

MINUTES OF THE REGULAR MEETING OF THE MAYOR AND BOARD OF TRUSTEES OF THE VILLAGE OF WILLOWBROOK HELD ON MONDAY, SEPTEMBER 12, 2016 AT THE BURR RIDGE POLICE DEPARTMENT, TRAINING ROOM, 7700 COUNTY LINE ROAD, VILLAGE OF BURR RIDGE, DUPAGE COUNTY, ILLINOIS.

1. CALL TO ORDER

The meeting was called to order at the hour of 6:30 p.m. by Mayor Frank Trilla.

2. ROLL CALL

Those present at roll call were Mayor Frank Trilla, Village Clerk Leroy Hansen, Trustees Sue Berglund, Umberto Davi, Terrence Kelly, Michael Mistele, Gayle Neal, and Paul Oggerino.

ABSENT: None

Also present were Village Attorney Thomas Bastian, Village Administrator Timothy Halik, Chief Mark Shelton, Deputy Chief Robert Schaller, Assistant to the Village Administrator Garrett Hummel, Deputy Clerk Cindy Stuchl, Planning Consultant Anna Franco, and Engineering Consultant Dan Lynch.

A QUORUM WAS DECLARED

3. PLEDGE OF ALLEGIANCE

Mayor Trilla asked Ms. Debbie Baker from HCS Family Services to lead everyone in saying the Pledge of Allegiance.

4. VISITORS' BUSINESS

Residents Letitia Russell, Carolyn Kiolbasa, and Anita Pearson spoke to the Board about flooding issues in their yards from Saw Mill Creek. Administrator Halik advised that Village Engineer Lynch will look into the issue and will forward his findings.

5. OMNIBUS VOTE AGENDA

- a. Waive Reading of Minutes (APPROVE)
- b. Minutes - Regular Board Meeting - August 22, 2016 (APPROVE)
- c. Minutes - Closed Session Meeting - August 22, 2016 (APPROVE)
- d. Warrants - \$649,019.77 (APPROVE)
- e. Resolution - A Resolution Waiving the Competitive Bidding Process and authorizing the Mayor and Village Clerk to Accept a Proposal to Complete ADA Upgrades to

Concrete Pedestrian Sidewalks as Required by IDOT as Part of the Village's 2016 Motor Fuel Tax (MFT) Roadway Maintenance Program - Robert White construction, and Ratifying and confirming the Village Administrator's Prior Acceptance of Said Proposal - Resolution No. 16-R-52 (ADOPT)

- f. Motion to Approve - 2016 Motor Fuel Tax (MFT) Roadway Maintenance Program: Payout #1 - Partial Payment - Cowley-Sheppard Asphalt, Inc. (APPROVE)
- g. Motion to Approve - 67th Street & Clarendon Hills Road Intersection Improvement Project: Payout #1 - Partial Payment - Crowley-Sheppard Asphalt, Inc. (APPROVE)
- h. Plan Commission Recommendation - Zoning Hearing Case 16-16: Petition to Amend a Special Use Permit (SUP) for a Planned Unit Development (PUD) to allow the Addition of a Second Story to Storage Facility Building A, and to Consider Alternate Façade and Building Materials for both storage Building A and B, and other Variations and Zoning Relief as may be Required - 7501-7601 Quincy Street, ROC Willowbrook, LLC (RECEIVE)
- i. Plan Commission Recommendation - Zoning hearing Case 16-17: Consideration of an Administrative Petition for a Text Amendment to Section 9-12-4(D)(2)(d) of the Zoning Ordinance, Fence Code (RECEIVE)
- j. Proclamation - A Proclamation Recognizing Fire Prevention Week and Fire Safety Month in October Within the Village of Willowbrook (PASS)

Mayor Trilla asked the Board if there were any items to be removed from the Omnibus Vote Agenda.

MOTION: Made by Trustee Mistele and seconded by Trustee Berglund to approve the Omnibus Vote Agenda as presented.

ROLL CALL VOTE: AYES: Trustees Berglund, Davi, Kelly, Mistele, Neal, and Oggerino. NAYS: None. ABSENT: None.

MOTION DECLARED CARRIED

NEW BUSINESS

- 6. PROCLAMATION - A PROCLAMATION RECOGNIZING HUNGER ACTION MONTH IN SEPTEMBER WITHIN THE VILLAGE OF WILLOWBROOK - HCS FAMILY SERVICES

Mayor Trilla presented the proclamation to Ms. Debbie Baker from HCS Family Services. Ms. Baker provided a summary of their work and thanked the Board for their support.

7. ORDINANCE - AN ORDINANCE GRANTING A SPECIAL USE FOR A PLANNED UNIT DEVELOPMENT, INCLUDING APPROVAL OF FINAL PLAT OF PUD, GRANTING CERTAIN WAIVERS FROM THE ZONING ORDINANCE, GRANTING CERTAIN VARIATIONS FROM THE SUBDIVISION REGULATIONS, GRANTING APPROVAL OF A FINAL PLAT OF SUBDIVISION, AND RELATED MATTERS - PC 16-04: 6256 CLARENDON HILLS ROAD - CARRINGTON CLUB BY PULTE (REDEVELOPMENT OF ARABIAN KNIGHTS HORSE FARM)

Planning Consultant Franco related that this development proposed 29 single-family units on approximately 8.3 acres of property. There will be one single-access point off of Clarendon Hills Road across from Snug Harbor Drive. A secondary emergency only access drive will be off of Tennessee Drive. Streets and common areas will be privately maintained by their future Homeowners Association.

