

**THE REGULAR MEETING OF THE COUNCIL OF THE
VILLAGE OF FOREST PARK, COOK COUNTY, ILLINOIS
HELD ON WEDNESDAY EVENING JUNE 11, 2007**

Mayor Calderone led all assembled in the Pledge of Allegiance at 7:08 p.m.

ROLL CALL

Commissioners Hoskins, Curry, Hosty, Tellalian and Mayor Calderone answered the Roll Call.

APPROVAL OF THE MINUTES OF PREVIOUS MEETINGS

It was moved by Commissioner Hosty and seconded by Commissioner Tellalian that the minutes from the Regular Council meeting on May 30, 2007 be approved, as amended, without reading, as everyone has received copies thereof, and found same to be correct.

ROLL CALL:

AYES: Commissioners Hoskins, Curry, Hosty, Tellalian
and Mayor Calderone

NAYS: None

ABSENT: None

The motion carried unanimously.

PUBLIC COMMENT

Ms. Odessa Bynum-Wynn of 7456 Washington complemented the elected officials and staff for doing such a great job on Summerfest last weekend.

COMMUNICATIONS:

Rev. David Steinhart of Forest Park Baptist Church requested permission to block off a portion of Dixon Street on June 24, 2007 from Noon to 2:00 p.m. in order to host an outdoor barbeque. There being no objections from the Council, the Village Clerk was instructed to notify Rev. Steinhart of the approval.

DEPARTMENT REPORTS:

The Finance and Public Works Departments submitted their April Reports.

APPROVAL OF BILLS

It was moved by Commissioner Hosty and seconded by Commissioner Curry 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 \$207,488.83.

**R-38-07
RESOLUTION FOR THE
PAYMENT OF BILLS IN THE
AMOUNT OF \$207,488.83
APPROVED**

ROLL CALL:

AYES: Commissioners Hoskins, Curry, Hosty, Tellalian and Mayor Calderone

NAYS: None

ABSENT: None

The motion carried unanimously.

UNFINISHED BUSINESS

Mayor Calderone stated that the unfinished business item was the Roos property planned unit development agreement. He further stated that this agreement was before the council at the May 30, 2007 meeting and it has been revised to include more parking spaces, fewer allowed units for rental, omission of the commercial space in lieu of common space for the development and restoring the Harrison Street parking spaces. It was moved by Commissioner Hosty and seconded by Commissioner Curry that the Ordinance authorizing the execution of a Planned Development Agreement with Forest Park Development Group, LLC, and the granting of a conditional use permit for a planned development for the Roos Timber Lofts and Townhomes development re PC 2006-08: 7329 Harrison be approved as amended by including automobile lifts in the interior parking spaces #23 through #30. Commissioner Curry stated that the staff report reflects 8 parking spaces in an interior aisle. The agreement does not reflect those 8 spaces, so the additional parking is only 16 and not 24 spaces unless there are lifts included on interior parking spaces #23 through 30. Commissioner Tellalian stated that the staff report does not respond to all the concerns raised by the Village Council on May 30. The perpendicular parking on Hannah and the density have not been addressed as well as the issue of the number of townhomes that can be occupied prior to the substantial completion of the condominium building. Commissioner Tellalian stated that in his opinion, holding back occupancy of 5 townhouses will not be sufficient and the minimum should be 14. Mayor Calderone advised Commissioner Tellalian that if he wishes to make a motion to that effect, he is welcome to do so. Commissioner Tellalian moved to amend the motion to read that the Planned Development Agreement should be changed to read that the last fourteen (14) certificates of occupancy be withheld rather than the last five (5). The motion died for lack of a second. Commissioner Tellalian stated that he was not satisfied with the information provided on the automobile lifts and felt that these lifts were intended for occasional use, not residential every day use. There were no studies or further information offered in the Council packet. Commissioner Tellalian stated that in his opinion, the residents will use alternate parking rather than the lifts provided and suggested a reduction in the number of townhome units to ease the parking shortage.

