

MINUTES OF THE REGULAR MEETING OF THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF WILLOWBROOK HELD ON MONDAY, MARCH 27, 2006, AT THE VILLAGE HALL, 7760 QUINCY STREET, IN THE VILLAGE OF WILLOWBROOK, DUPAGE COUNTY, ILLINOIS.

1. CALL TO ORDER

The meeting was called to order at the hour of 7:30 p.m. by Village President Gary Pretzer.

2. ROLL CALL

Those present at roll call were Trustees Dennis Baker, Michael Mistele, Michael Brown, Robert Napoli, Paul Schoenbeck, Timothy McMahon and Village President Pretzer. ABSENT: None. Also present were Village Clerk Leroy Hansen, Village Attorney Thomas Good, Interim Village Administrator Alan Zordan, Deputy Chief Pat Foley, Deputy Chief Mark Shelton, Assistant Director of Municipal Services Tim Halik, Superintendent of Parks & Recreation Walter Righton, Administrative Intern Benjamin Nelson and Labor Counsel John Jacoby.

A QUORUM WAS DECLARED

3. PLEDGE OF ALLEGIANCE

President Pretzer asked everyone to join him in saying the Pledge of Allegiance.

4. OMNIBUS VOTE AGENDA

- a. Waive Reading of Minutes (APPROVE)
- b. Minutes - Regular Board Meeting - March 13, 2006 (APPROVE)
- c. Minutes - Executive Session - March 13, 2006 (APPROVE)
- d. Warrants - March 27, 2006 - \$130,835.33 (APPROVE)
- e. Resolution No. 06-R-14 - A Resolution Entering Into a Traffic Agreement - The Knolls Condominium (ADOPT)
- f. Resolution No. 06-R-15 - A Resolution To Adopt Municipal Legislative Positions and Priorities for the 2006 Legislative Session (ADOPT)

President Pretzer asked if any Board member wanted any item(s) removed from the Omnibus Vote Agenda. No Board member wanted any item(s) removed from the Omnibus Vote Agenda.

MOTION: Made by Trustee Baker, seconded by Trustee Schoenbeck, to approve the Omnibus Vote Agenda.

ROLL CALL VOTE: AYES: Trustees Baker, Mistele, Brown, Napoli, Schoenbeck and McMahon; NAYS: None; ABSENT: None.

MOTION DECLARED CARRIED

NEW BUSINESS

5. VISITOR'S BUSINESS (Public comment is limited to three minutes per person)

Phyllis Zimmer, 6446 Tennessee Avenue, expressed her concern with regard to the storm water run off being directed onto her property.

Bernard Martin, who resides in LaGrange, Illinois and an attorney representing Dr. Salem, noted that he was here to discuss the matter with regard to Agenda Item No. 11.

Laurie Landsman, 313 Chatelaine Court, a resident and a member of the Willowbrook Parks and Recreation Commission wanted the Village Board to be aware that the National Park and Recreation Association recognizes that 10 acres per 1,000 population is a good amount to have as parks in the Village. The Village of Willowbrook has approximately 9,000 residents and the current park acreage per 1,000 people is 6.25 acres. Ms. Landsman asked that the Board consider keeping Midway Park as green space. She noted that there were children in the audience this evening to tell the Board themselves how they would appreciate it if the park was kept as green space and to reconsider selling Midway Park.

Three children, Moira Gilroy, Rebekah Landsman and Jared Landsman, who are residents of the Village and who participated in soccer leagues over the years, expressed their concern with regard to the sale of the park land and the lose of soccer playing fields.

Ms Butler, a resident who lives at 7807 Virginia Court commented that she lives a half block from Midway Park and likes to see the children play there. It is open land and she didn't want everything to go for building.

Jana Conev, 234 Midway Drive, asked the Village Board not to sell the green space. She noted that when the Village attempted to take her land, the argument was that DuPage County had about 69% of the recommended federal space per capita and did not think those numbers had changed much and possibly have gone down. Also, she had gone to a Parks Commission meeting of February 7 and the Commission concluded that it would recommend not selling Midway Park. It was also brought out at the time that a Village had hired a company to appraise the park. Ms. Conev questioned if that meant the Village funds were spent without allowing the residents to know that the money was being spent on something that they were not even being made aware of. Ms. Conev was offended with that. She commented that the Village should not even consider selling green space.

