
VILLAGE OF SUGAR GROVE BOARD REPORT

TO: VILLAGE PRESIDENT & BOARD OF TRUSTEES
FROM: WALTER MAGDZIARZ, COMMUNITY DEVELOPMENT DIRECTOR
SUBJECT: RESOLUTION: AUTHORIZING RELEASE OF PUBLIC IMPROVEMENT GUARANTEE (ROSEWOOD)
AGENDA: APRIL 4, 2023 VILLAGE BOARD MEETING
DATE: MARCH 10, 2023

ISSUE

Shall the Village Board authorize release of the public improvement guarantee being held for the construction of public improvements at the Rosewood event venue.

DISCUSSION

Julie Warpinsky, the owner and operator of Rosewood, is requesting release of the public improvement bond provided to the Village for the stormwater management facilities and other public improvements constructed on the property.

The release of the public improvement guarantee is a two-step process; first, the cost of the public improvements, second, the release of the maintenance guarantee following the eighteen month warranty period. In accordance with the Subdivision Regulations, the guarantee that was provided for the cost of the public improvements was released upon satisfactory inspection thereof and submittal of required documentation.

The second step, the warranty period, is intended to discover any flaws in material or construction. The warranty period is now completed and a subsequent inspection detected no flaws in the improvements. Village staff and the Village Engineer are of the opinion the warranty period for the public improvements has been satisfied and the entire guarantee amount can be released.

The Village Code requires Village Board approval to release the entirety of a public improvement guarantee.

ATTACHMENTS

- Village Engineer recommendation
- Resolution Authorizing the Release of Public Improvement Guarantee (Rosewood)

RECOMMENDATION

That the Village Board approve a Resolution Authorizing the Release of Public Improvement Guarantee (Rosewood).



Engineering Enterprises, Inc.

March 9, 2023

Mr. Walter Magdziarz
Community Development Director
Village of Sugar Grove
601 Heartland Drive
Sugar Grove, IL 60554

**Re: *Rosewood Farms Wedding Venue
Sugar Grove, Illinois
Acceptance and Bond Reduction***

Dear Mr. Magdziarz:

Our office has received and reviewed the record drawings for the above referenced project as well as performed a walked through of the site to specifically review the remaining punchlist items related to the public improvements for the above referenced project. The public improvements are complete and in general conformance with Village ordinances and standard engineering practices. Given the improvements have been completed for over 12 months, we recommend that the cash bond for the maintenance warranty in the amount of \$9,000 be fully released to \$0.

If you have any questions, please do not hesitate to call.

Respectfully submitted,

ENGINEERING ENTERPRISES, INC.

Michele L. Piotrowski

Michele L. Piotrowski, P.E., LEED AP
Senior Project Manager / Principal

MLP
Enclosure

pc: Brad Merkel, Deputy Director of Public Works
 Holly Baker, Permit Technician
 File - EEI



Resolution 2023-0404D

**AUTHORIZING THE RELEASE OF PUBLIC IMPROVEMENT GUARANTEE
(ROSEWOOD)**

WHEREAS, Julie Warpinsky provided surety in the amount of \$9,090.00 in the form of a cash deposit to warranty required public improvements constructed in connection with the construction and improvement of stormwater management facilities and other public improvements on the premises located at 600 E. Prairie Street; and

WHEREAS, construction of the public improvements have been completed and the mandatory warranty period for said improvements has elapsed; and

WHEREAS, Julie Warpinsky has requested release of the surety in its entirety in conjunction with the acceptance of said public improvements and the satisfaction of the mandatory warranty period for said improvements; and

WHEREAS, the required public improvements have been completed to the satisfaction of the Village Engineer; and

NOW, THEREFORE, BE IT RESOLVED the Village Board hereby releases the surety (\$9,090.00) provided by Julie Warpinsky for the construction of stormwater management facilities and other public improvements on the premises located at 600 E. Prairie Street, and the required warranty period for said public improvements, in its entirety.

PASSED AND APPROVED by the President and Board of Trustees of the Village of Sugar Grove, Kane County, Illinois, this 4th day of April 2023.

ATTEST:

Jennifer Konen,
President of the Board of Trustees

Alison Murphy,
Village Clerk

	Aye	Nay	Absent	Abstain
Trustee Matthew Bonnie	___	___	___	___
Trustee Sean Herron	___	___	___	___
Trustee Heidi Lendi	___	___	___	___
Trustee Michael Schomas	___	___	___	___
Trustee Ryan Walter	___	___	___	___
Trustee James White	___	___	___	___