**O-21-07
ORDINANCE AUTHORIZING
PLANNED UNIT
DEVELOPMENT
AGREEMENT WITH
FOREST PARK
DEVELOPMENT GROUP,
LLC RE: PC 2006-08: 7329
HARRISON - ROOS TIMBER
LOFTS AND TOWNHOMES
APPROVED**

Mayor Calderone stated that he is only aware of one situation where the lift is used and that is the Franklin Market lofts that were built in Forest Park about 10 years ago. Commissioner Curry expressed his thanks to Metropolis for increasing the parking ratio and for reducing the number of units that will be allowed to rent. Village Attorney, Michael Durkin, stated that with the removal of the commercial space from the plan, there is a need for a third performance standard for granting the density desired. Mr. Durkin stated that his suggestion would be the use of highly innovative architectural, site planning and land use design as the third standard since the developer has preserved the Roos building in the project. Commissioner Tellalian stated that he thinks it is unfortunate that we have to grab at straws to meet the technicalities of our ordinances. Commissioner Tellalian further stated that the Council is only allowed to grant a 10% variance and this project was granted a 50% variance. Mr. Durkin stated that the Village Council would not be breaking the rules; however they do need to make a third finding to allow the variance. Mr. Durkin reiterated that he would recommend using the use of highly innovative architectural, site planning and land use design as that finding because the Village required the developer to preserve the Roos building.

ROLL CALL:

AYES: Commissioners Hoskins, Curry, Hosty
and Mayor Calderone

NAYS: Commissioner Tellalian

ABSENT: None

The motion carried.

It was moved by Commissioner Curry and seconded by Commissioner Hosty that the 3rd "Performance Standard" for granting the density contained in the Roos Project be "Use of highly innovative architectural, site planning and land use design," by inclusion of the existing Roos building into the Project, as outlined in the staff report dated June 6, 2007.

**MOTION DESIGNATING
THIRD PERFORMANCE
STANDARD FOR
GRANTING DENSITY IN
ROOS PROJECT
APPROVED**

ROLL CALL:

AYES: Commissioners Hoskins, Curry, Hosty, Tellalian
and Mayor Calderone

NAYS: None

ABSENT: None

The motion carried unanimously.

NEW BUSINESS:

It was moved by Commissioner Hosty and seconded by Commissioner Tellalian that the Resolution authorizing the Mayor to execute six (6) contracts associated with stage, lighting, sound, and entertainment for Centennialfest,

**R-39-07
RESOLUTION
AUTHORIZING SIX (6)
CONTRACTS ASSOCIATED**

in the total amount of \$40,445.00 be approved. Mayor Calderone stated that the Council would be receiving an update from the Centennial Committee in the near future.

**WITH CENTENNIALFEST
APPROVED**

ROLL CALL:

AYES: Commissioners Hoskins, Curry, Hosty, Tellalian and Mayor Calderone

NAYS: None

ABSENT: None

The motion carried unanimously.

It was moved by Commissioner Hosty and seconded by Commissioner Tellalian to appoint Ms. Sheila Johnsen to the Forest Park Youth Commission.

**MS. SHEILA JOHNSEN
APPOINTED TO FOREST
PARK YOUTH
COMMISSION**

ROLL CALL:

AYES: Commissioners Hoskins, Curry, Hosty, Tellalian and Mayor Calderone

NAYS: None

ABSENT: None

The motion carried unanimously.

It was moved by Commissioner Hosty and seconded by Commissioner Hoskins to appoint Mr. Kevin Harnett to the Forest Park Traffic and Safety Committee.

**MR. KEVIN HARNETT
APPOINTED TO THE
FOREST PARK TRAFFIC
AND SAFETY COMMITTEE**

ROLL CALL:

AYES: Commissioners Hoskins, Curry, Hosty, Tellalian and Mayor Calderone

NAYS: None

ABSENT: None

The motion carried unanimously.

