

VILLAGE OF SUGAR GROVE BOARD REPORT

TO: VILLAGE PRESIDENT & BOARD OF TRUSTEES
FROM: SCOTT KOEPPPEL, VILLAGE ADMINISTRATOR
SUBJECT: ANNEXATION OF THE GROVE PROPERTY
AGENDA: SEPTEMBER 10, 2024, REGULAR BOARD MEETING
DATE: SEPTEMBER 5, 2024

ISSUE

Should the Village annex the property (approximately 760 acres) generally bounded by IL-47 and I-88 to the west, I-88 to the east, Merrill Road to the south, and Green Road to the North commonly known of as the Grove?

DISCUSSION

The Illinois Legislature has granted municipal authorities the exclusive power to define their community boundaries and control the pace of development. Expanding corporate boundaries is accomplished through annexation, following the procedures established by state law.

Sugar Grove LLC submitted a petition for annexation and an annexation agreement to the Village of Sugar Grove on July 12, 2024. As the sole owner of the entire property, which is contiguous and within the Village's Future Land Use Map, the petition was duly considered. A public hearing for the annexation was held on August 20 and was properly noticed to the public. The hearing took place at Waubensee Community College and all interested parties in attendance were able to address the Village Board.

COST

The majority of the consulting costs were billed back to the developer.

RECOMMENDATION

Staff recommends annexing the property.



**VILLAGE OF SUGAR GROVE
KANE COUNTY, ILLINOIS**

ORDINANCE NO. 20240910ADM01

**An Ordinance Annexing Property
(Approximately 760 Acres generally bounded by IL-47 and I-88 to the west, I-88 to the east, Merrill
Road to the south, and Green Road to the North)
Village of Sugar Grove, Kane County, Illinois**

Adopted by the
Board of Trustees and President
of the Village of Sugar Grove
this 10th day of September 2024

WHEREAS, the Village of Sugar Grove (“Village”) is not a home rule municipality within Article VII, Section 6A of the Illinois Constitution, and accordingly, acts pursuant to the powers granted to it under 65 ILCS 5/1-1 et seq.; and,

WHEREAS, the territory being annexed is approximately 760 Acres generally bounded by IL-47 and I-88 to the west, I-88 to the east, Merrill Road to the south, and Green Road to the North and legally described in Exhibit A, attached hereto and incorporated herein by reference (“**Property**”) which is contiguous to the corporate limits of the Village and is not presently contained within the corporate limits of any municipality; and,

WHEREAS, there has been filed with the Village Clerk a Petition for Annexation (“**Petition**”) pursuant to 65 ILCS 5/7-1 et. seq., and meeting all legal requirements thereof; and,

WHEREAS, the owner of said Property desires that the Property be annexed into the Village; and,

WHEREAS, the Village acknowledges that all other matters, in addition to those specifically referred to above, have been considered, that the annexation of the Property is in compliance with state law; that the parcels proposed for annexation are contiguous to parcels located in the Village; that the annexation conforms to all annexation service extension policies of the Village; that the proposed public infrastructure and utilities are provided to the satisfaction of the Village Engineer; that the proposed annexation supports any proposed capital improvement policy; and that the annexation supports the land use development, intensity, and planned pace of growth in the Village as indicated in the Comprehensive Plan and other land use policies of the Village.

NOW, THEREFORE, BE IT ORDAINED by the President and Board of Trustees of the Village of Sugar Grove, Kane County, Illinois, as follows:

SECTION ONE: ANNEXATION

That the territory legally described in **Exhibit A**, attached hereto and incorporated herein by reference, is hereby annexed into the Village of Sugar Grove, Kane County, Illinois. Furthermore, the corporate limits of the Village shall be amended and extended to include the territory hereby annexed as depicted on the map set forth in **Exhibit B**, attached hereto and incorporated herein by reference, and the Village Clerk is hereby directed and authorized to make such changes on Village maps.

That the Village Clerk is hereby authorized and directed to record this Ordinance along with all exhibits and a map of the territory being annexed in the Office of the Recorder of the appropriate county and to provide due notice to any and all other parties as may be required by statute.

That the plat of annexation is hereby approved.

SECTION TWO: GENERAL PROVISIONS

REPEALER: All ordinances or portions thereof in conflict with this Ordinance are hereby repealed.

SEVERABILITY: Should any provision of this Ordinance be declared invalid by a court of competent jurisdiction; the remaining provisions will remain in full force and effect the same as if the invalid provisions had not been a part of this Ordinance.

EFFECTIVE DATE: This Ordinance shall be in full force and effect from and after its approval, passage, and publication in pamphlet form as provided by law.

PASSED AND APPROVED by the President and Board of Trustees of the Village of Sugar Grove, Kane County, Illinois, this 10th day of September 2024.

Jennifer Konen
President of the Board of Trustees of the Village of Sugar Grove

ATTEST:

Tracey Conti
Village Clerk of the Village of Sugar Grove

	Aye	Nay	Absent	Abstain
Trustee Matthew Bonnie	___	___	___	___
Trustee Sean Herron	___	___	___	___
Trustee Heidi Lendi	___	___	___	___
Trustee Sean Michels	___	___	___	___
Trustee Michael Schomas	___	___	___	___
Trustee James F. White	___	___	___	___
Village President Jennifer Konen	___	___	___	___