



**MINUTES OF A SPECIAL  
VILLAGE BOARD MEETING OF  
THE VILLAGE OF CLARENDON HILLS  
PRESIDENT AND BOARD OF TRUSTEES**

**Village of Clarendon Hills  
One North Prospect Avenue, Clarendon Hills, Illinois**

**September 20, 2021**

President Austin called the meeting to order at 6:30 p.m.

**1. ROLL CALL**

Present at Roll Call: President Austin and Trustees DeDobbelaere, Jordan, Jorissen, Lannert, Lazar, and Russo

Also Present: Village Manager Barr, Fire Chief Leahy, Police Chief Dalen, and Clerk Tandle

Also Present (Electronically): Assistant Village Manager Creer, Community Development Director Mendel, Finance Director Potempa, and Public Works Director McLaughlin

**2. PLEDGE OF ALLEGIANCE**

**3. PETITIONS AND COMMUNICATIONS/PRESIDENT'S REPORT**

Trustee Jordan moved concurrence with President Austin's appointment of Trustee Lannert to serve as the Chairperson of the Local Liquor Commission (term expiring December 31, 2022) and the reappointment of himself as a member of the Local Liquor Commission (term expiring December 31, 2023). Trustee Jorissen seconded.

On the call of the roll, the vote was as follows:

Ayes: Trustees DeDobbelaere, Jordan, Jorissen, Lannert, Lazar, and Russo

Nays: None

MOTION CARRIED

**4. ADDRESSES FROM THE AUDIENCE – NON-AGENDA ITEMS**

President Austin asked Manager Barr to make some introductory comments regarding the Fire Department ladder truck replacement issue. Manager Barr advised that many of the points of discussion he has heard, including (1) that the purchase of the ladder truck is included in the budget, (2) that the purchase of a ladder truck will not require a tax increase, and (3) that the Village is seeking to eliminate the fire department, are not correct. Manager Barr presented a power point presentation showing portions of the Village's budget and the ten-year capital plan to confirm those points. He also provided some preliminary information regarding the number of ladder trucks that exist in communities of a size similar to Clarendon Hills and Hinsdale combined.

President Austin asked if the Board had any comments or questions following Manager Barr's presentation. Trustee Jordan stated that the Village hired a consultant last year to conduct a Fire Department study. One of the issues raised in that study was whether it is appropriate or necessary for Clarendon Hills to have its own ladder truck. He stated that Manager Barr has been unfairly blamed in emails circulating throughout the Village for following the direction given to him by the Village Board. He also stated that the Village Board has a fiduciary obligation to run the Village in a fiscally responsible manner while ensuring that the Fire Department has the appropriate equipment it needs to operate efficiently and effectively. Trustee DeDobbelaere concurred with Trustee Jordan's comments and stated that Manager Barr has acted at the Board's direction by continuing to review different options regarding this issue. Trustee Jorissen stated that she believes the tone of the emails she has received is that of fear that people's lives could be in danger if the ladder truck is not replaced.

Manager Barr read several public comments into the record from residents who support purchasing a replacement ladder truck and two public comments from residents who support continuing discussions with Hinsdale regarding sharing a ladder truck. He also read into the record two sets of petitions signed by 84 residents and 10 residents, respectively, supporting the purchase of a new ladder truck and discontinuing discussions regarding sharing Hinsdale's ladder truck.

Several residents and Village firefighters addressed the Board to voice their support for replacing the ladder truck and noted the challenges they believe the Village could face without it.

Residents Judy O'Keefe and Giuseppe Nardulli expressed concern that an all-night gas station with a Dunkin' Donuts may be allowed to be built on the property on which the former Tracy's Tavern sits. They believe that this type of use is unacceptable in an all-residential area and that approximately 150 residences, as well as property values, will be severely impacted if this project is approved.

## **5. RECESS TO STANDING COMMITTEE MEETINGS**

Trustee Jordan moved to recess to the Administrative and Legislative, Finance, Public Safety, and Public Services Committees at 7:55 p.m. Trustee Jorissen seconded.

On the call of the roll, the vote was as follows:

Ayes: Trustees DeDobbelaere, Jordan, Jorissen, Lannert, Lazar, and Russo

Nays: None

MOTION CARRIED

### **Administrative and Legislative**

5.1. Pursuant to Subsection 2.3.C. of the Village Code, regular Village Board meetings are to convene at 7:00 p.m. unless otherwise determined in individual circumstances. The Board had previously discussed continuing starting meetings at 6:30 p.m. even after the current emergency declaration is removed. After discussion, it was the unanimous consensus of the Board to proceed with the permanent move to convene at all regular Village Board meetings at 6:30 p.m. Staff will prepare an Ordinance to amend the Village Code to reflect the Board's direction.

