VILLAGE OF VILLA PARK
20 South Ardmore Avenue, Villa Park, Illinois 60181

June 13, 2016 **COMMITTEE-OF-THE-WHOLE MINUTES** **7:30 PM**

President Deborah Bullwinkel
Village Clerk Hosanna Korynecky

Chris J. Aiello
Albert Bulthuis
Robert Wagner

Nick Cuzzone
Donald Kase
Robert Taglia

MINUTES OF THE FORMAL MEETING HELD IN VILLAGE HALL BY THE PRESIDENT AND THE BOARD OF TRUSTEES OF THE VILLAGE OF VILLA PARK ON JUNE 13, 2016

PRESENT: Trustees Bulthuis, Aiello, Cuzzone, Kase, Taglia, Wagner and President Bullwinkel.
ALSO PRESENT: Attorney Orr, Manager Keehner and Clerk Korynecky.

Trustee Aiello left the meeting at 8:45 p.m. and returned at 9:15 p.m.

1. Call to Order – Roll Call.
President Bullwinkel called the meeting to order and Clerk Korynecky called the roll.

2. Pledge of Allegiance.
President Bullwinkel led the Pledge of Allegiance and Trustee Taglia said the prayer.

3. Amendments of the Agenda

4. Presentation of the Villa Park Junior Women's Club Scholarships by Jen Krichbaum and Gina Knudtson.

5. Consider an Ordinance of the Village of Villa Park, DuPage County, Illinois Approving a Redevelopment Agreement between the Village and Golden Spike, LLC.
Golden Spike, LLC proposes the development of a mixed use complex to be known as Garden Station which is intended to be located adjacent to Vermont to the north, Beverly to the east, Ardmore to the west and Terrace Street to the south, approximately 150 feet north of the Chicago and Northwestern Railroad tracks. Garden Station will be comprised of approximately 230 dwelling units. These units include studio, one-bedroom and two-bedroom apartments, and two-bedroom townhomes ranging from approximately 600 square feet to approximately 1400 square feet. Garden Station will also provide an indoor heated garage, clubhouse, fitness center, outdoor pool and commercial retail space. This project will result in an investment by Golden Spike, LLC. of not less than $46,000,000. Due to the extraordinary costs to be incurred in connection with its development, including the demolition of the existing deteriorating and obsolete structures and revamping and reconstructing all utility systems required to service the project Golden Spike, LLC. has requested financial assistance from the Village in order to proceed with the project.
Discussion ensued. Developer Rick Goldman responded to questions from the board and the public. Resident Bob Adamczyk asked for additional details regarding the PUD and complained about large trucks driving down residential streets. Realtor Broker Sue Pearce asked about the rental rates and increased traffic in the area. Alex King provided information on the construction process as requested by Trustee Kase. Trustee Aiello asked that the agreement be amended to require brick and stone in the façade. There was no board support for amending the agreement. Consensus of the board was to advance this item to the formal.

6. Consider an Ordinance of the Village of Villa Park, DuPage County, Illinois Authorizing the Sale by Public Auction of Personal Property and Seized Vehicles Owned by the Village.

VEHICLE TYPE	YEAR	MAKE	MODEL	LAST 6 OF VIN	MIN. PRICE
Village #112	2000	Interstate	10st Equipment Trailer	000567	$250
Village #5	2002	Ford	Taurus	165492	$250
Seizure	1998	Ford	Explorer Sport	B80637	$100
Seizure	2000	GMC	Yukon	118389	$100
Seizure	1993	Honda	CB600 Motorcycle	204302	$100

Consensus of the board was to advance this item to the formal.

7. Consider a Resolution of the Village of Villa Park, DuPage County, Illinois Approving Prevailing Wage Rates.
The Village is required each June to either conduct its own investigation into prevailing wage rates in the area or adopt the determination of the Illinois Department of Labor. It is recommended the Board approve a resolution to adopt the prevailing rate of wages and publicly post the determination as required under the Act. This year's joint notice will be made with the Board of Education of Villa Park Elementary School District #45, Salt Creek School District #48, DuPage High School District #88 and the Villa Park Library.
Consensus of the board was to advance this item to the formal.

8. Consider a Resolution of the Village of Villa Park, DuPage County, Illinois Approving an Intergovernmental Agreement with Milton Township.
In 2015, the Village entered into an intergovernmental agreement with Milton Township to join forces in training and sharing Community Emergency Response Team (CERT) members. That agreement expired on March 31, 2016. Staff recommends continuing this successful partnership by approving the resolution for the successor agreement.
Consensus of the board was to advance this item to the formal.

