

**VILLAGE OF HINSDALE
REGULAR MEETING OF THE
VILLAGE BOARD OF TRUSTEES
MINUTES OF THE MEETING
September 4, 2018**

The regularly scheduled meeting of the Hinsdale Village Board of Trustees was called to order by Village President Tom Cauley in Memorial Hall of the Memorial Building on Tuesday, September 4, 2018 at 7:32 p.m., roll call was taken.

Present: Trustees Christopher Elder, Michael Ripani, Luke Stifflear, Matthew Posthuma, Neale Byrnes and President Tom Cauley

Absent: Gerald J. Hughes

Also Present: Village Manager Kathleen A. Gargano, Assistant Village Manager/Finance Director Darrell Langlois, Chief Brian King, Chief John Giannelli, Director of Public Services George Peluso, Director of Community Development/Building Commissioner Robb McGinnis, Administration Manager Emily Wagner, and Village Clerk Christine Bruton

PLEDGE OF ALLEGIANCE

President Cauley led those in attendance in the Pledge of Allegiance.

APPROVAL OF MINUTES

a) **Regular Meeting of August 14, 2018**

Following a change to the draft minutes, Trustee Elder moved to **approve the draft minutes of the regular meeting of August 14, 2018, as amended.** Trustee Ripani seconded the motion.

AYES: Trustees Elder, Ripani, Stifflear, Posthuma and Byrnes

NAYS: None

ABSTAIN: Trustee Hughes

ABSENT: None

Motion carried.

CITIZENS' PETITIONS

None.

POLICE DEPARTMENT SWEARING IN

Police Detective Tom Krefft and Police Officer Brian Davenport were promoted to Sergeant. President Cauley introduced the men, and administered the Oath of Office.

VILLAGE PRESIDENT'S REPORT

No report.

FIRST READINGS – INTRODUCTION

Zoning and Public Safety (Chair Stifflear)

a) Approve an Ordinance Approving a Building Coverage Variation for Property Located at 842 W. 7th Street, Hinsdale Illinois – Case Number V-05-18

Trustee Stifflear introduced the item which is a request for a variance in total lot coverage to construct a new single family home. The applicant is requesting an additional 62' square feet, from the allowed 25% to 26.1%. He explained that the Zoning Board of Appeals (ZBA) does not have final authority to approve a lot coverage variation. They held a public hearing on July 18, 2018, where the applicant was granted side yard setback relief, and the lot coverage request was unanimously recommended by the ZBA for Board approval. Trustee Stifflear called attention to the eight standards of approval, and the ZBA findings included in the Board packet.

Mr. Dan Roberts, architect for the project, addressed the Board regarding his client, Mr. Michael Spirovski's, request for a 1% increase in building coverage. He explained that the similar corner lots in Hinsdale are 47' feet wide, but this one is 45' feet wide. He believes this is the smallest corner lot in Hinsdale. He pointed out that if his client were to build a detached garage, they would be entitled by right to more building coverage than they are asking for with this plan. They don't want to be greedy, and don't want to build a 3-story box. They want to build a 2,800' square foot house, which is the minimum allowable by code. The proposed plan includes a study, but no dining room. They are just trying to build an adequate home, and without the 62' feet requested by the variance, they would lose the study, making the house much less marketable. He believes it is a necessity. The house as designed would be 29.9' feet wide total. The reason for a detached garage is to hide it, which they are able to do because this is a corner lot. He pointed out they are asking for the same lot coverage that would be afforded to the 47' foot lots. Discussion followed; it was noted that this plan would not cause any issues with water flow.

Mr. Mike Spirovski addressed the Board and said that he introduced himself to the neighbors, and everyone was supportive and thought this would be a nice addition to the neighborhood. He said this will not be an investment property; they will raise their family in this home. Trustee Byrnes asked if they considered putting the garage in the basement, but Mr. Roberts said he would not recommend driving down to a garage due to additional drainage problems. Trustee Byrnes asked about a silver maple on the south side of the house; Mr. Roberts believes this is a parkway tree.

Trustee Ripani stated he is struggling with the hardship, physical condition and self-created criteria needed for approval. Mr. Roberts reiterated that this is the only lot of this size, and that the 1% increase in building coverage makes a huge difference on this smaller lot. When asked, Director of Community Development Robb McGinnis stated he never sees permit requests for less than a 2,800' square foot home.

The Board agreed to move this item forward for a second reading at their next meeting.

CONSENT AGENDA

Administration & Community Affairs (Chair Hughes)

- a) Trustee Posthuma moved **Approval and payment of the accounts payable for the period of August 15, 2018 to September 4, 2018, in the aggregate amount of \$710,395.49 as set forth on the list provided by the Village Treasurer, of which a permanent copy is on file with the Village Clerk.** Trustee Ripani seconded the motion.
AYES: Trustees Elder, Ripani, Stifflear, Posthuma and Byrnes
NAYS: None
ABSTAIN: Trustee Hughes
ABSENT: None

Motion carried.

