

Comprehensive
Economic Development
Strategies
Plan for Jo Daviess County

Submitted to
Jo Daviess County Board and
Blackhawk Hills RC&D

November, 2009

Jo Daviess County CEDS Committee
and
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Jo Daviess County
Office of Economic Development

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Introduction

The Jo Daviess County Comprehensive Economic Development Strategies (CEDS) Committee hereby submits the CEDS Plan for the county.

The CEDS Committee, working with the Economic Development Director, has reviewed and edited the goals and objectives from the 2006 planning document. Late in 2008, the CEDS Committee solicited from the municipalities their lists of both “shovel ready” and longer-term projects.¹ These were submitted to Blackhawk Hills RC&D for inclusion in their district-wide CEDS plan, and to IL Representative Jim Sacia and IL Senator Tim Bivins for their consideration as they deliberated and negotiated the capital plan for the State of Illinois, and the projects ready for construction (shovel ready) for potential funding through the ARRA. The result is a plan for the next few years that includes overarching goal statements and action items to meet those goals. We have attempted to create a document that not only sets out goals and action items for the coming year, but also creates a framework for the county’s overall mission of economic development and future planning. As of this writing, several of the projects on the attached list have found favor in the capital plan and are scheduled for funding.²

This CEDS plan contains Four Goals:

- ***Retention and expansion of existing business in the county’s communities is a primary goal of economic development.***
- In keeping with the Jo Daviess County Comprehensive Plan, ***the rural character and quality of life, the historic attributes and the scenic beauty of Jo Daviess County are to be treasured and protected.***
- As with the historic, archaeological and natural environment, ***protection of our heritage, and strong agricultural and tourism industries are primary considerations for economic development.***
- ***Economic development in Jo Daviess County relies on, and is greatly enhanced by, open communication and collaborative planning within the Northwest Illinois region between government and quasi-government entities, business and industry, education and human services, and citizens.***

¹ Projects lists for the ten municipalities is attached as Attachment A.

² The capital plan listing is attached as Attachment B.

Following each Economic Development Goal is a list of Action Items to be completed within a year or more of this report. This list is not meant to be exhaustive, rather it is a living document subject and open to change. At the end of this report is the roster of the current members of the CEDS Committee and the members of the Planning and Development Committee of the Jo Daviess County Board who oversee and monitor the work of economic development for the County Board.

Also attached is the “project ready list” and the capital awards from the State of Illinois capital plan.

This report was finalized and approved at the regular meeting of the CEDS Committee on October 6, 2009 and sent to the Development and Planning Committee for their approval and recommendation on October 27, 2009. County Board adoption was approved on November 10, 2009.

Economic Development Goals

GOAL ONE: *Retention and expansion of existing business in the county's communities remains the primary goal of economic development.* Also important is the attraction of small to medium sized businesses that enhance and diversify the economic base of the county as a whole, while increasing employment rates, growing local economies and expanding appropriate revenues for municipal needs. In that vein, the following items are paramount:

- Commitment to developing and maintaining adequate data base of employment, available land and properties and demographic information. Ideally, the LOIS program is utilized via the State of Illinois; developing a cooperative effort with the local realtors is key.
- Appropriate incentives must be fully funded³ and their use encouraged for existing and new business, including but not limited to:
 - Revolving Loan Fund(s)
 - Appropriate criteria and application process to be monitored and managed by County Economic Development office working cooperatively with County Board Development & Planning Committee and Community Development Corporation (CDC)
 - Property Tax Abatement(s)
 - Enterprise Zone
 - Tax Increment Finance (TIF) Districts
 - Maximization of available grant and low-interest loan opportunities, such as:
 - USDA Rural Development
 - Illinois Housing Development Authority (IHDA)
 - Illinois Dept of Commerce & Economic Opportunity (DCEO)
 - Illinois EPA
 - Illinois DOT
 - Illinois Treasurer's Office
 - Small Business Administration
 - Foreign Trade Zone
- Encourage and support entrepreneurial and inventive spirit of start-up businesses.
- Roads and bridges must be adequate to the needs of existing and future businesses.
 - Commitment to continuous and active support of efforts to build the Galena Bypass and construct the 4-lane U.S. Route 20 between Freeport in Stephenson County and Galena.
- Continuous and ongoing infrastructure improvements must be supported.²

³ This includes working cooperatively with cities and villages to increase or enhance the current incentive programs offered and to facilitate cooperative incentives between the county and the municipalities.