9. Consider a Resolution of the Village of Villa Park, DuPage County, Illinois Authorizing Acceptance of a Proposal from Professional Paving & Concrete Company, INC. for Sealcoating Village Parking Lots in the amount of $34,827.
Village staff proposes crack sealing, sealcoating, and restriping of the two Village owned commuter parking lots and the Twin Lakes parking lot. Two price quotes were obtained. The lowest cost contractor, Professional Paving and Concrete Company, Inc. submitted a price of $34,827. Funds are available in the Street Improvement Fund (non-referendum). An exemption from the bidding requirement under Section 2-220 (a) (2) is required.
Some discussion ensued. Consensus of the board was to advance this item to the formal.

10. Consider a Resolution of the Village of Villa Park, DuPage County, Illinois, Approving Maintenance of Streets and Highways by Municipality Under the Illinois Highway Code FY15/16.
The Village annually transfers a portion of its Motor Fuel Tax (MFT) allotment from the State of Illinois to the Corporate Fund to defray expenses associated with street maintenance, snow removal, streetlight and traffic control energy, and traffic control maintenance. A resolution is required to authorize the MFT funds to be transferred. This resolution is for fiscal year 2015-2016 and in the amount $527,500.
Some discussion ensued. Consensus of the board was to advance this item to the formal.

11. Consider a Resolution of the Village of Villa Park, DuPage County, Illinois, Approving Maintenance of Streets and Highways by Municipality Under the Illinois Highway Code FY16/17.
The Village annually transfers a portion of its Motor Fuel Tax (MFT) allotment from the State of Illinois to the Corporate Fund to defray expenses associated with street maintenance, snow removal, streetlight and traffic control energy, and traffic control maintenance. A resolution is required to authorize the MFT funds to be transferred. This resolution is for fiscal year 2016-2017 and in the amount $527,500.
Consensus of the board was to advance this item to the formal.

12. Consider a Resolution of the Village of Villa Park, DuPage County, Illinois Authorizing Change Order #1 (Final) to the Contract between the Village and Gerardi Sewer and Water Co. for the 2015 North Princeton Water Main Improvement Project Resulting in a deduction of $36,661.
The Village has a contract with Gerardi Sewer and Water Co. of Norridge, Illinois, for the 2015 North Princeton Water Main Improvement Project. Proposed final Change Order #1 consists of the final balancing of contract quantities as measured in the field. The net amount of proposed final Change Order #1 is a deduction of $36,661, for an adjusted final contract amount of $437,816.
Consensus of the board was to advance this item to the formal.

13. Convene to Formal Agenda.

Respectfully submitted,

Hosanna Korynecky
Village Clerk

VILLAGE OF VILLA PARK CORPORATE SEAL DU PAGE COUNTY, ILL.

Next Ordinance No. 3910
Next Resolution No. 16-22

Next Meeting will be June 27, 2016

VILLAGE OF VILLA PARK
20 S. Ardmore Avenue, Villa Park, IL 60181

June 13, 2016 **FORMAL** **MINUTES**

Meeting was called to order at 8:55 p.m.

1. Village President's Report.
President Bullwinkel asked for Village project updates. Deputy Director of Public Works Rich Salerno provided updates on the Ardmore Avenue streetscape, Park Boulevard, High Ridge Road, 2016 street improvements and NorthPrinceton Phase II improvement. President Bullwinkel reminded residents about Summerfest on June 17 and 18 at Ardmore Avenue and Park Boulevard. She announced the 2nd annual Love Your Neighbor Day on September 24 sponsored by the Christian Church of Villa Park and other local churches. For more information, call 630-833-7262. She also said Coffee with the Board is cancelled for July but will resumed on August 6.

2. Public Comments on Agenda Items.
There were no participants.

3. Amendments of the Agenda.

4. Consent Agenda:
a. Bill Listing dated June 13, 2016 (1 of 2) in the amount of $84,165.64.
b. Bill Listing dated June 13, 2016 (2 of 2) in the amount of $1,687,616.07.
c. Minutes from the Village COW meeting for May 23, 2016.
d. Minutes from the Village Formal Board Meeting for May 23, 2016.
e. First and Final Reading of an Ordinance of the Village of Villa Park, DuPage County, Illinois Authorizing the Sale by Public Auction of Personal Property and Seized Vehicles Owned by the Village.

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h. Resolution of the Village of Villa Park, DuPage County, Illinois Authorizing Acceptance of a Proposal from Professional Paving & Concrete Company, INC. for Sealcoating Village Parking Lots in the amount of $34,827.
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k. Resolution of the Village of Villa Park, DuPage County, Illinois Authorizing Change Order #1 (Final) to the Contract between the Village and Gerardi Sewer and Water Co. for the 2015 North Princeton Water Main Improvement Project resulting in a deduction of $36,661.

