

**VILLAGE OF RIVER FOREST
REGULAR VILLAGE BOARD OF TRUSTEES MINUTES
Monday, June 24, 2019**

A regular meeting of the Village of River Forest Board of Trustees was held on Monday, June 24, 2019 at 7:00 p.m. in the Community Room of Village Hall, 400 Park Avenue – River Forest, IL.

1. CALL TO ORDER/ROLL CALL

The meeting was called to order at 7:22 p.m. Upon roll call, the following persons were:

Present: President Adduci, Trustees Bachner, Brennan, Cargie, Henek, O'Connell, Vazquez

Absent: Village Clerk Kathleen Brand-White

Also Present: Village Administrator Eric Palm, Assistant Village Administrator Lisa Scheiner, Assistant to the Village Administrator Jonathan Pape, Deputy Clerk Sara Phyfer, Police Chief James O'Shea, Public Works Director John Anderson, Finance Director Rosemary McAdams, Village Attorney Greg Smith

2. PLEDGE OF ALLEGIANCE

President Adduci led the pledge of allegiance.

3. CITIZEN COMMENTS

Economic Development Commission Chair Lee Neubecker, 1403 Lathrop. Chairman Neubecker addressed the board regarding item 9A. He stated the purchase of 11 Ashland is part of the strategic plan and the closest opportunity to generate significant tax revenue for the Village. He acknowledged concerns about paying more than the appraised value but urged the trustees to consider the value of the parcel and the development opportunities it enables. He also stated the EDC is in favor of this purchase and stressed the importance of considering the potential tax impact of this property as a commercial use.

Diane Peters, 302 Gale. Ms. Peters addressed the Board regarding item 5G. She stated she is now unable to park on the side of her house because of recently installed no parking signs, and that this has created accessibility issues for her family. She asked that the Board grant her request for an ADA parking space due to her and her husbands' limited mobility.

President Adduci explained that this item is on the Consent Agenda and is slated for approval. Administrator Palm stated Staff would try to get the new signage installed by the end of the week. In response to a question from Trustee Henek, Chief O'Shea affirmed that the Police Department is aware of the situation and will not ticket the Peters' vehicles.

4. ELECTED OFFICIAL COMMENTS & ANNOUNCEMENTS

Trustee O'Connell recognized the Maywood officials that were in attendance. He stated that the trustees attended the West Central Municipal Conference dinner where Administrator Palm received the Jack Williams Intergovernmental Achievement Award.

Trustee Henek shared that she attended an informative River Forest Civic Association meeting regarding the Tunnel and Reservoir Plan. She announced LemonAid has selected Hephzibah Children's Association and Beat the Streets as its two charities for the event, which occurs annually on September 11.

Trustee Brennan stated the Wounded Warrior Project, which honors and empowers wounded service members, rode through River Forest last week. She suggested it be publicized farther in advance so people can support the event. She also announced that River Forest residents Mike and Phil Carmody were recently honored on Chicago's Very Own on WGN for Opportunity Knocks, Life Shop, and their pickle business, which all support people with disabilities. She promoted the Sustainability Commission's program for Plastic Free July and the discussion they would be having with local businesses on Reusable Bag Day, July 9, to reduce plastic use in town. Additionally, she stated she and Trustee Bachner attended the West Central Municipal Conference's Newly Elected Officials training.

Trustee Vazquez thanked Staff for streaming the Deer and Wildlife Presentation. He stated he attended a Metropolitan Planning Council meeting that focused on transportation and its challenges for seniors and noted that the next Metropolitan Mayors Caucus Subcommittee on Aging meeting will have a presentation from AARP.

Trustee Cargie thanked Staff and the Illinois Department of Natural Resources for the Deer and Wildlife Presentation. He acknowledged the deer are problematic but that this will take time to resolve.

Trustee Bachner wished everyone a Happy Pride Month and suggested that next year the Village fly the pride flag. She announced she attended a west side cannabis town hall meeting, and that Illinois Senators Harmon and Cassidy were there and provided a good briefing. She noted that there is a timetable for the Village to do some work and the senators are a good resource.

President Adduci congratulated Administrator Palm for his award, which is given to those who promote intergovernmental cooperation. She announced she and Trustee Brennan attended the Visit Oak Park rebranding launch, and explained that the organization promotes tourism in the area and is a great resource.