- Continuous attention to technology upgrades, including wireless and high-speed internet access; this includes working cooperatively to assist and support the Blackhawk Hills Broadband Task Force in its grant application process and any future tasks required for full broadband service to the county
- Expanded awareness of renewable energy opportunities and agri- and eco-tourism opportunities

Action Items to support the above goal:

- 1) *Continue to work cooperatively with renewable energy producers such as Rentech Energy Midwest and Acciona to facilitate County supports for expansion, assist in communications and public hearings, and assist with efforts as necessary and appropriate to support infrastructure and environmental, or other concerns*
- 2) *To complete the reports and to publish the results of the Business Retention and Expansion Survey and to utilize this information for Business Retention strategies*
- 3) *To participate in or assist a "Manufacturer's Council" or similar groups to serve as forums to facilitate the exchange of information, ideas, issues and solutions to enhance business performance and the economic vitality of the county.*
- 4) *Conduct an annual "State of the County" meeting, inviting business, industry, government and the public to learn of recent achievements, current status and future goals of economic development.*
- 5) *Work cooperatively with the Tri-County Economic Development Alliance (TCEDA) and the Local Redevelopment Authority (LRA) at the former Savanna Army Depot, on business retention and development efforts. Continue to work with these agencies on economic development tools and incentives such as the Foreign Trade Zone, Enterprise Zone, Port Authority, and Regional Economic Development Authority.*
- 6) *Review current data bases, including LOIS, to continuously monitor and update all baseline data, including land and properties, demographic information, wage and labor market studies.*
- 7) *Work with the E & I Club (Blackhawk Hills RC&D) and the Illinois Entrepreneurship Center to encourage and support start-up business and entrepreneurial efforts.*

GOAL TWO: In keeping with the Jo Daviess County Comprehensive Plan, ***the rural character and quality of life, the historic attributes and the scenic beauty of Jo Daviess County are to be treasured and protected.*** Economic development proposals will be reviewed and judged on their ability to encourage and/or protect:

- The natural environment, including groundwater purity, soil, water and woodlands, wildlife habitats, parks and public lands, trails and greenways, and historical and archaeological sites.
- Contiguous growth areas, i.e., development shall be encouraged in proximity to existing municipalities and infrastructure
- Scenic vistas from highways and roads, to include sensitive siting of advertising, commercial, industrial and residential developments, cell towers, energy and other necessary infrastructure.
- Enhancement of existing agricultural, recreational, and ecological tourism opportunities; enhancement and attraction of same.
- The preservation and best use of historic buildings and properties.

Action Items to support the above goal:

1. *Develop and maintain relationships with Illinois Dept of Natural Resources (DNR), U.S. Fish & Wildlife Service and other local environmental and agricultural groups, including but not limited to the Farm Bureau, Jo Daviess Conservation Foundation, historical societies, and the CVB.*
2. *Work in association with the Jo Daviess County Board in their efforts to develop a historic preservation ordinance to protect historic buildings and properties.*

GOAL THREE: As with the historic, archaeological and natural environment, ***protection of our heritage, and strong agricultural and tourism industries are primary considerations for economic development.*** Proposals will be judged by their ability to protect, preserve and enhance the agricultural economy and the existing farmlands, including but not limited to:

- Productive farms and farmland
- Agri-business

Action Items to support the above goal:

- 1) *Encourage alternative agriculture, i.e., organic and natural foods, vineyards and wineries, livestock and other products*
- 2) *Encourage local products locally marketed for enhancement of local restaurant and tourism potential*
- 3) *Encourage and enhance agri-tourism opportunities*
- 4) *Use the 2009 “Agricultural Impact” report for informational and marketing purposes.*

GOAL FOUR: *Economic development in Jo Daviess County relies on, and is greatly enhanced by, open communication and collaborative planning within the Northwest Illinois region between government and quasi-government entities, business and industry, education and human services, and citizens.* It is imperative that our efforts be strengthened by regional dialogue and cooperative planning coupled with community-based visioning, and under-girded by government support.

