



VILLAGE OF POPLAR GROVE

"A Great Place to Call Home"

VILLAGE BOARD OF TRUSTEES

Wednesday, October 19, 2022 - 7:00 PM

200 N. Hill Street, Poplar Grove, IL 61065

MINUTES

CALL TO ORDER

Meeting to called to order at 7:00pm by President Sattler

ROLL CALL

PRESENT

President Donald Sattler
Finance Chairman Eric Miller
Admin Chairman Ron Quimby via phone
Trustee Jeff Goings
Trustee Dan Cheek
Trustee Betsy Straw
Clerk Karri Anderberg
Treasurer Carina Boyd
Engineer Chris Dopkins
Attorney Clayton Zamuido

ABSENT

Trustee Ed Wethington

PLEDGE OF ALLEGIANCE

APPROVAL OF PHONE PARTICIPATION (Roll Call)

Motion made by Finance Chairman Miller, Seconded by Trustee Goings.
Voting Yea: Finance Chairman Miller, Admin Chairman Quimby, Trustee Goings, Trustee Cheek,
Trustee Straw

APPROVAL OF AGENDA (Voice Vote)

Motion made by Finance Chairman Miller, Seconded by Trustee Cheek.

Voting Yea: Finance Chairman Miller, Admin Chairman Quimby, Trustee Goings, Trustee Cheek, Trustee Straw

APPROVAL OF MINUTES (Voice Vote)

1. Motion to approve Village Board minutes from September 21, 2022

Motion made by Trustee Cheek, Seconded by Finance Chairman Miller.

Voting Yea: Finance Chairman Miller, Admin Chairman Quimby, Trustee Goings, Trustee Cheek, Trustee Straw

PUBLIC COMMENT *Public Comment is encouraged. The Village Board will receive comments from the public, pursuant to State Statutes. Comments will be limited to five minutes on topics relating to the Village of Poplar Grove. Be further advised that matters brought up at this time may be referred to the appropriate committee or individual for further discussion or consideration.*

President Sattler gave an update on 216 North State Street

DEPARTMENT REPORTS

2. Clerk, Karri Anderberg
no questions
3. Treasurer, Carina Boyd
no questions
4. Public Works, David Howe
no questions
5. Wastewater, Test
no questions
6. Code and Permit, B&F
no questions
7. Engineer, McMahon
no questions
8. Attorney, Sosnowski Szeto
Update on 216 North State Street code violation
no questions

NEW BUSINESS

9. Discussion on **Ordinance 2022-15** an ordinance of the Village of Poplar Grove, Illinois amending title 5- health and sanitation of the village's code of ordinances
Motion made by Finance Chairman Miller, Seconded by Trustee Cheek.
Clayton Zamudio and Village Board discussed the vacant properties and changing the ordinance to increase the fine for not mowing and changing the ordinance from 7 inches to 5 inches.

- Trustee Miller would like to see a step system for a fine plus the cost of staff time.
10. Discuss responses to Request for Proposals for Garbage/Recycling Services for Residential and Commercial Properties in the Village of Poplar Grove and Approve selection of contractor to begin contract negotiations
Motion made by Finance Chairman Miller, Seconded by Trustee Cheek.
Trustees asked questions and went over the RFP for Garbage. Some Trustees have more questions for the 2 companies. Trustees are to email Attorney Roxanne and she will take them to the 2 companies.
Motion made by Finance Chairman Miller, Seconded by Trustee Goings to table the item November 9th, 2022.
Voting Yea: Finance Chairman Miller, Admin Chairman Quimby, Trustee Goings, Trustee Cheek, Trustee Straw
11. Motion to discuss/approve a renewal of the lease for Kelly Kolec for the village-owned real property commonly known as 100 South State Street
Motion made by Finance Chairman Miller, Seconded by Trustee Cheek.
Voting Yea: Finance Chairman Miller, Admin Chairman Quimby, Trustee Goings, Trustee Cheek, Trustee Straw
Trustee Miller explained the lease renewal and that the board needs to make a decision weather or not to renew the lease.
Some Trustee would like to see the rent raised. Trustees agreed to \$400.00 rent and \$75.00 in escrow for the taxes
12. Motion to discuss/approve check disbursement for payments scheduled to be paid prior to October 31, 2022, in the amount of \$138,838.63 in AP checks, \$12,702.88 in insurance expense checks, and \$8,944.84 EFTS for a total of \$159,240.69
Motion made by Finance Chairman Miller, Seconded by Trustee Goings.
Voting Yea: Finance Chairman Miller, Admin Chairman Quimby, Trustee Goings, Trustee Cheek, Trustee Straw
13. Discussion on President Sattler's veto of **Resolution 2022-38**
Motion made by Finance Chairman Miller, Seconded by Trustee Cheek.
President Sattler presented his veto
David Allgood - would like to see the president represent the whole village not just 44 people.

