



**COUNTY OF KENDALL, ILLINOIS**  
**COMMITTEE OF THE WHOLE**  
**Thursday, May 15, at 4:00 p.m.**  
**Meeting Minutes**

**Call to Order and Pledge of Allegiance** - The Committee of the Whole meeting was called to order at 4:30 p.m. by County Board Chairman Matt Kellogg who led the Committee in the Pledge of Allegiance to the American Flag.

**Roll Call**

Board Member	Status	Arrived	Left Meeting
Matt Kellogg	Here		
Scott Gengler	Here		
Zach Bachmann	Absent		
Brian DeBolt	Here		
Elizabeth Flowers	Absent		
Dan Koukol	Here		
Jason Peterson	Here		
Ruben Rodriguez	Absent		
Brooke Shanley	Absent		
Seth Wormley	Here		

**With six (6) members present a quorum was established.**

**Staff Present:** Christina Burns, Dan Polvere, Leslie Johnson, Latreese Caldwell, Jim Webb, Luke Prisco,

**Others Present:** Ethan Kruger (WSPY) Rick Krischel (Cordogan Clark), Joe Babbitt and Ed Rossetto (NPPFA)

**Approval of Agenda** – Member DeBolt made a motion to amend the agenda Seconded by Member Koukol. **With six (6) members present voting aye, the motion was carried by a vote of 6 -0.**

**Approval to Forward Claims to County Board** – Motion made by Member Peterson, seconded by Member Gengler to forward claims to the next County Board meeting. **With six (6 ) members present voting aye, the motion was carried by a vote of 6-0.**

**Committee Reports and Updates** –None

**New Committee Business**

- A. Presentation by National Public Pension Fund Association (NPPFA) regarding Retirement Healthcare Funding Plans

The HR director Leslie Johnson introduced Joe Babbitt from the National Public Pension Fund Association to the committee. Joe delivered a presentation on Retirement Healthcare Funding

Plans (see presentation on packet page 2). During his presentation, Joe discussed Section 115 trusts and the related requirements. Section 115 Trust is a health care savings vehicle that enables participants to set aside tax-exempt funds to cover post-employment health care expenses, including insurance premiums for themselves, their spouses, and other qualified dependents. Participants also have the option to invest the funds in their Section 115 trust account through a variety of investment options.

The committee reviewed the advantages and disadvantages of proceeding with the service but was unable to reach a decision at this time. They have expressed interest in reevaluating the proposal in the near future.

#### B. Approval of Main Street Campus Improvements Proposal

Facility Management Director Dan Polvere informed the committee of the whole as part of the County Office Building renovation project, the County also intended to implement overall campus improvements. At the March 13, 2025, Committee of the Whole meeting, Cordogan Clark and Associates presented a design plan that will complete the downtown campus. The proposed improvements include:

- Increasing total campus parking capacity from 106 to 126 spaces.
- Relocating existing memorial monuments to a centralized area adjacent to the Historic Courthouse.
- Providing space for new monuments designated by the County Board.
- Installing a new campus identification monument sign near Route 47.
- Creating a pedestrian area along the memorial monument pathway, featuring pavers, light bollards, greenscape, picnic tables, and benches.
- Enhancing landscaping and planter beds adjacent to the Historic Courthouse.
- Designing a new trash enclosure at the end of Ridge Street, near the County Clerk building.
- Reconstructing asphalt and re-striping the existing parking lot on the northwest side of the Historic Courthouse.

Cordogan Clark will deliver basic architectural, structural, mechanical, electrical, and plumbing (SMEP) design services based on a fee equal to 8% of the projected construction cost plus a construction contingency. The estimated construction costs are approximately \$824,528. Civil engineering services, estimated at \$25,000, are being procured through a competitive process and will include survey and geotechnical services. Construction management (CM) preconstruction services—including estimating, bidding management, scheduling, and constructability reviews—will also be provided.

