



Village Board Meeting January 5, 2017 6:00 p.m.

1. Call To Order

2. Roll Call

3. Pledge Of Allegiance

4. Open Forum

Participants are advised that the Open Forum procedure is a privilege and should not be abused. Upon completing an Open Forum request form and submitting it to the Village Clerk before the commencement of the meeting, participants will be recognized and given a chance to speak. The time limit to speak is 3 minutes. If deemed necessary by the Village Board, the matter may be referred to Village Staff or may be placed on a future agenda for Board consideration.

All participants are expected to exercise common courtesy and follow any rules of order established or announced by the Village Board and/or Mayor. Candidates for local public office may not use this forum for campaign purposes.

5. Reports

a. Board Reports

- Mayor
- Clerk
- Attorney
- Manager
- Trustees

*Background Of
Subject Matter*

*

Type

Discussion Only

6. Items To Be Removed From Consent Agenda

7. Consent Agenda (Omnibus Vote)

a. Village Board Minutes

i. Board Of Trustee Meeting Minutes

Board to consider approving the minutes of the Village Board meeting held December 8, 2016.

*Background Of
Subject Matter*

Required Parliamentary Procedure.

Type

Motion

Documents:

b. **Finance Ordinance**

i. **Finance Ordinance #16**

Total to be announced at the meeting.

<i>Background Of Subject Matter</i>	*
<i>Type</i>	Ordinance

c. **Purchase Orders**

i. **PO 11040056**

Mid American Water Inc \$22,402.00

<i>Background Of Subject Matter</i>	Fire Hydrants (8)
<i>Additional Background</i>	This is included in the Finance Ordinance, which will be approved simultaneously with the purchase order
<i>Type</i>	Purchase Order
<i>Budgeted</i>	Yes

Documents:

[PO 11040056.PDF](#)

ii. **PO 11040707**

Currie Motors \$28,350.00

<i>Background Of Subject Matter</i>	Fire SUV
<i>Type</i>	Purchase Order
<i>Budgeted</i>	Yes

Documents:

[VRP SUMMARY.PDF](#)

[PO 11040707.PDF](#)

iii. **PO 11040704**

IRMA \$426,812.14

<i>Background Of Subject Matter</i>	Annual Insurance Contribution
<i>Additional Background</i>	This is included in the Finance Ordinance, which will be approved simultaneously with the purchase order
<i>Type</i>	Purchase Order
<i>Budgeted</i>	Yes

Documents:

[PO 11040704.PDF](#)

iv. **Total Of Purchase Orders**

\$477,564.14

Background Of *
Subject Matter
Type Motion

d. **Total Of Purchase Orders And Finance Ordinance #16**

Total to be announced at the meeting.

Background Of *
Subject Matter
Type Motion

8. **Unfinished Business**

9. **New Business**

a. **Commission Appointments**

Board to consider a motion to approve the Mayor's appointment and reappointment of members to the following commissions:

- Fire and Police Commission
- Planning and Zoning Commission
- Environmental Improvement Commission

Background Of Commission members are listed in the attachment, in addition
Subject Matter to the commission appointment requirements.
Type Proclamation

Documents:

[EIC DIVISION.PDF](#)
[PLANNING AND ZONING COMMISSION.PDF](#)
[FIRE AND POLICE COMMISSION.PDF](#)
[COMMISSION APPOINTMENTS 2017.PDF](#)

b. **310 S Hudson Street - Setback Variance**

Board to consider an ordinance requesting a Zoning Code Variance Request from Clark and Karen Neuharth to allow for the construction of a home addition within a required front yard setback in the R-3 Single Family Detached Residence District.

Background Of Planning & Zoning Commission discussed the porch and
Subject Matter garage addition being a positive improvement to the home, the
impact to the adjacent neighbors to the south & that lot
coverage would decrease. Commission made a unanimous
positive recommendation.
Type Ordinance

Documents:

[310 S HUDSON ST VARIANCE ATTACHMENTS.PDF](#)

c. **35 N Cass - Urban Veterinary Associates**

Board to consider an ordinance approving a Downtown Development Grant request in the amount of \$8000 from Dr. Torok in the B-1 Limited Business District.

Background Of Subject Matter New vet requests grant assistance with the cost of updating the building facade and installing new life safety infrastructure improvements. Exterior facade improvements are eligible for a matching grant of up to \$5000, or 50%, whichever is less.

Additional Background Life safety improvements are eligible for a matching grant of up to \$3000, or 50%, whichever is less. There is over \$10,000 remaining in the life safety fund & \$5000 remaining in the facade fund.

Recommendation Facade improvements meet adopted Downtown Design Guidelines & staff recommends approval.

Type Ordinance

Documents:

[35 N CASS FIRE ALARM ESTIMATE.PDF](#)

[35 N CASS FACADE ESTIMATE.PDF](#)

d. **21 N Cass - Martina Studio And Gallery**

Board to consider an ordinance approving a Development Permit request to allow the operation of an artist studio and gallery in the B-1 Limited Business District.

Background Of Subject Matter Applicant requests to operate an artist studio and gallery to fill a vacant tenant space in the Central Business TIF District. Staff recommends approval.

Type Ordinance

Documents:

[21 N CASS DEV PERMIT ART GALLERY.PDF](#)

e. **408-414 N Cass - Request For Extension Of Approvals**

Board to consider an ordinance extending the variance approvals for Westmont Gardens townhomes in the R-4 General Residence District.

Background Of Subject Matter Village Board approved ordinances in June 2014 for a new townhome development. The developer has been working with engineering regarding stormwater concerns & received an extension in September 2016 to finalize permits.

Recommendation The developer has received engineering approval, & is requesting Board approval for a June 2017 deadline to start construction.

Type Ordinance

Documents:

[TOWNHOMES EXTENSION REQUEST.PDF](#)

f. **201 West Ogden Avenue - Temporary Parking**

Board to consider an ordinance approving a request from Marc Iozzo to allow

temporary parking in the B-2 General Business District.

Background Of Subject Matter Ogden Lincoln has surplus inventory which is requested to be stored temporarily at Suburbanite Bowl. The request is through June, but due to other on-site parking needs, staff would not recommend an approval past March.

Type Ordinance

Documents:

[OGDEN LINCOLN TEMP PARKING REQUEST.PDF](#)
[PARKING LEASE.PDF](#)
[FULLSIZERENDER.PDF](#)

g. **428 North Cass Avenue - Westmont Public Library**

Board to consider an ordinance approving a request for a building permit fee waiver of \$1208 and a bond waiver of \$7420 for the Westmont Public Library.

Background Of Subject Matter The Library requests a fee and inspection waiver for an interior building renovation.

Recommendation Staff recommends approval.

Type Ordinance

Documents:

[LIBRARY PERMIT WAIVER REQUEST 2016.PDF](#)
[LIBRARY REMODEL ATTACHMENT.PDF](#)

h. **Surplus Property - Westmont Police Department**

Board to consider an ordinance to declare certain Westmont Police Department equipment as surplus Village Property.

Background Of Subject Matter One bulletproof vest which was custom made for an officer who has resigned and taken employment with another police department. The vest will be purchased by the officer to use at his new place of employment.

Additional Background This property upon being declared as surplus and sold will be removed from the Village's property inventory.

Recommendation Board to declare this property as surplus.

Type Ordinance

i. **Fire Department Promotional Testing Agreement**

Board to consider an ordinance approving an Agreement for Promotional Evaluations and Assessment Services with the Illinois Fire Chiefs Association.

Background Of Subject Matter The Fire Dept needs to test applicants & create an eligibility list for the positions of lieutenant & captain. The current lists expire in March 2017. The testing will be performed by the IL Fire Chiefs Association Promotional Testing Service.

Recommendation Approve

Type Ordinance

Budgeted Yes

Documents:

[IL AGREEMENT 4 FIRE TESTING.PDF](#)

10. Miscellaneous

11. Executive Session

This Board may adjourn to closed session to discuss matters so permitted and may act upon such matters upon returning to open session.

12. Adjourn

Note: Any person who has a disability requiring a reasonable accommodation to participate in the meeting should contact the ADA Compliance Officer, 9:00 A.M. to 5:00 P.M. Monday through Friday, Village of Westmont, Illinois, 60559; or telephone (630) 981-6210 voice, within a reasonable time before the meeting.

Clerk's Office
Village of Westmont

MINUTES OF THE BOARD MEETING HELD **Thursday, December 8th, 2016.**

Mayor Gunter called the meeting to order at **6:00 P.M.**

WESTMONT VILLAGE BOARD MEETING ROLL CALL:

PRESENT: Mayor Gunter P Clerk Szymski P

TRUSTEES: Addington P Barker P
Barry P Guzzo P
Liddle P Nero P

STAFF:

May (Village Mgr) <u>P</u>	Parker (Finance Director) <u>P</u>	Ziegler (Community Development Director) <u>P</u>
Crane (H.R. Director) <u>A</u>	McIntyre (Communications Director) <u>P</u>	Liljeberg (I.T. Manager) <u>P</u>
Chief Gunther (Police Dept.) <u>P</u>	Dep Chief Brenza (Police Dept.) <u>A</u>	Dep Chief Gruen (Police Dept.) <u>A</u>
Chief Weiss (Fire Dept.) <u>P</u>	Dep. Chief Riley (Fire Dept.) <u>A</u>	Dep. Chief Connelly (Fire Dept.) <u>A</u>
Ramsey (P.W. Director) <u>P</u>	Noriega (P.W. Asst Director) <u>A</u>	Hennerfeind (Village Planner) <u>A</u>

ATTORNEY: Zemenak P Perez A

A QUORUM WAS PRESENT TO TRANSACT BUSINESS.

PRESS:

Chicago Tribune A Independent: Daniel Smrokowski A
Bugle A

CHAMBER OF COMMERCE DIRECTOR: Forssberg - P

VISITORS: Westmont Public Library Director Julia Coen

THOSE PRESENT RECITED THE PLEDGE OF ALLEGIANCE.

Mayor welcomed everyone to the meeting

OPEN FORUM: None



westmont.il.gov

Village Clerk's Office

31 West Quincy Street • Westmont, Illinois 60559
Tel: 630-981-6220 Fax: 630-829-4441

on December 12th, Monday when we open and the end is December 19th at 5:00pm.
Anyone interested in running, get your stuff into us.

- The Ugly Sweater contest had 140 racers and the food for our runners were provided by George from Nature's Best.
- The water rate change will go into effect in January and the new rates are posted on the website. Wishes everyone a happy holiday, and a safe one, and a happy new year.

Attorney Zemenak

- Nothing, except happy holidays to all.

Village Manager May

- Nothing

Trustee Nero

- Recap of the Public Safety meeting
 - Police Dept
 - Police has a new training that the officers will go through as required by an unfunded mandate from the Justice Dept. on civil/human rights.
 - Justice Dept now requires that new officers have to go through two additional weeks of basic training.
 - New Chief has moved forward in his new position with the clean up of the control room, some internal committee and policy revisions, and adding a temporary sergeant position.
 - Will be focusing on public outreach in 2017.
 - Fire Dept
 - 2 new female lieutenants sworn in for EMA, a new deputy chief, 2 new captains and 2 new firefighters.
 - Revised the 635 radio agreement between communities.
 - Surplusing 2 trucks to sell for the purchase of the new truck.
 - Dispatch Center should be moved to Addison by March of 2017.
 - North Fire District Consolidation is moving forward.
 - ISO revisit will hopefully mean an ISO 1 rating in 2017.
 - Invited Chief Weiss up to the podium to discuss fire safety tips.

Trustee Guzzo

- Finance meeting recap will be brief because the majority of items are on our agenda this evening. The cigarette tax possibility is still in review. The budget workshop for the 2017/18 year tentative dates are Monday, April 3rd or Saturday, April 8th.
- Thanks to Public Works for the wonderful job during the snow event, our town is always the best by far.
- The St. John's Council of the Knights of Columbus will be holding their pancake breakfast with Santa on Sunday, December 11th, at 25 N. Cass Avenue.
- A happy and safe Holiday Season to everyone.

Trustee Barker

- Asks everyone to shovel out the fire hydrant by their home, it could save your home and your neighborhood.
- Be a good neighbor and shovel your sidewalk for the kids walking to school and adults

walking to the train.

- Thank you to everyone that participated in the Stuff a truck program, we passed out over 1800 bags and the PRC has stated that full bags are coming back.
- Westmont First does not have a December meeting.

