

APPROVED MINUTES
VILLAGE OF LAKE ZURICH

Board of Trustees
70 East Main Street



Monday, November 7, 2016 7:00 pm

1. **CALL TO ORDER** by Mayor Thomas M. Poynton at 7.00pm.
2. **ROLL CALL:** Mayor Thomas Poynton, Trustee Jim Beaudoin, Trustee Jeff Halen, Trustee John Shaw, Trustee Marc Spacone, Trustee Dan Stanovich. Trustee Jonathan Sprawka was absent and excused. Also present: Village Manager Ray Keller, Asst. Village Manager Roy Witherow, Village Atty. Scott Uhler, Finance Dir. Jodie Hartman, Police Chief Steve Husak, Fire Chief John Malcolm, Public Works Director Mike Brown, Community Development Director Sarosh Saher
3. **PLEDGE OF ALLEGIANCE**
4. **PUBLIC COMMENT**

John Roach, 37 Mionske Dr., addressed the Board on the Garden Homes proposal for the old K-Mart property. His concern is the left turn lane off Rt. 12.

Leonid Libman, 217 S. Pleasant Rd., addressed the Board on the Garden Homes proposal for the old K-Mart property. His concerns are separation in the rear from the residential area, privacy, lighting, noise, garbage location.

Angelina Kula, 201 S. Pleasant Rd, stated that she had spoken with Mark Hoffman, of Garden Homes, about her concerns and he was willing to work with the residents.

Jerry Gelati, 1026, Aspen Ct., addressed the Board on the Garden Homes proposal for the old K-Mart property. His concerns are the School Dist. #95 impact, pressure on the Police Dept., Section 8 housing, and empty commercial properties.
5. **PRESIDENT'S REPORT / COMMUNITY UPDATE**
 - A. The village is exploring the electronic recycling options. Currently there is an online survey for residents about the Waste Management option.
 - B. ComEd will be replacing lines in Old Mill Grove subdivision from Nov. 29 – Dec 20.
 - C. National Accreditation has been received by the Park programmes for their Camp programme. Dir. Caputo and her staff were congratulated on the award.
 - D. Coffee with the Mayor at the Koffee Kup on Wed. Nov 16th at 9am
6. **CONSENT AGENDA**
 - A. Approval of Minutes of the Village Board Meeting, October 17, 2016
 - B. Semi-Monthly Warrant Register Dated November 7, 2016 Totaling \$1,384,399.93
 - C. Full Release of Letter of Credit in the Amount of \$46,177.34 to Termax Corporation at 200 Telser Road

Summary: Termax Corporation has requested a full release of the letter of credit of \$46,177.34 that was provided as a performance guarantee for driveway and parking lot expansion at 200 Telser Road. The improvements were completed in October 2015 and Staff recommends the letter of credit be released as the final inspection has found that there are no outstanding issues.

D. Annual Schedule of Meetings for 2017

Summary: Each year the Village Board approves the annual schedule of meetings for the following calendar year. Upon approval, the schedule for Lake Zurich commissions and advisory boards will be published accordingly to fulfill the State of Illinois Open Meetings Act requirement.

E. Ordinance Authorizing Disposal of Surplus Property Owned by the Village of Lake Zurich ORD. 2016-11-154

Summary: Staff has determined the items listed in this proposed Ordinance are no longer necessary, useful, or in the best interests of the Village to retain ownership. The proposed Ordinance declares the property as surplus and authorizes the sale or disposal of the items.

Recommended Action: Motion was made by Mayor Poynton seconded by Trustee Shaw, to approve the Consent Agenda as presented.

AYES: 5 Trustees Beaudoin, Halen, Shaw, Spacone, Stanovich.

NAYS: 0

ABSENT: 1 Trustee Sprawka.

MOTION CARRIED.

7. OLD BUSINESS

A. Status Update on Proposed Redevelopment of Former K-Mart Property at 225 South Rand Road

Summary: Developers at Garden Homes have submitted an application to redevelop the approximately seven acre former K-Mart property at 225 South Rand Road into a mixed use development consisting of 162 one-, two-, and three-bedroom luxury apartments and approximately 19,000 square feet of retail and restaurant leasable space contained within three buildings. The project plan also includes amenities such as a public courtyard with outdoor seating, a rooftop garden and interior private parking. The largest of the three buildings will face Rand Road and contain a mix of retail/restaurant space on the first floor, the outdoor public courtyard and 78 residential apartment units on the upper floors. The remaining two residential buildings toward the rear of the property will contain 42 residential apartment units each.

