

APPROVED @ 7/25/22 VB mtg.

July 11, 2022
Meeting Duly Noted
According to State Statute

**A SPECIAL MEETING OF THE VILLAGE PRESIDENT AND BOARD OF TRUSTEES
OF THE VILLAGE OF BLOOMINGDALE HELD ON JULY 11, 2022
AT THE ROBERT J. HOMOLA MUNICIPAL CENTER
201 SOUTH BLOOMINGDALE ROAD, BLOOMINGDALE, ILLINOIS, DUPAGE COUNTY**

CALL TO ORDER

The meeting was called to order by Village President Coladipietro at 6:01 p.m.

ROLL CALL

Upon Roll Call by Village Clerk Hager, those in attendance were:

PRESENT: Trustees Ackerman, Belmonte, Bolen, Bucaro, and Von Huben
ABSENT: Trustee Shannon

QUORUM PRESENT

PLEDGE OF ALLEGIANCE

AUDIENCE PARTICIPATION

There was no one in the audience.

APPROVAL OF AGENDA

Motion by Trustee Von Huben, seconded by Trustee Bucaro to approve the Agenda for the July 11, 2022 Special Village Board Meeting. Voice Vote. All Trustees present voted AYE.

MOTION DECLARED CARRIED

APPROVAL OF MINUTES

Motion by Trustee Bolen, seconded by Trustee Ackerman, to approve the Minutes of the June 27, 2022 Special Meeting of the Village President and Village of Bloomingdale Board of Trustees – Absent: Trustees Belmonte and Bolen.

AYES: Trustee Ackerman, Belmonte, Bolen, Bucaro, and Von Huben
NAYS: None
ABSENT: Trustee Shannon

MOTION DECLARED CARRIED

CONSENT AGENDA:

Village Clerk Hager read the consent agenda.

Finance and Administration

1. To approve the Purchase Order Requisition to Nadler Golf Car Sales in the amount of \$55,455.89.

2. To approve **Resolution No. 2022-R-13**: A Resolution Approving a Redevelopment Agreement between the Village of Bloomingdale and Storebuild LLC.

Facilities, Infrastructure

1. To approve WRF Phase 2B Improvement Project Change Order #3 in the amount of \$44,516.23 to IHC Construction Companies, LLC of Elgin, IL.
2. To approve a Time Extension Request from IHC Construction Co. LLC, of Elgin, IL for the WRF Phase 2B Improvement Project Change Order #4 to the following dates:
Proposed Substantial Completion Date: December 1st, 2022
Proposed Final Completion Date: January 5th, 2023

Motion by Trustee Von Huben, seconded by Trustee Bolen to **place all items on the consent agenda.**

AYES: Trustees Ackerman, Belmonte, Bolen, Bucaro and Von Huben,
NAYS: None
ABSENT: Trustee Shannon

MOTION DECLARED CARRIED

Motion by Trustee Ackerman, seconded by Trustee Bolen to **approve the consent agenda as presented.**

AYES: Trustees Ackerman, Belmonte, Bolen, Bucaro, and Von Huben
NAYS: None
ABSENT: Trustee Shannon

MOTION DECLARED CARRIED

DISCUSSION ITEMS

Finance and Administration

1. **Approval of Resolution for Redevelopment Agreement between the Village of Bloomingdale and BMR Outlot for Springbrook Shopping Center**

Mr. Scalera reported that staff has been working with the owner and the Village Attorney on the redevelopment. The owner has closed on the property and plans for demolition of the building have been submitted as soon as the utilities have been disconnected.

