

CALL TO ORDER

The 3347th Regular Meeting of the Board of Trustees of the Village of Mundelein was held on July 27, 2026 at 300 Plaza Circle, Mundelein. Mayor Meier called the meeting to order at 7:07 PM.

ATTENDANCE

Clerk Walsh took the roll call. It indicated as follows:

Board Attendance

PRESENT: Trustees Juarez, Krinski, Lambert, Schwenk, Ugaste, Mayor Meier

ABSENT: Trustee Grieco

Village Attendance

PRESENT: Attorney Gibson, Village Administrator Guenther, Assistant Village Administrator / HR Director Jones, Finance Director Miller, Fire Chief Lark, Police Chief Poynor, Building Department Director Sellas, Community Development Director Orenchuk, Public Works and Engineering Director Greenfield

ABSENT: Deputy Administrator Monroe

PLEDGE OF ALLEGIANCE

Mayor Meier led the Pledge of Allegiance.

MINUTES APPROVAL

Review and Approve Meeting Minutes

Motion to approve the Board of Trustees Regular meeting minutes from July 13, 2026.

RESULT:	Passed [Yes 5, No 0, Abstained 0]
MOVER:	Trustee Erich Schwenk
SECONDER:	Trustee Tony Ugaste
AYES:	Daniel Juarez, Arnold Krinski, Kara Lambert, Erich Schwenk, Tony Ugaste
NAYS:	None
ABSTAIN:	None

PRESENTATIONS / AWARDS

None

PUBLIC COMMENTARY

Numerous residents and family members spoke regarding Mary Alice Love.

Residents commented on the FLOCK cameras and the T1 data center in Grayslake.

PUBLIC HEARINGS

None

MAYOR'S REPORT

Amending Village Code: FOIA

Motion to pass an Ordinance amending Chapter 2.118 and Chapter 3.80 of the Municipal Code to remove redundancies and clarify FOIA procedures and authorize the Village to charge all FOIA-permitted fees, with amounts referenced in Chapter 3.80, as presented.

No motion was made.

Data Centers, Battery Energy Storage Systems, Mechanical Equipment Text Amendments

Motion to pass an Ordinance Amending the Zoning Ordinance, Title 20 of the Municipal Code of Mundelein, with regard to Data Centers, Battery Energy Storage Systems, and Mechanical Equipment

RESULT:	Passed [Yes 5, No 0, Abstained 0]
MOVER:	Trustee Tony Ugaste
SECONDER:	Trustee Daniel Juarez
AYES:	Daniel Juarez, Arnold Krinski, Kara Lambert, Erich Schwenk, Tony Ugaste
NAYS:	None
ABSTAIN:	None

TRUSTEE REPORTS

Community Happenings Committee (Grieco, Juarez, Lambert)

Community Happenings Report

Trustee Juarez reviewed the Community Happenings Report.

NEW BUSINESSES

No new businesses at this time.

RIBBON CUTTING CEREMONIES

- 07.30.26 – 3:00 PM - Kids United – 424 East Hawley Street
 - Business Description: Kids United offer engaging indoor soccer programs

for kids ages 18 months to 9 years, designed to support early childhood development. The expert-led curriculum builds soccer skills while helping children grow confidence, teamwork, leadership, and resilience—all in a fun, structured environment.

<https://www.kidsunited.com/mundelein>

SPECIAL EVENTS – Events happening between this board meeting and the next.

JULY

- 07.30.26 - 3:00 – **Ribbon Cutting** – United Kids – Soccer Skills Development - 424 East Hawley Street
- 07.31.26 – 08.02.26 – 9:00 AM – 5:00 PM – **Special Event** - Cambridge County North Garage Sales

AUGUST

- 08.01.26 – 9:00 AM – Coffee with the Mayor – Mundelein Police Department
- 08.01.26 – 8:00 AM – Noon – **Mundelein Community Connection** Farmers Market – Seymour Avenue and Park Street
- 08.04.26 – 5:00 PM - 8:30 PM – National Night Out – Courtland Commons
- 08.08.26 – 8:00 AM – Noon – **Mundelein Community Connection** Farmers Market – Seymour Avenue and Park Street
- 08.08.26 - 11:00 AM – 3:00 PM – **Special Event** – Old # 1 Preservation Committee Antique Fire Truck Show – Tighthead Brewing
- 08.09.26 – 5:00 PM – 6:30 PM – Concerts in the Park – Kracklauer Park – Guitarra Azul

