

1. CALL TO ORDER

President Lynam calls to order the Village of East Dundee Special Village Board Meeting at 6:03 p.m.

2. ROLL CALL:

Trustees Mahony, Andresen, Kunze, Brittin, Saviano, Treiber and President Lynam.

Also in attendance: Administrator Jennifer Ramsay (Serving as Recording Secretary), Assistant Administrator Brad Mitchell, Deputy Police Chief Schenita Stewart, Building Inspector Chris Ranieri, Village Engineer Joe Heinz, and Village Attorney Lance Malina.

3. PLEDGE OF ALLEGIANCE: Recited

4. PUBLIC COMMENT (Agenda items only):

Resident Nancy Fulhorst expressed her concerns about Agenda Item 6b, a request for a special use permit for an axe throwing establishing. She is concerned about noise and on-street parking that currently occurs in the downtown and the additional noise she believes will be created by the axe throwing establishment.

Resident Tom Walla stated that residents seeking a response from the Village, regarding noise or other matters, should contact the Village and the Village Board.

5. CONSENT AGENDA: None

6. OTHER AGENDA ITEMS:

a. Discussion and a Motion to Approve an Ordinance of the Village of East Dundee, Cook and Kane Counties, Illinois approving a special use permit for the operation of a banquet hall located at 485 Dundee Avenue, East Dundee, IL 60118 in the B-3 Service Business District

Motion to Approve an Ordinance of the Village of East Dundee, Cook and Kane Counties, Illinois approving a special use permit for the operation of a banquet hall located at 485 Dundee Avenue, East Dundee, IL 60118 in the B-3 Service Business District was made by Trustee Mahony, seconded by Trustee Andresen.

Petitioner Shirly Singleton explained her intention to lower the music volume at 10:30 p.m. She answered questions from the Village Board regarding her business plan, past experience, and intended investment into the building. Building Inspector Ranieri explained that repairing the parking lot is a condition of the special use permit and the location of the address where the banquet hall would be located. Petitioner Singleton stated that live music would be permitted if it was requested by her client but that noise volume would be monitored. Administrator Ramsay explained the condition regulating the hours of operation within the ordinance and stated that there were very little concerns expressed at the Planning and Zoning Commission meeting.

Trustee Mahony called the question.

Roll: Ayes – 6 – Trustees Mahony, Andresen, Kunze, Brittin, Saviano and Treiber. Nays – 0. Absent – 0. Motion carries.

b. Discussion and a Motion to Approve an Ordinance of the Village of East Dundee, Cook and Kane Counties, Illinois approving a special use permit for the operation of a game room (for an axe throwing lounge) located at 315 4th Street, East Dundee, IL 60118 in the B-1 Service Business District

Motion to Approve an Ordinance of the Village of East Dundee, Cook and Kane Counties, Illinois approving a special use permit for the operation of a game room (for an axe throwing lounge) located at 315 4th Street, East Dundee, IL 60118 in the B-1 Service Business District was made by Trustee Andresen, seconded by Trustee Mahony.

Trustee Andresen stated that in his experience, the noise created by an axe throwing lounge is not excessively loud. President Lynam agreed. Administrator Ramsay explained that any future request for outdoor axe throwing would require a text amendment and that the petitioner has expressed their intent to request a liquor license. President Lynam asked whether patrons would bring their own axes. Administrator Ramsay confirmed some patrons would be bringing their own axes. There was some discussion on what the Village could do to require that axes being transported be concealed. Trustee Kunze asked about the dumpsters and the gravel parking lot adjacent to the building. After some discussion, it was agreed that the ordinance should include a condition preventing the gravel lot from being used for parking without the required improvements, or be otherwise improved with grass or a patio. It was also agreed to add the repair of the retaining wall on the east side of the property as a condition. Trustee Kunze expressed his concerns about the lack of fencing on this property and other commercial properties in the downtown. He suggested that the Village consider paying for uniform fencing to separate adjacent properties from the commercial properties. After some discussion, the Village Board decided not to add any fencing requirements to the proposed ordinance. The Petitioner arrived and confirmed that they would like to see a patio on the gravel lot. They also confirmed that patrons would be, at times, bringing their own axes to the establishment and that some noise would be generated by the business.

Trustee Andresen amended his motion to add the following two conditions (1) that the gravel lot not be utilized for parking unless the Village's parking lot requirements have been satisfied, or that the gravel lot be otherwise improved and (2) that the retaining wall located on the east side of the property be repaired. Trustee Mahony seconded the amended motion.

