

MEETING: **HOFFMAN ESTATES VILLAGE BOARD**
DATE: **NOVEMBER 20, 2017**
PLACE: **COUNCIL CHAMBERS**
 MUNICIPAL BUILDING COMPLEX
 1900 HASSELL ROAD
 HOFFMAN ESTATES, ILLINOIS

1. CALL TO ORDER:

Village President William McLeod called the meeting to order at 7:00 p.m. The Village Clerk called the roll. Trustees present: Anna Newell, Gary Pilafas, Gary Stanton, Michael Gaeta, Karen Arnet, Karen Mills
A quorum was present.

ADMINISTRATIVE PERSONNEL PRESENT:

J. Norris, Village Manager
D. O'Malley, Deputy Village Manager
A. Janura, Corporation Counsel
P. Cross, Asst. Corporation Counsel
M. Koplin, Asst. Village Manager-Development Services
J. Jorian, Fire Chief
P. Fortunato, Deputy Fire Chief
T. Bos, Police Chief
J. Nebel, Public Works Director
R. Musiala, Finance Director
F. Besenhoffer, IS Director
M. Saavedra, H&HS Director
P. Seger, HRM Director
P. Gugliotta, Planning, Building, Code Enforcement Director
B. Anderson, CATV Coordinator
S. Ostrovsky, Asst. to the Village Manager
B. Gibbs, General Manager SCA

2. PLEDGE OF ALLEGIANCE TO THE FLAG:

The Pledge was led by Trustee Newell.

3. RECOGNITION OF AUDIENCE:

No one wished to be recognized.

4. APPROVAL OF MINUTES:

Motion by Trustee Arnet, seconded by Trustee Pilafas, to approve Item 4. Voice vote taken. All ayes.
Motion carried.

Approval of Minutes
Minutes from November 6, 2017.

Motion by Trustee Gaeta, seconded by Trustee Pilafas, to approve Item 4. Voice vote taken. All ayes.
Motion carried.

Approval of Minutes

Minutes from November 13, 2017.

5. CONSENT AGENDA/OMNIBUS VOTE:

Motion by Trustee Stanton, seconded by Trustee Pilafas, to approve Item 5.A.

5.A. Approval of Agenda

Roll Call:

Aye: Newell, Stanton, Pilafas, Gaeta, Arnet, Mills

Nay:

Mayor McLeod voted aye.

Motion carried.

Motion by Trustee Stanton, seconded by Trustee Pilafas, to approve Item 5.B.

5.B. Approval of the schedule of bills for November 20, 2017: \$4,622,395.95.

Roll Call:

Aye: Newell, Stanton, Pilafas, Gaeta, Arnet, Mills

Nay:

Mayor McLeod voted aye.

Motion carried.

Motion by Trustee Stanton, seconded by Trustee Pilafas, to approve Item 5.C.

5.C. Request Board approval for staff to proceed with negotiations for a design-build contract with Quantum Signs for design and construction of two (2) gateway signs in the 59/90 Entertainment District.

Roll Call:

Aye: Newell, Stanton, Pilafas, Gaeta, Arnet, Mills

Nay:

Mayor McLeod voted aye.

Motion carried.

Motion by Trustee Stanton, seconded by Trustee Pilafas, to approve Item 5.D.

5.D. Request Board approval for staff to proceed on a redesign of the Village website with Vision including recommended upgrades.

Roll Call:

Aye: Newell, Stanton, Pilafas, Gaeta, Arnet, Mills

Nay:

Mayor McLeod voted aye.

Motion carried.

6. REPORTS:**6.A. President's Report****Proclamation(s)**

Trustee Stanton read the following proclamation.

Motion by Trustee Gaeta, seconded by Trustee Pilafas, to concur with the proclamation proclaiming November 25, 2017 as Small Business Saturday. Voice vote taken. All ayes. Motion carried.