Trustee Barry

- Public Works has done a fantastic job on the snow removal and a wonderful job in participating in the Holly Days Parade. The Public Works staff gets involved in all the events and puts a lot of effort into the projects. Thanks to all of them.
- Environmental Improvement Commission had an appreciation dinner this last month, they have done so much in the Village. Right now they are working on the holiday light recycling events, and had a fundraiser yesterday for the Richmond Garden project at Cucinova Restaurant on Pasquinelli. The employee holiday lunch was yesterday and this fundraiser was supported along with other local restaurants.
- DJ's After Hours for the Chamber of Commerce was a great event for the holidays.

Trustee Liddle

- Holly Days Parade is on youtube and the pictures are on our website so you can check it out and see what fun it was if you were not in attendance.
- Village Employee Coat Drive is this month, there is a box in the lobby to donate your gently used coats for those in need.
- Happy Holidays and Happy New Year to all.

Trustee Addington

- Happy Holidays and Happy New Year, have a safe one but enjoy.
- DuPage Mayors and Managers new initiative to try and meet individually with the legislators in DuPage County. First one was a session with Patti Bellock and the towns around her area. A report was distributed.
- Holly Days celebration this Saturday is lunch with Santa at the Park and the following Saturday the 17th is breakfast with Santa.
- Lions Club Circus event sold 1800 tickets and the \$3300.00 net profit is split to the 100th anniversary committee with a \$1650.00 check presented to the Village.
- There are 2894 grocery stores in IL and the Daily Meal has presented Nature's Best in Westmont with the award of best grocery store in Illinois. A certificate was presented to George Kazantzis, owner of Nature's Best by Larry Forssberg of the Westmont Chamber of Commerce. Mr. Kazantzis thanked the Village for the support of Nature's Best.

PUBLIC HEARING:

PROPERTY TAX LEVY HEARING:

Board to conduct a public hearing regarding the property tax levy.

The Mayor introduced Finance Director Parker to explain the property tax levy public hearing. Finance Director Parker introduced the topic and explained that Library Director Julia Coen was here if there were any public questions for the library portion of the levy.

The Mayor opened the public hearing at 6:23 p.m., there were no members of the public to attend

the hearing. The Mayor closed the hearing at 6:23 p.m.

ITEMS TO BE REMOVED FROM CONSENT AGENDA: NONE

(1) CONSENT AGENDA [Omnibus Vote]:

Village Manager May addressed the Board on this agenda item.

Motion by **Trustee Nero** to approve the consent agenda.

(A) VILLAGE BOARD MINUTES:

Board to consider approving the minutes of the Village Board Meeting held on November 10, 2016.

(B) FINANCE ORDINANCE # 15: Dated **December 8, 2016, in the amount of **\$ 3,004,099.53****

(C) FINANCIAL REPORT: Board to consider a motion to accept the financial report submitted for the month of October, 2016.

(D) PURCHASE ORDERS:

11040358	Westmont Fire Department 2% Association	\$31,330.30
11040511	Identatronics	\$24,803.75
	Total of Purchase Orders	\$56,134.05
	Total of Purchase Orders and Finance Ordinance #15	\$3,060,233.58

Seconded by **Trustee Addington** and the motion passed

VOTE ON MOTION #1

Ayes: Addington, Barker, Barry, Guzzo, Liddle and Nero.

Nays: None.

Absent: None.

Present: None.

UNFINISHED BUSINESS

NEW BUSINESS

(2) 8 1/2 N CASS AVENUE - CLEMENS ENTERPRISES

Community Development Director Ziegler addressed the Board on this item.

Motion by **Trustee Addington** to consider an ordinance approving a Development Permit request to allow the operation of an insurance office in the B-1 Limited Business District.

Seconded by **Trustee Barker** and the motion passed.

VOTE ON MOTION #2

Ayes: Addington, Barker, Barry, Guzzo, Liddle and Nero.

Nays: None.

Absent: None.

Present: None.

(3) 31 NORTH CASS AVENUE - MAURA'S MEDITERRANEAN RESTAURANT

Community Development Director Ziegler addressed the Board on this item.

Motion by **Addington** to consider an ordinance approving a Downtown Development Grant request in the amount of \$5000 from Dr. Alhussaini in the B-1 Limited Business District.

Seconded by **Trustee Guzzo** and the motion passed.

VOTE ON MOTION #3

Ayes: Addington, Barker, Barry, Guzzo, Liddle and Nero.

Nays: None.

Absent: None.

Present: None.

(4) 6004B AND 6006 SOUTH CASS AVENUE - SUNSHINE MONTESSORI

Community Development Director Ziegler addressed the Board on this item.

Motion by **Trustee Guzzo** to consider an ordinance approving a Special Use permit request to expand an existing school in the B-2 General Business District.

Seconded by **Trustee Nero** and the motion passed.

VOTE ON MOTION #4

Ayes: Addington, Barker, Barry, Guzzo, Liddle and Nero.

Nays: None.

Absent: None.
Present: None.

(5) 1801 35TH STREET - MAYSLAKE VILLAGE

Community Development Director Ziegler addressed the Board on this item.

Motion by **Trustee Barry** to consider an ordinance approving a request for Site and Landscaping Plan approval to allow for additional parking.

Seconded by **Trustee Addington** and the motion passed.

VOTE ON MOTION #5

Ayes: Addington, Barker, Barry, Guzzo, Liddle and Nero.
Nays: None.
Absent: None.
Present: None.

(6) 4 EAST OGDEN AVENUE - CATALYST EXHIBITS

Community Development Director Ziegler addressed the Board on this item asking that it be withdrawn at this time until a future meeting.

(7) ESTABLISHMENT OF SYCAMORE RUN SUBDIVISION SSA

Village Attorney Zemenak addressed the Board on this item.

Motion by **Trustee Nero** to consider an ordinance establishing the Sycamore Run Subdivision Special Service Area in the Village of Westmont.

Seconded by **Trustee Addington** and the motion passed.

VOTE ON MOTION #7

Ayes: Addington, Barker, Barry, Guzzo, Liddle and Nero.
Nays: None.
Absent: None.
Present: None.

(8) TAX LEVY FOR THE SYCAMORE RUN SUBDIVISION SSA

Village Attorney Zemenak addressed the Board on this item.

Motion by **Trustee Nero** to consider an ordinance adopting a Tax Levy for the Village of Westmont's Sycamore Run Subdivision Special Service Area.

Seconded by **Trustee Barry** and the motion passed.

VOTE ON MOTION #8

Ayes: Addington, Barker, Barry, Guzzo, Liddle and Nero.

Nays: None.

Absent: None.

Present: None.

(9) PROPERTY TAX LEVY.

Finance Director Spencer Parker addressed the Board on this item.

Motion by **Trustee Guzzo** to consider an ordinance adopting the 2016 Tax Levy Ordinance in the amount of \$8,546,430.

Seconded by **Trustee Barker** and the motion passed.

VOTE ON MOTION #9

Ayes: Addington, Barker, Barry, Guzzo, Liddle and Nero.

Nays: None.

Absent: None.

Present: None.

(10) ABATEMENT OF TAXES.

Finance Director Spencer Parker addressed the Board on this item.

Motion by **Trustee Guzzo** to consider an ordinance abating the taxes heretofore levied for the year 2016 to pay debt service on General Obligation Bonds (Alternate Revenue Source), Series 2013A and its General Obligation Bonds (Alternate Revenue Source), Series 2013B of the Village of Westmont, DuPage County, Illinois.

Seconded by **Trustee Liddle** and the motion passed.

VOTE ON MOTION #10

Ayes: Addington, Barker, Barry, Guzzo, Liddle and Nero.

Nays: None.

Absent: None.

Present: None.

(11) 2016 WESTMONT FIRE DEPARTMENT DECLARE SURPLUS PROPERTY.

Fire Chief Dave Weiss addressed the Board on this item.

Motion by **Trustee Liddle** to consider an ordinance declaring Fire Department Tower Ladder Truck 1839 and Engine 1832 as surplus property.

Seconded by **Trustee Addington** and the motion passed.

VOTE ON MOTION #11

Ayes: Addington, Barker, Barry, Guzzo, Liddle and Nero.

Nays: None.

Absent: None.

Present: None.

(12) AMEND SEC.54-32 OF THE CODE OF ORDINANCES.

Police Chief Jim Gunther addressed the Board on this item.

Motion by **Trustee Nero** to consider an ordinance to amend Sec.54-32. of the Westmont Code of Ordinances to increase the number of sergeants by one to total eight, and decrease the number of patrol officers by one to total 33.

Seconded by **Trustee Addington** and the motion passed.

VOTE ON MOTION #12

Ayes: Addington, Barker, Barry, Guzzo, Liddle and Nero.

Nays: None.

Absent: None.

Present: None.

(13) EAST RICHMOND WATER MAIN PROJECT PHASE 2.

Public Works Director Mike Ramsey and Manager May addressed the Board on this item.

Motion by **Trustee Liddle** to consider an ordinance authorizing an Engineering Service Agreement from Baxter and Woodman for the East Richmond Water Main Project Phase 2 and Street Improvement Project.

Seconded by **Trustee Nero** and the motion passed.

VOTE ON MOTION #13

Ayes: Addington, Barker, Barry, Guzzo, Liddle and Nero.

Nays: None.

Absent: None.

Present: None.

(14) VILLAGE OF WESTMONT IN LIEU OF SURETY BOND FOR IDOT.

Public Works Director Mike Ramsey addressed the Board on this item.

Motion by **Trustee Addington** to consider a resolution to the Illinois Department of Transportation for the years 2017 and 2018 that the Village of Westmont hereby pledges its good faith and

guarantees that all work shall be performed in accordance with conditions of all permits granted by the department.

Seconded by **Trustee Barker** and the motion passed.

VOTE ON MOTION #14

Ayes: Addington, Barker, Barry, Guzzo, Liddle and Nero.

Nays: None.

Absent: None.

Present: None.

(15) HAND HELD POWER TOOLS AGREEMENT

Public Works Director Mike Ramsey addressed the Board on this item.

Motion by **Trustee Liddle** to consider an ordinance authorizing a Participation Addendum for Hand Held Power Tools and Accessories.

Seconded by **Trustee Addington** and the motion passed.

VOTE ON MOTION #15

Ayes: Addington, Barker, Barry, Guzzo, Liddle and Nero.

Nays: None.

Absent: None.

Present: None.

(16) PAID TIME OFF (PTO) BANK - PART TIME EMPLOYEE POLICY.

Finance Director Spencer Parker addressed the Board on this item.

Motion by **Trustee Barry** to consider an ordinance adding Section 62-105 - Paid Time Off (PTO) Bank - Part Time Employees Policy to the Personnel Code of Ordinances.

Seconded by **Trustee Nero** and the motion passed.

VOTE ON MOTION #16

Ayes: Addington, Barker, Barry, Guzzo, Liddle and Nero.

Nays: None.

Absent: None.

Present: None.

Seconded by **Trustee Nero** and the motion passed.

(17) HOLIDAY POLICY REVISED.

Finance Director Spencer Parker addressed the Board on this item.

Motion by **Trustee Nero** to consider an ordinance approving revisions to Section 62-95 - Holidays of the Personnel Code of Ordinances.

Seconded by **Trustee Liddle** and the motion passed.

VOTE ON MOTION #17

Ayes: Addington, Barker, Barry, Guzzo, Liddle and Nero.

Nays: None.

Absent: None.

Present: None.

(18) P-CARD/CREDIT CARD POLICY.

Finance Director Spencer Parker addressed the Board on this item.

Motion by **Trustee Liddle** to consider an ordinance approving the following:

1. Amending the special uses under which a corporate credit card or purchasing card may be used.
2. Authorizing the staff to approve future changes to the credit card/purchasing card policy.

Seconded by **Trustee Guzzo** and the motion passed.

VOTE ON MOTION #18

Ayes: Addington, Barker, Barry, Guzzo, Liddle and Nero.

Nays: None.

Absent: None.

Present: None.

(19) TRAVEL AND EXPENSE POLICY.

Finance Director Spencer Parker addressed the Board on this item.

Motion by **Trustee Guzzo** to approve an ordinance adopting the amended travel and expense policy.

Seconded by **Trustee Liddle** and the motion passed.

VOTE ON MOTION #19

Ayes: Addington, Barker, Barry, Guzzo, Liddle and Nero.

Nays: None.

Absent: None.

Present: None.

(20) TIME CLOCK AND SCHEDULING SYSTEM.

Finance Director Spencer Parker addressed the Board on this item.

Motion by **Trustee Liddle** to approve an ordinance approving an agreement with Identatronics to purchase a replacement time clock and scheduling system for all Village Departments.

Seconded by **Trustee Addington** and the motion passed.

VOTE ON MOTION #20

Ayes: Addington, Barker, Barry, Guzzo, Liddle and Nero.

Nays: None.

Absent: None.

Present: None.

