



What's Up



Downtown

A Main Street Community

January, February, March 2010

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Letter from the President

Free Money to Downtown Business, Property Owners, and Investors!!!

Now that I've got your attention, let me explain. The City of Mt. Vernon has just received its first payment for the Downtown TIF fund of \$155,000. These funds are available for use in the area located within the Downtown TIF District for the following expenditures: property acquisition, rehabilitation or renovation of existing public or private buildings, construction of public works or improvements, job training, relocation, financing costs (including interest assistance), studies, surveys and plans, marketing sites within the TIF district, professional services (such as architectural, engineering, legal, and financial planning), demolition and site preparation.



The Downtown TIF District encompasses a wider area than just the SSA#1 (see map insert). This program is a powerful tool to make projects possible that otherwise would not be economically feasible. Some people feel intimidated about the *perceived* complexity of a TIF agreement.

In reality the Application for TIF Assistance is just a TWO-page document (that can be picked-up at the DMDC office or city hall). The entire process can be completed in approximately thirty days. The city has until April 30, 2010 to obligate this first round of TIF funds. If larger projects are proposed that fit the criteria of the TIF, the city has the ability to bond future TIF funds to make those projects possible.

City Manager, Ron Neibert is the TIF Administrator for the Downtown TIF District. Ron assured me that the city is anxious to put these funds to work to improve the downtown district. In February 2010 (exact day TBA), Ron will be conducting an informational meeting to explain how the Downtown TIF program works, but if you're ready to proceed now, contact Cyndy Mitchell at the DMDC office or Ron Neibert at city hall. Let's keep the momentum going in the downtown district!

Rex Cusumano

Mark Your Calendars

April 16-17

- **DMDC Book Fair**

First United Methodist Church Donates \$1000 to DMDC

DMDC president Rex Cusumano accepts a \$1000 donation from Reverend David Eadie of the First United Methodist Church. The generous donation reflects the church's appreciation of the DMDC's efforts to improve and enhance the Mt. Vernon Downtown District. The improvements are in keeping with DMDC's mission "to revitalize and maintain downtown Mt. Vernon as a commercial and cultural center of the local and regional community" and encourage economic growth, enhance quality of life and preserve the historic and cultural value of the community.



Mission Statement: To revitalize and maintain downtown Mt. Vernon as a commercial and cultural center of the local and regional community.

Executive Committee

Rex Cusumano, President
Cindy Bevis, Vice President
Barb Hengle, Vice President
Chris Campo, Vice President
Doug Hoffman, Vice President
Susan Hughey, Vice President
Laura Thacker, Treasurer
Brenda Breeze, Secretary
Brian Edmison, Past President

Board of Directors

Susan Bacon
Patrick Bevis
Ed Breeze
Russell Brown
Chris Campo
Jo David Cummins
Rae Cummins
Bob Dennis
David Eadie
Molly Federici
Mark Hassakis
Robin Hensley
Bonnie Jerdon
Jo Ann Joy
Jay Koch
Greg Lundius
Wendy Lupa
Lindy Lysell
Mike McKelvy
Karen Pelker
Kevin Phillips
Lisa Quinn
Denise Ross
Pam Robertson
Luther Torrez
Tammy Wheeler

Board Meetings

Third Tuesday of the Month 6:00 p.m.
First United Methodist Church

Staff

Cyndy Mitchell, Executive Director
Mary Denham, Administrative Assistant
Stephen Talley, Maintenance

Book Fair Fundraiser—April 16-17, 2009

Collecting books, etc.:

In preparation for the Book Fair to be held in April, DMDC has already started collecting used and new hardback and paperback books, magazines, cds, dvds, games, audio books, records, etc. We will continue to collect items for the event into April 2010 so there is still time to clean out your book shelves, closets, trunks, etc and drop your contributions into the collection boxes located throughout town.



For more information about collection and pick up of donations call Cyndy Mitchell at 242-6866 or email dmdc@mvn.net.

Book Fair – Located at the Granada Theater in Downtown Mt. Vernon

The Book Fair will include a Preview Party on Friday evening April 16 and an all-day Book Fair on Saturday, April 17. The Preview Party will offer entertainment, refreshments, etc. and, of course, a first come first serve opportunity to purchase the items for sale – books, magazines, cds, dvds, audiobooks, etc. The Book Fair will continue all day on Saturday.

Proceeds from the event will go toward downtown improvements: to DMDC to continue downtown streetscape enhancement and to the Granada Restoration Project.

DMDC welcomes volunteers who are interested in helping with the book fair. We will need help to sort the items before the book fair and volunteers to assist during the two-day event in April. For more information about the Book Fair or to volunteer, call the DMDC office at 242-6866.