GOOD OF THE VILLAGE

Planning and Zoning October 26, 2022 6:00pm

Trick or Treating October 31, 2022 4:00pm-7:00pm

Board Training November 1, 2022 6:00 pm

Board of Trustees November 9, 2022 7:00pm

Board of Trustees November 16, 2022 7:00pm

Tree Lighting November 19, 2022 4:00pm-6:00 pm

Village Hall Closed for Thanksgiving November 24-25

ADJOURNMENT (Voice Vote)

KJA 10/17/2022

Motion made by Trustee Goings, Seconded by Finance Chairman Miller.

Voting Yea: Finance Chairman Miller, Admin Chairman Quimby, Trustee Goings, Trustee Cheek, Trustee Straw

Meeting Adjourned at 8:35pm

Veto Report of Unplanned Park Resolution 2022-38 - October 19, 2022

Let me preface my statements with, I have lived in Poplar Grove for 26 years. I have been here through its growing pains. I used to live on Sherman Lane in town for 10 years and now live on Boeing Trail for 16 years. I had to work very hard with the village to fix the 600-acre watershed drainage easement, that runs by my home and through the Prairie Green Parkway. I have been the victim of poor planning by this village's storm water management and identified and repaired problems with flooding.

Our Village has worked hard to develop green spaces for parks within a tiny budget. We require developers to provide green space for parks during the development and planning phase. Which they have done. These green spaces have been small and are typically next to lift stations, retention ponds, water towers, and drainage easements. They are typically about an acre or two at most of dry land that does not flood in a rain fall. It is this way because of cost. We have many of them all over the South and North end of town. We have had for 20 years 1 acre on Boeing Trail, 1 acre in Bel-Air Estates and 8 acres in Prairie Green Subdivisions, and a golf course. The village never put a playground on any, Bel-Air did on theirs.

When a developer designs and registers a Plat for a new subdivision, those design plans are approved by the village and registered with the county. People then make life decisions to buy homes based on those design plans. People choose a home location based on their desire to be near green space, retention space, park space, or nothing. These registered Plats are expected to be what it was designed for and will not change, because that is how you chose to live where you live and buy your homes. Poplar Grove has been a community that has had its development problems in the past, but we have always respected the community design plans as to not create conflict like we are seeing today. Adherence to the design plans keeps a community peaceful. When a couple elected officials just decide to violate the registered and agreed upon design, and comprehensive plans, that have been agreed upon for 20 years, you see conflict created. Sadly, this board does not see fit to follow its own approved plans and wish to run outside the boundaries created for these developments in our official comprehensive plan.

This board has seen some strained emotions over some serious issues recently.

Now we have another situation over what is a park, where it should be, with fast and loose spending.

The Village of Poplar Grove put together a Comprehensive Plan back in 2009 along with land use maps and zoning maps approved in 2020. I include the Villages Detailed 50-page Comprehensive Plan from 2009 with this report. This plan officially defined the goals and growth plans for our village. There was never any conflict until now. All community neighborhoods agreed and never objected before. We respected the layout and design of the subdivisions and their registered Covenants and Restrictions.

Now we seem to want to violate these legally binding plans that were put together by our developers and Village, as little as 2 years ago in 2020. These plans were made to avoid conflict just like this.

