

VILLAGE BOARD MEETING MINUTES
April 13, 2023
VILLAGE OF HUNTLEY



CALL TO ORDER:

A meeting of the Village Board of the Village of Huntley was called to order on Thursday, April 13, 2023 at 7:00 p.m. in the Municipal Complex, Village Board Room, 10987 Main St., Huntley, Illinois 60142.

ATTENDANCE:

PRESENT: Mayor Timothy Hoeft; Trustees: Ronda Goldman, Mary Holzkopf, Niko Kanakaris, Curt Kittel, Harry Leopold and JR Westberg.

ABSENT: None

IN ATTENDANCE: Village Manager David Johnson, Deputy Village Manager Lisa Armour, Director of Development Services Charles Nordman, Director of Public Works & Engineering Timothy Farrell, Chief of Police Robert Porter, Deputy Chief of Police Amy Williams, Deputy Chief Linda Hooten, Marketing and Recruitment Specialist Melissa Stocker, Management Assistant Barbara Read, and Village Attorney Betsy Gates-Alford.

PLEDGE OF ALLEGIANCE: Mayor Hoeft led the Pledge of Allegiance.

SPECIAL PRESENTATION: Chief Porter said it was an honor to recognize Officer Ingallinera for his life saving event that took place in December 2022. Officer Ingallinera thanked the Chief and the Village Board for their support. Chief Porter concluded his presentation by noting events that have taken place throughout the community and all over the country. He said Police Officers, Fire Fighters and all first responders put their lives on the line all the time and often go unnoticed for the outstanding work they do. Chief Porter thanked his Police Department for everything they do each and every day as well as all first responders.

PUBLIC COMMENTS: None

Mayor Hoeft stated that the agenda was being amended to remove item 7D, Proposed Downtown Parking Restrictions discussion.

CONSENT AGENDA:

All items listed under Consent Agenda are considered to be routine by the Village Board and may be approved and/or accepted by one motion with a Roll Call Vote. If further discussion is needed, any member of the Board may request that an item be moved off of the Consent Agenda to Items for Discussion and Consideration.

- a) Consideration – Approval of the March 9, 2023 and March 23, 2023 Village Board Meeting Minutes
- b) Consideration – Approval of the April 13, 2023 Bill List in the Amount of \$633,393.26
- c) Consideration – Appointment of Seth Peterson to the Huntley Cemetery Board

- d) Consideration - Ordinance Amending Section 31.25 of the Huntley Code Regarding Appointment of the Village Clerk
- e) Consideration – Resolution Approving a Small Business Assistance Program Grant Agreement with Eyebrows Threading Inc DBA iBrow Salon & Spa, 9734 IL Route 47, in the Amount of \$9,436.09
- f) Consideration – A Resolution Authorizing a Fireworks Display Agreement with the Huntley Park District for July 4, 2023
- g) Consideration – A Resolution Approving the Bid Award to Precision Pavement Marking, Inc. through the Municipal Partnering Initiative (MPI) for the 2023 Paint Pavement Marking Program
- h) Consideration – An Ordinance Approving a Plat of Easement from Randy and Lisa Uidl, 11103 S. Church Street

Mayor Hoeft asked if the Village Board had any comments or changes to the Consent Agenda; there were none.

A MOTION was made to approve the April 13, 2023 Consent Agenda.

- MOTION:** Trustee Kittel
- SECOND:** Trustee Leopold
- AYES:** Trustees: Goldman, Holzkopf, Kanakarlis, Kittel, Leopold, and Westberg
- NAYS:** None
- ABSENT:** None
- The motion carried: 6-0-0**

ITEMS FOR DISCUSSION AND CONSIDERATION:

- a) Conceptual Review – Proposed Site Plan and Building Elevations for a Multi-Tenant Retail Building and Chipotle Drive-Through Restaurant on Lot 4 of Huntley Crossing Phase I, Located at the Southeast Corner of Route 47 and Huntley Crossing Drive

Director of Development Services Charles Nordman stated that Core Huntley, LLC (Core) owns Lot 4 of Huntley Crossings Phase I and has submitted a conceptual site plan for the property that is located at the southeast corner of Route 47 and Huntley Crossings Drive. In December 2022, the Village Board considered conceptual plans for the lot that included a standalone soft goods retailer and a Valvoline Instant Oil Change. In response to the feedback received at the conceptual review, Core has revised their plans and is now proposing a multi-tenant building and standalone Chipotle drive-through restaurant. The multi-tenant building proposes a Noodles and Company restaurant with a drive-through and a medical retailer. The site is zoned “B-3 (PUD)” Shopping Center Business District – Planned Unit Development. The proposed drive-through restaurants will each require a Special Use Permit.

STAFF ANALYSIS

Plans submitted by Core propose a subdivision of the existing Lot 4 resulting in two individual outlots. The newly divided 1.47-acre Lot 4a would be located at the southeast corner of Route 47 and Huntley Crossings Drive, with the separate 1.24-acre Lot 4b located directly to the south. The “B-3” zoning district requires a minimum lot width of 200 feet and lot area of 80,000 square feet (1.8 acres). Both proposed lots will require relief from the required lot width and lot area.

Site Plan

Lot 4a – Multi-Tenant Building

Lot 4a is positioned on the hard corner of Route 47 and Huntley Crossings Drive. The conceptual site plan for the lot includes the construction of a 4,825 square-foot multi-tenant building. Committed tenants include a Noodles and Company restaurant proposed for the endcap drive-through. The southern medical retail unit is proposed to be occupied by an urgent care group based in northern Illinois.

The drive-through is positioned in the side yard along Huntley Crossings Drive and provides 10 vehicle stacking positions to the pick-up window. The restaurant recently started offering a pick up lane for mobile orders only, as no point-of-sale menu boards or speakers are proposed. A shared access between Lot 4a and 4b is proposed from the rear private roadway that runs parallel to Route 47 and connects Huntley Crossings Drive to the Hampton Inn. Lots 4a and 4b would operate under a reciprocal easement agreement with cross access and shared parking provided between the lots. Pedestrian access will be provided along the south side of Huntley Crossings Drive bridging the connection between the Route 47 multi-use path and the existing sidewalk which leads to the Hampton Inn. A dumpster enclosure has been provided within the side parking area internal to the lot.

Lot 4b – Chipotle Mexican Grill

Lot 4b proposes the construction of a 2,325 square-foot standalone Chipotle Mexican Grill. The drive-through has been designed to wrap the building, accommodating at least 10 vehicle stacking positions to the pickup window, which is positioned on the north side of the building. Vehicles can circulate to the drive-through lane by using the shared access drive aisle and traveling counter clockwise around the building to begin queuing on the south side of the building. An additional two-way access point is provided at the southeast corner of the lot. Dedicated pedestrian access is proposed from the rear of the lot leading to the front outdoor patio seating area. The building's main entrance faces Route 47 with a secondary customer access door provided on the south elevation, adjacent to the angled parking area. A dumpster enclosure has been provided behind the building.

Parking

The parking areas are located both in front of and alongside the proposed building upon Lot 4a. In accordance with the Annexation Agreement, Lot 4a shall provide 33 passenger vehicle parking stalls. The petitioner is requesting relief from the requirement, as the site plan for Lot 4a proposes 27 parking stalls (6 stalls short of the minimum requirement).

Upon Lot 4b, the parking is located in front of, alongside, and in the rear of the building. In accordance with the Annexation Agreement, Lot 4b shall provide 23 passenger vehicle parking stalls. The site plan for Lot 4b proposes 26 parking stalls (3 stalls above the minimum requirement).

Because Lot 4a and 4b will have a shared parking agreement, a total of 53 parking stalls are proposed for use by any user between the integrated pad sites. All parking stalls measure a compliant 10' X 19'. Bicycle racks have been provided on each lot.

