Village of Spring Grove - Village Board
Regular Meeting Agenda

1. Call to Order
2. Roll Call
3. President’s Report
   A. Consideration of the Appointment of Village Trustee
   B. Consideration of the Appointment of Offices, Committees and Commissions
      • Building and Zoning Officer
      • Chief of Police
      • Municipal Attorney
      • Prosecuting Attorney
      • Village Clerk
      • Village Engineer
      • Village Treasurer
      • Architectural Review Commissioners
      • Board of Police Commissioner
      • Planning and Zoning Commissioner
      • Police Pension Fund Member
      • Standing Committees of the Village Board
4. Clerk’s Report
5. Engineering Report
6. Building and Zoning Report
7. Police Department Report
8. Committee Reports
9. Public Discussion (Public discussion shall be limited to three minutes per speaker)
10. Consent Agenda (items listed on the Consent Agenda will be approved by a single vote of the Board unless a member of the Board requests that a separate vote be taken on any item)
   A. April 17, 2018 Village Board Regular Minutes
   B. April 17, 2018 Village Board Closed Session Minutes
   C. April 24, 2018 Finance Committee Minutes
   D. April 24, 2018 Parks Committee Minutes
   E. April 2018 Bills Payable
11. Unfinished Business
   A. Consideration of an ordinance granting a variance at 9107 Nicholas Lane
12. New Business
   A. Consideration of an ordinance amending Chapter 9, Liquor Control, of the Village Code relative to the number of Class A-2 licenses
   B. Consideration of a resolution awarding the contract for the 2018 Road Program
   C. Presentation by Alta Equipment Company regarding the zoning at 2500 and 2504 Westward Drive
   D. Presentation by Citizens Against Solar Complex
13. Closed Session - Section 2(c)(1) of the Open Meetings Act to discuss the performance of employees
14. Other Business
15. Adjournment

Posted: April 27, 2018 at 3:00 p.m.
MEETING MINUTES OF A REGULAR MEETING
OF THE VILLAGE OF SPRING GROVE
MAY 1, 2018

Council Chambers, Spring Grove, Illinois, May 1, 2018; a Regular Meeting of the Village Board was held this date at 6:02 p.m., at the Municipal Centre, 7401 Meyer Road; President Eisenberg presiding.

Roll Call. Roll call showed the following Board members present: President Mark Eisenberg; Trustees Jim Anhalt, Jeff Letzter, Pat Mazzanti, Bob McMahon and Lloyd Simonson - 6. Absent: None. Also present for the Village were: Tom Sanders, Chief of Police/Executive Assistant; Bob Walczak, Building & Zoning Officer; Matt Wittum, Public Works Supervisor; Mike Gajewski, Planning and Zoning Chairperson; Scott Puma, Village Attorney; Steve Bicking, Village Engineer; and Sandi Rusker, Village Clerk.

President’s Report.
Consideration of the Appointment of Village Trustee. President Eisenberg recommended the appointment of Dawn Iselin to fill the vacancy left by former Trustee Randy Vinyard. Trustee Mazzanti moved, seconded by Trustee Simonson to accept the recommendation. Roll call vote: Ayes: Anhalt, Letzter, Mazzanti, McMahon and Simonson - 5. Nays: None. Motion carried. Clerk Rusker then swore in Trustee Iselin.

Consideration of the Appointment of offices, committees and commissions. President Eisenberg recommended the following appointments:

<table>
<thead>
<tr>
<th>Office</th>
<th>Appointee</th>
<th>Expiration of Term</th>
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<tbody>
<tr>
<td>Building and Zoning Officer</td>
<td>Bob Walczak</td>
<td>May 2019</td>
</tr>
<tr>
<td>Chief of Police</td>
<td>Thomas Sanders</td>
<td>May 2019</td>
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<tr>
<td>Municipal Attorney</td>
<td>Ancel, Glink</td>
<td>May 2019</td>
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<tr>
<td>Prosecuting Attorney</td>
<td>Clark &amp; McArdle, P.C.</td>
<td>May 2019</td>
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<tr>
<td>Village Clerk</td>
<td>Sandi Rusker</td>
<td>May 2019</td>
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<td>Village Engineer</td>
<td>HR Green Company</td>
<td>May 2019</td>
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<tr>
<td>Village Treasurer</td>
<td>Judy Olson</td>
<td>May 2019</td>
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<tr>
<td>Architectural Review Commission</td>
<td>Jeff Letzter, Chairman - Trustee</td>
<td>May 2021</td>
</tr>
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<td></td>
<td>Dawn Iselin, Member - Trustee</td>
<td>May 2021</td>
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<td>Mike Starsiak, Member</td>
<td>May 2020</td>
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<tr>
<td>Board of Police Commissioners</td>
<td>Ron Erdmann</td>
<td>May 2021</td>
</tr>
<tr>
<td>Planning &amp; Zoning Commission</td>
<td>Ted Trzaskowski</td>
<td>May 2023</td>
</tr>
<tr>
<td>Police Pension Board</td>
<td>Tom Sanders</td>
<td>May 2020</td>
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Trustee Mazzanti moved, seconded by Trustee Letzter to accept the appointments put forth by President Eisenberg. Roll call vote: Ayes: Anhalt, Iselin, Letzter, Mazzanti, McMahon and Simonson - 6. Nays: None. Motion carried. Clerk Rusker then swore in Commissioner Starsiak.

Standing Committees Appointments of the Village Board. President Eisenberg recommended the following appointments:

ARC Representatives: Chairperson Letzter and Member Iselin.
EDC Liaisons: Trustees Iselin, Letzter and Mazzanti.
Finance Committee: Chairperson Eisenberg; Members Anhalt, Iselin, Letzter, Mazzanti, McMahon and Simonson.

Parkes Committee: Chairperson McMahon; Members Anhalt, Eisenberg, Iselin, Letzter, Mazzanti and Simonson.

Public Works Committee: Chairperson Anhalt; Members Mazzanti and Simonson.

Safety Committee: Chairperson Mazzanti; Members Anhalt and Simonson.

Trustee Mazzanti moved, seconded by Trustee Letzter to accept the appointments put forth by President Eisenberg. Roll call vote: Ayes: Anhalt, Iselin, Letzter, Mazzanti, McMahon and Simonson - 6. Nays: None. Motion carried.

Presentation by Citizens Against Solar Complex. Tom Liston, representative of the Citizens Against Solar Complex, provide an update on the latest McHenry County Zoning Board of Appeals hearing on the conditional use request for placing a solar complex at the corner of Ringwood and South Solon Roads.

Clerk’s Report. Preparations are underway for the June 8 Fish Boil.

Engineering Report. IDOT is reviewing the plans for the Main Street culvert/sidewalk.

Building and Zoning Report. Two new home permits were issued in April. As a follow up to the last meeting, staff, along with Attorney Puma, reviewed the Zoning Ordinance and determined a swimming pool is an accessory use and not an accessory structure; therefore a variance is not needed to the 10 ft. setback rule at 2416 Pine Crest Court.

Police Department Report. There were no questions of Chief Sanders.

Committee Reports. None.

Public Discussion. President Eisenberg then opened the meeting up for discussion by the public.

Mark Mihalo, resident of 1411 English Prairie, inquired if the village looked into when the berm along English Prairie Road up to Wintergreen will be removed as the mining and restoration has been completed. Executive Assistant Sanders spoke to a Thelen Sand & Gravel representative and they have no intention or plan to remove the berms.

Mr. Mihalo then questioned if the signs directing traffic to the Richardson Adventure Farm could be relocated from Route 12 and Blivin Street to Route 12 and Johnsburg-Wilmot Road to prevent traffic coming down Richardson Road to English Prairie Road passed residential homes. It was explained that these signs are regulated by IDOT.

Michelle Loonsfoot, resident of 712 Suzanne Court, sought approval to build a 23' x 23' detached garage on the southeast corner of the property with only an apron in the front of the garage and not a driveway. Staff stated there is no requirement that requires a driveway leading to the detached garage. The Board had no objection to the request.

Trustee Mazzanti would like the Planning and Zoning Commission to look into increasing the allowed size of an accessory structure from 600 sq. ft. to 720 sq. ft.
Consent Agenda. Trustee Simonson moved, seconded by Trustee Iselin to accept the consent agenda as presented. Roll call vote: Ayes: Anhalt, Iselin, Letzter, Mazzanti, McMahon and Simonson - 6. Nays: None. Motion carried.

