

Village of Lombard

*Village Hall
255 East Wilson Ave.
Lombard, IL 60148
villageoflombard.org*



Minutes

Thursday, September 7, 2023

6:00 PM

Village Hall Board Room

Village Board of Trustees

Village President Keith Giagnorio

Village Clerk Liz Brezinski

*Trustees: Brian LaVaque, District One; Anthony Puccio, District Two;
Bernie Dudek, District Three; Andrew Honig, District Four;
Dan Militello, District Five; and Bob Bachner, District Six*

I. Call to Order and Pledge of Allegiance

The regular meeting of the President and Board of Trustees of the Village of Lombard held on Thursday, September 7, 2023 in the Board Room of the Lombard Village Hall was called to order at 6:00 p.m. by Village President Keith Giagnorio. Operations Superintendent Tom Ellis led the Pledge of Allegiance.

II. Roll Call

8 - Keith Giagnorio, Elizabeth Brezinski, Brian LaVaque, Anthony Puccio, Bernie Dudek, Andrew Honig, Dan Militello, and Bob Bachner

Staff Present:
Village Manager Scott Niehaus
Director of Finance Tim Sexton
Director of Community Development Bill Heniff
Operations Superintendent Tom Ellis
Chief of Police Tom Wirsing
Fire Chief Rick Sander
Deputy Fire Chief George Hyland
Deputy Village Manager Nicole Aranas
Village Attorney Jason Guisinger
Executive Coordinator Carol Bauer

III. Public Hearings

IV. Public Participation

V. Approval of Minutes

A motion was made by Trustee Brian LaVaque, seconded by Trustee Bob Bachner, that the minutes of the regular meeting of August 17, 2023 be approved. The motion carried by the following vote:

Aye: 6 - Brian LaVaque, Anthony Puccio, Bernie Dudek, Andrew Honig, Dan Militello, and Bob Bachner

VI. Committee Reports

Community Promotion & Tourism - Trustee Bernie Dudek, Chairperson

Trustee Bernie Dudek, Chairperson of the Community Promotion & Tourism Committee, reported:

The Community Promotions and Tourism Committee met on September 5. We had a short agenda, but it covered a fair bit of ground.

First, Beth Marchetti, executive director of the DuPage Convention and Visitors Bureau, presented a wrap up of the recent Intelligentsia bike race held here in Lombard and 9 other local areas. This year there were 5,475 entries from 47 states and provinces and 17 nations - the most ever yet for the Intelli Cup. What this translates locally for Lombard was 301 room hotel stays - \$28,294 in room revenue alone which is great news for my committee. 206 residents participated in the family ride and obviously the local restaurants and retail benefited significantly as well. It was a very hot day but also a very successful one and we look forward to hosting this event again next year.

Next, we reviewed the 2024 Local Tourism Grant Program and will be updating criteria guidelines and expectations for future applications to ensure a smooth and uniform process going forward.

Then we reviewed the 2024 Hotel/Motel budget and voted unanimously to recommend it move forward as part of the overall 2024 Village of Lombard Budget which will be discussed by this Board in the near future.

Finally, Alison Costanza, executive director of the Lombard Historical Society gave us a wonderful presentation of recent - and future - activities the Society brings to Lombard. For me it was very eye opening - I did not realize just how busy they are and I recommend every resident check out what is happening. Without spoiling anything, I think we are in for some fun Annie-ventures next year.

On a final note, I have begun reviewing applications for open seats on the Community Promotions and Tourism Committee and hope to make recommendations to the Board in the coming weeks.

Community Relations Committee - Trustee Dan Militello, Chairperson

No report

Economic/Community Development Committee - Trustee Anthony Puccio, Chairperson

No report

Finance & Administration Committee, Trustee Andrew Honig, Chairperson

No report

Public Safety & Transportation Committee - Trustee Brian LaVaque Chairperson

Trustee Brian LaVaque, Chairperson of the Public Safety & Transportation Committee, reported:

The committee met and received an overview of the Public Safety assessment. The Police and Fire Departments also provided reports on activities for the past month. The next meeting is scheduled for October 4th.