(21) SCHEDULING SYSTEM FOR THE FIRE DEPARTMENT.

Finance Director Spencer Parker And Director May addressed the Board on this item.

Seconded by **Trustee Nero** and the motion passed.

VOTE ON MOTION #21

Ayes: Addington, Barker, Barry, Guzzo, Liddle and Nero.

Nays: None.

Absent: None.

Present: None.

MISCELLANEOUS:

Trustee Addington: A special thank you to Jill Ziegler and her staff for their assistance to the Mayslake Community with the parking lot addition. The pervious pavers might be more expensive for them, however it is the right way to go for the parking lot, and the staff was right to move them in that direction.

(22) ADJOURNMENT: Motion by **Trustee Liddle** to adjourn the executive session. Seconded by **Trustee Nero** and the motion passed.

VOTE ON MOTION # 22

Ayes: Addington, Barker, Barry, Guzzo, Liddle and Nero.

Nays: None.

Absent: None.

Present: None.



Village Clerk's Office

31 West Quincy Street • Westmont, Illinois 60559
Tel: 630-981-6220 Fax: 630-829-4441

MEETING ADJOURNED AT 7:15 P.M.

ATTEST:

APPROVED:

Virginia Szymski, Village Clerk

Ronald J. Gunter, Mayor

Dated this 8th day of December, 2016.

**Westmont Public Works - Fleet Division
Vehicle Replacement Program
Purchase Summary**

Purchasing

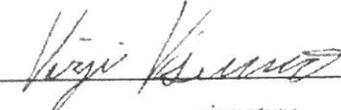
P.O.# : _____
Year : 2017
Make : Ford
Model : Utility Police Interceptor
Vendor : Currie Motors Fleet
VIN : _____

Replacing

Dept./Div. : FIRE
Unit : CAR 1
Year : 2008
Make : FORD
Model : CROWN VIC
Miles : DOES NOT WORK - IN AREA of 110,000
Hours : 14970
VIN : 2FAFP71V58X103703

The proposed vehicle meets the recommendations of the Ad hoc Committee on Climate Change based on:

- Fuel Economy (at least one MPG better than vehicle replaced).
- Switch to a cleaner burning fuel.
 - E-85 Compatible
 - Bio-Diesel Compatible
- Does not meet AHCCC recommendations

Specifications reviewed by Fleet Manager: 
signature

Comments :

(Must be completed when replacement is for reasons outside of VRP definition/terms)



PURCHASE ORDER

Village of Westmont
Phone (630) 981-6200

PO #: 11040707
VENDOR #: C20105

December 27, 2016

CURRIE MOTORS
9423 W. LINCOLN HWY
FRANKFORT IL 60423

SHIP TO/BILL TO:
WESTMONT FIRE DEPARTMENT
6015 S CASS AV
WESTMONT IL 60559
ATTN: LORI BRADY

PHONE: (815) 464-9200
FAX: 815) 469-9700

QTY	DESCRIPTION	UNIT COST	TOTAL COST	BUDGET #
1	2017 FORD UTILITY POLICE	26,456.0000	\$26,456.00	25-51965-70-7095
	INTERCEPTOR AWD; CONTRACT #152			
1	#942; DAYTIME RUNNING LIGHTS	39.0000	\$39.00	25-51965-70-7095
1	17T; DOME LAMP - RED/WHITE	49.0000	\$49.00	25-51965-70-7095
	CARGO AREA			
1	21L; FRONT AUX LIGHT RED/BLUE	524.0000	\$524.00	25-51965-70-7095
	87R; REAR VIEW CAMERA			
1	53M; SYNC BASIC	280.0000	\$280.00	25-51965-70-7095
1	16C; 1ST & 2ND ROW CARPET	110.0000	\$110.00	25-51965-70-7095
	FLOOR COVERING (INCL. MATS)			
1	18D; GLOBAL LOCK/UNLOCK	24.0000	\$24.00	25-51965-70-7095
1	595; REMOTE KEYLESS ENTRY	248.0000	\$248.00	25-51965-70-7095
1	REMOTE START SINGLE BUTTON FOB	475.0000	\$475.00	25-51965-70-7095
1	LICENSE & TITLE W/ DEL (M)	145.0000	\$145.00	25-51965-70-7095
	YZ; OXFORD WHITE AND CHARCOAL			

Department Head:
Requested
By:

STEVE RILEY

Village Manager:

Approved

By:

Gene Faler
Finance Officer

Date: 12-28-16

All vendors must comply with applicable regulations of the Illinois Department of Human Rights. This order is exempt from Federal Excise Tax under the title 25 USCA, and from Illinois Sales, Use and Service Taxes. No. E9997-4320-07.

Acceptance of this Purchase Order constitutes agreement by vendor that venue shall be proper only in the Circuit Court for the 18th Judicial Circuit, DuPage County, Illinois.



PURCHASE ORDER

Village of Westmont
Phone (630) 981-6200

PO #: 11040707
VENDOR #: C20105

December 27, 2016

CURRIE MOTORS
9423 W. LINCOLN HWY
FRANKFORT IL 60423

PHONE: (815) 464-9200
FAX: (815) 469-9700

SHIP TO/BILL TO:
WESTMONT FIRE DEPARTMENT
6015 S CASS AV
WESTMONT IL 60559
ATTN: LORI BRADY

QTY	DESCRIPTION	UNIT COST	TOTAL COST	BUDGET #
	BLACK INTERIOR W/VINYL REAR			
	BUDGETED: YES			
		TOTAL	\$28,350.00	

Department Head: _____
Requested
By: STEVE RILEY

Village Manager: _____
Approved
By: _____ Date: _____

Finance Officer

All vendors must comply with applicable regulations of the Illinois Department of Human Rights.
This order is exempt from Federal Excise Tax under the title 25 USCA , and from Illinois Sales, Use
and Service Taxes. No. E9997-4320-07.
Acceptance of this Purchase Order constitutes agreement by vendor that venue shall be proper only
in the Circuit Court for the 18th Judicial Circuit, DuPage County, Illinois.

- **DIVISION 5. - ENVIRONMENTAL IMPROVEMENT COMMISSION**^[12]

- **Sec. 2-421. - Created; composition.**

There is created an environmental improvement commission, which shall consist of nine members to be appointed by the village president, subject to approval of a majority of the board of trustees. All members shall be electors in the village. One member of this commission shall be designated by the village president as chairman. This is a voluntary, unpaid commission.

(Code 1972, § 2-250; Ord. No. 99-124, § 1(2-421), 9-7-1999; Ord. No. 13-203, § 1, 10-31-2013)

- **Sec. 2-422. - Terms; vacancies.**

Each member of the environmental improvement commission shall serve for three years; provided however, that each year three members shall be appointed or reappointed to the commission. All vacancies occurring on the commission shall be filled by appointment for the remainder of the unexpired term in the same manner as original appointments.

DIVISION 6. - PLANNING AND ZONING COMMISSION^[13]

Sec. 2-446. - Created; composition; appointment; chairman.

- (a) There is hereby created a planning and zoning commission, consisting of seven members, to be appointed by the village president subject to the approval of a majority of the board of trustees. All members shall be electors in the village.
- (b) The village president shall designate one member of the planning and zoning commission to act as the chairman of the commission. The members of the commission shall establish a rotation among themselves for service as vice-chairman to preside over the meetings of the commission in the absence of the chairman.

(Ord. No. 95-41, § 2(2-231), 6-19-1995)

Sec. 2-447. - Term of office of members; vacancies.

The members of the planning and zoning commission shall serve for staggered terms of five years. All vacancies occurring on the commission shall be filled for the remainder of the member's unexpired term in the same manner as the original appointment.

- **ARTICLE V. - BOARDS AND COMMISSIONS**
- **DIVISION 1. - GENERALLY**
- **Secs. 2-331—2-345. - Reserved.**
- **DIVISION 2**

- **DIVISION 2. - BOARD OF FIRE AND POLICE COMMISSIONERS⁹¹**

- **Sec. 2-346. - Created; terms of members.**

There is created a board of fire and police commissioners, the members of which shall be appointed by the village president, subject to approval of a majority of the board of trustees. The board shall consist of three members, whose terms of office shall be three years and until their respective successors are appointed and have qualified. All board members shall be electors in the village. No appointment shall be made by the village president within 30 days before the expiration of his term of office. All board members shall provide an affidavit to the village president, prior to approval by a majority of the board of trustees, with the following information:

(1)

A statement that the member holds no other office within the village;

(2)

A statement that the member has not been convicted of a felony under the laws of this state or comparable laws of any other state or the United States;

(3)

A statement that the member is not related by blood or marriage up to the degree of first cousin to any elected official of the village; and

(4)

A statement as to the member's political party affiliation existing within the village.

(Code 1972, § 2-210; Ord. No. 99-107, § 1, 8-16-1999; Ord. No. 99-124, § 1(2-346), 9-7-1999)

- **Sec. 2-347. - Qualifications of members; oath; bond; removal.**

The members of the board of fire and police commissioners shall possess the qualifications required of other officers of the village, shall take an oath or affirmation of office, and shall give a fidelity bond in the same manner as other appointive officers of the village, in an amount of not less than \$3,000.00. The members shall be subject to removal from office as are other officers of the village.

(Code 1972, § 2-211)

Planning and Zoning Commission – 3 years

Mr. Gregg Pill, a member since 2004. Mr. Pill is to be reappointed for a 3 year term. Mr. Pill will be appointed by the Mayor as Chair due to the retirement of Chair Ed Richard.

Environmental Improvement Commission - staggered terms

Appointment

Kate Scheck-Johnson - 2020

Reappointment

Glenn Gabryel - 2018 – 1 year term
Member since 2014, previous years 1990

Mary Gabryel - 2018 – 1 year term
Member since 2014, previous years 1991

Kim Lombardozi - 2018 – 1 year term
Member since 2014

Mary McAuliffe -2019 – 2 year term
Member since 2014

Brittany Hoornaert Smith -2019 – 2 year term
Member since 2016

Tyler Alton Tieche -2019 – 2 year term
Member since 2014

Bob Van Hyfte -2020 – 3 year term
Member since 2014

Erin Kennedy -2020 – 3 year term
Member since 2015



**VILLAGE OF WESTMONT
PLANNING AND ZONING COMMISSION
AGENDA ITEM**

MEETING DATE: December 14, 2016

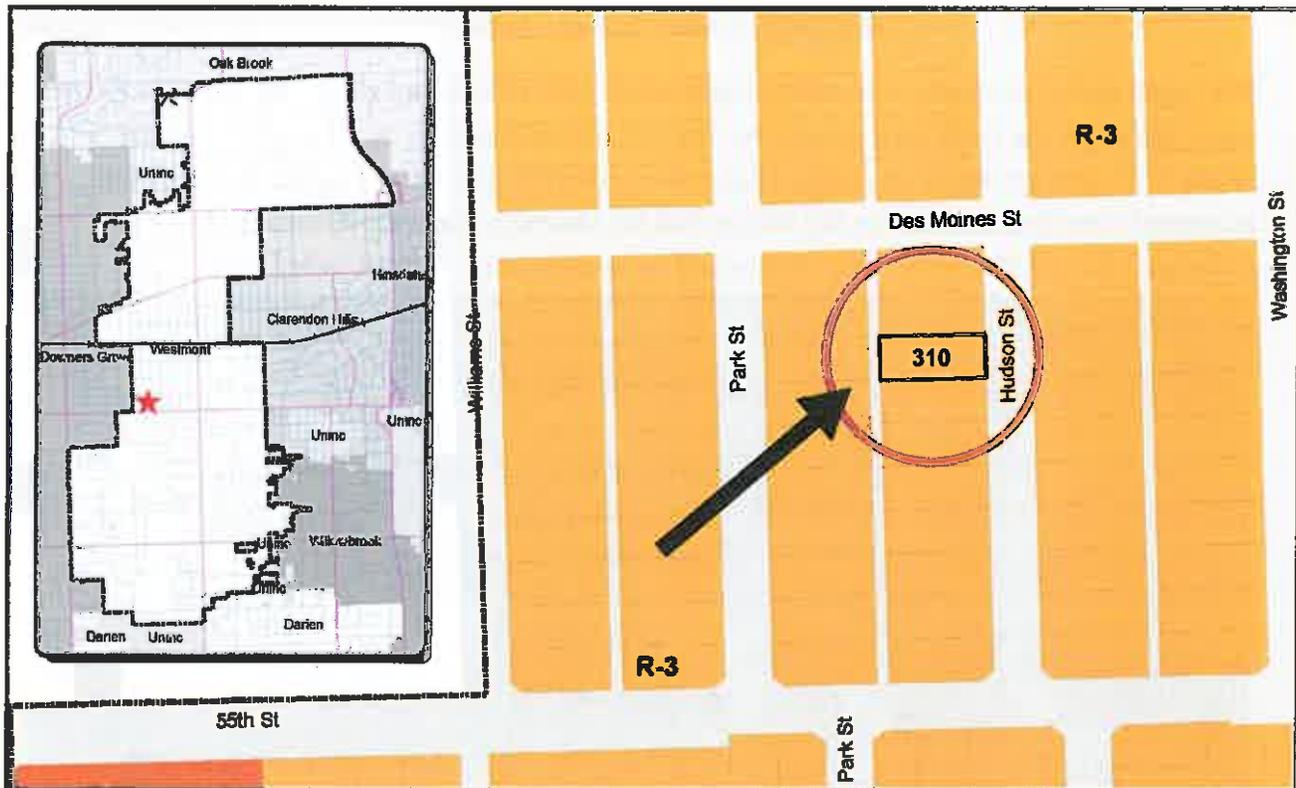
P/Z 16-027

TITLE: Clark and Karen Neuharth regarding the property located at 310 South Hudson Street, Westmont, IL 60559 for the following:

- (A) Zoning Code Variance Request to allow for construction of a home addition within a required front yard setback in the R-3 Single Family Detached Residence District.

