

**THE REGULAR MEETING OF THE COUNCIL OF THE
VILLAGE OF FOREST PARK, COOK COUNTY, ILLINOIS
HELD ON MONDAY EVENING SEPTEMBER 26, 2005**

Mayor Calderone led all assembled in the Pledge of Allegiance.

ROLL CALL

Commissioners Gillian, Hosty, Doolin, Steinbach and Mayor Calderone answered the Roll Call.

It was moved by Commissioner Hosty and seconded by Commissioner Gillian to amend the agenda and move new business item #5 to be addressed after the conclusion of the closed session meeting of the Council.

ROLL CALL:

AYES: Commissioners Gillian, Hosty, Doolin, Steinbach and Mayor Calderone

NAYS: None

ABSENT: None

The motion carried unanimously.

APPROVAL OF THE MINUTES OF PREVIOUS MEETINGS

It was moved by Commissioner Steinbach and seconded by Commissioner Hosty that the minutes from the regular Council meeting on September 12, 2005 be approved without reading, as everyone has received copies thereof and found same to be correct.

ROLL CALL:

AYES: Commissioners Hosty, Doolin, Steinbach and Mayor Calderone

NAYS: None

ABSTAIN: Commissioner Gillian

The motion carried.

PUBLIC COMMENT

None

COMMUNICATIONS:

Dorothy Gillian of Forest Park Main Street requested permission to hold the eighth annual Trick or Treat on Madison Street on Sunday, October 23, 2005 from 10:00 a.m. to noon. She further requested that Madison Street be closed between Harlem and DesPlaines, that the Village provide an auxiliary police officer, that Constitution Court be reserved for additional activities and that Main Street be allowed to display banners at Circle and Madison and at DesPlaines and Madison announcing the event. There being no objections from the council, the clerk was instructed to notify Ms. Gillian of the approval.

DEPARTMENT REPORTS:

The Fire Department submitted their August report.

APPROVAL OF BILLS

It was moved by Commissioner Gillian and seconded by Commissioner Doolin that the Resolution providing for the payment of bills be adopted. The Commissioner of Accounts and Finance has reviewed the bills as applicable to each department and found the aggregate amounts to be correct and recommends payment when funds are available. The bills totaled \$234,314.38.

**R-43-05
RESOLUTION FOR THE
PAYMENT OF BILLS IN THE
AMOUNT OF 234,314.38
APPROVED**

ROLL CALL:

AYES: Commissioners Gillian, Hosty, Doolin, Steinbach and Mayor Calderone

NAYS: None

ABSENT: None

The motion carried unanimously.

Police Chief Jim Ryan recognized Ms. Connie Robey of the Forest Park Neighborhood Watch for receiving the prestigious TRIAD Senior Citizen Volunteer Award. Chief Ryan further thanked Ms. Robey for being a founding member of the Forest Park Neighborhood Watch and for being instrumental in organizing and carrying out the walks to demonstrate the commitment of the Neighborhood Watch Committee to make the streets of Forest Park safe for all. The entire Council and audience joined Chief Ryan in congratulating Ms. Connie Robey.

**MS. CONNIE ROBEY
RECOGNIZED FOR
RECEIVING TRIAD SENIOR
CITIZEN VOLUNTEER
AWARD**

A discussion ensued regarding the Public Works Department Organization. Commissioner Doolin began by stating that he and Commissioner Steinbach carried out an exhaustive search and conducted six or seven interviews in the process of finding a suitable candidate for the position of Director of Public Works. He further explained that the search was initiated when the Streets Department and the Public Works Department merged. The candidate that was selected by Commissioners Steinbach and Doolin did not receive confirmation by the Council. Commissioner Doolin continued that they had a plan and were following that plan and that since that meeting he and Commissioner Steinbach have not received any correspondence as to the direction that the other elected officials would like to see. He further stated that he did not feel that there was any valid reason not to approve the hiring of Paul Burris and that he would like to know what the