Instead of using what was officially designed and agreed to land use, and which was paid for and designed as an 8-acre park with 3 acres of dry land for play equipment, this board wasted over \$67,000 of our tax money to buy 2 more acres with water retention on it. One acre is water retention with an additional 1 acre of dry land to put a playground on it. To make matters worse, it is adjacent to, and just a few feet away from identical land we already owned for the same purpose. This violation of the comprehensive plan, land use map, and zoning map has created great conflict for which some Trustees seem to not care about. Any desire to follow official land use plans is met with hostility. Well now, do we

Veto Report of Unplanned Park Resolution 2022-38 - October 19, 2022

follow our development plans or just walk all over neighborhoods and waste tax dollars buying property willy-nilly without a plan, upsetting neighbors. Or do we adhere to official land use and zoning maps in a comprehensive plan. Do we just silence anyone who objects to common sense?

Most importantly, did you read our 50-page Comprehensive Plan from 2009 that I present here. Or did you knowingly ignore it. It outlines our land use and plans going forward as a community. It has been in place for 13 years and I do not recall anyone arguing about it in the past.

Inside the Comprehensive Plan is a Land Use Map that highlights all the land in Poplar Grove and what it's intended use is for. Which is based off of the approved Designed and Platted Developments, and registered Plats in the county.

Another extremely important map is the Zoning Map approved in 2020 by several of these board members. See it below as I have included it here.

Some more extremely important maps are the registered development plats in the county for Prairie Green Subdivision and Concorde Crossing Subdivision. 6 Pages are included. The parks were designed into these developments with an 8 acre of park in Prairie Green Subdivision. Where 5 acres are retention, and the other 3 acres are dry park play area, and the other 5 acres of retention are used for soccer games when the weather is nice. I bought my house right next to the designed green space for that park at the north end where a playground could have been put for the neighborhood years ago. The Belvidere Park District Fire department just had a water party there a couple months ago.

The Belvidere Park District Board of Trustees have not approved any assistance with this because of the controversy and legal questions to be answered in the future. The Belvidere Park District provides many services for children like after school 3rd Base, and programs for children with special needs, among many other activities. Our family has taken advantage of these over the years. A Park district desires to be involved in the planning and development phase. Not like this where people have serious objections.

Also, the OSLAD Grant has not had any of these documents provided with the application so it is likely it will not be approved due to missing information intentionally left out in order to not tell the whole story.

Because of the lack of planning, openness, and transparency over this entire process, and the huge amount of money (we don't have) intended to be spent without a comprehensive plan, not to mention the huge cost overruns on the Public Works Building Project and necessary improvements needed for a redundant water supply in Prairie Green, Knolls of Boone, Concorde Crossing subdivisions, and the necessary infrastructure repairs we need on our roads and sewers.

I cannot approve this haphazardly and hasty spending of our tax dollars we don't have. We can pretend this budget or that budget pays for things, but bottom line is it all come out of our tax dollars no matter how you define it.