Roll: Ayes – 6 – Trustees Mahony, Andresen, Kunze, Brittin, Saviano and Treiber. Nays – 0. Absent – 0. Motion carries.

c. Discussion and a Motion to Approve an Ordinance Authorizing a Development Agreement By and Between the Village of East Dundee, Chicago Title Land Trustee Company, and HS Development AM, LLC (High Street Logistics Development)

Motion to Approve an Ordinance Authorizing a Development Agreement By and Between the Village of East Dundee, Chicago Title Land Trustee Company, and HS Development AM, LLC (High Street Logistics Development) was made by Trustee Mahony, seconded by Trustee Andresen.

Administrator Ramsay summarized the contents of the agenda item including the terms of the three party development agreement between the Village, High Street, and Plote. She explained the zoning and waiver requests that would be coming back to the Village Board for their consideration. Trustee Kunze asked about the landscaping plan. Engineer Heinz confirmed that the landscaping plan complies with the Village Code. Trustee Mahony asked about the materials that will be used for the façade of the building. High Street representatives confirmed that the material would be precast concrete and that the building would look similar to the Altorfer CAT building.

Roll: Ayes – 6 – Trustees Mahony, Andresen, Kunze, Brittin, Saviano and Treiber. Nays – 0. Absent – 0. Motion carries.

d. Discussion and Approval of a Motion Terminating the Lease Agreement with Save-A-Vet for the Property at 408 Barrington Avenue

Motion Terminating the Lease Agreement with Save-A-Vet for the Property at 408 Barrington Avenue was made by Trustee Brittin, seconded Trustee Mahony.

Administrator Ramsay provided background on the lease, the condition of the property, and the Save-A-Vet organization. Trustee Kunze asked about Save-A-Vet's opinion. Administrator Ramsay stated that she had not heard back from Save-A-Vet but that she believed Save-A-Vet would be disappointed by the termination. Building Inspector Ranieri confirmed that the property needed improvements for future occupancy.

Roll: Ayes – 6 – Trustees Mahony, Andresen, Kunze, Brittin, Saviano and Treiber. Nays – 0. Absent – 0. Motion carries.

7. FINANCIAL REPORTS:

- a. Warrants List FY21 \$293,664.09**

8. VILLAGE PRESIDENT AND BOARD REPORTS

Lynam:

President Lynam reported that the IML conference is approaching. He stated there is a need for volunteers for Oktoberfest. He asked about the condition of the River Valley Square façade and Building Inspector Ranieri stated that the property owners are working on it. He also asked about the façade on River Valley Square.

Mahony:

Trustee Mahony asked when the next Village Board meeting would be. The Village Board reached a consensus that the next meeting would be held on September 20, 2021.

Andresen: None

Kunze:

Trustee Kunze asked about the POD in the parking lot behind 311 Barrington Avenue. Building Inspector Ranieri explained that the POD is for Black and Gray and that a dumpster will be placed in the parking lot during Black and Gray's expansion.

Saviano: None

Brittin: None

Treiber: None

9. STAFF REPORTS:

Village Administrator: None

Administrator Ramsay reported that Public Works Director Cotter was ill and therefore not in attendance.

Assistant Village Administrator: None

Village Attorney: None

Village Engineer: None

Police Chief: Not Present

Deputy Police Chief: None

Public Works Director: Not Present

Building Official:

Building Inspector Ranieri reported on a notice of violation for 10 E. Main Street.

Finance Director: None

10. PUBLIC COMMENT (Items not on the Agenda): None

Resident Tom Walla expressed his concerns about the speed limit and truck traffic on Water Street. Administrator Ramsay stated that the Village has received proposals to complete a speed and truck studies on Water Street and that this item will appear on a future Village Board agenda.

11. EXECUTIVE SESSION: Yes

Motion to adjourn the Special Village Board Meeting at 7:49 p.m. for (c)(1) Personnel and Legal Counsel was made by Trustee Andresen, seconded by Trustee Brittin.

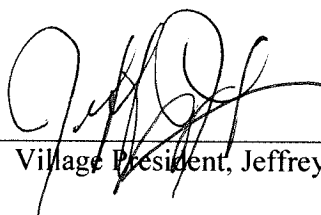
Roll: Ayes – 6 – Trustees Mahony, Andresen, Kunze, Brittin, Saviano, and Treiber.
Nays – 0. Absent – 0. Motion carries, meeting adjourns.

It was announced that the Village Board would not be taking any action in Executive Session and would therefore, not be returning to the Special Board Meeting.

Respectfully submitted,

Jennifer Ramsay, Village Administrator
Serving as Recording Secretary

By: _____



Village President, Jeffrey J. Lynam

Attest: _____



Village Clerk, Katherine Diehl