Member Gengler made a motion to forward to the next County Board, Seconded by Member Koukol. **With six (6) members present voting aye, the motion was carried by a vote of 6-0.**

- C. Approval of Phase II Contingency Reduction #2 total of \$75,293 with revised contract amounts as follows: Lite Construction \$2,623,233 (\$33,663 increase), CMM Group \$814,371 (\$11,179 increase), TSI Commercial Flooring \$598,862 (\$1,227 increase), Omega Plumbing \$306,193 (\$965 increase), Artlip & Son \$876,870 (\$570 increase), Aurora Wiring & Fixture \$1,049,689 (\$27,689 increase)

Phase II Contingency Reduction #2 includes revisions resulting from further project review to ensure that operational needs are effectively addressed. Staff have also collaborated with Cordogan Clark to modify the glass at all service counters to enhance customer service while maintaining security. Staff are proactively working with Cordogan Clark to implement any necessary modifications early in the process, allowing for the most efficient adjustments.

The total request for Phase II Contingency Reduction #2 is \$75,293, with revised contract amounts as follows. The current available contingency is \$288,490.

- Lite Construction: \$2,623,233 (increase of \$33,663)
- CMM Group: \$814,371 (increase of \$11,179)
- TSI Commercial Flooring: \$598,862 (increase of \$1,227)
- Omega Plumbing: \$306,193 (increase of \$965)
- Artlip & Son: \$876,870 (increase of \$570)
- Aurora Wiring & Fixture: \$1,049,689 (increase of \$27,689)

Member Gengler made a motion to forward to the next County Board, Seconded by Member Peterson. **With six (6) members present voting aye, the motion was carried by a vote of 6-0.**

D. Connect Kendall Connect Update and Comprehensive Development Agreement  
County Administrator Christina Burns updated the Committee of the whole on the Connect Kendall Connect

County Administrator Christina Burns gave the committee an update on the County's Broadband Project. The County received a \$15 million grant from the State of Illinois to support the construction of a broadband network aimed at connecting unserved and underserved areas within the county. Over the past year, the County has collaborated with our partner Pivot Tech and the Illinois Office of Broadband to further refine and clarify the project scope. Earlier this month, the Broadband Office issued its final approval, enabling us to proceed with the implementation of the project.

The grant supports the construction of two middle-mile rings, including last-mile services via fiber and fixed wireless, to provide broadband services (minimum 100 Mbps symmetrical) to over 3,000 unserved and underserved locations in Kendall County. The infrastructure will also expand services to additional areas within the County to increase its customer base.

The total construction cost for Phase 1 is \$37 million. The remaining project funding will be sourced from \$30 million in revenue bonds issued by Fox Fiber, NFP. The County intends to authorize Fox Fiber to act on its behalf to finance, construct, and operate the project until the debts are fully repaid. Once the debt is settled, the network would become the property of the

County, which may choose to continue leasing, operate independently, or pursue an alternative arrangement.

Future project phases aim to extend services to more areas within the County, which would require the County's approval for Fox Fiber to issue additional debt. It is noted that the County has no financial obligation related to the network. Fox Fiber's bonds are being issued solely based on the projected revenue of the project.

The County will be requested to approve two documents authorizing Fox Fiber to act on behalf of the County pursuant to IRS Code 63-20. The first document is an Authorizing Resolution. The second is the Comprehensive Development Agreement, which outlines the contractual relationship between Fox Fiber and the County. The Comprehensive Development Agreement sets project benchmarks regarding service, ensures Fox Fiber's compliance with grant requirements, and details the processes for reporting progress to the County, as well as the responsibilities of Fox Fiber in compliance.

E. Approval of Amendment to the Vehicle Lease Agreement between Kendall County and the Voluntary Action Center

This amendment to the agreement authorizes Kendall County to utilize the Kendall Area Transit Vehicles in emergency situations.

