

JO DAVIESS COUNTY
DEVELOPMENT & PLANNING COMMITTEE
MEETING MINUTES
MARCH 24, 2026

I. Call to Order

Committee Chairperson Diane Gallagher called the meeting to order at 6:00 PM on Tuesday, March 24, 2026 in the Jo Daviess County Board Room, Jo Daviess County Courthouse in Galena, Illinois.

II. Roll Call

Roll Call was answered as follows: Present – Michael Dittmar, Diane Gallagher, Lynn Gallagher, John Schultz. Present: 4. Present electronically: 0. Absent – Robert Heuerman, John Lang, LaDon Trost. Absent: 3.

III. Approval of Minutes

A motion to approve minutes of the January 27, 2026, Development & Planning Committee meeting was made by John Schultz and seconded by Lynn Gallagher. The motion carried by voice vote.

IV. Citizens' Comments

There were no citizens' comments.

V. Unfinished Business

FY2025/FY2027 Strategic Goals were reviewed, with Member Dittmar asking what the committee was doing to achieve goal number three, *"Encourage cooperative planning efforts with municipalities"*. Discussion included current planning efforts to assist and/or collaborate with the Village of Stockton and the City of Galena.

VI. New Business

Discussion began with Member Dittmar questioning the continued requirement of collateral for securing the loan, should the County Board decide it is warranted. He considers the Revolving Loan Fund Program a gap financing tool, so he believes the possible collateral requirement is causing people to avoid application. There was extended discussion regarding the language, with Dittmar stating he believes collateral to secure large loans is appropriate, but thinks the language in the application is still vague enough to deter applicants. After further discussion, it was suggested to change question 15 on page 10 of the application to read *"IF REQUIRED, WHAT TYPE OF SECURITY AND IN WHAT AMOUNT WILL THE BUSINESS PROVIDE THE COUNTY? IF NO SECURITY IS OFFERED, AN EXPLANATION MUST BE PROVIDED."* **A motion to recommend a revised Revolving Loan Application was made by Michael Dittmar and seconded by John Schultz. The motion carried by voice vote.**

Discussion Only: Gap Loan vs. Economic Development Loan comparison prepared by Michael Dittmar was discussed during VI.B.

VII. Reports

Building & Zoning Monthly Report: A written report was provided and Planning & Development

Administrator William Meeker was present electronically to answer questions.

Northwest Illinois Economic Development (NWILED) Monthly Report: A written report was provided and Executive Director David Schmit was present to answer questions. Schmit referenced the Village of Stockton's application process for the Illinois DCEO Site Readiness program and the 80/20 cost share. It has been referenced in the past as a possible request for financial assistance, so Schmit was asked whether the village was still planning to ask, what the amount would be, and when would the request be made? He doesn't have the answers to those questions, as they are still in the process.

Local Redevelopment Authority (LRA) Monthly Report: No written report was provided. However, Chairperson Diane Gallagher updated the board on current actions, reminding members of the virtual presentation on the UMRIPD Port Master Plan, taking place at 6:30 p.m. on March 25, 2026. They plan to make a recording of the presentation for those unable to attend.

Economic Development Fund (018) Financial Reports: The February 2026 financial reports for Fund 018 were provided for review.

VIII. Citizens' Comments

Joseph Heitkamp, East Dubuque and County Board District #4 member, commented that he had heard the farm implement business in Cuba City, Wisconsin had recently closed, and had hoped there was a way to lure the business to Jo Daviess County, but unfortunately it moved farther north to Lancaster, Wisconsin.

IX. Committee Member Concerns

None.

X. Adjourn

Motion to adjourn was made at 7:28 PM by John Schultz and seconded by Michael Dittmar. Motion carried by voice vote.

Next committee meeting is Tuesday, April 28, 2026, at 6:00 p.m.