

**HIGHLAND, ILLINOIS  
MINUTES OF REGULAR SESSION  
INDUSTRIAL DEVELOPMENT COMMISSION  
CITY HALL, 1115 BROADWAY  
WEDNESDAY, SEPTEMBER 7, 2022  
12:00 PM**

**Call to Order:**

The September 7, 2022, meeting of the Industrial Development Commission was called to order at 12:03 PM by Chairman Meridith.

**Roll Call:**

Members present: Vice-Chairman Diane Korte-Lindsey, Josh Kloss, Marshall Rinderer and Treasurer Jon Greve.

Absent: Chairman Jim Meridith

Also present: City Manager Chris Conrad; Economic Development Coordinator Mallord Hubbard; Director of Light and Power Dan Cook and Recording Secretary Megan Von Hatten.

Members of the public in attendance included: Hillarie Holzinger of the Chamber of Commerce.

Chairman Meridith led the Pledge of Allegiance to the Flag.

**Approval of Minutes:**

Josh Kloss made a motion to approve the minutes of the August 3, 2022, Regular Session meeting of the Industrial Development Commission; seconded by Marshall Rinderer. All members voted aye; none voted no; the motion carried.

**Reports:**

**Treasurer's Report – Jon Greve**

Balance in the account as of August 1, 2022, was \$53,520.11. The balance as of August 31, 2022 is \$53,520.11.

Jon stated he will be getting the members of the Industrial Development Commission the rates for the CD voted on at the last meeting,

**Updates on Developments and other City Projects – Staff**

- Rehberger Annexation - annexed at the September 6, 2022 Council Meeting
- Gantner Annexation - annexed at the September 6, 2022 Council Meeting
- Korte Meat Processing will be proceeding in November with a Business District Agreement.
- Chris and Mallord met with Roy & Kim Wells, owners of Tullaghans. Mallord stated they had a discussion on a potential opening date (tentatively October), ideas for parking around square, and potentially organizing group to more closely coordinate with square businesses.
- Staff is working on amending the Business District to include additional properties, including properties being annexed. Mallord reported this will provide the city more tools to improve infrastructure & attract development.

- -Josh Kloss provided an update on warehouse expansion.

### **Update on Highland Communication Services – City Manager Conrad**

City Manager Conrad reported HCS currently has just under 2624 customers.

### **Highland Happenings App – Chris Conrad**

Chris reported Highland Happenings is a new application the City will be using as a better way to engage with the community. Chris presented the app to the board members and gave a brief overview on what the app will provide to the community.

### **New Business:**

#### **Discussion on Electric Rates & Potential Impacts on Development with Dan Cook,**

#### **Director of Light & Power – Mallord Hubbard**

Dan Cook gave a brief report about current trends in electric rates and how Highland is impacted. Dan stated Highland will not experience the same electric rate volatility as Ameren communities. Dan explained to the members that this is the type of benefits the city receives from their IMEA membership and potentially have an advantage in business attraction/retention as a result of electric rate volatility

### **Next Meeting:**

The next regular meeting of the Industrial Development Commission is scheduled for Wednesday, October 5, 2022.

### **Adjournment**

Marshall Rinderer made a motion to adjourn; seconded by Jon Greve. All members voted aye and the meeting adjourned at 12:41 PM.