Tricia O'Brien and members of the Chamber were congratulated by the Board and accepted the proclamation.

Trustee Arnet read the following proclamation.

Motion by Trustee Stanton, seconded by Trustee Gaeta, to concur with the proclamation proclaiming November 28, 2017 as Giving Tuesday. Voice vote taken. All ayes. Motion carried.

Dr. Saavedra accepted the proclamation.

Great Citizen Award

Ella Steel was awarded a Great Citizens Award for cleaning off debris and dirt from a sidewalk so that everyone would be able to use it.

Motion by Trustee Gaeta, seconded by Trustee Arnet, to accept the resignation, with regrets, of Keith Kapocius from the Sustainability Commission. Voice vote taken. All ayes. Motion carried.

Motion by Trustee Gaeta, seconded by Trustee Pilafas, to accept the resignation, with regrets, of Donna Boomgarden from the 4th of July Commission. Voice vote taken. All ayes. Motion carried.

Motion by Trustee Mills, seconded by Trustee Pilafas, to accept the resignation, with regrets, of Mike Boomgarden from the 4th of July Commission. Voice vote taken. All ayes. Motion carried.

Motion by Trustee Stanton, seconded by Trustee Pilafas, to accept the resignation, with regrets, of Steve Wehofer from the Planning & Zoning Commission. Voice vote taken. All ayes. Motion carried.

Mayor McLeod read a letter from the Haverford Place Board thanking him and public works for their support with their annual woodland area clean-up, he congratulated the HEHS Hawks on making it to the semi-finals in football, he requested that we hold a reception for them, and the Montana Bobcats on their season, he stated that he attended the NLC Transportation Infrastructure Services Committee meeting, a promotional reception for Senior Executive Anil Pandya, our tree lighting and the Brookdale Pie Tasting event.

6.B. Trustee Comments

Trustee Gaeta stated that he attended the Center for Enriched Living event, a Haverford place board meeting, a Schaumburg Regional Airport meeting, the St. Hubert Veterans Day program, the CDK Veteran's Flag Raising, our Veteran's Day ceremony, the SD54 23rd Partnership Breakfast, the Senior Commission Harvest Luncheon, the Sister Cities Commission Marie Antoinette program, the tree lighting, the Brookdale Pie Tasting and Circ du Soleil at the arena.

Trustee Newell stated that she attended a Sustainability Commission meeting, a Utility Commission meeting, the Beer, Brat & Beethoven event, the Veteran's Day program, Marie Antoinette, the tree lighting,

Circ du Soleil, the Brookdale Pie Tasting, she congratulated the Citizens Fire Academy graduates and wished everyone a Happy Thanksgiving.

Trustee Pilafas stated that he attended an HOC meeting, a Platzkonzert meeting and he congratulated the CFA graduates and Chief Jorian on his retirement.

Trustee Mills stated that she attended the Heavenly Brew Fest, Beer, Brats & Beethoven, our Veteran's Day ceremony, the Harvest Lunch, a Northwest Mosquito Abatement meeting, a Chamber meeting, the tree lighting, Circ du Soleil, the CFA graduation, she congratulated the Hoffman Hawks football team on their season and Chief Jorian on his retirement and she wished everyone a Happy Thanksgiving.

Trustee Stanton stated that he attended the Center for Enriched Living event, Beer, Brats & Beethoven and thanked the Arts Commission and the arena staff for putting on this event, he attended both the St. Hubert's and our Veteran's Day ceremonies, the tree lighting event and thanked the Celebrations Commission for the program, the Pie Tasting, he congratulated the CFA graduates, wished everyone a Happy Thanksgiving and congratulated Loyola Academy on the football season.

Trustee Arnet stated that she attended the Heavenly Brew Fest, Beers, Brats & Beethoven, our Veteran's Day ceremony, the tree lighting and thanked the boy scouts for their help, Circ du Soleil, the CFA graduation and she wished everyone a happy and healthy Thanksgiving.