President Pretzer made a general comment in response that the Village Board has never kept it out of public interest as to what the Board's thoughts were. Over the years, there had been discussions with regard to Midway Park and the utilization of the park. One of the reports on the local park acreage did not include the approximately 11 acres on Willowbrook Centre Parkway that have been added and will be incorporated into the Parks Commission so the figures are a little bit skewed in that respect. In spite of the fact that the Village may have had some discussions on Midway Park, it did add 11 acres subsequent to that period.

Carol Lazarski, 7748 Cherry Tree Lane, a resident and member of the Parks and Recreation Commission, commented that the eleven acres that were purchased is not all park land and none of that park land is open space. The Village does need Midway Park. The Parks Commission had been instructed by Staff not to put anything in the park because there were thoughts of selling it. Ms. Lazarski felt that the sale of Midway Park had been kept in the dark for residents by not having it posted on the property that the Village was going out for bid. That limits the amount of people who could bid on the property. The Parks Commission did ask the Board to have discussions on the sale of the park and there were no discussions until we were told the Village was going to out to bid because it was already decided and there was already a time table established.

6. BID OPENING - MIDWAY PARK SEALED BIDS

Village Attorney Good noted that the Village had received one sealed bid received on March 27, 2006 at approximately 10:00 a.m. Mr. Good opened the one (1) sealed bid that was submitted by Nevins Real Estate LLC in the amount of \$351,000.00. He noted that the Village has thirty days to consider the bid that was submitted. No action was taken this evening.

7. DELINQUENT WATER BILLS

Administrator Zordan informed the Village Board that there were five delinquent water bills in the amounts of \$208.76, \$44.55, \$66.30, \$200.04 and \$118.72, respectively, and requested permission to proceed as per Village policy.

8. DISCUSSION - THURLOW AND 64TH STREET WATER MAIN EXTENSION PROJECT

Assistant Director Halik advised that the Village Board had passed a resolution authorizing Christopher B. Burke Engineering, Ltd. to prepare engineering design plans for a water main extension project on Thurlow and 64th Street near Madison Street. The engineering plans were prepared and put out to bid. The bid opening occurred on March 17. The low bidder was John Rendina Construction Corporation at a price of \$135,420.00. The twelve (12) affected property owners would be asked to prepay \$12,977.75 prior to the Village Board making a final decision to move forward on the project. In the event the Board wished to move forward with project, a recapture agreement would be required for the property owners who choose not to participate at this time. In addition, if the property does not move forward, any prepaid contributions would be refunded back to the property owners.

MOTION: Made by Trustee McMahan, seconded by Trustee Mistele, to instruct the twelve benefiting property owners with regard to the cost of this project.

PREVIOUS ROLL CALL VOTE: AYES: Trustees Baker, Mistele, Brown, Napoli, Schoenbeck and McMahan; NAYS: None; ABSENT: None.

MOTION DECLARED CARRIED

9. RESOLUTION - A RESOLUTION WAIVING THE COMPETITIVE BIDDING PROCESS AND AUTHORIZING THE PRESIDENT AND VILLAGE CLERK TO EXTEND A CERTAIN CONTRACT - 2006 JANITORIAL SERVICES - BETWEEN THE VILLAGE OF WILLOWBROOK AND 1ST QUALITY MAINTENANCE CORPORATION

Assistant Director Halik informed the Board that the current janitorial contract for services for the Village Hall and Police Department is with 1st Quality Maintenance Corporation, which expires April 30, 2006. The Village has previously extended such service contracts for a subsequent year provided the service is acceptable and the price does not significantly change. 1st Quality Maintenance Corporation has provided satisfactory cleaning services to the Village and has agreed to extend the contract at the same price. The Staff recommended that the President and Board of Trustees adopt the resolution before them this evening to waive the competitive bidding process and authorize the extension of the contract for one additional year.

MOTION: Made by Trustee Baker, seconded by Schoenbeck, to adopt Resolution No. 06-R-16.

PREVIOUS ROLL CALL VOTE: AYES: Trustees Baker, Mistele, Brown, Napoli, Schoenbeck and McMahan; NAYS: None; ABSENT: None.

MOTION DECLARED CARRIED

10. RESOLUTION - A RESOLUTION AUTHORIZING THE VILLAGE ADMINISTRATOR TO ENTER INTO A CERTAIN AGREEMENT - SIKICH GARDNER & CO., LLP AUDIT SERVICES

Director Stanish reported to the Village Board that the proposal from Sikich Gardner & Co., LLP is for the fiscal year ending April 30, 2006 with an option to renew for the 2007, 2008, 2009 and 2010 fiscal years. The proposed fee schedule is reasonable and competitive with current market rates. The Finance Committee reviewed and approved the proposal with the current fee increase of 3.3% and the maximum fee increase of 4%, which Sikich Gardner agreed to. Director Stanish advised that the Staff has been very satisfied with the auditors.

