



MINUTES

President and Board of Trustees
Village of Arlington Heights
Virtual Meeting

Arlington Heights Village Hall
33 S. Arlington Heights Road
Arlington Heights, IL 60005

July 6, 2020

7:00 PM

I. CALL TO ORDER

II. PLEDGE OF ALLEGIANCE

III. ROLL CALL OF MEMBERS

President Hayes and the following Trustees responded to roll: Rosenberg, LaBedz, Schwingbeck, Padovani, Baldino, Canty and Tinaglia.

Trustee Scaletta was absent.

Also present were: Randy Recklaus, Robin Ward, Becky Hume, Nick Pecora and Charles Perkins.

IV. APPROVAL OF MINUTES

A. Committee of the Whole 06/08/2020 Approved

Trustee Robin LaBedz moved to approve. Trustee Greg Padovani Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Schwingbeck, Tinaglia

Absent: Scaletta

B. Village Board 06/15/2020 Approved

Trustee Bert Rosenberg moved to approve. Trustee Richard Baldino Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Schwingbeck, Tinaglia

Absent: Scaletta

C. Committee of the Whole 06/29/2020 Approved

Trustee Bert Rosenberg moved to approve. Trustee Mary Beth Canty Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Schwingbeck, Tinaglia

Absent: Scaletta

V. APPROVAL OF ACCOUNTS PAYABLE

A. Warrant Register 06/30/2020 Approved

Trustee Bert Rosenberg moved to approve in the amount of \$2,901,512.48. Trustee Jim Tinaglia Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Schwingbeck, Tinaglia

Absent: Scaletta

VI. RECOGNITIONS AND PRESENTATIONS

VII. PUBLIC HEARINGS

VIII. CITIZENS TO BE HEARD

Paul Scott of Bridging the Black/White Divide said in 133 years the Village has not hired a Black police officer. The 20/21 Board goal of increasing diversity needs more specificity. The Village needs to be more welcoming. Deliberate steps need to be taken. How the sins of the past are handled today is important.

Elizabeth McKay thanked the Police Department for its comprehensive presentation. She said that people of color work in the Village. At Northwest Community Hospital, 35% of the employees are people of color. At the Lutheran Home, 50% of employees are people of color. These people keep our lives running and deserve a diverse police force. She asked if the Village signed the 8 Can't Wait pledge and if the Police Department is meeting those standards.

President Hayes believes that Arlington Heights is a welcoming place. Nothing prevents a person of color to live or work in the Village. Of course we can do better, that's why it is a priority. He said there is nothing to apologize for. In the past two years, the Village has been chosen as the best place to live in a Daily Herald poll and the 25th most livable community for a town of its size in the nation.

Chief Pecora said the Village meets all the 8 standards. The only situation in which force can be used is when the life of an officer is in danger. The General Orders have been enhanced and now include a duty-to-intervene.

Mr. Recklaus said the Village is interviewing consulting firms to develop a diversity and inclusion audit next week. He is also working with the Chamber of Commerce on a Diversity 2020 program. The Village's Human Resources Director is participating in a diversity symposium next week and the Village is organizing a Community Conversation on diversity with the Park District, School Districts and Library.

Trustee Canty said we have a history that we need to recon with. There is room to grow and move forward. She appreciated all these efforts.

George Motto said he appreciated the efforts toward inclusion. He said he is worried about people not wearing masks when dining out at Arlington Alfresco. He said police officers should be wearing masks.

Mr. Recklaus said mask enforcement is difficult. All the Village can do is make sure there is enough room for social distancing. The Village Policy for employees requires them to wear masks if they will be within 6 feet of others.

IX. OLD BUSINESS

- A. Report of the Committee-of-the-Whole Meeting Approved of June 15, 2020

Review of the 12-month period ending 12/31/19
Comprehensive Annual Financial Report (CAFR)

Trustee Scaletta moved to accept the CAFR as presented. Trustee LaBedz seconded the motion. The motion passed unanimously

Trustee Robin LaBedz moved to approve of the 12-month period ending 12/31/19 Comprehensive Annual Financial Report. Trustee Tom Schwingbeck Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Schwingbeck, Tinaglia

Absent: Scaletta

- B. Report of Committee-of-the-Whole meeting of June 29, 2020 Approved
Review of Proposed 2021-2025 Capital Improvement Program
Trustee Canty moved, seconded by Trustee Padovani, that the Committee-of-the-Whole recommend to the Village Board that the Board approve the proposed 2021-2025 Capital Improvement Program and that the first year of the program totaling \$34,128,700 be incorporated into the Village's proposed 2021 budget.

