

MINUTES

VILLAGE OF LA GRANGE
BOARD OF TRUSTEES REGULAR MEETING
Village Hall Auditorium
53 South La Grange Road
La Grange, IL 60525

Monday, July 9, 2007 - 7:30 p.m.

1. CALL TO ORDER AND ROLL CALL

The Board of Trustees of the Village of La Grange regular meeting was called to order at 7:40 p.m. by President Asperger. On roll call, as read by Village Clerk Robert Milne, the following were present:

PRESENT: Trustees Horvath, Kuchler, Langan, Livingston, and Palermo with President Asperger presiding.

ABSENT: Trustee Wolf

OTHERS: Village Manager Robert Pilipiszyn
Assistant Village Manager Andrianna Peterson
Village Attorney Mark Burkland
Community Development Director Patrick Benjamin
Assistant Community Development Director Angela Mesaros
Finance Director Lou Cipparrone
Public Works Director Ken Watkins
Police Lieutenant Vic Arnold
Fire Captain Gary Mayor
Doings Reporter Ken Knutson
Suburban Life Reporter Joe Sinopoli

2. PRESIDENT'S REPORT

A. Employee Recognition – Retirement of Police Officer Bryan Beaver

President Asperger recognized Police Officer Bryan Beaver for his 20 years of exemplary service to the Village and noted his numerous roles, achievements, awards and commendations during his career.

3. PUBLIC COMMENTS REGARDING AGENDA ITEMS

Mrs. Reichl, 641 S. Waiola expressed on-going concerns relative to the zoning code and enforcement. Mrs. Reichl feels the Village needs more staff in place to monitor problems and builders need to be held accountable for code violations. Home owners living adjacent to construction sites should not be disrupted or incur expenses because builders are negligent.

Dr. Patricia Russell, 740 S. Stone provided photos and explained to the Board numerous problems and serious health and safety issues she has had to face due to construction next to her residence. Dr. Russell believes the Village should be proactive and adopt more stringent requirements and increase penalties. President Asperger indicated the Board's desire for the Village to do better and thus has directed staff to research and recommend ways to improve construction site management. President Asperger encouraged Dr. Russell to work with Village Manager Bob Pilipiszyn and Community Development Director Patrick Benjamin.

Bob Reichl, 641 S. Waiola expressed his disappointment at the Board not approving the reduction of building and lot coverage at their previous meeting. Mr. Reichl believes new homes constructed south of 47th are too large. Mr. Reichl feels the Board is going against recommendations presented to them. President Asperger noted that discussion of maximum lot coverage will resume at the next Board meeting on August 27.

4. OMNIBUS AGENDA AND VOTE

- A. Ordinance (#O-07-19)– Special Service Area No. 7: Minor Boundary Adjustments
- B. Award of Contract – Janitorial Services (Ally, Inc., La Grange, IL)
- C. Purchase – Purchase – Stump Grinder (Alexander Equipment, Lisle, IL \$33,495)
- D. Amendment – Engineering Services Agreement / Hillgrove Avenue Reconstruction Project (Heuer and Associates, Westchester, IL additional \$59,322 revised contract not to exceed \$277,501).
- E. Consolidated Voucher 070709 - \$651,191.32
- F. Minutes of the Village of La Grange Board of Trustees Regular Meeting, Monday, June 25, 2007

It was moved by Trustee Langan to approve items A, B, C, D, E, and F of the Omnibus, seconded by Trustee Horvath. Approved by roll call vote.

Ayes: Trustees Horvath, Kuchler, Langan, Livingston, Palermo, and
President Asperger
Nays: None
Absent: Trustee Wolf

5. CURRENT BUSINESS

- A. Ordinance (#O-07-20) – Major Adjustment to Planned Unit Development Final Plans – Village Bluffs, 400 East Elm Ave., Bluff & Elm Real Estate partners, LLC: Referred to Trustee Horvath

Trustee Horvath explained the previous history for a special use permit and planned development final plan for Village Bluffs, 400 East Elm Avenue and the denial of a request for an extension of time. Trustee Horvath noted that the property owner has been working with a new developer and has brought forth revised plans. Although revised, the plans must fall within the Zoning Code as a newly submitted plan that does not change specific criteria. Gallagher & Henry, the new developer has submitted plans which include slight revisions and improvements of which staff reviewed and find are in substantial conformity to the original plans.