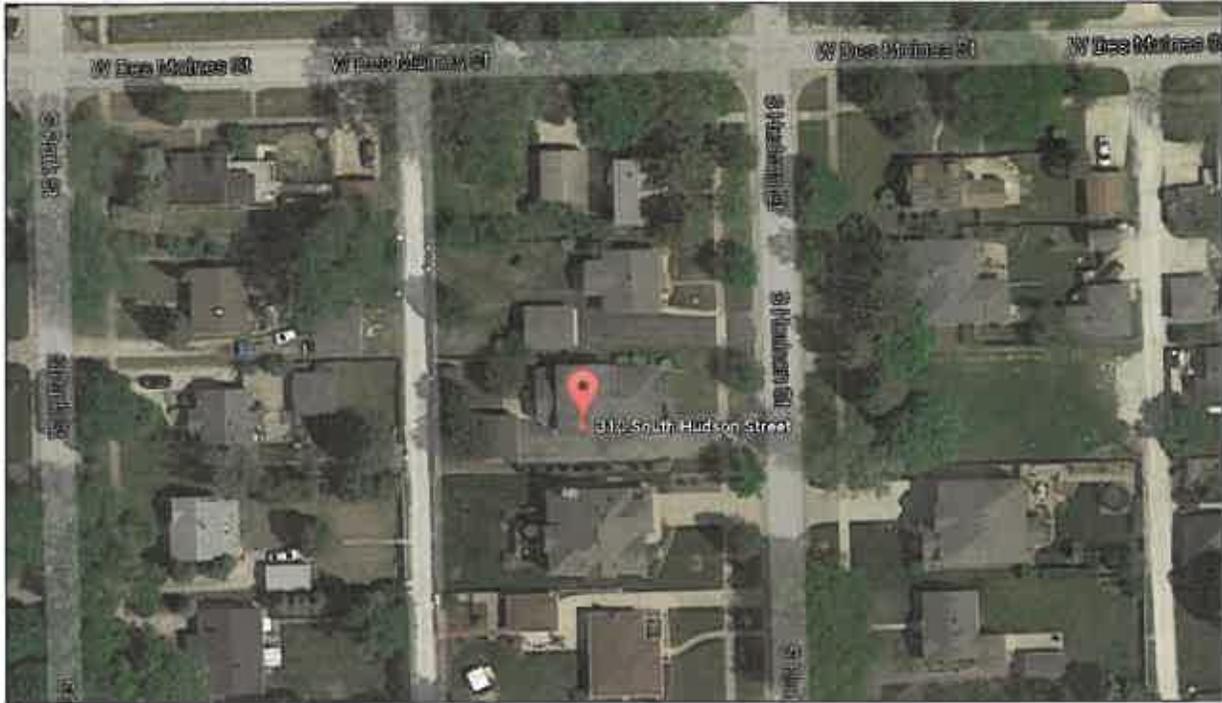
BACKGROUND OF ITEM

The subject lot is located on the west side of Hudson Street between Des Moines Street and 55th Street. Also known as Lot 3 in Block 23 of the Arthur T. McIntosh and Company subdivision, the lot is approximately 60' x 145' and is approximately 8,670 square feet or 0.20 acres.



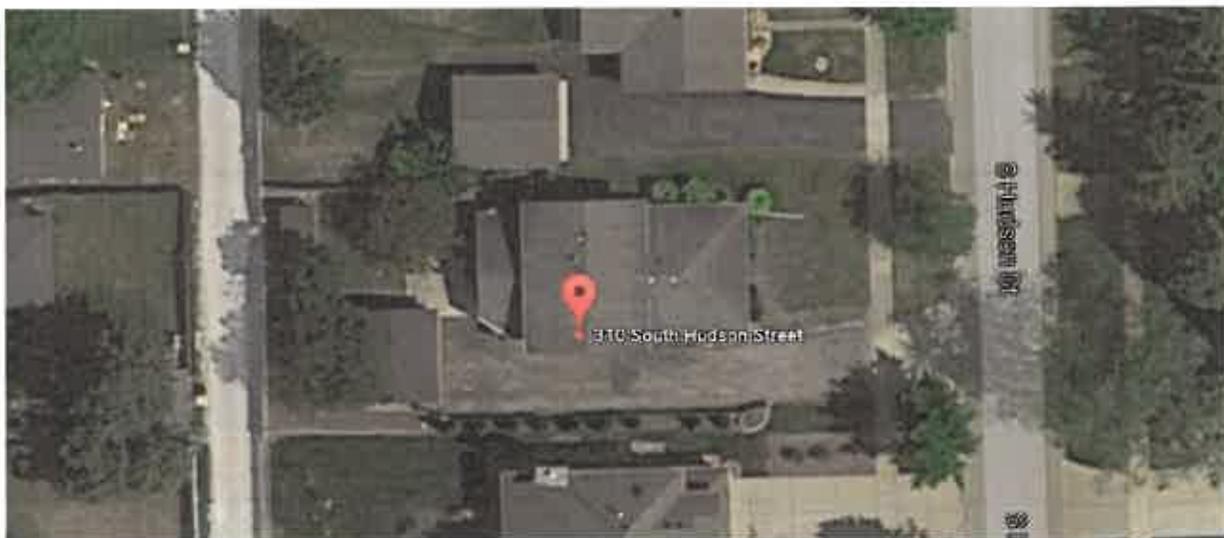
310 South Hudson Street - Zoning Map

The property is zoned R-3 Single Family Detached Residential District, as are the adjacent properties to the north, south, east and west.



310 South Hudson Street - Aerial Map

The home on the property is an existing split-level, with a detached garage and shed in the rear yard. Although the front yard setback for the R-3 zoning district is 35', the current home is setback 30', and would be considered legal non-conforming by Village codes. Having been improved over time and before the Village had lot coverage maximums, the existing lot coverage exceeds 50% when only 35% would be permitted by current codes.



310 South Hudson Street - Existing Lot Conditions

The petitioner has approached the Village with a plan to remove the existing garage, shed, a bulk of the driveway, and the rear patio so that an attached garage may be constructed. This would include relocating the main entry from the side to the front of the house. A covered front porch entry would be constructed, which would further encroach into the front yard setback requirement by an additional 5'.

The petitioner requests a variance of 10' from the minimum front yard setback of 35'. The resulting front porch entry would be at a 25' setback from property line.

ZONING ANALYSIS

The proposed construction is permitted in the R-3 Single Family Detached Residence zoning district and matches the character of the surrounding neighborhood.

Minimum setbacks for the district are defined in Appendix "A", Section 6.04 - Bulk and development standards in residence districts. A summary of requirements and requested variance is discussed below.



310 South Hudson Street

Setback summary for variance request

The required front yard setback for the R-3 district is 35'. Although the code was recently amended to allow for certain encroachments to 25', this property does not fit the required conditions for an administrative approval.

The proposed project requires that the main door to the residence, which exists on the south side adjacent to the driveway, be moved to the front of the building. A 100 square foot landing is permitted by code to encroach into the setback, but the roof of the porch structure is limited to the 35' setback and is not allowed as an encroachment.

Although the setback variance request is specific to the leading edge of the building, staff notes the garage addition will be constructed at a 30' setback, and is consistent with the 30' setback of the existing house.

Sec. 6.04. - Bulk and development standards in residence districts.

<i>R-3 District</i>	<i>Minimum Front Yard</i>	<i>Requested Setback</i>
Single-family detached dwelling	35'	25'
Variance Requested:		10' encroachment variance



Garage to be removed as seen from the adjacent alley.

In initial staff discussions with the applicant, the existing 50% lot coverage was of concern. Preliminary drawings of the addition improved the percentage, but not to the 35% that code allows. The applicant has performed a significant analysis on how best to meet the code requirements, including complete replacement of the driveway with permeable pavers. This not only eliminated the requirement for a lot coverage variance request, but also shows sensitivity to Village efforts of stormwater management. The resulting project will only have 32% lot coverage, which leave an allowance for future improvements as well.

SUMMARY

The applicant requests a variance for relief from the minimum setback for a front yard to construct a home addition in the R-3 Single Family Detached Residence District.

DOCUMENTS ATTACHED

1. Public notice as published in the November 30, 2016 edition of the Westmont Progress.
2. Application for variance, with associated application materials, dated November 08, 2016.
 - a. Plat of Survey, prepared by Greater Illinois Survey Company, dated April 05, 2006.
 - b. Building Plan and Elevations, prepared by Architect John M. Heye, dated November 01, 2016.
 - c. Existing and Proposed lot coverage calculations as provided by applicant.

Clark and Karen Neuharth
310 S. Hudson St.
Westmont, Illinois 60559

November 4, 2016

Community Development Department
31 West Quincy St.
Westmont, Illinois 60659

To whom it may concern:

We would like to improve our property and home value by demolishing the existing detached garage, shed, patio and much of the asphalt driveway, thereby significantly enhancing our backyard, both in size and potential beautification. Our plan is to build a new attached garage towards the front of the property (attached to the south side of the home) – also included in this plan would be a new entry on the east (front) side of the home accented by a small covered porch and a workroom behind the new garage (actually part of the same structure).

In order to achieve these improvements, we are requesting a variation in the front set-back requirements of our property – 4 feet for the front porch and 5 feet for the new garage front (see proposed drawings and plate of survey).

Please find below our responses to the three standards – Findings of Fact for Variations:

- a) The property in question cannot yield a reasonable return if permitted to be used only under the conditions allowed by the regulations in the district in which it is located.

Many of the homes in our neighborhood, particularly the newer ones, have street-facing, aesthetically pleasing front entries and attached garages. We believe to keep pace with the market that the proposed improvements are necessary and warranted.

- b) The plight of the owner is due to unique circumstances.

The addition of a new front entry (which is necessary considering the new garage would eliminate direct entry from the outside) without some architectural enhancement could be viewed as unattractive considering the design and shape of the home. With respect to placement of the new garage, the proposed design would allow for ready access to the home from the garage through the existing living room doorway and still leave ample space in front of the doorway and staircase to park a vehicle. Setting an attached garage back five feet from the front of the home would not allow us to retain the existing access without significant changes in structure. We would consider such modifications a disruption to the natural flow of our home as well as cost prohibitive.

- c) The variation, if granted, will not alter the essential character of the locality.

We have assessed the look of our property and contracted the services of a professional architect to provide renderings of what the property would look like with these proposed changes, and we firmly believe that these changes will in no way “alter the essential character of the locality.” We have also discussed these changes with close neighbors and have received no negative feedback.

Respectfully submitted for your consideration,

Clark R. and Karen C. Neuharth



CLARK + KAREN NEUHWETH
310 S. HUDSON

EXISTING LOT COVERAGE

LOT 60' x 144.5 = 8670 SQ FT.
ALLOWABLE (35%) = 3034 SQ FT.

CURRENT

① HOUSE	28.2 x 53.2	=	1500
② HOUSE	23.3 x 8.1	=	189
③ HOUSE	$\frac{1}{2} (4.9 \times 8.1)$	=	20
④ DRIVEWAY	$\frac{1}{2} (4.9 \times 8.1)$	=	20
⑤ DRIVEWAY	25.4 x 11.6	=	295
⑥ DRIVEWAY	19.0 x 8.1	=	154
⑦ DRIVEWAY	30.2 x 15.0	=	453
⑧ DRIVEWAY	23.0 x 18.0	=	414
⑨ DRIVEWAY	30.3 x 17.0 (±)	=	515
⑩ PATIO	$\frac{1}{4} (3.14 \times 20^2)$	=	314
⑪ GARAGE	20.4 x 20.4	=	416
⑫ SHED	8.0 x 8.0	=	64
			<hr/>
			4354 SQ. FT.

