

WELCOME

Board of Directors Update
11-4-2021



Q4, 2021 Program Report

Board of Directors Update



2021 Board of Directors

The Economic Alliance of Kankakee County Board of Directors is comprised of private-sector leaders and elected members of the Kankakee County Board.

Chairman Jeff Hammes, President / CEO, Peoples Bank

Vice Chairman Dr. Michael Boyd, President, Kankakee Community College

Jeff Bennett, Managing Partner, McColly Bennett Real Estate

David Johns, Partner, Geoffrey, Johns & Associates

Melissa Kahoun, Environmental Compliance Manager, Aqua Illinois

Phil Kambic, President / CEO, Riverside Healthcare

Stephen Liehr, Kankakee County Board

Steve Magruder, IBEW retired

Pat Martin, Market President, Midland States Bank

Chad Miller, Kankakee County Board

Theodis Pace, President, Kankakee County NAACP

Samuel Payton, Kankakee County Board

Maureen Powell, Head of Communications, CSL Behring Kankakee

Christopher Shride, President / CEO, AMITA Health

Russell Tobey, Vice President, Kankakee Valley Construction Co.

Andrew Wheeler, Kankakee County Board

Workforce

Market Rebuild & Recovery

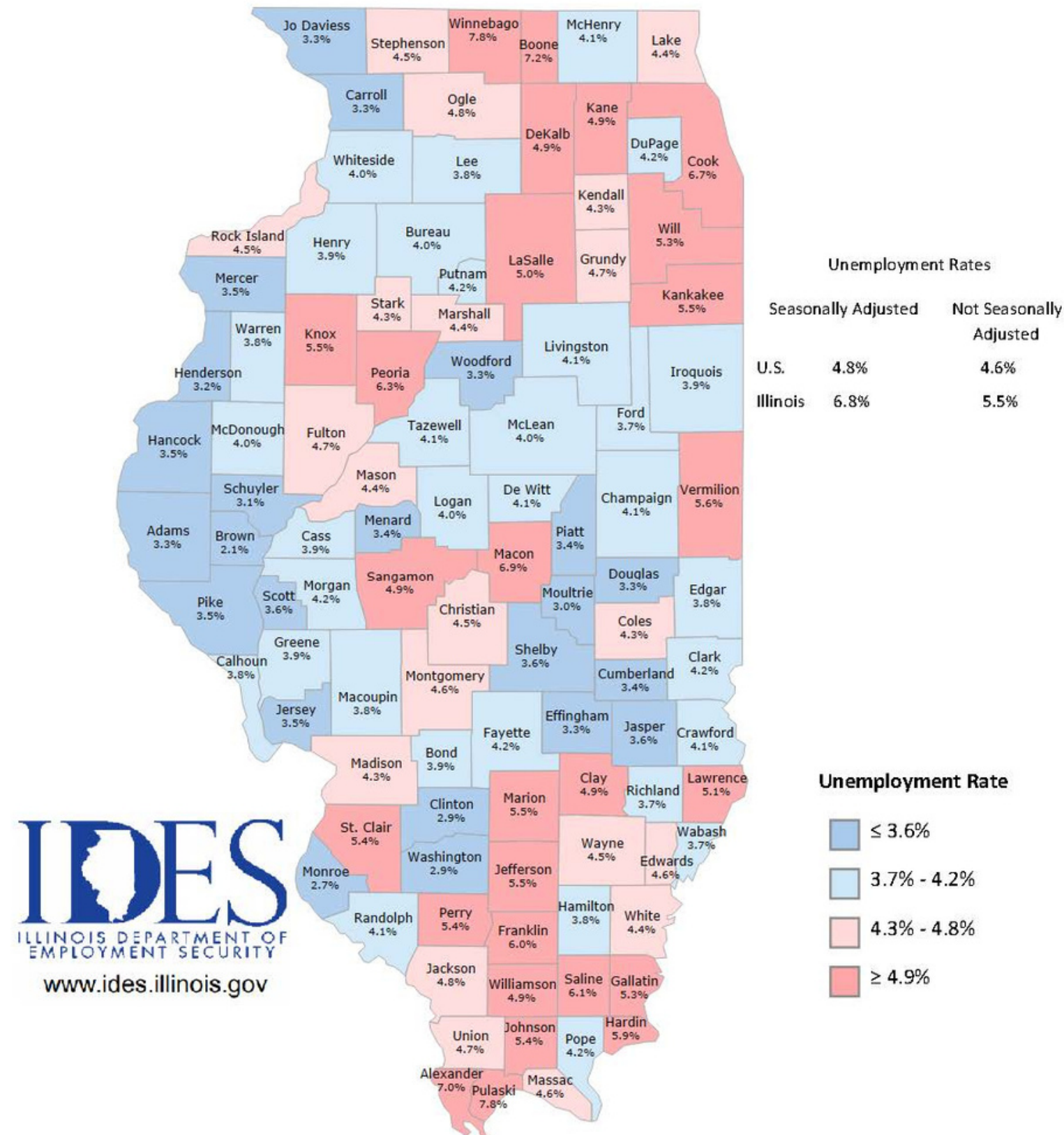


Unemployment

Illinois Unemployment Rate by County

September 2021 – Not Seasonally Adjusted

IL Dept. of Employment Security, Economic Information & Analysis Division



IDES
ILLINOIS DEPARTMENT OF
EMPLOYMENT SECURITY
www.ides.illinois.gov

Kankakee County
unemployment,
September 2021

5.5%

Illinois unemployment,
September 2021

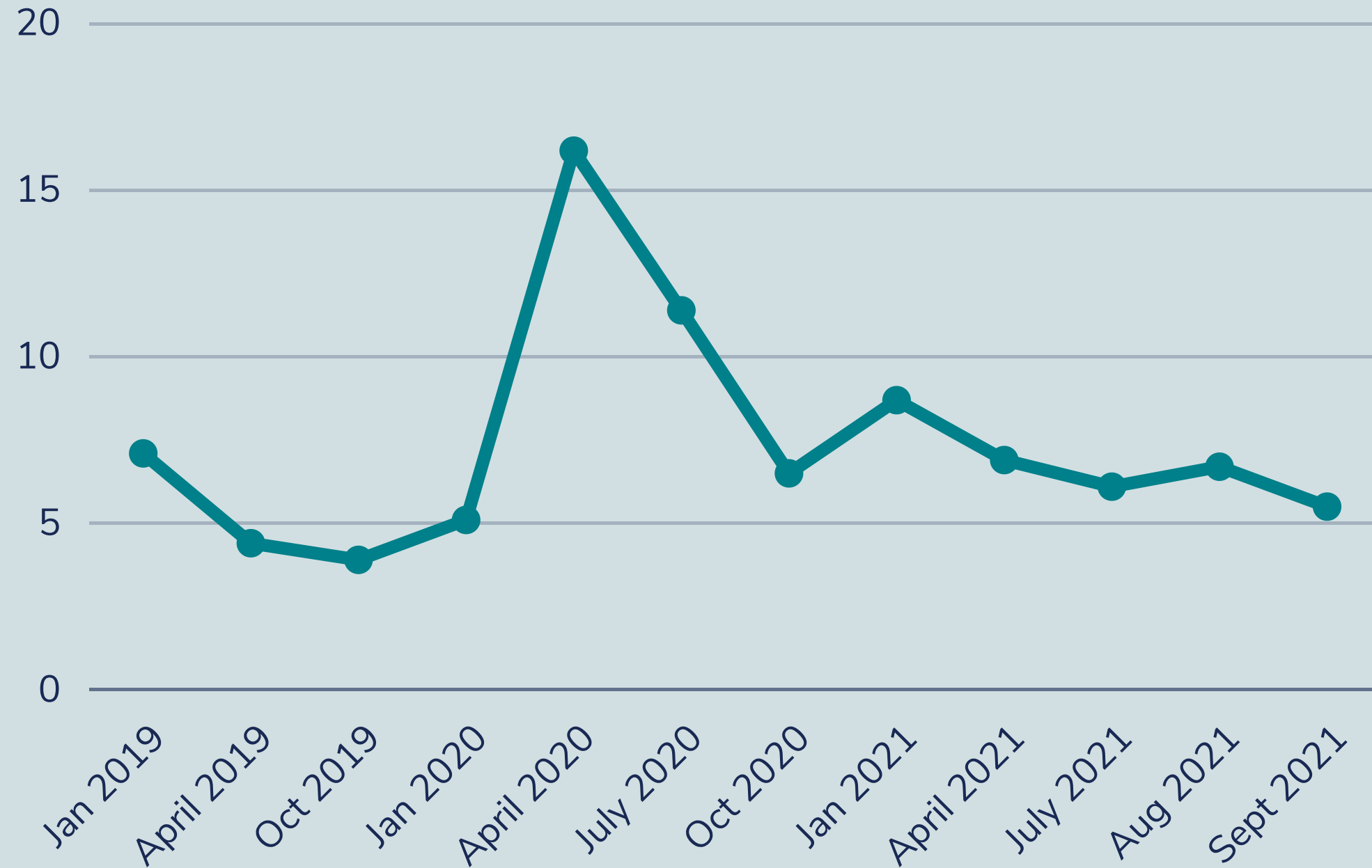
6.8%

Compare to April 2020

15.9% Kankakee County
unemployment

ECONOMIC ALLIANCE
OF KANKAKEE COUNTY

Unemployment



Kankakee County Unemployment Rate