Trustee Horvath moved to approve the ordinance amending the existing Planned Development for Village Bluffs, seconded by Trustee Langan.

Jon Talty, President of OKW Architects explained to the Board the various improvements to maintain a residential building. Mr. Talty offered more detail if the Board so requested. President Asperger indicated that each member of the Board has had the opportunity to review the revised plans.

Trustee Palermo inquired if the revised plans would have an effect on school enrollment and was informed the previous school studies would not be effected.

Approved by a roll call vote.

Ayes: Trustees Horvath, Kuchler, Langan, Livingston, and Palermo
Nays: None
Absent: Trustee Wolf

- B. Ordinance (#O-07-21) La Grange Zoning Code Amendments Relating to Certain Residential Bulk, Yard, and Space Regulations: Referred to Trustee Langan

Trustee Langan explained that a majority of the Board previously concurred on eight amendments to the Zoning Code affecting the single family residential districts.

Those amendments being:: 1) to add a minimum total interior side yard requirement of 12 feet; 2) to keep window wells a minimum of three feet from lot lines; 3) to require that an attached garage be set back from the front lot line to a point not more than 10 feet in front of the rest of the house; 4) to reduce residential curb cuts across public property to 16 feet; 5) to allow certain horizontal and vertical extensions of roof lines of nonconforming houses; 6) to exclude eaves of houses from the calculation of building coverage unless the eaves are within three feet of a lot line; 7) to slightly amend the definition of "lot coverage;" and 8) to add a new definition of "impervious surface."

Trustee Langan stated the ordinance presented to the Board this evening includes the eight amendments and indicates application would begin on Monday, August 13.

Trustee Langan moved to approve the ordinance amending various sections of the La Grange Zoning Code relating to certain residential bulk, yard, and space regulations, seconded by Trustee Livingston.

Trustee Langan referenced the maximum lot coverage standard as having been tabled until July 9. President Asperger noted that discussion of that item will be continued to the next Village Board meeting which at this time is scheduled to be August 27.

Trustee Langan noted his disappointment in the decisions on bulk and hopes the Board does a better job when addressing lot coverage.

Trustee Horvath does not believe the process is over and would like to see swift action on neighborhood-focused zoning south of 47th Street. He also favors these amendments.

Approved by a roll call vote.

Ayes: Trustees Horvath, Kuchler, Langan, Livingston, and Palermo
Nays: None
Absent: Trustee Wolf

6. MANAGER'S REPORT

Village Manager Robert Pilipiszyn explained that the Village Board previously approved a six-month contract extension for refuse collection in order to allow residents the opportunity to express their comments and concerns regarding current services provided. A survey is being compiled to seek resident's input and consideration for potential changes to the current user fee-based program. The survey is expected to be mailed to single and two-family households in the Village as well as posted on the Village's

website. Residents were encouraged to contact Assistant Village Manager, Andrianna Peterson with any questions.

Manager Pilipiszyn announced that the La Grange Business Association will hold its annual Art and Craft Show on Saturday and Sunday, July 14 and 15. The La Grange Borders has been chosen to host one of the ten largest Borders Harry Potter celebrations in the country on Friday, July 20 with the release of the final Harry Potter book.

Manager Pilipiszyn noted that the July 23 and August 13 Village Board meetings would be canceled and the next meeting is scheduled for Monday, August 27.

Accolades were given to Police Chief Mike Holub for his perseverance and successful enforcement of truck traffic on La Grange Road. Manager Pilipiszyn gave detailed information pertinent to increased Police patrol, speed regulation, intergovernmental cooperation, and the receipt of grant funds to support these endeavors.

