

APPROVED MINUTES
VILLAGE OF LAKE ZURICH
Board of Trustees
70 East Main Street



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

1. **CALL TO ORDER** by Mayor Thomas M. Poynton at 7.00pm.
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. Also in attendance: Village Manager Ray Keller, Village Atty. Mallory Milluzzi, Finance Dir. Amy Sparkowski, Management Services Dir. Michael Duebner, Dir. Of Community Development Sarosh Saher, Public Works Dir. Mike Brown, Park and Rec. Dir. Bonnie Caputo.
3. **PLEDGE OF ALLEGIANCE**
4. **PUBLIC COMMENT**

Jeff Halen, 154 S. Pleasant Rd., addressed the Board meeting on the Thorguard lightening alert system and he charged that it is not work; he argued that the President and Board are against him, are lying to the residents and not working for the safety of residents.

Eric Dubiel, 25 N. Pleasant Rd., addressed the Board on events held on Block A, requested a for sale sign on the property and the property be sub-divided in single lots; he stated that the underpass from the Heights area under Rt 12 needs maintenance and IDOT is not responsible for the upkeep; he argued that the Special Events are not free as tax payers are paying for them.
5. **PRESIDENT'S REPORT / COMMUNITY UPDATE**
 - 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**
 - 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 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 was made by Mayor Poynton, seconded by Trustee Sprawka, to approve the Consent Agenda as presented.

AYES: 6 Trustees Bobrowski, Euker, Gannon, Spacone, Sprawka, Weider.

NAYS: 0

ABSENT: 0

MOTION CARRIED.

7. OLD BUSINESS

None at this time.

8. NEW BUSINESS

A. Ordinance Amending the Lake Zurich Zoning Code and Approving a Special Use Permit for Journey Cremations at 495 Enterprise Parkway ORD. #2021-09-431

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 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.

Dir. Of Community Development Sarosh Saher introduced Paul Chapman of Journey Cremations who gave a brief PowerPoint Presentation of the proposal and answered the Board's questions.

Recommended Action: A motion was made by Trustee Bobrowski, seconded by Trustee Euker, 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.

AYES: 6 Trustees Bobrowski, Euker, Gannon, Spacone, Sprawka, Weider.

NAYS: 0

ABSENT: 0

MOTION CARRIED.

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

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.

Park and Rec. Dir. Bonnie Caputo explained the increased costs of the bid for the inclusion of the south shoreline of the Park. She introduced Steve Konters of Hitchcock Design to address any questions from the Board.

Recommended Action: A motion was made by Trustee Weider, seconded by Trustee Spacone, 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.

AYES: 6 Trustees Bobrowski, Euker, Gannon, Spacone, Sprawka, Weider.

NAYS: 0

ABSENT: 0

MOTION CARRIED.

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

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.

Public Works Dir. Mike Brown explained the need for the infrastructure improvements and answered the Board's questions.

Recommended Action: A motion was made by Trustee Spacone, seconded by Trustee Weider, 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.

AYES: 6 Trustees Bobrowski, Euker, Gannon, Spacone, Sprawka, Weider.

NAYS: 0

ABSENT: 0

MOTION CARRIED.

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

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.

Public Works Dir. Mike Brown stated that with the sale of the old Alpine Medical building property for development there is a need to address the infrastructure on South Old Rand Road. Dir. Brown answered the Board's questions.

Recommended Action: A motion was made by Trustee Spacone, seconded by Trustee Euker, 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.

AYES: 6 Trustees Bobrowski, Euker, Gannon, Spacone, Sprawka, Weider.

NAYS: 0

ABSENT: 0

MOTION CARRIED.

9. **TRUSTEE REPORTS**

Trustee Spacone updated the residents on the successful Styrofoam Recycling Programme administered by Kyle Kordell, Asst. to the Village Manager/Deputy Clerk. Three semi-truck loads have been collected during the summer; two volunteers are covering Tuesdays and the 1st Saturday of the month.

Trustee Sprawka responded to the two public comment speakers about the Thorguard lightening system which had worked that day; he asked if the person had any ideas on making the underpass under Rt 12 be ADA accessible; and a volunteer group "cares" for the underpass.

10. **VILLAGE STAFF REPORTS**

A. Management Services Director Duebner - Invoice Cloud EFT Customer Service Enhancement: Management Services Dir. Michael Duebner gave a PowerPoint presentation of the system enabling residents to pay for water bills, permits etc., online. He stated that staff process 3500 paper checks each month and there are 2300 using online. Dir. Duebner answered the Board's questions.

B. Dir. Caputo gave an update on Rock The Block to be held on Main Street on Saturday, September 11th, 2021 from 5-11pm with three bands performing. She thanked the sponsors, committee and volunteers and answered the Board's questions.

11. **ADJOURNMENT**

Motion was made by Trustee Weider, seconded by Trustee Sprawka, to adjourn the meeting.

AYES: 6 Trustees Bobrowski, Euker, Gannon, Spacone, Sprawka, Weider.

NAYS: 0

ABSENT: 0

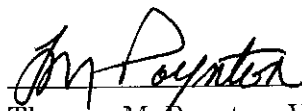
MOTION CARRIED.

The meeting adjourned at 8.13pm

Respectfully Submitted by:-

Kathleen Johnson, Village Clerk

Approved by:



Thomas M. Poynton, Village Mayor

9-22-21

Date.