$A = \pi r^2$

$\left(\frac{4354}{8670} \right) \times 100 = 50.2\%$ EXISTING IMPERVIOUS LOT COVERAGE

CLARK + KAREN NEUHARTH

310 S. HUDSON

PROPOSED LOT COVERAGE

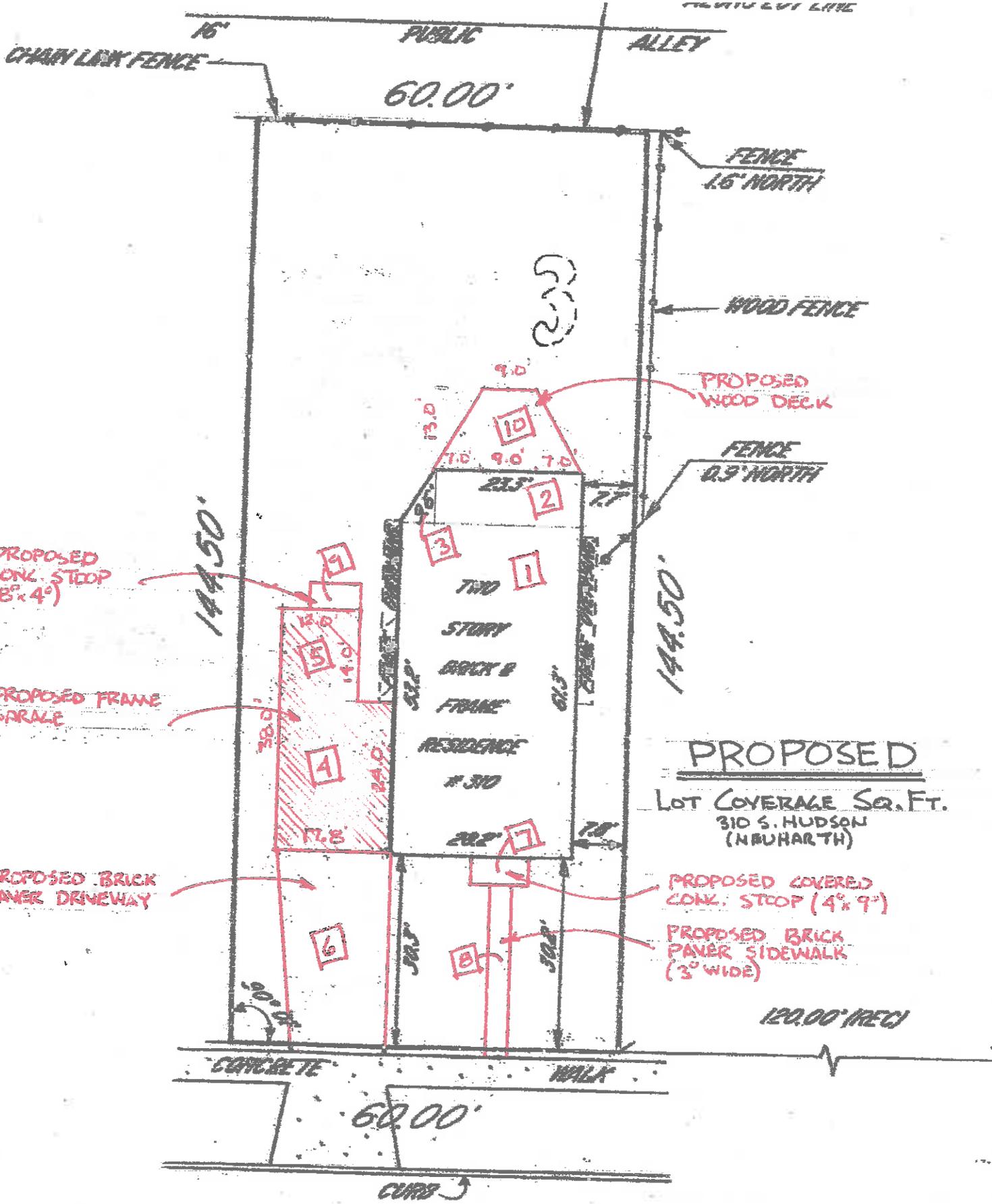
LOT 60' x 144.5 = 8670 SQ FT.

ALLOWABLE (35%) = 3034 SQ FT.

PROPOSED

EXISTING	1	HOUSE	28.2 x 53.2	=	1500
EXISTING	2	HOUSE	23.3 x 8.1	=	189
EXISTING	3	HOUSE	1/2 (4.9 x 8.1)	=	20
	4	ADDITION	17.8 x 24.0	=	427
	5	ADDITION	12.0 x 14.0	=	168
	6	DRIVEWAY (PAVERS)	(30.3 x 17.0) 1/2	=	258
	7	FRONT STOOP	4.0 x 9.0	=	36
	8	WALKWAY (PAVERS)	(3.0 x 25.0) 1/2	=	38
	9	REAR STOOP	8.0 x 4.0	=	32
	10	WOOD DECK	(16.0 x 13.0) 1/2	=	104
					<u>2772</u> SQ FT

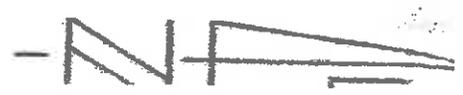
$$\left(\frac{2772}{8670}\right) \times 100 = 31.9\% \text{ PROPOSED LOT COVERAGE}$$



PROPOSED
 LOT COVERAGE SQ. FT.
 310 S. HUDSON
 (NEUBARTH)

5. HUDSON STREET
SITE PLAN

SCALE: 1" = 20.0'



66.00'
R.O.M.

VILLAGE OF WESTMONT PLANNING AND ZONING COMMISSION
FINDINGS OF FACT

PUBLIC HEARING OF DECEMBER 14, 2016

P/Z 16-027 – Clark and Karen Neuharth, 310 South Hudson Street, Westmont

Request for a variance to allow the construction of a home addition that encroaches into the required front yard setback.

***CRITERIA NO. 1:** The property in question cannot yield a reasonable return if permitted to be used only under the conditions allowed by the regulations in the district in which it is located.*

FINDINGS OF FACT: The existing property contains a legal non-conforming front yard setback of 30', currently exceeds the maximum allowable lot coverage and contains a less than ideal side entrance with a detached garage. The proposed attached garage will match the existing front yard setback, and relocating the entrance to the front of the house with a covered porch entry will add curb appeal and convenience. The Applicant could not improve this property as proposed and enhance the neighborhood without this variance.

***CRITERIA NO. 2:** The plight of the owner is due to unique circumstances.*

FINDINGS OF FACT: The house currently contains a legal non-conforming front yard setback, which the proposed attached garage will match. The owner will reduce lot coverage from approximately 50% to approximately 32%.

***CRITERIA NO. 3:** The variation, if granted, will not alter the essential character of the locality.*

FINDINGS OF FACT: The proposed attached garage and relocated entrance with a covered porch will enhance the property and the neighborhood, and the proposed improvements are consistent with the character of the neighborhood. The owner will reduce existing lot coverage to minimize any stormwater impacts from this project.

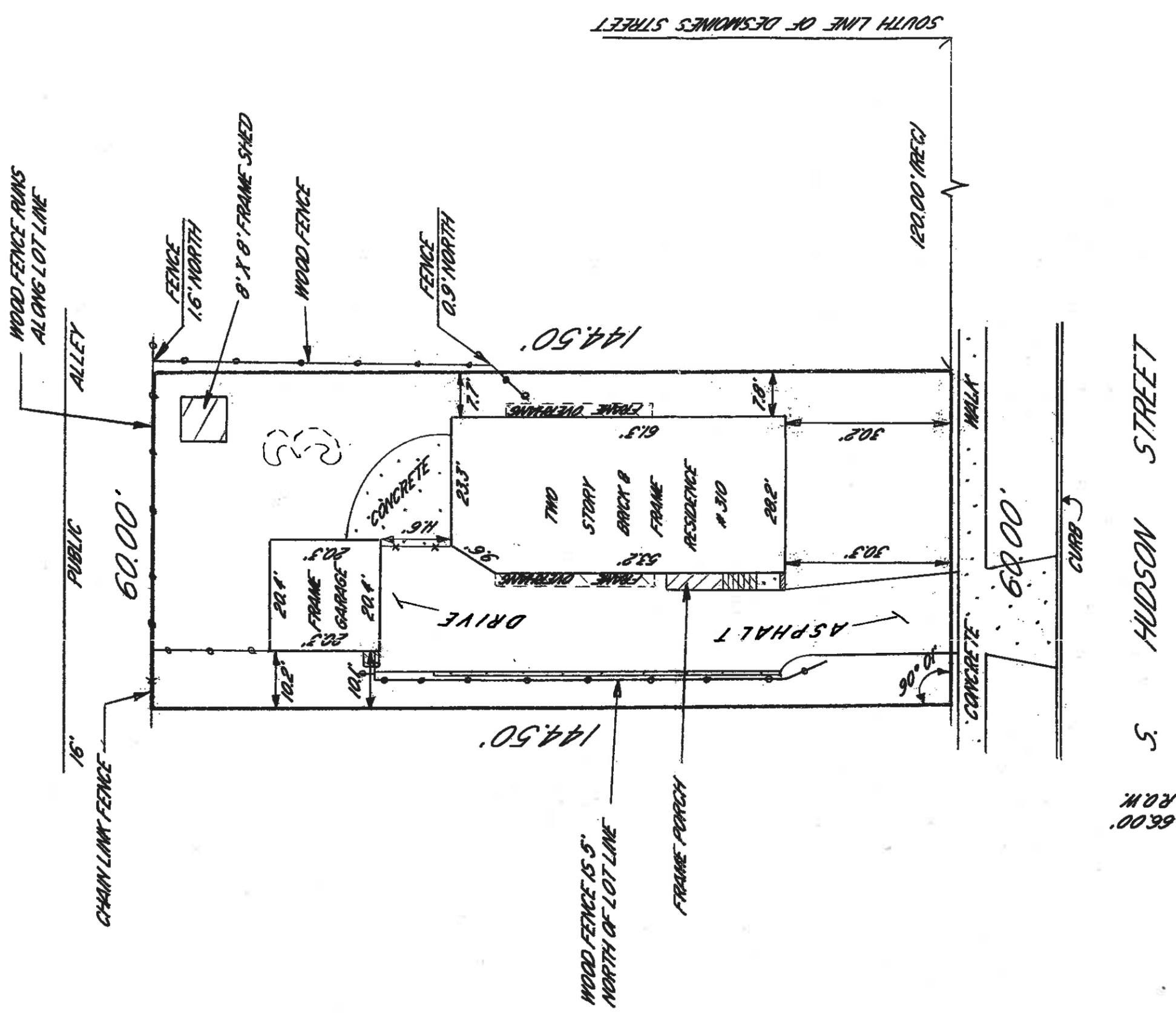
7 The Planning and Zoning Commission agrees with the above findings.

0 The Planning and Zoning Commission does not agree with the above findings.

PLAT OF SURVEY

OF

LOT 3 IN BLOCK 23 IN WESTMONT, BEING A SUBDIVISION BY ARTHUR T. MCINTOSH AND COMPANY IN THE SOUTHEAST QUARTER AND PART OF THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 9, TOWNSHIP 38 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED FEBRUARY 15, 1921 AS DOCUMENT NUMBER 146502 IN DUPAGE COUNTY, ILLINOIS.



PREPARED FOR: RANDALL B. HRIBAL

GIS Greater Illinois Survey Company

120 North LaSalle - Suite 900
Chicago, Illinois 60602
Phone:(312)236-7300 Fax:(312)236-0284

NO IMPROVEMENTS SHOULD BE CONSTRUCTED ON THE BASIS OF THIS PLAT ALONE. FIELD MONUMENTATION OF CRITICAL POINTS SHOULD BE ESTABLISHED PRIOR TO COMMENCEMENT OF CONSTRUCTION.

FOR BUILDING LINE AND OTHER RESTRICTIONS NOT SHOWN HEREON REFER TO YOUR DEED, ABSTRACT, TITLE POLICY, CONTRACTS AND LOCAL BUILDING AND ZONING ORDINANCES.

FIELD WORK COMPLETED: 3-31-06

THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT ILLINOIS STANDARDS FOR A BOUNDARY SURVEY.