Elevations

Lot 4a - Multi-Tenant Building

Lot 4a building elevations are the same as those provided for the Huntley Crossings retail buildings approved for Lot 7b and 7c to the north. The proposed retail building is comprised principally of a velour

textured gray face brick with soldier course brick above the windows and atop the building. A brown ironspot brick is used as the backdrop for the tenant signage upon the entry parapet and the accent piers throughout. The piers are capped with precast stone and feature decorative sconce lighting. The brick piers are installed on each corner of the building and bookend the storefront glass on the Route 47 frontage and north and south sides of the building. A stone veneer wainscot has been provided along the base of the entire building. Black canvas awnings are provided at the entrance and above the corner storefront glass.

Lot 4b - Chipotle Mexican Grill

The Chipotle Mexican Grill proposes a nationally approved prototypical plan that includes a two-toned façade. The petitioner has upgraded the exterior materials from entirely EIFS to brick in conformance with the Commercial Design Guidelines required by the annexation agreement. The knights armor colored brick on the lower half will provide contrast with the light gray band of brick around the top of the building. The Route 47 frontage and south elevations include storefront glass supported by exposed metal beams to house the dine-in seating area. Additional windows and an artistic red feature wall line the north elevation along the drive-through lane. The north elevation also shows a metal paneled bump-out that supports the drive-through pickup window. A metal canopy integrated into the building façade is proposed atop the pickup window and the building's main entrance.

Landscaping

No landscaping plan has been provided for conceptual review, but will be required as part of the formal development application.

Signage

Preliminary sign packages submitted demonstrate that relief would be required to accommodate additional wall signs and sign area upon the Lot 4a multi-tenant building. Similar sign relief was provided on the Huntley Crossings Lot 7b and 7c buildings, which also proposed signage on the corner end cap units and in the rear. Chipotle on Lot 4b also proposes additional wall signs and sign area, which will require relief. A monument sign is shown on the site plan for each lot. A full dimensioned signage package will be required as part of the formal development application for Final Planned Unit Development.

REQUIRED APPROVALS

The proposed plans will require the following review and approvals from the Plan Commission and Village Board:

1. Final Plat of Subdivision
2. Special Use Permits for *Drive-Through Food Service*
3. Final Planned Unit Development, including any necessary relief

FINANCIAL IMPACT

New commercial buildings will increase the assessed valuation of the parcel and generate additional property tax revenue. In addition, sales tax revenue will be generated by the individual businesses.

2022-2025 STRATEGIC PLAN ALIGNMENT

The Strategic Plan identifies "*Strong Local Economy*" as a strategic focus, and the following goal: "*Location of Choice for New and Expanding Businesses of All Sizes.*"

COURTESY REVIEW

The petitioner has requested the Village Board to conceptually review the proposed plans. The Village Board is not required to provide a formal position statement on the proposal, and the petitioner shall not be required to comply with any position statements which are offered. The concept review shall provide the petitioner with initial comments and concerns that should be considered as they proceed in the formal review process. The Village Board and its individual members are not bound by any comments made during the discussion and the petitioner acknowledges that it cannot claim in the future any reliance whatsoever on those comments.

Mayor Hoeft said that Mr. Adam Bell from Core Acquisitions was in attendance to address questions from the Trustees. Trustee Westberg thanked Mr. Bell for listening to Trustee feedback from the earlier meeting and asked if there will be inside seating for Chipotle. Mr. Bell said they plan on using a hybrid model of serving customers. He said there will be inside seating, but the most frequent way of serving customers is ordering food through an app and picking it up via the drive-through.

Trustee Goldman thanked Mr. Bell for bringing in different tenants other than a pizzeria. Mr. Bell said that the tenants are excited to be locating in Huntley. Trustee Holzkopf also thanked Mr. Bell for listening to the Trustee comments from the previous meeting and including bike racks. She asked if the grassy area behind Retail Building One would be just open land and if it would be landscaped somehow. Mr. Bell said yes, the area will show landscaping in that area when the plans are brought back to the Plan Commission. He added that Noodles & Company have also agreed to construct a 350 s.f. patio in the front of their restaurant.

Trustee Kanakaris asked if the building will get pushed back at all with the patio going in front. Mr. Bell said that was not in the plans at this time. Trustee Kanakaris said he did not care for the one-way parking and would prefer to see the Village grant a variance for the rear and side setbacks to accommodate two-way parking and moving the building back to make room for the patio. He added that he does think the buildings look nice, but would like to see more landscaping in front of the building and increase the 10' side setback so the sidewalk does not just meet up with the building and look plain. Trustee Leopold agreed with setting the building back approximately 20' and increasing the landscaping in the front of the building. He also suggested making a second patio area for a possible second tenant that could use the patio and possibly including some faux windows or something on the buildings to make them look better. Trustee Leopold thanked Mr. Bell for making some of the revisions noted at the previous meeting and looks forward to the businesses being open. Mr. Bell said they will look at the possibility of reconfiguring the parking lot to eliminate the one-way parking and increasing the landscaping in the front of the building. He added that they could possibly look at adding another stone or brick pier to help the aesthetics of the building. Trustee Kittel said he agreed with previous statements about listening to their suggestions and thanked Mr. Bell for improving the plans for the building. Mayor Hoeft thanked Mr. Bell for his input.

Mr. Bell thanked the Village Board and said the will take the comments made this evening into consideration as they assemble the formal plans to bring to the Plan Commission. He added that they should be breaking ground on Lot 7 soon so it will be an exciting summer with hopefully having both lots under construction.

No action was taken on this agenda item as it was conceptual review only.

b) Conceptual Review – Proposed Site Plan and Building Elevations for the Redevelopment of the Former Village Hall at 11704 Coral Street

Village Manager David Johnson stated that on January 12th, the Village Board approved Resolution (R)2023-01.04 Regarding Potential Disposition of Property Within the Huntley Downtown TIF District and Inviting Submission of Alternative Bids and Proposals for 11704 Coral Street. The deadline for submission of alternative proposals was January 27th. No alternative proposals were submitted. Per Village Board direction, Staff began discussions with True North Properties, Inc. (TNP) and is in the process of drafting a Purchase and Sale Agreement and Redevelopment Agreement for the former village hall building to accommodate the conversion of the building to a restaurant use.

The proposal for the site would maintain the existing two-story portion of the building and demolish the single-story portion to the rear. A new two-story addition would be constructed to the north of the remaining building to support additional seating, banquet area and kitchen space. The addition would also include public restrooms accessible from the exterior of the building for use during downtown events.

STAFF ANALYSIS

The new two-story building addition would be constructed to the north of the former village hall and would generally line up with the rear of the neighboring BBQ King building while maintaining the existing paved walkway between the two buildings.

The main entrance to the restaurant would be located on Coral Street with a second entrance for the banquet space being provided along the Church Street elevation. An ADA accessible ramp located at the rear of the building would provide access to the restaurant's banquet entrance and public restrooms located on the rear elevation of the building. An outdoor patio space would be created along the Church Street frontage and would wrap along the front elevation of the building on Coral Street.

Building Elevations

The existing brick on the former village hall would remain unchanged. The building addition would be finished with fiber cement siding on the middle portion of the building and brick on the rear of the building. The building height would vary between 23'-6" and 35'-6" (for reference, the BBQ King building 28'-6" in height).

Required Approvals

The project will require the following review and approval by the Plan Commission and Village Board:

- Special Use for a restaurant in the "B-2" zoning district
- Preliminary and Final Planned Unit Development, including any necessary relief
- Plat of Subdivision

2022-2025 STRATEGIC PLAN ALIGNMENT

The Strategic Plan identifies "*Strong Local Economy*" as a strategic focus and the following goals: "*Location of Choice for New and Expanding Businesses of all Sizes,*" and "*A Vibrant Downtown Gathering Place.*" The addition of a restaurant will offer new dining opportunities. Additional commercial development in the downtown would also enhance its location as a gathering place and reinforce the economic vitality of the area.

