

**THE REGULAR MEETING OF THE COUNCIL OF THE
VILLAGE OF FOREST PARK, COOK COUNTY, ILLINOIS
HELD ON MONDAY EVENING APRIL 10, 2006**

Mayor Calderone led all assembled in the Pledge of Allegiance.

ROLL CALL

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

APPROVAL OF THE MINUTES OF PREVIOUS MEETINGS

It was moved by Commissioner Hosty and seconded by Commissioner Doolin that the minutes from the Regular Council meeting on March 27, 2006 be approved without reading, as everyone has received copies thereof and found same to be correct.

ROLL CALL:

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

NAYS: None

ABSENT: None

The motion carried unanimously.

PUBLIC COMMENT

Dr. Jackson of 324 Marengo stated that there are many children on the streets in Forest Park and asked for the status of the basketball court at the Park District and what the plan is for providing a basketball court. Commissioner Hosty explained that the Park District is a separate body of government and that the Park Board meeting is held on the 20th of April.

Ms. Marcia East of 829 Ferdinand asked for the status of the Roos property development. She stated that when she moved here one year ago there was a development planned. Mayor Calderone advised Ms. East that there is no update available. The property still has the same owner and there has been no new developer to our knowledge.

Ms. Martha Irvine of 907 Ferdinand requested an update on the Cook County Smoking Ordinance and asked whether Forest Park will join in the smoking ban considering it is a health issue. Mayor Calderone explained that the Cook County Smoking Ordinance takes effect in about one year. This ordinance prohibits smoking in most public places. If no action is taken locally, the Cook County Ordinance would apply. Mayor Calderone further stated that we are awaiting an official copy of the Cook County Ordinance and that a public forum will be held in the future.

COMMUNICATIONS:

Mr. Bill Ianessa of the Fenwick Lacrosse Club requested permission to use the Altenheim field to host practice and home games. Mr. David Towne, President of the Fenwick Lacrosse Club stated that the club is not an IHSA sport, that they are in their 3rd season and have 68 boys in the club. Currently they play their home games at Miller Meadow and the conditions are poor. He clarified the

request to be for practices this season and possibly to be used for practices and games next season. In addition Mr. Towne offered to pay a fee for the use and to maintain the field. Commissioner Steinbach stated that Curt Cashman reported to her that the field condition is acceptable and that it would not cost the Village of Forest Park any additional funds to allow their use of the field. In addition, Commissioner Steinbach reported that the Fenwick Lacrosse Club currently pays the Park District \$60 per hour for the use of their soccer field. Commissioner Hosty stated that his only concern would be that the Village of Forest Park receive adequate and acceptable proof of insurance and coverage. Mr. Towne assured Commissioner Hosty that the club is covered under Fenwick's policy and would provide a certificate of insurance naming the Village of Forest Park as additional insured. Commissioner Doolin asked whether the parking at the site is adequate. Mr. Towne stated that he thought there would be enough parking for the attendees. There being no objections, Mr. Towne was instructed to contact Village Administrator, Michael Sturino with the particulars and details.

Mr. Larry Piekarcz of the Community Education Council was introduced to give a presentation in support of their annual funding request in the amount of \$6,000.00. Mayor Calderone stated that the Village of Forest Park has funded the Community Education Council since its inception. Commissioner Doolin asked for the amount of the annual Community Education Council budget. Mr. Piekarcz stated that their annual budget is approximately \$15,000.00 and further stated that the Village, the Park District and the School District are the major contributors. Mayor Calderone stated that the Village is in the process of putting the annual budget together and advised Mr. Piekarcz that their request would be considered in that process.

Mr. Rich Carollo of the Oak Park Area Convention and Visitors Bureau was introduced to give a presentation in support of their annual funding request in the amount of \$5,000.00. Mr. Carollo explained that the Bureau has been in existence for 10 years and covers 21 communities. They are a marketing resource that promotes tourism in the area. He further stated that there was \$250 million spent in the last year in West Cook County on tourism. Mayor Calderone stated that the Village is in the process of putting the annual budget together and advised Mr. Carollo that their request would be considered in that process.