Motion by Trustee Bolen, seconded by Trustee Bucaro to **approve RESOLUTION NO. 2022-R-14: A RESOLUTION APPROVING A REDEVELOPMENT AGREEMENT BETWEEN THE VILLAGE OF BLOOMINGDALE AND BMR OUTLOT LLC.**

AYES: Trustees Ackerman, Belmonte, Bolen, Bucaro, and Von Huben
NAYS: None
ABSENT: Trustee Shannon

MOTION DECLARED CARRIED

2. Discussion of Purchase of New Server Hardware for Storage Area Network

Mr. Mannerino, Director of Information Systems presented information on the replacement of the server for the Storage Area Network. There are two of these networks – one in the Village Hall and one in Public Works. Both were purchased in 2016 and are out of resources and out of support. Only the network in the Village Hall is being replaced. Quotes were procured with the low bid from Current Technologies for the cost of \$29,874.30. This item was included in the 2023 budget

3. Discussion of the Purchase of Three New Servers and Implementation

Mr. Mannerino reported that there are three servers that were also purchased in 2016 and are out of resources and out of support. Two of the servers are located in the Village Hall and one is in Public Works and this was included in the 2023 budget. Bids were procured and the low bid was from Current Technologies for the cost of \$32,098.18.

4. Discussion of Disposal of Property Owned by the Village – Police Department

Mr. Scalera reported that while doing some inventory the Police Department discovered two items of electronic surveillance equipment which are outdated. Staff requests an ordinance to authorize the disposal of the equipment as surplus property. Director Giammarese approves.

5. Discussion of Comcast Franchise Agreement

Mr. Scalera has been working with the Village Attorney to review the new ten-year agreement with Comcast for the use of the Public Way to provide services, facilities, and equipment to provide the cable-related needs of the community. The new agreement is nearly identical to the current agreement and will protect the Village's franchise fees. Staff agrees with the proposed contract and language and recommends approval of the contract.

6. Discussion of Village 457 Plan Change from Mission Square to Equitable

Mr. Scalera reported that previously the Board was given a presentation on the 457 plan options given to the Village employees. After further comparison staff is recommending a move from Mission Square to Equitable which will allow for lower fees to employees as well as more investment options for employees.

7. Discussion of ARPA Projects

Mr. Scalera reported that at the last meeting the Trustees were asked to submit their top five projects in order of priority for use of the ARPA funds. A list was made and provided for this meeting. The total of these projects is \$1.28 M. That would leave approximately \$1.68 M in funds remaining. Staff recommends that the remainder be used against the small water meter project in order to reduce the amount needing to be financed. Mayor Coladipietro inquired as to why the project of lighting on First Street was included on this list. Mr. Scalera noted that as most of the rest of the Old Town area has been updated to LED and with the development of the townhome project there it was added. Mayor Coladipietro noted that there are other areas of the Village that are lacking lighting as well so maybe we skip that item. Trustee Von Huben asked if that would complete the Old Town Lighting project. Mr. Scalera noted that originally the idea was that the Old Town section would expand but that has not happened. Mr. Scalera inquired if the Board was okay with the balance of the funds going toward the small water meter project. Trustee Bucaro asked if there were additional police items that were requested. Director Giammarese noted that the items included could always use a

bit more funds. Mr. Scalera noted that the headset replacement project listed is included in this year's budget so it will be removed from the list as well. The Board decided to move ahead with the projects listed with the exception of the Old Town lighting and the headset replacement and revisit the remaining balance and projects.

8. Approval of Warrant #1 for the Month of July 2022 - \$ 2,023,959.13

Motion by Trustee Bolen, seconded by Trustee Ackerman to approve Warrant #1 for the Month of July 2022 in the amount of \$ 2,023,959.13 as presented.

AYES: Trustees Ackerman, Belmonte, Bolen, Bucaro, and Von Huben
NAYS: None
ABSENT: Trustee Shannon

MOTION DECLARED CARRIED

Planning, Zoning and Environmental Concerns

1. Discussion of Findings of Fact for 200 S. Gary Avenue – Cooper's Hawk

Mr. Gascoigne reported that at the last Planning and Zoning meeting the Cooper's Hawk restaurant proposal was approved with minimal relief. There will be several variances that will need to be approved including the special use of a restaurant in an office district. The proposed building is 10,820 square feet and will provide more parking than is required. There will also be outside seating.

Landscaping along Gary will be removed as well as five trees along Camden which are obstructing the current building. A landscape plan was not presented for approval but the Commission was not concerned. It will be provided at a later date. Staff will work with the owners for this.

Trustee Shannon entered the meeting at 6:23 p.m.