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Motion to approve Consent Agenda was made by Trustee Cuzzone and seconded by Trustee Kase. There were no questions, comments or discussion. Roll call vote tallied six (6) ayes made by Trustees Kase, Taglia, Wagner, Bulthuis, Cuzzone and President Bullwinkel. There were no nays. Motion carried.

5. First and Final Reading of an Ordinance of the Village of Villa Park, DuPage County, Illinois Approving a Redevelopment Agreement with Golden Spike, LLC.

Golden Spike, LLC proposes the development of a mixed use complex to be known as Garden Station which is intended to be located adjacent to Vermont to the north, Beverly to the east, Ardmore to the west and Terrace Street to the south, approximately 150 feet north of the Chicago and Northwestern Railroad tracks. Garden Station will be comprised of approximately 230 dwelling units. These units include studio, one-bedroom and two-bedroom apartments, and two-bedroom townhomes ranging from approximately 600 square feet to approximately 1400 square feet. Garden Station will also provide an indoor heated garage, clubhouse, fitness center, outdoor pool and commercial retail space. This project will result in an investment by Golden Spike, LLC. of not less than $46,000,000. Due to the extraordinary costs to be incurred in connection with its development, including the demolition of the existing deteriorating and obsolete structures and revamping and reconstructing all utility systems required to service the project Golden Spike, LLC. has requested financial assistance from the Village in order to proceed with the project.

Motion to approve the ordinance was made by Trustee Wagner and seconded by Trustee Taglia. There were no questions, comments or discussion. Roll call vote tallied six (6) ayes made by Trustees Taglia, Wagner, Bulthuis, Cuzzone, Kase and President Bullwinkel. There were no nays. Motion carried.

6. Public Comments on Non-Agenda Items.

Resident Jon Devens expressed his concerns and those of his neighbors about increased traffic on their street during construction of the new traffic light at Villa Avenue and Roosevelt Road.

Resident Cheryl Tucker said the car show on June 17 at Summerfest will be from 6 to 10 p.m. and asked that residents bring out their classic automobiles.

Resident Benita Hethcoat asked for Village assistance regarding several issues with a neighbor.

7. Village Clerk's Report.

Clerk Korynecky reminded seniors about the Senior Picnic on Thursday, June 16, from 11 a.m. to 1 p.m. at the Community Recreation Building at 320 E. Wildwood sponsored by the Senior Concerns Commission.

8. Village Trustee's Report.

Trustee Cuzzone said the Parks and Recreation Advisory Commission meets tomorrow, June 14, at 7 p.m. at Iowa Community Center. He also said the annual Lauren Kiefer 5K Run is on Saturday, June 18 at Willowbrook High School and begins at 9 a.m.

Trustee Wagner said the Traffic and Safety Commission meets tomorrow, June 14, at 8 a.m. at Village Hall. He said he attended the reception for the Vivian Maier photographic exhibit. He also congratulated staff on the opening of both pools and thanked the Summerfest Commission for the upcoming event.

Trustee Aiello had no reports or recommendations.

Trustee Bulthuis said the Economic Development Commission meeting scheduled for June 15 is cancelled.

Trustee Taglia had no reports or recommendations.

Trustee Kase had no reports or recommendations.

9. Village Manager's Report.
Manager Keehner had no report.

10. Village Attorney's Report.
No report.

11. Consider Executive Session:
a. 5ILCS 120/2 (c)(1) (personnel matters and collective bargaining).
b. 5ILCS 120/2 (c)(5) (purchase or lease of property).
c. 5ILCS 120/2 (c)(6) (sale or lease of property).
d. 5ILCS 120/2 (c)(11) (pending litigation).
e. 5ILCS 120/2 (c)(21) (discussion of closed session minutes).
Motion to consider Executive Session was made by Trustee Wagner and seconded by Trustee Cuzzone. There were no questions, comments or discussion. Roll call vote tallied seven (7) ayes made by Trustees Wagner, Bulthuis, Aiello, Cuzzone, Kase, Taglia and President Bullwinkel. There were no nays. Motion carried.

12. Motion to Approve Collective Bargaining Agreement between the Village of Villa Park and Teamsters Local 700 Effective May 1, 2016 through April 30, 2018.
Motion to approve the Agreement was made by Trustee Bulthuis and seconded by Trustee Aiello. There were no questions, comments or discussion. Roll call vote tallied seven (7) ayes made by Trustees Bulthuis, Aiello, Cuzzone, Kase, Wagner, Taglia and President Bullwinkel. There were no nays. Motion carried.

13. Adjournment.
Motion to adjourn was made by Trustee Bulthuis and seconded by Trustee Aiello. Voice vote passed with all ayes. Motion carried. Meeting adjourned at 10:57 p.m.

Respectfully submitted,

Hosanna Korynecky
Village Clerk

VILLAGE OF VILLA PARK
CORPORATE
SEAL
DU PAGE COUNTY, ILL.