

Village of La Grange Park
Village Work Session Minutes
February 12, 2013

A Work Session meeting of the Village Board of the Village of La Grange Park, Illinois was held in the Board Room of the La Grange Park Municipal Building on February 12, 2013.

Village President James Discipio called the meeting to order at 7:30 pm. He asked all in attendance to rise for the Pledge of Allegiance. He then asked Village Clerk Seidel to call the roll.

Board Members in attendance were:

Trustees:

Rimas Kozica
Scott Mesick
LaVelle Topps
Marshall Seeder
Patricia Rocco
Krista Grimm

Also in Attendance were:

Village President: James Discipio

Village Manager: Julia Cedillo
Assistant Village Manager: Emily Rodman
Village Attorney: Cathleen Keating
Village Clerk: Amanda Seidel
Village Engineer: Paul Flood
Fire Chief: Dean Maggos
Public Works Director: Brendan McLaughlin
Finance Director: Pierre Garesche
Village Treasurer: Chad Chevalier

Clerk Seidel informed the President a quorum was present.

Public Participation

President Discipio moved on to the next item on the Agenda which was Public Participation. Fred Weisse of 627 N. Brainard expressed his comments on the ZBA side set back regulations and height restrictions.

Paul McNaughton of McNaughton Development along with John Barry and Scott Schneider of DesignTec Engineering announced their presence to answer questions regarding the McNaughton Development subdivision.

Building & Zoning Committee Items

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President Discipio called upon Trustee Rimas Kozica. Trustee Kozica started by summarizing the Village Board Agenda Memo from February 12, 2013 regarding Zoning Application No. 2012-04: 145 Timber Lane, Variations.

Trustee Kozica started discussion of Variation #1 to reduce the required minimum lot width on proposed lots #7, #8 and #9 from 55' to 40'. The ZBA voted 6 to 0 to recommend approval subject to the condition that the front building line of the homes on lots #7 and #8 be located at the point on the lot where the lot width is 55'. Paul McNaughton asked the Board to approve the variation without the condition attached and there reasons why. Assistant Village Manager Rodman clarified the set back as well as the requirement for the village code. She also clarified that staff has no problem with McNaughton's request since they still have to agree with the side yard setback. At the end of discussion 4 Trustees were in concurrence with the ZBA recommendation with the condition and 2 Trustees were in favor of approving the variation without the condition. No consensus was reached so the item will occur on the Agenda at the February Village Board Meeting for further discussion.

Trustee Kozica moved on to discussion of Variation #2 to eliminate the requirement that attached front-loaded garages be located a minimum of five feet behind the main front façade of the house for all proposed lots. The ZBA on a vote of 5 to 1 has recommended that this be approved. Assistant Village Manager Rodman clarified the aesthetic reasons; staff was supportive due to keeping houses consistent with the neighborhood. At the end of discussion a consensus was reached to concur with the ZBA and approve Variation #2.

Trustee Kozica moved on to discussion of Variation #3 to increase the maximum permissible building coverage from 30% to 33% for all proposed lots. The ZBA on a vote of 5 to 1 has recommended that this be denied. McNaughton clarified the 30% and how this would limit architectural options, they would use the 3% for architectural features only such as covered porches. At the end of discussion 4 Trustees concurred with the ZBA recommendation and 2 Trustees did not concur. No consensus was reached so the item will occur on the Agenda at the February Village Board Meeting for further discussion.

McNaughton asked for an extension of the variations since they have a 6 month time limit. Attorney Keating clarified that it can be incorporated into the Maintenance and Improvement Agreement. All Trustees were in agreement with this request.

Trustee Kozica moved on to the next item and read the Village Board Agenda Memo of February 12, 2013 regarding subdivision application: McNaughton Development Inc., 145 Timber Lane. The Plan Commission on a vote of 5 to 0 has recommended that the subdivision request be approved subject to two conditions; that the developer revise the plat of subdivision and engineering plans subject to the approval of village engineer, village attorney and village board and that the developer secure all required permits prior to commencing construction on the subdivision.

Trustee Kozica began with discussion of each section of the Board Memo. All Trustees were ok with the Improvement and Maintenance Agreement after all questions were clarified by Assistant Village Manager Rodman and Attorney Keating.

Trustee Kozica moved on to discussion of Storm Water Management. Discussion began over the fee-in-lieu payment and the developer requested flexibility in payment as outlined in page 9 of the Improvement and Maintenance Agreement. Trustee Rocco voiced her concerns over flooding. Engineer Flood clarified flooding questions and discussed the engineering review and clarified that water will exit north and not affect neighboring houses. Scott Schneider of DesignTec discussed ponding and clarified that if retention was provided for this project they would lose two lots #8 and #9 on the north end of project. Engineer Schneider answered concerns and discussed features on the proposed project including a restrictor plate and their evaluation of draining, grading, and existing runoff. Trustee Seeder was concerned about the fee-in-lieu payment proposal and would like to see a back end date when remainder of the money must be paid, as protection to the Village. At the end of discussion a consensus was reached in regards to storm water management with the condition that an end date be incorporated to the fee-in-lieu payment.

