

EXHIBIT C
FINDINGS REGARDING QUALIFICATION OF THE
WILL-COOK ENTERPRISE ZONE
UNDER THE ILLINOIS ENTERPRISE ZONE ACT

The Will-Cook Enterprise Zone (the Zone) meets the criteria established under Sections 4 and 5 of the Illinois Enterprise Zone Act (the Act) in that the Zone Area:

- a. Is a contiguous area consisting of blocks of real estate parcels in the participating municipalities or unincorporated areas of Cook County and Will County which are adjacent or in some cases joined by land connections, i.e., public highways, in keeping with the common practice of Illinois Enterprise Zones, as demonstrated by the map and legal description provided in Exhibits A and B.
- b. Comprises an area larger than one half square mile and less than 15 square miles, while being located within the jurisdiction of more than 4 municipalities or counties, again as demonstrated by the map and legal description provided in Exhibits A and B.
- c. Is a depressed area as demonstrated by the area's compliance with the requirements of criteria for an Illinois Enterprise Zone discussed in point "e." below.
- d. Addresses a reasonable need to encompass portions of more than one municipality and adjacent unincorporated areas of two counties in that the Zone incorporates neighboring industrial and commercial districts that face common impediments to development and assets for sustainable redevelopment, indicating a need and opportunity for a coordinated redevelopment strategy. Common impediments include fragmented land ownership, vacant and deteriorated properties which are often brownfields, and limited local resources to encourage development. Common assets for development include excellent access to multiple modes of freight transportation and worker commute options, a base of existing resilient businesses that are interested in growth, and an under-employed workforce served by a strong network of training institutions.
- e. The Zone exceeds the minimum requirement of meeting 3 of the 10 criteria specified in the Act:

Unemployment (Criterion 1 of the Enterprise Zone application)

By the State's criterion, large parts of a zone's Local Labor Market Area (LLMA) must have an unemployment rate higher than 120% of the State's average annual unemployment rate of 9.2% during the most recent calendar or fiscal year.

Per the Illinois Department of Employment Security, in 2013 the Will-Cook Zone as a whole had an average unemployment rate of 11.32%, which exceeded the State's average annual unemployment

rate by 123.04%. The average annual unemployment rate was higher than 120% of the State's rate in 27 of the Zone's 60 census tracts.

Poverty (Criterion 3 of the Enterprise Zone application)

By the State's criterion: All or part of a zone's Local Labor Market Area (LLMA) must have a poverty rate of at least 20%; or more than 50% of children in the LLMA must be eligible to participate in the federal free or reduced-price meals program.

Per the most recent US Census data (the American Community Survey, 2012 Five-Year Data) 27% of the census tracts in this Zone's LLMA had a poverty rate higher than 20% of the population. Also 52.91% of children in this LLMA were eligible to participate in the federal free or reduced-price meals program (per the Illinois State Board of Education's 2012-13 Report).

Large Scale Business Closings (Criterion 5 of the Enterprise Zone application)

By the State's criterion: A Zone's Local Labor Market Area (LLMA) must have plant or federal facilities closures or downsizings in the 5 years prior to the date of application affecting more than 50 workers. Such closures or downsizings must be recorded in records of the Illinois Worker Adjustment and Retraining Notification (WARN) Act or the State Facilities Closure Act.

From 2009 through 2013 the Will-Cook Zone's LLMA experienced 18 closings that met the State's criterion, affecting a total of over 1,200 workers.

Career Skills Programs (Criterion 9 of the Enterprise Zone application)

By the State's criterion: A Zone must provide documentation that more than one high school or community college within its Local Labor Market Area (LLMA) provides ACT Work Keys training, Manufacturing Skills Certification training, or industry-based credentials that prepare students for careers.

The Will-Cook Zone's consulting team has documented cases in high schools or community colleges within the Zone in which 15 institutions are providing ACT Work Keys training and 4 are providing training leading to manufacturing\industrial skill credentials.

Additional Criteria

This Zone's consulting team and participating municipalities are conducting research and analysis which is documenting that the Zone meets additional State criteria for eligibility and for high ratings within the State's application scoring system.

- f. **Public Hearing:** On the **29th day of October, 2014**, a public hearing was conducted regarding the Will-Cook Enterprise Zone. A notice was circulated by participating towns and published in the South Town Star, a newspaper of general circulation within the Zone Area during a period that was not more than 20 days or less than 5 days before the hearing date. Materials regarding this hearing

including the published notice, agenda, list of attendees, and a transcript prepared by a professional court reporter are available upon request.