

**VILLAGE OF RIVER FOREST  
MEETING OF THE JOINT REVIEW BOARD  
MADISON STREET TIF DISTRICT  
MEETING MINUTES  
August 28, 2024**

A special meeting of the Village of River Forest Joint Review Board – Madison Street TIF District was held on Wednesday, August 28, 2024 at 6:00 p.m. in the Community Room of Village Hall, 400 Park Street, River Forest, IL. The meeting was held hybrid.

**I. CALL MEETING TO ORDER/ROLL CALL**

The meeting was called to order by Village Administrator Matt Walsh at 6:00 p.m.

**II. ROLL CALL OF JOINT REVIEW BOARD MEMBERS**

Upon roll call, the following persons were:

**Present:** Matt Walsh, Village of River Forest, John Becvar, River Forest Township; Anthony Cozzi, River Forest Public School District 90; Tony Arbogast Oak Park River Forest Consolidated High School District 200; Public Member, Susan Altier

**Absent:** Triton Community College District 504, County of Cook, River Forest Park District

**III. APPROVAL OF MINUTES OF JOINT REVIEW BOARD SPECIAL MEETING OF FEBRUARY 15, 2023**

MOTION by Anthony Cozzi, School District 90, seconded by Susan Altier, Public Member to approve the minutes of the February 15, 2023 Joint Review Board Special Meeting.

MOTION PASSED UNANIMOUSLY on Voice Vote.

**IV. OVERVIEW OF THE TIF ANNUAL REPORT AND ACTIVITIES WITHIN THE TIF DISTRICT BY VILLAGE STAFF**

Village Administrator Matt Walsh reviewed the annual TIF report. Administrator Walsh explained the bulk of expenditures shown were for the beginning of the demolition project. Supervisor Becvar asked when the next annual report would be prepared and presented, and then asked about how information is communicated to residents within the TIF districts. Administrator Walsh stated the Village would consider different ways to communicate proactively.

Member Altier asked if all the planning consultant costs were housed within the Madison Street TIF district fund. Administrator Walsh explained that the consulting costs were split between both TIF districts. Member Altier asked for information about the classification of environmental consulting expenses. Administrator Walsh explained that the consultant performed two different types of work. Member Altier asked why certain expenses were not detailed in the annual report, including environmental remediation. Member Altier asked if future consulting costs for listening sessions would be spent from the TIF fund. Administrator Walsh stated those expenses would be spent from the general operating fund. Walsh also explained that the environmental costs were related to the larger capital project, and shown in the report as part of the larger project.

**V. JOINT REVIEW BOARD QUESTION AND ANSWER PERIOD**

There were no further questions.

**VI. PUBLIC COMMENT**

There was no public comment.

**VII. NEXT MEETING**

**VIII. ADJOURNMENT**

A MOTION made by Tony Arbogast, Oak Park River Forest District 200 to adjourn the meeting. Seconded by John Becvar, River Forest Township.

MOTION PASSED UNANIMOUSLY on Voice Vote.

The meeting adjourned at 6:20 p.m.



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Matt Walsh, Chairperson