VILLAGE OF GLENVIEW PROCEDURES FOR PROCESSING COOK COUNTY 6(B) TAX INCENTIVE REQUESTS

| <u>Step 1</u> | |
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| Start | Applicant Files Formal Application with Cook County Assessor |
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| STEP 2 | Preliminary Meeting with the Economic Development Division |
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| | Explanation of Glenview's eligibility guidelines and procedural requirements prior to requesting Glenview's support for Class 6b. Contact Ellen Dean at 847-904-4477 to schedule a meeting. |

| STEP 3 | Submittal of 6b Request |
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| | The applicant fills out the Cook County application, a preliminary tax impact table and a narrative detailing how the applicant has substantially complied with the Village's eligibility guidelines (see guidelines). The above information is submitted to the Village of Glenview, and by separate cover letter to the Superintendent of the affected School District(s) and the Executive Director of the Glenview Park District. |

| <u>Step 4</u> | Minimum 45-day Public Review & Comment Period |
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| | During this time the School District(s) and Park District reply to the Village of Glenview with specific comments. |

| <u>Step 5</u> | Board of Trustees Consideration of a Resolution |
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| Finish | The Board of Trustees will consider a Resolution upon reviewing the advisory comments submitted by the Village Staff, School District(s), and Park District and the applicant's submittal information. Glenview's support of the application is dependent on the applicant's ability to demonstrate compliance with the eligibility guidelines and shall be tied to the specific business occupying the subject property. |

Glenview's Cook County Class 6b Eligibility Guidelines

| | | Consid | deration |
|---|--|---------|----------|
| Economic & Fiscal Impacts of Business on the Community: | | | |
| • | The burden is on the applicant to make a case the incentive is necessary for the project to move | | |
| | forward. | | |
| • | Evaluation of tax impact to Village based on a vacant parcel/building without the 6b incentive v an occupied parcel/building with the 6b incentive. | rersus | |
| • | Comparison of tax impact to a business in Cook County versus Lake County. | | |
| • | Potential for future growth of industry. | | |
| • | Businesses that build on the resources, materials, and workforce of the local community. | | |
| • | A greater increase in the assessed value of the property through the construction of building add or making other significant improvements to the site. | litions | |
| • | Projects not requiring new public capital improvements. If public infrastructure improvements a | ire | |
| | necessary, a greater contribution by the developer for public infrastructure improvements. | | 50% |
| • | A greater amount of sales tax base expansion. | | |
| • | Start-up companies and expansions of existing local operations. | | |

| A property owner demonstrating that reasonable efforts have been made to market the property over time. | |
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| Sites that are difficult to lease or sell due to age, size, condition, or unique characteristics of the building. | 45% |
| Sites for which the purchase price of the property is market rate and is not the reason for needing a 6b incentive and for which deferred maintenance issues are not the reasons for needing the 6b incentive. | |
| A greater ratio of investment by the assisted business compared to amount of Class 6b relief. | |
| A greater ratio of value of improvements to existing building to purchase price of real property. For extensions - demonstration of how business conditions have not become more favorable | |
| Buildings that have been vacant for two years or more. | |
| Sites for which prior to applying for a Class 6b exemption, a vacancy appeal for the site has been granted by Cook County. | |

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| Quality Jobs to be Created: Higher wage rates. Full-time; long-term, non-seasonal positions. | | | 5% | |
|--|---|--|------|-----------------|
| | | | | 00% deration |
| En • | Environmental Impact:The more environmentally sound the company's operation, including but not limited to: | | | 5% |
| | 0 | Comprehensive energy and resource efficiency programs, including green buildings (e.g. l certification, binding energy efficiency commitments, etc.) | LEED | В |
| | 0 | Comprehensive waste reduction, waste exchange, and recycling programs. | | 0 |
| • | The | more environmentally sound the company's products/services, including but not limited to: | : | n |
| | 0 | Products/services that expand markets for recycled materials. | | u |
| | 0 | Development of renewable energy resources or products that conserve energy. | | S |