

APPROVED

@ 9/14/20 VB mtg.

August 10, 2020
Meeting Duly Noted
According to State Statute

**MINUTES OF A SPECIAL MEETING OF THE VILLAGE PRESIDENT AND
BOARD OF TRUSTEES OF THE VILLAGE OF BLOOMINGDALE HELD ON
AUGUST 10, 2020 AT THE ROBERT J. HOMOLA MUNICIPAL CENTER
201 SOUTH BLOOMINGDALE ROAD, BLOOMINGDALE, ILLINOIS, DUPAGE COUNTY**

CALL TO ORDER

The meeting was called to order by Village President Coladipietro at 6:02 p.m.

ROLL CALL

Upon roll Call by the Village Clerk, those in attendance were:

PRESENT: Mayor Coladipietro, Trustees Belmonte, Shannon, Von Huben, Ackerman, and Bucaro

ABSENT: Trustee Bolen

QUORUM PRESENT

PLEDGE OF ALLEGIANCE

AUDIENCE PARTICIPATION

Motion by Trustee Ackerman, seconded by Trustee Bucaro, to open the floor to the public. Voice Vote: All Trustees present voted **AYE**.

MOTION DECLARED CARRIED

Audience was present, but no one came forward.

Motion by Trustee Von Huben, seconded by Trustee Shannon, to close the floor to the public. Voice Vote: All Trustees present voted **AYE**.

MOTION DECLARED CARRIED

APPROVAL OF AGENDA

Motion by Trustee Ackerman, seconded by Trustee Bucaro, to approve the Agenda for the August 10, 2020 Special Village Board Meeting. Voice Vote. All Trustees present voted **AYE**.

MOTION DECLARED CARRIED

PROCLAMATION – “Go Orange Day” – September 10, 2010

The Village Clerk read aloud the Proclamation for “Go Orange Day” on September 10, 2010 to raise hunger awareness. The Mayor stated that the Village has done this each year and it is needed now even more than ever. He continued that there is a significant outpouring of support from the community.

Motion by Trustee Von Huben, seconded by Trustee Bucaro, to adopt the Proclamation. Voice Vote. All Trustees present voted **AYE**.

MOTION DECLARED CARRIED

APPROVAL OF MINUTES

Motion by Trustee Bucaro, seconded by Trustee Shannon, to approve the Minutes of the July 27, 2020 Special Meeting of the Village President and Village of Bloomingdale Board of Trustees. Voice Vote. All Trustees present voted **AYE**.

MOTION DECLARED CARRIED

DISCUSSION ITEMS

PLANNING, ZONING AND ENVIRONMENTAL CONCERNS - Trustee Bucaro

1. Presentation by Signature Design Group – Open space

Mr. Scalera stated the purpose tonight is to get ideas from the Board to move forward with the open space plans. He stated we will review the original plans, look at the larger piece, and try to accommodate some of the requests coming in from the residents. He then introduced Mr. Greg Sagen, who was the Landscape Architect from Signature Design Group who was instrumental in developing the original piece of land.

Mr. Sagen then stated he worked with us in 2016 and 2017 to develop the open space. He noted there were very collaborative meetings with residents, and the Board also gave input. He showed on screen the final concept to refresh everyone's memory of the 35 acre, open space area, featuring passive recreation, trails, and trail-based amenities. He mentioned two key elements of storm water storage basins to help the Cardinal Drive in the middle of the site, and a second in the upper left corner a basin for Meadowlark Road. These two basins were the main focus of the project. He noted there were challenges in this project; the main challenge was the soil. The excavation meant hauling a lot of dirt off the site at a cost of \$30-\$40 per cubic yard. The Village will now save over \$1 million by not having to haul over 35,000 yards of dirt just in that one operation. Another savings is 10,000 yards in excavation for the Meadowlark basin. He stated we could go forward with a larger comprehensive design, and there might be a better opportunity for a larger hill, and a recreational area for shows and seasonal activities.

Mr. Scalera stated that we were limited with the 35 acre piece. We are now to come up with a concept plan. Mr. Sagen fielded questions from the Board. The Mayor thanked Mr. Sagen for coming to the meeting tonight. He also mentioned going from 35 acres to 235 acres. The size of the hill was brought out and the use of the dirt/soil, a berm around the perimeter with the 35,000 yards. It was also brought out if Mr. Sagen has ever worked with Illinois Clean Energy and the Mayor stated that we were in talks with them for some grant monies which would have some specific requirements regarding restoration of land.

