
PLANNING BUILDING & ZONING **COMMITTEE MINUTES**

Committee Date: July 11, 2019
Present: Ald. Jakab, Messina, Sorrentino, Susmarski
& E. Wesley
Absent: Ald. Catalano, R. Wesley & Woods
Also Present: Mayor Pulice, City Manager Mermuys, Treasurer Porch, City
Manager Mermuys, Police Chief Vesta, Deputy Chief Frese,
A. Lange, B. Garelli, G. Pociecha
Meeting Convened at: 7:35 p.m.

APPROVAL OF THE MINUTES:

The minutes of the June 13, 2019 meeting were approved as presented.

REPORT & RECOMMENDATION

APPROVAL OF LOT CONSOLIDATION FOR CASE NO. 2019-CDC-02, LOT CONSOLIDATION FOR
131-133 CENTER ST & 140 FLORINA CT

DISCUSSION:

Ms. Pociecha explained this request is for a lot consolidation to consolidate three residential lots into one lot of record. The Florina Court structure where the owner resides will remain as is. One of the other two lots is vacant and the other has a building on it which they plan to demolish. They are zoned R2 which are large lot residential and are mainly surrounded by residential properties. As part of the lot consolidation the petitioners are proposing a number of improvements, including the demo of the single story residence on Center Street. They would like to put in a pool, shed/pool equipment storage, basketball court, installation of a privacy fence, and rain garden. She explained it does not align with future development or meet other Comprehensive Plan goals. The allowable uses are in compliance with the UDO except it doesn't meet uniform lots in residential district. A Public Hearing was held June 17th where concerns were voiced regarding drainage, maintenance of current and future property, noise from the basketball court, lighting for the court and having a through-lot (back yard adjacent to front yard). CDC voted to deny lot consolidation, and staff is recommending denial since it is not consistent with the UDO or Comprehensive Plan.

Ald. E. Wesley asked if the developer has returned after the meeting to try and resolve the differences. Ms. Pociecha received an inquiry where they wanted to present additional

evidence, but she has not received anything further. Ald. Messina commented that this request speaks volumes of the growing appeal of the City, but that Council wants to keep consistent with its set standards.

VOTE:

Ald. Jakab made a motion, seconded by Ald. Susmarski, based on the submitted petition and testimony presented the proposed lot consolidation meets standards for denial and is not consistent with the UDO and Comprehensive Plan, and therefore he moved that the CDC adopt the findings of fact included within the staff memo as the findings of the Community Development Commission and recommend denial of Case No. 2019-CDC-02. A roll call vote was taken, with the following results:

Ayes:	Ald. Jakab, Messina, Sorrentino, Susmarski, E. Wesley
Nays:	None
Abstained:	None
Motion:	Denied

ITEMS TO BE CONSIDERED AT FUTURE MEETINGS:

- Parking on patio instead of driveway (Ald. Jakab)

ADJOURNMENT:

The meeting adjourned at 7:45 p.m.

Minutes taken by Eileen Schultz

PUBLIC HEALTH, SAFETY, JUDICIARY & ETHICS
COMMITTEE MINUTES

Committee Date: July 11, 2019
Present: Ald. Jakab, Messina, Sorrentino, Susmarski, E. Wesley
Absent: Ald. Catalano, R. Wesley & Woods
Also Present: Mayor Pulice, City Manager Mermuys, Treasurer Porch,
City Manager Mermuys, Police Chief Vesta, A. Lange,
B. Garelli & G. Pociecha
Meeting Convened at: 7:45 p.m.

APPROVAL OF THE MINUTES:

The minutes of the June 13, 2019 meeting were approved as presented.

REPORT & RECOMMENDATION

APPROVAL OF REPLACEMENT OF SQUAD #402, #406 & #407

DISCUSSION:

Chief Vesta provided the scoring from the garage on each of the vehicles being replaced. He explained that normally these cars would have been replaced at three years, but they are now actually five-year vehicles. The purchase price is \$35,342.00 for each and would be bought through a competitive bid with Curry Motors. Ald. Jakab asked if they are being replace with the same type of vehicle. Chief Vesta stated almost all equipment will transfer over for a fee, but it will not be necessary to buy new light bars, back partitions and backseats. The existing cars will be sold at auction and the monies will go back to the General Fund which funds the CERF budget.

