



# Village of Hanover Park Administration

**Municipal Building**  
2121 West Lake Street, Hanover Park, IL 60133  
630-823-5600 tel 630-823-5786 fax

[hpiil.org](http://hpiil.org)

**Village President**  
Rodney S. Craig

**Village Clerk**  
Kristy Merrill

**Trustees**  
Yasmeen Bankole  
Liza Gutierrez  
Syed Hussaini  
James Kemper  
Herb Porter  
Bob Prigge

**Village Manager**  
Juliana A. Maller

## VILLAGE OF HANOVER PARK ECONOMIC DEVELOPMENT COMMITTEE

### REGULAR MEETING

**Village Hall – Room 214  
Hanover Park, IL  
Tuesday, January 11, 2022, 12:30 p.m.**

### MINUTES

#### 1. CALL TO ORDER

Chairperson Tobin called the meeting to order at 12:32 p.m.

**PRESENT:** Members: Calatayud, Candelas, Gomez, Gudenkauf, Gutierrez, Revollo, Shah, Swan, Zanfardino & Chair Tobin

**ABSENT:** Members: none

**ALSO PRESENT:** Director Govind, Planner Rasmussen, Admin Sjodin, Trustee Gutierrez

#### 2. ACCEPTANCE OF AGENDA

Motion by Committee Member Swan and second by Committee Member Revollo to accept the Agenda for January 11, 2022

Roll Call:

**AYES:** Calatayud, Candelas, Gomez, Gudenkauf, Gutierrez, Revollo, Shah, Swan, Zanfardino & Chair Tobin

**NAYS:** None

**ABSENT:** None

Motion carried.

#### 3. PRESENTATIONS/REPORTS – None

#### 4. APPROVAL OF MINUTES – December 14, 2021

Motion by Committee Member Gudenkauf and second by Committee Member Swan to approve the minutes with the corrections noted by Chairperson Tobin

Roll Call:

**AYES:** Calatayud, Candelas, Gomez, Gudenkauf, Gutierrez, Revollo, Shah, Swan, Zanfardino & Chair Tobin  
**NAYS:** None  
**ABSENT:** None

Motion carried.

**5. TOWNHALL - None**

**6. OLD BUSINESS**

**6-a. Next BEST Seminar – March 8, 2022**

- Director Govind stated that the Village's Finance Department wants to talk about food & beverage taxes for a small portion of the time, but this will only apply to restaurants and a few convenience stores. A tax-related topic would be most beneficial in March
- Member Gudenkauf commented that Tax & Beyond could be a speaker
- Member Candelas commented that he may be able to find a speaker. He also asked if loan-related topics would be possible in future seminars
- Member Calatayud suggested a topic related to understanding your business finances
- The committee will continue to decide on topics for the June, September and December BEST seminars

**7. NEW BUSINESS**

**7-a. Business of the Year Award 2021**

- Committee members gave reports on the business they interviewed and visited.
  - Auto Zone – Kevin Swan
  - Briana's Pancake House – Edgar Candelas
  - Country Style Donuts – Mark Revollo
  - My Polish Deli – Steven Zanfardino
  - Spice 35 – Minerva Calatayud
  - Tax Community Services – Liza Gutierrez
  - U.S. Tae Kwon Do Academy – Nan Gudenkauf
- Committee members also shared the Google and Yelp reviews businesses have online to aid in scoring in the Customer Service category
- It was noted that the Hanover Park Auto Zone is one of the busiest in the region.
- Director Govind commented that Country Style Donuts had a contract with Bucky's gas station to sell donuts, but they lost the contract. This would explain how he went from selling 200 dozen to 40 dozen donuts per day. The owner has reached out to area grocers to see if they would consider selling his donuts because they are fresher than the frozen ones they are currently selling, and they can be purchased for approximately the same price.
- Director Govind also stated that 8-9 years ago the Village really began pushing for more restaurants. We currently have over 50, but Covid has caused many to struggle since spring of 2020.
- Staff will feature each nominated business on the CED Facebook page in coming weeks. We will also feature each EDC Member's organization on the Facebook page.

**8. NEW BUSINESS WELCOMES**

- **Nirav Express** (2410 Army Trail Rd) – Committee Member Gudenkauf visited. It is a large Indian grocery store with mostly packaged food items. They have been very busy since opening last October. Hanover Park is their second location (other is in Chicago).

**9. DEVELOPMENT UPDATES**

- The draft Village Center Zoning code was presented to the Development Commission at their regular meeting on 12/6/2021. The Village Center area (around the train station) will have new zoning districts that will have different rules and regulations for site and building design as compared to remainder of the Village.
- On Thursday, January 13<sup>th</sup> there will be two Public Hearings: one for the redevelopment of the Shell gas station at Lake & Ontarioville - it will have a 5,000 square foot convenience store, no car wash and new landscaping. The second will be for the redevelopment of the Chase Bank on Irving Park Rd. The site layout will be almost the same and the new Chase Bank building will be much improved.
- The CED Facebook page is active – please visit and “Like” us!
- To date we’ve received 5 Covid test site applications. A Policy discussion is scheduled. The sites must be IDPH approved and cannot be added to an existing non-medical business.

**10. COMMITTEE MEMBER UPDATES**

- Gail Tobin – The Hanover Park Branch Library’s in-person programs have all been cancelled and the café is closed. Library hours remain the same.
- Steven Zanfardino – the Poplar Creek Public Library has also closed its café.
- Minerva Calatayud – the WBDC is closed until February and all services are online.
- Heczen Gomez – HP Park District Athletic Club is now checking for vaccine cards. The Valentine’s Day dance has been cancelled due to Covid. On January 18<sup>th</sup> there will be a vaccine booster event held in cooperation with the Village.
- Mario Farfan – for the first quarter of 2022, the Northwest Hispanic Chamber will hold all meeting and events virtual. Their next event will be the February 3<sup>rd</sup> El Cafecito.
- Steven Zanfardino – there is nothing new at the Poplar Creek library and expressed that the tree lighting ceremony was very fun and provided great atmosphere.
- Kevin Swan – nothing new is happening at Classic Computer Systems and business is a bit slow at The Art of Shooting
- Nan Gudenkauf – The Bartlett Area Chamber of Commerce has a new Events Committee. Casino Night has been moved to April 22<sup>nd</sup>.
- Trustee Gutierrez – POC is having a coat drive for adults. Their clients are avidly looking for Covid testing sites. POC offices are now closed on Fridays. There was a job fair that was being planned. The dates for the job fair have been pushed back to March and they will re-evaluate whether they will hold the job fair.
- Dr. Shah – Chiro Center has started offering Covid testing from the garage area of the building. Clients stay in their cars, and she comes out to them. She is performing the rapid tests herself and PCR tests are sent out to an independent lab.

**11. ADJOURNMENT**

Motion by Committee Member Swan and second by Committee Member Gudenkauf to adjourn the meeting.

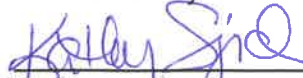
Roll Call:

**AYES:** Calatayud, Candelas, Gomez, Gudenkauf, Gutierrez, Revollo, Shah, Swan, Zanfardino & Chair Tobin

**NAYS:** None

Motion carried. Meeting adjourned at 1:51 pm

Transcribed by:

  
 Kathy Sjodin, Admin. Assistant

  
 Gail Tobin, Chairperson

On this 11<sup>th</sup> day of January, 2022