Ms. Cecelia Hardecker and Ms. Tanya Hart of Two Fish Art Glass were introduced as representatives of M² (Madison Merchants) to give a presentation in support of their funding request in the amount of \$5,200.00. They explained that they have been working on a branding and marketing plan for the last 4 months. The purpose is to get the name out and to increase traffic and awareness of Forest Park by 20% over the next year. The increased traffic would benefit the Village of Forest Park through increased sales tax revenue and increased property values. They have been self-supporting for the last 2 years. The member merchants have committed to funding \$42,000.00. Mayor Calderone stated that because we are in the process of compiling the budget, the answer will not be known for at least 60 days. Commissioner Gillian expressed his excitement about the work that has been done by M² and stated that he is in favor of moving forward and doing our best to support this organization provided funds are available. Commissioner Hosty stated that he would continue to support the group if the funds are available. Commissioner Doolin stated that he was impressed with the logo however would like to see the promotions be Village wide and not exclusive to Madison Street Merchants. In addition Commissioner Doolin suggested that there be a pool of money available to be distributed by the Village of Forest Park and that M² be one of the recipients. Ms. Hardecker stated that the group is not exclusive to Madison Street merchants and added that several non-Madison Street merchants are currently members. Commissioner Doolin stated that he would be willing to try to find the money to support the group. Commissioner Steinbach reiterated Commissioner Doolin's statement and added that she is a supporter of the Madison Street businesses and that she agrees that this is a worthwhile expense.

DEPARTMENT REPORTS:

The Finance Department submitted its March report.

APPROVAL OF BILLS

It was moved by Commissioner Hosty and seconded by Commissioner Steinbach 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 \$1,086,971.82.

**R-19-06
RESOLUTION FOR THE
PAYMENT OF BILLS IN THE
AMOUNT OF \$1,086,971.82
APPROVED**

ROLL CALL:

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

NAYS: None

ABSENT: None

The motion carried unanimously.

UNFINISHED BUSINESS

It was moved by Commissioner Gillian and seconded by Commissioner Hosty that the Ordinance granting site plan approval and approving variations in the regulations of the Zoning Ordinance of the Village of Forest Park, Cook County, Illinois re: ZBA 2006-03, PC 2006-04: 7427 Madison Street be adopted with the exception that letter "d" of Section "6" be deleted. Commissioner Steinbach asked why Commissioner Gillian was removing this condition when it was at the Owner's initiative during previous conversations at previous meetings. Commissioner Gillian stated that he went back and looked at the situation again and thought that it would be unfair and overly burdensome to require that the condenser be placed on the roof of Café De Luca when Francesca's has their condenser on the cooler in the back of their restaurant. Commissioner Gillian further stated that he did not want to force Café De Luca to put the condenser on the roof, however they can still do that if they want to. Commissioner Steinbach stated that this would be a compromise by Mr. Sundry and that it would show his intent to be a good neighbor. Commissioner Steinbach expressed her disagreement with Commissioner Gillian's assessment of what is best for that area. Commissioner Doolin stated that the burden was taken on by Mr. Sundry as the owner of the restaurant. He further stated that he lives on the block and supports Café De Luca's business, however the valet parking is dangerous as the valet stacks cars in the fire lane on Burkhart and further the

**0-20-06
ORDINANCE GRANTING &
APPROVING ZONING
VARIATIONS RE: 7427
MADISON STREET
APPROVED**

employees of this business park in 2 hour parking spaces for 6 to 10 hours. Commissioner Doolin stated that consideration needs to be given to the people who live in the area and he doesn't agree with the loss of the 2 parking spaces behind Café De Luca. Mayor Calderone stated that he is trying to understand how placing a condenser on the roof solves a parking problem. He further stated that Café De Luca is not the only business where employees park where they are not supposed to. This has been an ongoing problem and to pick on one business is inappropriate. Mayor Calderone further stated that the Downtown Business District Zoning Ordinance that is being voted on this evening will remove parking requirements altogether. In addition, the Mayor stated that he has never received a complaint about the noise of Francesca's condenser, which is on top of the cooler in the back of the restaurant. Commissioner Doolin stated that because a zoning variation is being requested, that a compromise is necessary and that there is no interest on the owner's part in being a good neighbor. He further stated that he suggested that Café De Luca should be required to purchase 10 parking permits for the Village parking lots and that suggestion was not seconded or approved by the Council. Mayor Calderone agreed that compromise is good; however this condenser is no louder than a regular residential window or central air conditioning unit. Commissioner Hosty asked Commissioner Doolin whether his intent is to charge Mr. Sundry \$5,400 per year in parking in order to place a cooler behind his building. Commissioner Doolin said that was not his intent, it was to alleviate the employee parking issue.