5. CONSENT AGENDA

- a. Regular Village Board Meeting Minutes – May 28, 2019
- b. Executive Session Village Board Meeting Minutes – May 28, 2019
- c. Approval of Collective Bargaining Agreement with IAFF #2391 (Firefighter/Paramedics) for May 1, 2016 through April 30, 2019

- d. Approval of Collective Bargaining Agreement with IAFF #2391 (Lieutenants) for May 1, 2016 through April 30, 2019
- e. Award of Bid and Contract for Green Alley Improvements to MQ Construction Co. for \$686,295.00
- f. Award of Bid and Contract for Thomas Street Alley Improvements to MYS, Inc. for \$274,511.55
- g. Amend Section 9-3-20 of the Village Code for an ADA Parking Space on Linden Between Gale and Thatcher – Ordinance
- h. Monthly Department Reports
- i. Monthly Performance Measurement Report
- j. Financial Report – May 2019
- k. Accounts Payable – May 2019 – \$2,074,225.84
- l. Village Administrator’s Report

Trustee Brennan removed item 5E.

Trustee Cargie made a motion, seconded by Trustee O’Connell, to approve the Consent Agenda items A-D and F-L.

In response to a question from Trustee Cargie about items 5C and 5D, Administrator Palm confirmed that the role of the Board of Police and Fire Commissioners is the same as previous contracts and that the employees will be receiving back pay, but that this contract is now expired and will be re-negotiated this year. He affirmed that the Village has been budgeting in anticipation of these salary increases.

Roll call:

Ayes: Trustees Bachner, Brennan, Cargie, Henek, O’Connell, Vazquez

Absent: None

Nays: None

Motion Passes.

Trustee Cargie made a motion, seconded by Trustee Vazquez, to approve the Consent Agenda item 5E.

In response to a question from Trustee Brennan, Administrator Palm stated the Village has previously been awarded MWRD’s grant for green infrastructure and that this project is too far into the process to be eligible. He confirmed that the Village does apply for funding opportunities when available and as timing allows.

Roll call:

Ayes: Trustees Bachner, Brennan, Cargie, Henek, O’Connell, Vazquez

Absent: None

Nays: None

Motion Passes.

6. CONSENT AGENDA ITEMS FOR SEPARATE CONSIDERATION

- a. May 2019 Accounts Payable Transactions for the Economic Development Fund totaling \$165,080.14 and the Madison Street TIF Fund totaling \$572.47 (*Trustee Vazquez Common Law Conflict of Interest*)

Trustee Brennan made a motion, seconded by Trustee Henek, to approve payment for the Economic Development Fund for \$165,080.14 and payment for the Madison Street TIF Fund for \$572.47.

Roll call:

Ayes: Trustees Bachner, Brennan, Cargie, Henek, O’Connell

Absent: None

Abstain: Trustee Vazquez

Motion Passes.

7. RECOMMENDATIONS OF BOARDS, COMMISSIONS AND COMMITTEES

- a. Zoning Board of Appeals – Variation Request for Side Yard Setback at 910 Forest Avenue – Ordinance

Trustee Vazquez made a motion, seconded by Trustee O’Connell, to approve an Ordinance granting the requested variations to Sections 10-9-7 of the Zoning Ordinance at 910 Forest.

Roll call:

Ayes: Trustees Bachner, Brennan, Cargie, Henek, O’Connell, Vazquez

Absent: None

Nays: None

Motion Passes.

- b. Zoning Board of Appeals – Variation Request for Fence Height at 910 Park Avenue – Ordinance

Trustee Bachner made a motion, seconded by Trustee Brennan, to approve an Ordinance granting the requested variations to Sections 4-8-3(C) and 4-8-4(C)(2) of the Zoning Ordinance at 910 Park.

Roll call:

Ayes: Trustees Bachner, Brennan, Cargie, Henek, O’Connell, Vazquez

Absent: None

Nays: None

Motion Passes.

- c. Introduction of Planned Development – 344 Lathrop Avenue

President Adduci stated the petitioner requested this item be pulled from the agenda and heard at a later date.