**DISCUSSION REGARDING
PUBLIC WORKS
DEPARTMENT
ORGANIZATION**

other elected officials would like to see them do. Mayor Calderone stated that he would like Commissioners Doolin and Steinbach to give Bob Kutak a chance to be Director and to look within the department to promote a current employee to either foreman or supervisor. Commissioner Doolin stated that in a memo from former Village Administrator, Matt O'Shea that the recommendation was to eliminate one of the department heads and create new positions of director and assistant director with salary ranges of \$60-70,000.00 for the director and \$45-50,000.00 for the assistant director. At that time that would equate to keeping either Kutak or Heider on as director and demoting the other to assistant director. At that time, Commissioner Doolin received mixed signals. Commissioner Doolin further stated that the closed session meetings were recorded according to the open meetings act and that he would like to listen to the tapes of the closed session meetings that address this issue. Mayor Calderone stated that the verbatim tapes are not made available, only the summary minutes. Commissioner Hosty stated that was two and a half years ago, this is today. He further stated that he didn't see Commissioner Doolin's point. Commissioner Hosty then stated that he received no request for recommendations and that he has communicated his recommendation to the Village Administrator, Michael Sturino. Commissioner Doolin replied that he did not receive any forwarded recommendations from Commissioner Hosty through Mike Sturino. Commissioner Doolin stated that the 15 month process of locating and selecting a candidate for Director of Public Works was undermined. He then asked Commissioner Hosty if he was suggesting that a union employee be asked to come out of the union in order to support the Director of Public Works. Commissioner Hosty replied that the first place he would look for a foreman or supervisor would be within the department and suggested that Commissioner Doolin post the job and give it a try. Mayor Calderone then added that he still stands on his opinion and suggested that the Council focus on today and tomorrow rather than on the past. He further stated that he interacts with many other mayors and has yet to find a community that is comparable to Forest Park. He went on to say that we have a relatively small Public Works department and that considering the fact that we don't lay our own asphalt streets, etc. that the expense of having an engineer does not seem to be warranted. Commissioner Doolin expressed his disagreement with Mayor Calderone and stated that the growth and development will put a strain on the infrastructure of the Village of Forest Park and stated that we will need improvements and maintenance to this infrastructure. In addition, everything is getting more technical and expensive. Mayor Calderone suggested taking advantage of using Christopher Burke Engineering, explaining that CBBEL is able to provide strength in multiple disciplines. In addition Mayor Calderone stated that there would be additional costs for

software, computers, assistant, etc. if the engineering was done in-house. Mayor Calderone added that we are facing unprecedented challenges we have the strength through our current village engineering firm to have all those multiple disciplines available for our resource. Commissioner Doolin stated that it would be better to have in-house engineering because we would have staff looking out for the Village rather than a contractor and added that Hancock Engineering was in charge of the Madison Street project and now they are out the door. He further stated that the current engineering firm, Chris Burke Engineering was paid to look out for the Village's better interest and they failed. Commissioner Hosty stated that if we are looking for someone to be overlooking large projects for the Village, than that person would be Bob Kutak. He went on to say that Bob has overseen the Madison Street project, the Water project and many alley and road improvements. Commissioner Doolin then stated that Kutak was overseeing the Madison Street project and that there are problems with that project and gave examples of the street lights, the sidewalk pitch, the flower planters, pavers, fountain, etc. Commissioner Doolin stated that they did bring forward a candidate with proper experience in many areas. Commissioner Hosty stated that none of the areas of expertise for Paul Burriss were in construction. Commissioner Doolin stated that Mr. Burriss had extensive experience in water infrastructure. Commissioner Steinbach stated that in River Forest the Director of Public Works is a P.E. and his assistant has a masters in public administration. She further stated that she spent full day working and speaking with them and feels that they are a model of a state of the art Public Works department. Commissioner Steinbach also stated that Bob Kutak told her that he was not involved in the Madison Street reconstruction. She further stated that the two projects that she was involved in were CDBG 400 block of Ferdinand/Beloit alley project. Burke oversaw the project and the workmanship is so poor that it would require a \$14,000 credit according to CBBEL. CBBEL then negotiated a \$7,000 credit and now the Village of Forest Park will have to "eat" the rest of the cost. She further stated that the crosswalks at Madison Commons were installed improperly and that they don't comply with IDOT requirements because they don't line up and that will cost a lot of money to fix. Mayor Calderone stated that the developer is fixing that problem. Commissioner Steinbach stated that the person in charge of overseeing these projects has not done an adequate job of protecting the Village's resources. She further stated that one of the biggest concerns being raised at the time the departments were combined was the mismanagement of time and that she has not seen any change in that situation. In addition she stated that Village Administrator did not forward any of the other elected officials comments to her. She asked the other council members to

