

**COMMITTEE OF THE WHOLE MEETING
APRIL 21, 2014**

A Meeting of the Village of Lemont Committee of the Whole was held on Monday, April 21, 2014 in the Lemont Village Hall Board Room at 418 Main Street, Lemont, Illinois.

I. CALL TO ORDER – Mayor Reaves called the meeting to order at 7:00 p.m.

II. ROLL CALL – Trustees Debby Blatzer, Paul Chialdikas, Cliff Miklos, Rick Sniegowski, Ron Stapleton and Jeanette Virgilio were present.

Also present were Village staff members George Schafer, Martha Glas, Charity Jones, Mark LaChappell, Linda Molitor, Ralph Pukula, Kevin Shaughnessy and Chris Smith.

III. DISCUSSION ITEMS

A. 931 Singer Ave. Variation

A variation is being requested to allow a proposed detached garage to be accessed from the street as opposed to the alley as required in the R-4A district by code. The currently vacant property is a corner lot in which a home and detached garage will be constructed on the property. The applicant is requesting access to the garage off of Peiffer Ave. The Village Board was in agreement with recommending approval.

B. Birch Path PUD & Annexation and Rezoning Discussion

The developer of Birch Path previously requested a preliminary PUD plan for approval, and discussions with PZC and COW were previously held. A PZC Public Hearing was held on November 20, 2013. The Planning & Zoning Commission added supplemental conditions to the plan, but did not recommend approval. At the December 16, 2013 Committee of the Whole Meeting, discussion continued on the concerns, and outstanding items in which the PUD will not be approved until these items are addressed to the satisfaction of the Village Board.

At this April 21 COW Meeting, staff reviewed the Case History Summary noting the outstanding items from 12/16/13, and discussed the Current Status; each of which is included in the 4/21/14 agenda report. The petitioner submitted a revised site plan with preliminary engineer noting the changes/recommendations. Discussion took place regarding the items which will again be incorporated into the site plan. The PUD will be up for preliminary plat approval at a future Village Board Meeting.

C. Refunding General Obligation Bonds Series 2005 (Sales Tax ARS) and Series 2012B Gateway TIF Discussion

The General Obligation Bonds Series 2005 are callable on September 1, 2014. Bob Vail of Bernardi Securities presented the refinancing and restructuring summaries indicating an estimated savings of \$55,470.00. The 2012B Gateway TIF bonds need to be restructured to match the TIF increment and the marketability of the acquired properties for a \$4,135 savings. The Village Board was in agreement of the refunding and restructuring of the bonds.

D. Eagle Crest Parking

A pilot restricted parking was done last year on the east side of Eagle Crest and it was successful. It is staff's recommendation to make this one side parking permanent during the months of May 1 through October 1 in which parking will be permitted only on the west side of Eagle Crest. The Board suggested that due to the extended activities at the Park District to make it the months of May 1 – November 1. The item will be approved at a future Village Board Meeting.

E. Canal Lease Process

There are four properties which reside on a portion of the canal area which the village leases to. Kallemeyn Collission has a lease that is issued through 2018. Staff would like to make the remaining three leases to be issued through 2018 as well. In addition, staff intends to reassess the amount billed per square foot. The Village Board would like to leave the remaining leases as an annual lease agreement.

F. Channel 6 Program and Vehicle Donation

The Fire Department offered to donate a vehicle to use for a production van. Discussion took place on the feasibility of utilizing this vehicle, but was determined that the Village would not be able to utilize it at this time due to the size, cost to convert it and driver license class limitations.

IV. OLD BUSINESS - None

V. NEW BUSINESS

A. MI Homes

Residential design considerations at Kettering were discussed. They intend to sell off larger lots to other builders.

B. Pension Board

The Board was informed that the Pension Board adopted/revised their investment policy.

C. Emerald Ash Trees

Public Works will determine the priority of those infested trees. The trees need to bud first, so the timing will be at the end of May. Residents can contact the Public Works department to inform them of infested trees which Public Works will then log and monitor. Residents can plant their own trees, but the type would need to be approved.

D. Logan Street Parking

Residents have complained about the two-sided parking on Logan Street. It is the only street around the church that allows two-sided parking.

E. Sports Complex

We are waiting on MWRD regarding direction for cleanup of the property. Mesirow is running the numbers based on the scope of the project.

F. I&M Canal Wall

Public Works and Engineering will talk to some engineers regarding repair of a portion of the I&M Canal wall.

Meeting adjourned at 9:00 PM.