Community and Economic Development Committee (Juarez, Schwenk, Grieco)

Use Variation - 333 Washington Boulevard

Motion to pass an Ordinance Granting a Variation from Table 20.40-1 of Section 20.40.020 for an IV Hydration and Wellness Clinic at 333 Washington Boulevard, subject to conditions.

RESULT:	Passed [Yes 5, No 0, Abstained 0]
MOVER:	Trustee Daniel Juarez
SECONDER:	Trustee Kara Lambert
AYES:	Daniel Juarez, Arnold Krinski, Kara Lambert, Erich Schwenk, Tony Ugaste
NAYS:	None
ABSTAIN:	None

CMAP Comments on 2026 Regional Transportation Plan

Motion to adopt a Resolution Authorizing the Director of Community Development to Provide Comments for the CMAP 2026 Regional Transportation Plan on Behalf of the Village of Mundelein

RESULT:	Passed [Yes 5, No 0, Abstained 0]
MOVER:	Trustee Daniel Juarez
SECONDER:	Trustee Erich Schwenk
AYES:	Daniel Juarez, Arnold Krinski, Kara Lambert, Erich Schwenk, Tony Ugaste
NAYS:	None
ABSTAIN:	None

LUSSO Events - 204-206 Terrace Drive

Motion to authorize staff to draft an ordinance granting a use variation to Table 20.40-1 of Section 20.40.020 to permit a banquet facility in the M-MU Manufacturing Mixed-Use Zoning District at 204-206 Terrace Drive, with conditions.

RESULT:	Failed [Yes 0, No 0, Abstained 0]
MOVER:	Trustee Daniel Juarez
SECONDER:	None
AYES:	None
NAYS:	None
ABSTAIN:	None

Public Works & Engineering Committee (Lambert, Krinski, Juarez)

Wastewater Treatment Plant Filter Sand Replenishment

Motion to adopt a Resolution waiving bids, accepting a proposal from All Service Contracting Corp, from Decatur, IL, and approve purchase order number 27-01316 for \$33,936.

RESULT:	Passed [Yes 5, No 0, Abstained 0]
MOVER:	Trustee Kara Lambert
SECONDER:	Trustee Arnold Krinski
AYES:	Daniel Juarez, Arnold Krinski, Kara Lambert, Erich Schwenk, Tony Ugaste
NAYS:	None
ABSTAIN:	None

Budget Amendment - Computer Supplies (100-202-47012.000)

Motion to approve a FYE2027 budget amendment for account number 100-202-47012.000 in the amount of \$7,694.37 for the purchase of the replacement PC and

approve purchase order number 27-01329 to EJ Equipment, Inc. in the amount of \$7,694.37.

RESULT:	Passed [Yes 5, No 0, Abstained 0]
MOVER:	Trustee Kara Lambert
SECONDER:	Trustee Tony Ugaste
AYES:	Daniel Juarez, Arnold Krinski, Kara Lambert, Erich Schwenk, Tony Ugaste
NAYS:	None
ABSTAIN:	None

Finance Committee (Schwenk, Ugaste, Grieco)

Governing Body

Motion to approve the payment of bills, as indicated in the Governing Body Report for the period between July 14, 2026 and ending July 27, 2026 in the amount of \$579,287.43.

RESULT:	Passed [Yes 5, No 0, Abstained 0]
MOVER:	Trustee Erich Schwenk
SECONDER:	Trustee Tony Ugaste
AYES:	Daniel Juarez, Arnold Krinski, Kara Lambert, Erich Schwenk, Tony Ugaste
NAYS:	None
ABSTAIN:	None

Public Safety Committee (Ugaste, Lambert, Krinski)

Police Chief reminded all the National Night Out is Tuesday August 4 from 5--8 PM at Courtland Commons. There will be a dunk tank, K-9 demonstration, food trucks, T-shirts and a glow-in-the-dark bubble show.