forward ideas and give direction to herself and Commissioner Doolin. Commissioner Gillian stated that he did not feel that a closed session is necessary with regard to this issue. He added that the Mayor, Commissioner Hosty and he have all given ideas on the future and offered to reiterate his ideas. Commissioner Gillian stated that he believes that we should give the current director more of a chance to complete his job and provide him with the necessary support and expressed his disagreement that things have been so terrible. He further stated that mistakes are made every day in every department and did not feel that hiring someone with almost all of his credentials in the water department did not seem the best course of action. He added that Bob was involved in the Madison Street project continuously and questioned what exactly is not getting done. Currently we are embarking on a \$5-6 million dollar project. He added that Bob has met all of the essential service needs of the village to date.

Commissioner Gillian did not agree that it would take an \$80,000 supervisor to improve the department. Commissioner Steinbach expressed that we need to think about the Capital Improvement Plan. She added that Bob is a fantastic operations person but that we need to add someone with the capacity to plan. Commissioner Doolin stated that the other commissioners wanted something different for their departments and they got what they wanted. He further stated that he and Commissioner Steinbach are not getting what was discussed and what they wanted. Commissioner Hosty stated that the situations were different as the other department heads that were hired were to fill a vacant position and not a position where there is an obvious candidate already in house. Commissioner Doolin stated that he did not agree that the situations were that different and further stated that he was done discussing this subject and since he requested the subject be on the agenda, asked to move on to the next item.

It was moved by Commissioner Gillian and seconded by Commissioner Hosty that the Ordinance amending section 1-5B-4 entitled "Deputy Village Clerk" be adopted.

Commissioner Doolin asked whether this amendment is to eliminate the ambiguity of the word absence. Mayor Calderone confirmed that it is. Commissioner Steinbach asked whether there is compensation provided for in the amended ordinance. Mayor Calderone stated that the Deputy Clerk is not compensated when there is a currently appointed Village Clerk. Commissioner Doolin asked for clarification on his understanding that the Deputy Village Clerk is not compensated unless it is set by majority vote of the Village Council. Mayor Calderone further explained that the Deputy Village Clerk was compensated in a stipend amount for a short period of time during the period of time after Clerk White resigned and before Clerk Moritz was appointed.

**O-45-05
ORDINANCE AMENDING
SECTION 1-5B-4 ENTITLED
DEPUTY VILLAGE CLERK
APPROVED**

Commissioner Steinbach suggested that in the future when the Council is given the current document and the proposed amendment to the document that the entirety of the proposed changes be black lined for ease of understanding.

Commissioner Doolin asked whether the Deputy Village Clerk is an appointment that would expire at the end of the term.

Mike Durkin confirmed that this appointment would continue until they are replaced.

ROLL CALL:

AYES: Commissioners Gillian, Hosty, Doolin, Steinbach and Mayor Calderone

NAYS: None

ABSENT: None

The motion carried unanimously.

It was moved by Commissioner Steinbach and seconded by Commissioner Doolin to waive the requirements of Section 1-8A-3C of the Village Code and to approve the proposal for labor and materials from Colley Elevator Co., in the amount of \$4,762.00, for the inspection and repair of the elevator located in the Village Hall, and to further authorize and ratify the Village Administrator's execution of such proposal on behalf of the Village of Forest Park.

**PROPOSAL FOR LABOR
AND MATERIALS FROM
COLLEY ELEVATOR IN THE
AMOUNT OF \$4,762.00
APPROVED**

ROLL CALL:

AYES: Commissioners Gillian, Hosty, Doolin, Steinbach and Mayor Calderone

NAYS: None

ABSENT: None

The motion carried unanimously.

It was moved by Commissioner Steinbach and seconded by Commissioner Doolin to direct the Traffic & Safety Commission to review a request for a no parking zone at 305 Circle and a request for traffic calming measures on Adams between Circle and Marengo.

