

**VILLAGE OF RIVER FOREST  
REGULAR VILLAGE BOARD OF TRUSTEES MINUTES  
Monday, January 28, 2019**

A regular meeting of the Village of River Forest Board of Trustees was held on Monday, January 28, 2019 at 7:10 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 7:10 p.m. Upon roll call, the following persons were:

Present: President Adduci, Trustees Cargie, Conti, Corsini, Gibbs, Henek, Vazquez

Absent: None.

Also Present: Village Administrator Eric Palm, Assistant Village Administrator Lisa Scheiner, Assistant to the Village Administrator Jonathan Pape, Deputy Village Clerk Sara Phyfer, Police Chief James O’Shea, Patrol Commander James Greenwood, Fire Chief Kurt Bohlmann, Public Works Director John Anderson, Village Engineer Jeff Loster, Finance Director Rosemary McAdams, Village Attorney Greg Smith

**2. PLEDGE OF ALLEGIANCE**

President Adduci led the pledge of allegiance.

**3. CITIZEN COMMENTS**

None.

**4. ELECTED OFFICIAL COMMENTS & ANNOUNCEMENTS**

Trustee Corsini welcomed everyone to the meeting. She thanked Public Works for their 24 hour shifts and noted that she is proud of the work they do in these weather conditions. She also wanted to recognize Village Administrator Eric Palm and Staff for their time and dedication putting together the Capital Improvement Program budget. She stated it helps everyone understand what improvements the Village is going to make in town and the tools given to employees to provide services for residents.

Trustee Cargie encouraged everyone to look at the Village’s Facebook page, which offers tips to stay safe during this cold weather. He mentioned that the Collaboration Committee meeting scheduled for Wednesday is canceled and announced that the Community Calendar is complete and can be viewed at [www.rfhappenings.com](http://www.rfhappenings.com). He praised Assistant to the Village Administrator Jon Pape for doing a great job.

Trustee Vazquez urged everyone to drive carefully in this weather.

Trustee Conti thanked everyone for attending. She sent out her thoughts and prayers to the Cibula and Prevolos families over the passing of their son last week.

Trustee Henek echoed the compliments to the departments for their work.

Trustee Gibbs thanked everyone for attending, particularly the three young boys in the audience who would get to see how government works. He encouraged everyone to check on their neighbors during this weather and praised Public Works for doing a great job with the roads.

President Adduci concurred and stated Public Works has done a phenomenal job, particularly with limited staff and historic weather events. She also thanked the Village Administrator and Staff for their effort on the CIP, noting their conscientiousness on how the funds are spent. She recently returned from Washington DC where she presented the Community Calendar at the Mayors Innovation Project; River Forest was one of eight villages selected. She encouraged everyone to check it out and thanked Assistant to the Village Administrator Jon Pape and Trustee Cargie for their work on the project. She summarized the topics discussed at the conference – climate change, transportation, and how to get better civic engagement through social media and building a strong business community. She noted a great example of that is the redevelopment agreements with In and Out Fitness and The Skincare Company that allowed those businesses to stay in town.

## **5. CONSENT AGENDA**

- a. Regular Village Board Meeting Minutes – January 14, 2019
- b. Executive Session Village Board Meeting Minutes – January 14, 2019
- c. Waiver of Formal Bids and Extension of Contract Award for 2019 Tree Trimming to Davis Tree Care & Landscaping Inc. in an amount not to exceed \$48,000 (contractor maintaining same pricing from the 2017/18 contract)
- d. Waiver of Formal Bids and Extension of Contract Award for 2019 Stump Removal to Homer Tree Care, Inc. in an amount not to exceed \$44,000 (contractor maintaining same pricing from the 2017/18 contract)
- e. Illinois Department of Transportation Request for Resolution for Construction on State Highways – Resolution
- f. Waiver of Formal Bids and Award of Purchase through the Suburban Purchasing Cooperative a 2019 Dodge Durango with Police Package from Thomas Dodge for \$31,447 (Joint Purchasing Cooperative)
- g. Approval of an Update to the GIS Consortium Membership Agreement to Reflect a New Name & Executive Board
- h. Waiver of Formal Bid and Award of Purchase of the G2 Fire Station Alerting System from US Digital Design for \$58,026.08 (Sole Source Provider)
- i. Village Administrator's Report

Trustee Gibbs made a motion, seconded by Trustee Henek, to approve the Consent Agenda items a through i.

