

COUNTY OF KENDALL, ILLINOIS
COMMITTEE OF THE WHOLE
Thursday, February 14, 2019

CALL TO ORDER AND PLEDGE OF ALLEGIANCE - The meeting was called to order at 4:00p.m. by County Board Chair Scott R. Gryder, who led the Pledge of Allegiance to the American Flag.

ROLL CALL

Attendee	Status	Arrived	Left Meeting
Scott Gryder	Present		
Amy Cesich	Present		
Elizabeth Flowers	ABSENT		
Tony Giles	Here		
Judy Gilmour	Here		6:00p.m.
Audra Hendrix		4:10p.m.	4:45p.m.
Matt Kellogg	Yes		
Matthew Prochaska	Here		
John Purcell	Yes		
Robyn Vickers	Yes		

Others present: Matt Asselmeier, Meagan Briganti, Jill Ferko, ASA Leslie Johnson, Matt Kinsey, Scott Koeppl, and Dr. Amaal Tokars

APPROVAL OF AGENDA – Motion made by Member Vickers to approve the agenda, second by Member Gilmour. **With eight member’s present voting aye, the motion to approve the agenda carried by a vote of 8-0.**

OLD BUSINESS - None

NEW BUSINESS

- *Illinois State Association of Counties (ISACo) Presentation* – Joe McCoy, Executive Director, explained the organizations creation in spring 2018, purpose of the group, their Board of Directors, what makes ISACo different from United County Council of Illinois and Illinois Municipal League, resources available on the ISACo website, and the current members including Cass, Cook, DuPage, Kane, Kendall, Lake, McHenry, Tazewell, Will, Washington and Winnebago Counties. Discussion on the benefits to the County for participating in ISACo, and how ISACo can lobby for Kendall County as well as larger Counties throughout the state.
- *Discussion of Raintree 2 Development, SSA Fees, and Property Taxes* – Dave Silverman, of Mahoney, Silverman and Cross Law Office, introduced members of the Lennar group present, and provided their reason for approaching the County, and the plan proposed between Lennar, the Bond holders, the Builder, and the City of Yorkville to get the subdivision back on track.

Scott Guerard, Land Acquisition Vice President for Lennar Homes, briefed the committee on the history of Lennar Homes, some of their projects in Illinois, and the 20-year old Raintree subdivision.

Mr. Guerard reviewed the Raintree Village site map and the remaining 366 vacant developed lots. Types of homes that would be available in the project, and everything included in the base price of each type of home, and potential revenue for the taxing districts including Kendall County, Bristol-Kendall Fire District, the Forest Preserve District of Kendall County, School District 115, Kendall Road District, the Yorkville Library, Kendall Township, and the City of Yorkville.

Mr. Guerard explained what was needed to complete the project, including meetings with municipal and county officials, as well as the Raintree Homeowners Association, reducing the outstanding penalties and interest associated with the Raintree SSA bonds in Kendall County, and securing an agreement to purchase SSA bonds from Bond holders to be paid by future home owners.

Mr. Guerard stated they were meeting with the County to come to an agreement as it related to penalties and interest associated with the SSA bonds. Mr. Guerard stated that currently the outstanding penalties and interest are estimated at \$2.2 million, and they are proposing to pay the County \$550,000 as a settlement toward those penalties and interest paid within 30-days of the signed agreement with all parties.

The committee asked Scott Koepfel to contact the School District about their capacity to handle additional students in the district possible with the proposed project and report at the County Board meeting.

From Planning, Building and Zoning Committee:

- *Discussion regarding forwarding to the State's Attorney's Office for enforcement a Violation of Section 10.01.A.2. of the Kendall County Zoning Ordinance (Required Fencing in the M Zoning Districts) at 790 Eldamain Road – Member Prochaska briefed the committee on the issue. Attorney Dan Kramer, on behalf of the petitioner, reported that the petitioner (his client) has completed installation of the slats in the fencing, has installed a gate on the west side facing Eldamain Road, and will install a double gate on the northwest corner when the ground has thawed and they can get the posts in the ground. **Mr. Kramer stated that within 30-days, they will then be totally in compliance.***

From Admin HR Committee:

- *Discussion of the Purchase of Tyler Munis ERP Solution using Sourcewell (NPJA) Contract – Treasurer Jill Ferko updated the committee on the status of her current software and ongoing issues they are experiencing, which includes the inability to upgrade to Windows 10. Ms. Ferko stated she has had to manually enter and re-enter there was an urgency to purchase the Tyler software to proceed as quickly as possible. **There was consensus by the committee for the State's Attorney's Office***

to proceed with the review of the contract prior to final approval by the County Board.

- *Discussion of Thomas Cullen Contract* – Scott Koeppe reported the contract was already reviewed by the State’s Attorney’s Office, and has been accepted by Mr. Cullen. Mr. Koeppe stated that Mr. Cullen originally requested one primary contact person within the County, but has agreed to both Mr. Koeppe and Mr. Gryder as primary contacts. Mr. Cullen has also complied with the request for additional insurance as requested by the County Board. **There was consensus to forward the item to the County Board for final approval.**

From Finance Committee:

- *Discussion of the Kendall County Health Department Analysis* – Member Purcell reviewed the Finance Committee’s cost analysis and recommendations for 2019. Discussion on the history of the Health Department employee benefit costs, benefit reimbursements by the Health Department for the past three years, the three-year average deficit, the Health Department Senior Levy, the proposed new levy, the FY19 Benefits cost, the proposed Health Department Levy, and the net to the Health Department after the benefit reimbursement to the County.

PUBLIC COMMENT – None

QUESTIONS FROM THE MEDIA – None

REVIEW BOARD ACTION ITEMS – Chair Gryder asked the committee to review the draft County Board agenda for February 19, 2019.

ITEMS FOR THE March 14, 2019 COMMITTEE OF THE WHOLE MEETING - None

CHAIRMANS REPORT – No report

EXECUTIVE SESSION – Not needed

ADJOURNMENT – Member Cesich made a motion to adjourn the meeting, second by Member Prochaska. **With seven members voting aye, the meeting was adjourned at 7:40p.m.**

Respectfully Submitted,

Valarie McClain
Administrative Assistant and Recording Secretary