FINANCIAL IMPACT

The property is located in the Downtown TIF. A property purchase and sale agreement and redevelopment agreement would be required to establish the terms and conditions of the sale and redevelopment of the property.

COURTESY REVIEW

The petitioner has requested the Village Board to conceptually review the proposed plans. The Village Board is not required to provide a formal position statement on the proposal, and the petitioner shall not be required to comply with any position statements which are offered. The concept review shall provide the petitioner with initial comments and concerns that should be considered as they proceed in the formal review process. The Village Board and its individual members are not bound by any comments made during the discussion and the petitioner acknowledges that it cannot claim in the future any reliance whatsoever on those comments.

Village Manager Johnson said that Nick Ieremciuc of True North Properties was in attendance to answer any questions of the Village Board. Trustee Goldman said she did not care for the rendering with the bricks on the northern part of the building not matching and having something so modern looking in the middle. She suggested using the same material for the building section to the north to match the middle and keep the Old Village Hall portion the same as it is now. Mr. Ieremciuc stated that matching the brick on the Old Village Hall is very similar to the issue with the Cornell being because of the years of exposure fading the bricks. Mr. Ieremciuc said that the proposed color brick is not final and would consider looking into other colors to make the building more appealing. He added that they would consider changing the exterior of the north building to match the middle. Trustee Goldman suggested having the exterior material match the middle portion of the building so the northern portions of the building would match, but keep the façade of Old Village Hall brick. Trustee Westberg agreed with Trustee Goldman in using the same Hardie-type material for the two new sections and leave the Old Village Hall brick. Mr. Ieremciuc stated that making the change could be a possibility and would look into the option of changing the exterior material. Trustee Westberg added that he would like the cornice at the top go all the way around the building. Mr. Ieremciuc asked to clarify that he would like to cornice to go around the new portion of the building but leave Old Village Hall the same. Trustee Westberg agreed saying he would like to see the front of Old Village Hall preserved as much as possible, but making the addition look like its own building.

Trustee Holzkopf asked if the restrooms on the rear of the building were accessible from the street and the inside or just the outside and who would maintain them. Mr. Ieremciuc stated they were accessible from the outside only. Village Manager Johnson said that the maintenance logistics has not yet been worked out. Trustee Holzkopf asked if an awning of some type could be added for shelter by the restrooms should someone have to wait in line during extreme heat or rain. Mr. Ieremciuc that an awning could absolutely be added. Trustee Holzkopf said she liked the look of the building as presented including the different heights, brick and the modern appearance of the middle section. She said it gives the building character and is unique like so many of the other buildings downtown.

Trustee Kanakaris agreed with Trustee Holzkopf that the building looked very nice as presented. He thought the brick would last longer and need less maintenance than the Hardie-board. Trustee Leopold said having too much Hardie-board material would cheapen the look of the building and that he would prefer to have brick. He said he liked the overall look of the building as presented and is glad to see there is a banquet facility included. Trustee Kittel agreed stating that he liked the mismatched look of the building and that it

fits into the downtown atmosphere well. He added that if the design is made to match exactly, but in the end it does not match, it will look like a failed attempt to match the other buildings downtown. Trustee Kittel said he liked the design and character of the building as presented.

Mayor Hoeft said that he, too, liked the way the building is drawn including the different height elevations and the two new sections being different materials including the brick on the back of the building. He added that if the new portion of the building all matched but did not match Old Village Hall, the new portion would look out of place. Mayor Hoeft thanked the petitioner and asked if anyone had any additional questions or comments. There were none.

No action was taken on this agenda item as it was conceptual review only.

- c) Consideration – Approving a Bid Waiver and Authorizing Approval of a Proposal from CT Veach, Inc. for the Landscaping and Patio Improvements to the Vacant Lots East and West Adjacent to 11810 Main Street:
- i. Resolution Waiving the Bid and Approving a Proposal from CT Veach, Inc. for the Landscaping and Patio Improvements to Vacant Lot East Adjacent to 11810 Main Street in the Amount of \$20,285
 - ii. Resolution Waiving the Bid and Approving a Proposal from CT Veach, Inc. for the Landscaping & Patio Improvements to Vacant Lot West Adjacent to Dwyer Street in the Amount of \$16,290
 - iii. Ordinance Approving an Amendment to the FY23 Budget in the amount of \$45,000 for the Landscaping & Patio Improvements to Vacant Lots East and West Adjacent to 11810 Main Street

Village Manager David Johnson said on February 23, 2023, the Village Board approved Resolution (R)2023-02.29 entering into a lease agreement between the Village of Huntley and MD Huntley, LLC for vacant lots east and west adjacent to 11810 Main Street and concept review for vacant lots. On March 23, 2023, the Village Board discussed options for improvements to the vacant lots at 11810 Main Street.

Staff subsequently met with the owner of Lincoln House and Co. (11808 Main Street) to review the plans for the vacant lot directly west of 11808 Main Street (also referred to as vacant lot east adjacent to 11810 Main Street per lease agreement). The owner offered suggestions on the color of the pavers and mural/picture locations. The owner also provided an update on the interior improvements. The owner is targeting an opening date of June 1st.

STAFF ANALYSIS

The proposed public uses for the lots include outdoor dining facilities and public and community space, including without limitation seating, service and consumption of food and beverages, community activities and recreation, public open space, display of public signage or artwork, ingress and egress from adjacent public ways, and similar or related activities.

Improvements for the vacant lot east adjacent to 11810 Main Street include landscaping, planters, seating area with propane fire pit table, a paved pathway between Coral Street and Main Street, a paved patio area on the south side directly west and adjacent to Lincoln House and Co. (11808 Main Street), and Tivoli lighting between the buildings.

Improvements proposed for vacant lot west adjacent to 11810 Main Street lot include landscaping, artificial turf patio, vinyl fencing, seating, propane fire pit tables, signage, and Tivoli lighting between the building and posts installed along the sidewalk. Staff inquired with IRMA, the Village's liability insurance provider, regarding the fire pits and was advised that no additional insurance was required.

Staff solicited proposals from CT Veach Inc. for the Landscaping and Patio Improvements to Vacant Lot east adjacent to 11810 Main Street in the amount of \$20,285, and to vacant lot west adjacent to 11810 Main Street in the amount of \$16,290 for the total amount of \$36,575. Additional incidentals include the purchase of three planter pots, plantings for three planter pots, LED string lighting, and the purchase of 20 Adirondack chairs (Backyard Nature Products) in the amount of \$8,115 for the total project cost of \$44,690.

2022-2025 STRATEGIC PLAN ALIGNMENT

The Strategic Plan identifies "Strong Local Economy" as a strategic focus and the following goal: "A Vibrant Downtown Gathering Place." The addition of seating creates additional opportunities for the patrons of adjacent businesses to gather, and the enhanced landscaping improves the appearance of the area.

FINANCIAL IMPACT

An amendment (expenditure) to the FY23 Budget is required in the in the Downtown TIF Fund, 440-00-00-8007 in the amount of \$45,000.

LEGAL ANALYSIS

In accordance with State Statute, a bid waiver shall be approved by a vote of two-thirds of all the trustees then holding office, thus requiring an affirmative vote of four trustees, with the mayor not voting.

Mayor Hoeft asked if the Trustees had any questions of Staff. Trustee Kittel stated that he liked the layout but would like to see the proposed fence replaced with live shrubbery of some sort. Trustee Leopold agreed with the use of shrubbery and asked if the pictures on the walls would be historic images. Village Manager Johnson said yes, the intent is to use historic pictures.

