

MEMORANDUM

TO: William T. Lichter, Village Manager

FROM: David A. Hulseberg, AICP, Director of Community Development

DATE: March 3, 2005

SUBJECT: PC 04-07: 309 & 315 W. St. Charles Road (Walgreens) – Highway Authority Agreement

At the September 16, 2004 Village Board meeting, the Board approved final zoning actions, a development agreement and the companion vacation of the Elizabeth Street right-of-way all associated with the proposed Walgreen's development at 309-315 West St. Charles Road. Staff noted to the Board that with approval of these items, the only remaining issue to be considered by the Village Board is a Highway Authority Agreement (HAA) that would address environmental remediation activities within the public rights-of-way.

Attached is a copy of a HAA for Village Board consideration. The agreement sets forth the corrective actions necessary to undertake remediation activities within the St. Charles Road right-of-way in order to meet Illinois Environmental Protection Agency (IEPA) objectives. The contaminants originated from the existing gas station at 309 West St. Charles are scheduled to be razed in order to facilitate the new Walgreen's store. This agreement sets for the developer's obligations and rights associated with addressing the remediation efforts. Village Counsel has reviewed the agreement.

ACTION REQUESTED

Staff requests that this item be placed on the March 3, 2005 Village Board agenda and that the Board adopt a Resolution authorizing the signatures of the President and Village Clerk on the agreement.