6. C. Village Manager's Report

Mr. Norris stated that the CMAP Assessment plan that we wanted to do cannot be carried through because of HUD regulations and he wished a Happy Thanksgiving to all.

6. D. Village Clerk's Report

The Clerk had no report.

6.E. Treasurer's Report

Motion by Trustee Pilafas, seconded by Trustee Mills, to approve Item 6.E.

Mrs. Musiala stated that during the month of September 2017, for operating funds cash receipts and transfers-in exceeded cash disbursements and transfers-out by \$4.41 million, primarily due to receipt of 2017 Bond Proceeds. After including these receipts and disbursements, the balance of cash and investments for the operating funds is \$44.9 million.

For the operating, Debt Service and Capital Projects funds, cash receipts and transfers-in exceeded cash disbursements and transfers-out by \$4.30 million, primarily due to receipt of 2017 Bond Proceeds.

For the Trust Funds, cash receipts and transfers-in exceeded cash disbursements and transfers-out by \$1.13 million, primarily due to investment activity in the Pension funds.

The total for cash and investments for all funds increased to \$231 million.

Roll Call:

Aye: Newell, Stanton, Pilafas, Gaeta, Arnet, Mills

Nay:

Mayor McLeod voted aye.

Motion carried.

6.F. Committee Reports

Finance

Trustee Pilafas stated that they would be meeting to request approval of an ordinance amending the Municipal Code to include Liquor License Interview Fees and amending the Basset Certification validity

period from 24 to 36 months; request acceptance of Finance Department, Information System Department and Sears Centre Monthly Reports.

Public Works & Utilities

Trustee Newell stated that they would be meeting to Request authorization to award contract for State of Illinois joint purchase of 2017-2018 winter road salt to Morton Salt, Inc., Chicago, IL, at a unit price of \$48.97 per ton, in an amount not to exceed \$176,292; request authorization to award contract for 2017 Electronic Message Sign upgrade; request authorization to waive bidding and purchase sidewalk snow removal tractor through Burris Equipment Joliet, IL, using the NJPA contract discount in an amount not to exceed \$36,615.15; request acceptance of the Department of Public Works and Department of Development Services for the Transportation and Engineering Division Monthly Reports.

Public Health & Safety

Trustee Gaeta stated that they would be meeting to request acceptance of Police Department, Health & Human Services, Emergency Management Coordinator and Fire Department Monthly Reports.

7. PLANNING & ZONING COMMISSION:

Motion by Trustee Gaeta, seconded by Trustee Pilafas, to concur with the Planning & Zoning Commission's recommendation and approve the petitioners' request.

7.A. Request by Hoffman Estates Real Estate, LLC (owner) for a special use under Section 9-8-5-C-1-f of the Zoning Code for a gas station located at the southeast corner of Hoffman Boulevard and Old Sutton Road (extended).

Discussion

Trustee Stanton asked when will they open, the reply was December.

Mayor McLeod asked who would be operating the gas station because there was some confusion regarding that.

Junaid Ahmed (property owner) said that he would be operating it.

Mr. Gugliotta stated that the groups that were lined up to operate it didn't work out.

Roll Call:

Aye: Newell, Stanton, Pilafas, Gaeta, Arnet, Mills

Nay:

Mayor McLeod voted aye.

Motion carried.

Motion by Trustee Gaeta, seconded by Trustee Pilafas, to concur with the Planning & Zoning Commission's recommendation and approve the petitioners' request.

7.B. Request by McMaster/Faganel Custom Homes LLC (applicant) and Anthony Parato (owner) for a plat of consolidation and a site plan amendment to construct a single family home on the property located at 1694 and 1700 Pondview Drive in Devonshire Woods Estates.

Discussion

Trustee Stanton commented that he would like more information on the Finding of Facts, that there are questions that are asked but no response is listed.