Trustee Kanakaris said he liked the lights and fire pits but did not care for the fence at all. He said if the other Trustees liked a shrub used for screening, he would be fine with that, or perhaps a shorter wrought iron fence about 4' tall would look nice. Trustee Kanakaris added that the fire pits should be a minimum of 3' high. He then asked if artificial turf would be used for the ground. Village Manager Johnson said yes. Trustee Holzkopf said she would prefer to see shrubbery used for screening and was still not in favor of the fire pits because of the safety issue. Trustee Westberg agreed with the fire pits being a safety hazard. He said that no fence would block the sound of the train going by because it is so close, but agreed with using shrubbery for the fence line. He added that he thought there was a strong possibility of the furniture being stolen and thought it was wasteful to spend the \$3,000 on the furniture.

Trustee Goldman stated she was also opposed to fire pits because even though the Lincoln family said they would monitor the pits, there are always occasions where staff is out sick or they may forget to make sure they are out. She also agreed with Trustee Westberg in the possibility of the furniture being stolen. Village Manager Johnson stated the proposed furniture is very heavy, but of course, cannot guarantee that it will not get stolen. He added that he would like to think the residents and visitors to the area would be respectful and not steal the furniture. He also added that there is a possibility that a camera may be on the

DC Cobbs building and there will also be a police presence around town to monitor the area as well. Mayor Hoeft asked Trustee Kanakaris if he ever had outside furniture stolen from any of his restaurants. Trustee Kanakaris said no. Mayor Hoeft said he liked the fire pits because it gives an inviting atmosphere. He polled the Trustees as to whether they wanted fire pits to be included in the design. Trustees Kittel, Leopold and Kanakaris said yes, and Trustees Goldman, Westberg and Holzkopf said no. Mayor Hoeft broke the tie saying he liked the fire pits.

A MOTION was made to approve following resolutions for improvements to the Vacant Lots East and West Adjacent to 11810 Main Street:

- i. Resolution Waiving the Bid and Approving a Proposal from CT Veach, Inc. for the Landscaping and Patio Improvements to Vacant Lot East Adjacent to 11810 Main Street in the Amount of \$20,285**
- ii. Resolution Waiving the Bid and Approving a Proposal from CT Veach, Inc. for the Landscaping & Patio Improvements to Vacant Lot West Adjacent to Dwyer Street in the Amount of \$16,290**
- iii. Ordinance Approving an Amendment to the FY23 Budget in the amount of \$45,000 for the Landscaping and Patio Improvements to Vacant Lots East and West Adjacent to 11810 Main Street**

MOTION: Trustee Kanakaris

SECOND: Trustee Kittel

AYES: Trustees: Goldman, Holzkopf, Kanakaris, Kittel, Leopold, and Westberg

NAYS: None

ABSENT: None

The motion carried: 6-0-0

- d) Discussion – Proposed Downtown Parking Restrictions ***This item was removed from the agenda***
- e) Consideration – Resolution Approving a Change Order to Schroeder Asphalt Services, Inc. for the South Church and Mill Streets Streetscape Improvements in the Amount of \$405,051.75 for the Alternate Bid Work

Director of Public Works and Engineering Tim Farrell said that Christopher B. Burke Engineering, Ltd. (CBBEL) has prepared plans for the South Church and Mill Streets Streetscape Improvements. Proposed improvements include the following items on South Church Street between Main and Mill Streets and on Mill Street between the UP Railroad and Church Street:

- Replace existing aging, undersized water main with new 8” water main
- Replace lead service lines between new water main and meter
- Replace existing aging, undersized storm sewer with new 15” storm sewer
- The sanitary sewers have previously been lined and require only structure adjustments
- Curb and gutter, sidewalk and driveway apron replacement
- Remove existing pavement section and replace with 4.5” of asphalt
- Dry utility relocations including utility pole removals on west side of Church Street
- Decorative street lighting
- Parkway restoration with parkway trees

An alternate bid was requested that includes improvements on Mill Street east of Church Street to Myrtle Street consisting of water main and storm sewer replacements, lead service line replacements between the new water main and the meter, select curb and gutter, driveway apron and sidewalk replacements and pavement removal and replacement with a 4.5” asphalt section.

STAFF ANALYSIS

On Thursday, January 12, 2023 six bids were received for the South Church and Mill Streets Streetscape Improvements. The bid results are summarized in the bid tabulation summary and in the bid tab below.

Bid Tabulation Summary:

COMPANY	BASE BID AMOUNT	ALTERNATE BID AMOUNT
<i>Engineer’s Estimate</i>	\$1,192,645.00	\$1,645,422.50
Schroeder Asphalt Services Inc.	\$955,475.75	\$1,360,527.50
Landmark Contractors, Inc.	\$1,006,239.25	\$1,413,739.10
Martam Construction, Inc.	\$1,137,374.50	\$1,582,838.00
A Lamp Concrete Contractors, Inc.	\$1,148,436.00	\$1,588,312.00
Copenhaver Construction, Inc.	\$1,207,774.10	\$1,684,554.15
Bolder Contractors	\$1,234,568.00	\$1,768,992.00

On February 9, 2023, the Village Board awarded the South Church and Mill Streets Streetscape Improvements Base Bid to Schroeder Asphalt Services, Inc. in the amount of \$955,475.75.

The alternate bid from Schroeder Asphalt Services, Inc. in the amount of \$1,360,527.50 was the low alternate bid, as well. Based on the available fund balance after the bid results of the FY23 Street Improvement Program, a change order in the amount of \$405,051.75 is being presented for Village Board consideration of the Alternate Bid work scope. The change order also includes a 35-day final completion time extension to July 7, 2023. Schroeder has stated the time extension is necessary independent of the Alternate Bid work scope. The project is anticipated to start on or about April 24, 2023.

2022-2025 STRATEGIC PLAN ALIGNMENT

The Strategic Plan identifies “*Strong Local Economy*” as a strategic focus and the following goal: “*A Vibrant Downtown Gathering Place.*” A new streetscape adjacent to the Cornell Development is fundamental to complement the residential redevelopment project.

FINANCIAL IMPACT

The FY23 Budget includes adequate funding of for the Alternate Bid work of the South Church and Mill Streets Streetscape Improvements in the Street Improvements and Roads & Bridges Fund, 420-00-00-8001.

Mayor Hoeft asked if there were any questions or concerns. There were none.

A MOTION was made to approve a Resolution Approving a Change Order to Schroeder Asphalt Services, Inc. for the South Church and Mill Streets Streetscape Improvements in the Amount of \$405,051.75 for the Alternate Bid Work.

- MOTION:** Trustee Westberg
- SECOND:** Trustee Goldman
- AYES:** Trustees: Goldman, Holzkopf, Kanakaris, Kittel, Leopold, and Westberg
- NAYS:** None
- ABSENT:** None
- The motion carried: 6-0-0**

- f) Consideration – Approval of the Village of Huntley 2023 Street Improvement Program:
 - i. Resolution to Appropriate \$1,250,000 in Motor Fuel Tax Funds for Maintenance of Streets and Highways for the 2023 Street Improvement Program
 - ii. Resolution to Appropriate \$1,759,107.84 in Rebuild Illinois Funds for Maintenance of Streets and Highways for the 2023 Street Improvement Program
 - iii. Resolution Authorizing a Bid Award and a Construction Contract with Arrow Road Construction Company for the 2023 Street Improvement Program in the Option #3 Bid Amount of \$3,773,128.99

Director of Public Works and Engineering Tim Farrell said the 2023 Street Improvement Program targets the rehabilitation of various arterial and collector segments of roadway and various neighborhoods in Sun City comprised of approximately 176,700 square yards along 8.95 centerline miles of roadway and summarized as follows:

Subdivision / Roadway	Limits	Length (ft)	Area (sy)
BASE BID			
Sun City NH 1	All Roadways	1,690	6,169
Sun City NH 2	All Roadways	4,013	13,453
Sun City NH 3	All Roadways	9,029	30,173
Sun City NH 9	All Roadways	3,854	13,770
Cold Springs Drive	Del Webb Blvd, North to Del Webb Blvd	7,761	32,069
Farm Hill Drive	Del Webb Blvd, North to Regency Parkway	4,700	18,295
Stonewater Crossing	Del Webb Blvd, North to Wildrose Drive	5,356	22,090
Wildrose Drive	Del Webb Blvd, North to Stonewater Crossing	2,617	10,778
+OPTION #1 BID			
Sun City NH 7	All Roadways	6,653	23,261
+OPTION #2 BID			
Hemmer Road	Del Webb Blvd, North to Village Limits	1,584	6,647
+OPTION #3 BID			
Sun City	Sidewalk Spot Repair Locations	N/A	N/A

TOTAL 47,257 176,705
MILES 8.9 (6.9% of roadway network)

STAFF ANALYSIS

On March 9, 2023, the Village received bids from four contractors for the 2023 Street Improvement Program. The bid results are summarized in the bid tabulation summary table.

Bid Tabulation Summary:

COMPANY	BASE BID AMOUNT	OPTION #1 BID AMOUNT	OPTION #2 BID AMOUNT	OPTION #3 BID AMOUNT
<i>Engineer's Estimate</i>	<i>\$4,101,848.30</i>	<i>\$4,516,448.85</i>	<i>\$4,641,248.90</i>	<i>\$4,694,501.43</i>
ARROW ROAD CONSTRUCTION CO.	\$3,318,963.32	\$3,620,814.22	\$3,722,712.19	\$3,773,128.99
SCHROEDER ASPHALT SERVICES, INC.	\$3,401,597.11	\$3,743,842.13	\$3,848,070.06	\$3,908,842.61
GESKE AND SONS, INC.	\$3,653,372.19	\$4,019,936.97	\$4,124,467.59	\$4,174,076.24
PLOTE CONSTRUCTION, INC.	\$3,735,744.66	\$4,103,216.17	\$4,213,390.48	\$4,276,835.83

Staff has reviewed the bids and all is in order for consideration of the Bid award to the lowest, responsible bidder, Arrow Road Construction Company in the Option #3 Bid amount of \$3,773,128.99 contingent upon IDOT approval of the Motor Fuel Tax (MFT) resolution and Rebuild Illinois (RBI) fund resolution for the appropriation of funds. Work is anticipated to begin on or about April 17, 2023, with a project completion date of August 25, 2023.

Pavement rehabilitation methods include spot repairs to curb and gutter or ribbon curb (at locations of poor drainage, deteriorated concrete or at ADA ramps) PCC sidewalk repairs (at trip hazards, and ADA accessible ramps retrofits), any necessary structure adjustments, replacement of damaged public utility frames and lids in the parkway/roadway, installation of thermoplastic pavement markings and all turf grass restoration.

Sun City Local Residential Roadway Rehabilitation

- Neighborhoods 1, 2, 3 and 7
 - o 1.50" HMA Surface Removal
 - o Class D Patching of Existing HMA Binder/Base Course
 - o 1.50" of Hot-Mix Asphalt Surface Course, Mix "D", IL-9.5, N50
 - o Partially reconstruct a 300' segment of Applewood Lane in Neighborhood 3 to address poor curblines and pavement drainage at multiple locations

- Neighborhood 9
 - o Full Depth (4.00") HMA Surface Removal
 - o Select Undercutting of Existing Aggregate Subbase & Subgrade exhibiting poor subgrade strength
 - o 2.50" of Hot-Mix Asphalt Binder Course, Mix "D", IL-19.0, N50
 - o 1.50" of Hot-Mix Asphalt Surface Course, Mix "D", IL-9.5, N50

Sun City Minor Collector Residential Roadway Rehabilitation

- Cold Springs Drive, Farm Hill Drive, Wildrose Drive, Stonewater Crossing, Hemmer Road
 - o 2.00" HMA Surface Removal
 - o Class D Patching of Existing HMA Binder/Base Course
 - o 2.00" of Hot-Mix Asphalt Surface Course, Mix "D", IL-9.5, N50

2022-2025 STRATEGIC PLAN ALIGNMENT

The Strategic Plan identifies “*Forward Looking Community*” as a strategic focus and the following goal: “*Management of Infrastructure Assets for Today and Tomorrow.*” Pavement management is a form of asset management which seeks to optimize life-cycle costs of achieving and sustaining a desired target pavement condition.

FINANCIAL IMPACT

The FY23 Budget includes \$4,616,000 in funding for the 2023 Street Improvement Program broken down by fund as follows: \$1,606,893 for engineering and partial construction costs from the Street Improvements and Roads & Bridges Fund, 420-00-00-8001, and partial construction costs in the amounts of \$1,759,107.84 from the Rebuild Illinois Fund, 465-00-00-8001 and \$1,250,000 from the MFT Fund, 460-00-00-8001. The IDOT MFT and RBI appropriation is a procedural requirement for the use of MFT and RBI funds. The full amount of the MFT and RBI appropriation will be used for construction. Any unexpended budget funds will remain in the Street Improvements and Roads & Bridges Fund.

Mayor Hoeft asked if there were any questions of staff. Trustee Leopold noted that the Hemmer Road reconstruction area will only go as far as Del Webb Boulevard and asked if the improvements could go to Harmony Road. Village Manager Johnson stated that that area of road is within the jurisdiction of the township not the Village of Huntley. Trustee Leopold asked if staff could talk to the Township about doing their portion of the road along with the Village of Huntley. Village Manager Johnson said he would arrange for a meeting.

Trustee Goldman commended Director Farrell on his presentation showing the roadways that have been improved over the last several years, Sun City, in particular. Trustee Goldman asked if a list could be obtained as to which neighborhood would be having their driveways redone this year so the reconstruction could go hand in hand to get it all done at once. Director Farrell said he hoped that by making this presentation to the Advisory Council in Sun City word would spread about this project to all the neighborhoods, but he also said he would reach out to try to get a list. Trustee Goldman also made mention about the excessive potholes on Route 47 by Culvers and traveling north. She said she understands that it is a State road, but asked if staff had reached out to notify the State of the potholes. Director Farrell said the State has been notified, but staff will make a follow up call. Village Manager Johnson asked Director Farrell if the resurfacing of Route 47 is on the State’s upcoming program. Director Farrell stated it is listed on their 5-year multi-year project list, but it isn’t certain when the resurfacing will be done.

Mayor Hoeft said he would like to also compliment Director Farrell and the entire Public Works and Engineering staff for coordinating the resurfacing project with all the entities involved. He added that the success of a community is based a lot on the infrastructure work being done to maintain the safety of the area for the residents. Mayor Hoeft pointed out water and street projects that total more than \$14 million of improvements. He thanked all of Staff for making that happen. Mayor Hoeft asked if the Village Board had any further comments or questions. There were none.

A MOTION was made to approve following resolutions for the 2023 Street Improvement Program:

- i. Resolution to Appropriate \$1,250,000 in Motor Fuel Tax Funds for Maintenance of Streets and Highways for the 2023 Street Improvement Program
- ii. Resolution to Appropriate \$1,759,107.84 in Rebuild Illinois Funds for Maintenance of Streets and Highways for the 2023 Street Improvement Program
- iii. Resolution Authorizing a Bid Award and a Construction Contract with Arrow Road Construction Company for the 2023 Street Improvement Program in the Option #3 Bid Amount of \$3,773,128.99.

