

Village of Wonder Lake, McHenry County, Illinois
Board of Trustees
Minutes of the Regular Board Meeting
Wednesday, March 4, 2026

Pledge of Allegiance

Meeting called to order at 7:00 pm

Roll Call Present: Dycus, McIntosh, Dirr, Houston, Johnson, Koeune, Palys, Tollini, Beith, Mangum

Absent: Reinhard, Schmuhl

A quorum was established with 5 Trustees

Attorney Present

Approval of the Consent Agenda items – 1.2 Invoices to be Approved Report removed

1.1 Approval of Minutes

- **Regular Business Meeting – February 4, 2026**
- **Regular Meeting – February 18, 2026**
- **Committee of the Whole – February 18, 2026**

Motion by: Trustee Houston

Second by: Trustee Palys

Discussion: Trustee Tollini asked to remove Invoices to be Approved report from the consent agenda for discussion.

Corrections: None

Roll Call Vote Ayes: Houston, Johnson, Koeune, Palys, Tollini

Nays: None

Abstain: None

Absent: Reinhard

Motion carries with 5 Trustees

Approval of the Invoices to be Approved Report

Motion by: Trustee Tollini

Second by: Trustee Koeune

Discussion: Trustee Tollini stated would be helpful if on the cell phone bills each cell phone was identified.

Treasurer Dirr informed the Board working with Chief Mandernack and Public Works Director Schmuhl to identify the phones, will be able to run a remittance report with all the correct names.

Corrections: None

Roll Call Vote Ayes: Houston, Johnson, Koeune Palys, Tollini

Nays: None

Abstain: None

Absent: Reinhard

Motion carries with 5 Trustees

Communications: None

Public Comment:

- **Sarah Dycus** – updated the Board on the following items:
 - December 2025 Wonder Lake Food Fight - over 1,700 items and \$421.00 in cash were donated to the Northern IL Food Bank and in turn \$3,368.00 was credited to the Wonder Lake Food Pantry
 - WL Area Chamber will host an Easter Egg Hunt on March 28th at Woods Creek Park with a rain date of April 4th
 - WL Area Chamber requests the use of the Village Hall again this year for the Farmers Market from May 27th – Sept. 9th, there will be 6 Kids Days and a pet friendly Dog Day
 - Breast Cancer Walk will be held October 3^{ed}
 - Winter Market will start on October 10th and be held on the 2nd Saturday of each month

President:

A.) Approval of Hancock Drive Project Change Order 4 Water Main Improvements Addition of Pay Items for \$383,101.85

Motion by: Trustee Tollini

Second by: Trustee Johnson

Discussion: None
Corrections: None
Roll Call Vote Ayes: Houston, Johnson, Koeune, Palys, Tollini
Nays: None
Abstain: None
Absent: Reinhard
Motion carries with 5 Trustees

A.) Approval of Hancock Drive Project Change Order 4 Lift Station and Sanitary Sewer Improvements Addition of Pay Items for \$369,313.25

Motion by: Trustee Tollini
Second by: Trustee Koeune
Discussion: None
Corrections: None
Roll Call Vote Ayes: Houston, Johnson, Koeune, Palys, Tollini
Nays: None
Abstain: None
Absent: Reinhard
Motion carries with 5 Trustees

Clerk: Statement of Economic Interest – Village Clerk McIntosh thanked the people that already filled out their forms.

Attorney:

A.) **Public Hearing** – will publish notice to be published for April 15th hearing for 1st Amendment of the 4th Amendment to and Restatement of the **Annexation and Development Agreement by and among the Village of Wonder Lake, NRB Properties, LLC, and D.R. Horton, Inc. – Midwest**

Ordinances: None.

Resolutions:

Approval of Resolution No. 26-008, a Resolution Approving the 2026 Water & Sewer Rates COLA Adjustment

Motion by: Trustee Tollini
Second by: Trustee Palys
Discussion: Village Administrator Beith informed the Board that the Federal Reserve Bank stated the PCE (Price Index for Personal Consumption Expenditures) for the 12-month period ending December 2025 was 2.9%; Trustee Palys asked if done every year, Village President Dycus informed the Board Yes as set forth in the Ordinance; Trustee Tollini stated the intent not to go years & years without an increase to cover expenses; Trustee Johnson asked if this will increase rates of other items like hook ups; Water and Sewer Director Mangum informed the Board this adjustment for water & sewer use. Village President Dycus stated this is not for commercial, only adjusting the rate after the hook up, there is no recommendation for Commercial at this time.
Corrections: None
Roll Call Vote Ayes: Houston, Johnson, Koeune, Palys, Tollini
Nays: None
Abstain: None
Absent: Reinhard
Motion carries with 5 Trustees

Report of Departments:

Engineering: Jacob Wellbank, Robinson Engineering – Present

- **Stonewater Phase 2** – completed review of 4 Star final engineering
- **Hancock Drive Project** – force main is completed, there were some equipment issues during completion; moving on to next phase of sanitary and water lines; Trustee Tollini stated since E. Wonder Lake Road will be shut down for a month may want to use the electronic message board like before, communication to the public is needed since this is the busiest spot.