**REQUEST FOR NO
PARKING AT 305 CIRCLE
AND TRAFFIC CALMING
ON ADAMS STREET
REFERRED TO TRAFFIC &
SAFETY COMMISSION**

ROLL CALL:

AYES: Commissioners Gillian, Hosty, Doolin, Steinbach and Mayor Calderone

NAYS: None

ABSENT: None

The motion carried unanimously.

It was moved by Commissioner Hosty and seconded by Commissioner Doolin to adopt the Resolution in observance of the retirement of Mr. Charles Brod.

**R-44-05
RESOLUTION HONORING
MR. CHARLES BROD UPON
RETIREMENT FROM ST.
JOHN LUTHERAN SCHOOL**

ROLL CALL:

AYES: Commissioners Gillian, Hosty, Doolin, Steinbach and Mayor Calderone

NAYS: None

ABSENT: None

The motion carried unanimously.

It was moved by Commissioner Gillian and seconded by Commissioner Hosty that the Ordinance authorizing a change to a nonconforming building pursuant to §9-9-3 of the Zoning Ordinance re: ZBA 2005-09 / 310 Marengo be adopted. Commissioner Steinbach expressed her concerns about the lack of adequate parking and asked what would be considered the "hardship". Commissioner Doolin agreed with Commissioner Steinbach's points and added that he would like to see the front building converted from a 2 unit to a single family. He further stated that the property looks like it has gone through several stages of expansion over the course of time with an attached one car garage and did not feel the drawing of the proposed expansion was aesthetically pleasing. In addition Commissioner Doolin reiterated his position of not encouraging the expansion of nonconforming buildings that are not primary or principle residences or structures and stated that there is not enough parking at this address and does not feel there is adequate hardship to approve the request.

**O-46-05
ORDINANCE GRANTING A
CHANGE TO A
NONCONFORMING
BUILDING RE: ZBA 2005-17
631 HANNAH
APPROVED**

ROLL CALL:

AYES: Commissioners Gillian, Hosty, and Mayor Calderone

NAYS: Commissioners Doolin and Steinbach

ABSENT: None

The motion carried.

It was moved by Commissioner Hosty and seconded by Commissioner Doolin that the Ordinance authorizing a change to a nonconforming building pursuant to §9-9-3 of the Zoning Ordinance re: ZBA 2005-16 / 1130 Marengo be adopted. Commissioner Doolin stated that this is a good example of the type of expansion of non conforming use that we should be encouraging and further stated that this has met the standards of variation.

**O-47-05
ORDINANCE GRANTING A
CHANGE TO A
NONCONFORMING
BUILDING RE: ZBA 2005-16
1130 MARENGO
APPROVED**

ROLL CALL:

AYES: Commissioners Gillian, Hosty, Doolin, Steinbach and Mayor Calderone

NAYS: None

ABSENT: None

The motion carried unanimously.

It was moved by Commissioner Hosty and seconded by Commissioner Steinbach that the Ordinance authorizing a change to a nonconforming building pursuant to §9-9-3 of the

**O-48-05
ORDINANCE GRANTING A
CHANGE TO A**

Zoning Ordinance re: ZBA 2005-17 / 631 Hannah be adopted.
Commissioner Doolin stated that this is another good example.

ROLL CALL:

AYES: Commissioners Gillian, Hosty, Doolin, Steinbach
and Mayor Calderone

NAYS: None

ABSENT: None

The motion carried unanimously.

It was moved by Commissioner Gillian and seconded by
Commissioner Hosty that the Ordinance authorizing a change
to a nonconforming building pursuant to §9-9-3 of the Zoning
Ordinance re: ZBA 2005-18 / 1106 Lathrop be adopted.

ROLL CALL:

AYES: Commissioners Gillian, Hosty, Doolin, Steinbach
and Mayor Calderone

NAYS: None

ABSENT: None

The motion carried unanimously.

