

**Minutes  
Regular Meeting  
Glen Ellyn Village Board of Trustees  
February 26, 2007**

**Call to Order**

Village President Hase called the meeting to order at 8:03 p.m.

**Roll Call**

Upon roll call by Village Clerk Draths, Village President Hase and Trustees Armstrong, Chapman, Gardner, Lee and Norton answered, "Present." Trustee Pfefferman was excused.

**Pledge of Allegiance**

Village President Hase led the Pledge of Allegiance.

**Correspondence**

- a. February 3 letter from a Wheaton resident thanking Police Officer Craig Holstead for pushing her disabled vehicle out of a busy intersection, and directing traffic around it until a tow truck removed the car.
- b. February 9 letter from Hanover Park Chief of Police Ron Moser to Police Officers Stephen Miko and Rebecca Keeley thanking them for assisting with security at a training sponsored by the DuPage County Chiefs of Police Association held at College of DuPage.

**Audience Participation**

Drew Vogg, 390 Amy Court and Reid Colliander, 678 N. Kenilworth Avenue, accompanied by several of their friends, presented information on the 2007 Ride for Research family bicycle ride event planned for Saturday, April 21, on the streets of Glen Ellyn.

**Consent Agenda**

Village Manager Weaver presented the Consent Agenda; Village President Hase called for questions and/or discussion on the items on the Consent Agenda.

Trustee Lee moved, Trustee Chapman seconded the motion that the following items included on the Consent Agenda be approved:

- a. **Minutes** of the following Village Board Meetings:
- Workshop  
December 11, 2006
  
  - Pre-Board Workshop  
February 12, 2007
  
  - Regular Board Meeting  
February 12, 2007
- b. Total **Expenditures** (Payroll and Vouchers) - \$779,759.92. The vouchers were reviewed by Trustee Lee prior to the meeting.
- c. Actions related to the existing engineering contract with A. McGurr, Ltd. for the **Braeside Area Sanitary Sewer/Surrey Drive Improvements Project**:
1. Increase the appropriation for **design engineering services** associated with the Braeside Area Sanitary Sewer/Surrey Drive Improvements Project provided by A. McGurr, Ltd. by \$12,000, for a revised total appropriation of \$95,000, to be expensed to the FY 06-07 Water Fund.
  2. Approve Amendment No. 1 to the **engineering services agreement** with A. McGurr, Ltd. for Braeside Area Sanitary Sewer/Surrey Drive Improvements Project to include the design of replacement water main on Grove Avenue, in the lump sum amount of \$10,500, resulting in a total contract of \$85,400 for the work.
- Amending the existing engineering contract with A. McGurr, Ltd., of Wheaton includes the design of about 550 feet of replacement water main on Grove Avenue between Route 53 and Lombard Avenue. This segment of pipe experienced numerous breaks over the past ten years, with a recent occurrence resulting in damage to private property when water backed up into a resident's basement. Inclusion of the water main work on Grove with the Braeside/Surrey project is logical as the site is near Braeside and water main replacement work of a very similar nature is already part of the Surrey project, plus implementation of the Grove project would be more timely. Amendment No. 1 increases the engineering design contract for the project by \$10,500 to a total of \$85,400, with revised overall funding of \$95,000 (including an 11-percent contingency).
- d. Actions related to **remodeling work in the Police Department**:
1. Approve a contract with Stutz Plumbing of Forest Park, Illinois, for **holding-cell toilet replacements** in the not-to-exceed amount of \$10,000 (including a 10-percent contingency), to be expensed to the FY 07-08 Facilities Maintenance Reserve Fund.

2. Approve a contract with MC Building of Westmont, Illinois for **remodeling of the Police Department evidence and report rooms** in the not-to-exceed amount of \$22,000 (including a 10-percent contingency), to be expensed to the FY 07-08 Police Department budget.

The Village budgeted funds to replace the holding cell toilets, install new pass-through evidence lockers, and reconfigure the officers' report room in the Police Department. MC Building was the lowest responsible bidder for remodeling work of two received on February 22, 2007. Stutz Plumbing was the lowest responsible bidder for plumbing work of two, also received on February 22, 2007.

- e. Waive Section 2-23 (Peddler), Section 10-5-5 (Tents) and Section 8-1-12 (Merchandise on Public Property) of the Village Code for the **2007 Ride for Research** fundraiser event scheduled from 7-10 a.m. on Saturday, April 21, 2007.

