

**CITY OF BELLEVILLE, ILLINOIS**  
**ECONOMIC DEVELOPMENT/ANNEXATION COMMITTEE**  
**MEETING MINUTES**  
**June 2, 2021, 5:00 PM**

**MEMBERS:**

Alderman Bryan Whitaker, Ward 1	Present
Alderwoman Jamie Eros, Ward 2	Present
Alderman Johnnie Anthony, Ward 4	Present
Alderwoman Shelly Schaefer, Ward 5	Present
Alderman Chris Rothweiler, Ward 6	Present
Alderman Dennis Weygandt, Ward 7	Present
Alderman Roger Wigginton, Ward 8	Present
Alderman Kent Randle, Ward 3, Chairman	Present

**STAFF PRESENT:**

Mayor Patty Gregory  
Eric Schauster, Assistant Director of Economic Development, Planning and Zoning  
Penny Moore, Secretary, Economic Development, Planning and Zoning

**GUESTS:**

Decarlos Underwood, Under the Wood Properties, LLC

The Economic Development and Annexation Committee meeting was called to order in person and via phone conference at 5:00 PM by Chairman Alderman Randle at City Hall, 101 S. Illinois Street. Attendance of the Committee Members was taken, and a quorum was declared at 5:02 PM by Chairman Alderman Randle.

Chairman Alderman Randle asked if there were any corrections to be made for the April 7, 2021 meeting minutes. No corrections were noted. The minutes were motioned and seconded for approval and approved by the Committee. Motion carried 8-0, with all present members voting in the affirmative.

**PUBLIC PARTICIPATION:**

None

**NEW BUSINESS:**

1. **Consider approval of Staff Recommendations for Under the Wood Property, LLC for remodeling of the existing facility located at 103 N. 47th St. for an event space.**

Eric Schauster explained the project as a remodeling of the existing facility into an event space. Mr. Schauster explained the location of the property. Mr. Schauster asked if the Applicant, Mr. Underwood was on the telephone line, but he was not at the time, due to technical issues. Mr. Schauster explained that DeCarlos Underwood is the new owner of the building that includes four (4) bays, three of the four bays/units are already leased spaces. The second bay is the location for which Mr. Underwood is requesting assistance.

Applications that are in various stages of completion for approval. In comparison to previous years, Mr. Schauster added that in May of 2020 there were twenty-five (25) and in May, 2019 there were forty-five (45) Commercial Occupancy permits issued.

Regarding Project Updates:

- Villas of Holly Brook recently opened on Frank Scott Parkway at 11<sup>th</sup> Street. Which is an assisted-living and memory care center. Mayor Gregory added that the facility is beautiful.
- State of Illinois recently opened an office for Illinois Department of Employment Securities, Illinois Department of Veteran's Affairs, and the Department of Children and Family Services at the Mid-America Corporate Center (previously the Magna center). These departments are expanding and had grown their facilities. The City entered into a development agreement to assist them with the renovation of this site, whereby keeping them in Belleville to allow future growth.
- Lofts on the Square is planned to open this summer and is a \$14,000,000.00 project.
- A & W Rootbeer is acquiring their construction plans. Construction should begin soon on the new Carlyle Avenue location.
- Belleville Screen Printing has moved due to out growing their space. They were located at 124 East Main Street and have relocated to the previously vacant 307 Mascoutah Avenue.
- McCullough's Floor goes before Planning Commission tonight to propose their expansion that will double their showroom space on North Belt West. A Development Agreement was done for the project.
- A & A Beauty Supply is under construction but had stalled temporarily. Their new Site Construction Manager is working with the Building Commissioner to progress.
- The Quarter at 124/126 will be opening soon as a New Orleans themed restaurant. They are utilizing both Bennie's Pizza Pub and Belleville Screen Printing's prior locations.
- New Single-Family Development is occurring at both Autumn Woods and Orchard Lakes.


**OLD BUSINESS:**

None

**MOTION TO ADJOURN:** Alderman Rothweiler made a motion to ADJOURN, seconded by Alderwoman Schaefer. With all present members voting in the affirmative, motion carried.

Chairman Randle adjourned the meeting at 5:35 PM.

Respectfully Submitted,  
Penny Moore  
Secretary  
Residential & Commercial Development Services

Approved:  Date: 7/7/2021  
Kent Randle  
Chairman, Economic Development and Annexation