



# DOWNTOWN PEORIA NEWSLETTER

OCTOBER 2024

## DDC Activities

**Big Changes Coming to the DDC!** As we make plans for 2025, we have some very important announcements coming in November. Plans are currently underway for change, and as they become realities, we will make sure to share them with you, our readers and faithful supporters. Good things come to those who wait. November will be a big month for the DDC. Stay tuned!

## Special Guest: Jack Berres / Jack's on Adams



At our October board meeting, Jack Berres, owner of Jack's on Adams, joined us to discuss the climate in downtown Peoria. He voiced concern about the reduced foot traffic in the downtown since the COVID shutdown, citing the slow return to downtown offices of major employers such as OSF Healthcare and Caterpillar. This issue along with others is having a negative impact on downtown businesses. Mr. Berres wanted the DDC to be aware of the issues he and other business owners are facing and asked for our support.

# City of Peoria Highlights

## PNC Building



At the September 24th city council meeting, the council approved the purchase by the City of the PNC Building from Cullinan Properties. City staff expects to work closely with the DDC on finding the right developer for the three properties which includes the bank building at 301 SW Adams Street, the Creve Coeur building behind it on SW Jefferson Street, and the attached parking deck. This will be a mixed-use development and an important linchpin property tying the Warehouse District and the Central Business District together. The City knows that it is imperative to get the parking deck repaired and ready for the upcoming Civic Center busy season and will begin assessing the deck structure. The DDC will work closely with the City to assist with the redevelopment of these key properties.

# Commercial Space for Lease

## The Carriage House: Office Space

401 NE Jefferson Ave.



The Carriage House is part of the Judge Jacob Gale complex, a separate building with 3,400 square feet of history. This charming property is located right off of I-74 with free parking in a private lot. This historic property can be divided into two suites, one on the first floor and one on the second floor. The former home of the Employer's Association, Timken Bearing sales office, and most recently the Greater Peoria Economic Development Council. Share the great lawn and picnic area with State Representative Eric Sorensen's Peoria Office, the Peoria Area Chamber of Commerce, and the Downtown Development Corporation of Peoria.

The quaint building next door was the former residence of Peoria's 4th mayor, Jacob Gale. The Gale House is simple in design, rich in history and truly a piece of Peoria's heritage. Its 3,200 square feet of office space is also available for lease. The property includes a nice kitchenette and large conference room.

To learn more about these historic office spaces along the I-74 downtown corridor, contact Huber Commercial at <https://hubercommercial.net/property/carriage-house/> or call them at 309-673-3000.

## The Marquette Building: Office Space

**701 Main, Suite 4**





Suite 4 at 701 Main has 2,254 square feet of office space. This property has been completely renovated by Huber Commercial and boasts upscale residential units, while affording commercial space on the main level. The space has plenty of natural light and is located on the corner of Main and Perry, close to the medical district with the quaint coffee shop, Intuitions, right across the street. A private parking lot is located behind the building.

The space was home to New York based Gelia Marketing. Polished concrete floors, glass walled conference room, exposed piping, open reception area plus four offices and an IT room complete this trendy 2,254 square foot space with great exposure and signage opportunities. Contact information for this bright, open commercial space can be found at <https://hubercommercial.net/property/marquette-building-701-main/>, phone: 309-673-3000.

Bring your staff downtown to take advantage of restaurants and after-work activities! These properties are just two of many waiting for new life as we reinvent downtown Peoria.

