

Village Board Meeting Minutes
VILLAGE OF ISLAND LAKE
3720 Greenleaf Avenue, Island Lake, IL 60042
March 13, 2025, 7:00 p.m.



1. **Call to Order** at 7:00 by Mayor McLaughlin
2. **Roll Call** Present: Trustees Brittany Alers, Chuck Cermak, Steve Deasey and Will Ziegler. Absent: Trustees Thadd Lewis and Pyne. Also present: Mayor Richard McLaughlin, Clerk Georgine Cooper, Attorney Brandy Quance, Police Chief Jennifer Paulus, Public Works Director Chris Carlsen, Building Official Ken Adkins

3. **Pledge of Allegiance**

4. **Presentation by new Grocer**

Jeff Schnoll of Schnoll and Company of Deerfield, developer for grocery store to be located in the former Island Foods space, was met with applause by the audience. He is working diligently to purchase former Island Foods property; and issue with the deed is the last hurdle should be resolved in two weeks. He has a grocer/tenant ready who hopes to open in May; also looking to put a coffee shop in former bank; plans to tear down the former hardware building and rebuild for a restaurant with patio—possibly Italian; has plans for new LED lighting, new façade and new parking lot and to make it a city center; Mayor McLaughlin presented by far the friendliest approach to a business community.

In answer to audience questions: Will be an international grocery store; a family operated Lomelli's. The last hurdle is clearing the deed; takes time to correct the issue. Coffee shop will be a local owner [not a national chain]: has 2 potential operators; will be remodeling grocery store after it opens; will be a façade on the building. Closing will be in the next couple of weeks if all deed issues are cleared.

5. **Public Comment** included: Would like to see a couple of ordinances: removal of holiday decorations; appreciated people doing civic duty and campaign signs. Note from Attorney Quance: Free speech cannot be regulated. Dowell and River roundabout has signs about traffic flow. Noted that the Village does not regulate. Resident: Grew up with roundabouts and knows how; many folks don't. Resident noted that a neighbor has 4 dogs and does not clean up after them. What is happening to animals at Milk and Honey? Response: County issue.

6. **Committee and Department Reports**

- a. Public Works, Trustee Alers
- b. Parks Planning and Development, Trustee Pyne (absent)
- c. Business and Economic Development, Trustee Deasey
- d. Building and Zoning, Trustee Cermak
- e. Police, Public Safety, and Ordinances, Trustee Lewis (absent)
- f. Finance and Administration, Trustee Ziegler

Action Items

7. **Consent Agenda**

Approve minutes of the 2/27/2025 meeting

Motion to approve the Consent Agenda as read by Trustee Ziegler, Second by Trustee Deasey.
Ayes: Trustees Alers, Cermak, Deasey, and Ziegler. Nays: none. Motion carried.

Discussion Items

a. **2025 Lake Treatment**

Director Carlsen provided the Board with 3 proposals for 2025 lake treatment for their trustee review and asked for approval to be on the 3/27/2025 Agenda so that spring treatment can be started in a timely way.

b. Building Fees Schedule Update

Official Adkins has reviewed an updated, simplified schedule of building fees for the action at the 3/27/2025. Other revisions to Title 8 for 3/27/2025 action include updates for building code adoptions.

8. **Mayor Comments** included: We build playgrounds and put out equipment for the kids; equipment is getting destroyed. The latest incident is on video. The ballfields are being rehabbed by a professional group who is donating the work. Kelley's Market is having a few hiccups but they are being addressed. We talking with a builder who would like to build 20 more new homes in the Walnut Glen area. The draft audit arrived today and is under review.
9. **Trustee and Staff Comments** included: Trustee Alers: Worked very hard to get playground equipment; saddened by damage; emphasized: *If you see something, say something*; have had to lock washrooms in parks as a result of vandalism; glad to see new businesses. Trustee Cermak: Thanked residents for coming out and invited them to come back. Trustee Deasey: Asked residents to continue to support new businesses so we can attract and keep them; is working on a new pamphlet to attract businesses; we all contribute to making the town look positive and welcoming; it's up to all of us to present the town well. This is a town of helpful neighbors; watch your speed through neighborhoods and be aware of children out and about; thanked residents for attending the meeting. Trustee Ziegler: Thanked residents for coming out; glad to see new businesses, and that will bring much needed new revenue.

Director Carlsen: Worked with Mayor McLaughlin on request letters for \$2,000,000 in grant funding to address phosphates in the lake; had letters from 5 citizens sent to 2 state representatives; working on testing and assessing where phosphates originate and will build data. Channel Park mulch is going to be installed. We are waiting on IDOT to stamp the plat for Kelley's Market and will be ready to go. Chief Paulus: School will be out soon; had a great experience with Adopt-a-Cop; new officer Silva will be ready for solo work; Choose your Path Coalition for Operation Sticker Shock to raise awareness about selling to underage people. Building Official Adkins: Working with County and State division/departments of transportation to get Kelley's Market moving. Clerk Cooper: Working on newsletter for insertion in April 2025 water bill; it is saves on postage to include it in the bill. Occasionally newsletters are mailed separately; newsletters also go up on the website. They contain useful information, as does the message board on the bill. Also occasionally, the Mayor does a letter—a practice former Mayor Amrich started during the pandemic; those are also put on the website. Call the Village for official information.

10. Adjournment

Motion to adjourn by Trustee Cermak, Second by Trustee Alers
All were in favor. Meeting adjourned at 7:37 p.m.

Submitted by Georgine Cooper