

CALL TO ORDER

President Lynam calls to order the Village of East Dundee Special Village Board Meeting at 6:00 p.m.

ROLL CALL:

Trustees Kunze, Brittin, Sauder, Treiber and President Lynam. Trustees Mahony and Saviano were absent.

Also in attendance: Village Administrator Erika Storlie, Director of Public Works Phil Cotter, Building Inspector Chris Ranieri, Management Analyst Franco Bottalico, Attorney Lance Malina, Engineer Joe Heinz and Clerk Katherine Diehl.

PLEDGE OF ALLEGIANCE: Recited

PUBLIC COMMENT:

Thomas Walla, Resident – Water Street, East Dundee

Walla addressed the Village Board with his concern of truck traffic and excessive speed on Water Street. He would like the speed limit reduced and would also like to see the traffic study report that was conducted. He will submit a FOIA request for the traffic study.

Bill Schmidt, Resident – Fallbrook Court, East Dundee

Schmidt voice his concerns about any plan for the D'Angelo property to be zoned for multiple family residential in the future that would allow for apartments to be built on the property.

Marc Quattrocchi, Fire Inspector – East Dundee Fire District

Quattrocchi introduced himself to the Village Board. He stated that he was hired as a full-time member in April and plans to be more involved in the area and with the events in town. He will be appearing at future Village Board meetings to stay informed with the village happenings.

CONSENT AGENDA:

- a. **Motion to Approve the Regular Village Board Meeting Minutes Dated July 18, 2022**
- b. **Motion to Approve the Special Village Board Meeting Minutes Dated August 8, 2022**

Motion to approve the consent agenda by Kunze/Brittin.

Roll: Ayes – 4 - Trustees Kunze, Brittin, Treiber and Sauder. Nays – 0. Absent – 2 – Trustees Saviano and Mahony. Motion passes.

OTHER AGENDA ITEMS:

- a. **Discussion and Consideration of an Ordinance Increasing the Number of Class B-5 Liquor Licenses and Amending the Number of Video Gaming Permits (Circle K)**

Motion to approve an Ordinance Increasing the Number of Class B-5 Liquor Licenses and Amending the Number of Video Gaming Permits (Circle K) by Kunze/Treiber.

Discussion:

Administrator Storlie explained that this is a similar request to the one approved for the Marathon Convenience Store last month. Circle K Owner, Saurin Patel, stated that he purchased the property in November 2021. He said that he is not on the same playing field as other fuel stations that have video gaming.

Roll: Ayes – 4 - Trustees Kunze, Brittin, Treiber and Sauder. Nays – 0. Absent – 2 – Trustees Saviano and Mahony. Motion passes.

b. Discussion and Direction Regarding a Depot Rental Application for a Blood Drive Event and the Approval of a Class F Special Events Liquor License (Eastside Café)

Motion to Discuss and Provide Direction Regarding a Depot Rental Application for a Blood Drive Event and the Approval of a Class F Special Events Liquor License (Eastside Café) by Brittin/Sauder.

Dave Wittrock addressed the Village Board with his request to host the 20th Annual Blood Drive at The Depot in partnership with Duke Seward. He is also requesting approval of a special events liquor license for Eastside Café to serve alcoholic beverages. Seward advised that the blood drive bus will be stationed in the municipal parking lot behind the Caboose. Trustee Brittin voiced concerns of having the event downtown on a holiday weekend and the live music possibly interfering with the live music of the local establishments. Seward advised that he has spoken with several owners of the local establishments, and they were fine with the event. He said the area businesses will benefit from the event. President Lynam was not in favor of having alcoholic beverages served in conjunction with a blood drive event and stated he is also concerned with security. Seward advised that he has hired a security team for the event that will be checking IDs as well. In response to the applicant requesting to use the village's white fencing, Administrator Storlie stated that due to this being a holiday weekend, the fence will not be dissembled until Tuesday morning.

Motion to approve a special event application for a blood drive event and a Class F special events liquor license with the condition that local businesses sign an acknowledgment of the event and that recommended practices by village staff and the Chief of Police are followed by Brittin/Sauder.

