

MEETING AGENDA



Board of Trustees Meeting

Village of Homewood

February 10, 2026

Meeting Start Time: 7:00 PM

Village Hall Board Room

2020 Chestnut Road, Homewood, IL

Board Meetings will be held as in-person meetings. In addition to in-person public comment during the meeting, members of the public may submit written comments by email to comments@homewoodil.gov or by placing written comments in the drop box outside Village Hall. Comments submitted before 4:00 p.m. on the meeting date will be distributed to all Village Board members prior to the meeting.

Please see last page of agenda for virtual meeting information.

1. Call to Order

2. Pledge of Allegiance

3. Roll Call

4. Introduction of Staff

5. Minutes:

Consider a motion to approve the minutes from the regular meeting of the Board of Trustees held on January 27, 2026.

6. Claims List:

Consider a motion to approve the Claims List of Tuesday, February 10, 2026 in the amount of \$1,625,298.72.

7. Appointment:

Appointment/Beautification Committee/Anne Knoepfel: Approve the appointment of Anne Knoepfel to the Beautification Committee for a five-year term ending on February 10, 2031.

8. Presentation(s):

Matt Drabik from Fehr Graham Engineering & Environmental will present the results of the Prairie Lakes Stormwater Detention Facility Water Quality Testing, Monitoring, and Landscape Maintenance Program.

9. Hear from the Audience

10. Omnibus Vote: Consider a motion to pass, approve, authorize, accept, or award the following item(s):

- A. 2025 Annual Report/Appearance Commission: Accept the 2025 Annual Report of the Appearance Commission.
- B. 2025 Fire and Police Commission Annual Report: Accept the 2025 Fire and Police Commission Annual Report.
- C. 2025 Annual Report/Firefighters Pension Board: Accept the 2025 Annual Report of the Firefighters Pension Board.

- D. 2025 Annual Report/Police Pension Fund Board: Accept the 2025 Annual Report of the Police Pension Fund Board.
- E. 2025 Annual Report/Planning and Zoning Commission: Accept the 2025 Annual Report of the Planning and Zoning Commission.
- F. Reappointment/Appeal Commission/Daniel Kluck: Approve the reappointment of Daniel Kluck to the Appeal Commission for a three-year term ending on February 10, 2029.
- G. Reappointment/Police Pension Board/Christopher Cummings: Approve the reappointment of Christopher Cummings for a two-year term ending on February 10, 2028.
- H. Reappointment/Senior Advisory Committee/Diedre Robinson: Approve the reappointment of Diedre Robinson to the Senior Advisory Committee for a three-year term ending on February 10, 2029.
- I. M-2395/Adoption of 2026 Official Zoning Map: Pass an ordinance adopting the official zoning map for calendar year 2026 reflecting amendments which were approved by the Board of Trustees in 2025.
- J. Purchase Approval/Ford Utility Interceptor/Currie Motors Fleet: Approve a budget amendment in the amount of \$65,215; waive competitive bidding due to the utilization of a vendor through a purchasing cooperative; and, authorize the purchase of one (1) Ford Utility Police Interceptor from Currie Motors Fleet of Frankfort, IL in the amount of \$45,715 and the purchase of lighting, accessories, and equipment in the amount of \$19,500, for a total amount not to exceed \$65,215.
- K. MC-1094/Homewood Municipal Code/Increase of Bid Threshold and General Purchases: Pass an ordinance increasing the amount that triggers formal competitive bidding and prior Board approval from \$20,000 to \$25,000; and increase the Village Manager's authority to approve routine purchases and make minor budget adjustments up to \$25,000.
- L. R-3248/Redevelopment Agreement/69 Prime LLC/2034 Ridge Road: Approve a budget amendment in the amount of \$40,000; and, pass a resolution authorizing the Village President to enter into a redevelopment agreement to reimburse eligible expenses for improvements to the building at 2034 Ridge Road for the interior renovation of 69 Prime restaurant, in an amount not to exceed \$40,000.

11. Old Business:

- A. M-2396/Redevelopment Agreement Amendment/Purchase and Sale Agreement/A & R Screening/1313-1351 175th: Pass an ordinance approving a revised redevelopment agreement and a real estate purchase and sale agreement between the Village of Homewood and A & R Screening, LLC for property located at 1313-1351 175th.
- B. M-2397/Extension of Planned Unit Development/A & R Screening LLC/1313-1351 175th: Pass an ordinance re-adopting Ordinance M-2319 to authorize a Planned Unit Development at 1313 - 1351 175th.
- C. M-2398/Solicitation of Alternate Bids/1313-1351 175th Street: Pass an ordinance directing the solicitation of alternate bids and proposals for the sale and redevelopment of 1313-1351 175th Street.

12. New Business:

- A. Direction to Staff/Project Selection/2066 Ridge Road/2024 Chestnut Road: After reviewing the Staff Review Committee's analysis, the Village Board is requested to select one of the proposals as the preferred developer.
- B. M-2399/Solicitation of Alternate Bids/2066 Ridge Road/2024 Chestnut Road: Pass an ordinance directing the solicitation of alternate bids and proposals for the sale and redevelopment of 2066 Ridge Road and 2024 Chestnut Road.
- C. Discussion/Direction to Staff/Liquor License Request/Bevdas Wine & Spirits 3043 183rd Street: Discuss a liquor license request from Bevdas Wine & Spirits. If the Board is in favor of granting the request for a liquor license to Bevdas Wine & Spirits, staff should be directed to prepare an ordinance to increase the allowed number of Class 2 liquor licenses for the proposed Bevdas Wine & Spirits location at 3043 183rd Street to be agendized at a future Board meeting, once the petitioner successfully completes the application requirements for a Village of Homewood liquor license.
- D. Discussion/Liquor License Request/Maison Des Fleurs/1916 Ridge Road: Discuss the request for a liquor license from Maison Des Fleurs. If the Board is in favor of granting the request for a liquor license to Maison Des Fleurs, staff should be directed to prepare an ordinance to increase the allowed number of Class 5 liquor licenses for the Maison Des Fleurs location at 1916 Ridge Road to be agendized at a future Board meeting, once the petitioner successfully completes the application requirements for a Village of Homewood liquor license.

13. General Board Discussion

14. Adjourn

Zoom Link: <https://zoom.us/>

- To View the Meeting via Computer or Smartphone - Type in: Zoom.us into any internet browser.

Select: JOIN A MEETING from menu at top right of page. Meeting I.D.: 980 4907 6232

Meeting Password: 830183. Enter an email address (required), or

- To Listen to the Meeting via Phone - Dial: (312) 626-6799

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