It was moved by Commissioner Hosty and seconded by
Commissioner Hosty that the Ordinance authorizing granting
and permitting an amendment to the Official Zoning Map re:
ZBA 2005-19 / 208 Marengo be adopted. Commissioner
Steinbach asked whether the approval of this Ordinance would
make way for 212 Marengo to be rezoned from R-2 to R-3.
Mike Boyle explained that this property straddles 2 different
lots with 2 different zonings. He further stated that since 208
Marengo is a multifamily high density structure, this will clean
up the zoning for this particular property. Commissioner
Steinbach asked for the status of the zoning request for 212
Marengo. Mike Boyle stated that the rezoning for 212
Marengo was denied. Commissioner Steinbach inquired
whether it would make sense to allow a variance for the
existing building at 208 Marengo rather than a zoning change
in order to keep 212 Marengo as an R-2 zoning. Mike Durkin
stated that the ordinance does not provide for use variations, it
permits bulk regulation variations so that would not be
appropriate. Commissioner Steinbach asked whether the
purpose for the rezoning request for 208 Marengo is ultimately
to allow for the rezoning of 212 Marengo to R-3. Mike Durkin
stated that the two properties should be considered separately
and this is a very unusual situation where a structure straddles
2 different zoning districts, one of which would not permit
this use in that district. Commissioner Steinbach pointed out
that across the alley is zoned R-2 and wondered if that is
considered spot zoning. Mike Durkin stated that it is not.
Commissioner Doolin asked whether there is anything that
prohibits the Village Council from allowing spot zoning. Mike

**NONCONFORMING
BUILDING RE: ZBA 2005-17
631 HANNAH
APPROVED**

**O-49-05
ORDINANCE GRANTING A
CHANGE TO A
NONCONFORMING
BUILDING RE: ZBA 2005-18
1106 LATHROP
APPROVED**

**O-50-05
ORDINANCE GRANTING
AND PERMITTING AN
AMENDMENT TO THE
OFFICIAL ZONING MAP RE:
ZBA 2005-19 208
MARENGO
APPROVED**

Durkin stated that it is an illegal principal that the courts will not permit and is determined on a case-by-case basis. Commissioner Doolin then asked whether the approval of this rezoning request could be an enabler to allow the property at 212 Marengo to be rezoned to R-3. Mike Durkin stated that it would. Commissioner Doolin clarified the fact that the rezoning request for 208 Marengo is necessary for the current property owner in case the property is destroyed and needs to be rebuilt and has the side effect of opening the door for 212 Marengo for rezoning.

ROLL CALL:

AYES: Commissioners Gillian, Hosty, Doolin, Steinbach and Mayor Calderone

NAYS: None

ABSENT: None

The motion carried unanimously.

It was moved by Commissioner Hosty and seconded by Commissioner Doolin that the Ordinance granting and permitting a variation in the regulations of the Zoning Ordinance re: ZBA 2005-20 / 841 Ferdinand be adopted.

ROLL CALL:

AYES: Commissioners Gillian, Hosty, Doolin, Steinbach and Mayor Calderone

NAYS: None

ABSENT: None

The motion carried unanimously.

It was moved by Commissioner Hosty and seconded by Commissioner Steinbach that the Ordinance authorizing a change to a nonconforming building pursuant to § 9-9-3 of the Zoning Ordinance re: ZBA 2005-21 / 1413 Elgin be adopted.

ROLL CALL:

AYES: Commissioners Gillian, Hosty, Doolin, Steinbach and Mayor Calderone

NAYS: None

ABSENT: None

The motion carried unanimously.

It was moved by Commissioner Steinbach and seconded by Commissioner Hosty to change the next village council meeting of October 10th to October 11th in observance of Columbus Day.

ROLL CALL:

AYES: Commissioners Gillian, Hosty, Doolin, Steinbach and Mayor Calderone

NAYS: None

**O-51-05
ORDINANCE GRANTING
AND PERMITTING A
VARIANCE IN THE ZONING
REGULATIONS RE: ZBA
2005-20 841 FERDINAND
APPROVED**

**O-52-05
ORDINANCE GRANTING A
CHANGE TO A
NONCONFORMING
BUILDING RE: ZBA 2005-21
1413 ELGIN
APPROVED**

**RESCHEDULING OF NEXT
COUNCIL MEETING TO
OCTOBER 11TH IN
OBSERVANCE OF
COLUMBUS DAY
APPROVED**

ABSENT: None

The motion carried unanimously.

