

# APPROVED MINUTES

## **VILLAGE OF ANTIOCH BOARD OF TRUSTEES – REGULAR MEETING Village of Antioch, Lake County, Illinois Municipal Building: 935 Skidmore Drive, Antioch, IL 60002 September 9, 2026**

### **I. Call to Order**

Clerk Romine called the September 9, 2026 regular meeting of the Board of Trustees to order at 6:30 pm at the Antioch Municipal Building located at 935 Skidmore Drive, Antioch, IL and via Zoom.

### **II. Pledge of Allegiance**

The Village Board led the pledge of allegiance.

### **III. Roll Call**

Roll call indicated the following Trustees were present: Macek, Bluthardt, McNeill, Martinez, Pierce and Pedersen. Also present were Attorney Miller, Administrator Lichterman and Clerk Romine. Absent: Mayor Gartner.

Trustee Pierce moved, seconded by Trustee Pedersen to appoint Trustee Macek as Temporary Chair for the meeting. Upon roll call, the vote was:

**YES: 6:** Macek, Bluthardt, McNeill, Martinez, Pierce and Pedersen.

**NO: 0.**

**ABSENT: 0.**

**THE MOTION CARRIED.**

### **IV. Absent Trustees Wishing to Attend Remotely**

There were no Trustees attending remotely.

### **V. Mayoral Report**

1. **Acknowledgements:** September 11, Suicide Prevention Month, Childhood Cancer Awareness Month, Hispanic Heritage Month, National Preparedness Month

2. **Police Commendation Award to Per Mar Security** – Chief Guttschow presented Brockton James with a commendation and a departmental challenge coin for his courageous behavior.

Chief Guttschow provided an overview of the services provided by Per Mar Security, and the incidents leading to the commendation of Mr. James. He spoke of the courage and selflessness that he exemplified and thanked him on behalf of the village of Antioch and Antioch Police Department.

### **VI. Public Comment**

Mr. Matt Serzynski, Tiffany Road resident, discussed the zoning change request related to the Early Learning Center petitioned by School District 34. He expressed concerns with traffic, safety and stormwater management. He asked that the Village Board follow the recommendation of the Planning and Zoning Board.

### **VII. Reports**

1. **Report and Recommendation from PZB approving a Site Plan Review for the BP Gas Station and associated properties located at 982 IL Route 59** – Community Development Director Mark Janeck presented the staff report regarding the proposed site plan for a parking lot expansion at the BP Gas Station property located at 982 IL Route 59 and associated properties. The Plan Commission recommended approval on August 5, 2026, and staff recommended that the Board accept the PZB report and recommendation and direct the Village Attorney to prepare the necessary ordinance.

## APPROVED MINUTES

Trustee Pierce moved, seconded by Trustee Martinez, to accept the report and recommendation from the Planning and Zoning Board and authorize the attorney to draft the necessary legislation. Upon roll call, the vote was:

**YES: 6:** Macek, Bluthardt, McNeill, Martinez, Pierce and Pedersen.

**NO: 0.**

**ABSENT: 0.**

**THE MOTION CARRIED.**

**2. Report and Recommendation from PZB approving a final subdivision plat for the Main Street Townhomes located at 657 Main Street** - Community Development Director Mark Janeck presented the staff report for the proposed Final Plat of Subdivision for the Main Street Townhomes development at 657 Main Street. He explained that the plat would consolidate four existing lots to accommodate 29 townhome units, associated roads, open space, and detention improvements. The final engineering, stormwater, and sanitary sewer easements have been reviewed by Village staff and the Village Engineer. He noted that construction cannot begin until the Illinois Department of Transportation approves the proposed access point on Illinois Route 83. The Plan Commission recommended approval on August 5, 2026.

Trustee McNeill asked if IDOT approval was expected. Director Janeck said it is lined up with the existing roadway, so he doesn't foresee an issue. But that approval must be granted before construction can begin.

Trustee Pierce moved, seconded by Trustee McNeill, to accept the report and recommendation from the Planning and Zoning Board and authorize the attorney to draft the necessary legislation. Upon roll call, the vote was:

**YES: 6:** Macek, Bluthardt, McNeill, Martinez, Pierce and Pedersen.

**NO: 0.**

**ABSENT: 0.**

**THE MOTION CARRIED.**

### **VIII. Consent Agenda**

Trustee McNeill moved, seconded by Trustee Pierce, to approve the following consent agenda items as presented:

2. Approval of a Resolution authorizing and approving Trick-or-Treating hours within the Village of Antioch, Illinois
3. Approval of a Resolution Granting a Class G Single Special Event Liquor License to Antioch Lodge No. 525, Loyal Order of Moose, for Harvest Fall Fest on October 24, 2026
4. Approval of a Resolution approving the Antioch Community High School Homecoming parade to be held on September 24, 2026, and the Closure of a Street in Connection with the Same on behalf of the Village of Antioch, Illinois
5. Approval of a Resolution Approving the Annual Christmas Parade to be held on Friday, November 27, 2026, and the Closure of a Street in Connection with the Same on behalf of the Village of Antioch, Illinois

Upon roll call, the vote was:

**YES: 6:** Macek, Bluthardt, McNeill, Martinez, Pierce and Pedersen.

**NO: 0.**

**ABSENT: 0.**

**THE MOTION CARRIED.**

### **IX. Regular Business**

*Item #1 was removed from the consent agenda for a vote*

## APPROVED MINUTES

**1. Approval of the August 12, 2026 Committee of the Whole Meeting Minutes and the August 26, 2026 Regular Meeting Minutes as presented** - Trustee Bluthardt moved, seconded by Trustee McNeill, to approve the August 12, 2026 Committee of the Whole Meeting Minutes and the August 26, 2026 Regular Meeting Minutes as presented. Upon roll call, the vote was:

**YES: 4:** Macek, Bluthardt, McNeill and Martinez.

**NO: 0.**

**ABSTAIN: 2:** Pierce and Pedersen.

**ABSENT: 0.**

**THE MOTION CARRIED.**

**6. Consideration and approval of payment of accounts payable as prepared by staff in the amount of \$1,670,988.42** – Administrator Lichterman said that the invoice for Sabel Mechanical will be placed on the next Village Board agenda for consideration therefore reducing the amount of accounts payable to \$1,650,106.57. Trustee Pedersen moved, seconded by Trustee Pierce, to approve payment of accounts payable in the amount of \$1,650,106.57. Upon roll call, the vote was:

**YES: 6:** Macek, Bluthardt, McNeill, Martinez, Pierce and Pedersen.

**NO: 0.**

**ABSENT: 0.**

**THE MOTION CARRIED.**

**7. Consideration and approval of an Ordinance Amending Section 4-2B-14 of the Antioch Village Code to Increase the Number of Class A and Class A-1 Liquor Licenses within the Village of Antioch, Illinois and Granting a Class A and Class A-1 Liquor License to Salvatore's Casa LLC** - Trustee Pedersen moved, seconded by Trustee Pierce, to approve **Ordinance No. 26-09-46**, Amending Section 4-2B-14 of the Antioch Village Code to Increase the Number of Class A and Class A-1 Liquor Licenses within the Village of Antioch, Illinois and Granting a Class A and Class A-1 Liquor License to Salvatore's Casa LLC, waiving the second reading.

Trustee Martinez said he will abstain as a member of the masonic lodge who is the landowner of the property in question.

Upon roll call, the vote was:

**YES: 5:** Macek, Bluthardt, McNeill, Pierce and Pedersen.

**NO: 0.**

**ABSTAIN: 1:** Martinez.

**ABSENT: 0.**

**THE MOTION CARRIED.**

Trent and Lauri Tobias discussed the restaurant concept to be managed by Salvatore . They are excited for the opportunity and anticipate a mid-October opening.

### **X. Administrator's Report**

Administrator Lichterman reported on his recent attendance at the Visit Lake County luncheon, where Jim Moran participated as a panel speaker in his capacity as a member of the Lake County Convention and Visitors Bureau Board. Antioch was mentioned more frequently than any other community during the discussion, further establishing the Village as a regional tourism destination.

He reported that staff is working through the Lake County Division of Transportation permit process for the new Public Works facility, and anticipates presenting a plat for Board consideration at the September 23, 2026 meeting.

Administrator Lichterman announced that the final concert of the season is scheduled for September 10, 2026. He also provided updates on Veterans Memorial Park, including efforts to finalize the project design

## APPROVED MINUTES

and grant components. The Downtown TIF plan is expected to be on file by the end of the week. As part of National Preparedness Month, the Village will test the Hyper-Reach reverse 911 notification system later this month. Regarding water tower repairs and painting, the Village is continuing to review bids and expects to present the matter to the Board at its September 23, 2026 meeting. Administrator Lichterman also noted that the Illinois Municipal League Conference will take place next week.

### **XI. Village Clerk's Report**

Clerk Romine reported that the leaf vacuuming program for this year has been scheduled with Groot and will begin November 2, 2026.

### **XII. Department Reports – Administration 6-month report -**

Assistant Administrator Jim Moran presented an overview of Administration's activities and accomplishments during the past six months. He highlighted ongoing economic development efforts, including maintaining relationships with existing businesses and investors; attending conferences; and developing contacts and connections with current and prospective investors. These efforts continue to promote Antioch as a destination for business and investment.

Mr. Moran noted community recognition received during the reporting period, including the *Daily Herald* Readers' Choice recognition for Best Downtown Atmosphere and discussion of Antioch's ranking among Chicagoland suburbs by *Chicago* magazine.

He also reviewed the Village's communications and operational initiatives, including expanded Facebook and digital outreach in coordination with the Parks and Recreation Department, particularly for the flag football program. Administrative initiatives included the launch of the GovAI platform for Village staff and department directors, implementation of a new phone system, and enhancements to the employee onboarding process.

### **XIII. Trustee Reports**

Trustee Pierce discussed homeowner association involvement and inquired about establishing a Village program or staff liaison to assist homeowner associations in addressing concerns.

Trustee Martinez thanked Village staff for their continued efforts and work on behalf of the community. He announced that the Antioch Theatre will host a special presentation of a documentary regarding September 11, with proceeds benefiting the Antioch Veterans Memorial.

Trustee Martinez also reported receiving communications from Oakwood Knolls leadership regarding a utility easement off Maplewood and suggested the Village consider maintaining the area going forward. Administrator Lichterman reported that staff has visited Oakwood Knolls to assess and better understand the area. He stated that the location is a 15-foot utility easement and suggested the Village consider maintaining it similarly to a right-of-way. Trustee Bluthardt requested that the Village Attorney review property ownership and expressed concern that Village maintenance of the easement could establish a precedent.

### **XIV. Adjournment**

There being no further discussion, the Village Board of Trustees regular meeting adjourned at 7:31pm.

Respectfully submitted,

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Lori K. Romine, RMC/CMC  
Village Clerk