Roll call:

Ayes: Trustees Cargie, Conti, Corsini, Gibbs, Henek, Vazquez

Absent: None

Nays: None

Motion Passes.

## **6. RECOMMENDATIONS OF BOARDS, COMMISSIONS AND COMMITTEES**

### **a. Sustainability Commission – Annual Report**

Chairperson Katie Brennan introduced the Commission members and thanked staff and the Board for their support on sustainability initiatives. She summarized the Commission's goals for 2019 and provided a 2018 progress report. Chairperson Brennan highlighted the Commission's work related to pesticide use, including researching and voicing opposition to draft language in the Federal Farm Bill, which ultimately passed without the local preemption provision language.

Commissioner Eric Simon discussed SolSmart, a program run by the US Department of Energy and led by the Solar Foundation, that funds the Metropolitan Mayors Caucus to train communities to make it easier to participate in renewable energy. The Village is aiming for bronze SolSmart designation.

In response to a question from Trustee Cargie, Commissioner Simon stated Federal money will no longer be available for electric cars but that the 30% tax incentive for solar is still currently in place. The State and ComEd also have incentives available.

Commissioner Beth Cheng shared the success of the Parkways for Pollinators program, which was created by the Commission in partnership with the Deep Roots Project. Fifteen blocks hosted Green Block Parties last year. The Commission has applied for a 2-year grant with Plan It Green to continue supporting this event. Commissioner Cheng also summarized the results of the online survey, which analyzed awareness of the Village's sustainability efforts and gauged residents' interest in programs and volunteering.

In response to a question from Trustee Corsini, Commissioner Cheng stated the survey had been included in the Green News section of E-News, as well as posted to the Commission's page on the website, and distributed on fliers at events.

Chairperson Brennan expressed gratitude for all the opportunities the Commission has had to collaborate and summarized her recognition of those partnerships. She also thanked Mary Susan Chen, who is stepping down, for her dedication to the Commission.

President Adduci thanked the Commission and recognized their accomplishments, stating their hard work has put River Forest ahead of most communities in terms of sustainability.

Trustee Corsini also thanked the Commission for their work. She summarized the Governor's Hometown Award program and stated the Village could look into applying for it using the One Earth Film Festival.

Trustee Corsini inquired about whether an intergovernmental agreement between the Village and River Forest Park District regarding the community garden.

In response to a question from Trustee Corsini, President Adduci stated a policy position needs to come from the Board rather than an individual commission.

- b. Traffic and Safety Commission – Amend Title 9 of the Village Code – No Parking Restrictions on the 500 Block of Park Avenue and Franklin Avenue from 7:30 AM to 9:00 AM and 2:00 PM to 4:00 PM on School Days – Ordinance

Trustee Gibbs made a motion, seconded by Trustee Henek, to approve an ordinance to amend Title 9 of the Village Code authorizing No Parking Restrictions on the 500 Block of Park Avenue and Franklin Avenue from 7:30 AM to 9:00 AM and 2:00 PM to 4:00 PM on School Days

Village Administrator Palm summarized the two Traffic and Safety Commission ordinances. He stated the no parking ordinance would allow more traffic to flow during student drop-off and pick-up times, and the no left turn would reduce the traffic backup on Forest Avenue during these times.

In response to a question from Trustee Corsini, Village Engineer Loster stated the intent is just to clear congestion during pick-up and drop-off hours, and he confirmed that nearby property owners were notified.

In response to a question from Trustee Cargie, Village Administrator Palm stated that the April implementation schedule allows the school district time to notify staff and parents of the changes.

