



## **CITY OF WASHINGTON, ILLINOIS**

### **City Council Agenda Communication**

**Meeting Date:** April 19, 2021

**Prepared By:** Jon Oliphant, AICP, Planning & Development Director

**Agenda Item:** TIF Pay Request – Sentimental Journey, 123 Washington Square

**Explanation:** On October 19, 2020, the City entered into a TIF redevelopment agreement with Kris Hasten of SKL Partnership to complete interior and exterior building improvements to Sentimental Journey at 123 Washington Square. Sentimental Journey is one of the longest continuously-operating businesses on the Square and in the city. The building was constructed in 1920 and is part of the Square Historic District.

The exterior improvements consisted of the replacement of the lower roof and the back door. The upper roof was also replaced but that is covered through insurance as a result of hail damage last year. The interior work was to consist of the refinishing of the hardwood floors in the front display window, the installation of a new heating and cooling system, updating of the main floor bathroom, painting and staining improvements to the main floor showroom and loft, and the conversion of electrical fixtures to LED. All of that work was completed with the exception of the main floor repair/painting, loft staining, and electrical conversion. Ms. Hasten has indicated that she plans a future TIF proposal to include those items when the store would be closed to complete the work.

The submitted quotes for the project totaled \$21,592.51. The invoices for the completed work totaled \$19,342.86.

**Fiscal Impact:** The redevelopment agreement provides for a 40-percent subsidy for the completed project. Therefore, the single payment will be in an amount of \$7,737.14.

**Recommendation/**

**Committee Discussion Summary:** The City Council approved the TIF agreement on October 19 following the recommendation from the Finance and Personnel Committee. Staff recommends approval of the payment.

**Action Requested:** Approval of the payment at the April 19 City Council meeting on the consent agenda.