Book Fair Collection Sites



Community First Bank: Jo Cummins, president, Debbie Ashby, Bria Ashby and Rae Cummins



Muni West Visitors Center
Cyndy Mitchell, DMDC and Bonnie Jerdon, MVCVB director



Kroger: Manager Mike Batson

Book Fair Fundraiser



First United Methodist Church: Rev. David Eadie



dish on the square: Elizabeth Loyd and Nicole Raynor



Peoples National Bank East Branch: Melody True and Lisa Quinn



Peoples National Bank: Jim Flagg, Vice President with Cyndy Mitchell, DMDC Executive Director



US Bank: Cyndy Mitchell, DMDC Director and Jo Ann Joy US Bank Mt. Vernon Market President



Crossroads Hospital: Angela Shrum, senior circle and volunteer Coordinator and DMDC Cyndy Mitchell



City Hall: Mayor Mary Jane Chesley and City Manager Ron Neibert



Wal Mart: Lara Morris, manager



YMCA: Taylor Evans, staff

The DMDC office is also collecting items for the Book Fair at 809 Main Street. For pick up service or more information call 242-6866 or email dmdc@mvn.net.

Welcome to Downtown

New Business

Kama Kazi Studio (Gymnastics) 225 South 10th Street 315-1644

New Associate

The law firm of Hassakis & Hassakis, P.C. in Mt. Vernon and Effingham, Illinois is pleased to announce the addition of Joshua A. Humbrecht as associate attorney as the firm prepares to celebrate its 60th year of service to the region.

He recently moved to Benton, Illinois and is proud to call Southern Illinois home.

His focus in the practice of law will be in civil litigation, including personal injury, wrongful death and workers' compensation law. He will practice in State and Federal Courts and before the Workers' Compensation Commission.

He can be reached at the law offices of Hassakis & Hassakis, P.C., 206 S. 9th St., Suite 201, Mt. Vernon, IL 62864 at (618)-244-5335. Hassakis & Hassakis, P.C. also maintains regular office hours in Marion, Belleville, Vandalia, Olney and Mt. Carmel.

Opening Soon in Downtown!

K & K Resale 308 South 10th Street Opening in the Spring

Business Highlight—Bevis Real Estate

Bevis Real Estate LLC opened its doors at 815 Broadway in beautiful downtown Mt. Vernon in January 2006. We have grown from a one-person office to having 5 professional REALTORS on staff.

Our Mission Statement is simple – Personal Attention, Professional Results. We strive to make your real estate experience as stress free as possible.

Please stop by our office and join us for a cup of coffee or give us a call at 244-9500. If you prefer the Internet, we have a fantastic web site at www.BevisRealEstate.com. We are here to serve you!

Cindy Bevis, Broker/Owner, REALTOR®, GRI, e-PRO, CSC
Stephanie Walters, REALTOR®
Rob McGovern, REALTOR®, Broker Associate, CSC
Bill Stewart, REALTOR®
Rosie (Nehrkorn) Cosens, REALTOR®

Granada Towers Glow for 72nd Anniversary

Thanks to the work done by volunteers David Lister and Jeff and Derek Campbell, the Granada Theater Towers lit up the evening at the historic structure's 72nd Anniversary Celebration on Wednesday, December 16.



The evening's festivities, which included the classic movie "Meet Me in St. Louis," was sponsored by dish on the square. The celebration also included a champagne reception with appetizers that was sponsored by US Sonet.

Granada Theater receives Landmark Illinois Preservation Heritage Fund Grant

The Granada Center for the Performing Arts Board of Directors received an \$850 matching grant from Landmark Illinois Preservation Heritage Fund in December for repair of the historic theater's roof. Special recognition and appreciation goes to Nick Lemay and Curt Mowrer, both from Rend Lake College Small Business Center, for preparing the successful grant application. The Granada board was made aware of the LIPHF Grant through information forwarded to them from the DMDC office, which receives updates on available grants through the Illinois Main Street Program among other sources.

CLASSIC KIDS MATINEE SERIES 2009 – 2010

1/9/10	BEE MOVIE	PEOPLES NATIONAL BANK
2/13/10	AN AMERICAN TALE	INTEGRA BANK
3/13/10	ET	MID COUNTRY BANK
4/10/10	THE MUPPET MOVIE	FIRST STATE BANK OF DIX
5/8/10	DR SUESS CAT IN THE HAT	BANTERRA BANK

Free to the public – Children must be accompanied by an adult

Doors Open at 1:30 Movies Start at 2:00

Each bank will give away an \$100 US Savings Bond to a lucky kid!