DATED: 4-5-06

Richard P. Urchell

RICHARD P. URCHELL I.P.L.S. No. 3183
LICENSE RENEWAL DATE: NOVEMBER 30, 2006
ORDER NO. 37433/268954

PROPOSED
DESIGN SKETCHES

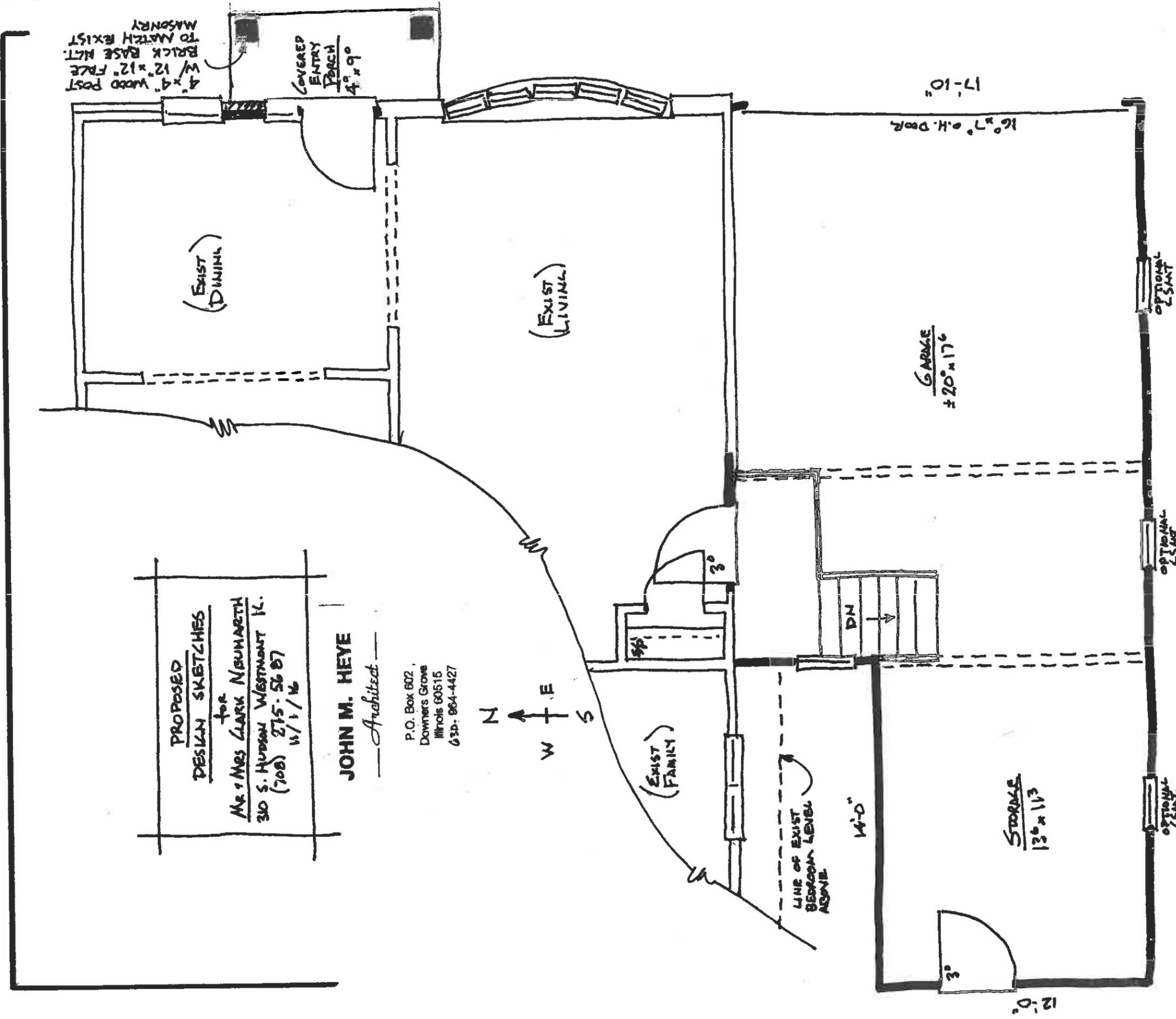
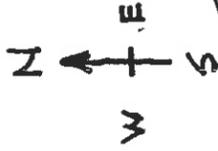
for

MR. & MRS. CLARK NEUMARTH
310 S. HUDSON WESTMONT IL.
(708) 275-5687
11/1/16

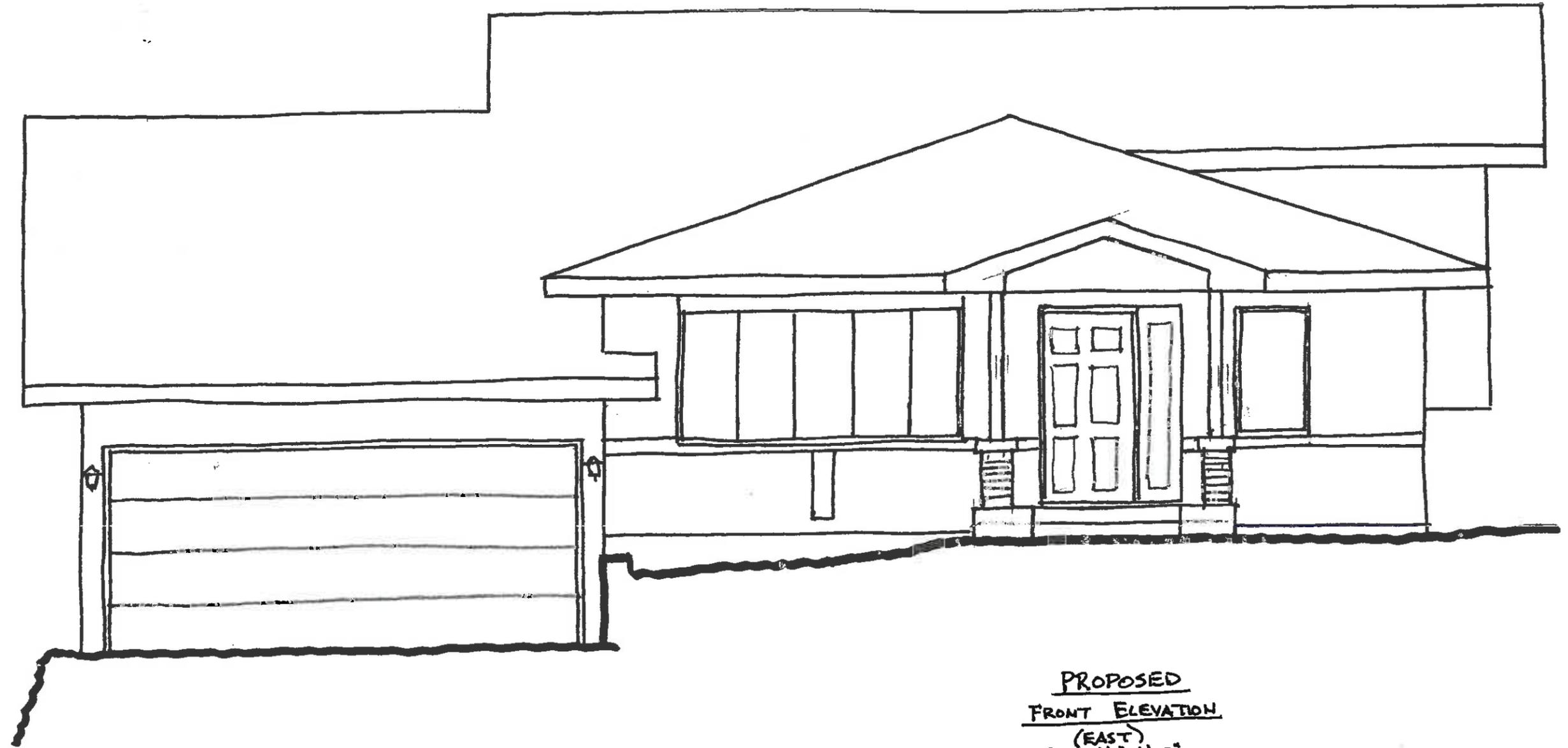
JOHN M. HEYE

Architect

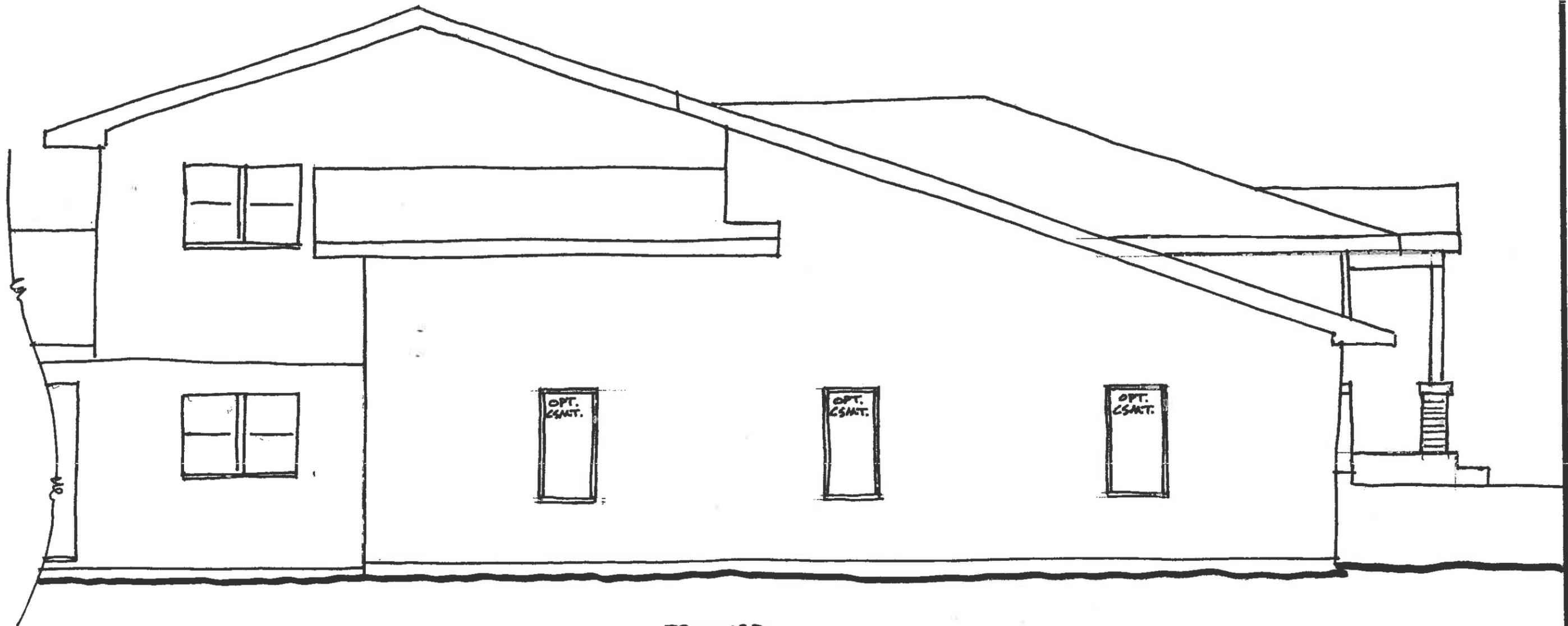
P.O. Box 602,
Downers Grove
Illinois 60515
630-864-4427



PROPOSED
FLOOR PLAN
SCALE: 1/4" = 1'-0"



PROPOSED
FRONT ELEVATION
(EAST)
SCALE 1/4" = 1'-0"
(NEUHARTH)



PROPOSED
LEFT SIDE ELEVATION
(SOUTH)
SCALE: 1/4" = 1'-0"
(NEUHARTH)

Cross Points, Inc.

10 E Main St. Suite 101
East Dundee, IL 60118
847-888-1800
Fax 847-882-1236
crosspointinc@aol.com
State License #: 124.001248

December 7, 2016

RWE Management Company
Nick Lucca

Re: Urban Veterinary Associates
35 N. Cass Ave.
Westmont, IL 60559

Thank you for allowing Cross Points, Inc. to bid on this project.

The following work is to be done.

Fire Alarm

- 1 Fire Alarm Control Panel
- 1 Stand by Battery
- 1 Point of Connection to Water flow
- 1 Point of Connection to Tamper Valves
- 2 Pull stations
- 6 Horn/Strobes
- 2 Strobes Rest Rooms

Note: This Quote is based on the info on plans

Installation Price \$7,300.00

The following will be required by the Fire Department

- 4 Strobes Exam Rooms
- 1 Strobe Surgery
- 1 Strobe Break Room

Installation Price \$1,390.00

Note: No Duct Detectors on Plans
If Units are 2000 CFM and Above they will be required.