The developers at Garden Homes will host an open house at the Lake Zurich Holiday Inn Express on November 7, 2016 from 3:30 pm to 6:30 pm to offer the community a chance to view display exhibits and asked questions about the proposed development. This development is expected to appear before the Planning & Zoning Commission at the November 16, 2016 public hearing.

Mark Hoffman, Garden Homes, owner of the old K-Mart property, addressed the Board on the Open House held earlier in the afternoon and the concerns raised by the people attending. He answered the Board's questions. Mayor Poynton encouraged the residents to attend the Planning and Zoning Board meeting on 11/16/16.

Recommended Action: No Village Board action is requested at this point. This development status update is presented for information purposes only.

8. **NEW BUSINESS**

A. **Presentation of Police Pension Municipal Compliance Report and Tax Levy Request**

Summary: The Illinois Pension Code requires the Village levy a tax each year to meet the actuarial requirements of the Lake Zurich Police Pension Fund. Police Pension Board President John Filantres will present a tax levy request in the amount of \$1,790,395 for December 2016 for the Village Board to consider, as suggested in the actuarial report prepared by Tim Sharpe. This represents an increase of 14.4% compared to last year's requested levy of \$1,564,453. Last year's actual levy equaled the requested amount. The Police Pension Fund is now 43.1% funded, a decrease from last year's status of 44% funded.

John Filantres, Police Pension Board President, addressed the Board on the report and levy request. He thanked Dir. Hartman and staff for their cooperation.

Recommended Action: No Village Board action is requested at this point. This tax levy request is for information purposes only.

B. **Presentation of Fire Pension Municipal Compliance Report and Tax Levy Request**

Summary: The Illinois Pension Code requires the Village levy a tax each year to meet the actuarial requirements of the Fire Pension Fund. Lake Zurich Fire Pension Board Secretary Eric Ryan will present a tax levy request in the amount of \$2,135,687 for December 2016 for the Village Board to consider, as suggested in the draft actuarial report prepared by Todd Schroeder. Last year, the Fire Pension Board requested a levy of \$1,935,492 and the actual levy was \$1,815,775. The Fire Pension Fund is now 60.61% funded, an increase from last year's status of 58.35% funded.

Eric Ryan, Fire Pension Board Secretary, addressed the Board on the report and levy request. He expressed appreciation to the Village Board for the funding.

Recommended Action: No Village Board action is requested at this point. This tax levy request is for information purposes only.

C. **Presentation of Comprehensive Annual Financial Report for Fiscal Year 2016**

Summary: State law requires the Village to publish, within six months of the closing of the fiscal year, a complete set of financial statements presented in conformity with generally accepted auditing standards by a firm of licensed certified public accountants. The Village has completed the annual audit with a clean opinion and hereby submits the Comprehensive Annual Financial Report (CAFR) for the fiscal year ended April 30, 2016. Sikich representatives will be in attendance to present an overview of the CAFR.

Dan Berg, Sikich CPA and Advisors, addressed the Board on the Change in Accounting Principle impact and explained the changes in a new handout. He thanked Dir. Hartman and her staff for their cooperation in the audit. Mr. Berg answered the Board's questions.

Recommended Action: A motion was made by Trustee Beaudoin, seconded by Trustee Halen, to approve and accept the Comprehensive Annual Financial Report for the fiscal year ended April 30, 2016.

AYES: 5 Trustees Beaudoin, Halen, Shaw, Spacone, Stanovich.

NAYS: 0

ABSENT: 1 Trustee Sprawka.

MOTION CARRIED.

9. TRUSTEE REPORTS

Trustee Halen questioned if the residents were informed on the Village's website about their voting precinct in the Nov. 8 election. Clerk Johnson informed him that it had and was also available at VoterPower.info

Trustee Shaw thanked the Public Works staff for the installation of the new village signs.

10. VILLAGE MANAGER'S REPORT

Village Manager Keller reminded residents about the Public Hearing on the Garden Homes proposal will be held at the Planning and Zoning Board meeting on 11/16/16.

On 11/21/16 Village Board meeting there will be discussion about Block C and its sale.

Village Manager Keller thanked all who have served in the Military.

11. ATTORNEY'S REPORT

Atty. Uhler reported on the election training that his company has been holding.

12. DEPARTMENT HEAD REPORTS

There were none.

13. ADJOURNMENT

Motion to adjourn was made by Trustee Beaudoin, seconded by Trustee Stanovich.

AYES: 5 Trustees Beaudoin, Halen, Shaw, Spacone, Stanovich.

NAYS: 0

ABSENT: 1 Trustee Sprawka.

MOTION CARRIED.

Meeting adjourned at 7.53pm

Respectfully submitted:

Kathleen Johnson, Village Clerk.

Approved by:



Thomas M. Poynton, Village Mayor

11-22-2016
Date.