

CITY OF HIGHWOOD
COMMITTEE OF THE WHOLE MEETING
CITY COUNCIL CHAMBERS
Tuesday April 16, 2019 at 6:00 P.M.
MINUTES

CALL TO ORDER

1. Roll Call

Present: Mayor Pecaro

Aldermen: Falberg, Fiore, Hospodarsky, Levi, Peterson, Slavin (6)

Absent: None

Also Present: City Manager Coren, City Attorney Jablecki, Assistant City Manager Martin (acting as recording secretary), Administrative Assistant Litjens, and City Treasurer Jalonek.

2. Public Hearing - None

3. Review of Minutes to be Approved

3.1. City Council: March 19, 2019

3.2. Committee of the Whole: March 19, 2019

Minutes will be approved at the Regular City Council meeting this evening.

4. Appointments (Mayor Pecaro) – None

5. Review of Bill Warrant List

5.1. 04/16/2019 AP Warrant List Alderman Peterson suggested that staff look into the community calling feature from CivicPlus. The Council noted their intention to approve this item at the regular meeting.

6. Unfinished Business - None

7. New Business

7.1 Consideration of a Resolution Approving an ARC Application for Outdoor Seating Area/Beer Garden at Beermiscuous Located at 552 Sheridan Road. The Council noted the ARC's appreciation for this design and that it has been suggested as an example installation. The Council noted their intention to approve this item at the regular meeting.

7.2 Consideration of a Resolution Approving an ARC Application for Outdoor Seating Area at La Plancha Loca Located at 548 Sheridan Road. The Council agreed that the outdoor seating area design was appropriate. The Council noted their intention to approve this item at the regular meeting.

7.3 A Display of Appreciation for Joe Davis. The Council noted their appreciation of Mr. Joe Davis, who was leaving the ARC after many years of service. Mayor Pecaro offered his thanks for Mr. Davis' community service.

7.4 A Presentation by NSSRA Executive Director Craig Culp. Mr. Culp discussed their capital campaign for the NSSRA noting that they have a contract to purchase a new building. They will be requesting that all member communities approve the purchase at a subsequent meeting. The Council noted their unanimous support.

- 7.5 An Introduction of the New Executive Director of the Highwood Public Library. Library President Lucy Hospodarsky introduced Carmen Platen the new executive Director of the Highwood Library. Ms. Platen provided a presentation on her background and described the new Library vision that will align services and programs with unique education, information, and inspirational goals. She succeeds John Mitchell, who served as the Director for the past six years. The Council welcomed Ms. Platen and noted the City's support of the Highwood Library initiatives.
- 7.6 A Discussion on the February 2019 Treasurer's Report. Mr. Jalonek presented the February 2019 Treasurer's report. The Council noted their intention to approve this item at the regular meeting.
- 7.7 A Presentation by Kenneth Shane and Mike Gaggioli on a Concept for a Development on the Properties at 112 and 118 S. Central Avenue. Mr. Shane and Mr. Giaggioli presented the item providing a history of the property and detailing the proposed project. A location map, site plan and elevations were provided. The plan included five buildings with 10/12 units on the combined through-lot composed of two parcels. The Council discussed this item at length. The Council was unanimous in noting that the proposed density was too high for the property and location, and that the City has been seeking to reduce residential density for a number of years. Mayor Pecaro noted that the existing zoning of the property is R-2 single family and that the City also recently downzoned a number of other properties in the vicinity from R-3 to R-2, following the vision set forth in the Comprehensive Plan passed in 2013. Alderman Falberg and others noted approving this concept would further entrench uses not compatible with R-2 zoning in the neighborhood and throughout the community and undermine the progress that has been made to date in this regard. Mr. Shane and Mr. Giaggioli accepted the direction of the Council and stated they would modify the proposal.
- 7.8 Consideration of a Motion Authorizing the City Manager to Execute a First Amendment to the Wireless Communications Lease Between the City of Highwood and Motorola Solutions, Inc. City Manager Coren requested that this item be deferred to the next Council meeting.
- 7.9 Consideration of an Ordinance Amending Section 3-10-2 of the Highwood City Code to Provide for an Increase in the Vehicle Fuel Tax from \$.05 to \$.07 per gallon. The Council discussed this item at length. Aldermen Levi expressed his opposition to additional taxes being levied. Alderman Falberg noted that he preferred to keep the Highwood gas stations competitive compared to adjacent communities. Alderman Hospodarsky felt that a small increase would not impact the competitiveness of the Highwood businesses and that the additional funds could be dedicated to road repairs. Alderman Slavin noted that a significant portion of the tax would be paid by non-residents. The Council agreed that they would not consider the ordinance at the Council meeting, however, they agreed to review additional information on proposed capital projects that may be funded by an increase in the gas tax.
- 7.10 Consideration of an Ordinance Regarding Zoning Variations for 500 Sheridan Road-Parking Variance. *Noting an interest in this property Alderman Falberg recused himself for this item and left the Council Chambers at 7:10pm.* The Petitioner 28 Mile Vodka Co. LLC seeks a variation from the City of Highwood Zoning Regulations, Title 11, Chapter 8, Section 11-8-5(A), for a reduction in the required number of parking spaces for outdoor seating as an accessory use to the distillery. Per the Highwood Zoning Regulations, based on the proposed square footage and use of the location, Petitioner would require 39 parking spaces for their proposed use. There are currently five parking spaces dedicated to the Property plus there is surrounding street parking. The petitioner therefore seeks a reduction from 39 spaces to 5 spaces, and offers to provide an assessment in lieu of parking per Section 11-8-5B of the Highwood Zoning Ordinance. The Council discussed the proposed variance and agreed with the recommendation that it met the standards