A. April 17, 2018 Village Board Regular Minutes
B. April 17, 2018 Village Board Closed Session Minutes
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Trustee Simonson moved, seconded by Trustee Iselin to approve the consent agenda as presented. Roll call vote: Ayes: Anhalt, Iselin, Letzter, Mazzanti, McMahon and Simonson - 6. Nays: None. Motion carried.

Unfinished Business – Consideration of an ordinance granting a variance at 9107 Nicholas Lane. As requested, Trustee Letzter reviewed the materials and conducted a site visit and opined that the detached accessory building will work at this particular location because it is screened by plantings from the neighbor to the east and being a corner lot it also has a berm and natural plantings to the west which will minimize views from Anthony Lane. The front elevation will appear to be attached to the current home based upon its proposed location and the use of consistent building materials that match the current home. While he respects Trustee Letzter’s comments, Trustee McMahon opined the variance will change the character of the neighborhood. Trustee Mazzanti moved, seconded by Trustee Letzter to accept the Planning and Zoning’s recommendation and grant the variance as presented. Roll call vote: Ayes: Anhalt, Iselin, Letzter, Mazzanti and Simonson - 5. Nays: McMahon - 1. Motion carried.

New Business.

Consideration of an ordinance amending Chapter 9, Liquor Control, of the Village Code relative to the number of Class A-2 licenses. The ordinance increases the number of Class A-2 licenses from six to seven as Brit’s Street Bar & Sandwiches at 2020 Route 12, Suite M has applied for a Class A-2 liquor license. Trustee Mazzanti moved, seconded by Trustee Letzter to approve the ordinance as presented. Roll call vote: Ayes: Anhalt, Iselin, Letzter, Mazzanti, McMahon and Simonson - 6. Nays: None. Motion carried.

Consideration of a resolution awarding the contract for the 2018 Road Program. The resolution awards the contract to Curran Contracting Co. in an amount not to exceed $297,485.96. Trustee Mazzanti moved, seconded by Trustee Letzter to approve the resolution as presented. Roll call vote: Ayes: Anhalt, Iselin, Letzter, Mazzanti, McMahon and Simonson - 6. Nays: None. Motion carried.

Presentation by Alta Equipment Company regarding the zoning at 2500 and 2504 Westward Drive. Mike Dahlen, Vice President of Operations for Alta Equipment Company and property owner, sought the Boards’ input on obtaining the proper zoning for outdoor storage of equipment, shipping containers and display of heavy machinery and equipment. As the property owner, Mr. Dahlen objected to the rezoning of the property from Industrial to B-2, as depicted on the Comprehensive Land Use Plan and asked that the property remain Industrial. Alta has entered into a long-term lease with the intent to use as one of several new branches for its heavy equipment dealership operations in Illinois. Their dealership operations include the sale, service and rental of machinery and parts used in construction companies, building construction companies and demolition contractors. The benefit to the community would be that Alta is a low impact business that would generate sales tax.
While the Board was supportive of keeping the zoning as Industrial, it would like Mr. Dahlen to look at how the sales tax is reported for each facility to ensure the village receives its proper share. Other concerns expressed were if the roads could handle the moving of heavy machinery and the outside storage area being on gravel. Mr. Dahlen replied road permits are obtained when moving heavy machinery and anything being repaired would be stored and worked on inside. The outside storage and display area for the heavy machinery would remain gravel so it can be loaded and unloaded without damaging the asphalted areas.

Closed Session – Section 2(c)(1) of the Open Meetings Act to discuss the performance of employees. Trustee Mazzanti moved, seconded by Trustee Letzter to convene into closed session under Section 2(c)(1) of the Open Meetings Act to discuss the performance of employees. Roll call vote: Ayes: Anhalt, Iselin, Letzter, Mazzanti, McMahon and Simonson - 6. Nays: None. Motion carried. The Board adjourned into closed session at 6:52 p.m.

Trustee Letzter moved, seconded by Trustee Simonson to reconvene from closed session. Roll call vote: Ayes: Anhalt, Iselin, Letzter, Mazzanti, McMahon and Simonson - 6. Nays: None. Motion carried. The Board reconvened at 7:37 p.m. with all members present as the original roll call.

Other Business. Discussion ensued regarding the condition of the concrete by the concession area at Thelen Park after a weekend event.

There being no further business, Trustee Mazzanti moved, seconded by Trustee Letzter to adjourn the meeting at 7:51 p.m. On voice vote, the motion carried.

Respectfully Submitted,

[Signature]
Sandi Rusher, Village Clerk