Children's Memorial Hospital Foundation has partnered with local group Reid's Lemonade Stand to host "Ride for Research", a fundraising event in Glen Ellyn. The event begins at the staging area in the vicinity of Main Street and St. Petronille parking lots prior to the organized bicycle ride by several hundred participants that follows a route through residential parts of the Village and ends at Prairie Path Park for music, entertainment and food/merchandise sales. Village departments have reviewed this first-time request and developed a list of requirements for the organizers. This action waives the necessary codes and approves the concept of this event, with all final details subject to approval by the Police Department.

- f. Actions related to the **bulk rock salt purchase contract**:

1. Increase the appropriation by \$20,000 for the Cargill, Inc. contract associated with bulk rock salt purchase, for a **revised total appropriation** of \$95,000, to be expensed to the FY 06-07 Motor Fuel Tax.
2. **Resolution No. 07-03**, a Resolution Concerning the Determination of the Village Board that Change Order No. 1 with Cargill, Inc. for an **Increase in the Contract Price** of \$20,000 is Required for the Purchase and Delivery of Bulk Rock Salt, for a Revised Contract Cost of \$95,000.

On September 11, 2006, the Village Board approved a contract with Cargill, Inc. for the purchase of this year's rock salt to be utilized in our snow and ice management program. The \$75,000 award amount was based on historical data, and is the "typical" award each year. Staff has responded to an above-average number of events this year. Currently, Public Works has used up the allotted salt for the year and requests additional funding to purchase salt for the remainder of the winter season.

Upon roll call on the Consent Agenda, Trustees Lee, Chapman, Armstrong, Gardner and Norton voted “Aye”. Motion carried.

## **Property Tax Abatements**

Finance Director Batek presented information on three ordinances, which reduces or abates property taxes in the amount of \$1,107,916.

Two of the abatements include reductions in debt service on previously issued general obligation bonds issued in:

- 2000 to assist School District 87 in the acquisition of Memorial Park from the Glen Ellyn Park District (total abatement = \$268,596).
- 2003 to assist the Village Links in obtaining financing for the renovation of their 18-hole golf course (total abatement = \$339,320).

The abatements above are possible due to available funding from sources other than property taxes to pay debt service costs. School District 87 pays the Village each year the debt service cost on the 2000 bonds pursuant to an intergovernmental agreement. The Village Links provides funds to pay for the 2003 bonds from golf course revenues and not from property taxes.

The final property tax abatement reduces debt costs on refunding bonds issued in 2001 by \$500,000, continuing a pledge made by a prior Village Board, prior to the successful passage of the 1987 \$15 million street improvement referendum. That pledge called for abatements of \$500,000 per year over the 20-year life of the original bonds until a total of \$10,000,000 was abated. This abatement ordinance represents the 20th year in which these abatements have occurred and results in just under \$10.3 million of abatements completed since 1987. Funds from the Water and Sanitary Sewer Fund and Capital Projects Fund are utilized to replace the property tax.

Trustee Norton moved, Trustee Gardner seconded the motion that the following ordinances for the abatement of taxes be approved:

- A. **Ordinance No. 5549**, an Ordinance Directing the Application of Funds from Specified Sources to the Payment of Principal and Interest Upon General Obligation Bonds, Series 2000, for the Fiscal Year 06-07 in the Amount of \$268,596.
- B. **Ordinance No. 5550**, an Ordinance Directing the Application of Funds from Specified Sources to the Payment of Principal and Interest Upon General Obligation Bonds, Series 2003, for the Fiscal Year 06-07 in the Amount of \$339,320.
- C. **Ordinance No. 5551**, an Ordinance Directing the Application of Funds from Specified Sources to the Payment of Principal and Interest Upon

General Obligation Refunding Bonds, Series 2001A, for the Fiscal Year 06-07 in the Amount of \$500,000.

Upon roll call, Trustees Norton, Gardner, Armstrong, Chapman and Lee voted "Aye." Motion carried.