In response to questions about signage language, Village Engineer Loster stated the signage could be written to include “no stopping” and “no standing.”

The Board considered whether a “right turn only” sign would be more effective than a “no left turn” sign, which would still allow cars to go straight. Village Administrator Palm stated the intent of the “no left turn” sign is to allow commuters to continue traveling towards the train station. Police Chief Jim O’Shea added that cars turning left onto Lake Street back up traffic on Lake, which creates a dangerous situation; whereas cars continuing southbound on Forest clears the intersection.

Trustee Cargie recommended installing a “Do Not Block Intersection” sign at this location as well. President Adduci concurred and stated it would be beneficial to try these recommendations and evaluate them.

Caitlin Hofert, a resident at 7726 Lake Street, expressed concern about the number of parking spots that would be lost by approval of this ordinance. She stated she counted potentially 20 spots that would be lost, as opposed to 6 counted by the Traffic and Safety

Commission. The Board discussed this and clarified that while the motion states the 500 block of Park and Franklin Avenues, the ordinance is correct and limits the restrictions to the northern property line of Lincoln Elementary School.

Trustee Gibbs amended his motion to the following: to approve an ordinance to amend Title 9 of the Village Code authorizing No Parking Restrictions on the Park and Franklin blocks as described in the Ordinance, seconded by Trustee Henek.

Roll call:

Ayes: Trustees Cargie, Conti, Corsini, Gibbs, Henek, Vazquez

Absent: None

Nays: None

Motion Passes.

- c. Traffic and Safety Commission – Amend Title 9 of the Village Code – “No Left Turn” from Southbound Franklin at Lake from 7:30 AM to 9:00 AM and 2:00 PM to 4:00 PM on School Days – Ordinance

Trustee Gibbs made a motion, seconded by Trustee Vazquez, to approve an ordinance to amend Title 9 of the Village Code authorizing No Left Turn from Southbound Franklin at Lake from 7:30 AM to 9:00 AM and 2:00 PM to 4:00 PM on School Days

Trustee Gibbs asked whether the sign could be modified to say Monday-Friday rather than “on school days” in case drivers did not know whether school was in session. Administrator Palm stated the “one way” is only in effect on school days, and the Board determined it was acceptable as written.

Roll call:

Ayes: Trustees Cargie, Conti, Corsini, Gibbs, Henek, Vazquez

Absent: None

Nays: None

Motion Passes.

- d. Zoning Board of Appeals - Recommendation regarding a Variation Request – 346 Park Avenue (Side Yard Setback) – Ordinance

Trustee Corsini made a motion, seconded by Trustee Gibbs to approve an ordinance granting the requested variation to Section 10-9-7 of the Zoning Ordinance at 346 Park for a side yard setback.

Shaun Krueger, petitioner, and his son Nolan summarized their variance request to construct a second story addition. They explained that the addition would create much-needed space for their family. The proposal includes three additional bedrooms, one additional bathroom, and a kitchen remodel. As proposed, the construction would continue the north wall vertically, which sits 3 feet into the required 5-foot side yard setback. Mr. Krueger stated complying with this requirement would cause him unnecessary hardship due to a significant

increase in construction costs to offset the second story wall onto non-load bearing first floor walls. He stated a conforming design would also be aesthetically unappealing and out of character with other homes in the neighborhood. Additionally, offsetting the wall would result in a loss of floor space, and he also stated his neighbor's home sits with enough space between them to meet fire safety regulations.

In response to a question from Trustee Cargie, Mr. Krueger stated there were many homes in his area that are two stories and that many of them sit within 3 feet of the side yard setback. He believes they were constructed prior to the recent changes made to the Zoning Code increasing the side yard setback requirement to 5 feet. Trustee Gibbs stated a home two doors down (338 Park) did this same project. Village Attorney Smith confirmed the Zoning Code update was done in 2012 due to a large number of similar variation requests, and the Code now allows a nonconforming wall to continue back horizontally but not vertically. Mr. Kreuger stated he misunderstood this and that was why he was notching in the two story addition in the back to meet the 5-foot setback requirement (which was part of his construction proposal but not the variation request).