Building Committee (Krinski, Ugaste, Schwenk)

No report.

SCHEDULED BUSINESS

Omnibus Vote Items

Executive Session Minute Approval

Motion to approve the Executive Session Meeting minutes for the June 8, 2026, 5:00 PM Executive Session Meeting.

RESULT:	Passed [Yes 5, No 0, Abstained 0]
MOVER:	Trustee Tony Ugaste
SECONDER:	Trustee Arnold Krinski
AYES:	Daniel Juarez, Arnold Krinski, Kara Lambert, Erich Schwenk, Tony Ugaste
NAYS:	None
ABSTAIN:	None

Executive Session Minute Approval

Motion to approve the Executive Session Meeting minutes for the June 8, 2026, 7:05 PM Executive Session Meeting.

RESULT:	Passed [Yes 5, No 0, Abstained 0]
MOVER:	Trustee Arnold Krinski
SECONDER:	Trustee Tony Ugaste
AYES:	Daniel Juarez, Arnold Krinski, Kara Lambert, Erich Schwenk, Tony Ugaste
NAYS:	None
ABSTAIN:	None

Ambulance Service Fees (GEMT)

Motion to approve purchase order number 26-01330 and payment of invoice number GEMTFY26Q3-157-R in the amount of \$80,005.27 to the Illinois Department of Health and Family Services HFS Bureau of Fiscal Operations - GEMT.

RESULT:	Passed [Yes 5, No 0, Abstained 0]
MOVER:	Trustee Tony Ugaste
SECONDER:	Trustee Arnold Krinski
AYES:	Daniel Juarez, Arnold Krinski, Kara Lambert, Erich Schwenk, Tony Ugaste
NAYS:	None
ABSTAIN:	None

OTHER BUSINESS

None

EXECUTIVE SESSION

Motion to recess into Executive Session to discuss pending litigation pursuant to 5 ILCS 120, Section 2(c)(11), personnel pursuant to 5 ILCS 120, Section 2(c)(1), and minutes pursuant to 5 ILCS 120, Section 2(c)(21).

RESULT: Passed [Yes 5, No 0, Abstained 0]
MOVER: Trustee Arnold Krinski
SECONDER: Trustee Tony Ugaste
AYES: Daniel Juarez, Arnold Krinski, Kara Lambert, Erich Schwenk, Tony Ugaste
NAYS: None
ABSTAIN: None

Recess into Executive Session at 9:42 PM.

Motion to reconvene Village Board Meeting

RESULT: Passed [Yes 5, No 0, Abstained 0]
MOVER: Trustee Schwenk
SECONDER: Trustee Krinski
AYES: Trustee Juarez, Trustee Krinski, Trustee Lambert, Trustee Schwenk, Trustee Ugaste
NAYS: None
ABSTAIN: None

Board meeting reconvened at 10:37 PM.

Attendance

Clerk Walsh took the roll call. It indicated as follows:

Board Attendance

PRESENT: Trustee Juarez, Trustee Krinski, Trustee Lambert, Trustee Schwenk, Trustee Ugaste

ABSENT: Trustee Grieco

Village Attendance

PRESENT: Attorney Gibson, Village Administrator Guenther, HR Director Jones, Finance Director Miller, Fire Chief Lark, Police Chief Seeley, Building Department Director Sellas, Community Development Director Orenchuk, Public Works and Engineering Director Greenfield

ABSENT: Assistant Administrator Monroe

Action from Executive Session

None

ADJOURNMENT

Motion to Adjourn the Regular Board Meeting

RESULT:	Passed [Yes 5, No 0, Abstained 0]
MOVER:	Trustee Schwenk
SECONDER:	Trustee Ugaste
AYES:	Trustee Juarez, Trustee Krinski, Trustee Lambert, Trustee Schwenk, Trustee Ugaste
NAYS:	None
ABSTAIN:	None

Regular Board Meeting adjourned at 10:38.

Village Clerk