**Ordinance No. 5552 – 995 Clifton Avenue – Front Yard, Rear Yard and Corner Side Yard Variations**

Planning and Development Director Staci Hulseberg presented information on this petition that allows a new roof structure above the existing first-floor and a partial second-floor addition. The property is located at the southwest corner of Clifton Avenue and Scott Avenue. The property owners, Richard and Joan McCracken, requested three variations that allow the roof and partial second floor with a front yard setback of 16.2 feet in lieu of the minimum required front yard setback of 40 feet, a rear yard setback of 46.88 feet in lieu of the minimum required rear yard setback of 50 feet and a corner side yard setback of 33.41 feet in lieu of the minimum required corner side yard setback of 40 feet. The Zoning Board of Appeals considered these items at a public hearing on January 23, 2007, voting 6-0 to recommend Village Board approval of the variations.

Trustee Gardner moved, Trustee Armstrong seconded the motion that Ordinance No. 5552 be passed, an Ordinance Approving Variations from the Front Yard Setback, Rear Yard Setback and Corner Side Yard Setback of the Zoning Code to Allow the Construction of a New Roof Structure Above the Existing First Floor and a Partial Second Floor Addition for Property at 995 Clifton Avenue.

Upon roll call, Trustees Gardner, Armstrong, Chapman, Lee and Norton voted "Aye." Motion carried.

**Ordinance No. 5553 – 396 Turner Avenue – Approval of Special Use Permit**

Planning and Development Director Staci Hulseberg presented information on the request of Brian and Lori Baumert for a Special Use Permit for the construction of an addition to a single-family home within 30 feet of a floodplain located at 396 Turner Avenue. The subject property is located on the north side of Turner Avenue between Regent and Newton Avenues in the R2 Residential District. The Plan Commission reviewed the request at a public hearing on January 25, 2007 and voted 9-0 to recommend approval of the request with conditions.

Trustee Chapman moved, Trustee Lee seconded the motion that Ordinance No. 5553 be passed, an Ordinance Granting Approval of a Special Use Permit to Allow the Construction of an Addition to a Single-Family Home Within 30 Feet of a Floodplain Located at 396 Turner Avenue.

Upon roll call, Trustees Chapman, Lee, Armstrong, Gardner and Norton voted "Aye." Motion carried.

### **Ordinance - Outdoor Fires and Open Burning - Tabled**

Trustee Norton moved, Trustee Gardner seconded the motion that the ordinance amending the Village Code regarding outdoor fires and open burning be tabled and discussed March 26, 2007.

Upon roll call, Trustees Norton, Gardner, Armstrong, Chapman and Lee voted "Aye."  
Motion carried.

### **Ordinance No. 5554 – Approve Zoning Code Text Amendments**

Planning and Development Director Hulseberg presented information on the continued discussion from the February 12, 2007 Village Board Meeting regarding Zoning Code text amendments. The one remaining text amendment relates to lot coverage ratio bonuses for open front porches. The proposed text allows a lot coverage ratio bonus of 140 square feet for a two-sided porch and 240 square feet for a three-sided porch.

Cam Page, 206 Hill Avenue, said Director Hulseberg had already answered her question when she stated that the Village Board had decided on February 12 to not proceed with the text amendment relating to corner side yard setbacks for detached garages.

Trustee Armstrong moved, Trustee Chapman seconded the motion that Ordinance No. 5554 be passed, an Ordinance Approving Zoning Code Text Amendments for Open Front Porch Bonus Requirements.

Trustee Lee and President Hase thanked the Plan Commission and staff for their efforts regarding the work involved in the Zoning Code text amendments.

Trustee Chapman mentioned that the Village Board encourages Village residents to add porches by approval of this text amendment and President Hase agreed and said this ordinance specifically aids current homeowners and allows them to upgrade their homes and soften the streetscape by adding porches without a variation.

Upon roll call, Trustees Armstrong, Chapman, Gardner, Lee and Norton voted "Aye."  
Motion carried.

### **Reminder**

The next Regular Village Board Meeting is scheduled for Monday, March 12, 2007 beginning at 8 p.m. in the Galligan Board Room of the Glen Ellyn Civic Center.

### **Motion to Recess to Executive Session**

At 8:33 p.m., Trustee Norton moved and Trustee Gardner seconded the motion to recess to executive session for the purpose of reviewing previous executive session minutes and for

the purpose of discussing personnel matters and adjourning thereafter without reconvening into open session.

Upon roll call, Trustees Norton, Gardner, Armstrong, Chapman and Lee voted "Aye."  
Motion carried.

Respectfully Submitted,

Andrea Draths  
Village Clerk