

**SPECIAL MEETING OF THE VILLAGE OF BEECHER, BOARD OF TRUSTEES  
TO BE HELD AT THE WASHINGTON TOWNSHIP CENTER,  
30200 TOWN CENTER DRIVE, BEECHER, ILLINOIS AT 7:00 P.M. ON TUESDAY,  
JANUARY 30, 2007**

**JOINT TAXING BODY MEETING AGENDA**

I. PLEDGE TO THE FLAG

II. ROLL CALL FOR EACH LOCAL GOVERNMENT HAVING A QUORUM

III. INTRODUCTIONS

IV. UPDATE FROM SCHOOL DISTRICT ON STATUS OF NEW JUNIOR HIGH SCHOOL

V. UPDATE FROM VILLAGE ON NEW PUBLIC WORKS FACILITY, SEWER TREATMENT PLANT EXPANSION, NEW POLICE STATION/VILLAGE HALL PLANS AND THE EASTERN WILL COUNTY DEVELOPMENT DISTRICT

VI. UPDATE FROM PARKS AND RECREATION COMMITTEE ON FIREMEN'S PARK, PRAIRIE PARK, NANTUCKET COVE PARK AND WELTON STEDT PARK

VII. UPDATE ON THIRD REGIONAL AIRPORT AND ILLIANA EXPRESSWAY

VIII. FEATURE PRESENTATION: ANNEXATION STRATEGY FOR AREAS NORTH OF THE VILLAGE AND AN INTRODUCTION TO THE CONCEPT OF TIF DISTRICTS. The Village has learned from several sources that the Village of Crete may annex land all the way down to Eagle Lake Road west of the UP/CSX tracks and establish a TIF District in this area to siphon money out of our local taxing bodies and into the Village of Crete. This information was obtained from several different sources and the Village is of the opinion that this is a legitimate concern. In response, the Village has begun its own annexation strategy and one of the issues we have confronted is "what does the Village of Beecher offer a land owner which is equal to or greater than the Village of Crete?" This is a very serious question which is difficult for us to answer.

The first thing all taxing bodies need to do is familiarize themselves with the concept of TIF Districts so that we can understand the threat. The next issue is whether we can turn this threat from the outside into a positive for the Beecher community by considering whether we can also provide a TIF District in this industrial/commercial area which would actually benefit the local taxing bodies.

Loius Vitullo, a Chicago Attorney who specializes in TIF Districts and the author of the Sauk Village TIF District, has agreed to speak at our meeting on these issues and explain how “good” and “bad” TIF Districts can be established and how nuances in the law can actually add revenue to certain taxing bodies like the School District. He will then answer any questions which the participants may have.

#### IX. OTHER MATTERS FOR DISCUSSION

#### X. ADJOURNMENT

##### Distribution

The following are invited and encouraged to attend this meeting:

Beecher Village Board members  
Beecher Plan Commission members  
Beecher School Board members and School Supt.  
Beecher Fire District members and Fire Chief  
Beecher Library District members  
Don Thomas, Village Planner  
Members of the local media  
Washington Township Officials  
Members of the Beecher Economic Development Authority