Member Koukol made a motion to forward to the next County Board, Seconded by Member Wormley. **With six (6) members present voting aye, the motion was carried by a vote of 6-0.**

F. Approval of Resolution Establishing a Policy for the Use of WEX Cards to Purchase Fuel for Kendall Area Transit Vehicles

The County serves as the pass-through entity for the Voluntary Action Center (VAC), which oversees Kendall Area Transit (KAT). VAC requests that its employees utilize WEX cards for the purchase of fuel for KAT vehicles. Kendall County agrees to issue WEX cards to VAC employees for the purpose of refueling KAT vehicles. Fuel expenses incurred using WEX cards by VAC employees will be submitted for reimbursement through KAT's Department of Transportation Assistance Program (DOAP) grant.

Member Wormley made a motion to forward to the next County Board, Seconded by Member Peterson. **With six (6) members present voting aye, the motion was carried by a vote of 6-0.**

G. Approval of Assignment of the October 4, 2022, Grant Agreement with Kendall 211 to Fox Valley United Way for Disbursement and use of Kendall County's American Rescue

This amendment is to acknowledge that 211 has been incorporated into United Way, and accordingly, United Way will assume all obligations, responsibilities, liabilities, and commitments previously associated with 211 in relation to Kendall 211. The committee's consensus is to recommend forwarding this to the County Board for approval.

H. Plan Acts Funds Approval of Empower Health Services, LLC Biometric Screening Agreement in an amount not to exceed \$135 per plan participant

The Empower Health Services, LLC Biometric Screening Agreement includes three onsite biometric wellness screenings for Kendall County retirees, employees, and their spouses enrolled in the county's medical insurance plan. The cost per participant is \$135 for each screening, which will be reimbursed by IPBC through its Wellness Program.

Member Peterson made a motion to forward to the next County Board, Seconded by Member Wormley. **With six (6) members present voting aye, the motion was carried by a vote of 6-0.**

I. Recommendation on Annual Facility Inspection Report for NPDES Permit for Stormwater Discharges from Separate Storm Sewer Systems (MS4)

The County is required to submit certain documents annually by June 1st in accordance with its NPDES Permit. The 2025 Annual Report is similar to the 2024 Annual Report, detailing various training sessions and educational events conducted during the reporting period. Additionally, there is a submission fee of One Thousand Dollars (\$1,000), which has remained unchanged for several years.

Member Gengler made a motion to forward to the next County Board, Seconded by Member Koukol. **With Six (6) members present voting aye, the motion was carried by a vote of 6 -0.**

**Old Committee Business- none**

**Department Head and Elected Officials Reports – None**

**Public Comment – None**

**Questions from the Media – None**

**Chairman's Report – None**

**Action Items for County Board**

**Consent Agenda**

- Approval of Claims
- Main Street Campus Improvements Proposal
- Phase II Contingency Reduction #2 total of \$75,293 with revised contract amounts as follows: Lite Construction \$2,623,233 (\$33,663 increase), CMM Group \$814,371 (\$11,179 increase), TSI Commercial Flooring \$598,862 (\$1,227 increase), Omega Plumbing \$306,193 (\$965 increase), Artlip & Son \$876,870 (\$570 increase), Aurora Wiring & Fixture \$1,049,689 (\$27,689 increase)
- Amendment to the Vehicle Lease Agreement between Kendall County and the Voluntary Action Center
- Resolution Establishing a Policy for the Use of WEX Cards to Purchase Fuel for Kendall Area Transit Vehicles

- Empower Health Services, LLC Biometric Screening Agreement in an amount not to exceed \$135 per plan participant
- Recommendation on Annual Facility Inspection Report for NPDES Permit for Stormwater Discharges from Separate Storm Sewer Systems (MS4)

**New Business**

- Approval of Assignment of the October 4, 2022, Grant Agreement with Kendall 211 to Fox Valley United Way for Disbursement and use of Kendall County's American Rescue Plan Acts Funds

**Old Committee Business – None**

**Executive Session – None**

**Adjournment** – Member DeBolt made a motion to adjourn the meeting, second by Member Gengler.

**With six (6) members present voting aye, the meeting adjourned at 5:52 p.m.**

Respectfully Submitted,  
Nancy Villa  
Executive Administrative Assistant