MOTION: Trustee Holzkopf
SECOND: Trustee Leopold
AYES: Trustees: Goldman, Holzkopf, Kanakaris, Kittel, Leopold, and Westberg
NAYS: None
ABSENT: None
The motion carried: 6-0-0

- g) Consideration – Approval of a Resolution Authorizing a Bid Award and a Construction Contract with Plote Construction, Inc. for the Jim Dhamer Drive, Del Webb Boulevard and Manning Road Improvements in the Amount of \$1,286,928.17

Mayor Hoeft reported that the Jim Dhamer Drive, Del Webb Boulevard, and Manning Road improvements target the rehabilitation of these segments of roadway comprised of approximately 37,500 square yards along 1.4 centerline miles of roadway and summarized as follows:

Subdivision / Roadway	Limits	Length (ft)	Area (sy)
BASE BID			
Jim Dhamer Drive	IL Route 47 to approx. 4,225 ft. west	4,225	32,817
ALTERNATE #1 BID			
Del Webb Boulevard	IL Route 47 to approx. 160 ft. west (EB lane only)	160	770
ALTERNATE #2 BID			
Manning Road	Big Timber Road to approx. 2,800 ft. north	2,800	3,840
		TOTAL	7,185
		MILES	1.4
			37,427

STAFF ANALYSIS

On March 23, 2023, the Village received bids from four contractors for the Jim Dhamer Drive, Del Webb Boulevard and Manning Road Improvements. The bid results are summarized in the bid tabulation summary table.

Bid Tabulation Summary:

COMPANY	BASE BID AMOUNT	ALTERNATE #1 BID AMOUNT	ALTERNATE #2 BID AMOUNT	COMBINED BID AMOUNT
<i>Engineer's Estimate</i>	\$1,257,298.25	\$167,471.00	\$73,231.00	\$1,498,000.25
PLOTE CONSTRUCTION, INC.	\$1,068,900.78	\$140,408.29	\$77,619.10	\$1,286,928.17
J.A. JOHNSON PAVING CO.	\$1,105,169.00	\$154,090.00	\$74,690.00	\$1,333,949.00
GESKE AND SONS, INC.	\$1,102,167.83	\$196,442.78	\$82,587.45	\$1,381,198.06
ARROW ROAD CONSTRUCTION CO.	\$1,177,134.63	\$207,972.30	\$96,103.10	\$1,481,210.03

Staff has reviewed the bids and all is in order for consideration of the bid award to the lowest, responsible bidder, Plote Construction, Inc., in the Combined Base Bid and Alternate #1 & #2 Bid amount of \$1,286,928.17. Work on Jim Dhamer Drive and Manning Road is anticipated to begin on or about April 24, 2023, with a project completion date of July 28, 2023. Work on Del Webb Boulevard is anticipated to begin on or about August 7, 2023, with a project completion date of September 1, 2023. The start date on the Del Webb Boulevard project was intentionally delayed until after the substantial completion of the Street Improvement Program work in Sun City.

A summary of the rehabilitation by location is as follows:

Jim Dhamer Drive Rehabilitation

- Four landscape medians and three concrete medians will be removed and replaced with full depth pavement to match the existing roadway
- The VenturePark47 developer's consultant provided the Village with civil design drawings for review related to the scope of work across the frontage of the development for incorporation into the final design of the roadway
- Installation of additional drainage structures and storm sewer to replace those removed adjacent to the existing medians as required
- 2.00" HMA Surface Removal
- Class D Patching of Existing HMA Binder/Base Course
- 2.00" of Hot-Mix Asphalt Surface Course, Mix "D", II-9.5, N70

Del Webb Boulevard Rehabilitation

- The existing Del Webb Boulevard 10" concrete pavement for eastbound traffic exiting Sun City at the intersection of IL Route 47 will be removed and replaced
- Replacement of the existing signalized intersection's loop detectors with pre-formed loop detectors will be installed beneath the replaced PCC pavement
- This work is scheduled to be performed after the Sun City MFT Street Program work has been substantially completed.

Manning Road Rehabilitation

- 2.00" HMA Surface Removal
- Class D Patching of Existing HMA Binder/Base Course
- 2.00" of Hot-Mix Asphalt Surface Course, Mix "D", II-9.5, N50
- Reshape and add additional aggregate shoulder stone

2022-2025 STRATEGIC PLAN ALIGNMENT

The Strategic Plan identifies “Forward Looking Community” as a strategic focus and the following goal: “Management of Infrastructure Assets for Today and Tomorrow.” Pavement management is a form of asset management which seeks to optimize life-cycle costs of achieving and sustaining a desired target pavement condition.

FINANCIAL IMPACT

The FY23 Budget includes \$1,400,000 in funding for the Jim Dhamer Drive, Del Webb Boulevard, and Manning Road Improvements in the Street Improvements and Roads & Bridges Fund. Jurisdiction of Manning Road was transferred from Kane County to the Village in 2012 as part of the full interchange construction project. As part of the transfer, the County contributed funds to the Village for roadway repairs. The contribution covers the associated costs of those repairs. In addition, Venture One has contributed \$200,000 specific to the Dhamer Drive improvements, with \$365,000 remaining in Capital Development fees from Venture One’s original development for the Amazon projects, for a total developer contribution of \$565,000. The Venture One funds were previously recorded as revenue in the Street Improvements and Roads & Bridges Fund.

Mayor Hoeft asked if the Village Board had comments or questions. There were none.

A MOTION was made to approve a Resolution Authorizing a Bid Award and Construction Contract with Plote Construction, Inc. in the combined Base Bid and Alternate #1 and #2 Bid amount of \$1,286,928.17 for the Jim Dhamer Drive, Del Webb Boulevard and Manning Road Improvements.

- MOTION:** Trustee Westberg
- SECOND:** Trustee Goldman
- AYES:** Trustees: Goldman, Holzkopf, Kanakaris, Kittel, Leopold, and Westberg
- NAYS:** None
- ABSENT:** None
- The motion carried: 6-0-0**

- h) Consideration – Resolution Approving a Proposal for Professional Construction Engineering Services for the 2023 MFT Street Improvement Program and Jim Dhamer Drive, Del Webb Boulevard and Manning Road Improvements – Christopher B. Burke Engineering, Ltd in an Amount Not To Exceed \$346,000

Mayor Hoeft said a Proposal for Construction Engineering Services for the 2023 Motor Fuel Tax (MFT) Street Improvement Program and the Jim Dhamer Drive, Del Webb Boulevard and Manning Road Improvements has been received from Christopher B. Burke Engineering, Ltd. (CBBEL). Services will consist of construction engineering for the rehabilitation of various arterial and collector segments of roadway and various neighborhoods in Sun City comprised of over 214,000 square yards along 10.3 centerline miles of roadway and summarized as follows:

Subdivision / Roadway	Limits	Length (ft)	Area (sy)
Sun City NH 1	All Roadways	1,690	6,169
Sun City NH 2	All Roadways	4,013	13,453
Sun City NH 3	All Roadways	9,029	30,173
Sun City NH 7	All Roadways	6,653	23,261

Sun City NH 9	All Roadways	3,854	13,770
Cold Springs Drive	Del Webb Blvd, North to Del Webb Blvd	7,761	32,069
Farm Hill Drive	Del Webb Blvd, North to Regency Parkway	4,700	18,295
Hemmer Road	Del Webb Blvd, North to Village Limits	1,584	6,647
Stonewater Crossing	Del Webb Blvd, North to Wildrose Drive	5,356	22,090
Wildrose Drive	Del Webb Blvd, North to Stonewater Crossing	2,617	10,778
Sun City	Sidewalk Spot Repair Locations	N/A	N/A
Jim Dhamer Drive	IL Route 47 to approx. 4,225 ft. west	4,225	32,817
Del Webb Boulevard	IL Route 47 to approx. 160 ft. west (EB lane only)	160	770
Manning Road	Big Timber Road to approx. 2,800 ft. north	2,800	3,840