In response to a question from Trustee Henek regarding the Board's intention with this policy, Village Attorney Smith stated his interpretation is that a wall existing in a vertical dimension could continue horizontally since it is already established at that height, but to increase the height of a wall in a setback may have an adverse impact on neighbors in terms of air and sunlight quality. Mr. Kreuger stated he submitted a sun study showing his proposal would have a marginal impact on the neighboring property. He asserted that he stands no economic gain and this request is only to accommodate the size of his family.

In response to a question from President Adduci, the petitioner stated his neighbors are supportive of this project as proposed.

In response to a question from Trustee Vazquez, Village Attorney Smith stated "hardship" has been interpreted by courts to mean an unusual circumstance that is unique to the property in question and not generally applicable to other properties in the vicinity. He gave the example of a standard size lot with a stream running through the back of it; if a property owner wants to construct a garage on their property, they are entitled to do so.

In response to a clarifying question from Trustee Vazquez, Village Attorney Smith stated the courts have concluded financial aspects of construction do not constitute hardship.

Trustee Corsini asked Assistant Village Administrator Scheiner to comment on the Zoning Board of Appeal's findings of fact. She highlighted that the ZBA found that this request did not meet standards 1, 3, 5, 6, and 8 and summarized these findings. Mr. Kreuger stated he has submitted a response to their findings.

In response to a question from President Adduci, Assistant Village Administrator Scheiner stated June 2016 was the last time there was a variation request from this section of the Zoning Code, and that that request had been approved.

The Board continued to discuss the request as well as the petitioner's previous variation.

President Adduci summarized a complaint submitted via email from the petitioner's neighbor Jennifer Cappelli regarding construction noise and garbage. Mr. Kreuger stated he has discussed these issues with Ms. Cappelli and tries to be a good neighbor.

In response to a question from Trustee Corsini, Assistant Village Administrator Scheiner stated a contractor working on their own property is not technically subject to the same noise regulations on Sundays as contractors generally, but that the Village requests homeowners be mindful of their neighbors. President Adduci directed staff to address this issue with the Village Code.

Trustee Gibbs expressed concern that the ZBA was short three members when voting on this request, and Trustee Cargie responded that their presence would not necessarily have changed the outcome of the vote.

Trustee Henek stated she appreciated Mr. Kreuger's need for the variation, but she agreed with the ZBA's recommendation that the request does not meet the standards for hardship or effect on other properties and voted no.

Trustee Gibbs stated he did not believe the ordinance should be the reason the sightlines of the property did not line up and voted in favor.

Trustee Corsini stated she believes the hardship exists with the nonconforming setback and voted in favor.

Trustee Cargie stated he believed the ZBA's recommendation deserved deference and that because he could not articulate a reason to disagree with them, he voted no.

Trustee Vasquez agreed with Trustees Henek and Cargie in their reasoning and stated he believes the ordinance would be meaningless because many homes would require variations and voted no.

Trustee Conti stated she thinks it would be impractical to conform to the Zoning Code in this instance and is saddened to see more affordable homes become unaffordable and voted in favor.

Roll call:

Ayes: Trustees Conti, Corsini, Gibbs

Absent: None

Nays: Trustees Cargie, Henek, Vasquez

Motion failed.

- e. Plan Commission – Appoint David Crosby Chairman (Ryan Vacancy) – Term Ending April 30, 2020

Trustee Cargie made a motion, seconded by Trustee Henek, to concur with the Village President's recommendation to appoint David Crosby to the Plan Commission to serve as chairperson for the remainder of the term ending April 30, 2020.

President Adduci stated Commissioner Crosby is the natural chairperson for the Commission.

Voice vote.

Ayes: Trustees Conti, Corsini, Gibbs, Cargie, Henek, Vazquez

Absent: None

Nays: None.