Roll: Ayes – 4 - Trustees Kunze, Brittin, Treiber and Sauder. Nays – 0. Absent – 2 – Trustees Saviano and Mahony. Motion passes.

c. Motion to Approve an Ordinance Amending Section 157.086, Special Uses, to Include Language Regarding Special Use Transferability and Expiration

Motion to Approve an Ordinance Amending Section 157.086, Special Uses, to Include Language Regarding Special Use Transferability and Expiration by Kunze/Sauder.

Discussion:

Ms. Chavez, Springwood Avenue resident, addressed the Village Board with her disapproval of a multi-family zoned community. She stated that her property borders the proposed maternity group home property. Attorney Molina explained that the underlying zoning will remain the same. But a special use is being created for the underlying zoning. Building Inspection Ranieri added that R-4 zoning already has classification for Group Homes and Single-Family homes. *Maternity Group Home* will be added as a subcategory for this classification. He stated that this special use is only granted to Redeeming Life Outreach Ministries and the use would not transfer to any other future owner of the property.

Roll: Ayes – 4 - Trustees Kunze, Brittin, Treiber and Sauder. Nays – 0. Absent – 2 – Trustees Saviano and Mahony. Motion passes.

d. Motion to Approve an Ordinance Amending the East Dundee Zoning Ordinance to add a New Special Use in the R-4 General Residence District for Maternity Group Homes, add a Definition for Maternity Group Homes and add Use-Specific Standards for Maternity Group Homes

Motion to Approve an Ordinance Amending the East Dundee Zoning Ordinance to add a New Special Use in the R-4 General Residence District for Maternity Group Homes, add a Definition for Maternity Group Homes and add Use-Specific Standards for Maternity Group Homes by Brittin/Kunze.

Discussion:

Trustee Kunze stated that 2 parcels are only partially included and asked how much land of these 2 parcels are included in the overall 14-acre lot. He requested that maps be included in the meeting packet in future for reference. Attorney Janet Johnson, representing Redeeming Life Outreach Ministries, handed out copies of the survey to the Board Members and provided an explanation. Trustee Kunze asked if the existing driveway off Route 72 will require IDOT involvement in any way. Engineer Heinze replied that it only would be required if there is a major traffic change involved. Sheryl DeWitt, representative for Redeeming Life Outreach Ministries, stated that there would be a very small impact on traffic as the residents either do not have vehicles or will be using public transportation.

Roll: Ayes – 4 - Trustees Kunze, Brittin, Treiber and Sauder. Nays – 0. Absent – 2 – Trustees Saviano and Mahony. Motion passes.

- e. Motion to Approve an Ordinance Approving the Rezoning of the Property Commonly Known as 516 East Main Street from the R-2 Single-Family Residence Zoning District and the R-3 Single-Family Residence Zoning District to the R-4 General Residence Zoning District**

Motion to Approve an Ordinance Approving the Rezoning of the Property Commonly Known as 516 East Main Street from the R-2 Single-Family Residence Zoning District and the R-3 Single-Family Residence Zoning District to the R-4 General Residence Zoning District by Kunze/Brittin.

Roll: Ayes – 4 - Trustees Kunze, Brittin, Treiber and Sauder. Nays – 0. Absent – 2 – Trustees Saviano and Mahony. Motion passes.

- f. Motion to Approve an Ordinance Granting a Special Use Permit for Maternity Group Home for the Property Commonly Known as 516 East Main Street**

Motion to Approve an Ordinance Granting a Special Use Permit for Maternity Group Home for the Property Commonly Known as 516 East Main Street by Sauder/Treiber.

Discussion:

Trustee Kunze asked how the Maternity Group home residents learn about the group home. Ms. DeWitt stated that this is not a safe house for women in domestic violence situations. This is a maternity facility for pregnant women in need. The network includes Redeeming Life's website, crisis pregnancy centers and the church community.