The Mayor continued that in order to move forward he would like suggestions from Mr. Sagen. Mr. Sagen stated there were a lot of suggestions at the resident meetings and he inquired if he felt those were still valid. The Mayor felt they were valid especially since there were some cost savings with the additional land. There was further discussion on what could be done with the extra 200 acres. He noted we were open to the expertise of Mr. Sagen with a robust bike and walking trail, with amenities. The condition of the ponds and the entire area were discussed and noted maintenance should be done in the spring. Lastly we would look into what requirements would be needed in working with the Illinois Clean Energy.

The Mayor again thanked Mr. Sagen and stated he looked forward to working with him.

2. Discussion of Ordinance Regarding Short Term Rentals

Mr. Scalera stated this is an item the Board asked to be brought back for discussion. He is seeking direction from the Board whether to regulate or prohibit short term rentals. Mr. Castaldo looked at other communities and the draft ordinance in the packet banned short term rentals in the Village vs. regulation. Mr. Scalera commented on the minimum number of days, the calculation of hotel tax, and noted there were a number of ways to approach this.

Trustee Von Huben was in favor of regulating vs. banning it, but she wanted to make sure that our Police Department had some mechanism that they can go out and enforce whatever it is that we come up with. Mr. Scalera ensured her that the Police Department would have the appropriate citations to get the people off the property.

The Mayor commented that he felt the 30 day minimum solved a lot of the problems but there were other issues with renters that were problematic. He questioned if there were any other additional enforcement mechanisms that we can build into this with respect to renters, i.e., multiple calls to a rental property. Mr. Scalera stated a permit is needed for a property to be used as an Airbnb and if there were multiple calls, then a permit can be revoked from that property. The Mayor did not want to restrict people from renting out but felt this would resolve that issue. There was further discussion with the point of contact being included. It was also mentioned that townhouses and condos were included.

Mr. Scalera noted that these changes will be made to the ordinance when brought back to the Board for approval.

FACILITIES, INFRASTRUCTURE - Trustee Ackerman

1. Discussion of Consulting Services Agreement to Complete the Risk and Resilience Assessment

Mr. Elias Vega, Water Production Supervisor, addressed the Board. He stated that the America's Water Infrastructure Act of 2018 (AWIA) became law October 23, 2018. This is so the Village delivers safe water supply. Several circumstances whereby contamination to water supply occurred such as hurricanes down south following major damages, elevated lead levels in tap water cities and schools, etc. This has increased national awareness and the AWIA became law to improve drinking water and quality.

He noted the purpose of this is to find the highest risk and to find the cost effective measures to reduce the risk of malicious acts of cyber-attacks and vandalisms as well as natural hazards such as flooding, hurricanes, tornados, etc. It looks into the resiliency of the water system, pipes, networks, pumping stations, water storage, security, etc. It also looks into the vulnerability of the systems within the system over the likelihood of the event of damage of the operations. He noted once all these areas are identified, then we look at the consequences after these events occur, if they are intentional contamination of drinking water or hazardous gas release. What are the financial consequences and how it affects the community? He continued the threats, strategies and plans will be identified. Exercises, training, and data will all be compiled and generated into a report. It will then be generated into a report and completed to the EPA. Six months after that, an Emergency Response Plan is due, but it is not included in this proposal.

In order to certify the strategies and procedures by the deadline, we solicited two proposals. Crawford, Murphy and Tilly (CMT) and Baxter & Woodman are both capable consultants of completing this work and came with similar pricing. CMT has been our consultant since 1979 and just completed 2019 Water System Hydraulic Model Update. He noted monies were not budgeted as it was originally going to be done in-house, but time, workload, and resources do not allow for it prior to the June 30 deadline. It was decided to seek consultant assistance. Public Works recommends CMT complete the Risk and Resilience Assessment in the amount of \$18,500. If no objection, it will be placed for approval at the next meeting.

Discussion of Water System Analysis Update – Final Report

Mr. Ken Lindhorn addressed the Board regarding the Water System Analysis update. He explained that Public Works contracted with Crawford, Murphy, & Tilly (CMT) to update their Water System Analysis which included updating the Hydraulic Model. He stated the information is necessary to identify issues with the water system being able to meet usage demand flows as well as potential fire protection demand throughout the Village. He noted it is real work dynamics and it looks at the world today, and then 30 years out, with the population growth to assess the areas not quite developed now.