It was moved by Commissioner Gillian and seconded by Commissioner Hosty to recess into closed session to consider a probable or imminent litigation. Village Attorney Mike Durkin explained the basis for the closed session was threatened litigation and explained that the Village of Forest Park received correspondence on September 23rd from an attorney representing the developer of the property at 7329 Harrison Street. In that correspondence, in Mr. Durkin's considered opinion, the invocation of litigation is raised 3 times and the correspondence speaks to potential damages.

**MOTION TO RECESS INTO
CLOSED SESSION TO
CONSIDER A PROBABLE
OR IMMINENT LITIGATION
APPROVED**

ROLL CALL:

AYES: Commissioners Gillian, Hosty, Doolin, Steinbach and Mayor Calderone

NAYS: None

ABSENT: None

The motion carried unanimously.

COMMISSIONER REPORTS:

Commissioner Gillian welcomed Fire Chief Glinke and firefighter Popelka from a 14 day statewide response to the disaster in New Orleans. He further stated that Chief Glinke is in the process of putting together a presentation on the activities in New Orleans.

Commissioner Hosty pointed out the fact that we have been receiving a lot of zoning requests. He reported that he and Mike Boyle and Mike Sturino have been looking into legislation from other villages that establish a hearing administrator that can give recommendations to the village council instead of having to go to the Zoning Board for things like side yard set backs pertaining to a second floor expansion on the same house, slightly 6 inch over on a garage and things like that that take up a lot of time of the zoning hearing officers. This legislation would allow the recommendation to come to the Village Council directly and streamline the process for the residents of the Village.

Commissioner Steinbach reported that the Department has received reports about box elder bugs on parkway trees. These bugs have been identified and professionally sprayed. She further asked anyone who sees these bugs to please call Public Works and report them.

Mayor Calderone asked the Council to consider donating an old Fire Truck that we have been storing to a Department either in Mississippi or Louisiana that can use the equipment.

It was moved by Commissioner Hosty and seconded by Commissioner Steinbach to recess into closed session.

**MOTION TO RECESS INTO
CLOSED SESSION TO
CONSIDER A PROBABLE
OR IMMINENT LITIGATION
APPROVED**

ROLL CALL:

AYES: Commissioners Gillian, Hosty, Doolin, Steinbach and Mayor Calderone

NAYS: None

ABSENT: None

The motion carried unanimously.

The Council recessed into closed session at 8:19 p.m.

**RECESS INTO CLOSED
SESSION 8:19 P.M.**

It was moved by Commissioner Steinbach and seconded by Commissioner Doolin to reconvene regular session.

**RECONVENE OPEN
SESSION 9:03 P.M.**

ROLL CALL:

AYES: Commissioners Gillian, Hosty, Doolin, Steinbach and Mayor Calderone

NAYS: None

ABSENT: None

The motion carried unanimously.

It was moved by Commissioner Gillian and seconded by Commissioner Hosty, pursuant to Section 9-6-9 of the Code of the Village of Forest Park, to grant Armitage Capital Corporation a 30 day extension to commence construction of the improvements contemplated in the final development plan for the property located at 7329 Harrison Street, Forest Park, Illinois, which final development plan was approved on September 27, 2004, and which final development plan required commencement of construction of such improvements within 1 year of the date of approval of such final development plan. Commissioner Gillian stated that he had hoped that the project at 7329 Harrison would move forward in a timely fashion. He added that we worked hard to make sure that the developer and his group had what they needed from the Village of Forest Park and stated that he was extremely disappointed that there hasn't been more progress from the very beginning. Commissioner Steinbach requested a report from Mike Boyle about the status of the development. Mr. Boyle stated that there are several components about the status that need to be addressed. The first component is the plat of subdivision. The status of the plat of subdivision is that on September 23 he received from Robert H. Anderson & Associates notice indicating that there are no deficiencies on the current submittal of the plat of subdivision document and that document along with an application for subdivision was forwarded on to the Plan Commission. With regard to the letter of credit component, Mr. Boyle received a letter from the village engineer expressing the position that there are items

