

Minutes of the regular meeting of the Board of Local Improvements of the Fox River Water Reclamation District held on Wednesday, August 10, 2022, at the Administration Building at 1957 North LaFox, South Elgin, Illinois. Present were President Benjamin Bernal, Vice President Marty McCormack, Trustee Steve Rauschenberger, and Trustee Beth Penesis.

Staff present included Executive Director Bob Trueblood, Technical Services Director Beth Vogt, Senior Project Engineer James Kerrigan, Assistant Clerk Kim Narvaiz and Attorney Mark Kimzey.

President Bernal called the meeting to order at 5:30 P.M.

**APPROVAL OF THE JULY 13, 2022 BOARD OF LOCAL IMPROVEMENT MINUTES**

Trustee Rauschenberger made a motion, seconded by Trustee McCormack, to approve the minutes of the July 13, 2022 Board of Local Improvements as written.

There was no discussion. President Bernal called for a vote, Ayes, Trustees Bernal, McCormack, Rauschenberger, Penesis. Nays, none.

**PUBLIC COMMENT**

None

**OLD BUSINESS**

**DISCUSSION RELATED TO THE IEPA PERMIT APPLICATION BY M/I HOMES OF CHICAGO, LLC FOR THE BECKETTS LANDING SUBDIVISION, VILLAGE OF SOUTH ELGIN**

President Bernal requested an update on the agenda item from staff. Executive Director Trueblood commented that there was a zoom call between FRWRD staff and the Village of South Elgin that took place on 8/9/22. VOSE indicated that they did not anticipate that the agreement between VOSE and the City of Elgin would take so long when they agreed to allow the developer to proceed with construction of the sewer. ED Trueblood continued that staff had report the unpermitted work to the IEPA and IEPA did send an inspector out to the site. It is staffs understanding that the IEPA has issued a notice of violation to the contractor doing the work for installing public sewer without a permit. As of the meeting, FRWRD staff has not received the permit application to sign.

**NEW BUSINESS**

**MOTION TO APPROVE ANNEXATION PETITION FOR THE SPOHR FAMILY FARM CONTAINING 82.59 ACRES AT THE NORTHWEST CORNER OF UMBDENSTOCK ROAD AND N. LANCASTER ROAD, KANE COUNTY**

Trustee Rauschenberger made a motion, seconded by Trustee McCormack, to authorize Attorney Airdo to prepare an annexation ordinance for 82.59 acres at the Northwest corner of Umbdenstock Road and North Lancaster Road, Kane County for approval at a subsequent board meeting. Technical Services Director Vogt commented that representatives from Shanahan and Sons were present if any Board members had questions for them about the proposed development.

There was no discussion. President Bernal called for a vote, Ayes, Trustees Bernal, McCormack, Rauschenberger, Penesis. Nays, none.

**MOTION TO APPROVE IEPA PERMIT APPLICATION BY TRIUMPH CONSTRUCTION SERVICES FOR A PROPOSED COMMERCIAL DEVELOPMENT WITHIN THE VILLAGE OF WEST DUNDEE'S CANTERFIELD CORPORATE CAMPUS**

Trustee McCormack made a motion, seconded by Trustee Rauschenberger, to authorize Executive Director Trueblood to sign the IEPA permit application for Triumph Construction Services located in the Village of West Dundee.

There was no discussion. President Bernal called for a vote, Ayes, Trustees Bernal, McCormack, Rauschenberger, Penesis. Nays, none.

**MOTION TO APPROVE IEPA PERMIT APPLICATION FROM D.R. HORTON, INC. FOR THE WEST POINT GARDENS SOUTH SUBDIVISION PHASE 3, ELGIN**

Trustee Penesis made a motion, seconded by Trustee Rauschenberger, to authorize Executive Director Trueblood to sign the IEPA permit applications for the West Point Gardens South Subdivision Phase 3, Elgin, subject to payment of the required service fees. Trustee Bernal asked if they were aware of the service fees. Technical Service Director Vogt responded yes.

There was no further discussion. President Bernal called for a vote, Ayes, Trustees Bernal, McCormack, Rauschenberger, Penesis. Nays, none.

**MOTION TO APPROVE IEPA PERMIT APPLICATIONS BY SEEFRIED INDUSTRIAL PROPERTIES FOR SPECULATIVE BUILDINGS WITHIN THE CHICAGO WHITE METAL SUBDIVISION, ELGIN**

Trustee McCormack made a motion, seconded by Trustee Penesis, to authorize Executive Director Trueblood to sign the IEPA permit application for the proposed Chicago White Metal development by Seefried Industrial Properties.

There was no discussion. President Bernal called for a vote, Ayes, Trustees Bernal, McCormack, Rauschenberger, Penesis. Nays, none.

**MOTION TO APPROVE IEPA PERMIT APPLICATION BY ZS-BARTLETT PROPERTY OWNER, LLC FOR ZIPPY SHELL, 450 MILES PARKWAY, BARTLETT**

Trustee Rauschenberger made a motion, seconded by Trustee McCormack, to authorize Executive Director Trueblood to sign the IEPA permit application for ZS-Bartlett Property Owner, LLC., Bartlett, subject to payment of the required service fees.

There was no discussion. President Bernal called for a vote, Ayes, Trustees Bernal, McCormack, Rauschenberger, Penesis. Nays, none.

**MOTION TO APPROVE IEPA PERMIT APPLICATION BY CHRIST COMMUNITY CHURCH, VILLAGE OF SOUTH ELGIN**

Trustee McCormack made a motion, seconded by Trustee Penesis, to authorize Executive Director Trueblood to sign the IEPA permit application for the Christ Community Church located in the Village of South Elgin.

There was no discussion. President Bernal called for a vote, Ayes, Trustees Bernal, McCormack, Rauschenberger, Penesis. Nays, none.

**TECHNICAL SERVICES DIRECTOR'S REPORT**

Technical Services Director Vogt gave an update on development projects, including:

- Several upcoming projects that will need to comply with the FRWRD Grease Trap requirements ranging from the installation of new 1,000-gallon grease separators to seeking grease trap variances for indoor separators.
- Canterfield Corporate Campus has indicated that part of the industrial use will be for the Reyes Cocio Cola Distribution Center.

**ADJOURN**

As there was no additional business, Trustee Penesis made a motion, seconded by Trustee McCormack, to adjourn the meeting at 5:45 P.M. The next meeting is scheduled for 5:30 P.M. Wednesday, September 14, 2022. President Bernal called for a vote; Ayes Bernal, McCormack, Rauschenberger, Penesis. Nays, none.

Respectfully Submitted

Kim Narvaiz, Assistant Clerk

APPROVED:

Benjamin Bernal, President

Gary Hyman, Clerk/Treasurer