He stated the findings of this report, since we have a very robust system, we have plenty of storage, supply, and distribution to meet our present needs and future needs. We have plenty of capacity and our requirement is to have 2 days of water on hand if we have a catastrophic event. If we factor in the prorated storage around DuPage County, plus with the 1 well we have, we actually have 3½ days of water where we could survive.

He discussed Well #9 on Gary Avenue as well as a small well on Cardinal Avenue. We questioned CMT if Well #9 were eliminated because it is costly, would we still be okay and it was indicated that we would still have an adequate supply and storage capacity to meet required levels.

Mr. Lindhorn continued to discuss the master plan and updates back in 2007, several areas were marginal, some eliminated and some still in the new study but are very costly fixes. He went into some detail with the automatic flushers, and discussion ensued. He commented on the area by Lake Street and Medinah Road whereby water sits in pipes for long periods of time due to buildings being vacant, i.e. the Bridgeport building. Other areas of concern were a loop in front of Walmart. Another issue is flow and demand with proper amount of pressure for residents and businesses for the Fire Department with a fire hydrant to fight a fire to continue to supply water to the customer.

He noted the FY21 budget included the condition reliability study and we will look at the existing system. The master plan looks at the pressure flow. The proposed plan looks at the life cycle of the system and the aged pipe and replacing existing pipe because it needs to be replaced not because it needs to be increased in size. Lastly, he noted since this is for information, there is no action to be done.

FINANCE AND ADMINISTRATION - Trustee Bolen

1. Approval of Change in Liquor License for Chili's Grill and Bar

Mr. Scalera noted that this was formerly a franchisee and that corporate was taking over this location. It was basically a name change. The Mayor questioned if this was due to the pandemic or if it was a planned takeover. Mr. Scalera stated he did not know but would get back to the Board.

Motion by Trustee Von Huben, seconded by Trustee Bucaro, to **approve ORDINANCE NO. 2020-19: AN ORDINANCE AMENDING THE BLOOMINGDALE VILLAGE CODE, AS AMENDED, TITLE 4 (BUSINESS AND LICENSE REGULATIONS); CHAPTER 2 (ALCOHOLIC BEVERAGES); SECTION 10 (NUMBER OF LICENSES) TO DECREASE THE NUMBER OF CLASS "D-2" LIQUOR LICENSES, (ERJ DINING IV, LLC D.B.A CHILI'S GRILL & BAR), AND INCREASE THE NUMBER OF CLASS "D-2" LIQUOR**

LICENSES (BRINKER RESTAURANT CORPORATION, D.B.A. CHILI'S GRILL & BAR), 310 W. ARMY TRAIL ROAD and to waive the reading thereof and second consideration.

AYES: Trustees Von Huben, Bucaro, Belmonte, Shannon, and Ackerman
ABSENT: Trustee Bolen

MOTION DECLARED CARRIED

2. Warrant #1 for the Month of August, 2020 - \$1,192,118.95

Motion by Trustee Von Huben, seconded by Trustee Bucaro, to **approve Warrant #1 for the month of August, 2020 in the amount of \$1,192,118.95**, as presented.

AYES: Trustees Von Huben, Bucaro, Belmonte, Shannon, and Ackerman
ABSENT: Trustee Bolen

MOTION DECLARED CARRIED

OTHER BUSINESS

None

MEETING REMINDERS

Tuesday, August 18, 2020 – Planning and Zoning Commission Meeting

Monday, August 24, 2020 – Standing Committee of the Whole and Village Board Meetings

Planning to meet at the gazebo in Old Town al fresco

ADMINISTRATIVE STAFF REPORTS

1. Village Administrator, P. Scalera

- Mr. Scalera updated the Board on the Lake Street work
 - The sign at Lake St. and Medinah will be going up next week.
 - Work is on schedule to be completed by the 2nd week of September, the 1st week if the weather cooperates.
 - We have received many complements!
- He will reach out to IDOT for their overall cleanliness of their project with splatter on their curbs and medians to make sure it is cleaned before they move out of our area.

2. Assistant Administrator, B. E. Weber

Ms. Weber was absent.

3. Village Attorney, M. Castaldo, III

No report.