Action items to support the above goal:

- 1) *Economic Development Director and chair (or designee) of CEDS will attend the quarterly meetings of the regional CEDS committee convened by Blackhawk Hills RC&D as appropriate.*
- 2) *To continue to host quarterly meetings with city and village mayors and/or boards for the purpose of updates, ongoing communication and project development.*
- 3) *To work with TCEDA in their workforce development efforts.*
- 4) *To actively seek and support economic development projects from the public sector, i.e., not-for-profit entities such as development corporations, municipalities, or churches.*
- 5) *To work directly with village and city mayors, boards and councils, and business leaders to facilitate community-based planning and community specific projects, both economic and infrastructure.*
- 6) *To further develop relationships with regional Illinois Department of Commerce and Economic Opportunity (DCEO) , EPA and IDOT staff to increase participation and funding support from the State of Illinois.*
- 7) *To create and/or enhance relationships with state and federal legislators and their staff liaisons, including Senators Durbin and Burris, Congressman Manzullo, Representative Sacia and Senator Bivins.*

CEDS COMMITTEE 2008-2009

NAME Bold type indicates voting member	HOME ADDRESS	WORK ADDRESS	PHONE(S) & FAX	EMAIL	TERM ENDS
Greiner, Nathan		Design Mill 115 N. Main Elizabeth 61028	(h) (w) 815-858-3773	nathan@designmillinc.com	
Hasken, Vince	18 N. JFKennedy Rd. East Dubuque 61025		(h) 815-747-6265	vhasken@mchsi.com	01/31/2010
Jansen, David COMMITTEE CHAIR	423 N. West St. Galena 61036	5148 U.S. Rt 20 West Galena 61036	(h) 815.777.2016 (w)815. 777.2800 (c) 815.281.1006 fax 815.787.8447	djansen88@hotmail.com	11/01/2010
Keleher, Pat	5336 W Council Hill Rd Scales Mound 61075	Jo-Carroll Energy 793 US Rt 20 West Elizabeth 61028	(h) 777.0961 (w) 858.2207 fax 858.3731	pkeleher@jocarroll.com	04/30/2011
Riedl, Doug	8044 Gabel Ln Apple River 61001	Citizen State Bank 133 W. Front Stockton 61085	(h) (w) 815-947-3366 or 815-369.4524	dougr@csbnow.com	11/01/2010
Schamberger, Helen	407 S. Ward Stockton 61085	200 Dillon Avenue Stockton 61085	(h) 815-947-3714 (w) 815-947-6060	cx_stok@countryinns.com	01/01/2009
Schultz, Marvin	2819 Veta Grande Road Scales Mound 61085		(h) 815-845-2457	schultz@aeroinc.net	CTY BOARD CHAIR
Stocks, Bridgette	Apple River	Fehr-Graham & Associates 221 E. Main Freeport 61032	(h) (w) 815-235-7643	bstocks@fehr-graham.com	07/01/2010
Wolter, Bill	P.O. Box 515 Hanover 61041		(h) 591.3466 (w) 591.2213 (c) fax 591.3705	billwolter@jcwifi.com	07/01/2010
Leitzen Fye, Pat STAFF		Jo Daviess County Office of Economic Development 300 N. West Elizabeth 61028	(w) 815.858.2037 (c) 815.291.9000	economicdevelopment@jodaviess.org	11/30/2009

JO DAVIESS COUNTY BOARD DEVELOPMENT & PLANNING COMMITTEE

NAME	DISTRICT	PHONE	EMAIL
Ron Mapes, Chair	District 17 – Stockton II	815.947.3404	mapesfarms@aeroinc.net
Merri Berlage	District 12 – Elizabeth, Rice	815.858.2396	berlage@aeroinc.net
Mike Lorig	District 3 – Dunleith III	563.663.0192	mikelorig@hotmail.com
Kim Monk	District 11 – W. Galena, Rawlins	815.777.9010	kimmonk@mchsi.com
Ron Smith	District 9 – E. Galena, Council Hill	815.777.0512	ronsmith@galenalink.com
Marvin Schultz, County Board Chair	District 5 – Scales Mound, Guilford	815.845.2457	schultz@aeroinc.net
Dan Reimer, County Administrator		815.777.6557	dreimer@jodaviess.org