7. PUBLIC COMMENTS REGARDING MATTERS NOT ON AGENDA

Rose Naseef, 911 S. Stone stated that Citizens United for Responsible Building (CURB) has received numerous calls and complaints regarding construction and building violations. Ms. Naseef indicated the organization is attempting to support victims of teardowns and suggested a high value demolition fee as a possible solution. Ms. Naseef believes that the Zoning Code is a separate issue and inquired how it would be enforced.

President Asperger explained that the Board is looking at enforcement rules and regulations and currently relies on observations made by residents and neighbors adjacent to construction. The Board is also considering demolition fees.

Manager Pilipiszyn noted that vigorous enforcement is implemented when violators are identified.

Don Johnston, 240 S. La Grange Road thanked Manager Pilipiszyn for his report on La Grange Road truck traffic enforcement and noted the difference Police patrol has made.

Mark Shure, 334 S. La Grange Road concurred with Mr. Johnston. Mr. Shure expressed his concerns with the dangerous intersection at Burlington Avenue and Ogden Avenue. President Asperger noted this may be an issue to consult with the Illinois Department of Transportation and will have staff research.

8. EXECUTIVE SESSION

A. Closed Session – Purchase, Sale or Lease of Real Property

It was moved by Trustee Langan and seconded by Trustee Livingston to convene in the lower level conference room for Executive Session to discuss the purchase, sale or lease of real property. Approved by roll call vote.

Ayes: Trustees Horvath, Kuchler, Langan, Livingston, and Palermo
Nays: None
Absent: Trustee Wolf

9. TRUSTEE COMMENTS

Trustee Livingston inquired if his previous request to table discussion of lot coverage would remain tabled until the next meeting and Village Attorney Burkland indicated yes. Trustee Livingston commended Chief Holub and staff on the enforcement of truck traffic and inquired if similar Police enforcement could be applied to building construction. Manager Pilipiszyn indicated that is being reviewed and a staff report will be presented to the Board at the completion of the review process.

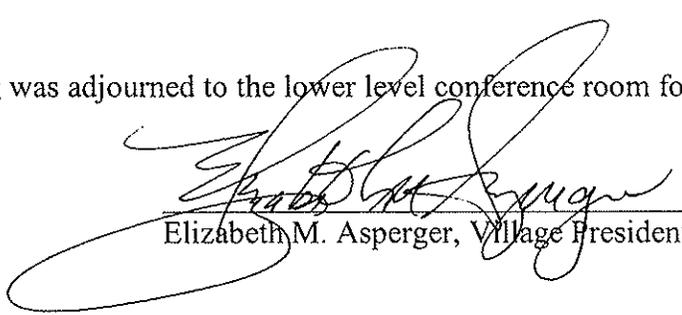
Trustee Palermo indicated his belief that more data should be gathered and builders with violations should be tracked for better compliance. Trustee Palermo thanked the La Grange Country Club for their fireworks display.

Trustee Kuchler offered his congratulations to Police Officer Bryan Beaver on his retirement and wished him well in his new endeavors. Trustee Kuchler added his thanks to Police Chief Holub on La Grange truck traffic enforcement and suggested even more traffic enforcement. Trustee Kuchler noted the Village welcomes good builders but would like to act quickly to eradicate improper building.

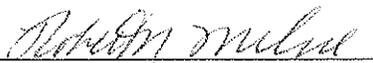
Trustee Horvath would like to see data on truck traffic enforcement published, that the Village consider how it communicates with residents and expressed concerns related to school safety.

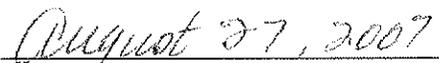
10. ADJOURNMENT

At 9:05 p.m. the meeting was adjourned to the lower level conference room for closed session.


Elizabeth M. Asperger, Village President

ATTEST:


Robert N. Milne, Village Clerk


Approved Date