It was moved by Commissioner Hosty and seconded by Commissioner Curry that the Ordinance authorizing the sale or disposition of surplus property of the Village of Forest Park, Cook County, Illinois be approved.

**O-22-07
ORDINANCE AUTHORIZING
THE SALE OR
DISPOSITION OF SURPLUS
VILLAGE PROPERTY
APPROVED**

ROLL CALL:

AYES: Commissioners Hoskins, Curry, Hosty, Tellalian and Mayor Calderone

NAYS: None

ABSENT: None

The motion carried unanimously.

It was moved by Commissioner Hosty and seconded by Commissioner Hoskins that the Resolution authorizing the award of contract for the 2007 CDBG 400 Desplaines-Ferdinand alley project to J. Nardulli Concrete, Inc., the low bidder, be adopted.

**R-40-07
RESOLUTION
AUTHORIZING AWARD OF
CONTRACT TO J.
NARDULLI CONCRETE,
INC. FOR 2007 CDBG**

ROLL CALL:

AYES: Commissioners Hoskins, Curry, Hosty, Tellalian and Mayor Calderone

NAYS: None

ABSENT: None

The motion carried unanimously.

It was moved by Commissioner Hosty and seconded by Commissioner Curry that the Resolution authorizing the award of contract for the 2007 50/50 sidewalk replacement program project to King's Point General Cement, Inc., the low bidder, be adopted.

**R-41-07
RESOLUTION
AUTHORIZING AWARD OF
50/50 SIDEWALK
CONTRACT TO KING'S
POINT GENERAL CEMENT
APPROVED**

ROLL CALL:

AYES: Commissioners Hoskins, Curry, Hosty, Tellalian and Mayor Calderone

NAYS: None

ABSENT: None

The motion carried unanimously.

It was moved by Commissioner Hosty and seconded by Commissioner Tellalian to direct the Village Attorney to prepare an ordinance regarding ZBA 2007-07 / PC 2007-03 granting and permitting a variation of Section 9-3A-3B to allow the creation of a lot smaller than the minimum required in the R-1 Low Density Residential District and to Section 9-3B-4A to allow for the construction of a new home on an existing 37.5 foot wide lot that was not vacant as of June 27, 2005 and approving a plat of resubdivision for the property located at 814 Circle Avenue, in a R-1 Low Density Residential District, with a waiver of the provisions of Section 10-3-5A of the Subdivision Regulations of the Village Code consistent with the variation to be granted.

**MOTION DIRECTING
VILLAGE ATTORNEY TO
DRAFT AN ORDINANCE
RE: ZBA 2007-07 / PC 2007-
03 APPROVING A PLAT OF
SUBDIVISION FOR 814
CIRCLE
APPROVED**

ROLL CALL:

AYES: Commissioners Hoskins, Curry, Hosty, Tellalian and Mayor Calderone

NAYS: None

ABSENT: None

The motion carried unanimously.

It was moved by Commissioner Curry and seconded by Commissioner Hosty to direct the Village Attorney to prepare an ordinance regarding ZBA 2007-03 / PC 2007-02 granting and permitting a variation of Section 9-7-5E(2) to reduce the required number of shade trees to four (4) and a variation to Section 9-7-5E((3(d))) to reduce the required height of landscaping across from a residential use to two (2) feet and approving a site plan for the property located at 143-147 S. Harlem Avenue, in a B-2 Community Shopping District.