VOTE:

Ald. E. Wesley made a motion, seconded by Ald. Messina, to approve replacement of Squads #402, #406 & #407 in the not-to-exceed amount of \$106,026.00. A voice call vote was taken, with the following results:

Ayes: Ald. Jakab, Messina, Sorrentino, Susmarski, E. Wesley
Nays: None
Abstained: None
Motion: Carried

REPORT & RECOMMENDATION:

RESOLUTION AUTHORIZING INTERGOVERNMENTAL AGREEMENT BETWEEN CITY OF WOOD DALE AND FENTON HIGH SCHOOL DISTRICT #100

DISCUSSION:

Chief Vesta explained that Wood Dale has provided the School Resource Officer to District #100 since 1999 when Bensenville could not staff it, and it has continued since then with a rolling Intergovernmental Agreement. Fenton still desires to have Wood Dale police presence there. The only change from the old to the new agreement are the reporting requirements from the Police Department to them for types of calls since these are stricter than they want. This now has a system that is mutually agreeable to both parties which both legal teams have reviewed. Wood Dale provides a budget at the beginning of the school year that list costs and then a bill is sent at the end of the year with OT, FICA, and life insurance. Ald. Jakab asked if there are any conflicting local ordinances between Bensenville and Wood Dale that could cause a problem. Chief Vesta stated they have not encountered any, and that Bensenville is involved for any felonies. It has worked out very well and both agencies work well together.

VOTE:

Ald. E. Wesley made a motion, seconded by Ald. Jakab, to approve a Resolution Authorizing an Intergovernmental Agreement between the City of Wood Dale and Fenton High School District #100. A roll call vote was taken, with the following results:

Ayes:	Ald. Jakab, Messina, Sorrentino, Susmarski, E. Wesley
Nays:	None
Abstained:	None
Motion:	Carried

REPORT & RECOMMENDATION:

ORDINANCE AMENDING CITY OF WOOD DALE MUNICIPAL CODE CHAPTER 4, ARTICLE 3, REGARDING SALES, POSSESSION & RESTRICTIONS OF TOBACCO PRODUCTS AS DEFINED BY ILLINOIS COMPILED STATUTES

DISCUSSION:

Deputy Chief Frese explained the first amendment is the Cigarette and Tobacco dealer ordinance. On July 1st the state passed an amendment increasing the buying age from 18 to 21 so staff wants to change the language in the City ordinance to make it the same. Mayor Pulice asked if the business establishments will be notified of the change. Deputy Chief Frese advised the state is sending out packets to every Police Department with a press release. This

will be in line with the grants the Department receive from the State of Illinois three times a year where underage volunteers attempt to purchase from the various establishments.

VOTE:

Ald. E. Wesley made a motion, seconded by Ald. Susmarski, to approve an Ordinance Amending the City of Wood Dale Municipal Code Chapter 4 Article 3, regarding the Sales, Possession and Restrictions of Tobacco Products as Defined by the Illinois Compiled Statutes. A voice call vote was taken, with the following results:

Ayes:	Ald. Jakab, Messina, Sorrentino, Susmarski, E. Wesley
Nays:	None
Abstained:	None
Motion:	Carried

REPORT & RECOMMENDATION:

AN ORDINANCE AMENDING CITY OF WOOD DALE MUNICIPAL CODE CHAPTER 14 TO ENACT THE OFFENSES OF THEFT & CRIMINAL DAMAGE TO PROPERTY

DISCUSSION:

Deputy Chief Frese explained that the reason for this is the state courts are getting overburdened with a lot of the City's prosecutions. In certain cases an offense might not rise to the level of a state charge, so this provides an option for officers to charge a lesser of an offense with only a monetary fine involved. It mirrors exactly what the state statute says.

