



**Village of Algonquin
Minutes of the Committee of the Whole Meeting
February 11, 2025
Village Board Room
2200 Harnish Dr. Algonquin, IL**

Trustee Brehmer Chairperson, called the Committee of the Whole meeting to order at 7:30 p.m.

AGENDA ITEM 1: Roll Call to Establish a Quorum

Present: Trustees, Jerry Glogowski, Laura Brehmer, Brian Dianis, Maggie Auger, John Spella, and President, Debby Sosine

A quorum was established

Staff in Attendance: Tim Schloneger, Village Manager; Nadim Badran, Public Works Director; Patrick Knapp, Community Development Director; Michelle Weber, Deputy Clerk; and Kelly Cahill, Village Attorney

AGENDA ITEM 2: Public Comment

None

AGENDA ITEM 3: Community Development

Mr. Knapp:

A. Consider an Ordinance Amending Chapter 21, Algonquin Zoning Ordinance, Sections 21.3, 21.4.Q, 21.9.G, and 21.12

Staff is requesting amendments to the Zoning Code in Sections 21.3 Definitions, 21.4.Q Conservation Design Standards and Procedures, 21.9.G B-2 Business District Permitted Uses, and 21.12 Special Uses. The amendments would add specialty recreation facilities and remove "indoor" from throwing sports from the Arcade or Billiard/Pool Hall, or Game Room definition, will define banquet and event facility, specialty recreation facility, and balcony, will remove the 30-foot vegetative buffer requirement in a conservation subdivision, will add Billiard and Pool Room, Game Room, and Arcade as a Special Use in the B-2 District, and will add banquet and event facility as a Special Use.

Following discussion and clarification regarding Special Use, setbacks, and buffers, it was the consensus of the Committee to move this on to the Village Board for approval.

AGENDA ITEM 4: General Administration

Mr. Schloneger:

A. Consider an Amendment to Chapter 33, Liquor Control and Liquor Licensing by Increasing the Available Class A-1 Liquor Licenses by Two (2)

In accordance with an ordinance passed in 2013 limiting the number of allowable liquor licenses in all classes to the number of licenses issued at that time, staff recommends an ordinance amending the number of available Class A-1 liquor licenses. Mr. Kimchi4, Inc. (dba) Mr. Kimchi a new restaurant located 1700 S. Randall Road, Algonquin, where Thirsty Whale was previous located, and First Watch Restaurants, Inc. (dba) First Watch #1060 a new restaurant located 1723 S. Randall Road, Algonquin have both applied for a class A-1 liquor license.

It was the consensus of the Committee to move this on to the Village Board for approval.

AGENDA ITEM 6: Public Works & Safety

Mr. Badran:

A. Consider an Agreement with Baxter & Woodman Natural Resources for 2025 Natural Area Maintenance

A request for quote was sent to five qualified ecological contractors in January 2025 for natural area maintenance services for the upcoming growing season. Five quotes were received, the lowest base quote was received by Baxter & Woodman Natural Resources in the amount of \$100,600.00.

After reviewing the proposals, we recommend approving the Baxter & Woodman Natural Resources quote of \$100,600.00. The Village has a proven history with this contractor, who has consistently delivered quality work,

effective communication, and reasonable pricing. We are requesting contract approval in February so that we can get on the contractor's schedule for a timely start to maintenance activities after May 1st.

It was the consensus of the Committee to move this on to the Village Board for approval.

B. Consider an Agreement with A Lamp for the Construction of Eastgate Drive Water Main and Roadway Improvements

The Eastgate Drive Water Main and Roadway Improvements project aims to address the 70+ year old existing water main which is in extremely poor condition, evidenced by the multitude of breaks in the last 15 years. Additionally, the project will address the poor condition of the pavement on Eastgate Drive and improve pedestrian access. The work will consist of 8" water main installation, new water service lines, roadway resurfacing, combination curb and gutter removal and replacement, sidewalk and ADA ramp removal and replacement, and a new angled parking facility. The bid also included two alternatives to perform work on the parking lot of the Eastgate Branch of the Algonquin Area Public Library District. Alternative 1 includes parking lot resurfacing, utility structure adjustments, and new thermoplastic pavement markings. Alternate 2 includes additional parking lot curb and gutter replacement, sawing and sealing curb and gutters, and sidewalk replacement.

Upon completion of the design over the winter, the project was advertised for bid during January. Bids were opened on January 28th, 2025, with six (6) bids received. A Lamp Concrete Contractors, Inc. is the low bidder for all three bid alternatives, with the base bid plus alternatives 1 and 2 in the amount of \$1,954,984.48. This is lower than the Engineer's Estimate of \$2,035,281.80. The Village has sufficient funding from the Capital Fund which will be used along with a \$250,000 grant from the Illinois Department of Commerce and Economic Opportunity.

The Village has worked successfully with A Lamp on previous projects. Therefore, staff recommends the Committee of the Whole take necessary action to move forward with the award of this project to the Village Board for approval in the amount of \$1,954,984.48 to A Lamp Concrete Contractors, Inc.

It was the consensus of the Committee to move this on to the Village Board for approval.

C. Consider an Agreement with CBBEL for the Construction Oversight of Eastgate Drive Water Main and Roadway Improvements

To manage this project, the Village will be performing in-house construction oversight with part-time assistance from Christopher B. Burke Engineering, Ltd (CBBEL). The project will require additional assistance overseeing the water main installation and communication with project stakeholders. Staff is confident that CBBEL will help deliver a quality product for the Village. The submitted proposal in the amount of \$54,300.00 is below the budgeted amount.

Staff recommends that the Committee of the Whole take the necessary action to move forward on the agreement with CBBEL to provide part-time construction oversight on the Eastgate Drive Water Main and Roadway Improvements project.

Following discussion and clarification on the Library's portion of the project, it was the consensus of the Committee to move this on to the Village Board for approval.

D. Consider an Intergovernmental Agreement with the Forest Preserve of Kane County for a Permanent Easement to Construct a Multi-Use Path

The Broadsmore Drive and Stonegate Road Phase 2 Improvements project aims to address the distressed and failing roadway in the southeast corner of Longmeadow Parkway and Randall Road. The second phase of this project will include a multi-use path on the south side of Broadsmore Drive from 2421 Randall Road to Broadsmore Park.

To facilitate this improvement, the Village has reached an agreement with the Forest Preserve of Kane County to obtain a permanent easement on their property along the south side of Broadsmore Drive from east of Stonegate Road to Broadsmore Park, as seen in the attached exhibit. This will allow the Village to construct and maintain the new multi-use path minimizing impacts to the existing parkway trees within the parkway.

Staff recommends that the Committee of the Whole take the necessary action to move forward on the agreement to the Village Board for approval.

It was the consensus of the Committee to move this on to the Village Board for approval.

AGENDA ITEM 7: Executive Session

None

AGENDA ITEM 8: Other Business

1. President Sosine informed the Board, Quick Trip will be on the Committee of the Whole agenda next week. Residents have been notified of this.
2. Trustee Smith and Brehmer requested information pertaining to the Founder's Day pause, 501c3 and Village expenses for past Founder's events.
3. Trustee Brehmer requested clarification on the permit process/timing for the former Brunswick Zone on E. Algonquin Road. Mr. Knapp indicated that if work and inspections have not commenced by June the permit would be considered abandoned.
4. Trustee Brehmer requested information pertaining to the employee review and staff enhancement process.

AGENDA ITEM 9: Adjournment:

There being no further business, Chairperson Brehmer adjourned the meeting at 8:05 p.m.

Submitted:

Michelle Weber, Deputy Village Clerk