

*This meeting is being held via telephonic attendance.*

**AGENDA**  
**SPECIAL GENERAL ADMINISTRATION & PERSONNEL COMMITTEE**  
**Village of Hoffman Estates**  
**June 21, 2021**

*7:00 p.m. - Helen Wozniak Council Chambers*

**Members:**   **Karen Arnet, Chairman**  
                  **Karen Mills, Vice-Chairman**  
                  **Gary Stanton, Trustee**  
                  **Anna Newell, Trustee**  
                  **Gary Pilafas, Trustee**  
                  **Michael Gaeta, Trustee**  
                  **Mayor William McLeod**

**I.     Roll Call**

**NEW BUSINESS**

1.     Lot 2 in Laufenberger Subdivision.

**II.    Adjournment**

*(Further details and information can be found in the agenda packet attached hereto and incorporated herein and can also be viewed online at [www.hoffmanestates.org](http://www.hoffmanestates.org) and/or in person in the Village Clerk's office).  
The Village of Hoffman Estates complies with the Americans with Disabilities Act (ADA). For accessibility assistance, call the ADA Coordinator at 847/882-9100.*

**COMMITTEE AGENDA ITEM  
VILLAGE OF HOFFMAN ESTATES**

**SUBJECT:** Lot 2 in Laufenberger Subdivision

**MEETING DATE:** June 21, 2021

**COMMITTEE:** General Administration & Personnel

**FROM:** Arthur L. Janura, Corporation Counsel

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**PURPOSE:** To acquire ownership of 20 acres (Lot 2) in Laufenberger Subdivision in accordance with existing Annexation Agreements.

**BACKGROUND:** In 1999, the Village annexed land north of Shoe Factory Road and west of Beverly Road. The annexation was called University Place and the accompanying Annexation Agreement required the developer to donate land to Northern Illinois University (NIU) for the creation of a branch campus in the Village of Hoffman Estates. One of the conditions of approval contained in the University Place Annexation Agreement required an educational institution to be built on the 20 acres donated land within 10 years. If not, the property was to be transferred to the Village.

In 2005, some of the originally donated 20 acres of land was swapped for other land in the University Place and Laufenberger Subdivision. Both the Laufenberger Annexation Agreement and an Amendment to the University Place Annexation Agreement approved this swap and were signed by the NIU Foundation.

To date, nothing has been built on the subject property and the Village has demanded the property be transferred to the Village. NIU Foundation, the present owner of the property, has refused to abide by this provision of the Annexation Agreement and the Village's demand.

**DISCUSSION:** The Village Legal Department has reviewed all the relevant development documents and the existing applicable law and believes the Village is entitled to ownership of the NIU Foundation property. Outside counsel has been consulted and has a similar opinion.

**RECOMMENDATION:** Corporation Counsel recommends the Village proceed to enforce its ownership rights in Lot 2 of Laufenberger Subdivision and take all necessary and appropriate actions related thereto.