

Tuesday
August 16, 2022
6:00 p.m.



Council Chambers
7401 Meyer Road
Spring Grove, IL 60081

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 Katie Fitzgerald as Village Trustee and ARC Commissioner
 - B. Consideration of the appointment of Mike Gajewski to the Public Works Committee and as Safety Chairperson
 - C. Consideration of the appointment of Mike Lee to the Safety Committee
4. Clerk's Report
5. Engineering Report
6. Public Works Report
7. Police Department Report
8. Committee Reports
 - A. Community Engagement Committee
9. Public Comment (*Public comment 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. Approval of the August 2, 2022 Village Board Regular Meeting Minutes
 - B. Approval of a Proclamation declaring September as National Suicide Prevention & Action Month
11. Unfinished Business
12. New Business
 - A. Consideration of a variance for front and side elevation roof-mounted solar panels at 1405 Huron Drive
 - B. Consideration of a variance for the siding material, style, and façade at 2401 Westward Drive
 - C. Consideration of an ordinance amending Chapter 4, Other Appointive Officers, relative to the Membership of the Architectural Review Commission
 - D. Consideration of an ordinance amending Chapter 9, Liquor Control, increasing the Number of Class A-1 Licenses
 - E. Consideration of a Professional Service Agreement with HR Green for East Solon Road and Winn Road Culvert and Resurfacing Improvements Phase I and Phase II Engineering
 - F. Consideration of a motion to approve the Route 12 and Industrial Court Water Main Expansion Project
13. Other Business
14. Adjournment

**MEETING MINUTES OF A REGULAR MEETING
OF THE VILLAGE OF SPRING GROVE
AUGUST 16, 2022**

Council Chambers, Spring Grove, Illinois, August 16, 2022; 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 Mike Gajewski, Mike Lee, Jeff Letzter, Pat Mazzanti, and Bob McMahon – 6. Absent: None. Also present for the Village were Bob Walczak, Building and Zoning Officer; Mike Niedzwiecki, Police Chief; Steve Bicking, Village Engineer; Kelly Popelka, Deputy Clerk; and Sandi Rusher, Village Clerk.

President's Report. The village's Main Street Improvement Phase 2 application was not approved as part of the Rebuild Downtowns & Main Street grant. The village will be applying for an ITEP grant to extend the Winn Road Bike Path from the bridge by Scot Forge south to Route 12.

Consideration of the appointment of Katie Fitzgerald as Village Trustee and ARC Commissioner. President Eisenberg recommended the appointment of Katie Fitzgerald to fill the trustee vacancy. Trustee Gajewski moved, seconded by Trustee Lee to accept, and approve the recommendation. Roll call vote: Ayes: Gajewski, Lee, Letzter, Mazzanti, and McMahon - 5. Nays: None. Motion carried. Trustee Fitzgerald was then sworn in.

Consideration of the appointment of Mike Gajewski to the Public Works Committee and as Safety Chairperson. Trustee Mazzanti moved, seconded by Trustee Letzter to accept, and approve the recommendation. Roll call vote: Ayes: Fitzgerald, Gajewski, Lee, Letzter, Mazzanti, and McMahon - 6. Nays: None. Motion carried.

Consideration of the appointment of Mike Lee to the Safety Committee. Trustee Letzter moved, seconded by Trustee Fitzgerald to accept, and approve the recommendation. Roll call vote: Ayes: Fitzgerald, Gajewski, Lee, Letzter, Mazzanti, and McMahon - 6. Nays: None. Motion carried.

Clerk's Report. Clerk Rusher reported Magic Moon Gaming and Wine Bar would like to upgrade their liquor license from just beer and wine to a full service bar. It was the consensus of the Board that this would be acceptable and would vote on amending the Liquor Control Ordinance at the next meeting.

Engineering Report. An update on the completion of the Winn Road Bike Path extension and 2022 Road Program start date was provided.

Public Works Report. Trustee Mazzanti provided an update on the department's activities noting more damage is being observed at Hatchery Park.

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Police Department Report. Chief Niedzwiecki provided an update on the department's activities noting vehicle sticker applications will be mailed out at the end of the month and Hatchery Park is being closed dusk to dawn. It was the consensus of the Board to move forward with the purchase of a used undercover vehicle.

Committee Report - Community Engagement Committee. Trustee Lee reported Oktoberfest held on September 24 will feature a German Band and Food along with fun adult games.

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

Brandon Jakobowski, owner of Vin & Miles, addressed the Board on opening up an online auction hub that specializes in vehicles and machine equipment along with truck rentals at 2221 Pierce Drive. The inside office will serve as the rental office for truck rentals and the fenced in area behind the building will be used store the vehicles, trailers, semis, cargo trailers, and lawn and farm machinery being sold online. Mr. Jakobowski has a 12 month lease on the property to which he was advised a special use permit would be needed to operate prior to moving in.

In response to inquiries from the Board, Mr. Jakobowski stated approximately 50-100 vehicles, trailers, equipment, and machinery will be stored at one time with the average storage time one month. The storage area will not be lit but cameras will be onsite. There will no repairs or oil changes on site. The Board voiced no objections to the proposed business and directed him to contact staff to proceed with obtaining a special use permit.

