

President Pro Tem Sperling called the meeting to order at 6:57 p.m. followed by the Pledge of Allegiance.

Roll Call

Trustee Gier	Yea	Trustee Betsinger	Yea
Trustee Sperling	Yea	Trustee Jungermann	Yea
Trustee Bauman	Yea	Trustee Marecek	Yea

Also present: Attorney Laura Julien, Village Administrator Jeff Zoepfel, Director of Finance Justin VanVooren, Director of Public Works Mark Wolf, Director of Community Development Sonya Abt, Engineer Peter Wallers, Chief of Police Phillip Smith, Communications Manager Kristina Nemetz, Village Clerk Debbie Buchanan, and others.

Public Participation

A. Public Comments.

There were no public comments.

Consent Agenda

- A. Minutes of the Village Board Meeting of July 25, 2022.
- B. Accounts Payable through August 8, 2022 in the Amount of \$1,066,783.01.
- C. Accounts Receivable for July 2022.
- D. Building Report for July 2022.
- E. Water Production Report for July 2022.
- F. Ordinance 1972 Amending Village Code Section 3-9 to Grant a Class G Liquor License (Hacienda El Dorado Mexican Restaurant - 817 Montgomery Road) (Second Reading).

Trustee Jungermann **moved to approve Items A-F of the Consent Agenda**. Trustee Marecek seconded this motion.

6 Yea. 0 No. Motion carried. Trustee Jungermann, Trustee Marecek, Trustee Betsinger, Trustee Gier, Trustee Sperling and Trustee Bauman voting yea.

Items for Separate Action

A. Award of Contract to All Services Contracting, Inc. in the amount of \$43,519.00 for Cleaning of Air Stripper Tower at LSWTP.

Director Wolf stated it has been more than 10 years since the tower has been cleaned. Previously the work was done by staff, but it is very labor intensive, so this project was budgeted for the current fiscal year.

Trustee Gier **moved to approve Award of Contract to All Services Contracting, Inc. in the amount of \$43,519.00 for Cleaning of Air Stripper Tower at LSWTP.** Trustee Marecek seconded this motion.

6 Yea. 0 No. Motion carried. Trustee Gier, Trustee Sperling, Trustee Bauman, Trustee Jungermann, Trustee Marecek and Trustee Betsinger voting yea.

B. Resolution 2022-014 Authorizing the Execution of a Master License Agreement Between EverStream GLC Holding Company, LLC And the Village of Montgomery for Use of Village Right-Of-Way.

Director Wolf explained that EverStream is requesting right-of-way permits to install fiber network throughout the Village. They provide services only to businesses and have already achieved large permitting tasks such as crossing the Fox River.

Trustee Gier **moved to approve Resolution 2022-014 Authorizing the Execution of a Master License Agreement Between EverStream GLC Holding Company, LLC And the Village of Montgomery for Use of Village Right-Of-Way** . Trustee Jungermann seconded this motion.

6 Yea. 0 No. Motion carried. Trustee Gier, Trustee Sperling, Trustee Bauman, Trustee Jungermann, Trustee Marecek and Trustee Betsinger voting yea.

C. Professional Services Agreement with EEI in the amount of \$63,212.00 for Design Engineering for the 2023 Gap Implementation Project .

Director Wolf referenced the gap project presentation on March 14th and said ideally the gap plan is done annually; however, due to the strike this year, the 2022 and 2023 projects are being combined and will be done in FY24. This will likely get better pricing. If the Village went out to bid now prices would be higher because projects are backed up and there is a restocking issue. Per Engineer Ott, this will go out to bid a couple weeks after the IRP, probably in January or February.

Trustee Gier **moved to approve Professional Services Agreement with EEI in the amount of \$63,212.00 for Design Engineering for the 2023 Gap Implementation Project** . Trustee Marecek seconded this motion.

6 Yea. 0 No. Motion carried. Trustee Gier, Trustee Sperling, Trustee Bauman, Trustee Jungermann, Trustee Marecek and Trustee Betsinger voting yea.

D. Ordinance 1976 Approving an Amendment to a Redevelopment Agreement to Induce the Redevelopment of The Orchard Road Redevelopment Project Area (Trans Lines Inc.). (Waiver of First and Passage on Second Reading).

Director Abt explained that the Redevelopment Agreement was approved for \$350,000. Trans Lines is asking for additional funding to increase the amount to \$433,948 and has provided details on project needs, such as Rochester Drive improvements, soil removal, and private fire loop closure.

Trustee Gier **moved to approve Ordinance 1976 Approving an Amendment to a Redevelopment Agreement to Induce the Redevelopment of The Orchard Road Redevelopment Project Area (Trans Lines Inc.). (Waiver of First and Passage on Second Reading)** . Trustee Marecek seconded this motion.

6 Yea. 0 No. Motion carried. Trustee Gier, Trustee Sperling, Trustee Bauman, Trustee Jungermann, Trustee Marecek and Trustee Betsinger voting yea.