Sewer and Water: Jim Mangum, Director of Water & Sewer – Present

Water:

- **February Monthly Operating Reports** – have been prepared
- **Q1 Samples** – have been completed

- **House Fire in Stonewater** – staff went out to the plant to monitor
- **House off Thompson** – water running no b-box, went into crawl space for shut-off
- **Recirculation Lines** – repaired
- **Water Meters** – 100 meters are not reading, working through issues to repair or replace

Wastewater

- **Stonewater Blowers** – replaced belts, had training
- **Clarifiers** – cleaned out
- **MOWB Spray irrigation Lagoon** – dead geese removed
- **Water Rate Study** - working on data collection
- **JULIE Conference** – attended, have all updates
- **SCADA** – working on installation

Public Works: Brad Schmuhi, Public Works Director – Not Present – hand out

E. Wonder Lake Road – picked up two dumpsters full of trash from over the winter

- **Street Signs** – replacing worn and missing signs, will start repairing bent signs
- **MOWB Pump House** – completed maintenance
- **Stonewater Air Compressors** – performed service on two compressors
- **Police Tahoe** – repaired coolant leak, work done in-house
- **Light Snow** - ;brined all the roads, did a great job preventing snow from sticking and freezing
- **Sidewalks** – mapped out and measured sections that need to be removed & replaced, work will be done in-house saving thousands of dollars
- **Stonewater Parkway** – met with D.R. Horton to inspect and inventory all the Village owned storm and sanitary sewer along the unpaved section.

Police: Chief Mandernack – Present

- **Radios** – have been turned over to us 2 months early
- **Department Budget** – 1st round turned into Treasurer Durr to review
- **Crown Vics** – received checks for both totaling \$1,800.00

Financial: Treasurer Durr – Present

- **2024 Audit** – better progress than last year
- **2nd Round Budgets** – received some completed
- **Hancock Project Report** – updated

Planning & Zoning Commission: Chairperson Rob Feller – Not Present – No Report

General Affairs: Trustee Reinhard – Not Present – No Report

Pollinator Habitat Restoration & Enhancement Department (PHRED): Trustee Palys – Present

- **Community Garden** – taking reservations for garden spaces, water set up the same as last year

Communications/Public Relations: Trustee Tollini – Present – No Report

Village Administrator: William Beith – Present

- **Schneider Grant Opportunity** – submitted yesterday, need all support documents in tomorrow for \$988,000.00; Deep Well pulling from 400' – 1500' vs Shallow Well 250' or less
- **Stoplight** – H.R. Green working on comments from KOLA
- **Tiff Report** – will receive in 2 or 3 weeks
- **EPA Technical Assistance Grant** – for 2 deep wells, report makes the Village eligible for Federal Funding
- **Stonewater**
 - **3 Escrow Accounts** – NRB, D.R.Horton, 4 Star
 - **Center Core Park Conveyance** – working on it
 - **Construction Access Road** – being changed to unpaved Stonewater Parkway, took inventory of storm and sanitary sewer, D.,R. Horton will repair anything damaged, several structures now how should be so D.R. Horton will fix them

Committee Reports: None

Old Business: None

New Business:

- **Tiny Wonders** – Trustee Johnson informed the Board about the Tiny Wonders group at Wonder Cup for the past 6 to 8 months, would the Village be interested in sponsoring program
- **Nippersink Watershed Grant** – Trustee Palys informed the Board that applying for a ComEd Grant and asked about a support letter from the Village
- **Cell Phone** – Trustee Houston informed the Board that the old Village President still has a cell phone as a consultant and how the Board should consider removing the phone; Village President Dycus informed the Board that after previous Village President stepped down was still an official employee and after a year asked it be turned off because did not think it was right, there is no end date on the consultant agreement, will need to take care of this

Motion to go into Executive Session for 5ILCS 120/2 (c) (1) personnel issues and (c) (11) Litigation

Motion by: Trustee Houston
Second by: Trustee Johnson
Discussion: None
Corrections: None
Roll Call Vote Ayes: Houston, Johnson, Koeune, Palys, Tollini
Nays: None
Abstain: None
Absent: Reinhard

Motion carries with 5 Trustees

At 7:53 pm Village President Dycus called for a recess

8:02 pm Executive Session Started

8:32 pm Board back to Regular Meeting

No Action Taken

Motion to Adjourn

Motion by: Trustee Tollini
Second by: Trustee Palys
Voice Vote Ayes: Houston, Johnson, Koeune, Palys, Tollini
Nays: None
Abstain: None
Absent: Reinhard

Motion carries with 5 Trustees

Meeting adjourned at 8:32 pm

Minutes submitted by /s/ Jo-Ellen McIntosh, Village Clerk