

Village of Lombard

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



Meeting Agenda

Thursday, March 3, 2022

6:00 PM

Revised March 1, 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

II. Roll Call

III. Public Hearings

[220071](#)

BOT 22-01; Annexation Agreement Public Hearing - Norbury Crossings Subdivision

Pursuant to State Statutes (65 ILCS 5/11-15.1-1 through 5/11-15.1-5), the Village is required to hold a public hearing prior to entering into an annexation agreement related to real property to be annexed to the Village. The petitioner Robert H. Mueller/United Home Builders, Inc. requests consideration and approval of an annexation agreement with the Village of Lombard for the currently unincorporated properties at 14, 101, 104 and 112 East 20th Street. Upon approval of the annexation agreement and annexation, the petitioner intends to demolish existing structures on the properties and construct a 19-lot single-family residential subdivision, per the submitted plans.

IV. Public Participation

V. Approval of Minutes

Minutes of the Regular Meeting of February 17, 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. [220061](#) **Approval of Village Payroll**
For the period ending February 12, 2022 in the amount of \$897,652.95.
- B. [220062](#) **Approval of Accounts Payable**
For the period ending February 18, 2022 in the amount of \$872,141.67.
- C. [220077](#) **Approval of Accounts Payable**
For the period ending February 25, 2022 in the amount of \$1,059,796.96.

Ordinances on First Reading (Waiver of First Requested)

- D. [220065](#) **An Ordinance Amending Title IX, Chapter 92, Section 92.17 of the Lombard Village Code in Regard to Waste Collection and Disposal**
Request to amend the Village Code to reflect the fee rates that are adjusted each April 1st. Staff is requesting a waiver of First Reading. (DISTRICTS - ALL)
- E. [220066](#) **Ordinance Vacating a Portion of Public Right of Way North of Madison Street, 20 West Madison Street (3/4 Vote of the Trustees Required, 5 of 6)**
Request for vacation of the Right-of-Way adjacent to 20 W. Madison Street. Staff is requesting a Waiver of First Reading. (DISTRICT #6)
- F. [220067](#) **Ordinance Vacating a Portion of Public Right of Way North of Madison Street, 591 South Park Road (3/4 Vote of the Trustees Required, 5 of 6)**
Request for vacation of the Right-of-Way adjacent to 591 S. Park Avenue. Staff is requesting a Waiver of First Reading. (DISTRICT #6)
- G. [220069](#) **Purchase of (1) One New Ford F-150 4X4 and an Ordinance Declaring Village Unit ST-300 as Surplus, and Authorizing the Sale Thereof**
Request for a waiver of bids and award a contract to Roesch Ford in the amount of \$28,558.00. The vehicle will be purchased through the Suburban Purchasing Cooperative (SPC Contract #187), of which the Village is a member. Approval of an Ordinance declaring Unit ST-300, a 2006 Ford F-150, as surplus and authorizing its sale and/or disposal. Staff requests a waiver of first reading.

Other Ordinances on First Reading

Ordinances on Second Reading

H. [210361](#)

PC 22-03: Keeping Chickens as an Accessory Use

The Plan Commission submits its recommendation to approve the above-referenced petition. The petitioner, the Village of Lombard, is requesting an ordinance approving text amendments to the following Sections of the Village Code, and other relevant sections for clarity regarding the keeping of chickens as an accessory use:

1. Amend Section 155.212 to add chicken coops to the list of permitted obstructions, in the rear yard;
2. Create a new Section 155.227: Keeping Chickens as an Accessory Use to establish regulations on bulk requirements such as setbacks and height; and
3. Amend Section 155.802 to add definitions related to chickens.
4. Per the recommendation of the Economic and Community Development Committee, amend Section 90.04 (nuisance provisions) of the Village Code to strike prohibitions pertaining to chickens, and
5. Amend Section 150.141 of the Village Code setting the fee schedule for chicken coops. (DISTRICTS - ALL)

Legislative History

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|----------|--|---|
| 11/17/21 | Economic & Community Development Committee | approve as amended |
| 12/16/21 | Village Board of Trustees | approved |
| 1/24/22 | Plan Commission | recommend to the Corporate Authorities for approval with conditions |
| 2/17/22 | Village Board of Trustees | passed on first reading |
| 2/17/22 | Village Board of Trustees | passed on first reading |

Resolutions

I. [220059](#)

Charles Lane Basin Improvements, Professional Engineering Services

Approving a contract with Engineering Resource Associates of Warrenville in an amount not to exceed \$67,942.00 for improvements to the Charles Lane storm water basin. (DISTRICT #1)

J. [220063](#)

Sanitary Sewer Investigation Program, North Grace Street Area

Approving a contract with Baxter and Woodman in the amount not to exceed \$123,665.00 for Sanitary Sewer Investigations. (DISTRICT #4)

