

Village of Lombard

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



Meeting Agenda

Thursday, October 6, 2022

6:00 PM

Revised October 4, 2022

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

Posting of The Colors by Arrow of Light Pack 40 Scouts

II. Roll Call

III. Public Hearings

IV. Public Participation

V. Approval of Minutes

Minutes of September 15, 2022

VI. Committee Reports

Community Promotion & Tourism - Trustee Bernie Dudek, Chairperson

Community Relations Committee - Trustee Dan Militello, Chairperson

Economic/Community Development Committee - Trustee Anthony Puccio, Chairperson

Finance & Administration Committee, Trustee Andrew Honig, Chairperson

Public Safety & Transportation Committee - Trustee Brian LaVaque Chairperson

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

Board of Local Improvements - Trustee Bob Bachner, President

Lombard Historic Preservation Commission - Village Clerk Liz Brezinski

VII. Village Manager/Village Board/Village Clerk Comments

VIII. Consent Agenda

Payroll/Accounts Payable

- A. [220296](#) **Approval of Village Payroll**
For the period ending September 10, 2022 in the amount of \$957,652.41.
- B. [220297](#) **Approval of Accounts Payable**
For the period ending September 16, 2022 in the amount of
\$1,898,759.28.

- C. [220313](#) **Approval of Accounts Payable**
For the period ending September 23, 2022 in the amount of \$552,732.31.
- D. [220314](#) **Approval of Village Payroll**
For the period ending September 24, 2022 in the amount of \$869,558.54.
- E. [220315](#) **Approval of Accounts Payable**
For the period ending September 30, 2022 in the amount of
\$1,314,718.45.

Ordinances on First Reading (Waiver of First Requested)

- E-2. [220323](#) **Amending Title XI, Chapter 112, Section 112.13(A) of the Lombard Village Code (Alcoholic Beverages)**
Ordinance amending Title XI, Chapter 112, Section 112.13(A) of the Lombard Village Code decreasing the number of entries in the Class "A/B-III" liquor license category by one due to the licensee Claim Jumper Acquisition Company LLC d/b/a Claim Jumper Restaurant no longer conducting business at 92 Yorktown Center, for the July 1, 2022 through December 31, 2022 liquor licensing term. (DISTRICT #3)
- E-3 [220326](#) **Amending Title XI, Chapter 112, Section 112.13(A) of the Lombard Village Code (Alcoholic Beverages)**
Ordinance amending Title XI, Chapter 112, Section 112.13(A) of the Lombard Village Code decreasing the number of entries in the Class "C" liquor license category by one due to Tereneo 3634 LLC d/b/a Bat 17 not completing the renewal process and no longer conducting business at 2770 S. Highland Ave., 102, for the July 1, 2022 through December 31, 2022 liquor licensing term. (DISTRICT #3)

Other Ordinances on First Reading

- F. [220277](#) **PC 22-22: 2300 S. Highland Avenue**
The Plan Commission submits its recommendation to approve an Ordinance granting the petitioner's request of a conditional use pursuant to Section 155.412(C)(17) of the Lombard Village Code to allow for a restaurant, not including entertainment, dancing and/or amusement devices to operate on the subject property located within the OPD Office District Planned Development. (DISTRICT #3)

Legislative History

9/26/22	Plan Commission	recommended to the Corporate Authorities for approval subject to conditions
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G. [220291](#)**PC 22-24: 450 E. 22nd Street**

The Plan Commission submits its recommendation to approve an Ordinance granting the petitioner's request that the Village take the following action on the subject property located within the B3PD Planned Development (St. Regis Planned Development):

1. Pursuant to Section 155.504 (A) (major changes in a planned development) of the Lombard Zoning Ordinance, amend the St. Regis Planned Development, as established by Ordinance No. 2249 and amended by Ordinance Nos. 4409, 4470, 4596 ,7472, and 7587, in order to provide for the placement of a new (replacement) freestanding sign on the subject property, with a deviation from Village Code Section 153.210(H) to allow an automatic changeable copy panel on a freestanding sign that is not perpendicular to a minor arterial road. (DISTRICT #3)

Legislative History

9/26/22

Plan Commission

recommended to the Corporate Authorities
for approval subject to conditions**H. [220300](#)****An Ordinance Providing for the Levy and Assessment of Taxes for the Village of Lombard Special Service Area Number Three (SSA #3)**

An ordinance levying and assessing taxes for Special Service Area Number Three established for the property owners served by the traffic signal at 800 E. Roosevelt Road in the amount of \$10,600.00 for the Fiscal Year Beginning January 1, 2022 and ending December 31, 2022. (DISTRICT #6)

Ordinances on Second Reading**Resolutions****I. [220316](#)****641 N Main Street Stormwater Basin Final Design Engineering**

Approving a contract with Robinson Engineering, Ltd. in the amount of \$93,711.00. This contract is to provide final design engineering services for a proposed stormwater detention basin at 641 N. Main Street. (DISTRICTS - #1 & #4)

Other Matters**J. [220298](#)****FY2022 Bituminous Asphalt Purchase**

Request for a waiver of bids and award of a contract to Dunteman Asphalt Company in the amount not to exceed \$206,000.00. This asphalt is for our in-house paving program. (DISTRICTS - ALL)

