
**VILLAGE OF SUGAR GROVE
BOARD REPORT**

TO: VILLAGE PRESIDENT & BOARD OF TRUSTEES
FROM: WALTER MAGDZIARZ, COMMUNITY DEVELOPMENT DIRECTOR
SUBJECT: PUBLIC HEARING: ANNEXATION AGREEMENT AMENDMENT
41W950 PRAIRIE STREET, GROVE FARMS, LLC
AGENDA: SEPTEMBER 1, 2020 VILLAGE BOARD MEETING
DATE: AUGUST 28, 2020

ISSUE

Shall the Village Board hold a public hearing to consider an Annexation Agreement for the tract of land located at 41W950 Prairie Street.

DISCUSSION

The applicant, Grove Farms, LLC, is requesting an Annexation Agreement to annex 5.8 acres on the north side of Prairie Street and to use a small portion of the property for a landscape material supply business that would provide mulch and firewood for individual consumers and independent landscape service contractors.

The Village Board previously encouraged the applicant to make application for annexation. The Applicant is requesting approval of a mulch and firewood sales business on a portion of the property and made application for a Special Use Permit for same and the Planning Commission has made a recommendation concerning the Special Use Permit. The Annexation Agreement will memorialize the conditions of approval of the Special Use Permit. Additionally, the Applicant desires to maintain the existing farming activities on the property, namely the walnut orchard and the hayfield. The Applicant is not proposing any significant site improvements to the property. The existing building, asphalt pad, berm, and stone driveway are to remain.

The purpose of the public hearing is to accept public comment concerning the annexation agreement. However, the draft Annexation Agreement is not sufficiently completed to present for discussion.

COSTS

There are no costs to the Village for the requested action.

ATTACHMENTS

- Public hearing notice
- Location map

RECOMMENDATION

Since the draft Annexation Agreement is not sufficiently completed to present at this time, the Village Board should open the public hearing and continued it to September 15.

NOTICE OF PUBLIC HEARING

Notice is hereby given to all persons that the Sugar Grove Village Board will hold a public hearing on September 1, 2020 at 6:00 p.m., or as soon thereafter as may be possible, for the purpose of considering an application by Grove Farms, LLC for an Annexation Agreement for the property having the following PIN:

PIN #: 14-22-300-019

And commonly known as 41W950 Prairie Street

All interested persons are invited to attend and to be heard. You are advised the Public Hearing may be adjourned to dates certain without further notice. You are further advised that the Annexation Agreement may be revised, amended, or modified following the public hearing and prior to its approval without further notice.

A copy of the Annexation Agreement is available for inspection by appointment at the Community Development Department office during normal business hours, or at www.sugargroveil.gov.

If you have questions regarding this petition, you may direct them to the Community Development Department, 601 Heartland Drive, Sugar Grove, Illinois 60554, or 630-391-7220 during normal business hours. Normal business hours are 8:00 a.m. to 4:30 p.m. Monday through Friday.

NOTE: Due to the COVID-19 pandemic, the meeting will be held with changes to allow elected officials, staff and the public to participate remotely as detailed in Public Act 101-0640.

To give a comment at the meeting, you may:

- Email your comment to publiccomments@sugargroveil.gov by 4:00 p.m. on the day of the meeting. Your comment will be read aloud during one of the Public Comment portions of the Village Board meeting by a Village staff member.
- Join online. Prior to the meeting, use the following link and Webinar ID to join through GoToWebinar. Attendees will be asked to register with a first and last name and email address. Attendees may choose to enter any name and email address they like, however, if speaking, please remember the name you entered when called upon. Members of the public will be muted during the meeting to allow the Village Board to conduct business. Electronic attendees may use the “raised hand” feature in the app to signal to the meeting organizer their intention to speak. Speakers will be unmuted for public comments one at a time. Please note, public comments about items on the agenda will be held at the beginning of the meeting, while comments regarding items not on the agenda will be held near the end of the meeting as noted on the posted agenda.

Registration URL

<https://attendee.gotowebinar.com/register/2259096581766561552>

Webinar ID

128-021-451

- You may also still attend the meeting and give public comment in person, however, for everyone’s safety residents are strongly encouraged to stay home and participate remotely. If

attending in person, members of the public are required to wear a cloth face covering and stay six feet from any other person in the room. Room attendance will be limited to no more the twelve people at any one time with attendees being rotated in if needed.

- Those interested in listening to the meeting, but not speaking, may call into the meeting at (415) 655-0052 using the code 713-579-205.

Public Comments, including emailed, online, and in person, will be limited to no more than three minutes per person as provided in Section 1-8-2-G2 of the Village Code. The total time for comments may be limited at the discretion of the Village President and Trustees.

Audio recordings of Village Board meetings are available online at sugargroveil.gov within two days.

Public Act 101-0640 waives the Open Meetings Act requirement that a physical quorum of elected officials be present to hold a public meeting in the event of a public health disaster declaration and a determination by the Village President. Remote participation for elected officials, staff, and the public is expected to continue until the statewide disaster declaration is lifted. For more information about public participation at meetings during the COVID-19 crisis, contact Village Clerk Alison Murphy at 630-391-7207 or amurphy@sugargroveil.gov.

Alison Murphy,
Village Clerk

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LOCATION MAP

