VILLAGE of ROSCOE

# Meeting Minutes

**Location:**
Village Hall -
10631 Main Street
Roscoe, IL 61073

## Village Board of Trustees Special Meeting

Tuesday, September 22, 2026
6:30 PM

**CALL TO ORDER**

President Gustafson called the meeting to order at 6:30 pm.

**PLEDGE OF ALLEGIANCE**

**ROLL CALL**

PRESENT
Trustee John Broda
Trustee Dayne Mead
Trustee Michael Sima
Trustee Michael Wright
Village President Carol Gustafson

ABSENT
Trustee William Babcock
Trustee Molly Butz

None

**NEW BUSINESS (First reading or suspend rules)**

1. **Approval of Lot Combination & ZBA Application # 2026-014 for Yaunke Investment, LLC (Matthew Yaunke) for properties commonly known as 5714 Elevator Road and 5724 Elevator Road.**

   President Gustafson asked for a motion to suspend the rules and make this a final vote.

   Motion was made by Trustee Broda, second by Trustee Wright. All in favor Yea, no opposed.

   President Gustafson asked for a motion to approve Resolution 2026-R36.

   Motion was made by Trustee Wright, second by Trustee Mead. Voting yes: Trustees Wright, Broda, Sima, Mead 4-0-0.

Scot Wrighton Village Administrator states the Zoning Board of Appeals unanimously approved the application at its special meeting on September 16, with no modifications, and recommended that the Village Board take action before October 6. The timing is important because the applicant hopes to complete the asphalt work before the seasonal asphalt-plant closure in November. The applicant's attorney, Jeff Hardyman, explained that the project involves acquiring the restaurant parcel, which is under contract from the original owner's trust, while the applicant already owns the adjacent parcel. The two parcels must be combined into a single parcel for zoning purposes and to satisfy the sanitary district's requirement for one sewer main. The Zoning Board's conditions also require the applicant to obtain ownership of both parcels. The attorney said the acquisition and financing process is expected to be completed around mid-October, although the transaction involves beneficiaries of the trust who live in Italy, creating additional logistical considerations. Once the ownership and related requirements are completed and the approval is recorded, the applicant expects to proceed with the planned parking lot improvements.

Jeff Hardyman Attorney for Matthew Yaunke gave us an update on where they are at with the project.

2. **Ordinance Amending Section 2-57 of the Roscoe Village Code.**

   President Gustafson asked for a motion to suspend the rules and make this a final vote.

   Motion was made by Trustee Broda, second by Trustee Sima. All in favor Yea, no opposed.

   President Gustafson asked for motion for the approval of Ordinance 2026-08.

   Motion was made by Trustee Broda, second by Trustee Mead. Voting yes: Trustee Broda, Sima, Wright, Mead 4-0-0.

3. **Motion appointing a Village Board Member to the Collective Bargaining Committee.**

   President Gustafson asked for a motion to appoint a Village Board Member to Collective Bargaining Committee.

   Trustee Sima makes a motion to appoint Mike Wright to the Committee, second by Trustee Mead. Voting yes: Trustees Sima, Mead, Wright, Broda 4-0-0.

**PUBLIC COMMENT (Limited to 3 minutes per speaker)**

Trustee Wright made a proposal to reduce the Village President's salary for 2027 by 20%, with the goal of bringing the matter before the Village Board for a vote on October 6. Because the meeting was a special meeting and the salary issue was not included on the agenda, the board could not formally vote that evening. Darron Berke Village Attorney explained that the board could instead provide informal consensus or direction for staff to research the issue and prepare an ordinance for consideration at a future meeting. President Gustafson noted that the board had previously discussed the salary and decided to maintain the status quo, Trustee Sima stated that the prior salary reduction had been too significant and cited research showing comparable part-time village president positions at approximately $32,000. Trustee Sima also suggested considering a CPI-based adjustment for future salary changes. The October 6 deadline was discussed in connection with the requirement that compensation changes be

established a specified period, described as 180 days, before an election and would apply to future officeholders. Darron Berke Village Attorney emphasized that the board should not debate the merits of the proposed salary change during the special meeting but could direct staff to prepare an ordinance for possible action at the next Village Board Meeting.

No Executive Session.

**ADJOURNMENT**

President Gustafson asked for a motion to adjourn the meeting.

Motion was made by Trustee Broda, second by Trustee Mead. All in favor Yea, no opposed.

Meeting adjourned at 6:44 pm.