



**PLANNING, ZONING AND BUILDING
COMMITTEE MINUTES**

Committee Date: April 9, 2020
Present: (via Conference Call): Ald. Catalano, Jakab, Messina, Sorrentino, Susmarski, E. Wesley and Woods & Woods
Absent: Ald. R. Wesley
Also Present: Chief Vesta
(via Conference Call): Mayor Pulice, City Manager Mermuys, A. Lange, E. Cage, B. Wilson
Meeting Convened at: 7:30 p.m.

APPROVAL OF MINUTES:

The minutes of the March 26, 2020 meeting were approved as presented.

REPORT & RECOMMENDATION

AUTHORIZE A CODE AMENDMENT TO CHAPTER 6 OF THE CITY CODE TO ADD REGULATIONS THAT ADDRESS AIRBNB TYPE USES WITHIN THE RENTAL HOUSING PROGRAM

DISCUSSION:

Director Cage reported he had received complaints about an Airbnb in Wood Dale negatively impacting the neighborhood. Staff asked City Attorney Bond to review the Ordinance as the rental section currently does not adequately address Airbnb’s since they are relatively new. Mr. Bond drafted language that would include Airbnb properties and require them to register and have an inspection. Mayor Pulice suggested making the rules more stringent instead of treating these like regular home/apartment rentals which are rented for longer periods. Mr. Cage stated there were previously no regulations, and this amendment would allow his staff to do inspections to address life safety issues. It also gives a record of ownership so staff knows who to contact if there are complaints and would know who to hold responsible for any violations. Ald. E. Wesley did not feel that was enough. He noted there are two Airbnb’s near him and one of them was gutted without a permit, and some of the guests that rent are very rowdy. Ald. Messina stated that his Airbnb requires an inspection twice a year and is required to meet certain health requirements. He suggested having a registration fee. Mr. Cage stated they will start out by just adding it to the rental program; if it’s registered they pay a fee and Community Development will inspect the property. To tighten things up, he proposed inspecting an Airbnb yearly and not skip a year if they pass that yearly inspection.



Ald. Jakab asked about using the firm the City hired to review all Codes along with the City Attorney. Mr. Cage stated that it is not in UDO Chapter 17, so that firm would not be reviewing, but staff could ask for their opinion. Ald. Jakab asked how to really prove a place is an Airbnb; he was advised Airbnb locations are accessible by going to their website. Mr. Mermuys suggested having two inspections mandated per year and doubling the rental fee of what a regular rental property pays. Ald. Messina asked about adding language that if an owner doesn't meet an inspection, the unit could not be rented until it passes. Mr. Mermuys suggested including language that would deregulate an Airbnb as a rental after so many complaints with the Police Department. Mr. Cage agreed to talk with other communities to see how they handle these. Ald. Woods asked if staff needs to see the lease, and was advised by Mr. Cage that the lease is part of the registration process.

VOTE:

Ald. Catalano made a motion, seconded by Ald. Jakab, to approve a Code Amendment to Chapter 6 of the City Code as it is currently written, to add regulations that address Airbnb type uses within the Rental Housing Program, and have staff look into other restrictions with the City Attorney and Ancel Glink. A roll call vote was taken, with the following results:

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

ITEMS TO BE CONSIDERED AT FUTURE MEETINGS:

- Façade Program Grant Application (Spring)

ADJOURNMENT:

The meeting adjourned at 8:02 p.m.

Minutes taken by Eileen Schultz



PUBLIC WORKS **COMMITTEE MINUTES**

Committee Date: April 9, 2020
Present: (via Conference Call): Ald. Catalano, Jakab, Messina, Sorrentino, Susmarski, E. Wesley and Woods & Woods
Absent: Ald. R. Wesley
Also Present: Chief Vesta
(via Conference Call): Mayor Pulice, City Manager Mermuys, A. Lange, E. Cage, B. Wilson
Meeting Convened at: 8:02 p.m.

APPROVAL OF MINUTES:

The minutes of the March 26, 2020 meeting were approved as presented.

REPORT & RECOMMENDATION

HOLIDAY DECORATIONS FOR CLOCK TOWER AREA

DISCUSSION:

Director Alan Lange reported that City Council gave direction in the past to purchase some new items and have staff set them up since using an outside firm is so expensive. He provided an attachment with several decoration options that are within budget. There is \$17,652 left from the current fiscal year, and they another \$25,000 will be added from FY2021 to purchase additional decorations if Council so desires.