Consent Agenda. Trustee Letzter moved, seconded by Trustee Gajewski to accept the consent agenda items. Roll call vote: Ayes: Fitzgerald, Gajewski, Lee, Letzter, Mazzanti, and McMahon - 6. Nays: None. Motion carried.

- A. Approval of the August 2, 2022 Village Board Regular Meeting Minutes
- B. Approval of a Proclamation declaring September as National Suicide Prevention & Action Month

Trustee Letzter moved, seconded by Trustee Gajewski to approve the consent agenda items. Roll call vote: Ayes: Fitzgerald, Gajewski, Lee, Letzter, Mazzanti, and McMahon - 6. Nays: None. Motion carried.

Unfinished Business. None.

New Business.

Consideration of a variance for front and side elevation roof-mounted solar panels at 1405 Huron Drive. Trustee Letzter reported the Architectural Review Commission (ARC) did not make a recommendation on the matter as the scope of the project changed.

Consideration of a variance for the siding material, style, and façade at 2401 Westward Drive. Trustee Letzter reported ARC recommended approval of the variance with the caveat that Mr. Turnbull submits an overall drawing of the landscaping and gable additions to be approved by Building and Zoning Officer (BZO) Walczak and himself as the homeowner wants to add windows, front gable porch with wood posts, and landscaping along the front of the house. Trustee Letzter moved, seconded by Trustee Fitzgerald to approve the variance for the metal siding subject to the approval of the front elevation change by Trustees Fitzgerald and Letzter and BZO Walczak. Roll call vote: Ayes: Fitzgerald, Gajewski, Lee, Letzter, Mazzanti, and McMahon - 6. Nays: None. Motion carried.

Consideration of an ordinance amending Chapter 4, Other Appointive Officers, relative to the Membership of the Architectural Review Commission. The ordinance eliminates a member of the Planning and Zoning Commission and increases the number of public members from 4 to 5 as it has become increasingly difficult to find a member of the Planning and Zoning Commission to sit on ARC and it has been questioned if a member of Planning and Zoning needs to be on the Commission. Trustee Mazzanti moved, seconded by Trustee Letzter to approve the ordinance as presented. Roll call vote: Ayes: Fitzgerald, Gajewski, Lee, Letzter, Mazzanti, and McMahon - 6. Nays: None. Motion carried.

Consideration of an ordinance amending Chapter 9, Liquor Control, increasing the Number of Class A-1 Licenses. The ordinance increases the number of Class A-1 licenses from 5 to 6 for the newly constructed Casey's gas station. Trustee Lee moved, seconded by Trustee Gajewski to approve the ordinance as presented. Roll call vote: Ayes: Fitzgerald, Gajewski, Lee, Letzter, Mazzanti, and McMahon - 6. Nays: None. Motion carried.

Consideration of a Professional Service Agreement with HR Green for East Solon Road and Winn Road Culvert and Resurfacing Improvements Phase I and Phase II Engineering. The agreement is for the engineering services required for the replacement of the East Solon Road box culvert, approximately 1,200 feet west of Winn Road; and the roadway resurfacing improvements on East Solon Road and Winn Road (Main Street to Route 12). The cost for Phase I and Phase II engineering is \$94,658 and will be paid entirely by the village. The estimated total cost of the project is 800,000 with 80% of the construction engineering and construction costs covered by the Surface Transportation Program (STP) funds via the McHenry County Council of Mayors (MCCOM) and the other 20% paid by the village. Trustee Mazzanti moved, seconded by Trustee Lee to approve the agreement as presented. Roll call vote: Ayes: Fitzgerald, Gajewski, Lee, Letzter, Mazzanti, and McMahon - 6. Nays: None. Motion carried.

Consideration of a motion to approve the Route 12 and Industrial Court Water Main Expansion Project. The estimated total cost of the project is \$2.6 million if the project were to be done in stages as each property owner within 500 feet of the water main must extend it across the entire frontage of their property at an estimated cost of \$375 per foot. The total cost would be reduced to \$1.6 million with the village's facilitation. With the financial support of a community business and using funds from the American Rescue Plan Act (ARPA) and village reserves, the estimated total property owner contribution for the 25 affected properties would be reduced between

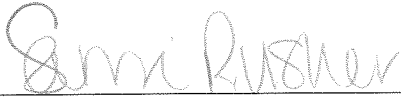
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50-60%, which significantly reduces the cost to property owners. The Board then discussed various options for extending the discounted cost to the property owners. Trustee Lee moved, seconded by Trustee Gajewski to approve the Route 12 and Industrial Water Main Extension Project by equally dividing the total property owner contribution amongst the 25 property owners. Roll call vote: Ayes: Fitzgerald, Gajewski, Lee, Letzter, Mazzanti, and McMahon - 6. Nays: None. Motion carried.

Other Business. None.

There being no further business, Trustee Letzter moved, seconded by Trustee Lee to adjourn the meeting at 7:26 p.m. On voice vote, all ayes, motion carried.

Respectfully Submitted,



Sandi Rusher, Village Clerk