

VILLAGE OF LAKE ZURICH

**Board of Trustees
70 East Main Street**



Tuesday, September 7, 2021 7:00 p.m.

AGENDA

1. CALL TO ORDER

- 2. ROLL CALL:** Mayor Thomas Poynton, Trustee Dan Bobrowski, Trustee Mary Beth Euker, Trustee Janice Gannon, Trustee Marc Spacone, Trustee Jonathan Sprawka, Trustee Greg Weider.

3. PLEDGE OF ALLEGIANCE

4. PUBLIC COMMENT

This is an opportunity for residents to comment briefly on matters included on the agenda and otherwise of interest to the Board of Trustees. Public Comment is limited to 30 minutes total and 5 minutes per speaker.

5. PRESIDENT'S REPORT / COMMUNITY UPDATE

(This is an opportunity for the Mayor to report on matters of interest to the Village.)

A. Proclamation Honoring Captain Terry Johnston upon His Retirement from the Village of Lake Zurich After 30 Years of Public Service

B. Proclamation Declaring September 2021 as Suicide Prevention Awareness Month

6. CONSENT AGENDA

(These titles will be read by the Village Clerk and approved by a single Roll Call Vote. Any item may be pulled from the Consent Agenda for discussion by any member of the Board).

A. Approval of Minutes of the Village Board Meeting, August 16, 2021

B. Approval of Semi-Monthly Warrant Register Dated September 7, 2021 Totaling \$927,579.81

C. Full Release of Letter of Credit from Kroger Company for Mariano's Fuel Kiosk at 1300 East Route 22 in the Amount of \$51,576.25

Summary: Occupancy was granted to the Mariano's gas station in February 2020 and a letter of credit in the amount of \$51,576.25 was provided to the Village as a guarantee for building construction. Staff has conducted final inspections on the property and there are no outstanding issues.

D. Ordinance Amending Article B of Chapter 6 of Title 1 Entitled "Village Treasurer" and Deleting Article C Entitled "Village Collector" of the Lake Zurich Municipal Code (Assign Ord. #2021-09-430)

Summary: The proposed Ordinance updates a section of the Village Code to provide consistency with State of Illinois statutes and eliminates decades-old language that is irrelevant or unnecessary. This Ordinance eliminates the Office of the Collector and transfers all Collector duties to the Village Treasurer. This Ordinance also eliminates language in the Code that is not required to be codified, such as the Village investment policy and designated banks or depositories to be used.

Recommended Action: A motion to approve the Consent Agenda as presented.

7. OLD BUSINESS

(This agenda item includes matters for action by the Board of Trustees).

None at this time.

8. NEW BUSINESS

(This agenda item includes matters coming to the Board of Trustees for discussion and possible action).

A. Ordinance Amending the Lake Zurich Zoning Code and Approving a Special Use Permit for Journey Cremations at 495 Enterprise Parkway (Assign Ord. #2021-09-431) (Trustee Bobrowski)

Summary: Journey Cremations has filed a zoning application for 495 Enterprise Parkway seeking a Zoning Code text amendment to allow direct cremations as a Special Use within the *I – Industrial Zoning District* and a Special Use Permit to establish a Direct Crematorium at the subject property.

Direct cremation takes place when the deceased is taken directly into the care of the crematorium without any visitation or funeral service. Upon completion of the cremation process, the remains are either delivered by the company or returned via USPS mailing protocol back to the source such as a funeral home or directly to the family members.

The subject property at 495 Enterprise Parkway comprises two lots – Lots 7 and 8 of Midlothian Court Subdivision and is located within the *I – Industrial Zoning District*. A large part of the property contains Lake County wetland areas which will continue to remain as is.

The Applicant proposes to construct a new approximately 2,400 square-foot masonry clad building on the buildable portion of Lot 8 with an accompanying driveway and parking lot.

The Planning and Zoning Commission (PZC) held a public hearing on August 18, 2021 to consider this application and voted 6-0 in favor of recommending approval of the Text Amendment and Special Use Permit to allow for the direct cremation facility. Conditions for approval initially recommended by staff were modified by the PZC to allow the facility to be established on any buildable portion of the subject property.

Recommended Action: A motion to approve Ordinance #2021-09-431 Amending the Lake Zurich Zoning Code and Approving a Special Use Permit for Journey Cremations at 495 Enterprise Parkway.

