

**Minutes of the  
Board of Directors Meeting  
Quad Cities Regional Economic Development Authority  
Wednesday, March 11, 2020  
Moline, Illinois**

**Members Present**

Robert Anderson, Governor Appointment  
Kurt Brunner, Carroll County Appointment  
Ron Fullerlove, Mercer County Appointment  
Salvador Garza, DCEO Designee  
Kevin Marx, Lee County Appointment  
Ken Springer, Knox County  
Betty Steinert, Whiteside County Appointment  
Bill Tonne, Jo Daviess Appointment  
Scott Verschoore, Governor Appointment

**Members Absent**

Harry Coin, Rock Island County Appointment  
Ann DeSmith, Henry County Appointment  
J. P. Jacobs, Governor Appointment  
Theresa Wittenauer, Governor Appointee

**Others Present**

Warren Ribley, Executive Director  
Kyle Barry  
Tyler Coon  
Andy Shaw  
Lee Trotter

The meeting was called to order at 10:30 a.m. The agenda was presented for approval. It was moved by Member Springer and seconded by Member Garza to approve the agenda. Following discussion, the motion carried. It was moved by Member Garza and seconded by Member Springer to approve the February 13, 2019 meeting minutes and the minutes of all previous meetings. Following discussion, the motion carried. The Treasurer's Report was presented for approved. It was moved by Member Anderson and seconded by Member Fullerton to approve the Treasurer's report. Following discussion, the motion carried.

**Ordinance 20-001- An Ordinance to expand the boundaries of the Quad Cities Regional Economic Development Authority on behalf of South Dixon Solar-** Staff presented the Ordinance. Duke Renewable Energy is proposing the development of a large utility scale solar project in unincorporated Lee County. The capital investment is up approximately \$500 million. The project will encompass approximately 4,125 acres. The project is expected to provide up to 500MW of renewable electrical energy production that will be delivered to the utility transmission grid that is adjacent to the project location. The project may also an provide up to 100MW of electrical power battery storage. It is anticipated that this will be the largest solar renewable energy project in Illinois. The utility is requesting inclusion in the QCREDA Enterprise Zone to receive sales tax exemptions on the building materials during construction and an investment tax credit offset on Illinois business income taxes. While the project is adjacent to an existing local enterprise zone, the QCREDA Enterprise Zone has the

expansion capacity to include this project unlike the local zone. It is expected that the developer will recede from the QCREDA Enterprise Zone within a few years corresponding to expiration of local property tax abatements that are currently being negotiated at the local level (not through QCREDA).

Following discussion, it was moved by Member Springer and seconded by Member Garza to approve the Ordinance. After discussion thereof, Chairman Verschoore directed that the roll be called for a vote upon the motion to adopt the Ordinance. Upon the roll being called, the following members voted AYE: Robert Anderson, Kurt Brunner, Ron Fullerlove, Salvador Garza, Kevin Marx, Ken Springer, Betty Steinert, Bill Tonne and Scott Verschoore. The following members voted NAY: none. The following members abstained: none. The following members were absent: Harry Coin, Ann DeSmith, J. P. Jacobs and Theresa Wittenauer. The motion carried.

**Ordinance 20-002- An Ordinance to establish a Schedule of Meetings for 2020 and 2021-** Staff presented the Ordinance. It was moved by Member Garza and seconded by Member Springer to approve the Ordinance. After discussion thereof, Chairman Verschoore directed that the roll be called for a vote upon the motion to adopt the Ordinance. Upon the roll being called, the following members voted AYE: Robert Anderson, Kurt Brunner, Ron Fullerlove, Salvador Garza, Kevin Marx, Ken Springer, Betty Steinert, Bill Tonne, Scott Verschoore. The following members voted NAY: none. The following members were absent: Harry Coin, Ann DeSmith, J. P. Jacobs and Theresa Wittenauer. The motion carried.

**Election of Officers** - A Slate of Officers was presented Scott Verschoore - Chairman; Bill Tonne - Vice Chairman; Betty Steinert - Secretary; Salvador Garza - Treasurer. Following discussion, it was moved by Member Springer and seconded by Member Marx to approve the slate as presented with the addition of the Executive Director serving as Assistant Secretary and Assistant Treasurer. After discussion thereof, Chairman Verschoore directed that the roll be called for a vote upon the motion to adopt the slate of Officers. Upon the roll being called, the following members voted AYE: Robert Anderson, Kurt Brunner, Ron Fullerlove, Salvador Garza, Kevin Marx, Ken Springer, Betty Steinert, Bill Tonne and Scott Verschoore. The following members voted NAY: none. The following members abstained: none. The following members were absent: Harry Coin, Ann DeSmith, J. P. Jacobs and Theresa Wittenauer. The motion carried.

With no further business, a motion was made by Member Garza and seconded by Member Anderson to adjourn the meeting. The motion carried. The meeting was adjourned at 11:32 a.m.

Respectfully submitted by  
Betty Steinert, Secretary

**Quad Cities Regional Economic Development Authority  
Operations Report  
March 11, 2020**

**A. Ordinance No. 20-001 Enterprise Zone Expansion- South Dixon Solar, Lee County**

Duke Renewable Energy is proposing the development of a large utility scale solar project in unincorporated Lee County. The capital investment is approximately \$500 million. The project will encompass approximately 4,050 acres. The project is expected to provide up to 500MW of renewable electrical energy production that will be delivered to the utility transmission grid that is adjacent to the project location. The project is also anticipated to provide up to 100MW of electrical power battery storage. It is anticipated that this will be the largest solar renewable energy project in Illinois. The utility is requesting inclusion in the QCREDA Enterprise Zone to receive sales tax exemptions on the building materials during construction and an investment tax credit offset on Illinois business income taxes. While the project is adjacent to an existing local enterprise zone, the QCREDA Enterprise Zone has the expansion capacity to include this project unlike the local zone. It is expected that the developer will recede from the QCREDA Enterprise Zone within a few years corresponding to expiration of local property tax abatements that are currently being negotiated at the local level (not through QCREDA).

**B. Resolution No. 20-002 Schedule of Meetings**

A Schedule of Meeting Dates is being presented for 2020 and 2021 to convene meetings of the Board of Directors on the 2<sup>nd</sup> Wednesday of each month at the Quad Cities International Airport, Restaurant Conference Room, at 10:30 am. The Board meetings will be scheduled monthly but only convened when action on projects or business is required.

**C. Election of Officers**

The following slate of Officers is put forth for consideration by the Board: Scott Verschoore, Chairman; Bill Tonne, Vice Chairman; Betty Steinert, Secretary; Salvador Garza, Treasurer.

Respectfully Submitted,

Warren Ribley  
Executive Director