

Village President  
Jennifer Konen

Village Administrator  
Brent M. Eichelberger



10 S. Municipal Drive  
Sugar Grove, Illinois 60554  
Phone: 630-391-7200  
Fax: 630-391-7210

Village Trustees

Matthew Bonnie  
Sean Herron  
Heidi Lendi  
Michael Schomas  
Ryan Walter  
James F. White

**December 7, 2021  
Regular Board Meeting  
6:00 p.m.**

**1. Call to Order**

President Konen called the meeting to order at 6:00 p.m.

**2. Pledge of Allegiance**

President Konen asked Trustee Schomas to lead the Pledge of Allegiance.

**3. Roll Call**

The December 7, 2021 Village Board meeting was held in person in the Board Room at Village Hall.

**Present:** 6 President Jennifer Konen, Trustee Matthew Bonnie, Trustee Sean Herron, Trustee Heidi Lendi, Trustee Michael Schomas, Trustee James F. White

**Absent:** 1 Trustee Ryan Walter

**Also Present:**

Administrator Eichelberger, Village Attorney Julien, Public Works Director Speciale, Community Development Director Magdziarz, Police Chief Rollins, Finance Director Anastasia, Public Works Deputy Director Merkel, Village Engineer Piotrowski, and Assistant to the Village Administrator/Village Clerk Murphy

**4. Public Hearing**

None

**5. Appointments and Presentation**

None

**6. Airport Report**

Joe Wolf reported on the general operations and logistics of the Airport.

**7. Public Comments on Items Scheduled for Action**

None

**8. Consent Agenda**

**A motion was made by Trustee Schomas, seconded by Trustee Herron, to approve the Consent Agenda. The motion carried by the following vote:**

**AYES:** 5 Schomas, Herron, Bonnie, Lendi, White

**Nays: 0**

**Absent: 1** Walter

- a. Approval: Minutes of the November 16, 2021 Village Board Meeting
- b. Approval: Vouchers
- c. Ordinance: Tax Levy for the Fiscal Year May 1, 2022 to April 30, 2023
- d. Ordinance: Tax Levy of the Mallard Point Special Assessment for the Fiscal Year May 1, 2022 to April 30, 2023
- e. Resolution: Declaring Notice of the Tenth Installment, Accrual of Interest and Adoption of Special Assessment Supplemental Bond and Procedures Act
- f. Ordinance: Abating 2021 Taxes related to Debt Service on the \$5,460,000 2013A General Obligation Alternate Revenue Bonds
- g. Ordinance: Abating 2021 Taxes related to Debt Service on the \$3,100,000 2017 General Obligation Alternate Revenue Bonds
- h. Ordinance: Establishing SSA No. 28- Rosewood Farms

## 9. General Business

- a. Ordinance: Granting a Fence Height Variation- 31 Meadows

**A motion was made by Trustee Herron, seconded by Trustee Bonnie, to approve Ordinance 20211207C granting a zoning variation (31 Meadows Drive). The motion carried by the following vote:**

**AYES: 5** Herron, Bonnie, White, Lendi, Schomas

**Nays: 0**

**Absent: 1** Walter

Director Magdziarz reported that the applicant desires to construct a six foot tall privacy fence around her rear yard, including the corner side yard along Main Street. The ZBA recognized the unusual corner side yard situation and was supportive of granting relief from the zoning requirements.

- b. Ordinance: Granting a Special Use for a Shed- 470-480 Heartland Drive

**A motion was made by Trustee White, seconded by Trustee Herron, to approve Ordinance 20211207B granting a special use permit for an accessory structure (470-480 Heartland Drive, Deep Coat) with the location of the shed as shown in the Exhibit added as a condition. The motion carried by the following vote:**

**AYES: 5** White, Herron, Lendi, Schomas, Bonnie

**Nays: 0**

**Absent: 1** Walter

Director Magdziarz reported that the applicant, Deep Coat, has found a need to add an accessory storage building to store maintenance equipment at their new industrial building at 470-480 Heartland Drive. The Plan Commission recommended the Village

Board approve the Special Use. The Board reached consensus to add the location of the shed as shown in the Exhibit as a condition of the special use permit.