Motion passed.

f. Plan Commission – Appointment of Roberto Armalas (Ryan Vacancy) – Term Ending April 30, 2022

Trustee Vazquez made a motion, seconded by Trustee Cargie, to concur with the Village President's recommendation to appoint Roberto Armalas to the Plan Commission to serve the remainder of the term ending April 30, 2022.

President Adduci stated she does not personally know Mr. Armalas but has spoken with him and thinks he would be a great addition to the Commission.

Voice vote.

Ayes: Trustees Conti, Corsini, Gibbs, Cargie, Henek, Vazquez

Absent: None

Nays: None.

Motion passed.

g. Development Review Board – Appoint Carolyn Kilbride (Ryan Vacancy) – Term Ending April 30, 2019

Trustee Conti made a motion, seconded by Trustee Henek, to concur with the Village President's recommendation to appoint Carolyn Kilbride to the Development Review Board to serve the remainder of the term ending April 30, 2019.

President Adduci stated Commissioner Kilbride serves on the Plan Commission currently and is a natural fit for the DRB.

Voice vote.

Ayes: Trustees Conti, Corsini, Gibbs, Cargie, Henek, Vazquez

Absent: None

Nays: None.

Motion passed.

h. Sustainability Commission – Appointment of Lisa Gillis (Chen Vacancy) – Term  
Ending April 30, 2021

Trustee Cargie made a motion, seconded by Trustee Vazquez, to concur with the Village President’s recommendation to appoint Lisa Gillis to the Sustainability Commission to serve the remainder of the term ending April 30, 2021.

President Adduci highly recommended Ms. Gillis, stating she is a sustainability enthusiast.

Voice vote.

Ayes: Trustees Conti, Corsini, Gibbs, Cargie, Henek, Vazquez

Absent: None

Nays: None.

Motion passed.

**7. UNFINISHED BUSINESS**

a. Discussion & Possible Adoption: Safe Walking Routes to School Plan

Trustee Cargie made a motion, seconded by Trustee Corsini, to approve the recommendations in the Safe Walking Routes to School Plan.

Village Engineer Loster summarized the memorandum included in the packet responding to questions raised during previous discussions. An additional crossing guard is recommended at Lake/Lathrop, as well as advanced training to coordinate crossings along Lake Street intersections. Chief O’Shea stated the River Forest Police Department will continue open communication with Andy Frain Services to coordinate coverage in the absence of a crossing guard and continue working with them to address the issue of not pooling pedestrians at the intersections.

Village Engineer Loster reviewed the low-cost options of installing sidewalk markings and signage at the Canadian National Railroad crossings. Trustee Gibbs expressed his concern about a misconception that this railway is inactive; Village Engineer Loster stated it is possible to add wording such as “Active Tracks” to signage.

Village Engineer Loster stated Grace Lutheran Church and School did not wish to take on the additional responsibility of an in-street removable crosswalk sign at Augusta/Bonnie Brae, so post-mounted crosswalk signage will be installed at that intersection. He also noted that the duration of the pedestrian crossing signal at Washington/Franklin has been elongated.

Village Engineer Loster stated there was no advantage to reducing the speed at the Thatcher/Oak crossing since it is already 25mph and too far from the school to implement a 20mph school zone. Trustee Conti expressed concern about adding a crosswalk or rapid beacon to this intersection, stating she felt it would be a mistake and that they would give kids and pedestrians a false sense of security that cars would actually stop for them. The

Board discussed this at length and considered other speed-reducing measures to make this intersection safer to traverse. Chief O'Shea stated his department does a lot of enforcement along Thatcher. He stated he believes these improvements would increase safety but could not speak to how much without a trial-run. Eric Russell, traffic consultant from KLOA, stated these recommendations came directly from the survey of residents who called for improved safety measures at that intersection, which currently has no form of safety control. He stated a typical improvement would be a crosswalk since it is a direct route to Roosevelt School, and the signage with the rapid beacon would be helpful since Thatcher is a high volume road.

Village Engineer Loster stated red reflective strips will be installed on all stop sign posts throughout the Village.

