

**REGULAR MEETING OF THE BOARD OF TRUSTEES  
MINUTES  
January 5, 2023**

The regular meeting of the Village Board of Hampshire was called to order by Village President Michael J. Reid, Jr. at 7:00 p.m. in the Village of Hampshire Village Board Room, 234 S. State Street, on Thursday, January 5, 2023.

Roll call by Village Clerk Vasquez:

Present: Heather Fodor, Toby Koth, Laura Pollastrini, and Erik Robinson.

Absent: Aaron Kelly, Lionel Mott

A quorum was established.

In addition, present in-person were Village Manager Jay Hedges, and Assistant to the Village Manager Josh Wray, Finance Director Lori Lyons, and Police Chief Doug Pann. Also, present electronically: Tim Paulson from EEI.

President Reid led the Pledge of Allegiance.

**MINUTES**

Trustee Pollastrini moved to approve the minutes of the Special Meeting Minutes from December 15, 2022.

Seconded by Trustee Fodor

Motion carried by roll call vote.

Ayes: Fodor, Koth, Pollastrini, and Robinson

Nays: None

Absent: Kelly, Mott

Trustee Koth moved to approve the minutes of December 15, 2022, with the changes requested by Trustee Pollastrini.

Seconded by Trustee Fodor

Motion carried by roll call vote.

Ayes: Fodor, Koth, Pollastrini, and Robinson

Nays: None

Absent: Kelly, Mott

**VILLAGE MANAGER'S REPORT**

A Concept Presentation for the Development of the Light Properties generally near the I-90 Interchange at US Hwy 20 (No Action required)

Ernie Pirron as the representative of Light Estate LLC and John Suerth from CBRE presented the annexation and zoning concept for the Light properties generally at the I-90 interchange. This development is broken into two areas. The first one is 278 acres north of I-90, which includes Shireland. They would like this to be zoned M-3 to allow more flexibility in marketing to industrial and logistics users. The second area is 38 acres is south of I-90 on Higgins Road between Hwy 20 and the unincorporated subdivision. They would like this to be zone M-2 General Industrial with certain restrictions and allowances to be outlined in the annexation

agreement, such as prohibiting logistics uses so mitigate heavy truck traffic. The applicant has agreed to a buffer on the west side on this site between the site and the neighborhood. The next step will be to hold a public hearing before the PZC on January 23.

Trustee Fodor pointed out a small grove of mature trees on the site and asked if those could be kept. Mr. Suerth noted this is just a concept plan with no engineering done, so there is nothing set in stone, and they could very likely keep those trees as part of the buffer to the west.

The Village Board was generally supportive of this site moving forward as a lighter industrial / commercial site as opposed to something like multifamily or other residential.

A Motion to Approve the Release of Impact Fees to Hampshire Township Cemetery

Trevor Hermann, a trustee of the Cemetery Board, explained they plan to clean up the cemetery north of Kelly Rd. and have it fenced in.

Trustee Koth moved to approve releasing impact fees to the Hampshire Township Cemetery.

Seconded by Trustee Fodor  
Motion carried by roll call vote.  
Ayes: Fodor, Koth, Pollastrini, and Robinson  
Nays: None  
Absent: Kelly, Mott

A Motion to Authorize the Village Manager to Execute a Professional Services Agreement with EEI for the State-Mandated Sources Water Protection Plan in the amount \$22,944

Trustee Fodor moved to authorize the Village Manager to execute a Professional Services Agreement with EEI for the State-Mandate Sources Water Protection Plan in the amount \$22,944.

Seconded by Trustee Robinson  
Motion carried by roll call vote.  
Ayes: Fodor, Koth, Pollastrini, and Robinson  
Nays: None  
Absent: Kelly, Mott

A Motion to Approve Payment 7 in the amount of \$63,722.33 to Kane County Excavating for Work Completed on the Connection Water Main Project

Mr. Hedges noted the only work left for this project is finishing the well abandonment on Higgins. Rd.

Trustee Robinson moved to Payment 7 in the amount of \$63,722.33 to Kane County Excavating for work completed on the connection water main project (bringing the total payments to \$847,257.25 to \$966,642.52 project total).

Seconded by Trustee Pollastrini  
Motion carried by roll call vote.  
Ayes: Fodor, Koth, Pollastrini, and Robinson  
Nays: None  
Absent: Kelly, Mott

## **STAFF MONTHLY REPORTS**

There was some discussion about the water loss report, noting that the loss ticked up slightly in the most recent billing cycle but is still under 20%, which is still good for the Village compared to the last several years. Mr. Hedges noted the goal is now 10%.

## **ACCOUNTS PAYABLE**

### A Motion to Approve the January 5, 2023 Regular Accounts Payable to Personnel

Trustee Robinson moved to approve the Accounts Payable for Dawid Szlag in the sum of \$256.99 paid on or before January 11, 2023.

Seconded by Trustee Fodor  
Motion carried by roll call vote.  
Ayes: Fodor, Koth, Pollastrini, and Robinson  
Nays: None  
Absent: Kelly, Mott

### A Motion to Approve the January 5, 2023 Regular Accounts Payable

Trustee Fodor moved to approve the Accounts Payable in the sum of \$230,311.27 paid on or before January 11, 2023.

Seconded by Trustee Koth  
Motion carried by roll call vote.  
Ayes: Fodor, Koth, Pollastrini, and Robinson  
Nays: None  
Absent: Kelly, Mott

## **COMMITTEE / COMMISSION REPORTS**

- a) Business Development Commission - No report.
- b) Public Relations - No report
- c) Public Works - Trustee Koth reported the guys have been doing a great job with snow removal.
- c) Budget Committee - Trustee Pollastrini passed out the FY24 budget development calendar.

## **NEW BUSINESS**

### Discussion of Business Density in Geographic's Areas

Trustee Robinson moved to table agenda item 11a: Discussion of Business Density in Geographic's Areas.

Seconded by Trustee Fodor  
Motion carried by voice vote.  
Ayes: Fodor, Koth, Pollastrini, and Robinson  
Nays: None  
Absent: Kelly, Mott

**ANNOUNCEMENTS**

Chief Pann described HPD's participation the recent arrest made at the truck stop. He also discussed the recent spree of car thefts and noted he expects arrests to be made soon.

**ADJOURNMENT**

Trustee Fodor moved to adjourn the Village Board meeting at 7:32 p.m.

Seconded by Trustee Pollastrini  
Motion carried by roll call vote.  
Ayes: Fodor, Koth, Pollastrini, and Robinson  
Nays: None  
Absent: Kelly, Mott

  
\_\_\_\_\_  
Linda Vasquez, Village Clerk