MOTION: Made by Trustee Napoli, seconded by Trustee Schoenbeck, to adopt Resolution No. 06-R-17.

PREVIOUS ROLL CALL VOTE: AYES: Trustees Baker, Mistele, Brown, Napoli, Schoenbeck and McMahon; NAYS: None; ABSENT: None.

MOTION DECLARED CARRIED

11. DISCUSSION - APPLICATION TO REZONE TO THE R-4 MULTI-FAMILY ZONING DISTRICT - YASMEEN TOWNHOMES - 6503 CLARENDON HILLS ROAD

Administrator Zordan informed the Village Board that the applicant, Salem Construction, has petitioned to rezone the property at 6503 Clarendon Hills Road from the R-1 to R-4 Zoning District. The applicant would eventually like to develop the property with eight townhomes. The proposed R-4 zoning is in compliance with the Village's Comprehensive Land Use Plan.

The applicant's attorney, Bernard Martin, asked the Board to consider one of two actions on the application this evening: 1) to continue this matter and not take any action and continue to have dialogue with the Board and its representatives about it or 2) otherwise we will withdraw the application.

Village Attorney Good advised the Board and the Staff, that certainly the request to the R-4 zoning needs to be acted on at some point in time or withdrawn, that the rezoning is appropriate considering the surrounding uses. However, it is the applicant's choice. He had no problem with delaying the consideration for a period of time but at some point he would like to include that there would be the loss of the public hearing. Attorney Good suggested that this application be continued at Board meetings until the applicant decides to take action or withdraw the petition.

President Pretzer requested that the applicant provide at least a month's notice when they are ready to discuss the application to afford the Staff the opportunity to notify the neighboring property owners.

MOTION: Made by Trustee McMahon, seconded by Trustee Baker, to defer action on this item to the next regular Board meeting.

PREVIOUS ROLL CALL VOTE: AYES: Trustees Baker, Mistele, Brown, Napoli, Schoenbeck and McMahon; NAYS: None; ABSENT: None.

MOTION DECLARED CARRIED

OLD BUSINESS

12. COMMITTEE REPORTS

Trustee Napoli had no report.

Trustee Schoenbeck noted that the Public Safety Committee meeting minutes of March 13 were included in the packet. He requested that Administrator Zordan provide an update with regard to the status of the annexation of the Tri-State Fire District's station at 63rd Street and Western Avenue.

Mr. Zordan responded that he had met with representatives of the Fire District and they provided him with some conceptual plans for redevelopment of the property for review. He anticipated that a petition would be moving forward over the next several months regarding the annexation of the property.

Trustee McMahon noted that the Municipal Services Committee meeting minutes were included in the packet.

Trustee Baker had no report.

Trustee Mistele had no report.

Trustee Brown had no report.

13. ATTORNEY'S REPORT

Village Attorney Good had no report.

14. CLERK'S REPORT

Village Clerk Hansen had no report.

15. ADMINISTRATOR'S REPORT

Administrator Zordan informed the Village Board that a new restaurant had opened on 63rd Street, the Oriental Taste Restaurant.

Trustee Baker requested information with regard to the possibility of allowing the Hotel/Motel Committee to hang banners in the Village.

Administrator Zordan advised that the Spring brush collection is scheduled for the week of May 15 thru May 19. The Staff is in the process of accepting proposals from contractors and it will be brought before the Board to formally award the contract.

16. EXECUTIVE SESSION - COLLECTIVE BARGAINING AND PERSONNEL

President Pretzer asked for a motion to adjourn into Executive Session to discuss collective bargaining and personnel.

MOTION: Made by Trustee Baker, seconded by Trustee Schoenbeck, to adjourn into Executive Session to discuss collective bargaining and personnel at the hour of 8:10 p.m.

PREVIOUS ROLL CALL VOTE: AYES: Trustees Baker, Mistele, Brown, Napoli, Schoenbeck and McMahon; NAYS: None; ABSENT: None.

MOTION DECLARED CARRIED

SEE APPROPRIATE EXECUTIVE SESSION MINUTES

PRESENTED, READ and APPROVED,

_____, 2006

Village President

Minutes transcribed by Mary Partyka.