Public Works & Environmental Concerns Committee - Trustee Bob Bachner, Chairperson

No report

Board of Local Improvements - Trustee Bob Bachner, President

No report

Lombard Historic Preservation Commission - Village Clerk Liz Brezinski

No report

VII. Village Manager/Village Board/Village Clerk Comments

Village Clerk Liz Brezinski read the following announcements:

The Warhol themed canned food drive benefitting the Outreach House Food Pantry in Lombard continues through September 10th. Donations can be dropped off at the Village Hall, Fire Station 45, the Historical Society Museum, the Madison Meadows Recreation Center and the Helen Plum Library.

The Lombard Farmers Market located at 20 E. St. Charles Road is held every Tuesday from 2:00 pm until 7:00 pm. Fresh locally grown produce and hand-crafted items are featured each week.

The deadline for nominations for the Senior Man and Senior Woman of the Year have been extended to 4:30 p.m. Wednesday, September 13th. If you know of a senior who goes out of his or her way to make a difference, consider nominating that person for the Senior Man or Woman of the Year.

Residents are invited to attend the 9/11 Remembrance Ceremony scheduled for 9:00 am on Monday, September 11th at the Public Safety Plaza at the Village complex. The ceremony honors the memory of the nearly 3,000 lives lost during the 2001 terrorist attacks on our country, as well as recognizes all of the first responders and volunteers who worked feverishly looking for survivors and helping the injured.

The Village and Versiti Blood Centers will host the We Remember Blood Drive on Tuesday, September 19th from 8:00 am until 1:00 pm at Yorktown and from 1:30 pm until 7:00 pm at the First Church, Main and Maple. All donors will receive an 80th anniversary commemorative t-shirt in recognition of Versiti's 80th anniversary. Be a hero. Donate blood. It saves lives!!!!

Mark your calendars for the Touch a Truck event scheduled from 10:00

am until noon Saturday, September 16th at the Lombard Common Park, Grace and St. Charles. This is a free family event where children can see first-hand police cars, fire trucks, dump trucks and more, as well as enjoy games and activities at the Kid's Corner. The Lombard Police Department will also be offering free car seat inspections. Come and join the fun on September 16th.

For additional information on events in the community as well as information on all Village services, please check the Village website at www.villageoflombard.org.

VIII Consent Agenda

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Payroll/Accounts Payable

- A. [230279](#) **Approval of Village Payroll**
For the period ending August 12, 2023 in the amount of \$1,027,847.70.
This Payroll/Accounts Payable was approved on the Consent Agenda
- B. [230280](#) **Approval of Accounts Payable**
For the period ending August 18, 2023 in the amount of \$1,230,152.76.
This Payroll/Accounts Payable was approved on the Consent Agenda
- C. [230285](#) **Approval of Accounts Payable**
For the period ending August 25, 2023 in the amount of \$783,955.12.
This Payroll/Accounts Payable was approved on the Consent Agenda
- D. [230290](#) **Approval of Village Payroll**
For the period ending August 26, 2023 in the amount of \$946,008.49.
This Payroll/Accounts Payable was approved on the Consent Agenda
- E. [230291](#) **Approval of Accounts Payable**
For the period ending September 1, 2023 in the amount of \$2,493,527.57.
This Payroll/Accounts Payable was approved on the Consent Agenda

Ordinances on First Reading (Waiver of First Requested)

- F. [230286](#) **Village Equipment to be Declared Surplus**
Ordinance approving the request of the Fire Department to sell and/or dispose of surplus equipment as more specifically detailed in Exhibit "A" attached to the ordinance, as these items have extended beyond their useful life or are obsolete.

Six (6) Sensit Carbon Monoxide Meters, Model P100, SN 23214; SN 25541, SN 23216, SN 25542, SN23213, SN 23215; One (1) Industrial Scientific Carbon Monoxide meter Model CO262; SN 9810041-002; One (1) Sensit Carbon Monoxide gas leak detector Model HXG-3, SN 5690; all items to be disposed of/recycled due to end of useful life and cost to repair.