- d. Board and Commission Appointments/Reappointments
 1. Economic Development Commission – Appoint Carr Preston (O’Connell vacancy) – Remaining Term Expiring 4/30/20
 2. Board of Fire and Police Commissioners – Reappoint Michael Trucco – Member, 3 Year Terms Expiring 4/30/22
 3. Development Review Board – Reappoint Frank Martin – Member and Chair, 2 Year Terms Expiring 4/30/21
 4. Development Review Board – Reappoint Gerry Dombrowski – 2 Year Term Expiring 4/30/21
 5. Development Review Board – Reappoint Carolyn Kilbride – 2 Year Term Expiring 4/30/21
 6. Fire Pension Board – Reappoint Sean Condon – 3 Year Term Expiring 4/30/22
 7. Police Pension Board – Reappoint Heath Bray – 2 Year Term Expiring 4/30/21
 8. Police Pension Board – Reappoint Rosemary McAdams – 2 Year Term Expiring 4/30/21
 9. Historic Preservation Commission – Reappoint David Raino-Ogden – 4 Year Term Expiring 4/30/23
 10. Historic Preservation Commission – Reappoint Owen Dowling – 4 Year Term Expiring 4/30/23
 11. Historic Preservation Commission – Reappoint David Franek – Member and Chair, 4 Year Terms Expiring 4/30/23
 12. Historic Preservation Commission – Appoint John Forehand (Popowitz vacancy) – 4 Year Term Expiring 4/30/23
 13. Local Ethics Commission – Reappoint Greg Ignoffo – 2 Year Term Expiring 4/30/21
 14. Plan Commission – Reappoint Maryanne Fishman – 4 Year Term Expiring 4/30/23
 15. Plan Commission – Reappoint Carolyn Kilbride – 4 Year Term Expiring 4/30/23
 16. Sustainability Commission – Reappoint Shannon Roberts – 4 Year Term Expiring 4/30/23
 17. Sustainability Commission – Reappoint Andrew Basney – 4 Year Term Expiring 4/30/23
 18. Sustainability Commission – Reappoint Beth Cheng – 4 Year Term Expiring 4/30/23
 19. Sustainability Commission – Appoint Susan Charrette (Brennan vacancy) – Remaining Term Expiring 4/30/21

Trustee Brennan made a motion, seconded by Trustee Cargie, to give advice and consent to the Village President’s appointments for items 7D1-19, with the amendment to item 7D2 to remove the word chair, for the board and commission appointments effective May 1, 2019.

Roll call:

Ayes: Trustees Bachner, Brennan, Cargie, Henek, O'Connell, Vazquez

Absent: None

Nays: None

Motion Passes.

8. UNFINISHED BUSINESS

None.

9. NEW BUSINESS

- a. Real Estate Purchase and Sales Contract for 11 Ashland Avenue, River Forest, Illinois – Ordinance

Trustee Cargie made a motion, seconded by Trustee Henek, to move the discussion and vote of item 9A to after Executive Session.

Roll call:

Ayes: Trustees Bachner, Brennan, Cargie, Henek, O'Connell

Absent: None

Nays: None

Abstain: Trustee Vazquez

Motion Passes.

Note: this item was heard out of order after returning from Executive Session.

Trustee O'Connell made a motion, seconded by Trustee Bachner, to approve an ordinance for a real estate purchase and sales agreement for 11 Ashland, River Forest, Illinois.

Roll call:

Ayes: Trustees Bachner, Brennan, Cargie, Henek, O'Connell

Absent: Trustee Vazquez

Nays: None

Motion Passes.

- b. Real Estate Purchase and Sales Agreement for 418 Franklin Avenue, River Forest, Illinois – Ordinance

Trustee O'Connell made a motion, seconded by Trustee Henek, to approve an ordinance for a real estate purchase and sales agreement for 418 Franklin, River Forest, Illinois.

In response to a question from Trustee Cargie, Administrator Palm stated the Village agreed to pay the seller's closing costs during negotiations in order to complete the deal.

Roll call:

Ayes: Trustees Bachner, Brennan, Cargie, Henek, O'Connell, Vazquez

Absent: None

Nays: None

Motion Passes.

c. Resolution Authorizing the Execution of a Compliance and Settlement Agreement for 516 Park Avenue, River Forest, Illinois

Trustee Vazquez made a motion, seconded by Trustee Brennan to approve a resolution authorizing a compliance and settlement agreement for 516 Park.

In response to a question from Trustee Henek, Administrator Palm stated the funds will only be disbursed if they are received.

In response to a question from Trustee Cargie, Administrator Palm stated Staff's time spent on this agreement is not quantified and not included in reimbursable costs.

In response to Trustee O'Connell's concern, Attorney Smith stated the only way it could be reestablished as a two-flat would be to go through the zoning process.

In response to a question from Trustee Brennan, Attorney Smith stated the Village would only have the right to put a lien on the property if this is reduced to a judgement. He advised that if the agreement is violated, the Village would take the defendants back to court and obtain lien rights.

In response to a question from Trustee Vazquez, Attorney Smith stated the case would not be dismissed until the payment is made.