The following items were approved by omnibus vote:

- b) **Accept and Place on File the Post-Issuance Tax Compliance Report** (*First Reading – August 14, 2018*)

Environment & Public Services (Chair Byrnes)

- c) **Approve a Resolution adopting the DuPage County Natural Hazards Mitigation Plan as an official plan of the Village of Hinsdale** (*First Reading – August 14, 2018*)
d) **Award the 2018 Crack Sealing project to Denler, Inc., of Mokena, IL in the amount not to exceed \$50,000**
e) **Waive the competitive bidding requirement in favor of State of Illinois Purchasing Agreement #PSD 4018301 with Bob Ridings Fleet Sales and approve the purchase of a new utility truck not to exceed \$61,876**
f) **Waive the competitive bidding requirement in favor of Sourcewell (formerly National Joint Powers Alliance) Purchasing Agreement #012418-TIM with Versalift and approve the purchase of a new bucket truck not to exceed \$72,093**

Zoning and Public Safety (Chair Stifflear)

- g) **Approve an Illinois Commerce Commission Stipulated Agreement** (*First Reading – August 14, 2018*)
h) **Approve a contract with Rosenbauer Minnesota, LLC located in Wyoming Minnesota, in an amount not to exceed \$30,000 for inspection and refurbishing of Tower Ladder 84**
i) **Approve an Ordinance Authorizing the Sale by Auction or Disposal of Personal Property owned by the Village of Hinsdale**

Trustee Elder moved to **approve the Consent Agenda, as presented.** Trustee Ripani seconded the motion.

AYES: Trustees Elder, Ripani, Stifflear, Posthuma and Byrnes
NAYS: None
ABSTAIN: Trustee Hughes
ABSENT: None

Motion carried.

SECOND READINGS / NON-CONSENT AGENDA – ADOPTION

Zoning and Public Safety (Chair Stifflear)

- a) **Approve a Referral to the Plan Commission to review an Ordinance for a Major Adjustment to an Exterior Appearance and Site Plan to renovate the existing Land Rover Building to include the Jaguar brand** (*First Reading – August 14, 2018*)

Trustee Stifflear introduced the item which is the second reading for a major adjustment on the Land Rover project. The applicant is adding the Jaguar brand and as a result will require some building modifications from the original plan approved in February. The front yard setback would be reduced from 60' feet to 70' feet, and an extension to the west wall on the front of the building so it is equal to the west wall on the back of the building.

At their meeting on August 14, the Village Board agreed this matter should be referred to the Plan Commission for a full vetting.

Village Manager Kathleen A. Gargano added that Land Rover continues to meet with area neighbors to address their concerns.

Trustee Elder moved to **Approve a Referral to the Plan Commission to review an Ordinance for a Major Adjustment to an Exterior Appearance and Site Plan to renovate the existing Land Rover Building to include the Jaguar brand.** Trustee Ripani seconded the motion.

AYES: Trustees Elder, Ripani, Stifflear, Posthuma and Byrnes

NAYS: None

ABSTAIN: Trustee Hughes

ABSENT: None

Motion carried.

- b) **Approve an Ordinance Providing for the Regulation of and Application for Small Wireless Facilities** (*First Reading – August 14, 2018*)

Trustee Stifflear introduced the item relating to the permitting, regulation and deployment of small wireless facilities within the Village. The State of Illinois passed the Small Wireless Facilities Deployment Act in April of 2018, which is designed to allow telecommunication companies the right to install small cell facilities in the public right-of-way and certain private property with limited input from local municipalities. This will alleviate the zoning burden on telecommunications to install equipment, but also removes Village control. The ordinance before the Board will allow the Village some control with respect to aesthetics and safety. Trustee Stifflear thinks the design standards are important, as well as height limitations and the implementation of permit fees. Village Planner Chan Yu is working on the standards referenced by the ordinance, and Trustee Stifflear hopes to see these in 2-4 weeks.

Trustee Elder moved to **Approve an Ordinance Providing for the Regulation of and Application for Small Wireless Facilities.** Trustee Posthuma seconded the motion.

AYES: Trustees Elder, Ripani, Stifflear, Posthuma and Byrnes
NAYS: None
ABSTAIN: Trustee Hughes
ABSENT: None

Motion carried.

DISCUSSION ITEMS

a) Road construction update

Director of Public Services George Peluso informed the Board the north project will be completed by the end of month. The south side of Chicago Avenue will be paved next week and will be open the first week of October. He added that IDOT did not commit to finishing dates for Ogden Avenue, because of weather. Trustee Byrnes noted the projects are coming in under budget.

DEPARTMENT AND STAFF REPORTS

- a) Treasurer’s Report
- b) Community Development
- c) Economic Development
- d) Parks & Recreation
- e) Police

The report(s) listed above were provided to the Board. There were no additional questions regarding the content of the department and staff reports.

REPORTS FROM ADVISORY BOARDS AND COMMISSIONS

No reports.

OTHER BUSINESS

None.

NEW BUSINESS

None.

CITIZENS’ PETITIONS

None.

TRUSTEE COMMENTS

None.

ADJOURNMENT

There being no further business before the Board, President Cauley asked for a motion to adjourn. Trustee Elder moved to **adjourn the regularly scheduled meeting of the Hinsdale Village Board of Trustees of September 4, 2018.** Trustee Byrnes seconded the motion.

AYES: Trustees Elder, Ripani, Stifflear, Posthuma and Byrnes

NAYS: None

ABSTAIN: None

ABSENT: Trustee Hughes

Motion carried.

Meeting adjourned at 8:16 p.m.

ATTEST: _____
Christine M. Bruton, Village Clerk