

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



Monday, November 18, 2024 7:00 p.m.

1. **CALL TO ORDER** by Village Manager Ray Keller at 7.00pm.  
**ROLL CALL:** Trustee Mary Beth Euker, Trustee Jake Marx, Trustee William Riley, Trustee Marc Spacone, Trustee Roger Sugrue, Trustee Greg Weider. Mayor Thomas Poynton was absent and excused. Also in attendance: Village Manager Ray Keller, Asst. Village Manager Michael Duebner, Village Atty. Scott Uhler, Finance Dir. Amy Sparkowski, Management Services Dir. Kyle Kordell, Police Chief Steve Husak, Dir. Of Community Development Sarosh Saher, Public Works Dir. Mike Brown.  
V.M. Ray Keller proposed a motion to appoint Trustee Spacone as the meeting chairperson. Trustee Weider made the motion, seconded by Trustee Euker, to appoint Trustee Spacone as chairperson.  
AYES: 6 Trustees Euker, Marx, Riley, Spacone, Sugrue, Weider.  
NAYS: 0  
ABSENT: 0  
MOTION CARRIED.
3. **PLEDGE OF ALLEGIENCE**
4. **PRESIDENT'S REPORT / COMMUNITY UPDATE**  
There was no report.
5. **PUBLIC COMMENT**  
Katie Rylko, 272 W. Main St., addressed the Board and read a letter from her neighbor regarding traffic situations and accidents at W. Main St and Robertson Rd. The neighbor is against a commercial building. Ms. Rylko stated that she echoed her neighbor's comments.  
Tom Rylko, 272 W. Main St., addressed the Board regarding the possible child care center at W. Main St and Robertson Rd. He stated that the school bus stop is at that location as buses cannot go down Robertson since the street is too narrow. Removal of trees would increase noise from Rt 22 and there would be light pollution. It is not an appropriate business for that location.  
Judi Thode, 52 Robertson Rd, addressed the Board reading a letter from her neighbor which cited traffic and pedestrians being endangered.  
Debbie Lind, 5 Ironwood Ct., addressed the Board regarding the narrow road and not a good choice for that lot.  
Renata Kipnis, 119 Robertson Rd, addressed the Board, she echoed the previous comments.



Jenna Phillips, 3 Ironwood Ct., addressed the Board echoing the comments from previous speakers.

6. **CONSENT AGENDA**

- A. **Approval of Minutes from the Village Board Meeting of November 4, 2024**
- B. **Approval of Semi-Monthly Warrant Register Dated November 18, 2024, Totaling \$1,730,380.77**

**Recommended Action:** A motion was made by Riley, seconded by Trustee Marx, to approve the Consent Agenda as presented.

AYES: 6 Trustees Euker, Marx, Riley, Spacone, Sugrue, Weider.

NAYS: 0

ABSENT: 0

MOTION CARRIED.

7. **NEW BUSINESS**

- A **Courtesy Review for Proposed Daycare Learning Center at 290 W Main Street**

**Summary:** The Bradford Real Estate Companies requests a Courtesy Review with the Village Board to consider a day care learning center at 290 West Main Street. The proposed BrightPath early learning center is a single-story 13,000 square foot building with on-site spaces for drop-off, staff parking, and a 10,000 square foot fenced outdoor play area.

The proposed concept would position the building as close to the corner as possible to maintain the existing natural landscape tree buffer to the adjacent neighborhood. The outdoor play area will be positioned along Route 22 to allow drivers to enter from Robertson Road to maintain the children's safety and avoid the busy intersection.

The developer and village staff seek to understand the Village Board's preferences towards the proposed development prior to moving forward with review by the Planning and Zoning Commission.

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

Asst. Village Manager Michael Duebner introduced Mr. Gary Wendt, Bradford Real Estate Co., who gave a PowerPoint presentation of the proposal and the Board members gave their comments afterwards. Trustee Sugrue asked if IDOT had been contacted about access to this property off Rt. 22 and Mr. Wendt said it had not. Trustee Weider asked if the daycare company had looked for other properties in the Village. The representative from BrightPath stated that there is not a lot available within the Village. Trustee Weider pointed out that the childcare drop off and pick up would coincide with the Dist. 95 bus schedule, causing a lot of congestion. Trustee Euker stated she wants to see a traffic study for that area and she asked about other locations in the area. Also asked by Trustee Euker was the number of employees, market for this type of childcare, lighting, parking issues. Trustee Riley concerns were parking especially at drop off and pick up. Trustee Marx stated his issue with the playground so close to Rt. 22 and felt it was unsuitable for this location. Trustee Spacone asked staff about improving the intersection with W. Main St., and advised the petitioner to work with the staff.

8. **TRUSTEE REPORTS**

There were none.

9. **VILLAGE STAFF REPORTS**

Village Manager Ray Keller, on behalf of the Board and Staff, wished the residents a Happy Thanksgiving.

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

5 ILCS 120 / 2 (c)(21) review of executive session minutes

5 ILCS 120 / 2 (c)(5) purchase of real estate

A motion was made by Trustee Weider, seconded by Trustee Marx, to move to Executive Session for the purpose of 5 ILCS 120 / 2 (c)(21) review of Executive Session minutes and 5 ILCS 120 / 2 (c)(5) purchase of real estate. There will be no further business in Open Session and the closing of the Executive Session will be the closing of Open Session.

AYES: 6 Trustees Euker, Marx, Riley, Spacone, Sugrue, Weider.

NAYS: 0

ABSENT: 0

MOTION CARRIED.

Meeting adjourned to Executive Session at 7.48pm.

11. **ADJOURNMENT**

A motion was made by Trustee Riley, seconded by Trustee Sugrue, to adjourn the Executive Session and Open Session.

AYES: 6 Trustees Euker, Marx, Riley, Spacone, Sugrue, Weider.

NAYS: 0

ABSENT: 0

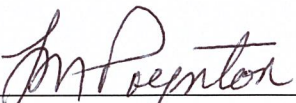
MOTION CARRIED.

The Executive/Open Session adjourned at 8.12pm.

Respectfully submitted:

Kathleen Johnson, Village Clerk.

Approved by:

  
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Mayor Thomas M. Poynton

11-22-2024  
Date.