Roll Call:

Aye: Newell, Stanton, Pilafas, Gaeta, Arnet, Mills

Nay:

Mayor McLeod voted aye.

Motion carried.

Motion by Trustee Gaeta, seconded by Trustee Pilafas, to concur with the Planning & Zoning Commission's recommendation and approve the petitioners' request.

7.C. Request by McMaster/Faganel Custom Homes LLC (applicant) and Anthony Parato (owner for a variation from Section 9-3-6-K-2 of the Zoning Code to permit the construction of a 848 square foot attached garage instead of the 750 maximum square feet allowed by code at 1694 and 1700 Pondview Drive in Devonshire Woods Estates.

Discussion

Trustee Mills asked what the reason was for the larger garage. Chairperson stated that they have a lot of cars and that they would possibly have to put in ramps for elderly relatives.

Roll Call:

Aye: Newell, Stanton, Pilafas, Gaeta, Arnet, Mills

Nay:

Mayor McLeod voted aye.

Motion carried.

Motion by Trustee Gaeta, seconded by Trustee Pilafas, to concur with the Planning & Zoning Commission's recommendation and deny the petitioners' request.

7.D. Request by Itasca Bank & Trust Co., Trust #12551 (owner) and Stonegate Properties, Inc. (applicant) for a site plan amendment for a second drive-thru on the property located at 2061-2071 N. Barrington Road.

Discussion

George M. Moser, owner, stated that he didn't know what the problem was.

Trustee Stanton asked if they ever had complaints from Starbuck's when the bank had the drive-thru, Mr. Moser replied no.

Trustee Mills asked if any of the conditions had changed, Mr. Gugliotta replied no.

Doug Altenberger said that they agree to all of the conditions.

There was discussion about traffic having to crisscross through the lanes.

Wendell Hollan, CBRE, stated that they would install directional signage for the drive thru merge. Mr. Gugliotta states that condition #3 won't allow occupancy unless this issue is resolved.

Motion by Trustee Mills, seconded by Trustee Pilafas, to add stronger verbiage in condition #3. Voice vote taken. All Ayes. Motion carried.

Trustee Mills asked if there was a current shared parking agreement in place.

They have one but it doesn't appear to include this piece of property, therefore a new agreement must be completed and recorded before occupancy is approved as stated in Condition #1.

George Moser stated that he feels like we are condemning this building.

Chairperson Combs stated that the traffic study for the queuing was done at the window and she feels that the backup will happen at the message board.

Roll Call:

Aye: Newell, Pilafas, Gaeta

Nay: Stanton, Arnet, Mills

Mayor McLeod voted aye.

Motion carried.

Motion by Trustee Pilafas, seconded by Trustee Gaeta, to concur with the Planning & Zoning Commission's recommendation and deny the petitioners' request.

7.E. Request by Itasca Bank & Trust Co., Trust #12551 (owner) and Stonegate Properties, Inc. (applicant) for a variation under Section 9-3-8-M-10-e-(1) of the Zoning Code to permit a third (11 square foot) menu board sign and an additional ground sign (3 square foot speaker post) on the property located at 2061-2071 N. Barrington Road.

Roll Call:

Aye: Newell, Pilafas, Gaeta, Mills

Nay: Stanton, Arnet

Mayor McLeod voted aye.

Motion carried.

Motion by Trustee Mills, seconded by Trustee Pilafas, to reconsider the petitioners' request. Voice vote taken. All ayes. Motion carried.

Motion by Trustee Pilafas, seconded by Trustee Gaeta, to concur with the Planning & Zoning Commission's recommendation and approve the petitioners' request.