Source: Illinois Department of Employment Security

5.5%

Kankakee County
unemployment,
September 2021

6.8%

Illinois unemployment,
September 2021

Factors for Struggling Workforce

March 2018 5.2% unemployment
47,200 in workforce

Sept. 2021 5.5% unemployment
43,900 in workforce

NOW 3,300 fewer people in
workforce

- Extended unemployment benefits, stimulus payments
- Covid / health concerns
- Childcare / transportation needs
- Surge in employment with companies expanding

- Available workforce is declining due to:
 - Accelerated baby boomer exit
 - New masking / Covid guidelines
 - Law enforcement protocols
 - Corporate downsizing / restructuring

Industry Growth

Strength and Diversity within Kankakee County



Industry Growth

2016-2021

+83%

Administrative &
Support Services

+50%

Food
Manufacturing

+19%

Hospitals

+31%

Professional,
Scientific &
Technical Services

+18%

Pharmaceuticals

Manufacturing

KANKAKEE COUNTY

#5

AMONG SMALL
MANUFACTURING
ECONOMIES IN U.S.

SOURCE: ADVISORSMITH

7,558

Jobs (2021)

104% ABOVE national average of 3,583

+16%

Expected Growth
2021-2031

\$96,622

Average earnings
per job

SOURCE: EMSI LABOR MARKET ANALYTICS
OCTOBER 2021



- \$8.9M regionally distributed through the Department of Labor for the Calumet Area Industrial Commission
- Pays tuition, books, fees for manufacturing students
- 31 students enrolled at KCC

One Workforce Grant



Manufacturing Roundtable



- U.S. Rep. Robin Kelly, IMEC - Illinois Manufacturing Excellence Center, Economic Alliance tour at Plochman's Mustard, Manteno
- October: Manufacturing Month
- Roundtable centered around diversity/inclusion, supply chain, skilled labor and training



IMEC

ECONOMIC ALLIANCE