This Ordinance was waived of first reading and passed on second reading with suspension of the rules on the Consent Agenda

Enactment No: Ordinance 8186

G. [230292](#) Ordinance Amending the Lombard Village Code Deleting Obsolete Provisions Pertaining to COVID-19

An ordinance amending the Lombard Village Code deleting various sections of the Code relating to COVID-19 which are now obsolete.

This Ordinance was waived of first reading and passed on second reading with suspension of the rules on the Consent Agenda

Enactment No: Ordinance 8187

Other Ordinances on First Reading

H. [230269](#) ZBA 23-06: 525 S. Edson Avenue

The Zoning Board of Appeals submits its recommendation to approve a variation from Section 155.407(F)(3) of the Lombard Zoning Ordinance to reduce the required interior side yard setback from six feet (6') to three and five tenths feet (3.5') for the subject property located within the R2 Single-Family Residence Zoning District. The requested relief is for an addition to an existing nonconforming single-family residence located on the subject property. (DISTRICT #1)

This Ordinance was passed on first reading on the Consent Agenda

Ordinances on Second Reading

Resolutions

I. [230230283](#) Highland Avenue Sewer Separation Project Design Engineering Contract

Approving a contract with Christopher B. Burke Engineering in the amount of \$70,600.00 for Design Engineering Services for the Highland Avenue Separation Project for FY2023. (DISTRICT #5)

This Resolution was adopted on the Consent Agenda

Enactment No: R 43-23

J. [230284](#) Acoustic Sanitary Sewer Pipe Inspection and Assessment

Change Order #1

Reflecting an increase to the contract with InfoSense, Inc., in the amount of \$29,224.13. The Change Order is for additional footage of inspection and assessment to include Maple Street to Madison Street. (DISTRICTS #1, #4 & #5)

This Resolution was adopted on the Consent Agenda

Enactment No: R 44-23

Other Matters

K. [230281](#)

Pavement Marking Replacement Program

Request for a waiver of bids and award of a contract to Superior Road Striping, Inc. of Melrose Park, in the amount of \$23,207.10. The purpose of the Pavement Marking Program is to replace deteriorated and damaged pavement markings. DuPage County opened bids for a County-wide project on March 14, 2023 and awarded the 2023 Pavement Marking Maintenance Program to Superior Road Striping, Inc. by Resolution DT-R-0057-23. Superior included a Joint Purchase Form with their bid package to extend their bid prices to other taxing bodies in DuPage County. (DISTRICTS - ALL)

This Bid was approved on the Consent Agenda

L. [230282](#)

Amendment to an Existing Agreement between the Village of Lombard and Nationwide - Individual Retirement Accounts

Motion to approve an Amendment to an existing Agreement between the Village of Lombard and Nationwide providing for payroll deductions for Individual Retirement Accounts for employees.

This Request was approved on the Consent Agenda

Approval of the Consent Agenda

A motion was made by Trustee Anthony Puccio, seconded by Trustee Andrew Honig, to Approve the Consent Agenda The motion carried by the following vote

Aye: 6 - Brian LaVaque, Anthony Puccio, Bernie Dudek, Andrew Honig, Dan Militello, and Bob Bachner

IX. Items for Separate Action

Ordinances on First Reading (Waiver of First Requested)

A. [230273](#)

Ordinance to Approve a Plat of Abrogation of a Public Utility Easement - 1105 Highridge Road

Request for approval of a Plat of Abrogation for a Public Utility Easement

at the property located at 1105 Highridge Road. The approval must be by (3/4ths) vote of the Corporate Authorities (6 of 7). (DISTRICT #6)

A motion was made by Trustee Brian LaVaque, seconded by Trustee Bernie Dudek, that the Ordinance approving a Plat of Abrogation of a Public Utility Easement for 1105 Highridge Road, be waived of first reading and passed on second reading with suspension of the rules. The motion carried by the following vote:

Aye: 7 - Keith Giagnorio, Brian LaVaque, Anthony Puccio, Bernie Dudek, Andrew Honig, Dan Militello, and Bob Bachner

Enactment No: Ordinance 8188

A-2. [230277](#)

800 E. Roosevelt Road - Noon Whistle Brewing Special Event

Amending Title XI, Chapter 112, Section 112.18(B) of the Lombard Village Code with regard to alcoholic beverages, providing for the sale and consumption of beer in connection with a temporary event (Oktoberfest) on September 30, 2023, located at 800 E. Roosevelt Road. Staff requests a waiver of first reading. (DISTRICT #6)

Trustee Brian LaVaque noted that he would abstain from voting on this matter due to a personal relationship with the owner.