**MOTION TO GRANT
ARMITAGE CAPITAL
CORPORATION A 30 DAY
EXTENSION TO
COMMENCE
CONSTRUCTION AT 7329
HARRISON STREET
FAILED**

in the public right of way that need to be considered in the cost estimates for calculation for the letter of credit. With regard to completion of plan reviews in obtaining building permits, on Friday, September 23, 2005 Mr. Boyle received a letter from the Village Engineer regarding the site engineering issues stating that there are multiple items that need to be addressed prior to the issuance of building permits. With regard to building code review which is being performed by Criezis Architects, Mr. Boyle spoke to Cliff Radatz of Criezis Architects today late in the day. Mr. Radatz stated that there is a significant issue that needs to be address in regard to the building and there are a variety of other items that need to be addressed prior to the issuance of any building permits. In speaking with Mr. Radatz, he did not have any information with regard to the structural review, problems or need for a resubmitted document. As far as the mechanical, electrical and plumbing component of the review, Mr. Radatz stated that there was a new electrical plan that was submitted to him directly by the developer's engineer on Friday, September 23rd. This new electrical plan has not been received by the outside consultant and therefore has not been reviewed as of this afternoon. It is to be noted that the re-submittals were sent directly to Criezis Architects and not to the Village of Forest Park for forwarding to Criezis and therefore have not been received by the Village of Forest Park for review yet. Mr. Boyle stated that this is where we stand. Mike Durkin stated that the plat of consolidation was first filed with the Village of Forest Park on September 15th and reviewed by the engineer "post haste" in a manner much quicker than the Village's normal process. Mr. Durkin further stated that there were suggested changes to that document made by the engineer. There was a re-submittal on September 20th, which was reviewed by the engineer. On Friday, September 23, 2005 the engineer stated that that is a document that may proceed to the council without any further modification. As the Council is aware, the plat of consolidation must go before the Plan Commission prior to proceeding to the Village Council. The developer requested a special meeting on September 13th. The special meeting was not scheduled because it was too difficult to schedule a meeting when the documents were not ready. Mr. Durkin further explained that since the document was not ready until Friday, September 23rd, the plat of survey will be reviewed at the Plan Commission meeting on October 3rd. A special meeting scheduled prior to October 3, 2005 would not benefit anyone. Mr. Durkin stated that the letter of credit was received by his office last week for a project that was approved in September of 2004. That document was also forwarded to the Engineer to review as to whether all of the public improvements contemplated to be installed for the project were included in that letter of credit and Mr. Durkin has

been informed by Mr. Boyle that as of Friday, September 23, 2005 that it was determined that several items are missing and the Village would need that letter of credit modified to cover those items. Mr. Durkin further stated that the building plans are still not finalized, nor is the code review completed on this project. Commissioner Doolin stated that the word disappointment is not the case for him because that would imply that there would be an expectation that the developer wouldn't be here today. He stated that he no expectation that the developer would. The document was a lengthy document that outlined what the developer's and the Village's responsibilities were. He further stated that we (the Village of Forest Park) performed on our responsibilities and the developer did not perform on their responsibilities and are requesting a granting of an extension. Commissioner Doolin questioned "what would 30 days do for you?" He stated that he has seen no attempt at pre-sale, a building that is still standing, a cell tower that is still there when the monopole that was approved, still has not been erected. So the conclusion that any extension granted would not benefit the developer or the Village of Forest Park. Commissioner Doolin stated that it is time to concede that you were given an opportunity and failed to perform on that opportunity. In addition this P.U.D. is the second of three that have been developed in Forest Park. The other developers have had no problems meeting the requirements of their P.U.D.s. Commissioner Doolin expressed his fear the 7329 will become a blight on our community and stated that as it sits today, he cannot even consider a 30 day extension.

ROLL CALL:

AYES: None

NAYS: Commissioners Gillian, Hosty, Doolin, Steinbach
and Mayor Calderone

ABSENT: None

The motion failed.

ADJOURNMENT

There being no further business to be addressed, Commissioner Steinbach motioned to adjourn the meeting. Commissioner Doolin seconded the motion. The motion carried.

Mayor Calderone declared the meeting adjourned at 9:15 P.M.

Respectfully submitted,

Vanessa Moritz
Village Clerk