Roll call:

Ayes: Trustees Bachner, Brennan, Cargie, Henek, O'Connell, Vazquez

Absent: None

Nays: None

Motion Passes.

Administrator Palm read aloud a prepared statement regarding this settlement agreement. He briefly reviewed the history of this matter and efforts made in similar cases to resolve building code violations. He stated he cited these examples to show the Village's commitment to maintaining a safe community and protecting property values.

President Adduci applauded Administrator Palm and Attorney Smith for doing an exceptional job managing this matter.

Trustee Cargie made a motion, seconded by Trustee Vazquez, to concur with the Staff recommendation and direct the Village Administrator (under his purchasing/spending authority) to use a portion of the proceeds of the settlement as follows: \$10,000 to be utilized

for a senior snow removal program; \$2,500 to THRIVE; \$2,500 to Sarah's Inn; \$2,500 to OPRF Infant Welfare Society; and \$2,500 to Amity School Children's Aid.

Roll call:

Ayes: Trustees Bachner, Brennan, Cargie, Henek, O'Connell, Vazquez

Absent: None

Nays: None

Motion Passes.

d. Updates to Village's Public Hearing Notifications (Trustee Henek)

Trustee Bachner made a motion, seconded by Trustee O'Connell, to approve the revised zoning process public notices.

Trustee Henek thanked Assistant Administrator Scheiner for her effort preparing for this discussion. Trustee Henek explained that the purpose of the revisions is to make it easier for residents to understand the zoning process and how to participate when they receive a notice.

In response to Trustee O'Connell's concern about timing, Assistant Administrator Scheiner stated there is an opportunity to make the timing of the notices more consistent in practice but that to amend any underlying requirements in the Zoning Ordinance would require a public hearing. Additionally, Administrator Palm stated that Village Board meeting notices are not a statutory requirement and are sent as a courtesy. They both further clarified that the current timing of the notices allows developments to move forward in a timely manner.

In response to a question from Trustee Bachner, Assistant Administrator Scheiner stated Staff makes an effort to publish online in multiple places the public hearing notices for planned developments.

Trustee Henek also stated Staff is making an effort to be more consistent about including the words "public hearing" in the title of a calendar event.

Roll call:

Ayes: Trustees Bachner, Brennan, Cargie, Henek, O'Connell, Vazquez

Absent: None

Nays: None

Motion Passes.

e. Amend Section 8-6-22 of the Village Code Regarding Underage Possession of Tobacco – Ordinance

Trustee Brennan made a motion, seconded by Trustee Vazquez, to approve an ordinance to amend Section 8-6-22 of the Village Code in regards to tobacco.

President Adduci briefly summarized the loophole this ordinance closes in the State's legislation.

Roll call:

Ayes: Trustees Bachner, Brennan, Cargie, Henek, O'Connell, Vazquez

Absent: None

Nays: None

Motion Passes.

f. Discussion: Recap of Illinois Legislative Session (Trustee Brennan)

Trustee Brennan summarized two items from the Illinois General Assembly's recent session that will affect the Village. She noted that municipalities will have the ability to limit or ban the recreational use of marijuana in their jurisdictions, and non-home rule communities will have the ability to impose a \$.03 per gallon tax on each gallon of gasoline sold.

President Adduci stated the Village can begin taking action once Governor Pritzker signs the new laws.

10. EXECUTIVE SESSION

Trustee Cargie made a motion, seconded by Trustee Vazquez, to go into executive session to discuss the purchase or lease of real property for use of the public body, including discussing whether a particular parcel should be acquired, the setting of a price for sale or lease of property owned by the Village, and litigation involving the Village that is pending.

In response to a question from President Adduci, Attorney Smith stated the Board members could discuss whether or not it is appropriate to lease a property and how much revenue the Village would need to obtain in order to consider leasing a property.

Roll call:

Ayes: Trustees Bachner, Brennan, Cargie, Henek, O'Connell, Vazquez

Absent: None

Nays: None

Motion Passes.

The Village Board returned to regular session at 9:03 p.m. with the following members:

Present: President Adduci, Trustees Bachner, Brennan, Cargie, Henek, O'Connell,

Absent: Trustee Vazquez, Village Clerk Brand-White

11. ADJOURNMENT

Trustee Cargie made a motion seconded by Trustee Brennan, to adjourn the regular Village Board of Trustees Meeting at 9:10 p.m.

Roll call:

Ayes: Trustees Bachner, Brennan, Cargie, Henek, O'Connell

Absent: Trustee Vazquez
Nays: None
Motion Passes.

Kathleen Brand-White, Village Clerk