OF KANKAKEE COUNTY

Livability

Exploring Housing and Living Needs



Kankakee County Livability

90.7% Composite Index

Housing: 72.9%

Utilities: 96.5

Health Care: 97.0

Misc. Goods & Services: 91.1

Grocery Items: 101.6

Transportation: 118.5

Kankakee County Rental Cost: \$863

Average Rental Cost: \$1,259

Kankakee County Total Energy Cost: \$156.87

Average Total Energy Cost: \$172.24

Q3 2021 Composite Cost of Living

Kankakee County Livability

Active single family homes on market in Kankakee County

Bourbonnais	71
Bradley	41
Manteno	35
Kankakee	105
Momence	18
St. Anne	18
Herscher	6

Total for Kankakee County 341

Average sale price for single family homes in Kankakee County

September \$192,431

August \$209,874
(Highest in 2021)

January \$173,561
(Lowest in 2021)

Considering extending Enterprise Zone benefits to residential housing.

Kankakee Co. Enterprise Zone

- Grant Park
- Hopkins Park
- Kankakee County
- Manteno
- Momence

Alliance met with leadership from all municipalities, awaiting final decisions to move forward.



Residential Rebuild Initiative

Growth & Retention

Expanding Investments in Kankakee County



Potential Projects

21

RFI Project submissions
in 2021

46

Properties submitted for
consideration



Manteno building sold for \$30M to California investment firm Provender Partners

570,000 SF, short-term lease to McKesson

50 acres for possible expansion

October 21, 2021 06:00 AM

Once-vacant warehouse lifted by COVID sells for \$30 million

McKesson leased the entire building in Manteno last year as it prepared to ship vaccines across the country. Now the company is paying rent to a new landlord, but no one knows how long McKesson will stick around.