Trustee Kozica moved on to discussion of the Plan Commissions recommendation and the approval of the subdivision application by McNaughton Development. Trustee Rocco expressed her concern with flooding and why she will not support the subdivision application. 5 Trustees were in favor of approving the subdivision application and 1 was not in favor. This item will appear on the February Village Board Meeting Agenda for discussion and action.

Public Works Committee Items

President Discipio called upon Trustee Scott Mesick. Trustee Mesick started by reading the Village Board Agenda Memo from January 28, 2013 regarding supplemental resolution for 2010-2011 MFT Funds. At the end of a brief discussion Trustee Mesick made a motion to approve the “Supplemental Resolution for Maintenance of Streets and Highways by Municipality under the Illinois Highway Code” and authorization for the Village Clerk to execute the IDOT document. The motion was seconded by Trustee Rocco. The motion passed unanimously by roll call vote.

Trustee Mesick moved on to his next item by reading the Village Board Agenda Memo from February 5, 2013 regarding Engineering Agreement-South La Grange Road Water Main Replacement. Engineer Flood went over the reason and gave a background on the level of oversight required. At the end of discussion consensus was reached to place this item on the Consent Agenda for approval at the February Village Board Meeting authorizing the Village President to execute the Engineering Agreement with Hancock Engineering.

Trustee Mesick moved on to his next item by reading the Village Board Agenda Memo from February 6, 2013 regarding 2013 Combination Sewer Repair Project. Village Manager Cedillo, Engineer Flood and Public Works Director McLaughlin clarified the reason for the max amount of \$120,000 and the differences between bids. At the end of discussion Trustee Mesick made a

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motion to accept the lowest bid from Suburban General Construction in the amount of \$48,687.00, and that the total amount for this project not to exceed the \$120,000.00 amount budgeted. The motion was seconded by Trustee Kozica. The motion passed unanimously by roll call vote.

Trustee Mesick moved on to his last item by reading the Village Board Agenda Memo from February 1, 2013 regarding Homestead Avenue Valve Insertion Project. Public Works Director McLaughlin clarified questions regarding the bids and a waste disposal clause. At the end of discussion consensus was reached to place the resolution accepting the proposal of the lowest bidder, Unique Plumbing, in the amount of \$14,000, and authorize the Village President to execute the necessary contract documents on the Consent Agenda for approval at the February Village Board Meeting.

Finance Committee Items

President Discipio called upon Trustee Rocco. Trustee Rocco started by reading the Village Board Agenda Memo from February 7, 2013 regarding FY 2013-2014 Budget Schedule. At the end of a brief discussion consensus was reached to place the FY 2014 Budget Schedule on the Consent Agenda for approval at the February Village Board Meeting.

Trustee Rocco moved on to her next item by reading the Village Board Agenda Memo from February 6, 2013 regarding Audit Services Agreement. Village Manager Cedillo and Finance Director Garesche clarified questions regarding Seldon Fox and going to an RFP/RFQ for audit services. At the end of discussion consensus was reached to place the resolution approving audit services on the Consent Agenda for approval at the February Village Board Meeting.

Other Reports

President Discipio called upon Village Manager Julia Cedillo for a report. Village Manager Cedillo mentioned the Capital Projects Workshop will be held March 18th. One of the Trustees asked that all Village Board candidates also be invited and provided material.

He then called upon Village Clerk Seidel for a report. Clerk Seidel said she had nothing to report.

The next report was from President Discipio. He mentioned Chief McCollum's achievement and how he will be recognized at the Village Board Meeting. He mentioned that Village Manager Cedillo and Trustee Rocco attended the West Suburban Municipal Conference Breakfast. He concluded his report by mentioning the Springfield drive down from March 20th to the 22nd.

There were no other reports; President Discipio said he would entertain a motion to approve the Committee and Collector reports as presented. Trustee Seeder made the motion to approve the Committee and Collector reports as presented. Trustee Topps seconded the motion. The motion to approve Committee and Collector's reports passed unanimously on a voice vote.

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New Business

This concluded Other Reports so President Discipio moved on to New Business. There was none.

Adjournment

Since there was no further business to be brought before the Village Work Session, President Discipio said he would entertain a motion to adjourn into Executive Session. Trustee Seeder made a motion to move into *Executive Session for the purpose of discussing appointment, employment, compensation, discipline, performance, or dismissal of specific employees of the public body according to 5 ILCS 120/2 (c)(1)*. Trustee Rocco seconded the motion and the motion to adjourn into Executive Session passed unanimously on a voice vote.

Meeting adjourned into Executive Session at 9:05 p.m.

Respectfully submitted,

Amanda G. Seidel
Village Clerk