5.2. At a previous meeting, the Board considered a request from the Park Avenue Condominium Association (the "Association") to lease specific parking spaces in the Village-owned lot located at 318 Park Avenue. Initially, the Association requested leasing ten spaces but is now seeking to lease only five. Staff requested approval of a one-year Parking Agreement between the Village and the Association for the use of five parking spaces on the east side of the lot in contiguous spaces for a fee of \$5,000 per space plus the cost of the signage.

### **Finance**

5.3. Staff requested approval of a Statement of Work ("SOW") for Ernst & Young LLP to provide the Village advisory assistance on a range of economic development topics in which the Village is already engaged or may consider in the future. The SOW has a \$25,000 not-to-exceed maximum and is intended for general economic development advisory purposes. Specific economic development projects would require separate project-specific agreements. A Resolution was presented for adoption that approves the proposed SOW from Ernst & Young LLP.

5.4. As part of the Mycroft development's construction loan financing, the Village has been asked to agree to assign the TIF rebate which the Village and the developer have already approved as collateral. A Resolution was presented for adoption that approves the assignment and authorizes Village Manager Barr to execute on behalf of the Village.

### **Public Safety**

5.5. Staff recently received a request from a resident to install a stop sign on Grant Avenue at Harris Avenue. This is a "T" intersection very close to Walker School. The intent is to control traffic flow and ensure pedestrian safety. The Board supported the request. Staff will draft an Ordinance for approval at an upcoming meeting.

5.6. The Fire Department currently operates a 2014 Freightliner/Horton ambulance and a 2007 International/Medtec ambulance which is used as a reserve unit if the 2014 ambulance is out for maintenance or repairs. Staff requested authorization to waive the competitive bidding process to purchase a 2022 Ford F550/F623 diesel Horton ambulance through Foster Coach Sales, Inc. using the same bid price obtained by the Suburban Purchasing Cooperative. Foster Coach has offered to accept the 2007 ambulance as a trade-in for \$6,500, which Fire Chief Leahy believes is reasonable. Upon delivery of the 2022 ambulance, the 2014 ambulance will become the reserve unit. Trustee Jordan expressed dissatisfaction that the memorandum provided to the Board by staff contains very little information regarding the process that was used to select this ambulance and the need to replace the 2007 ambulance. He requested that all future requests of this nature include specific information regarding the selection process and the reasons why one model is preferred over others. A Resolution was presented for adoption that authorizes waiving the competitive bidding process to purchase a 2022 Ford F550/F623 diesel Horton ambulance through Foster Coach Sales, Inc. in an amount not to exceed \$279,094.

5.7. If the purchase of a new ambulance is approved, it will need to be outfitted with the appropriate equipment. Staff requested authorization to waive the competitive bidding process to purchase this equipment directly from Stryker Medical using the Village's IRMA member pricing.

The Stryker power loading system would be shipped directly to Foster Coach Sales, Inc. and would be installed in the ambulance on site. Trustee Jordan again stated that insufficient information was provided to the Board regarding this equipment or the selection process. A Resolution was presented for adoption that authorizes waiving the competitive bidding process to purchase a power loader system, power cot and stair chair from Stryker Medical in the amount of \$55,458.46.

### **Public Services**

5.8. On August 16, 2021, the Board approved a Professional Services Agreement from Christopher B. Burke Engineering, Ltd. for construction engineering and observation services for the Burlington Plaza and Alley Project. At that meeting, the Board also accepted staff's recommendation for Legat Architects ("Legat") to provide additional onsite construction observation services for the second phase of the project in the amount of \$24,000. A Resolution was presented for adoption that amends Legat's original Professional Services Agreement dated December 7, 2020 by Resolution No. R-20-54 to increase the not to exceed amount to \$144,000, plus reimbursables not to exceed \$5,000.

5.9. The Public Works Department currently operates a 2001 Caterpillar 924G small wheel loader. Because this model is 20 years old, staff requested authorization to declare it as surplus, waive the competitive bidding process, and trade it in for a 2022 Caterpillar 926M small wheel loader from Altofer CAT through its government pricing program. Trustee Jordan again expressed dissatisfaction that the memorandum provided to the Board by staff contains very little information regarding the selection process and why this small wheel loader was chosen over other models. A Resolution was presented for adoption that authorizes waiving the competitive bidding process to purchase a 2022 Caterpillar 926M small wheel loader from Altofer CAT in the amount of \$135,510.