VOTE:

Ald. Messina made a motion, seconded by Ald. Susmarski, to approve an Ordinance amending the City of Wood Dale Municipal Code Chapter 14, to enact the Offenses of Theft and Criminal Damage to Property. A voice vote was taken, with the following results:

Ayes:	Ald. Jakab, Messina, Sorrentino, Susmarski, E. Wesley
Nays:	None
Abstained:	None
Motion:	Carried

ITEMS TO BE CONSIDERED AT FUTURE MEETINGS:

- None



ADJOURNMENT:

The meeting adjourned at 8:00 p.m.

Minutes taken by Eileen Schultz



PUBLIC WORKS COMMITTEE MINUTES

Committee Date: July 11, 2019
Present: Ald. Jakab, Messina, Sorrentino, Susmarski,
E. Wesley
Absent: Ald. Catalano, R. Wesley & Woods
Also Present: Mayor Pulice, City Manager Mermuys, Treasurer Porch, City
Manager Mermuys, Police Chief Vesta, A. Lange, B. Garelli,
G. Pociecha
Meeting Convened at: 8:00 p.m.

APPROVAL OF THE MINUTES:

The minutes of the June 13, 2019 meeting were approved as presented.

REPORT & RECOMMENDATION

APPROVAL OF AMENDMENTS TO ARTICLE VII OF UNIFIED DEVELOPMENT ORDINANCE
REFLECTING CHANGES TO DUPAGE COUNTY STORMWATER MANAGEMENT ORDINANCE
INCLUDING ADOPTION OF NEW FLOOD INSURANCE STUDY AND FLOOD INSURANCE RATE
MAPS

DISCUSSION:

Two reps from Robinson Engineering were present and explained they are proposing amendments to two chapters within the Wood Dale UDO as a formality. They are required to go through this motion to put the new dates and panel numbers within the ordinance. They are also updating the City's ordinance to match DuPage County's ordinance. They went through a comprehensive review of the Wood Dale Code next to the county code with IDR to make sure the City is meeting all federal requirements to remain eligible within the national flood insurance program.

VOTE:

Ald. E. Wesley made a motion, seconded by Ald. Jakab, to approve Amendments to Article VIII of Unified Development Ordinance Reflecting Changes to DuPage County Stormwater Management Ordinance Including Adoption of New Flood Insurance Study and Flood Insurance Rate Maps. A voice vote was taken, with the following results:



Ayes: Ald. Jakab, Messina, Sorrentino, Susmarski, E. Wesley
Nays: None
Abstained: None
Motion: Carried

REPORT & RECOMMENDATION:

APPROVAL OF AGREEMENT BETWEEN CITY OF WOOD DALE & BAXTER & WOODMAN, INC FOR 2019 STREET SUFFICIENCY STUDY

DISCUSSION:

None

VOTE:

Ald. E. Wesley made a motion, seconded by Ald. Susmarski, to approve an Agreement between the City of Wood Dale and Baxter & Woodman, Inc. for the 2019 Street Sufficiency Study in the not-to-exceed amount of \$29,810. A roll call vote was taken, with the following results:

Ayes: Ald. Jakab, Messina, Sorrentino, Susmarski, E. Wesley
Nays: None
Abstained: None
Motion: Carried

REPORT & RECOMMENDATION:

APPROVAL OF AGREEMENT BETWEEN CITY OF WOOD DALE AND JOHN NERI CONSTRUCTION CO. INC. FOR FY2020 HIAWATHA SEWER REPAIR

DISCUSSION:

Brett Garelli explained the goal of city is to televise and find problems before larger problems arise. They found a 40 feet section in bad shape and are looking to replace. They also found it is transite pipe that contains asbestos so a licensed asbestos removal company is needed. The resident at is in agreement and Public Works will assist with doing the restoration in the house. Ald. Messina asked which addresses were affected and was advised the section is in front of the 378 residence, and some other lawn work will need to be restored. Mr. Lange sated they will remove an entire section of sidewalk so it all matches. Mr. Garelli stated that it is on easement, but the easement is on their lawn and driveway. Ald. Messina asked if the lake can ever impact the sewer lines. Mr. Garelli responded that the pond is away from this section. Staff has televised that area and didn't see any signs of I&I and not seen any other issues. Ald. Jakab clarified that this is for sewer pipes and not water pipes.