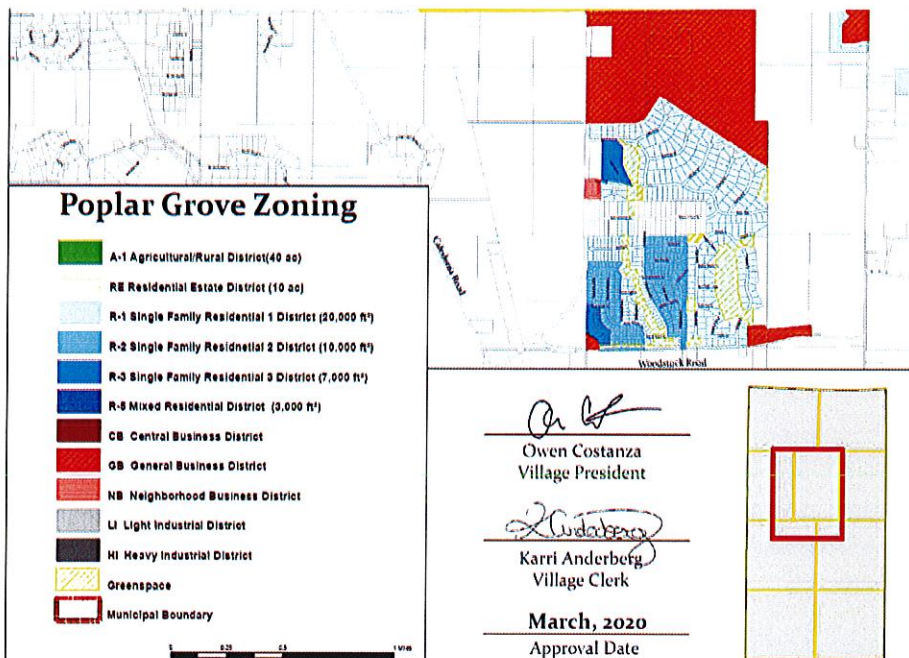
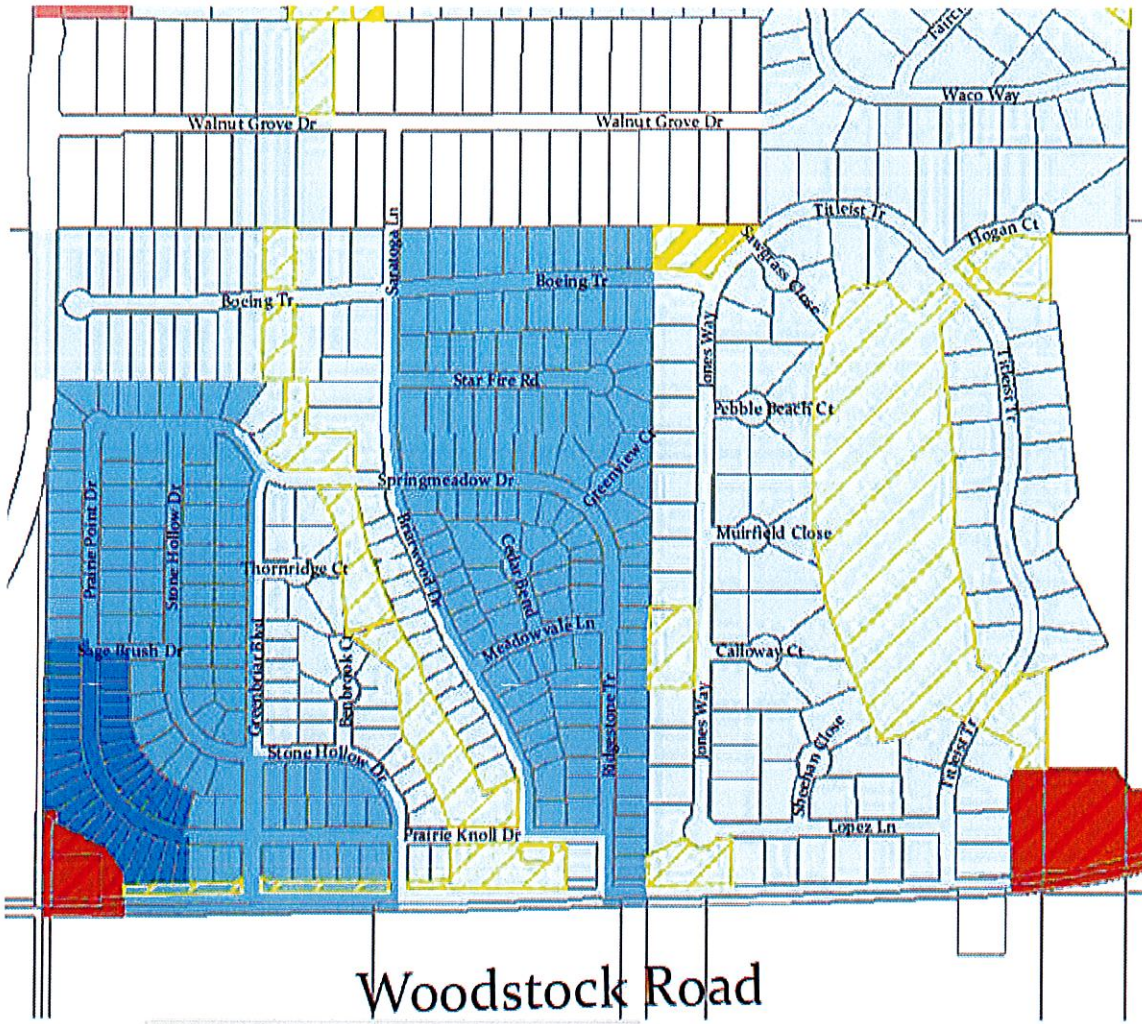
Sadly, I must say I have to veto the 2 resolutions by this board.

