

# **VILLAGE OF LAKE ZURICH**

**Board of Trustees  
70 East Main Street**



**Tuesday, September 6, 2022 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 up to 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.)

- **Proclamation Declaring September 2022 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 15, 2022**
- B. Approval of Semi-Monthly Warrant Register Dated September 6, 2022 Totaling \$1,059,667.93**
- C. Special Event Approval for Phase Three Brewing Company Bushel of Apples Fall Fest at Paulus Park on September 30 and October 1, 2022**

**Summary:** Phase Three Brewing Company proposes its Bushel of Apples Fall Fest in Paulus Park on Friday, September 30 from 3-9 pm and Saturday, October 1 from noon – 9 pm. Phase Three Brewing is aware of the other Village-approved event, Jack O' Lantern World, using the park grounds for the entire month of October by All Community Events, another local Lake Zurich business. Both businesses have agreed to work together for the first weekend in October potentially sharing food trucks and utilizing Phase Three brews to streamline operations.

**D. Five-Year Professional Services Agreement with Layne Christensen Company for Ongoing Maintenance of Deep Aquifer Wells and Pumps and a Motion to Waive the Competitive Bidding Process for a Sole-Source Vendor**

**Summary:** Layne Christensen Company has performed annual maintenance and repairs on the Village's deep wells and pumping equipment as the designated deep well contractor for over five years. They are also the sole source representative in the State of Illinois for deep well pumping equipment manufactured by Flowserve Corporation, the manufacturer of the Byron-Jackson brand of submersible well pump motors which the Village utilizes

**E. Ordinance Granting Variation from Lake Protection District Standards for the Installation of a Pier at 440 North Old Rand Road (Assign Ord. #2022-09-473)**

**Summary:** The property owners of 440 North Old Rand Road are requesting a variation from the Lake Protection District zoning standards that provide regulations for the construction of piers. The property owners are seeking to install a second pier and associated dock that will exceed the lake frontage requirements for allowable number of piers and required pier width.

The Planning and Zoning Commission held a Public Hearing on June 15, 2022 that was continued to its August 17, 2022 meeting. At its August meeting, the Commission recommended approval of the requested variation subject to the conditions outlined in the proposed Ordinance.

**F. Ordinance Granting a Planned Unit Development for Geremarie Corporation at 1275 Ensell Road (Assign Ord. #2022-09-474)**

**Summary:** Geremarie Corporation and Flex Construction requests approval of a Planned Unit Development, Site Plan, and Exterior Appearance to construct a new 40,000 square foot addition to the existing building at 1275 Ensell Road. The Planning and Zoning Commission held a public hearing on August 17, 2022 and voted unanimously to recommend approval of this project with the conditions outlined in the proposed ordinance.

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

## 7. NEW BUSINESS

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

### A. **Courtesy Review for Proposed Miniature Golf Course at 61 West Main Street / Block B** (Trustee Bobrowski)

**Summary:** Mr. Kyle Essary proposes the development of the 1.63-acre property at the site of the former Lake Zurich police station and dispatch center, commonly referred to as Block B at 61 West Main Street. This property has remained vacant since the demolition of the former police station.

The developer is proposing the construction of a new 18-hole miniature golf course in addition to a 40-foot by 20-foot building for customer check-in, golf club and ball rentals, packaged food and non-alcoholic beverages, and parking lot for approximately 39 vehicles.

This village-owned property is zoned within the B-2 Central Business District, which does not provide for mini-golf as an approved land use. Thus, if the Village Board approves of such a concept on Main Street, it would need to approve a Special Use amendment after a future public hearing.

**Recommended Action:** This is a non-voting item at this time. The developer and Village Staff seek to understand the Board's preferences towards the proposed use at this site.

### B. **Intergovernmental Agreement with the Central Lake County Joint Action Water Agency for the Sharing of Engineering Study Costs in the Amount Not-to-Exceed \$86,859.20** (Trustee Spacone)

**Summary:** The decision to transition to Lake Michigan water versus staying with the current deep-well system is extremely complex. The Village of Lake Zurich recognizes that there are substantial costs in the millions of dollars associated with providing a long-term and safe water supply.

On January 22, 2022, the Village Board held a community workshop meeting to analyze the data that had been collected from the recent Engineering Enterprises study and provide direction to Staff moving forward. This community workshop meeting was held in-person at Village Hall and also live-streamed on Facebook Live and the Village website. The direction from the Village Board at that time was unanimous: to explore in greater detail the feasibility of providing Lake Michigan water as the primary water source for the community.

The Village has been presented with an intergovernmental agreement from the Central Lake County Joint Action Water Agency for the sharing of future engineering costs to provide Lake Michigan water to Lake Zurich. This agreement details a contract with Construction Engineering Company (CDM Smith) for a total cost not-to-exceed \$108,574.

The cost of the engineering shall be paid at an obligation of 20% by the CLC Joint Action Water Agency at \$21,714.80 and 80% by the Village at \$86,859.20. The Village's current 2022 budget has funds in the Water and Sewer Fund for this expense.

**Recommended Action:** A motion to approve an Intergovernmental Agreement with the Central Lake County Joint Action Water Agency for the Sharing of Engineering Study Costs in the Amount Not-to-Exceed \$86,859.20.

**8. TRUSTEE REPORTS**

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

**9. 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).

**10. EXECUTIVE SESSION called for the purpose of:**

- 5 ILCS 120 / 2 (c) (21) review of executive session minutes.
- 5 ILCS 120 / 2 (c) (1) appointment, employment, compensation, discipline, performance or dismissal of specific employees.

**11. ADJOURNMENT**

(Next regularly scheduled Village Board meeting on Monday, September 19, 2022)

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.