E. Ordinance 1975 Approving an Economic Incentive Agreement by and between the Village of Montgomery, Kane and Kendall Counties, Illinois and Aucutt Road, LLC (Waiver of First and Passage on Second Reading).

Director Abt said that in February the Board approved variances for two truck terminals and the company is requesting TIF assistance to develop these two properties. They are investing about \$25 million and are requesting to be reimbursed for up to \$325,000 in eligible expenses for items such as soil remediation, RPZ, soil removal, etc. They agree to begin construction by 3/31/2023 and complete construction by 3/31/2025. The COI must be issued before TIF funds would be issued.

Trustee Marecek **moved to approve Ordinance 1975 Approving an Economic Incentive Agreement by and between the Village of Montgomery, Kane and Kendall Counties, Illinois and Aucutt Road, LLC (Waiver of First and Passage on Second Reading)** . Trustee Jungermann seconded this motion.

6 Yea. 0 No. Motion carried. Trustee Marecek, Trustee Betsinger, Trustee Gier, Trustee Sperling, Trustee Bauman and Trustee Jungermann voting yea.

F. Resolution 2022-015 Accepting Public Improvements (Existing Water Main Relocation - Montgomery Business Center).

Director Abt reported that the owner has relocated the watermain going through Unit 2, Lot 7 of the Montgomery Business Center which is now stubbed in at the end of Commerce. Eventually this will be abandoned as well and a new watermain will be installed when Commerce Drive is extended; meanwhile this is operational and EEI recommends this be accepted.

Trustee Gier **moved to approve Resolution 2022-015 Accepting Public Improvements (Existing Water Main Relocation - Montgomery Business Center)** . Trustee Marecek seconded this motion.

6 Yea. 0 No. Motion carried. Trustee Gier, Trustee Sperling, Trustee Bauman, Trustee Jungermann, Trustee Marecek and Trustee Betsinger voting yea.

G. Resolution 2022-016 Approving the Release of a Village Water Main Easement (Montgomery Business Center Unit 2 .

Director Abt said now that the old watermain is abandoned, they are asking the Village to release the easement on that property to allow them to close on the property in the near future.

Trustee Gier moved to approve Resolution 2022-016 Approving the Release of a Village Water Main Easement (Montgomery Business Center Unit 2. Trustee Bauman seconded this motion.

6 Yea. 0 No. Motion carried. Trustee Gier, Trustee Sperling, Trustee Bauman, Trustee Jungermann, Trustee Marecek and Trustee Betsinger voting yea.

Items for Discussion

New or Unfinished Business

Trustee Bauman thanked Chief Smith and his staff for National Night Out which was a wonderful event. Trustee Jungermann seconded this.

Trustee Jungermann asked for an update on Route 30 and Orchard intersection improvements. Director Wolf said there will be dual turn lanes on Orchard Road southbound to allow for turning eastbound onto Route 30 plus a lane to turn westbound on Route 30. Most improvements are in Kane County. New signals are being installed, plus sidewalk improvements. Work is currently on schedule and should be completed in October. Engineer Wallers said ultimately improvements will include replacement of the bridge over Blackberry Creek when Route 30 is widened and specific plans will be decided by the state. Administrator Zoepfel said that Rep. Wheeler continues to lobby IDOT on our behalf but the project is not on the multi-year plan yet.

Trustee Jungermann asked about this year's IRP improvements. Director Wolf said they are working on the north side of Route 30 and then will move to the south side of Route 30. Then they will do Ashland and Knell after that.

Trustee Marecek reported that Montgomery Fest is coming up and everyone has been working hard to finalize plans.

Trustee Sperling thanked staff for working with the post office and reported that pothole patching has been completed. Rotary Club installed a Little Free Pantry in the lower level lobby and she'd like something in the next newsletter about that.

Future Meetings

- A. Beautification Committee - Wednesday, August 10, 2022 at 6:30P - CANCELLED.
- B. Committee of the Whole - Tuesday, August 16, 2022 at 7:00P - CANCELLED.
- C. Intergovernmental Committee - Monday, August 22, 2022 at 6:30P - CANCELLED.
- D. Village Board Meeting - Monday, August 22, 2022 at 7:00P - CANCELLED.

Executive Session

- A. To Discuss the Setting of a Price for Sale or Lease of Property Owned by the Public Body Pursuant to 5 ILCS 120/2(c)(6).
- B. To Discuss the Sale, Purchase, or Lease of Real Property Pursuant to 5 ILCS 120/2(c)(5).

Adjournment: 7:24 p.m.

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Seeking no further business to come before the Board, it was moved by Trustee Jungermann and seconded by Trustee Bauman to **adjourn to Executive Session.**

6 Yea. 0 No. Motion carried. Trustee Jungermann, Trustee Marecek, Trustee Betsinger, Trustee Gier, Trustee Sperling and Trustee Bauman voting yea.

Respectfully submitted,

Debbie Buchanan
Village Clerk