The Village Board discussed the Park/Greenfield layout at length and ultimately agreed to see what feedback they receive from the recommended implementation.

Village Engineer Loster stated staff will look into sightline restrictions at intersections, and that staff does not think it is necessary to keep a crossing guard at Division/Lathrop and Oak/Ashland due to the implementation of other safety measures.

He stated the intent is to implement pavement markings and signage soon as possible; however, due to the timing of the Illinois Safe Routes to School Grant, if awarded, implementation would be delayed until October 2019 at the earliest. If the project is funded locally, the changes could be implemented during summer recess. The crossing guard changes would be coordinated with the affected schools, regardless of funding source timelines. The Village Board discussed how to fund this project given the grant's timeline. Administrator Palm stated that approximately \$43,000 of the \$187,000 budget is allocated to construction/engineering plans, which are a requirement only if pursuing the grant because Federal dollars are being spent; however, these plans are not needed to implement the plan through local means. He also stated the Traffic and Safety Commission sees a lot of requests for stop signs and this plan fixes all of them.

In response to a question from Trustee Cargie, Mr. Russell stated their plan would be different if they were only focusing on the general comprehensive plan for traffic in the Village as opposed to safe routes to school. At the comprehensive plan level, they would just be looking at areas of congestion or safety concerns and adjust at spot locations.

Trustee Cargie amended his motion to the following: motion to accept the report on the safe routes to school study and defer implementation until notification of the grant award is received by Staff, seconded by Trustee Corsini.

Trustee Vazquez noted that he would be recusing himself from the vote due to a common law conflict of interest.

Roll call:

Ayes: Trustees Cargie, Conti, Corsini, Gibbs, Henek

Absent: None

Nays: Trustee Conti  
Motion Passes.

**8. NEW BUSINESS**

- a. Request from the River Forest Park District for Minor Amendment for Extension of Platform Tennis Lights to 11:00 PM on Tuesday, March 5, 2019; Wednesday, March 6, 2019; Monday, March 11, 2019; Wednesday, March 13, 2019

Trustee Cargie made a motion, seconded by Trustee Gibbs, to approve the Minor Amendment for Platform Tennis Lights on the requested dates.

In response to a question from Trustee Cargie, Administrator Palm stated he felt it necessary to bring before the Board due to the quantity of requests.

Mike McGarry, 1330 Jackson spoke to the Board regarding this request. He stated the request is for an extra 30 minutes of lights for playoff games for the men's travel league, which can last longer than typical matches, and to accommodate the number of teams playing. The Park District will notify neighbors.

Roll call:

Ayes: Trustees Cargie, Conti, Corsini, Gibbs, Henek, Vazquez

Absent: None

Nays: None

Motion Passes.

- b. Authorization of One Firefighter/Paramedic Pre-Hire due to a Pending Retirement

Trustee Corsini made a motion, seconded by Trustee Gibbs, to concur with the Staff recommendation and authorize the pre-hiring of one Firefighter/Paramedic.

Roll call:

Ayes: Trustees Cargie, Conti, Corsini, Gibbs, Henek, Vazquez

Absent: None

Nays: None

Motion Passes.

- c. Approval of a Plat of Re-Subdivision for 935 and 947 Franklin

Trustee Vazquez made a motion, seconded by Trustee Conti, to approve an ordinance granting the requested re-subdivision for 935 and 947 Franklin.

Roll call:

Ayes: Trustees Cargie, Conti, Corsini, Gibbs, Henek, Vazquez

Absent: None

Nays: None

Motion Passes.

**9. EXECUTIVE SESSION**

None.

**10. ADJOURNMENT**

Trustee Corsini made a motion seconded by Trustee Cargie, to adjourn the regular Village Board of Trustees Meeting at 10:08 p.m.

Roll call:

Ayes: Trustees Cargie, Conti, Corsini, Gibbs, Henek, and Vazquez

Absent: None

Nays: None

Motion Passes.

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Kathleen Brand-White, Village Clerk