**MOTION DIRECTING
VILLAGE ATTORNEY TO
DRAFT AN ORDINANCE
RE: ZBA 2007-03 / PC 2007-
02 PERMITTING A
VARIATION AT 143-147
HARLEM
APPROVED**

Mayor Calderone stated that this is for the Forest Park Baptist Church and added that the intention of the Church is to eventually expand the church. Commissioner Tellalian suggested tabling the item until it is known whether IDOT will approve the plan. Village Administrator, Sturino, stated that the Plan Commission recommended approval pending IDOT approval. Commissioner Tellalian asked what would happen if IDOT does not approve the plan. Mr. Durkin stated that the Village would then not issue building permits. The petitioner would subsequently have to submit a revised site plan and start the process over again. Commissioner Tellalian suggested waiting for IDOT approval before hiring our attorney to draft an ordinance. Commissioner Hosty stated that having Village approval will help the petitioner gain approval from IDOT. Attorney Durkin asked whether the location of the curb cut is troublesome. Village Engineer, Mike Stirk stated that it is very likely that this plan will be approved by IDOT.

ROLL CALL:

AYES: Commissioners Hoskins, Curry, Hosty, Tellalian and Mayor Calderone

NAYS: None

ABSENT: None

The motion carried unanimously.

It was moved by Commissioner Hoskins and seconded by Commissioner Curry that the Ordinance amending Chapter 3, entitled "Liquor Control" of Title 3 of the Municipal Code of the Village of Forest Park, Cook County, Illinois affecting Class "R" Licenses be adopted and that the number of Class "R" licenses be increased by one. Mayor Calderone explained that Thyme and Honey is in need of a Class "R" liquor license rather than a Class "A" liquor license and asked for cooperation from the Village Council in approving. Mayor Calderone further explained that a Class "A" license allows for a bar and a Class "R" license is for a restaurant and only allows a service bar. The Class "R" license also has more restrictive hours of operation.

**O-23-07
ORDINANCE AFFECTING
CLASS "R" LIQUOR
LICENSE AND INCREASING
THE NUMBER OF CLASS
"R" LIQUOR LICENSES BY
ONE
APPROVED**

ROLL CALL:

AYES: Commissioners Hoskins, Curry, Hosty, Tellalian and Mayor Calderone

NAYS: None

ABSENT: None

The motion carried unanimously.

ADMINISTRATOR'S REPORT

None

COMMISSIONER'S REPORTS

Commissioner Hoskins reported that the Forest Park Soccer League attended the second annual Forest Park Soccer Night at the Chicago Fire vs. the Columbus Crew professional soccer game recently. There will be a second trip to see a professional soccer game on September 23rd. Commissioner Hoskins stated that informational flyers and discount tickets will be available soon.

Commissioner Curry stated that the Department of Public Health and Safety will submit a department report at the next Council meeting. In addition, Commissioner Curry announced that Zoning Board and Plan Commission Board Packets will soon be available on the Village's website. Last, Commissioner Curry thanked the attendees and Commissioner Mark Hosty for putting together a fantastic Summerfest last weekend.

Commissioner Hosty reported that due to Cook County budget cuts, the graffiti removal program has been severely reduced. Forest Park plans to provide in-house graffiti removal in coordination with the Park District of Forest Park. Commissioner Hosty stated that Summerfest was spectacular and the weather was great. Commissioner Hosty expressed his gratitude to The Public Works and Police Departments for their efforts and help.

Commissioner Tellalian reported that he met with the Recreation Board on Tuesday and they discussed the fence removal at the Randolph and Circle Park as well as a future barrier installation. The Committee has a commitment to maintain the safety at the park and is looking at different ideas including berms, fences and planters as a permanent installation.

Mayor Calderone reminded all in attendance that this Saturday at 2:00 p.m there will be a Centennial kick-off birthday party celebration. Circle and Randolph is the site of the first Village Hall. All are invited to contribute items to be entombed in a time capsule to be opened in another 100 years. The Centennial Committee has been working very hard and invites all residents and business owners to attend. Mayor Calderone further reported that the Village Council will hold a special meeting on Monday, June 18th at 6:00 for the purpose of discussing the annual budget. The meeting may take 2-3 hours. This is an open meeting and the public is invited to attend.

ADJOURNMENT

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

Mayor Calderone declared the meeting adjourned at 7:50 P.M.

Respectfully submitted,

Vanessa Moritz
Village Clerk