There is also a slight signage variation needed to apply business district standards versus the office standards – Barnes and Noble also had this variance. Versiti Blood Center will work with the Village Attorney for them to continue to operate until the building is torn down. Director Gascoigne will work with the Village Attorney to repeal the special use ordinance that they are currently operating under. They have indicated that they are close to finding another suitable location. Trustee Ackerman asked if the business will need a special liquor license as they provide tastings. The Village Attorney did not think so but will investigate.

OTHER BUSINESS:

None

ADMINISTRATIVE STAFF REPORTS

Village Administrator, P. Scalera

Mr. Scalera thanked the Public Works Department and the Police Department for all of their hard work to make the Village fireworks display a success. It was a great show and there were no issues. He told the directors to thank all of their staff.

The Stratford Square re-envisioning website has gone live. Over 1000 people have visited the site with 130 taking the survey and 105 providing their email addresses for updates. The link is available on the Village website.

This is Gary Szott's last meeting. Mr. Scalera acknowledged his 31 years of service and noted that he has been the best Financial Director that he has worked with. He has enjoyed working with him and will miss him. He noted that Assistant Financial Director Tori Montbriand will be taking over and has big shoes to fill. There was a round of applause from the room.

Assistant Village Administrator, B. E. Weber
No report

Village Attorney, M. Castaldo, Jr.
No Report

Director of Public Works, J. Monkemeyer
Mr. Monkemeyer reported that there are four open positions in Public Works. It is a struggle to find candidates. Mayor Coladipietro inquired whether it is a struggle to get candidates or to get qualified candidates. Mr. Monkemeyer noted that it is getting qualified candidates. There are currently two maintenance worker openings – one in Streets and one in Water Production; one plant mechanic opening; and one secretary/administrative assistant. It is beginning to become a burden on other employees. The Mayor noted that it may be time to look into a third-party agency.

Director of Finance, G. L. Szott
Director Szott thanked Mr. Scalera for the kind words. He continued by thanking everyone else – the Department Heads, Finance Staff, and the Trustees. It has been a joy. He continued by saying thanks for the opportunity to work here. Mayor Coladipietro noted that we are all replaceable but some create a big void. Mr. Szott's departure will create a big void but it has been a pleasure to work with him. His ability to recall minute things and data was amazing and it was a privilege and an honor to serve with Mr. Szott and we appreciate everything that Mr. Szott has done for this community, the staff, and this Board.

Director of Public Safety, F. Giammarese
Congratulations to Gary Szott. The Police Department is still dealing with staffing issues. One of the lateral transfers is leaving and going to Cicero where there is more action. The Department may look to amend some of the time limitations for some certifications for lateral transfers. Oral exams for candidates is ongoing and hopefully by the end of July or August there will be some additional candidates for the Police Academy in September.

Director of Community and Economic Development, S. Gascoigne
No report

RECESS TO EXECUTIVE SESSION

Motion by Trustee Bolen, seconded by Trustee Bucaro to adjourn to Executive Session at 6:34 p.m. for the purpose of discussion of Purchase or Lease of Real Estate – 5ILCS 120/2(c)(5) and Collective Bargaining – 5ILCS 120/2(c)(2)

AYES: Trustees Ackerman, Belmonte, Bolen, Bucaro, Shannon, and Von Huben
NAYS: None
ABSENT: None

MOTION DECLARED CARRIED

RECONVENE FROM EXECUTIVE SESSION

The meeting was reconvened from Executive Session at 7:24 p.m.

Upon Roll Call by Village Clerk Hager, those in attendance were:

PRESENT: Trustees Ackerman, Belmonte, Bolen, Bucaro, Shannon, and Von Huben
ABSENT: None

QUORUM PRESENT

There was no other business to be presented to the Village Board.

ADJOURNMENT

Motion by Trustee Bucaro, seconded by Trustee Bolen to adjourn the meeting of July 11, 2022 at 7:24 p.m. Voice Vote All Trustees voted AYE.

MOTION DECLARED CARRIED – MEETING ADJOURNED

Respectfully submitted,

Pamela S. Hager
Village Clerk

Psh