(See Attachments: 50 Page Comprehensive Plan from 2009, Prairie Green Plats, Concord Crossing Plats, Zoning Map from 2020, Land Use Map from Comprehensive Plan)

Poplar Grove Zoning District Map



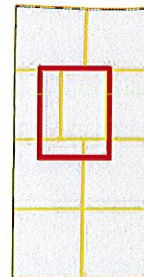
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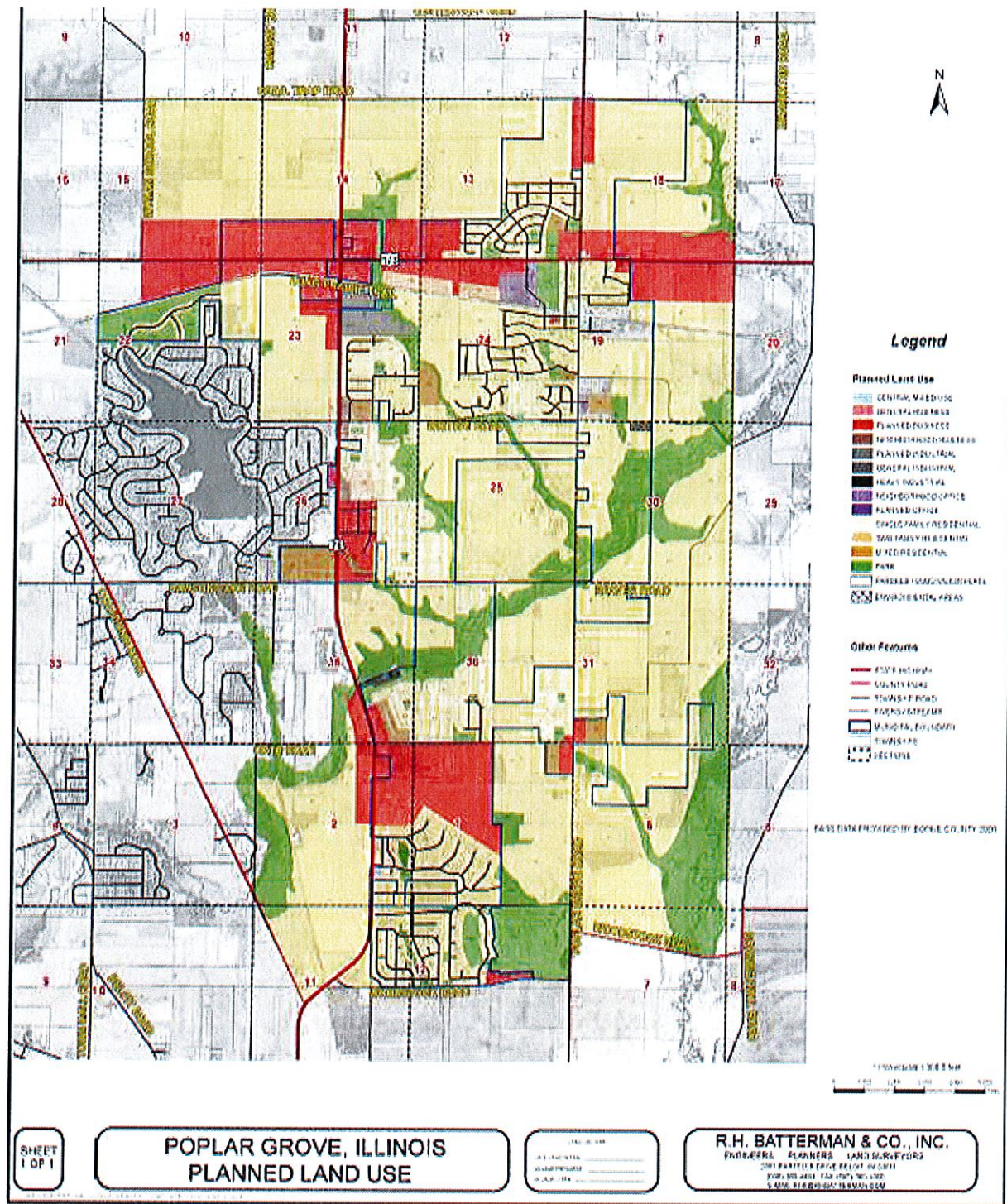