- c. Ordinance: Granting a Variation for Shed Material- 470-480 Heartland Drive

**A motion was made by Trustee White, seconded by Trustee Bonnie, to approve Ordinance 20211207D granting various zoning variations (470-480 Heartland Drive, Deep Coat). The motion carried by the following vote:**

**AYES: 5** White, Bonnie, Schomas, Lendi, Herron

**Nays: 0**

**Absent: 1** Walter

Director Magdziarz reported that the applicant, Deep Coat, has found a need to add an accessory storage building to store maintenance equipment at their new industrial building at 470-480 Heartland Drive. The ZBA recommended the Village Board approve the zoning variations.

- d. Resolution: Professional Services Agreement for 2022 Road Program

**A motion was made by Trustee Schomas, seconded by Trustee Herron, to approve Resolution 20211207PW1 authorizing execution of an agreement with Engineering Enterprises, Inc. for the 2022 Road Program. The motion carried by the following vote:**

**AYES: 5** Schomas, Herron, Lendi, Bonnie, White

**Nays: 0**

**Absent: 1** Walter

EI Engineer Chris Ott presented the proposed 2022 Road Program. Director Speciale reported that based on the results of the CMAP Pavement Analysis and staff's review of Village roads, staff recommends proceeding with the 1st year of the 5-year road program presented by CMAP. The 2022 Road Program includes the resurfacing Denny Road, Cobbler Lane/Court and resurfacing Rolling Oaks Subdivision and micro surfacing & concrete improvements in Meadow Ridge Villas, miscellaneous patching and crack sealing.

## 10. Public Comment

Joe Wolf commented on the Village's process to negotiate with developers.

## 11. Discussion Items

- a. Mid-Year Budget Update

Director Anastasia presented the FY22 projected revenues and expenditures for all funds. Board discussion ensued. The Board reached consensus to move forward with the following expenditures in FY22.

- Office Furniture and Village Hall Final Finishes (Police and Admin)
- Traffic Signal Flip-Down Stop Signs

- All Subdivision Entrance Signs (Overnight Parking and Snow Regulations)
- New Projector for Board Room
- Laserfiche Document Management Program
- Large Print Scanner/Plotter
- Blackberry Creek Bridge Phase II/III Engineering & Construction
- Community Development/Economic Development Signage at Heartland Location
- Declaration of \$150K TIF 2 Surplus

The Board will consider additional ongoing expenditures during the FY23 budget discussions.

b. American Rescue Plan Act (ARPA)

Director Anastasia reported that through September 30, 2021, \$42,046.11 in eligible expenses and lost revenue have been calculated for ARPA reimbursement. A current remaining balance of \$1,302,170.23 is available for future projects or COVID-19 related expenses. The Board reached consensus to use the funds for the Dugan Woods Water Main Replacement Project.

## 12. Reports

a. Staff

Administrator Eichelberger reported that President Konen, Director Magdziarz and he held the first interview for a Economic Development Director candidate.

Director Magdziarz provide an update on the Deep Coat building. He sent a revised draft annexation agreement to Prairie Grove Commons; he is still awaiting responses to previous engineering comments.

Director Speciale reported the Windsor West street light LED replacement project was completed.

Trustee White asked regarding the status of the lighting violations at Bliss Creek. Director Magdziarz reported that the resident who first filed a complaint indicated that lights have been fixed. Magdziarz will follow up to determine.

Director Anastasia reported the he attended a webinar on the federal Infrastructure Bill. A recent change on PTEL Limited communities allows for automatic recaptures from previous years.

Chief Rollins reported the Police is in its busy training season. Municipalities are awaiting recommendation from the state task force on qualified immunity.

b. Trustees

Trustee Herron reported that the December Town Center meeting was postponed to January.

Trustee Schomas reported that at the last Park District meeting the Forest Preserve's participation in the maintenance agreement for the new bike bridge was discussed.

President Konen reported that following talks with several County officials, she is certain the Forest Preserve will not be joining the maintenance agreement. The Village will work with the Park District and Township.

c. President

President Konen attended the Economic Development Corporation Holiday Party last week at Rich Harvest Farms. The Village staff holiday luncheon will be held Friday, December 10 at 11:30 a.m. at Public Works.

**13. Closed Session**

None

**14. Adjournment**

**A motion was made by Trustee White, seconded by Trustee Lendi, to adjourn the Regular Meeting of the Board of Trustees at 9:01 p.m. The motion carried by the following vote:**

<b>AYE: 4</b>	<b>Lendi, Bonnie, Schomas Herron</b>
<b>Nays: 1</b>	<b>White</b>
<b>Absent: 1</b>	<b>Walter</b>

ATTEST:

/s/ Alison Murphy

Alison Murphy

Village Clerk