA)
- Property Tax Incentives
- Façade Grants / Rebates
- Revenue Sharing
- Public-Private Partnerships



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3. Expand Revenue Sources

1. Property tax base
2. Sales tax base
3. Other fees
4. Outside grants
5. Attract customers from outside Morton Grove
6. Recognizable theme to commercial districts

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4. Redevelop Commercial Corridors

1. Promote property assembly to attract larger businesses
2. Acquire parcels for future assembly
3. Improve parking on Dempster Street
4. Establish street banner program
5. Encourage façade improvements
6. Improve or vacate alleys
7. Consider SSA for beautification
8. Strict enforcement of property maintenance
9. Oppose tax appeals on vacant buildings

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Next Steps

- Public Review
 - EDC meetings
 - 3rd Wednesday at 5:30 PM
- Adoption by Village Board
 - Summer 2008
- Implementation
 - 2008 and beyond

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Special Thanks to ...

- John Pietron, Chair
- Cheryl Gettes
- Larry Gomberg
- Donna Hedrick
- Randy Israel
- Karen Johnson
- Tina Miritello
- Bharti Patel
- Janine Witko
- Rita Minx, Trustee
- Chamber of Commerce & Industry
 - Mark Pendergrass
 - Gail Kachoyeanos
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