SHOVEL-READY PROJECTS FOR 2009

INFRASTRUCTURE

ENTITY	PROJECT	AMOUNT OF REQUEST
<i>Jo Daviess County</i>		
City of Galena	U.S. Route 20/IL Rt. 84 & Golf View Drive Intersection Improvements	\$1,400,000
City of Galena	Third and Rives Street Sanitary Sewer Project	\$ 238,000
City of Galena	Galena Street Improvement Project	\$ 808,142
City of East Dubuque	Realign intersection of Highway 20, Wall Street and 6 th Street	\$100,000
City of East Dubuque	Extend water and sewer to commercial and residential properties along Highway 35	\$1,300,000
City of East Dubuque	Flood Levy Road (6 th Street) reconstruction and rebuild to 80,000 lb. standard road	\$500,000
City of East Dubuque	Extend water/sewer to commercial/residential areas along Highway 35	\$1,300,000
City of East Dubuque	Water service to Bittersweet on the Bluff Business	\$80,000
City of East Dubuque	Update meter reading equipment	\$60,000
City of East Dubuque	Construct municipal/Library parking facility	\$300,000
City of East Dubuque	Water Tower Repairs	\$250,000
City of East Dubuque	Rehabilitate Well number one	\$150,000
Village of Hanover	Water Tower	\$450,000
Village of Hanover	Wastewater Treatment Plant Upgrades	\$300,000
Village of Hanover	Wastewater Improvement Program	\$480,000
Village of Scales Mound	Village Hall Structure Renovation and Handicapped Accessible	\$176,000
Village of Scales Mound	Wastewater Improvement Program	\$480,000
Village of Stockton	Dura Roadway / Industrial Park Project	\$2,400,000
Village of Elizabeth	Village Street Resurfacing Project	\$150,000
Village of Elizabeth	Wastewater treatment plant improvements	\$550,000
Village of Elizabeth	New municipal well	\$750,000
Village of Elizabeth	ADA and Environmental Improvements to the old high school and elementary school buildings	\$750,000
Village of Apple River	Water Main Replacement	\$300,000
Village of Apple River	Wastewater Improvements	\$500,000
Village of Apple River	Wastewater Treatment Plant Upgrades	\$175,000
Village of Warren	Construction of a Relief Sewer	\$550,000
Village of Warren	Wastewater Improvement Program	\$350,000
Otter Creek Utility District	Lift Station Renovations	\$260,000
Otter Creek Utility District	Wastewater Treatment Plant Upgrades	\$90,000
County of Jo Daviess	Bridge Replacement – Scout Camp Road	\$4,300,000
County of Jo Daviess	Bridge Replacement – Stagecoach Trail/McFadden Bridge	\$2,300,000
County of Jo Daviess	Bridge Replacement – Veta Grande Road over CCP Railroad	\$1,800,000
County of Jo Daviess	Bridge Replacement – Ridott Road on South Bolen Road over Sumner Creek	\$600,000
County of Jo Daviess	Courthouse - Roof Renovation Project	\$190,000
County of Jo Daviess	Courthouse – Office Improvement Project	\$50,715
County of Jo Daviess	Courthouse – HVAC Improvement Project	\$215,000
County of Jo Daviess	Public Safety Building – HVAC Improvement Project	\$200,000
County of Jo Daviess	Courthouse/Public Safety Building – Parking lot improvements	\$35,500
Village of Warren	Demolition of old, non-functioning water tower	\$30,000

ENTREPRENEURSHIP/JOB DEVELOPMENT

PROJECT	DESCRIPTION	AMOUNT OF REQUEST
City of Galena	Galena Small Business Revitalization Project	\$495,000

REGIONAL TRANSPORTATION PROJECTS

PROJECT	DESCRIPTION	AMOUNT OF REQUEST
City of Freeport	Route 20 Expansion to four-lane from Freeport west to Galena	

ARTS AND CULTURE/RECREATION

PROJECT	DESCRIPTION	AMOUNT OF REQUEST
City of Galena	Meeker Street Footbridge Replacement	\$ 290,000
City of Galena	The Grant-Washburne Interpretive Center	\$9,500,000
City of East Dubuque	Rip Rap Levy as per Corp requirement	\$35,000

CAPITAL PROJECTS LISTED IN THE ILLINOIS CAPITAL PLAN

Municipality	Project	Agency	Amount
East Dubuque	Water/sewer extension on Highway 35	DCEO	\$200,000
Elizabeth	Capital Improvements	DCEO	\$50,000
Galena	Gateway Park land acquisition	DCEO	\$67,000
Galena	Infrastructure improvements	DCEO	\$50,000
Jo Daviess County Historical Society	Capital Improvements	DCEO	\$50,000
Hanover	New water tower	DCEO	\$100,000
Hanover	Replacement of old water tower and other improvements	DCEO	\$50,000
Nora	Water/sewer improvements	DCEO	\$50,000
Scales Mound	Village Hall renovation and h/c accessibility	DCEO	\$100,000
Scales Mound	Infrastructure improvements to village hall	DCEO	\$70,000
Warren	Demolition of old water tower and other improvements	DCEO	\$50,000
Jo Daviess County	Infrastructure improvements	DCEO	\$100,000
TOTAL			\$937,000.