ALBY GALLUN  

 TWEET

 SHARE

 SHARE

 EMAIL

 REPRINTS

 PRINT

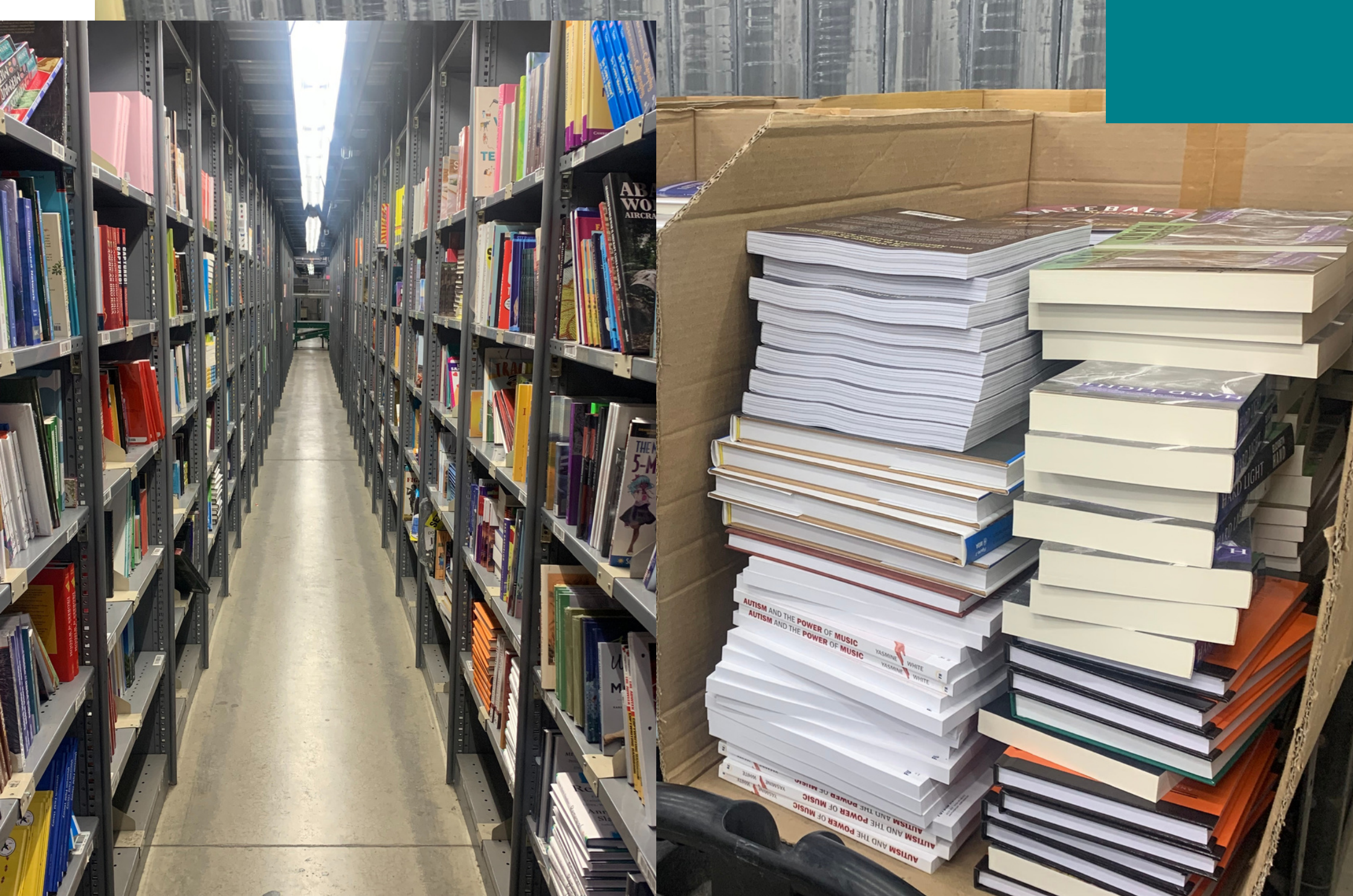


CoStar Group

This Manteno warehouse sold for \$30 million.

