



AGENDA

BUFFALO GROVE VILLAGE BOARD

Special Committee of the Whole: August 31, 2026 at
7:00 PM

Jeffrey S. Braiman Council Chambers
Fifty Raupp Blvd Buffalo Grove, IL 60089-2139

1. Call to Order

- a. Pledge of Allegiance
- b. Roll Call

2. Village President's Report

3. Special Business

- a. Update and Discussion of the Proposed Acquisition of 1100 W Lake Cook Road for a Combined Village Hall and Police Station (President Smith, Dane Bragg)

4. Public Comment

Public Comment is limited to items that are not on the regular agenda. In accordance with Section 2.02.070 of the Municipal Code, discussion on questions from the audience will be limited to 5 minutes and should be limited to concerns or comments regarding issues that are relevant to Village Board business. All members of the public addressing the Village Board shall maintain proper decorum and refrain from making disrespectful remarks or comments relating to individuals. Speakers shall use every attempt to not be repetitive of points that have been made by others. The Village Board may refer any matter of public comment to the Village Manager, Village staff or an appropriate agency for review.

5. Executive Session

6. Adjournment

The Village Board will make every effort to accommodate all items on the agenda by 10:30 p.m. The Board does, however, reserve the right to defer consideration of matters to another meeting should the discussion run past 10:30 p.m.

The Village of Buffalo Grove, in compliance with the Americans with Disabilities Act, requests that persons with disabilities who require certain accommodations to allow them to observe and/or participate in this meeting or have questions about the accessibility of the meeting or facilities, contact the ADA Coordinator at 847-459-2500 to allow the Village to make reasonable accommodations for those persons.



AGENDA ITEM SUMMARY

BUFFALO GROVE VILLAGE BOARD

Special Committee of the Whole: August 31, 2026

AGENDA ITEM 3.a.

Update and Discussion of the Proposed Acquisition of 1100 W Lake Cook Road for a Combined Village Hall and Police Station

Contacts

Liaison: President Smith

Staff: Dane Bragg

Staff Recommendation

Staff recommends discussion.

Summary

Background

On December 9, 2025 ([click here for the agenda item](#)), the Village of Buffalo Grove advanced its long-term facilities strategy by entering into a Purchase and Sale Agreement (PSA) for the property at 1100 Lake Cook Road, an 8.3-acre site improved with a 96,731-sq-ft office building. The contracted purchase price is \$6.25 million. The acquisition represents the next major step in fulfilling the remaining recommendations of the Village's 2017 Space Needs Study (updated in 2025) and addresses long-standing challenges with the aging Village Hall and Police Department buildings, originally constructed in 1970 and 1988 respectively, with no major additions since the 1990s.

As part of the PSA, the Village was granted a Due Diligence (DD) period to allow ample time to comprehensively inspect the property prior to seeking an authorization to close from the Village Board (future date). At this time, the DD period is set to expire on September 9, 2026. At the August 31 meeting, staff and its consultant team will provide and discuss the proposed acquisition of 1100 W Lake Cook Road for a combined Village Hall and Police Station.

Next Steps

Following the expiration of the DD period, staff will request a future Board action to seek authorization to close. This is anticipated to occur at a Board meeting in September/October.

Strategic Alignment

Guiding Principle

Principle 1: Financially Responsible and Sound

Principle 2: Outstanding Village Services

Principle 3: Plan and Invest in the Future

Principle 7: Builds Our Community

Goal

Goal 1: Maintained effective village government: fiscally responsible and providing outstanding, responsive services

Goal 3: Strengthened Buffalo Grove community identity and pride

Goal 4: Vibrant and innovative community: leading edge

File Attachments

None