7.F. Request of Poplar Creek L.L.C. (owner) and Stonegate Properties, Inc (Applicant) to consider an extension of a special use amendment under Section 9-8-2-C-9 of the Zoning Code to allow retention of an outdoor patio on the west side of The Stonegate Conference and Banquet Centre building located at 2401 W Higgins Road, subject to following conditions:

1. All conditions of the banquet and conference facility special use approval (Ordinance No. 3377-2000) shall remain in effect. The patio shall remain in conformance with the previously approved site plan amendment for the patio expansion.
2. The petitioner shall manage event scheduling and attendance to ensure that parking demand does not exceed the onsite parking supply.
3. The hours of operation for the tent shall be limited to 5:30am to 12:30am.
4. The tent and patio shall remain in conformance with all building and fire codes. Any outstanding building and fire issues with the tent structure shall be resolved as directed by the Building and Fire Departments.
5. All outstanding property maintenance violations shall be corrected by November 15, 2017.
6. This special use shall be valid for five (5) years from the Village Board approval, at which time the petitioner may apply for a 5 year extension.

Discussion

Trustee Mills asked if the repairs were completed by November 15th.

Mr. Altenberger and Charles Baptiste, GM Stonegate, stated that the repairs would be finished sometime in December.

Trustee Gaeta asked if the violations were taken care of. Mr. Gugliotta replied that there has been some progress.

Mr. Altenberger and Mr. Baptiste stated that many were completed.

Trustee Stanton asked to go through the list to see what was completed and what wasn't.

#1 the pavement in the east and south lots need a lot of attention. Mr. Altenberger responded that they wouldn't be able to get that done before the asphalt plants close.

#2 the emergency exit in the back of the building stairs are rusted away. Mr. Altenberger stated that the upper levels have been repaired.

#3 46 shade trees were removed and not replaced. Mr. Altenberger responded that they replaced them with low grow sumac trees and ornamental grasses. Mr. Gugliotta stated that they didn't follow the code requires trees replacements and didn't ask for a variance.

#4 the retaining wall by the fountain is falling down and fountain in disrepair.

#5 miscellaneous painting, rusted areas and cracked curbing all need to be taken care of.

Trustee Mills asked if the retaining wall could be repaired without fixing the fountain. Mr. Altenberger responded that they will work with Barrington Pools to fix the wall.

Trustee Pilafas stated that he didn't get a sense of collaboration regarding the issues with the site.

Trustee Mills asked how many events do they have booked in the tent. Mr. Baptiste responded 30 in the next 12 months with 4 in December and 3 in January.

Mr. Altenberger agreed to the July 1, 2018 deadline.

Motion by Trustee Pilafas, seconded by Trustee Gaeta, to extend the special use until July 1, 2018 at that point consideration may be granted for a longer extension upon compliance with all if the violations, also the dates in condition #5 and #6 will be corrected to reflect the new timeline set.

Roll Call:

Aye: Newell, Stanton, Pilafas, Gaeta, Arnet, Mills

Nay:

Mayor McLeod voted aye.

Motion carried.

Trustee Mills asked if this would go to Planning & Zoning before it comes back to the Board. Mr. Norris responded yes.

8. ADDITIONAL BUSINESS:

There were no Additional Business Items.

9. ADJOURNMENT:

Motion by Trustee Mills, seconded by Trustee Pilafas, to adjourn the meeting into Executive Session to discuss Land Acquisition (5 ILCS 120/2-(c)-(5)) & Litigation (5 ILCS 120/2-(c)-(11))

Time: 8:39.m.

Roll Call:

Aye: Newell, Stanton, Pilafas, Gaeta, Arnet, Mills

Nay:

Mayor McLeod voted aye.

Motion carried.

Motion by Trustee Pilafas, seconded by Trustee Arnet, to adjourn the meeting. Time: 9:42 p.m.

Roll Call:

Aye: Newell, Stanton, Pilafas, Gaeta, Arnet, Mills

Nay:

Mayor McLeod voted aye.

Motion carried.

Bev Romanoff
Village Clerk

Date Approved

The Village of Hoffman Estates complies with the Americans with Disabilities Act (ADA). For accessibility assistance, call the ADA Coordinator at 847/882-9100.