4. Director of Public Works, J. Monkemeyer

- Oakbrook Mechanical is working on extending the chiller water lines. The project is going smoothly,
- WRF Phase 2B project had a very well attended pre-bid meeting 2 weeks ago. However, the Village had not received notification for the Rebuild America grant funds for that program. It may push back that opening to address all requirements.

5. Finance Director, G. L. Szott

No report.

6. Director of Public Safety, F. Giammarese
- Will continues to monitor the unrest in Chicago and how it may affect Bloomingdale and the suburbs.
 - He noted there will be additional staffing for the next few days to be prepared in our community.
 - A peaceful protest is planned this weekend to shut down the Dan Ryan expressway starting Saturday, August 15 at 12:00 noon. He advised all of this if you are planning to commute to the city.
 - He stated the Department is looking to hire a Police Aide. A current full-time police aide has health issues restricting future employment and looking at replacement with a hybrid model of a Records Clerk/Police Aide. The intention is to keep the lobby open 24/7 with full and part-time employee, to have a police aide with a records twist to it.
 - There will be the swearing-in of Police Officers at the 24th of August Village meeting in Old Town.
7. Community and Economic Development Director, S. Gascoigne
- Platt-Hill will be at the next Planning & Zoning Commission meeting.
 - First Hospitality (Indian Lakes) will also have the subdivision at that meeting as well.

Director Giammarese stated that there were many issues at the Indian Lakes Hotel regarding their swimming pool and potential health violations. The pool had been shut down 3-4 times. The Director had done verbal calls to the hotel. The Health Department finally closed the pool. Mr. Scalera also left a message to Mr. Schwartz requesting that the campers parked there need to be removed. The Mayor stated we have tried to work with Indian Lakes, but now we are documenting so as not to create a misunderstanding of our actions.

RECESS TO EXECUTIVE SESSION

Motion by Trustee Bucaro, seconded by Trustee Von Huben, to **recess to Executive Session to review Executive Session Minutes - 5 ILCS 120/2(c)(21) at 7:15 p.m.**

AYES: Trustees Bucaro, Von Huben, Belmonte, Shannon, and Ackerman
ABSENT: Trustee Bolen

MOTION DECLARED CARRIED

RECONVENE MEETING

The Mayor reconvened the meeting of August 10, 2020 at 7:20 p.m.

Upon Roll Call by the Village Clerk, those in attendance were:

PRESENT: Mayor Coladipietro, Trustees Belmonte, Shannon, Von Huben, Ackerman,
Bucaro
ABSENT Trustee Bolen

QUORUM PRESENT

COMMITTEE OF THE WHOLE

1) Approval of Executive Session Minutes for Content

Motion by Trustee Von Huben, seconded by Trustee Bucaro, to **approve the Executive Session Meeting minutes for content.**

AYES: Trustees Von Huben, Bucaro, Belmonte, Shannon, and Ackerman
ABSENT: Trustee Bolen

MOTION DECLARED CARRIED

2) A Resolution Authorizing the Release of Executive Session Meeting Minutes

Motion by Trustee Von Huben, seconded by Trustee Bucaro, to **adopt RESOLUTION NO. 2020-R-16: A RESOLUTION AUTHORIZING THE RELEASE OF EXECUTIVE SESSION MEETING MINUTES.**

AYES: Trustees Von Huben, Bucaro, Belmonte, Shannon, and Ackerman
ABSENT: Trustee Bolen

MOTION DECLARED CARRIED

3) A Resolution Concerning the Destruction of Audio Recordings of Closed Meeting Sessions

Motion by Trustee Von Huben, seconded by Trustee Shannon, to **adopt RESOLUTION NO. 2020-R-17: A RESOLUTION AUTHORIZING THE DESTRUCTION OF AUDIO RECORDINGS OF CLOSED MEETING SESSIONS.**

AYES: Trustees Von Huben, Shannon, Belmonte, Ackerman, and Bucaro
ABSENT: Trustee Bolen

MOTION DECLARED CARRIED

ADJOURNMENT

Motion by Trustee Ackerman, seconded by Trustee Shannon, to **adjourn the meeting of August 10, 2020 at 7:22 p.m. Voice Vote. All Trustees present voted AYE.**

MOTION DECLARED CARRIED – MEETING ADJOURNED

Respectfully submitted,


Jane E. Michelotti
Village Clerk

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