



VILLAGE OF FOX LAKE VILLAGE BOARD MEETING MINUTES

STATE OF ILLINOIS, }
Lake and McHenry Counties, } ss.
Village of Fox Lake

At the regular Board Meeting, held in said Village and County in the State of Illinois at 6:30 p.m. on October 22, 2024, and held via in-person and via Zoom conference, the meeting was called to order by Mayor Schmit. The following official business was transacted:

1. Call to Order

Trustee Jensen and Trustee Vander Weit contacted the Village Clerk with a request to appear remotely as they are each out of town on business.

Trustee Driscoll made a motion to allow Trustee Jensen and Trustee Vander Weit to attend the Village Board Meeting remotely, seconded by Trustee Konwent.

A roll call vote was taken as follows:

Trustee Jensen	No Vote
Trustee Stochl	Aye
Trustee Konwent	Aye
Trustee Marr	Aye
Trustee Driscoll	Aye
Trustee Vander Weit	No Vote

Motion carried.

Roll Call

Present Mayor Donny Schmit, Village Attorney Howard Teegen, Trustees: Ron Stochl, Jeff Jensen (via Zoom), Brian Marr, Amy Driscoll, Bernice Konwent, and Debra Vander Weit (via Zoom) and Village Clerk Michelle Runnion.

Staff also in attendance: Jessica Chernich, Jodi Luka, Susan Novak, Mary Locher, John Thompson, and Dawn DeServi.

2. Approval of Minutes

A. Village Board Meeting Minutes for October 8, 2024

Trustee Marr made a motion to approve the Village Board Meeting Minutes for October 8, 2024, seconded by Trustee Driscoll.

A roll call vote was taken as follows:

Trustee Jensen	Aye
Trustee Stochl	Aye
Trustee Konwent	Abstain
Trustee Marr	Aye
Trustee Driscoll	Aye
Trustee Vander Weit	Aye

Motion carried.

3. Approval of the Warrant

A. Approval of the Warrant – October 22, 2024

Trustee Konwent made a motion to approve the Expenditures/Warrants/Transfers for October 22, 2024, in the amount of \$821,919.74, seconded by Trustee Driscoll.

A roll call vote was taken as follows:

Trustee Jensen	Aye
Trustee Stochl	Aye
Trustee Konwent	Aye
Trustee Marr	Aye
Trustee Driscoll	Aye
Trustee Vander Weit	Aye

Motion carried.

4. Special Business (Appointments, Swearing-In Ceremonies, Proclamations)

There was none.

5. Village President's Report

The mayor stated that he attended the Pumpkin Festival and the Senior Fair, and both were a great success. He also attended the 911 Consolidation Meeting where there will be an appointment for a new director and is hoping to see some savings. The Mayor, Susan Novak, and Jessica Chernich also attended a meeting with the Lake County Highway Department who will be making improvements along Rollins Road and the Bike Path in 2027.

6. Village Administrator's Report

United Way representative Gale Graves provided a presentation on 211, one of the three platforms of United Way. She shared how to get connected to help using the Lake County Hotline. She shared that there were 282 referrals for Fox Lake residents.

7. Village Attorney Report

Attorney Teegen indicated there were errors in Exhibit A for borrowing funds on Ordinance 2024-50; therefore, this item will be pulled from the consent agenda and voted on separately with revisions.

8. Village Treasurer's Report

Mary Locher stated that she is awaiting the 2024 Audit draft, and the plan is to present it at the next Village Board Meeting. She also stated that \$665,000 would be paid on the bonds.

9. Preliminary Audience Comments (on Agenda Items Only)

There were none.

10. Motion to Recess to Committee of the Whole Meeting

Trustee Konwent made a motion to recess to the Committee of the Whole, seconded by Trustee Marr. All were in favor. Motion carried.

A. Strategic Planning Team Reports

There were no comments or questions.

11. New Business

A. Resolution 2024-R-83: A Resolution Amending an Agreement to Establish the Northern Illinois Land Bank Authority

This item is to amend an Agreement to Establish the Northern Illinois Land Bank Authority and establish membership in the Northern Illinois Land Bank Authority and appoint the Community Development Director and Village Mayor as the board representatives. Landbanks work to acquire vacant and abandoned properties, and this item allows the Village to join a larger land bank with greater resources. Trustee Stochl asked for information on who is involved in the Land Bank Authority, and it was shared that there are nine communities.

B. Ordinance 2024-50: An Ordinance Authorizing the Village of Fox Lake, Lake and McHenry Counties, Illinois to Borrow Funds from the Public Water Supply Loan Program for the Drilling of Well No. 9 and Construction of Well No. 9 Water Treatment Plant

This item is to authorize the Village of Fox Lake, Lake and McHenry Counties to Borrow Funds from the Public Water Supply Loan Program for the Drilling of Well No. 9 and Construction of Well No. 9 Water Treatment Plant. The Village has received \$7,295,000 in Principal Forgiveness for this work and is not intending to award any contracts or to move the project forward until the full \$12,600,000 has been secured.