Concession on sale in the lobby – soda \$1, candy \$1, popcorn \$1

Available Real Estate

STATUS	POINT OF REFERENCE	ADDRESS	AVAILABLE SQ. FT.	CONTACT	PHONE
Rent	Jefferson State Bank - Upper Space	1002 Main	12' x 16'	Brian Edmison	244-0780
Rent	Front Office Space	328 S. 10th	800 sq. ft.	Chuck Baldrige	241-9009
Rent	US Bank - Office Space	123 S. 10th	Varies	Frank Bastida	394-4520
Rent	Designer Kids Building	236 S. 9th	2,000 Upper Floor	Gino Federici	244-3168
Rent	Round Table Design-Upper Level	1020 Main	1,500	Kevin Phillips	244-7819
Rent	Round Table Design-Upper Level	1020 Main	1,500	Kevin Phillips	244-7819
Rent	Boston/Universal Bldg, upper floor	206,208,210 S. 9th	12,000	Mark Hassakis	244-5335
Rent	Vacant building	805 Broadway	3,000	Robin Hensley	237-9241
Rent	Vacant building	813 Broadway	3,000	Robin Hensley	237-9241
Rent	1 Suite 2 Office spaces	815 Broadway	varies	Cindy Bevis Bevis RE	244-9500
Rent	Office space (shared)	206 S. 9th	200-350 sq. ft.	Mark Hassakis	244-5335
Rent/ Lease	Wielt Plumbing Storefront	116 N. 9th	3,150	Tom Wielt	242-3360
Rent/Sale	9th St. Apartments	203 N. 9th		Mary Burgan	214-0660
Rent/Sale	Empty Building	223 S. 9th	1,600	Dennis Williams, Cross Davidson	237-0870
Rent/Sale	Move-in ready	212 S. 9th	3,000 on each floor	Robin Hensley	237-9241
Rent/Sale	Empty building (Downtown Carpet) Street Floor & Basement-Storage	216 N. 9th	4,500 on each floor with own htg and utilities	Jack Gaston	315-0247
Sale	Building Site 10th & Casey	315-321 S. 10th		Robin Hensley	237-9241
Sale	Vacant Lot	907 Jordan	50' x 100'	Butch Burwell	244-4548
Sale	Airex Heating & Air Building	114 N. Johnson	3,336	Janet Fryar	266-7477
Sale	Vacant lot east of the Mt. Vernon Motel	724 Main	100' X 222'	David Parker Coldwell Bankers	242-8383 237-5525
Sale	Mt. Vernon Motel vacant lot	800 Main		David Parker Coldwell Bankers	242-8383 237-2252
For Lease	Plaza Theater	118 S. 9th	Design to suit needs	Robin Hensley	237-9241



118 S. 9th



805 & 813 Broadway



1000 Main Street

DMDC Partnership Application

Make a difference. Preserve downtown Mt. Vernon as a viable place to shop, work, dine, play and live. Join Main Street today. Your tax-deductible contribution helps make Mt. Vernon a community of which we can be proud.

PARTNERSHIP LEVELS

	New	Renew	Upgrade
Corporate Partner		\$1000 to \$3000	
Sustaining Partner		\$500 to \$999	
Sponsoring Partner		\$250 to \$499	
Partner		\$100 to \$249	

All partnerships include delivery of the DMDC Quarterly newsletter.

DMDC Main Street is a 501 (C) 3 nonprofit organization. Your partnership fee is tax deductible.



ILLINOIS MAIN STREET

DMDC MAIN STREET PARTNERSHIP APPLICATION

Name _____

Address _____

City/State/Zip _____

Home Phone _____

Work Phone _____

Email Address _____

Company _____

Contribution Amount \$ _____ Enclosed _____

Please mail your check made payable to DMDC Main Street along with this form to
DMDC Main Street, 809 Main St., Mt. Vernon, IL 62864

Visit our website: www.downtownmtvernon.org to become a member online.

Lincoln Sculpture Plaque Dedication

Members of the Jefferson County Lincoln Bicentennial Committee, the 5th Appellate Court District justices and Illinois Supreme Court Justice Lloyd Karmeier, third from right, recognized those who supported and donated to the Lincoln statue project. A framed dedication honoring all those involved will be hung in the main entrance hall of the courthouse. The sculpture was unveiled in September 2008 on the Appellate Courthouse lawn according to the committee chairman Mark Hassakis.



Do you have information you want to put in the quarterly?

Just give us a call or email us with your information. It must relate in some way to the downtown district. Contact Cyndy Mitchell at 242-6866 or email dmdc@mvn.net.

Downtown Mt. Vernon Development Corporation
“A Main Street Community”
809 Main Street
Mt. Vernon, IL 62864

Phone: 618.242.6866
Fax: 618.242.6868
Hours: M-F, 9 a.m.—5 p.m.
Email: dmdc@mvn.net
Websites: www.downtownmtvernon.org
www.mtvernon.com/downtowndevelopment
www.downtownmtvernon.com

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Four Points to Success

Downtown Mt. Vernon and the Illinois Main Street program employ the Four-Point Approach to successful downtown revitalization.

Design

This committee enhances the physical appearance of Downtown by assisting with the renovation of historic buildings and streetscape enhancements, encouraging supportive new construction and long term planning.

Economic Restructuring

This committee works to strengthen Downtown’s economic base by focusing on retaining and recruiting a cross-section of businesses that can create a viable economic downtown.

Organization

This committee coordinates the overall volunteer effort and builds unity among the many volunteers and the community who have a role in the downtown revitalization process.

Promotion

This committee promotes the assets of Downtown to attract new customers, investors, businesses and visitors. They plan special events and assist with publicity and communication.

Each committee welcomes volunteers who wish to participate in DMDC activities and events. If interested, contact the DMDC office at (618) 242-6866 or email to dmdc@mvn.net.