NOT INCLUDED IN THIS PROPOSAL:

- Conduit
- Permits or Submittal Fees
- No Lift Fees

Terms: % Complete Monthly, Net 15 days

Proposal

FROM: BDR CARPENTRY INC.
1070 WILLOW BAY
ELGIN, IL 60123

Page. No. _____

PROPOSAL SUBMITTED TO:

Name: RWE MANAGEMENT URBAN VET ASS
Phone: _____ Date: 12/6/16
Street: URBAN VET 35 N. CASS AVE
CITY WESTMONT
State: _____ Zip: _____

I propose to furnish all materials and perform all labor necessary to complete the following:

EXTERIOR/ FRONT FACADE
75 SQ FT BEAD BOARD
1X FRAMING LOWER BELOW SOFFIT
FRAME UPPER SOFFIT SHEET AND TYVEK
320 SQ FT HARDI PANEL
4 PIECES FYPON CROWN
240 LNFT 1X2 HARDI TRIM
1X6 HARDI TRIM BEHIND SOFFIT ON ROOF
DEMO NOT INCLUDED
NO TRIM CORNERS NOT ON PLAN \$11,500.00

All of the work is to be completed in a substantial and workmanlike manner for the sum of Eleven Thousand Five Hundred Dollars (\$). Payment to be made each _____ as the work progresses to the value of _____ percent (_____ %) of all work completed. The entire amount of the contract is to be paid within _____ days after completion.

Any alterations or deviation from the above specifications involving extra cost of material or labor will be executed upon written order for same, and will become an extra charge over the sum mentioned in this contract. All agreements must be made in writing.

Authorized Signature _____

ACCEPTANCE

You are hereby authorized to furnish all materials and labor required to complete the work mentioned in the above proposal for which _____ agrees to pay the amount mentioned in said proposal and according to the terms thereof.

MARTINA
studio and
GALLERY

To the Westmont Village Board,

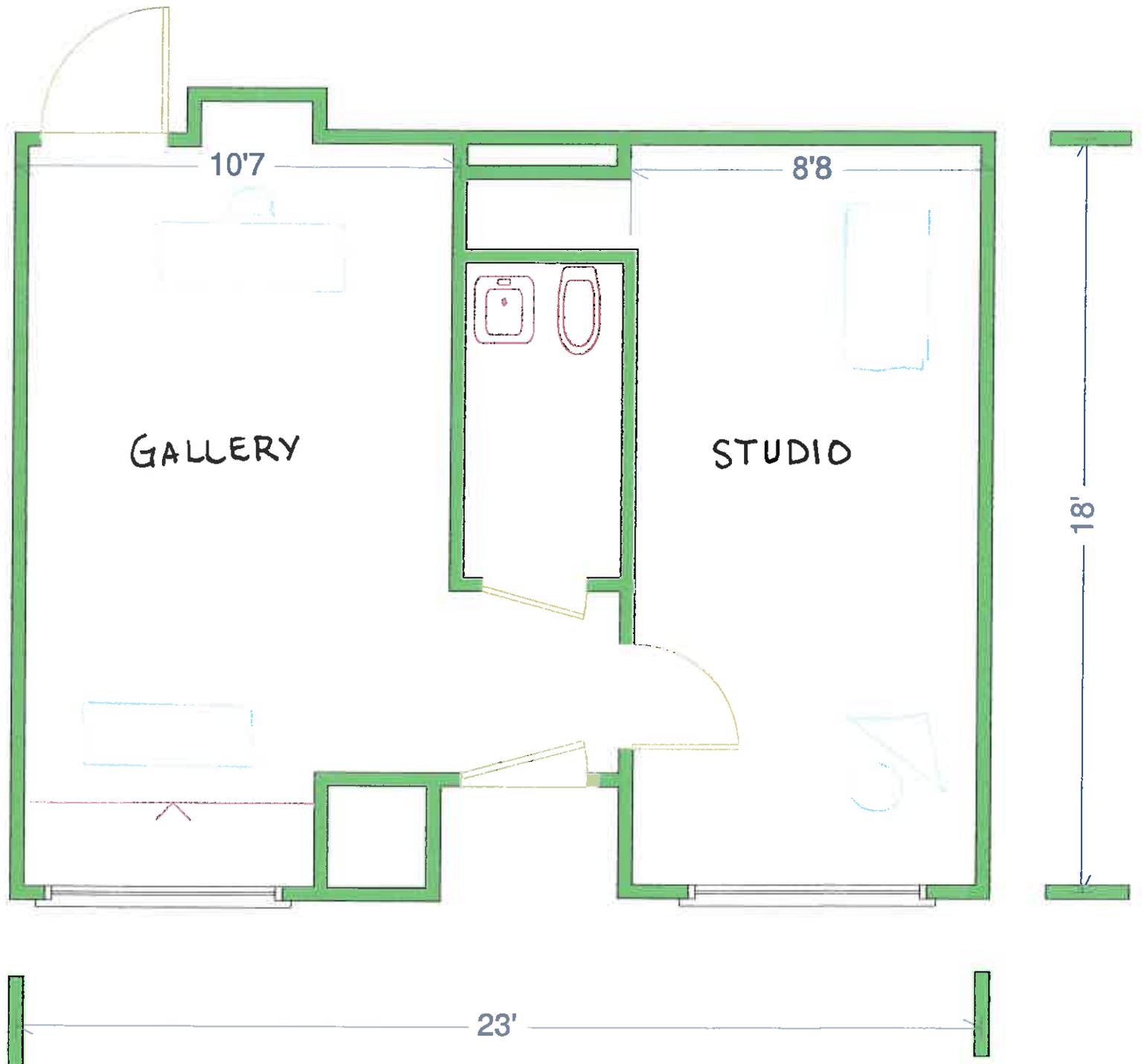
I am Martina Wagner. I have been a resident of Westmont for over ten years and have 35 years of service as a licensed cosmetologist in our community. I was principle working partner/owner in The Spa at the Oak Brook Hills hotel since its opening in the mid- eighties until 2004. I currently lease space in Downers Grove and have maintained my clientele consistently.

I am also a life-long artist. It is this passion that I seek to ignite in our awesome town. I am interested in a working studio and Gallery. Since the location at 21 N Cass has two separate areas with street exposure, one half will be studio and the other gallery. I think it may have some appeal to see an actual artist painting through the glass. I hope my presence inspires more creative entrepreneurs to come and join our business district. I am excited to have the opportunity to combine my business experience and creative talent in a new and unique way.

Thank you for your consideration
Martina Wagner

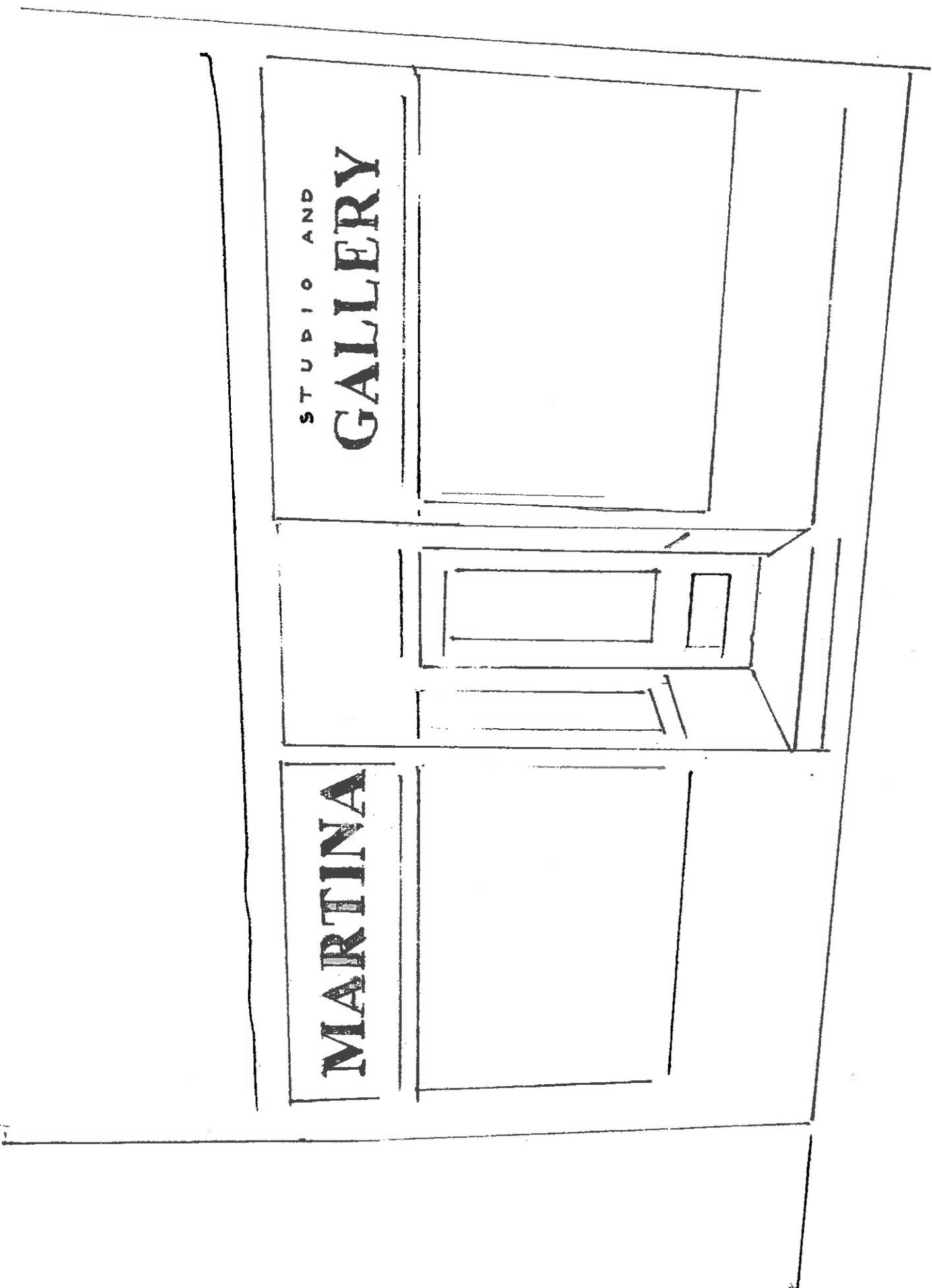
Martina Wagner
303 E Des Moines St
Westmont IL
708-369-1654

21 N Cass Ave. existing floorplan



STUDIO AND
GALLERY

MARTINA





Cass Avenue
Dream Homes
**Cass Avenue
Dream Homes**

December 20, 2016

Village of Westmont
Ms. Jill Ziegler
Village Planner
Division of Building and Zoning
31 West Quincy Street
Westmont, IL 60559

Subject: Request extension of approval of planned new development for 22-Row Townhomes at 412 N. Cass Avenue.

Dear Ms. Ziegler,

I would like to request the opportunity to appear before the Village board to request an extension of the approvals that have been granted for the planned new development of 22-Row townhomes at 412 N. Cass Avenue. When I applied for an extension back in April my Engineer and I had thought that we were very close to a final design. Unfortunately, the reviewer that we had been working with, Ms. Kim Nicoll was no longer with the Village of Westmont. Because of this, a new reviewer was assigned to our project. Since this was his first review of the project he had several new concerns that had previously never been discussed with Ms. Nicoll. In essence, we had to start the review process all over. The reviewer asked for additional information and a final review. The research necessary to properly respond to the new reviewers request took us additional time. We recently were able to answer all of his concerns and feel we are ready to begin construction. We are therefore asking that an extension be granted that will take us through June 2017 which will allow us time to coordinate all of our sub-contractors for what we expect will be a mid April start date. Your help in this matter is greatly appreciated.

Sincerely,


Steven A. Vernon

Cass Avenue Dream Homes, LLC.



Ms. Jill Ziegler
Community Development Director
Village of Westmont
31 W. Quincy St.
Westmont, IL 60559

Dear Jill,

Thank you for taking the time on the phone with me last week. As you know, we are looking forward to commencing our comprehensive facility renovation project at 100 W. Ogden Ave. Juggling new and used car inventory while the project is underway presents some major challenges for us, but in the end, will be well worth the efforts, as our new facility will be an aesthetically beautiful upgrade, and of course, a wonderful ongoing revenue generator for the Village.

Per your instructions, I am writing this letter to formally request a special use permit, or similar authorization, that would allow Westmont Lincoln, LLC the ability to temporarily park excess vehicles off-site—initially, at the soon-to-be Bacci Pizza location, and subsequently, beginning January 1st, at Suburban Bowl. The off-site parking arrangement would terminate at or around April 30th.