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 granting and permitting variations in the regulations of the Zoning Ordinance of the Village of Forest Park, Cook County, Illinois re: ZBA 2006-08: 1418 Marengo be adopted. Commissioner Steinbach stated that she cannot agree with the 47.7% lot coverage when the ZBA recommended 44% and there did not appear to be any hardship. She further urged her fellow council members not to pass the ordinance at 47.7% coverage. Commissioner Doolin stated that the staff report indicates that it is not possible to build a marketable home on this size lot with 40% lot coverage and asked how the ZBA came up with 44%. It was determined that the 44% was created by adding 10% to the allowable 40%. Mike Boyle stated that he understood that it came up on the 1414

**O-21-06
ORDINANCE GRANTING &
PERMITTING ZONING
VARIATIONS RE: 1418
MARENGO
APPROVED**

Marengo ZBA case and that 47.7% was requested by the petitioner to allow enough space for a marketable house. Commissioner Doolin asked what the normal lot coverage in the Village on 25 foot wide lots and what is the quantity of 25 foot lots. Mr. Boyle stated that the lots in town are too diverse to answer that question at this time and that he did not have the lot count with him right now. Commissioner Doolin stated that the comprehensive plan speaks to new single family homes and that he did not feel that allowing 47.7% coverage would add significantly to density and added that he is in support of approving 47.7% lot coverage in this case. Commissioner Steinbach disputed the contention that you can't build a marketable home with 44% lot coverage.

ROLL CALL:

AYES: Commissioners Gillian, Hosty, Doolin and Mayor Calderone

NAYS: Commissioner Steinbach

ABSENT: None

The motion carried.

It was moved by Commissioner Hosty and seconded by Commissioner Doolin that the Ordinance granting and permitting variations in the regulations of the Zoning Ordinance of the Village of Forest Park, Cook County, Illinois re: ZBA 2006-07: 1027 Hannah Avenue be adopted. Commissioner Steinbach reiterated her comments with regard to 1418 Marengo would apply to this Ordinance as well.

**O-22-06
ORDINANCE GRANTING & PERMITTING
ZONING VARIATIONS RE:
1027 HANNAH
APPROVED**

ROLL CALL:

AYES: Commissioners Gillian, Hosty, Doolin and Mayor Calderone

NAYS: Commissioner Steinbach

ABSENT: None

The motion carried.

It was moved by Commissioner Gillian and seconded by Commissioner Hosty that the Ordinance establishing a Zoning District Classification entitled "Downtown Business District" and amending the Zoning Map to identify said Downtown Business District in the Village of Forest Park, Cook County, Illinois be adopted. Commissioner Gillian commended the members of the staff and the business community for their efforts and hard work to create the Downtown Business District and stated that it is going to be beneficial to the community. Mayor Calderone stated that there were many meetings (18 meetings) and much thought and input in the process of forming the Downtown Business District.

**O-23-06
ORDINANCE
ESTABLISHING
DOWNTOWN BUSINESS
DISTRICT ZONING
CLASSIFICATION AND
AMENDING ZONING MAP
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 Gillian and seconded by Commissioner Hosty to concur with the recommendation of Burke, L.L.C to award Subcontract A of Phase II of the Village of Forest Park VIP Program for street resurfacing and reconstruction to Chicagoland Paving Contractors, Inc., the low bidder, in the amount of \$921,550.50, and to award Subcontract B of Phase II of such VIP Program for alley reconstruction to Nardulli Concrete, Inc., the low bidder, in the amount of \$2,239,103.71, in accordance with Section 4.2 of the Village's At-Risk Construction Manager Contract for Designer-Led Design-Build Project with Burke, L.L.C. Commissioner Steinbach asked why there were only 2 bidders for Contract A. Mike Stirk of Burke, L.L.C. stated that he was surprised a the low number of bids considering that 16 contractors picked up bid packets and plans for Projects A & B combined. He further stated that he felt that the bid numbers were good numbers. Commissioner Steinbach asked about the discrepancies between Burke's material estimates and the bid numbers. Mr. Stirk stated that they look at the overall job and have reviewed any large variances and have found no inconsistencies in the bids. He further stated that the bottom line numbers exceeded their expectations.

**AWARD OF
SUBCONTRACTS A & B OF
PHASE II OF VIP PROGRAM
TO CHICAGOLAND PAVING
CONTRACTORS, INC. AND
NARDULLI CONCRETE,
INC.
APPROVED**

ROLL CALL:

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

NAYS: None

ABSENT: None

The motion carried unanimously.

ADMINISTRATOR REPORT:

None

COMMISSIONER REPORTS:

Commissioner Gillian announced that there will be a Proviso Township Annual Town Meeting being held at Village Hall tomorrow at 6:00 p.m. and further stated that all of Proviso Township will be represented and any residents are welcome to attend.

ADJOURNMENT

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

Mayor Calderone declared the meeting adjourned at 8:30 P.M.

Respectfully submitted,

Vanessa Moritz
Village Clerk