TOTAL 54,442 214,132
MILES 10.3 (7.9% of roadway network)

STAFF ANALYSIS

A summary of the rehabilitation by location is as follows:

Sun City Local Residential Roadway Rehabilitation

- Neighborhoods 1, 2, 3 & 7
 - 1.50" HMA Surface Removal
 - Class D Patching of Existing HMA Binder/Base Course
 - 1.50" of Hot-Mix Asphalt Surface Course, Mix "D", IL-9.5, N50
 - Partially reconstruct a 300' segment of Applewood Lane in Neighborhood 3 to address poor curblines and pavement drainage at multiple locations

- Neighborhood 9
 - Full Depth (4.00") HMA Surface Removal
 - Select Undercutting of Existing Aggregate Subbase & Subgrade exhibiting poor subgrade strength
 - 2.50" of Hot-Mix Asphalt Binder Course, Mix "D", IL-19.0, N50
 - 1.50" of Hot-Mix Asphalt Surface Course, Mix "D", IL-9.5, N50

Sun City Minor Collector Residential Roadway Rehabilitation

- Cold Springs Drive, Farm Hill Drive, Wildrose Drive, Stonewater Crossing, Hemmer Road
 - 2.00" HMA Surface Removal
 - Class D Patching of Existing HMA Binder/Base Course
 - 2.00" of Hot-Mix Asphalt Surface Course, Mix "D", IL-9.5, N50

Jim Dhamer Drive Rehabilitation

- Four landscape medians and three concrete medians will be removed and replaced with full depth pavement to match the existing roadway
- The VenturePark47 developer's consultant provided the Village with civil design drawings for review related to the scope of work across the frontage of the development for incorporation into the final design of the roadway
- Installation of additional drainage structures and storm sewer to replace those removed adjacent to the existing medians as required
- 2.00" HMA Surface Removal

- Class D Patching of Existing HMA Binder/Base Course
- 2.00" of Hot-Mix Asphalt Surface Course, Mix "D", II-9.5, N70

Del Webb Boulevard Rehabilitation

- The existing Del Webb Boulevard 10" concrete pavement for eastbound traffic exiting Sun City at the intersection of IL Route 47 will be removed and replaced
- Replacement of the existing signalized intersection's loop detectors with preformed loop detectors will be installed beneath the replaced PCC pavement
- This work is scheduled to be performed after the Sun City MFT Street Program work has been substantially completed.

Manning Road Rehabilitation

- 2.00" HMA Surface Removal
- Class D Patching of Existing HMA Binder/Base Course
- 2.00" of Hot-Mix Asphalt Surface Course, Mix "D", II-9.5, N50
- Reshape and add additional aggregate shoulder stone

All rehabilitation methods, excluding Manning Road, will include spot repairs to the curb and gutter or ribbon curb (at locations of poor drainage, deteriorated concrete or at ADA ramps) PCC sidewalk repairs (at trip hazards not addressed as part of the Village's sidewalk grinding program, and ADA accessible ramps retrofits). Also included would be any necessary structure adjustments, replacement of damaged public utility frames and lids in the roadway, and replacement of defective roadway drainage structures. All thermoplastic pavement markings will be replaced in kind and all crosswalk locations will include the placement of additional high visibility pavement markings.

2022-2025 STRATEGIC PLAN ALIGNMENT

The Strategic Plan identifies "Forward Looking Community" as a strategic focus and the following goal: "*Management of Infrastructure Assets for Today and Tomorrow.*" Pavement management is a form of asset management which seeks to optimize life-cycle costs of achieving and sustaining a desired target pavement condition.

FINANCIAL IMPACT

The FY23 Budget includes \$4,616,000 in funding for the 2023 Street Improvement Program broken down by fund as follows: \$1,606,893 for engineering and partial construction costs from the Street Improvements and Roads & Bridges Fund, 420-00-00-8001, and partial construction costs in the amounts of \$1,759,107.84 from the Rebuild Illinois Fund, 465-00-00-8001 and \$1,250,000 from the MFT Fund, 460-00-00-8001. The FY23 Budget also includes \$1,400,000 in funding for the Jim Dhamer Drive, Del Webb Boulevard, and Manning Road Improvements in the Street Improvements and Roads & Bridges Fund 420-00-00-8001. Venture One has contributed \$200,000 specific to the Dhamer Drive improvements, with \$365,000 remaining in Capital Development fees from Venture One's original development for the Amazon projects, for a total developer contribution of \$565,000. Summarized below:

FUND	FUND AMOUNT
MFT	\$1,250,000
STREET IMPROVEMENT	\$2,441,893
DEVELOPMENT CONTRIBUTION	\$565,000
REBUILD ILLINOIS	\$1,759,107
TOTAL	\$6,016,000

Mayor Hoeft asked if the Village Board had any comments or questions. There were none.

A MOTION was made to approve a Resolution Approving a Proposal for Professional Construction Engineering Services for the 2023 MFT Street Improvement Program and Jim Dhamer Drive, Del Webb Boulevard and Manning Road Improvements – Christopher B. Burke Engineering, Ltd in an Amount Not To Exceed \$346,000.

MOTION: Trustee Kanakaris
SECOND: Trustee Leopold
AYES: Trustees: Goldman, Holzkopf, Kanakaris, Kittel, Leopold, and Westberg
NAYS: None
ABSENT: None
The motion carried: 6-0-0

- i) Consideration – Resolution Waiving the Competitive Bid and Authorizing the Purchase of Flock Safety License Plate Reader (LPR) Cameras in the amount of \$187,150.00

Chief of Police Robert Porter stated that the use of License Plate Readers (LPR) is extremely beneficial when responding to calls for service such as stolen vehicles, residential burglaries, retail thefts, acts of violence as well as missing persons. LPRs are a great tool to assist in tracking criminals and their movements. LPRs capture searchable data including license plate numbers, vehicle make, model, color and unique features including bumper stickers, decals and roof racks.

STAFF ANALYSIS

After researching various License Plate Reader systems and attending demonstrations of the various systems, the Flock Safety solution was selected.

Flock Safety contains state of the art technology. Flock Safety provides objective, real-time and investigation leads through the vehicle’s fingerprint. Flock Safety provides information specific to the vehicle. The system does not provide any information on people including facial type recognition or traffic violations.

Flock is the largest LPR vendor in Illinois. The cameras can either be solar or hardwired. Flock handles all ongoing maintenance, with no additional costs to the Village if a camera goes down. Flock will also handle all State and County permit applications for installation.

LPRs would be mounted on all major thoroughfares coming in and out of the Village was shown on an exhibit provided to the Village Board. Seventeen LPRs will be purchased.

2022-2025 STRATEGIC PLAN ALIGNMENT

The Strategic Plan identifies “Healthy, Safe and Attractive Community” as a strategic focus and the following goal: “A Safe Community.” Technology such as LPRs will assist in responding to calls for service, including Amber and Silver Alerts, in order to maintain a safe Village for those who live, visit, and conduct business in the Village.

FINANCIAL IMPACT

Funds for the purchase are budgeted for in the Capital Improvement Fund line item 400-00-00-8122. The cost of the License Plate Reader (LPR) cameras is \$187,150.00 for a contract term of 48 months.

Additional funds will be utilized for any incidentals for the project including poles to mount the LPRs to, if needed. Funds for this project will come from the Village’s Capital Improvement Fund line item: 400-00-00-8122.

LEGAL ANALYSIS

In accordance with State Statute, a bid waiver shall be approved by a vote of two-thirds of all the trustees then holding office, thus requiring an affirmative vote of four trustees, with the mayor not voting. The Flock Safety agreement was reviewed by the Village Attorney.