I also would like to personally thank you for your assistance on this matter. It is somewhat comforting to know that we are not the only car dealership in Westmont that has ongoing space constraints for managing inventory, and we recognize and appreciate how Westmont has shown a willingness to work in cooperation with its automotive dealers with respect to the off-site parking issue. I was of course pleased to hear from you that the Village is currently “working with” Audi on an arrangement that has allowed them to park excess vehicles in the Jewel parking lot—a practice with which they have been engaging for many weeks now.

Please let me know what, if anything, additional we need to provide you to secure the requested permission.

Sincerely,

A handwritten signature in black ink, appearing to read 'Marc Iozzo', with a large, sweeping flourish at the end.

Marc Iozzo

PARKING SPACE LEASE AGREEMENT

Suburbanite Bowl, Inc., as Lessor, does hereby agree to let to Westmont Lincoln LLC (d/b/a Ogden Lincoln of Westmont), as Lessee, 40 parking spaces located at 201 W. Ogden Ave., Westmont, Illinois, 60550. The following terms and conditions shall apply to this Parking Space Lease Agreement (“Agreement”):

Terms and Conditions:

- 1. Lease Term.** This Lease shall be on a month to month basis beginning on January 1, 2017, and shall not extend beyond June 30, 2017.
- 2. Termination.** Either party may terminate this Agreement by providing 30 days written notice to the other party. Any such notice shall be directed to a party at the party’s address as listed below in this Agreement.
- 3. Payments by Lessee.** Lessee agrees to pay \$ 1,500.00 per month for the lease of the aforementioned parking spaces. Lessee is to make such leasehold payment to Lessor in person (or by mail) at 201 W. Ogden Ave., Westmont, Illinois, 60559. Payments shall be made in advance by Lessee on the first of each month, or other agreed date.
- 4. Insurance.** Lessee shall provide proof of insurance naming Lessor as additional insured as long as this Lease remains in effect.
- 5. Snow Removal.** Lessor will not snow plow the area where the cars are parked and will remove snow as to not block the area of the cars.
- 6. Items Left in Vehicles.** Lessor shall not be responsible for damage or loss to possessions or items left in Lessee’s vehicles.
- 7. Damage to Vehicles.** Lessor shall not be responsible for damage to Lessee’s vehicles, whether or not such damage is caused by other vehicle(s) or person(s) in the parking lot and surrounding area.

EXECUTED AND AGREED by the parties hereto, this the ____ day of _____, 20__ .

Suburbanite Bowl, Inc.

Westmont Lincoln LLC

Lessor

Lessee

By: _____

By: _____

Title: _____

Title: _____

Lessor’s Address:

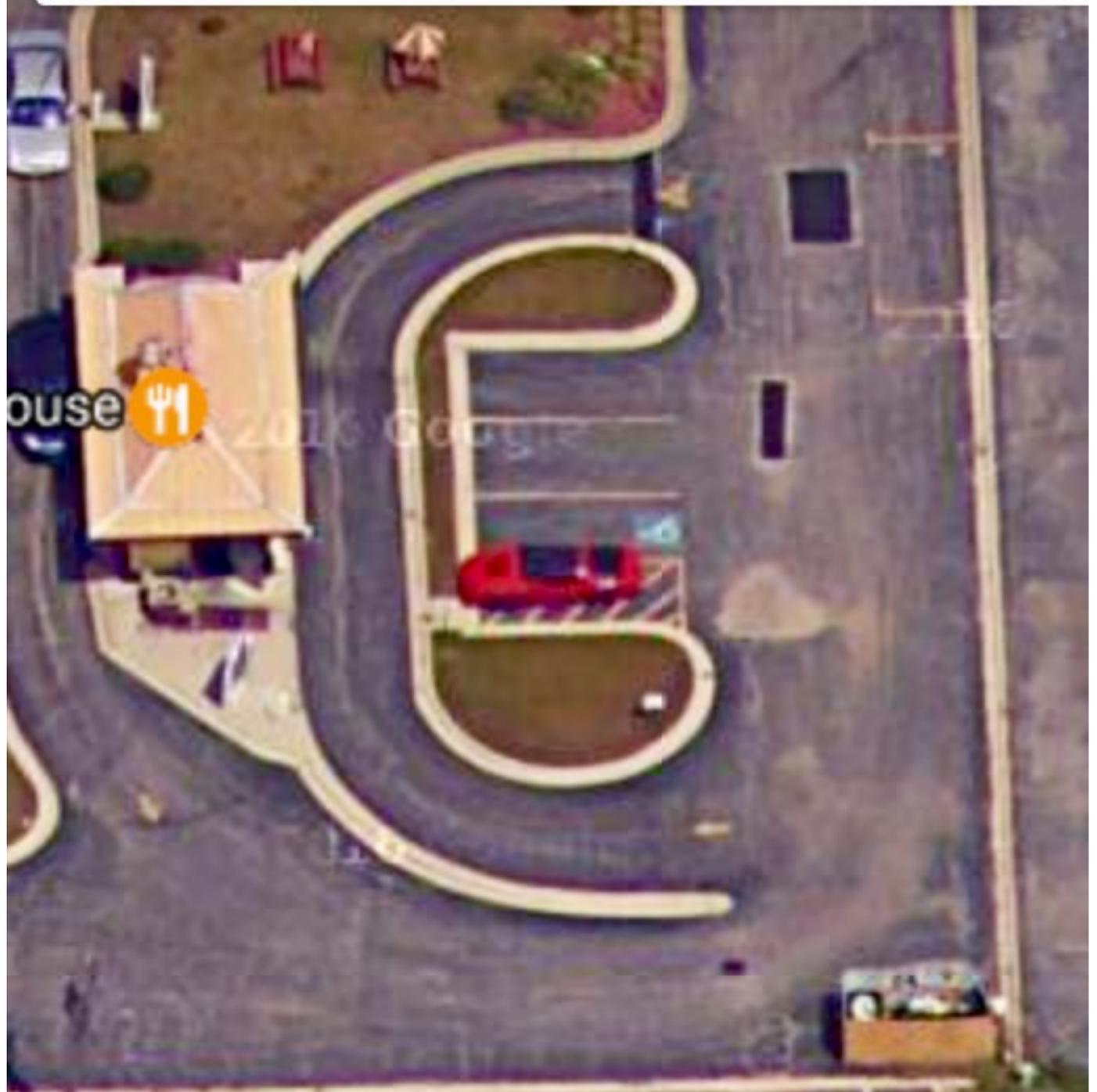
Lessee’s Address:

201 W. Ogden Ave., Westmont, IL 60550

100 W. Ogden Ave, Westmont, IL 60559



Search Google Maps





WESTMONT PUBLIC LIBRARY

428 N Cass Ave, Westmont, IL 60559

630 969 5625

westmontlibrary.org

Providing the community keys to lifelong learning

Community Development Director Ziegler:

12/6/2016

The Westmont Public Library will be undergoing interior renovations this winter to ensure our facility is meeting the needs of Westmont residents. We respectfully request a waiver of consultation review and inspection fees related to the permits for this project. If the Village Board or staff have any questions or require additional information to consider this request, I'm happy to discuss the project in greater detail.

Thank you for your consideration.

Julia Coen
Library Director
Westmont Public Library

BUILDING CODE COMPLIANCE REQUIREMENTS

Date: December 15, 2016

Re: RESUBMITTAL
Village of Westmont
Interior Remodeling (Restrooms and Lounge)
428 N. Cass Ave.
Westmont, IL

The submitted plans have been reviewed for Building Code compliance, and based on the information contained therein, we comment as follows:

- (X) Revised permit plans prepared by Tiffany Nash, Architect, dated December 9, 2016 submitted to the Building Department on December 14, 2016 are **APPROVED, permit may be issued, however, we recommend that the applicant agrees to comply with the requirements noted below by signing this review and making it part of the permit documents.**

This review shall not constitute authority for, nor approval or waiver of, any violation of the provisions of the Building Codes, and regulations of the Village of Westmont.

Building Code:

1. Please fill out the Village of Westmont Electrical Permit Application indicating all proposed work, PRIOR TO PERMIT ISSUANCE.
2. Comply with the requirements of the Westmont Fire Department.
3. A complete set of Village approved plans shall remain on site at all times.
4. Required Inspections:
 - A. Rough Plumbing
 - B. Rough Electric
 - C. Rough Mechanical
 - D. Rough Frame
 - E. Plumbing Final
 - F. Electric Final
 - G. Mechanical Final
 - H. Building Final
 - I. Fire Department Final

Signature

Date

Print Name

PLAN EXAM FEE

Date: December 15, 2016

Re: RESUBMITTAL
Village of Westmont
Interior Remodeling (Restrooms and Lounge)
428 N. Cass Ave.
Westmont, IL

PLAN EXAM FEE:

Building Code Review	=	\$50.00
Clerical	=	<u>\$15.00</u>
TOTAL	=	\$65.00

PLAN EXAM RECAP:

Review dated December 5, 2016	=	\$1,143.00
Resubmittal dated December 15, 2016	=	<u>\$65.00</u>
TOTAL	=	\$1,208.00



ILLINOIS FIRE CHIEFS ASSOCIATION PROMOTIONAL EVALUATION AND ASSESSEMENT SERVICES

An Agreement (Agreement) is made this ____ Day of _____, 201__ by and between the Illinois Fire Chiefs Association Promotional Assessment Evaluation Services (hereinafter referred to as PEAS) and the Village of Westmont Fire Department for the Promotional Testing Services for the rank of Fire Lieutenant and Fire Captain in the Village of Westmont Fire Department.

SERVICES:

The PEAS Team will provide the following services for the promotional testing of the rank of Lieutenant and Captain for the Village of Westmont Fire Department, 6015 South Cass Avenue Westmont, IL 60559.

1. Promotional Assessment Center – Lieutenant (March 15, 2017) based on the following:

Assessment Center for (9) Firefighter Candidates testing for the rank of Lieutenant

a. Plan #3 -	\$ 725.00 per Candidate (4-or more Candidates)	= \$ 6,525.00
	Tactical Development	= \$ 750.00
	Assessor Travel Expenses/pre Assessment Meeting	= \$ 400.00
	Total Lieutenant Test	= \$ 7,675.00

Options - \$ 200.00 per Candidate, post-Assessment meeting with Candidates
\$ 100.00 per Candidate, post-Assessment meeting with Commission/Staff

2. Promotional Assessment Center – Captain (March 21, 2017) based on the following:

Assessment Center for (6) Lieutenant Candidates testing for the rank of Captain

a. Plan #3 -	\$ 725.00 per Candidate (4-or more Candidates)	= \$ 4,350.00
	Tactical Development	= \$ 750.00
	Assessor Travel Expenses/pre Assessment Meeting	= \$ 400.00
	Total CaptainTest	= \$ 5,500.00

Options - \$ 200.00 per Candidate, post-Assessment meeting with Candidates
\$ 100.00 per Candidate, post-Assessment meeting with Commission/Staff

Additional statistical analysis of the exams is available for an additional fee.

- All Candidates are tested in anonymity
- All Assessors for PEAS are fully certified, current Assessors listed on the Office of the State Fire Marshal Joint Labor Management Committee Certified Assessor list and have been trained in accordance with P.A. 93-0411 (50 ILCS742/50)

- Assessment Center scores are provided on the day of the Assessment Center and provided to the designated representative of the Village in a sealed envelop
- Cancellation of Candidate participation is required 48-hours in advance of the Assessment Center for each Candidate. Cancellations within 48-hours of the Assessment Center will be charged in full.
- All content of the Assessment Center process is the sole property of the Illinois Fire Chiefs Promotional Assessment Evaluations services and is copyrighted by the Illinois Fire Chiefs Association and may not be copied, distributed or use for any other purpose

AUTHORITY

This agreement shall be in full force and effect and legally binding, after it is signed by the duly authorized officer/representative of the Village of Westmont and the Illinois Fire Chiefs Association Promotional Evaluation Assessment Services. Each of the signatories to their Agreement are the duly authorized representatives of their respective entity and each such person has signed this Agreement pursuant to the authority duly granted to him or her by the authorities of said entity, who have acted by motion, authority, or approved a resolution (in the VILLAGES case, at an open public meeting) that authorized and directed the representative to sign this Agreement. This Agreement shall be binding upon and shall inure to the benefit of the parties agreeing hereto and to their successor corporations, officers, officials, trustees, successors in office, heirs, representatives, and assigns.

EFFECTIVE DATE

This Agreement shall become effective on the date the last signatory signs this agreement.

VILLAGE OF WESTMONT

ILLINOIS FIRE CHIEFS ASSOCIATION

By: _____
Chief David Weiss

By: T.E. Sashko
T.E. Sashko, Executive Director

Attest: _____
Village Clerk

Date: _____

Date: December 9, 2016