As the federal government was putting the pieces in place to distribute COVID-19 vaccines last year, good fortune visited the owner of a big warehouse in Manteno, about 50 miles south of Chicago.

The 570,000-square-foot building was empty after **losing its two tenants** about a year earlier. Along came McKesson, a big pharmaceutical distributor **working with the Centers for Disease Control** on its vaccine rollout. In August 2020, Irving, Texas-based



Business Retention

- Book & media distribution to libraries/schools across US
- Purchased by Follett Company in 2016
- 410 employees, currently hiring 90 [Click here to apply](#)
- Offering special incentives, sign-on bonus & flexible shifts





Bradley Plans for Future Development

Kinzie Ave / Route 50 & West Broadway

- Business district formed with additional 1% sales tax (groceries, medication exempt)
- 23-year Lifespan, estimated \$160M
- Design firm planned for preliminary engineering on Route 50
- Grant request for \$3M, matching \$3M from Village for streetscape improvement

Construction on 2nd fire station to begin

Consultant hired to research leisure time and development

Streetscape Improvement Plan



- Bourbonnais Parkway, North Convent St. and Burns Road
- Collecting community input & survey
- Community Campus Plan in design phase - expected completion Summer 2022



Downtown Kankakee Projects

Business Incubator at former Midland Bank building

- Spring 2022 expected completion

Project Livability housing complex

- 92 units of mixed and single-use units

Clothing manufacturer considers Kankakee as global headquarters

- Scoping locations in downtown area

COVID Relief

Aiding Kankakee County in COVID Recovery

\$250M Small Business Recovery Grants



- 337 Kankakee County Businesses applied
- \$5,000-\$150k awarded by Illinois Department of Commerce and Economic Opportunity
- Grant decision appeal:
ildceo.net/B2BAppeals
312-924-2189

Marketing & Project Initiatives

Hispanic Community Outreach



Kankakee Alderman Victor Nevarez

vnevarez0301@gmail.com 773-885-3915

Welcome Center

367 S. Schuyler, Kankakee

815-386-5586

- 700 Hispanic families served
- Rental Assistance
- Link for immigrants, refugees
- Medicare / Medicaid assistance

State of the County Address 2021

[Click here for the report](#)



Basic Economic Development Training Course

Scholarship provided by:



Kankakee County Thrive 2021/2022

[Click here to view online](#)



THRIVE

KANKAKEE COUNTY, ILLINOIS | 2021-2022

NAACP Freedom Fund Banquet Sponsor



GROWING INDUSTRIES

FOOD MANUFACTURING
+50% IN 5 YEARS

PHARMACEUTICALS
+18% IN 5 YEARS

 **ECONOMIC
ALLIANCE**
OF KANKAKEE COUNTY
kankakeecountyed.org

#5

AMONG SMALL
MANUFACTURING
ECONOMIES

*ADVISORSMITH

7,213

MANUFACTURING
POSITIONS IN
KANKAKEE
COUNTY

25%

GROWTH IN 5
YEARS

Tim Nugent
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Angela Morrey
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COMING SOON: 2022 Market Profile

Watch your inbox for survey



2021
MARKET
PROFILE
KANKAKEE COUNTY, ILLINOIS


2021 Board/ Committee Participation

United Way of Kankakee & Iroquois Counties

Kankakee County Convention & Visitors Bureau

Community Foundation of Kankakee River Valley

Healthy Business Alliance of Kankakee County

City of Momence Vision 2030 Task Force

Pembroke Township & Village of Hopkins Park Utility Infrastructure Initiative

Kankakee Development Corporation

Venture Kankakee County

U.S. Rep. Robin Kelly's Economic Development Task Force

Grundy Livingston Kankakee Workforce Board Talent Outreach

Kankakee County Chamber of Commerce Legislative Committee

Illinois Industrial Biotechnology Coalition

Kankakee Area Human Resource Managers' Association marketing partner

Kankakee Community College Business/Office Professional Advisory Committee

Kankakee Community College Manufacturing Technology Advisory Committee

Kankakee Area Career Center Executive Advisory Committee

International Economic Development Council

Great Lakes Economic Development Council

CONNECT

2022 Board of Director Meetings

- February 10
- April 14
- June 9
- September 8
- November 10

Meetings are generally held on the second Thursday of the scheduled months at 7:30 a.m. and are open to the public.

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THANK YOU