of the code and promoted the goals of the underlying zoning district. The Council noted their intention to approve this item at the regular meeting. *Alderman Falberg was called back to the Chambers.*

- 7.11 Consideration of an Ordinance Amending Chapter VII, Section 1(c) – “Initial Appointment” – of the Rules and Regulations of the Board of Fire and Police Commissioners of the City of Highwood. City Manager Coren and Attorney JaBlecki noted that the purpose of the ordinance is to allow the BOFPC to hire lateral candidates who have been certified by the Illinois Law Enforcement Training Standards Board and have worked with another law enforcement agencies within the State but for less than a two year period. The Council noted their intention to approve this item at the regular meeting.
- 7.12 Consideration of a Resolution Forgiving \$93,216.27 Owed to the City of Highwood Water Fund by the City of Highwood Capital Projects Fund. City Manager Scott Coren noted that the Capital Projects Fund currently owes the Water Fund \$93,216.27 related to the 2015 Capital Projects related to the reconstruction of Pleasant Avenue, Highwood Avenue and North Avenue and the water distribution improvements made at the same time such as water main lining and replacement, removing water meter pits and replacing valves. The Council noted their intention to approve this item at the regular meeting.
- 7.13 Consideration of a Resolution Accepting a Bid from Morton Salt, Inc. and Authorizing the City Manager to Purchase up to 1,200 Tons of Salt for the 2019-2020 Winter Season. City Manager Coren noted that as part of the City’s salt contract, the municipalities can renew for the upcoming year for a 5% increase making the price this year \$66.61 for the first 1,200 tons and \$71.61 for all salt purchased between 1,201 and 1,500 tons. The City will be required to purchase at least 800 tons of salt. The Council noted their intention to approve this item at the regular meeting.
- 7.14 Consideration of an Ordinance Approving Certain Amendments To The Highwood City Code Pertaining To Fees And Charges And Sections Related Thereto And Amending The Comprehensive Fee Schedule. Assistant City Manager Martin noted that previously the City Council approved a comprehensive fee ordinance coalescing the City’s fees into one code section. In consultation with the City’s codifier there are several modifications still required to clean up the remainder of the code. Several major changes were noted including: 1) the Repeal of the *Public Entrainment* section regulating “Dancing Establishments”, 2) the repeal of the *Electrical Contractor Registration* section requiring electrical contractors register with the City for \$25, 3) the repeal of the *Taxicab* section, and 4) amendments to the Dog Licensing section requiring rabies tags and vaccination via the Lake County Health Department and removing the city license requirement. The Council noted their intention to approve this item at the regular meeting.
- 7.15 Consideration of a Resolution Ratifying the Adoption of Written Design Standards for Small Wireless Facilities within the City. Attorney Jablecki noted that The City Council previously passed an Ordinance that repealed Section 8-1-2-1 and added a new Chapter 9 to Title 8 of the City Code in order to regulate the permitting and deployment of small wireless facility installations consistent with the requirements of the Small Wireless Facilities Deployment Act, P.A. 100-0585. The Act provides the regulations and processes for permitting and deploying small wireless facilities within rights-of-way and on private property throughout Illinois. As specified in the Ordinance, the City can require compliance with certain design and stealth standards. The Council noted their intention to approve this item at the regular meeting

8. Executive Session (If Necessary) - None

9. Any Action Necessary Coming Out of Executive Session - None

10. Adjournment: Moved by Alderman Fiore seconded by Alderman Hospodarsky to adjourn the meeting. All present voting aye, by voice vote, the motion carried. Mayor Pecaro adjourned the meeting at 7:50 P.M.

Respectfully Submitted,

A handwritten signature in black ink, appearing to read "C. A. Martin". The signature is stylized and written in a cursive-like font.

Christopher A. Martin
Assistant City Manager