Discussion ensued about the various holiday decoration choices presented. There were concerns about certain items being placed too near to the street which would create a safety hazard for those taking photo ops. Ald. E. Wesley commented that he would prefer not to make any purchases at this time due to the COVID-19 Virus and the impact it could have on the budget.

Ald. Messina asked the City Manager about using the company he had learned about while at IML. Mr. Mermuys stated that was one of the proposals staff had bought forward and City Council did not want to pursue since the cost was too high, and they preferred to have decorations done in-house. He recalled it being discussed at CIP or during budget.



VOTE:

Ald. Woods made a motion, seconded by Ald. Catalano, to approve purchasing the following Holiday decorations: 1) Two of Item No. 1 (Happy Holidays), 2) One of Item No. 5 to be placed at City Hall (Ornament); and 3) Two of Item No. 6 (Presents) to be placed on Wood Dale Road or on each side of the Clock Tower, at a total cost of \$15,915.00. A roll call vote was taken, with the following results:

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

ITEMS TO BE CONSIDERED AT FUTURE MEETINGS:

- Elizabeth Drive Bridge – April 23rd
- Groundwater Ordinance – April 23rd
- George Street Itasca IGA – Spring

ADJOURNMENT:

The meeting adjourned at 8:22 p.m.

Minutes taken by Eileen Schultz



FINANCE AND ADMINISTRATION COMMITTEE MINUTES

Committee Date: April 9, 2020
Present: (via Conference Call): Ald. Catalano, Jakab, Messina, Sorrentino, Susmarski, E. Wesley and Woods & Woods
Absent: Ald. R. Wesley
Also Present: Chief Vesta
(via Conference Call): Mayor Pulice, City Manager Mermuys, A. Lange, E. Cage, B. Wilson
Meeting Convened at: 8:22 p.m.

APPROVAL OF MINUTES:

The minutes of the March 26, 2020 meeting were approved as presented.

REPORT & RECOMMENDATION

SEWER ONLY USERS – SENIOR DISCOUNT

DISCUSSION:

Finance Director Wilson reported that in November City Council voted to raise water rates. The sewer only accounts resulted in a \$19.00 flat increase, and some of those on the senior discount program complained. Since it's a formula, they can't lower their bill or monitor usage. Staff came up with a plan for sewer only residents that also qualify for the senior discount to mirror what the water discount is and only charge them for 2,500 gallons of sewer. There are eight accounts that would qualify of the just over 100 homes that are sewer only, so it is not a huge amount. Mr. Wilson noted the number of sewer only is decreasing every year with the tap-on program being funded by the City. Mr. Mermuys confirmed that he recently signed off on another connection rebate form from a resident wanting to get off well water. He noted that City Council's stance has always been not to force anyone to come on City water. Mr. Wilson stated that by approving this, the seniors would actually be paying less for their water bill than what is was before the rate increase.

VOTE:

Ald. Catalano made a motion, seconded by Ald. Woods, to approve a senior discount for the eight seniors who are sewer only users. A roll call vote was taken, with the following results:



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

REPORT & RECOMMENDATION:
2020 VEHICLE STICKER STRATEGY

DISCUSSION:

Discussion ensued regarding various options for the 2020 Vehicle Stickers. Ald. Catalano feels that eliminating stickers altogether would be unfair to those who have always bought them and rewarding those who never paid into the system. He feels that \$15.00 won't be a financial hardship to people for funding that goes towards fixing their streets. Mayor Pulice stated that the program makes \$150,000 which would be difficult to make up. He suggested not charging for stickers for just one year due to the Corona Virus, and sending a mailer to every resident and resume the program next year. Ald. Susmarski asked about the cost of printing the stickers versus the revenue. Director Wilson stated that the City spends approximately \$10,000-\$15,000 between seasonal staff, printing, mailing and postage, so the program's revenue is about \$140,000-\$150,000 net.

Ald. Susmarski proposed an alternate method of bringing in revenue by having residents buy stickers for yard waste bags. Mayor Pulice commented that could bring additional problems as other communities have found residents always find ways to avoid using those stickers.

VOTES:

Ald. Woods made a motion, seconded by Ald. Susmarski, to eliminate City Vehicle Stickers altogether. A roll call vote was taken, with the following results:

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

Ald. Messina then made a motion, seconded by Ald. Jakab, to Waive the Fee for all City vehicle sticker's this year only and to have staff send out a mailer with the newly created sticker. A roll call vote was taken, with the following results:



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

ITEMS TO BE CONSIDERED AT FUTURE MEETINGS:

- None

ADJOURNMENT:

The meeting adjourned at 8:53 p.m.

Minutes taken by Eileen Schultz