- J-2. [220318](#) **Fairview Avenue Storm Sewer Junction Chamber Installation**
Request for a waiver of bids and award of contract to Martam Construction, Inc., the lowest, responsible proposal, in the amount not to exceed \$54,000.00. To expedite construction, Public Works Department directly solicited proposals from four pre-selected qualified contractors who have successfully worked on previous Village projects. The scope of the work will be to install a junction chamber to the storm sewer outfall pipe that is made from corrugated metal pipe. (DISTRICT #6)
- K. [220308](#) **Plat of Easement: 302 S. Lodge Lane (Broadway Apartments)**
Staff recommends acceptance of a Plat of Easement providing the Village of Lombard the right to access the domestic water service boxes for inspection and operation on the property located at 302 S. Lodge Lane (Broadway Apartments). (DISTRICT #5)
- L. [220317](#) **Appointment of Charles Hervas as PSEBA Hearing Officer**
Request for concurrence in the appointment of Charles Hervas of Condon & Bersani, PC to the position of PSEBA Hearing Officer for the Village of Lombard at the rate of \$230 per hour for work performed by partners and \$195.00 per hour for work performed by associates.
- M. [220292](#) **Local Tourism Grant Application 2022 - Spooktacular**
Recommendation from the Community Promotion & Tourism Committee to approve a grant request from the Lombard Area Chamber of Commerce in the amount of \$7,500 from Hotel/Motel funds for the 2022 Spooktacular event. The grant funds will be used to support the costs of overtime for Public Works, barricades, Police and Fire, and Waste Management expenses. The event will be held on October 23, 2022 from 12-5 p.m.

IX. Items for Separate Action

Ordinances on First Reading (Waiver of First Requested)

- M-2. [220268](#) **Village Equipment to be Declared Surplus - Police Dog Thor**
Approving an ordinance declaring police dog Thor and related equipment surplus property and authorizing a transfer of ownership of the police dog and related equipment to Patriot K9 Rescue, Inc., a not-for-profit corporation specializing in the care of retired police dogs, as authorized under the Police Dog Retirement Act.
- M-3. [220322](#) **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 October 15, 2022 located at 800 E. Roosevelt Road. Staff requests a waiver of first reading. (DISTRICT #6)

Other Ordinances on First Reading**A. [220236](#)****PC 22-20: 4-44 Yorktown Center, Yorktown Commons Parcel 4 -****D.R. Horton Townhomes**

The Plan Commission submits its recommendation to approve an Ordinance granting the following actions on the subject property located within the B3PD Community Shopping District Planned Development: Pursuant to Section 155.504 (A) (major changes in a planned development) of the Lombard Zoning Ordinance, amend the Yorktown Commons Planned Development Form Based Code, as stated in Section IV(E) and established by Ordinance No. 7177, as follows:

1. Amend the build-to lines for the proposed attached single-family (townhouse) residential development to be located on Lot 4 of the Yorktown Commons Phase I Subdivision in the following respects:
 - a. To account for required separation distances between buildings and public utilities, provide for a major change to the southern build-to line to allow for the exterior building elevation to be located more than 12 feet behind the south property line, where a 12-foot build-to line was established for townhouses;
 - b. To account for required separation distances between buildings and public utilities, provide for a major change to the eastern build-to line to allow for the exterior building elevation to be located more than 30 feet behind the east property line, where a 12-foot build-to line was established for townhouses;
2. Approve an attached single-family residential development based upon the submitted plans, pursuant to Ordinance 7177 and through Section 155.511 of the Lombard Zoning Ordinance (Site Plan Approvals) and as deemed appropriate; and
3. Approve a preliminary plat of subdivision. (DISTRICT #3)

Legislative History

7/18/22	Plan Commission	continued
8/3/22	Plan Commission	recommended to the Corporate Authorities for approval subject to conditions

Ordinances on Second Reading

B. [220029](#)**PC 22-02: 400 E St. Charles Road - New Directions Housing
(Request of Petitioner to Continue to October 6, 2022/ Motion to
Further Continue to the December 1, 2022 Village Board Meeting.**

The Plan Commission submits its recommendation that the Village take the following actions on the subject property located within the R4PD Planned Development (Oakview Estates Planned Development):

1. Pursuant to Section 155.504 (A) (major changes in a planned development) of the Lombard Zoning Ordinance, approve an Ordinance amending the Oakview Estates Planned Development, as established by Ordinance No. 5488 and amended by Ordinance No. 7342. For the subject property, the amendment would change the land use from attached single-family (townhomes) to multiple-family dwellings. (DISTRICT #4)

Legislative History

1/24/22	Plan Commission	continued
2/21/22	Plan Commission	recommended to the Corporate Authorities for approval with conditions
3/17/22	Village Board of Trustees	continued
4/7/22	Village Board of Trustees	continued
5/5/22	Village Board of Trustees	continued
6/16/22	Village Board of Trustees	continued
7/21/22	Village Board of Trustees	passed on first reading
8/18/22	Village Board of Trustees	continued

Resolutions

Other Matters

X. Agenda Items for Discussion

A. [220281](#)**D.R. Horton, Inc. Midwest (Summit at Yorktown) Economic
Incentive Agreement**

Introduction, and discussion of an Economic Incentive request in an amount of up to \$1,900,000 in Butterfield Road/Yorktown Tax Increment Financing (TIF) funds to cover eligible costs and associated with the redevelopment of the property at 4-44 Yorktown Convenience Center. The ECDC offered its recommendation to direct staff and Village Counsel to draft an incentive agreement for Village Board consideration. Staff is presenting this item to the Village Board for informational purposes only and will place this item on a future Village Board agenda once the agreement is completed.

XI. Executive Session

To Discuss: Collective Negotiating Matters

*To Discuss: Information Regarding the Appointment, Employment or Dismissal of an
Employee or Officer of the Village*

XII. Reconvene

XIII. Adjournment