B. Agreement with Landworks Limited for Open Space Land Acquisitions and Development Grant Project Construction for Paulus Park Enhancements in the Amount Not-To-Exceed \$774,776.01 with a Total Project Budget Not-to-Exceed \$936,524.01 (Trustee Weider)

Summary: The 2021 Village's budget includes \$400,000 in the Capital Fund for Paulus Park enhancements as part of the State of Illinois Open Space Land Acquisitions and Development (OSLAD) grant the Village secured in 2020.

The \$400,000 50 / 50 matching grant was awarded for shoreline restoration on the south end of Paulus Park, the addition of a woodland trail and picnic shelter with storage at the north end of the property, the installation of a non-motorized boat launch, a new ADA accessible fishing pier, placement of the existing park stage, and additional park landscaping. The approved grant projects must be fully completed by August 2022.

In December 2020, Hitchcock Design Group was hired to provide design development, construction documents, permitting, bidding and construction administration for the planned park improvements. A competitive bid opening occurred on July 22, 2021 for the grant enhancements, with six bids received. The most competitive bid of \$774,776.01 was submitted by Landworks Limited of Bolingbrook.

However, due to the current economic climate and the accompanying labor and material costs, the lowest bid results in an increased total project cost of \$936,524 after accounting for construction, design and engineering, contingency and interpretive signage. To compensate, Staff identified \$95,000 in project elements that are eligible for Special Recreation Association (SRA) funding. As sales taxes continue to come in better than anticipated, Staff also recommend to cover the remaining project shortfall, estimated to be \$41,524.

Recommended Action: A motion to approve an agreement with Landworks Limited for Open Space Land Acquisitions and Development Grant Project Construction for Paulus Park Enhancements in the Amount Not-To-Exceed \$774,776.01 with a Total Project Budget Not-to-Exceed \$936,524.01.

C. Agreement with Manhard Engineering for Design and Engineering Services Related to Public Improvements on Block A, Mionske Road, and Lake Street in the Amount Not-to-Exceed \$95,000 (Trustee Spacone)

Summary: As the Village strives for a viable redevelopment opportunity on Block A, localized infrastructure that serves the Block A site and adjacent residential areas on Mionske Road and Lake Street require improvements. Most of the nearby water and sewer infrastructure was constructed in the early 1940's and does not meet present day design standards.

The Village's 2021 budget includes \$200,000 for infrastructure improvements within the TIF District #2. The Village's engineering consultant, Manhard Engineering, provided a proposal for design services in connection with water, sewer, and stormwater management public improvements in this area around Block A, as well as roadway resurfacing.

Recommended Action: A motion to approve an agreement with Manhard Engineering for Design and Engineering Services Related to Public Improvements on Block A, Mionske Road, and Lake Street in the Amount Not-to-Exceed \$95,000.

D. Agreement with Manhard Engineering for Design and Engineering Services Related to Public Improvements on South Old Rand Road in the Amount Not-to-Exceed \$103,000 (Trustee Spacone)

Summary: In order to achieve successful redevelopment of the South Old Rand Road business corridor, certain public infrastructure improvements are necessary to meet modern day design standards. Most of the nearby water and sewer infrastructure was constructed in the early 1940's and does not meet present day design standards.

The Village's 2021 budget includes \$200,000 for infrastructure improvements within the TIF District #2. The Village's engineering consultant, Manhard Engineering, provided a proposal for design services in connection with water, sewer, and stormwater management public improvements along South Old Rand Road from Main Street to just north of the CN rail crossing. The scope of work includes design of the water and sewer improvements as well as streetscape such as sidewalks and curbs and roadway resurfacing.

Recommended Action: A motion to approve an agreement with Manhard Engineering for Design and Engineering Services Related to Public Improvements on South Old Rand Road in the Amount Not-to-Exceed \$103,000.

9. TRUSTEE REPORTS

(This is an opportunity for Trustees to report on matters of interest to the Board of Trustees).

10. VILLAGE STAFF REPORTS

(This is an opportunity for the Village Manager or Department Heads to report on matters of interest to the Board of Trustees).

A. Management Services Director Duebner - Invoice Cloud EFT Customer Service Enhancement

11. ADJOURNMENT

(Next regularly scheduled Village Board meeting on Monday, September 20, 2021)

The Village of Lake Zurich is subject to the requirements of the Americans with Disabilities Act of 1990. Individuals with disabilities who plan to attend this meeting and who require certain accommodations so that they can observe and participate in this meeting, or who have questions regarding the accessibility of the meeting or the Village's facilities, should contact the Village's ADA Coordinator at 847.438.5141 (TDD 847.438.2349) promptly to allow the Village to make reasonable accommodations for those individuals.