Planning Consultant Franco advised that an outstanding issue dealt with overhead wires on the Tennessee Drive access and the clearance for emergency vehicles. Planning Consultant Franco stated that Tri-State Fire Protection District related that their trucks will be able to enter the development with no issues.

Planning Consultant Franco stated that the critter abatement and demolition has been completed.

Trustee Oggerino asked the representatives from Pulte that were in attendance to take better care of debris being left on Clarendon Hills Road from the construction vehicles.

Trustee Berglund questioned why there is only one public access point. Administrator Halik advised that he was contacted by residents that live on Tennessee Drive who were concerned about the additional traffic that could occur.

Mayor Trilla questioned what the time frame is for completion of the sidewalk and work along Tennessee Drive. Representatives advised they had to wait for this ordinance to be approved in order to complete the work. The work should be completed in the next few weeks.

MOTION: Made by Trustee Oggerino and seconded by Trustee Davi to pass Ordinance 16-0-40 as presented.

PREVIOUS ROLL CALL VOTE: AYES: Trustees Berglund, Davi, Kelly, Mistele, Neal, and Oggerino. NAYS: None. ABSENT: None.

MOTION DECLARED CARRIED

8. ORDINANCE - AN ORDINANCE GRANTING AN EXTERIOR SIDE YARD SETBACK VARIANCE TO REDUCE THE EXTERIOR SIDE YARD SETBACK INCLUDING SUCH RELIEF, EXCEPTIONS AND VARIATIONS FROM TITLE 9 OF THE VILLAGE CODE NECESSARY TO ALLOW A SINGLE-FAMILY RESIDENTIAL UNIT IN THE R-2 ZONING DISTRICT - 10 MIDWAY DRIVE

Planning Consultant Franco advised that this property is located at the northwest corner of Route 83 and Midway Drive. The property owner would like to build a single-family home on this lot. Due to current zoning restrictions, the building footprint is limited to approximately 2,500 square feet with a maximum building width of 26'. The requested variations would allow a new buildable area of 4,100 square feet and a maximum building width of approximately 44'.

The Plan Commission voted unanimously for a favorable recommendation to the Village Board with two conditions. One is for the driveway placement for the home be placed as far west on the property as possible. The second condition was for a driveway turn around on the primary driveway.

MOTION: Made by Trustee Davi seconded by Trustee Berglund to pass Ordinance 16-0-41 as presented.

PREVIOUS ROLL CALL VOTE: AYES: Trustees Berglund, Davi, Kelly, Mistele, Neal, and Oggerino. NAYS: None. ABSENT: None.

MOTION DECLARED CARRIED

9. ORDINANCE - AN ORDINANCE AMENDING TITLE 9, CHAPTER 12, SECTION 9-12-4(D)(2)(d) OF THE VILLAGE CODE - BULK REGULATIONS: FENCES AND WALLS

Planning Consultant Franco advised that staff had discovered an issue in the fence code as it pertains to five (5) lots in town. The text amendment would allow a continuous 5' fence for an exterior side yard for corner lots that abuts to the front yard of an adjacent lot.

The current code only allows for a 3' fence and results in a mismatch of fence heights. This has become an issue if a resident wishes to install an in-ground pool and zoning requires a minimum of a 4' fence.

The Plan Commission voted unanimously to recommend this text amendment to the Village Board.

MOTION: Made by Trustee Mistele and seconded by Trustee Berglund to pass Ordinance 16-0-42 as presented.

PREVIOUS ROLL CALL VOTE: AYES: Trustees Berglund, Davi, Kelly, Mistele, Neal, and Oggerino. NAYS: None. ABSENT: None.

MOTION DECLARED CARRIED

PRIOR BUSINESS

10. COMMITTEE REPORTS

Trustee Neal had no report.

Trustee Kelly had no report.

Trustee Mistele related that there was a bid opening earlier today for the police department renovation project. Over two dozen bid packets were distributed. Fourteen (14) bids were submitted. Further details will be presented to the Board at a future meeting.

Trustee Berglund had no report.

Trustee Davi had no report.

Trustee Oggerino had no report.

11. ATTORNEY'S REPORT

Attorney Bastian had no report.

12. CLERK'S REPORT

Clerk Hansen advised that election packets will be available for the 2017 Municipal Elections beginning September 20th. The filing period is between December 12 - 19th.

13. ADMINISTRATOR'S REPORT

Administrator Halik had no report.

14. MAYOR'S REPORT

Mayor Trilla had no report.

15. EXECUTIVE SESSION

Mayor Trilla stated that there was no need for Closed Session during tonight's meeting.

16. ADJOURNMENT

MOTION: Made by Trustee Mistele and seconded by Trustee Oggerino, to adjourn the Regular Meeting at the hour of 7:24 p.m.

ROLL CALL VOTE: AYES: Trustees Berglund, Davi, Kelly, Mistele, Neal, and Oggerino. NAYS: None. ABSENT: None.

MOTION DECLARED CARRIED

PRESENTED, READ and APPROVED.

September 26, 2016.

Mayor

Minutes transcribed by Deputy Clerk Cindy Stuchl.