A motion was made by Trustee Anthony Puccio, seconded by Trustee Dan Militello, that the Ordinance approving a Noon Whistle Brewing Special Event for 800 E. Roosevelt Road be waived of first reading and passed on second reading with suspension of the rules. The motion carried by the following vote:

Aye: 5 - Anthony Puccio, Bernie Dudek, Andrew Honig, Dan Militello, and Bob Bachner

Abstain: 1 - Brian LaVaque

Enactment No: Ordinance 8189

Other Ordinances on First Reading

B. [230216](#)

PC 23-13: 2001 S Highland Avenue - (Sonesta Suites/Churchwick Partners)

The Plan Commission submits its recommendation of approval of the following actions on the subject property, located within the B3 Community Shopping District:

1. A Comprehensive Plan amendment to High Density Residential from Community Commercial;
2. A map amendment (rezoning) to the R5 General Residence District;
3. A variance for minimum lot area (density) for 29.57 dwelling units per acre, where 24.2 dwelling units per acre are required pursuant to Section 155.410(D)(4)(a)
4. A variance for minimum open space of 35%, where a minimum of 40% is required pursuant to Section 155.410(I)(4),

5. A variance to provide 1.2 spaces per dwelling unit, where 1.5 spaces per dwelling unit are required, pursuant to Section 155.602, Table 6.3. (per the petitioner's amended site plan, this variance is no longer needed and is removed from the request). (DISTRICT #3)

Trustee Dudek provided the following:

The Churchwick group approached us several months ago expressing their interest in converting the Sonesta Extended Stay hotel into a residential development, similar to other conversions they are currently working on around the country. This has not been a simple process. There are many considerations that have been taken into account to get us to this point today. Questions about parking, green space, zoning changes, etc., and I want to commend the Village - and particularly Bill Henniff - for clearly and firmly guiding this process with his usual unwavering professionalism. I also want to recognize the time, money, and effort that the Churchwick group has spent acknowledging our concerns and incorporating them into their plans. This spirit of compromise and cooperation is the primary reason I intend to vote in favor of this today.

On a personal note, I recognize the tremendous amount of redevelopment and construction that is occurring around the Yorktown Shopping Center and realize this can seem a bit overwhelming right now. A lot is happening very quickly - and more is coming. And while it is exciting to see these changes, I know there is some concern is it too much too fast? I want to assure everyone that the same level of careful consideration and attention to detail is going into every decision that is being made for each of those projects. And my own commitment to pedestrian/bike safety and access - and especially acquisition of green space in District 3 - remains a top priority.

BL asked about other properties. parking and green space
petitioner responded

A motion was made by Trustee Bernie Dudek, seconded by Trustee Brian LaVaque, that the Ordinance regarding PC 23-13 for 2001 S. Highland Avenue (Sonesta Suites/Churchwick Partners) be passed on first reading. The motion carried by the following vote:

Aye: 6 - Brian LaVaque, Anthony Puccio, Bernie Dudek, Andrew Honig, Dan Militello, and Bob Bachner

Ordinances on Second Reading

Resolutions

Other Matters

X. Agenda Items for Discussion

XI. Executive Session

XII. Reconvene

XIII Adjournment

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A motion was made by Trustee Andrew Honig, seconded by Trustee Dan Militello, that the regular meeting of the President and Board of Trustees of the Village of Lombard held on Thursday, September 7, 2023 in the Board Room of the Lombard Village Hall be adjourned at 6:25 p.m. The motion carried by the following vote:

Aye: 6 - Brian LaVaque, Anthony Puccio, Bernie Dudek, Andrew Honig, Dan Militello, and Bob Bachner