Owen Costanza
Village President

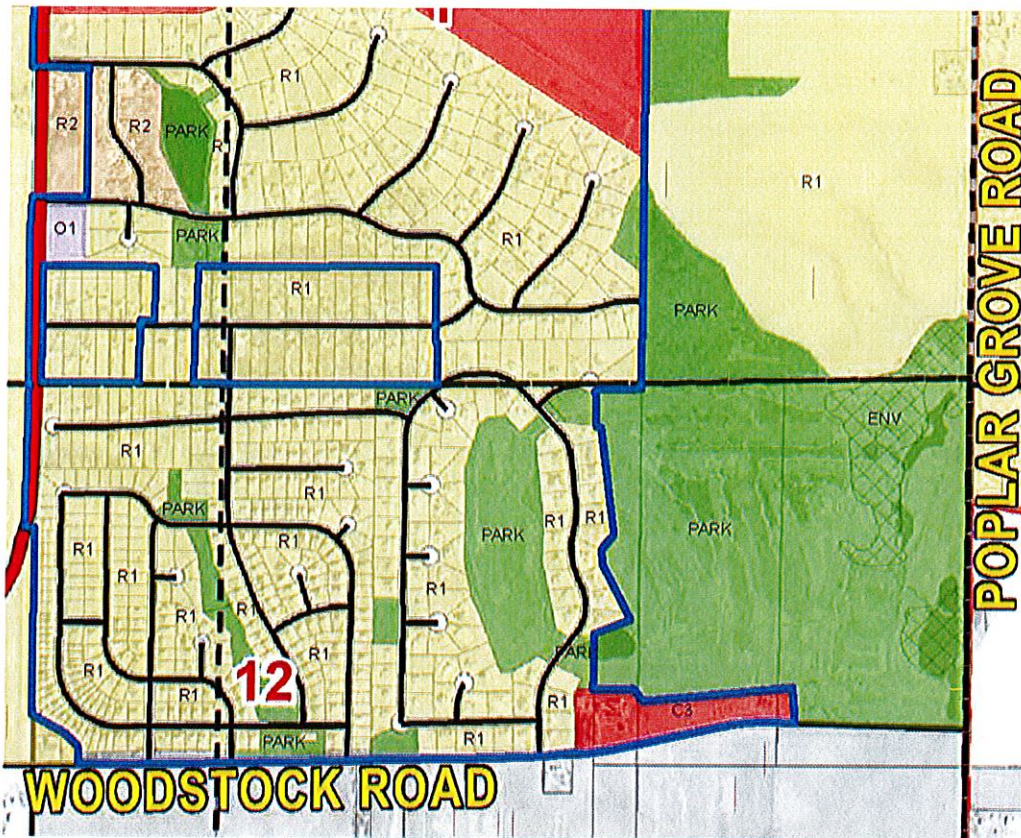
Karri Anderberg
Village Clerk

March, 2020
Approval Date





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Legend

Planned Land Use

- CENTRAL MIXED USE
- GENERAL BUSINESS
- PLANNED BUSINESS
- NEIGHBORHOOD BUSINESS
- PLANNED INDUSTRIAL
- GENERAL INDUSTRIAL
- HEAVY INDUSTRIAL
- NEIGHBORHOOD OFFICE
- PLANNED OFFICE
- SINGLE FAMILY RESIDENTIAL
- TWO FAMILY RESIDENTIAL
- MIXED RESIDENTIAL
- PARK
- PARCELS / SUBDIVISION PLATS
- ENVIRONMENTAL AREAS

Other Features

- STATE HIGHWAY
- COUNTY ROAD
- TOWNSHIP ROAD
- RIVERS / STREAMS
- MUNICIPAL BOUNDARY
- TOWNSHIPS
- SECTIONS