

## Press Clippings 09/12/20 to 09-14-20

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**---Press Clippings---09/14/2020**  
**There are no U-46 related news stories.**

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**---Press Clippings---09/13/2020**  
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**---The Courier-News --- 09/12/2020**  
**Huge subdivision proposed for farm land at McLean and Lancaster to be annexed into South Elgin**  
**By: Rafael Guerrero**



A concept plan presented to the South Elgin Village Board this week calls for 174 town homes and 187 single-family homes to be built on 90 acres on McLean Boulevard. (Village of South Elgin / HANDOUT)

A new subdivision with 174 town homes and 187 single-family homes has been proposed for a 90-acre site at McLean Boulevard and North Lancaster Road that would be annexed into South Elgin.

Representatives for M/I Homes introduced their concept plan to the village board this week, the presentation coinciding with engineering design work being done for a reconstructed McLean Boulevard, which includes a new traffic signal at Lancaster.

Plans call for the new homes to be built on Cavitt Farm property, which faces McLean and is currently in unincorporated Kane County.

Developers plan to seek village annexation and want to extend North Lancaster Road through the property, connecting where it currently ends near an industrial subdivision east of the property and Lancaster Circle west of McLean Boulevard.

The development would straddle both sides of the new stretch of Lancaster.

Property south of Lancaster would be used for single-family houses boasting anywhere from two to five bedrooms and three to five bathrooms, developer representative Marc McLaughlin said. Townhouses with two to three bedrooms and two to three bathrooms would go in north of Lancaster.

McLaughlin said some of the homes will be in **School District U-46** and the rest in St. Charles School District 303.

He estimated the town homes would be priced in the low-to-mid \$200,000s and the single-family homes would range from the mid-\$300,000s to \$400,000, depending on the model selected.

If things go according to plan, construction would start in fall 2021 or spring 2022, McLaughlin said.

The board's initial response to the project was positive.

"I think this is a nice plan you have here," Trustee Greg Lieser .

Trustee Mike Kolodziej noted that development would benefit the businesses located at the McLean and Spring Street intersection, downtown South Elgin and Randall Road corridor.

The 30 acres that remain of the Cavitt property would "become more appealing to a commercial developer now that you have these rooftops there," Kolodziej added. "I think that could be attractive, what with McLean Boulevard being developed now."

M/I Homes was seeking board feedback at the Tuesday meeting in advance of submitting annexation and rezoning requests and final design plans. Board approval is required before construction can start.