Other Matters

- K. [220060](#) **Finley Sanitary Lift Station Pump Purchase****
Request for a waiver of bids and award of contract to Xylem Water Solutions, Inc. in the amount not to exceed \$27,550.00. (DISTRICT #1)
- L. [220068](#) **HVAC Maintenance Contract PWO 2106****
Request for waiver of bids and award of contract to Season Comfort in an amount not to exceed \$29,578.00. This is for year two of a two year contract. (DISTRICTS #3, #4, #6)
- M. [220070](#) **Parkway, Turf and Landscape Restoration****
Award of a contract to Uno Mas Landscaping in the amount not to exceed \$50,000.00. This is the first of two possible one-year extensions. The initial contract was approved at the October 23, 2020 Board of Trustees meeting. (DISTRICTS - ALL)
- M-2. [220078](#) **Civic Center Valve Replacement Project 2022****
Request a waiver of bids and award of a contract to Dahme Mechanical Industries, Inc., the lowest responsible proposal of three (3) proposals received, in an amount not to exceed \$31,888.00. To expedite construction and to minimize construction observation time, proposals were directly solicited from three (3) pre-selected contractors. (DISTRICT #6)
- N. [220058](#) **Historic Preservation Commission - Annual Report****
Request from the Lombard Historic Preservation Commission that the Village Board acknowledge receipt of the LHPC 2021 Annual Report.
- O. [220064](#) **Granicus One year Agreement****
Request to approve a one-year agreement with Granicus in the amount of \$33,738.74 for Legistar agenda management and supporting broadcast services.

IX. Items for Separate Action**Ordinances on First Reading (Waiver of First Requested)****Other Ordinances on First Reading**

- A. [220072](#) **BOT 22-01: 14, 101, 104 and 112 E. 20th Street - Norbury Crossings Subdivision, Annexation Agreement.****
The Petitioner Robert H. Mueller/United Home Builders, Inc. requests that the Village grant approval of an ordinance authorizing the execution of an annexation agreement in regard to the subject property (two-thirds of Corporate Authorities vote required for Corporate Authorities vote required for approval (5 of 7) per 65 ILCS 5/11-15.1-3) (DISTRICT #3)

B. [220073](#) BOT 22-01: 14, 101, 104 and 112 E. 20th Street - Norbury Crossings Subdivision, Annexation.

The Petitioner requests that the Village approve an ordinance annexing the subject property. (DISTRICT #3)

C. [220028](#) PC 22-01: Norbury Crossings Subdivision - 14, 101, and 112 E. 20th Street

The Plan Commission transmits its recommendation regarding the above-referenced petition. The petitioner request that the Village take the following actions by ordinance on the subject property, located within the DuPage County R-4 Single Family Residence District:

1. Upon annexation approve a map amendment from the R0 Single Family Residence District to the R2 Single-Family Residence District (Lombard);
2. Pursuant to Section 155.407(C) of Village Code, establish a new planned development for the property, including relief from the following standards, as set forth more fully as follows:
 - a. Pursuant to Section 154.507(D) of Village Code, approve variations for stormwater outlots as follows:
 - i. For Outlot A, a variation to allow an outlot with a frontage width of zero feet abutting an improved public street, where 20 feet is required;
 - ii. For Outlot C, a variation to allow an outlot with a frontage width of 10 feet abutting an improved public street, where 20 feet is required; and
 - iii. For Outlot D, a variation to allow an outlot with a frontage width of 12 feet abutting an improved public street, where 20 feet is required.
 - b. Pursuant to Section 155.407(D) of Village Code, approve deviations for lot area as follows:
 - i. For Lot 1, allow a lot area of 6,766 square feet, where 7,500 square feet is required;
 - ii. For Lot 2, allow a lot area of 6,906 square feet where 7,500 square feet is required;
 - iii. For Lot 7, allow a lot area of 6,644 square feet where 7,500 square feet is required;
 - iv. For Lot 9, allow a lot area of 7,444 square feet where 7,500 square feet is required;
 - v. For Lot 15, allow a lot area of 6,824 square feet where 7,500 square feet is required;
 - vi. For Lot 16, allow a lot area of 6,477 square feet where 7,500 square feet is required;
 - c. Pursuant to Section 155.407(E) of Village Code, approve deviations for lot width as follows:
 - i. For Lot 1, allow a lot width of 58 feet where 60 feet is required;

- ii. For Lot 9, allow a lot width of 51.3 feet where 60 feet is required;
- d. Pursuant to Section 155.407(F)(1) of Village Code, approve a deviation to allow a minimum front yard setback of 30 feet for Lots 1 through 19, irrespective of the front yard setback of existing single-family dwellings on abutting lots;
- e. Pursuant to Section 155.407(H) of Village Code, approve deviations for open space as follows:
 - i. For Lots 1, 2, 7, 9, 15 and 16, approve deviations for minimum open space in order to allow 3,750 SF of lot coverage, with the remaining lot area being provided as open space; and
- 3. Approve a preliminary plat of subdivision.
(DISTRICT #3)

Legislative History

1/24/22

Plan Commission

recommend to the Corporate Authorities for approval with conditions

Ordinances on Second Reading

Resolutions

Other Matters

X. Agenda Items for Discussion

XI. Executive Session

XII. Reconvene

XIII. Adjournment