VOTE:

Ald. E. Wesley made a motion, seconded by Ald. Sorrentino, to approve an Agreement between the City of Wood Dale and John Neri Construction Co., Inc. for the FY 2020 Hiawatha Sewer Repair in a Not to Exceed Amount of \$23,800. A roll call vote was taken, with the following results:

Ayes:	Ald. Jakab, Messina, Sorrentino, Susmarski, E. Wesley
Nays:	None
Abstained:	None
Motion:	Carried

REPORT & RECOMMENDATION:

APPROVAL OF REVISIONS TO REAR YARD DRAINAGE ASSISTANCE PROGRAM INCLUDING EXTENSION OF PROGRAM TO NOT-FOR-PROFIT ENTITIES

DISCUSSION:

Mr. Lange stated the City offers a program to help mitigate flooding on private property. As requested by Committee, staff has revised and clarified procedural steps, clarified reimbursement limits, removed ineligibility of rental properties and extended to not-for-profit properties as long as they meet same criteria as private homeowners and reimbursement does not exceed the limit.

VOTE:

Ald. Messina made a motion, seconded by Ald. Jakab, to approve Revisions to the Rear Yard Drainage Assistance Program Including Extension of Program to Not-For-Profit Entities. A roll call vote was taken, with the following results:

Ayes:	Ald. Jakab, Messina, Sorrentino, Susmarski, E. Wesley
Nays:	None
Abstained:	None
Motion:	Carried

REPORT & RECOMMENDATION:

APPROVAL OF FINAL PROJECT COSTS FOR CONTRACT I-14-4638 – ILLINOIS ROUTE 390 ITS PROJECT AND RECOMMENDED ACTION ON LAND ACQUISITION CREDITS OWED TO CITY OF WOOD DALE BY ILLINOIS STATE HIGHWAY AUTHORITY

DISCUSSION:

Mr. Lange explained there are two actions being requested, and that this is the final cost for the final tollway project that affects the City of Wood Dale. The City received land acquisition credits from the Tollway that's been used as a bank account to offset costs of various project enhancements like landscaping, bike paths, upgraded fences, etc. This is the last project cost that has been finalized. The first action is to agree to the final cost for that project. They did come in under budget. The second action is what to do with the remaining land acquisition credits.

Mr. Marquardt reported that the spread sheet in the Agenda summarizes all of the credits for the entire project by the Tollway and all costs of the various projects. The remaining balance is \$344,816.43. There are three potential actions the City can take: 1) The Tollway has requested a donation to them as in kind for the project, 2) the City can request payment of those fees, or 3) the City can do a combination of those two options. Once a decision is made, Mr. Marquardt recommended that a response be sent on City letterhead rather than just having an email sent from him.

VOTES:

Ald. E. Wesley made a motion, seconded by Ald. Jakab, to approve the final project costs for Contract I-14-4638 for the amount of \$19,530.15. A roll call vote was taken, with the following results:

Ayes: Ald. Jakab, Messina, Sorrentino, Susmarski & E. Wesley
Nays: None
Abstained: None
Motion: Carried

Ald. E. Wesley made a motion, seconded by Ald. Jakab, to notify the Tollway that the Council is requesting payment to the City for those fees for the amount of \$344,816.43. A roll call vote was taken, with the following results:

Ayes: Ald. Jakab, Messina, Sorrentino, Susmarski, E. Wesley
Nays: None
Abstained: None
Motion: Carried

ITEMS TO BE CONSIDERED AT FUTURE MEETINGS:

- None



ADJOURNMENT:

The meeting adjourned at 8:18 p.m.

Minutes taken by Eileen Schultz