Mayor Hoeft asked if the Village Board had any questions. Trustee Kanakaris asked what will happen after the four year contract expires and if the \$187,000 is just for the lease or if it included anything else. Deputy Chief Williams said the funds are for the lease only, no purchase will be made and after four years, it will be determined to either continue with the program or remove the system from the streets. Deputy Chief Williams added that staff is exploring grant opportunities available to help with the funding of the readers.

Trustee Leopold asked it was a full service lease including maintenance. He also asked what type of data will be recorded and if will be able to be used to solve crimes. Deputy Chief Williams said the lease does include maintenance. She said that the readers will capture every vehicle that passes the reader including the vehicles make, color, model, license plate number and anything else that is on the vehicle like a bumper sticker, roof rack or business logo. Deputy Chief Williams added that one of the best features of the readers is that if the Police Department had a recent crime reported with a vehicle type and license plate number, staff can enter the information into the data base and staff would be notified immediately if that vehicle passed by a reader and the location of the reader which would absolutely help solve crimes.

Mayor Hoeft asked if there were any further questions or comments. There were none.

A MOTION was made to approve a Resolution Waiving the Competitive Bid and Authorizing the Purchase of License Plate Reader (LPR) Cameras from Flock Safety in the amount of \$187,150.00.

- MOTION:** Trustee Kanakaris
- SECOND:** Trustee Holzkopf
- AYES:** Trustees: Goldman, Holzkopf, Kanakaris, Kittel, Leopold, and Westberg
- NAYS:** None
- ABSENT:** None
- The motion carried: 6-0-0**

- j) Consideration – Consideration – Resolution Waiving the Competitive Bid and Authorizing the Purchase of the Officer-Worn Body Camera (BWC), In-Squad Video System, and Digital Storage from Axon Enterprise, Inc. in the Total Amount of \$105,587.03

Chief of Police Robert Ported said the Village is required to comply with the Law Enforcement Officer-Worn Body Camera Act, 50 ILCS 706/10 et seq. (the “Act”). In addition, the current in-squad camera system is nearing its end of life. Moving towards a cloud-based digital evidence storage solution is a current police strategic planning goal. The Officer-Worn Body Camera, In-Squad Video System, and Digital Storage will all work in conjunction with each other under the Axon Enterprise, Inc. environment.

STAFF ANALYSIS

The FY23 budget provided for the issuance of state-mandated officer-worn body cameras, as required by the Act. The Act states that officer-worn body cameras may provide impartial evidence and documentation to settle disputes and allegations of officer misconduct, ultimately helping collect evidence while improving transparency and accountability while strengthening the public trust. The Act mandated that all municipalities and counties under 50,000 in population implement officer-worn cameras by January 1, 2025. Part of the capital plan is to find a solution for digital storage, with the in-squad cameras starting to fail and nearing their end of life, it is an opportune time to combine these systems into one. This is a one-solution system that will include officer-worn body cameras, in-squad camera systems, and digital evidence storage.

After researching both the in-car and officer-worn body camera, attending demonstrations of the various systems and conducting live demonstrations, the Axon solution was selected. The Axon Enterprise system features are as follows:

- Officer-Worn Body Camera has four microphones to capture clear audio
- Reduced motion blur during recordings for better photographic detail
- In-Car video recording including two cameras
- Officer-Worn Body Camera microphone works in conjunction with in-car video recordings
- Digital secure evidence storage allows citizens to upload evidence to their case report
- Sharing of evidence to prosecutors in a more efficient electronic way
- Five-year maintenance
- On-site deployment and training. Axon representatives will install in-car video systems into vehicles, while also providing body-worn camera training.

2022-2025 STRATEGIC PLAN ALIGNMENT

The Strategic Plan identifies “*Forward Looking Community*” as a strategic focus and the following goal “*Innovation and Implementation of Technology to Enhance Service Delivery.*” Moving to the Axon solution will allow staff to work in a more state-of-the-art environment. Processing evidence through digital storage will enhance service internally and externally. Eliminating the need for physical disc evidence and using cloud-based storage will allow for more time allocated to serving the community.

FINANCIAL IMPACT

Funds for the purchase are budgeted for in the Police Department Commodities line item 100-50-00-7281. The cost for FY23 is \$105,587.03. For FY24-FY27, the yearly cost is \$95,611.95. For FY23, the cost is \$67,996.59 for the Officer-Worn Body Camera and \$37,590.44 for the In-Squad Video System. The cost of

digital storage is included in the two systems. For FY24-FY27, the breakdown is \$63,021.51 per year for the Officer-Worn Body Camera and \$32,590.44 per year for the In-Squad Video System.

Grant funding opportunities for this project are available. Staff will apply for all applicable grants upon approval and purchase.

LEGAL ANALYSIS

In accordance with State Statute, a bid waiver shall be approved by a vote of two-thirds of all the trustees then holding office, thus requiring an affirmative vote of four trustees, with the mayor not voting. The agreement with Axon Enterprises, Inc., was reviewed by the Village Attorney.

Mayor Hoeft asked if there were any questions of Staff. Trustee Westberg said he is glad to see the Department using the cameras and asked if high profile instances would be released. Chief Porter said that although he supports transparency whenever possible, if there is an officer-involved shooting or something that will be needed at the State’s Attorney’s office, the camera event will not be released. Trustee Westberg asked if there will be extra cameras on hand and if the cameras will be replaced if they break or malfunction. Deputy Chief Williams said that everything is covered under the warranty package unless the camera is intentionally damaged, then they will not be covered to be replaced. She added that two spare cameras have been budgeted for so there will be a backup if needed and that there are grants available to help fund camera acquisition. Trustee Kanakaris asked if it is more of a lease than a purchase of the cameras and if they will be upgraded as needed. Deputy Chief Williams said it is actually a lease because in 2027 at the end of the term, the Village can decide to terminate the agreement. She added the decision will be made at that time to either renew the lease and upgrade to an integrated system or to not renew the lease.

Trustee Goldman asked if this was a mandate by the Safety Act and if so, would this mean that every Police Department will be applying for the grant money. Deputy Chief Williams said because Huntley is a community under 50,000 we are mandated to be in compliance by January 1, 2025. She said because of that deadline, they are trying to stay ahead of the process by trying to get the cameras with the officers now. Chief Porter said that the Training Board has funds available that can be applied for as well and that the Village’s insurance carrier, IRMA, has funds available for both the body cameras and the license plate readers. Mayor Hoeft asked if there were any further questions. There were none.

A MOTION was made to approve a Resolution Waiving the Competitive Bid and Authorizing the Purchase of the Officer-Worn Body Camera and In-Squad Video System from Axon Enterprise, Inc. for \$105,587.03

- MOTION:** Trustee Holzkopf
- SECOND:** Trustee Kanakaris
- AYES:** Trustees: Goldman, Holzkopf, Kanakaris, Kittel, Leopold, and Westberg
- NAYS:** None
- ABSENT:** None
- The motion carried: 6-0-0**

VILLAGE ATTORNEY’S REPORT: None

VILLAGE MANAGER’S REPORT: None

VILLAGE PRESIDENT’S REPORT: Mayor Hoeft wished Trustee Leopold a Happy Birthday. He also read a proclamation announcing April as National Donate Life month. The proclamation encouraged residents to

register as organ, eye and tissue donors during the month.

UNFINISHED BUSINESS: None

NEW BUSINESS: None

EXECUTIVE SESSION: No

POSSIBLE ACTION ON ANY CLOSED SESSION ITEM: None

ADJOURNMENT:

There being no further items to discuss, a **MOTION** was made to adjourn the meeting at 8:28 p.m.

MOTION: Trustee Kanakaris

SECOND: Trustee Holzkopf

The Voice Vote noted all ayes and the motion carried.

Respectfully submitted,

Rita McMahon
Village Clerk