C. Motion to Accept the Planning & Zoning Commission's Recommendation to Amend the Zoning Map by Rezoning PINs 05-22-102-012, 05-22-102-004, 05-22-102-005 from B-3 to R-4 and Authorize the Village Attorney to prepare the Ordinance

This item is to accept the Planning & Zoning Commission's Recommendation to Amend the Zoning Map by Rezoning PINs 05-22-102-012, 05-22-102-004, 05-22-102-005 from B-3 to R-4 and Authorize the Village Attorney to prepare the Ordinance. The owner pointed out that it also includes part of PIN 05-22-102-014 and shared information that the first step is the rezoning and then the PUD agreement. This would allow them to assess and start planning then present at the January meeting. The property is below grade and difficult to access and has a lack of visibility as commercial property. There was discussion on this item with Trustee Stochl expressing concerns for the future of the development and its management, Trustee Vander Weit stating she believes it's the highest and best use, Mayor commenting it will provide additional tax revenue, and Trustee Marr stating it is the zoning decision being addressed at this time so if there are concerns prior to the final product presentation there needs to be further discussions between now and then. The mayor requested updates as planning is developed to better address issues/concerns before presentation.

D. Motion for an Addendum to the Waste Management Contract

This item is to approve an addendum to the Waste Management Contract relating to what items may or may not be accepted.

12. Old Business

There was none.

13. Motion to Adjourn from Committee of the Whole and Reconvene Village Board Meeting

Trustee Konwent made a motion to adjourn from the Committee of the Whole and reconvene the Village Board meeting, seconded by Trustee Marr. All were in favor. Motion carried.

14. Items to be Removed from Consent Agenda

Mayor removed Ordinance B-1. Trustee Stochl removed Motion C-1.

15. Consent Agenda

No consent agenda was established. All items will be voted on separately.

16. Trustee Jensen made a motion to pass Resolution 2024-R-83: A Resolution Amending an Agreement to Establish the Northern Illinois Land Bank Authority, seconded by Trustee Vander Konwent.

A roll call vote was taken as follows:

Trustee Jensen	Aye
Trustee Stochl	Aye
Trustee Konwent	Aye
Trustee Marr	Aye
Trustee Driscoll	Aye
Trustee Vander Weit	Aye

Motion carried.

Trustee Driscoll made a motion to pass Ordinance 2024-50: An Ordinance Authorizing the Village of Fox Lake, Lake and McHenry Counties, Illinois to Borrow Funds from the Public Water Supply Loan Program for the Drilling of Well No. 9 and Construction of Well No. 9 Water Treatment Plant as amended, seconded by Trustee Vander Konwent.

A roll call vote was taken as follows:

Trustee Jensen	Aye
Trustee Stochl	Aye
Trustee Konwent	Aye
Trustee Marr	Aye
Trustee Driscoll	Aye
Trustee Vander Weit	Aye

Motion carried.

Trustee Driscoll made a motion to Accept the Planning & Zoning Commission's Recommendation to Amend the Zoning Map by Rezoning PINs 05-22-102-012, 05-22-102-004, 05-22-102-005 from B-3 to R-4 and Authorize the Village Attorney to prepare the Ordinance, seconded by Trustee Konwent.

A roll call vote was taken as follows:

Trustee Jensen	Aye
Trustee Stochl	No
Trustee Konwent	Aye
Trustee Marr	Aye
Trustee Driscoll	Aye
Trustee Vander Weit	Aye

Motion carried

Trustee Vanderweit made a motion to approve an Addendum to the Waste Management Contract, seconded by Trustee Driscoll.

A roll call vote was taken as follows:

Trustee Jensen	Aye
Trustee Stochl	Aye
Trustee Konwent	Aye
Trustee Marr	Aye
Trustee Driscoll	Aye
Trustee Vander Weit	Aye

Motion carried

17. For the Good of the Order

Trustee Stochl asked about the company that was hired to address vacant properties as they are addressing vacancies too quickly and charging fines. Jodi Luka stated that was

not the intention of the ordinance. Attorney Teegen stated the ordinance should be clear and he will check into it.

Jessica Chernich shared that there will be a retirement get together for Tom Muehlfelder at the Bingo Hall this Friday.

18. Audience Comments

There were none.

19. Executive Session

There is none.

20. Adjournment

Trustee Stochl made a motion to adjourn the meeting at 7:19 pm, seconded by Trustee Marr. All were in favor. Motion carried.

Meeting was adjourned at 7:19 P.M.

Michelle Runnion
Michelle Runnion, Village Clerk