# Downtown Activities

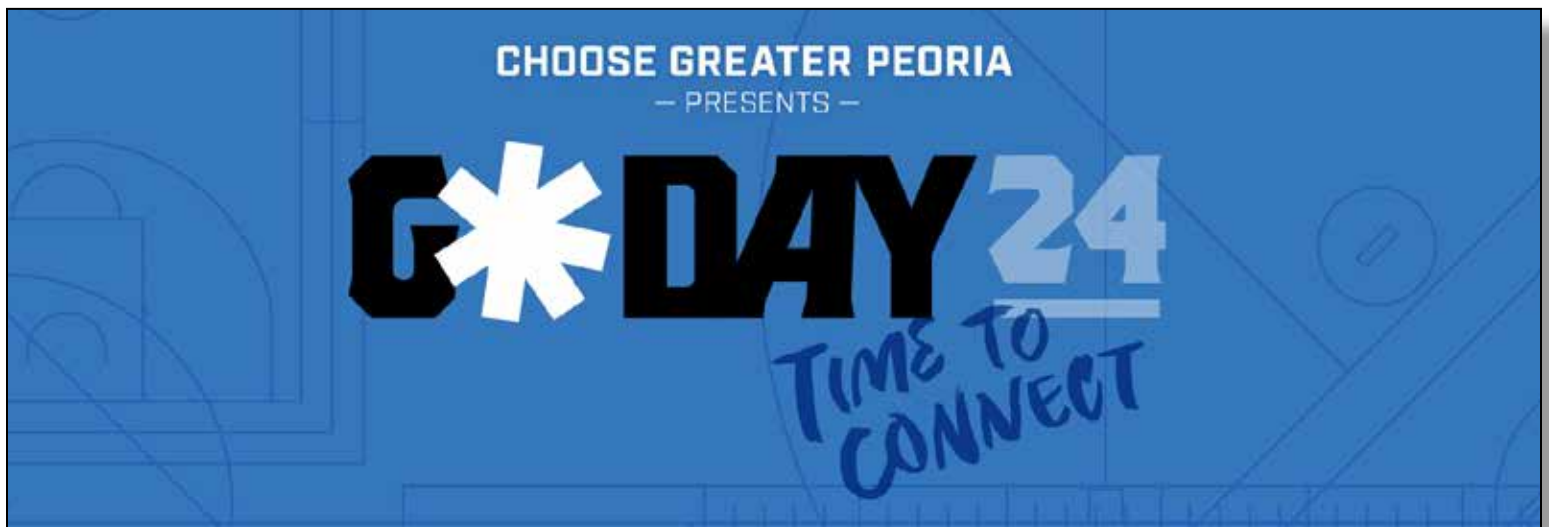
**Huge Successes!** As we move into late Fall, we say goodbye to many activities that make our downtown so special:

## RiverFront Market



The RiverFront Market ran from May through September. We applaud the Peoria Riverfront Association staff, the many vendors, and the many volunteers who made this such an outstanding Saturday morning destination! We look forward to Riverfront Market 2025!

## Go Day -24



Go Day '24 was an inaugural event that drew over 2,000 people downtown for a day of fun activities, food trucks, music and more. We hope to see it return next year!

# Peoria Art Guild Fine Art Fair



Peoria Art Guild Fine Art Fair is always something to anticipate, and again this year it drew thousands to the riverfront on a beautiful September weekend. The many artists and volunteers who make this happen worked tirelessly to bring their best works of art to the public. Beautiful artwork, wonderful music, interactive displays, all came together for yet another successful art fair.

Riverfront Events happen all summer long. We hope you took advantage of the many special events that included many music “fests”, fireworks, agility courses, and fun of all types.

## Visit Peoria!



As our Midwest weather turns cooler, remember to come downtown to play inside! With our great Civic Center, museums, art venues, restaurants and bars that offer live entertainment, you can keep the party going all year round. In collaboration with Peoria Riverfront Association, we keep a pulse on downtown activities, and there are activities galore! If you are looking for fun things to do with friends and family, make sure to visit our web site at <https://www.downtownpeoria.us/play> to plan your next outing.

# Breast Cancer Awareness Month



As we join with others to honor breast cancer awareness month, we shout out to our friends on the riverfront, Crew 309, a group that empowers breast cancer survivors and “previvors” (those with a high-risk genetic mutation) through rowing. This courageous rowing group meets regularly on the river in the warmer months and inside at 305 SW Water Street, Peoria, in the cooler months using rowing machines, called ergometers or “ergs”) to build the strength and endurance needed to live healthy lives after the impact of cancer treatment.

To read their story, donate, learn more, sign up, etc., visit their website at <https://www.crew309.org/story>. We salute these courageous rowers and are so glad that they are located in our historic Warehouse District!





[www.downtownpeoria.us](http://www.downtownpeoria.us)

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