5.10. On October 1, 2018, the Village awarded a bid to Beverly Snow and Ice, Inc. for sidewalk snow removal in the central business district. That contract has been extended annually because of continued good performance. Beverly Snow and Ice, Inc. has agreed to extend the current contract with no price increase for the 2021-22 snow season. A Resolution was presented for adoption that approves a one-year contract extension between the Village and Beverly Snow and Ice, Inc. for an annual minimum charge of \$27,220.

## **6. RECONVENE THE VILLAGE BOARD MEETING**

Trustee Jordan moved to reconvene the Village Board meeting at 9:00 p.m. Trustee Russo seconded.

On the call of the roll, the vote was as follows:

Ayes: Trustees DeDobbelaere, Jordan, Jorissen, Lannert, Lazar, and Russo

Nays: None

**MOTION CARRIED**

## **7. ADDRESSES FROM THE AUDIENCE – AGENDA ITEMS – There were none.**

**8. CONSENT AGENDA/OMNIBUS VOTE**

Trustee Jordan moved to approve the Consent Agenda as itemized by President Austin. Trustee Lazar seconded.

On the call of the roll, the vote was as follows:

Ayes: Trustees DeDobbelaere, Jordan, Jorissen, Lannert, Lazar, and Russo

Nays: None

MOTION CARRIED

- 8.1. Approval of the Special Village Board Meeting Minutes of August 16, 2021 – OMNIBUS VOTE
- 8.2. Approval of Claims No. 21-08-01M in the amount of \$54,766.26 – OMNIBUS VOTE
- 8.3. Approval of Claims No. 21-09-01 in the amount of \$176,982.95 – OMNIBUS VOTE
- 8.4. Approval of Claims No. 21-09-02 in the amount of \$244,064.98 – OMNIBUS VOTE
- 8.5. Adoption of “A Resolution Approving a Professional Services Agreement for Economic Development Advisory Services between the Village of Clarendon Hills and Ernst & Young LLP in an Amount Not to Exceed \$25,000” (Resolution No. R-21-38) – OMNIBUS VOTE
- 8.6. Adoption of “A Resolution Approving the Collateral Assignment of TIF Incentive Rebate for the Mycroft Mixed Use Development at 221-231 Burlington Avenue” (Resolution No. R-21-39) – OMNIBUS VOTE
- 8.7. Adoption of “A Resolution Amending a Professional Services Agreement between the Village of Clarendon Hills and Legat Architects for Architectural Services for the Burlington Plaza and Alley Improvement Project for an Amended Amount Not to Exceed \$144,000, Plus Reimbursables Not to Exceed \$5,000” (Resolution No. R-21-40) – OMNIBUS VOTE
- 8.8. Adoption of “A Resolution Approving an Agreement Extension for Snow Removal Services between the Village of Clarendon Hills, Illinois and Beverly Snow and Ice, Inc. of Markham, Illinois” (Resolution No. R-21-41) – OMNIBUS VOTE

**9. NON-CONSENT AGENDA ITEMS**

- 9.1. Trustee Jordan moved for authorization to sign a Parking Agreement between the Village of Clarendon Hills and the Park Avenue Condominium Association of Clarendon Hills. Trustee Lazar seconded.

On the call of the roll, the vote was as follows:

Ayes: Trustees DeDobbelaere, Jordan, Jorissen, Lannert, Lazar, and Russo

Nays: None

MOTION CARRIED

- 9.2. Trustee DeDobbelaere moved to adopt “A Resolution Authorizing Waiving the Bidding Process and Authorizing the Village Manager to Enter an Agreement to Purchase an Ambulance from Foster Coach Sales, Inc. of Sterling, Illinois in an Amount Not to Exceed \$279,094” (Resolution No. R-21-42). Trustee Lazar seconded.  
On the call of the roll, the vote was as follows:  
Ayes: Trustees DeDobbelaere, Jorissen, Lannert, Lazar, and Russo  
Nays: Trustee Jordan  
MOTION CARRIED
- 9.3. Trustee DeDobbelaere moved to adopt “A Resolution Authorizing Waiving the Bidding Process and Authorizing the Village Manager to Enter an Agreement with Stryker Medical of Chicago, Illinois to Purchase a Stryker Power-Pro XT, Stair-Pro and MTS Power Load System in the Amount of \$55,458.46” (Resolution No. R-21-43). Trustee Lazar seconded.  
On the call of the roll, the vote was as follows:  
Ayes: Trustees DeDobbelaere, Jorissen, Lannert, Lazar, and Russo  
Nays: Trustee Jordan  
MOTION CARRIED
- 9.4. Trustee Russo moved to adopt “A Resolution Authorizing Waiving the Bidding Process and Authorizing the Purchase of a Caterpillar 926M Small Wheel Loader from Altorfer CAT of Addison, Illinois in the Amount of \$135,510” (Resolution No. R-21-44). Trustee DeDobbelaere seconded.  
On the call of the roll, the vote was as follows:  
Ayes: Trustees DeDobbelaere, Jorissen, Lannert, Lazar, and Russo  
Nays: Trustee Jordan  
MOTION CARRIED

## 10. REPORTS OF OFFICERS

- Village Manager Barr stated that the summer Village Board meeting schedule has ended and that future meetings will resume on the first and third Mondays of the month. The next meeting is scheduled for October 4 at 6:30 p.m. He thanked the Board for their kind words of support on his behalf earlier this evening regarding the ladder truck issue. He also stated that he believes this issue has been compounded because many residents are hesitant to contact him directly. He noted that he and resident Mary Odwasny had a long conversation today and, although they did not agree about certain things, it was a pleasure to have a face-to-face discussion. Manager Barr reiterated that he is happy and willing to discuss any matters that residents or employees may have.
- Assistant Village Manager Creer reported that staff has received a number of applications over the past two weeks requesting approval to host events in the plaza in front of Village Hall. Because there is no official policy for using the plaza area, those applications were approved administratively. He anticipates presenting a formal policy for the Board’s review at a future meeting. He announced that the annual Halloween Walk is scheduled for October 30th at 10:30 a.m. The second annual Witches Ride is also scheduled that day starting at 4:00 p.m. and ending at the Sloan Triangle, which will be closed off. He stated

that this Chamber of Commerce event will require formal approval by the Village Board. He also announced that “Baby Creer” is expected to join the family on Wednesday so it may be difficult to reach him this week. Congratulations were extended to Zach, his wife, and their daughter!

- Community Development Director Mendel announced that the September 16th ZBA/PC meeting was canceled for lack of a quorum. Items scheduled for that meeting will be continued to the October meeting. Although no business was conducted, it was Chairman Greg Kuhn’s last meeting. It was noted that Mr. Kuhn has served the Village for more than 30 years.
- Finance Director Potempa reported that meetings have begun at the staff level in preparation for the new budget.
- Fire Chief Leahy announced that the annual Fire Department Open House will be canceled again this year due to the ongoing COVID-19 pandemic.
- Police Chief Dalen announced that the Police Department was recognized in August by ESGR, a Department of Defense program, for outstanding support of military personnel whom the Village employs. He acknowledged former Village CSO, Josh Schneider, who nominated the Department for this award. Chief Dalen reported that he spoke with the Sergeant who was the subject of a concern raised by resident Roberta Schwinn and he believes the matter in question was handled appropriately. He noted that the Daisy Dash 5K event went well but participation was down from previous years. At the August 16 meeting, resident Kevin Swan asked the Board to consider extending parking restrictions in front of his residence on Middaugh Road due to safety concerns. Chief Dalen stated that he believes there is insufficient evidence of a potential safety concern to warrant extending the no parking restriction.
- Public Works Director McLaughlin reported that the pavement patching program was completed last Saturday. Renovations at the Public Works building are progressing smoothly. Installation of the steel framing for the outbound train station was delayed this week because Burlington Northern did not have flaggers available to oversee the installation. He believes the remainder of the project will be completed in approximately six weeks. Work on the Burlington Plaza and Alley Project continued this week. Grading is finished and the alley has been excavated. He anticipates receiving the results of the soil analysis tomorrow so that the majority of extra dirt can be hauled away.

**11. OTHER BUSINESS** – There was none.

**12. EXECUTIVE SESSION** – There was none.

**13. ADJOURNMENT**

There being no further business to come before the Board, Trustee Jordan moved to adjourn the meeting at 9:25 p.m. Trustee Jorissen seconded.

On the call of the roll, the vote was as follows:

Ayes: Trustees DeDobbelaere, Jordan, Jorissen, Lannert, Lazar, and Russo

Nays: None

MOTION CARRIED

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Dawn M. Tandle  
Village Clerk