Roll: Ayes – 4 - Trustees Kunze, Brittin, Treiber and Sauder. Nays – 0. Absent – 2 – Trustees Saviano and Mahony. Motion passes.

- g. Motion to Approve an Ordinance Amending Section 157.223, Amendments, Regarding Text Amendments and to Include a Section to Allow the Village Administrator to Propose Text Amendments to the Planning and Zoning & Historic Commission**

Motion to Approve an Ordinance Amending Section 157.223, Amendments, Regarding Text Amendments and to Include a Section to Allow the Village Administrator to Propose Text Amendments to the Planning and Zoning & Historic Commission by Treiber/Brittin.

Roll: Ayes – 4 - Trustees Kunze, Brittin, Treiber and Sauder. Nays – 0. Absent – 2 – Trustees Saviano and Mahony. Motion passes.

h. Motion to Approve a Resolution Awarding a Bid to Arrow Road Construction Company in the Amount of \$168,539.60 for the 2022 Street Improvement Project

Motion to Approve a Resolution Awarding a Bid to Arrow Road Construction Company in the Amount of \$168,539.60 for the 2022 Street Improvement Project by Kunze/Treiber.

Roll: Ayes – 4 - Trustees Kunze, Brittin, Treiber and Sauder. Nays – 0. Absent – 2 – Trustees Saviano and Mahony. Motion passes.

FINANCIAL REPORTS:

A. Warrants List \$826,635.83

REPORTS: VILLAGE PRESIDENT and BOARD

Lynam: Reported that several state senators are holding an unclaimed property event tomorrow at the Crystal Lake Library. He also reported that September is *National Library Card Sign Up Month* and to go to the Fox River Valley Library to sign up for a card. Lastly, President Lynam reminded that this week is the Thirsty Thursday Street Fest event.

Brittin: None

Kunze: Asked if there is any update on the parking lot lighting issue at the River Valley Shopping Center. Building Inspector Ranieri stated that the new owner of the shopping center has applied for a permit to replace the light poles and have LED lights installed on his property, which is the northern end of the mall. It still has not been determined where the non-working lights in question are hooked up to. Administrator Storlie stated that she could reach out to the Village's ComEd External Affairs Coordinator. Trustee Kunze stated that once the owner of the property is identified, he would like staff to reach out to that individual to discuss. Kunze then asked why committee meetings are not video recorded. Administrator Storlie offered to add this as a discussion item for a future meeting and prioritize which meetings to do this for.

Mahony: None

Sauder: Reported that the Arts Council is purchasing paint for upcoming projects.

Saviano: None

Treiber: Commented that the Big Chair at The Depot looks great after it's makeover and the downtown looks fantastic with the new pavers.

REPORTS: STAFF

Village Administrator: None

Assistant Village Administrator: None

Village Attorney: None

Police Chief: None

Public Works Director: None

Building Official: Ranieri advised that the High Street project has been moving dirt and should be completed next April.

Finance Director: None

Village Engineer: None

EXECUTIVE SESSION: Yes

Special Village Board Meeting
Village of East Dundee
Kane County, Illinois
August 22, 2022

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Motion to adjourn the Regular Village Board meeting at 7:15 p.m. to Executive Session for (c)(6) Sale of Property and (c)(5) Acquisition of Property by Brittin/Sauder.

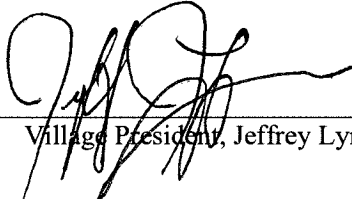
Roll: Ayes – 4 - Trustees Kunze, Brittin, Treiber and Sauder. Nays – 0. Absent – 2 – Trustees Saviano and Mahony. Motion passes.

The Village Board will not be taking any action in Executive Session and will therefore, not be returning to the Special Board Meeting.

Respectfully submitted,

Katherine Diehl

Attest: Katherine Diehl
Village Clerk, Katherine Diehl

By: 
Village President, Jeffrey Lynam