Trustee Mary Beth Canty moved to approve the 2021-2025 Capital Improvement Program and the first year amount of \$34,128,700 be incorporated into the Village's proposed 2021 budget. Trustee Greg Padovani Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Schwingbeck, Tinaglia

Absent: Scaletta

- C. Report of Committee-of-the-Whole Meeting of June 29, 2020 Approved
Operating Fund Overview/Recommended Budget Ceiling 2021
Trustee Rosenberg moved, seconded by Trustee Tinaglia, that the Committee-of-the-Whole recommend to the Village Board that the Board approve the 2021 budget ceilings of \$79,861,000 for the general fund; and \$24,350,600 for the water & sewer fund.

Mr. Recklaus said these are parameters set for next year. It's going to be a tough year, and the goal is to keep property taxes as low as possible. This is the second year in a row of a zero percent increase.

Trustee Bert Rosenberg moved to approve the 2021 budget ceilings of \$79,861,000 for the General Fund and \$24,350,600 for the Water and Sewer fund. Trustee Jim Tinaglia Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Schwingbeck, Tinaglia

Absent: Scaletta

X. CONSENT AGENDA

CONSENT OLD BUSINESS

CONSENT LEGAL

- A. A Resolution Authorizing the Execution of an Intergovernmental Cooperation Agreement Between the Village and the Town of Normal and Authorizing Normal to Exercise the Powers of the Village of Arlington Heights, Illinois in Connection with an MCC Program and a Loan Finance Program Approved

Trustee Mary Beth Canty moved to approve R2020-014/A2020-047. Trustee Greg Padovani Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Schwingbeck, Tinaglia

Absent: Scaletta

- B. An Ordinance Establishing the Speed Limit on Certain Streets in the Village of Arlington Heights (East Olive St between N Douglas Ave and N Windsor Dr; East Brittany Dr between N Arlington Heights Road and N Highland Ave; and West Brittany Drive between N Dunton Ave and N Highland Ave) Approved

Trustee Mary Beth Canty moved to approve 2020-019. Trustee Greg Padovani Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Schwingbeck, Tinaglia

Absent: Scaletta

- C. An Ordinance Designating Two-Way Stop Streets (Heritage Park) Approved

Trustee Mary Beth Canty moved to approve 2020-020. Trustee Greg Padovani Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Schwingbeck, Tinaglia

Absent: Scaletta

CONSENT REPORT OF THE VILLAGE MANAGER

XI. APPROVAL OF BIDS

XII. NEW BUSINESS

- A. Paragon Mechanical - 2400 S. Arlington Heights Rd. - PC#20-004
Land Use Variation, Rezoning

Kevin Polka, owner of the property and Paragon Mechanical, said he would like to operate his business out of this site that he purchased from Elk Grove Township. The Township had been operating in this space until March of 2020. Paragon worked out of a building at 11 N. Arlington Heights Road and received a Land Use Variation for that location which is zoned B-2. Paragon Mechanical is a licensed and registered contractor with the Village. Mr. Polka showed long range renderings for the site, but in the meantime wishes to operate in the building as it is today. He would add some landscaping, but would like to hold off on a full landscape plan until phase two so that plantings didn't need to be put in only to be replaced after a few years. His business has been operating out of home for a couple of years, and he only parked trucks at the site. Mr. Polka asked for relief on condition #6 of the Plan Commission recommendation, saying he did not want additional sign restrictions that were outside of the Code. He said signs near the on ramps were critical to his success.

Mr. Perkins said Paragon began illegally parking on the site on or prior to April 2018 after purchasing the property. A violation ticket was issued in August of 2019 by the Building Department. The vehicles were moved for a short time thereafter. In February 2020, Paragon submitted their request for the Land Use Variation.

The Village Board recently approved the South Arlington Heights Road Redevelopment Plan and TIF District thereby setting goals and providing financing for the area. Mr. Perkins said Paragon is a great business in the community. The Arlington Heights Road site has not been properly maintained and is not a good view into the corridor. Mr. Perkins said staff would like the property maintained, cleaned up, redeveloped and a phased landscaping plan implemented. A full landscape plan would not be necessary for phase 1 implementation. Staff's recommendation was to deny

the variation for a contractor shop on this site. The Plan Commission voted to approve it with conditions by a 6-3 margin. Signs would not be permitted on the frontage road and a monument sign would be required on Arlington Heights Road.

President Hayes asked if there were assurances that Phase two would occur. He said he liked the requirement suggested by staff to limit the variation for two years if the second phase plans were not submitted. Staff does not object to the rezoning. President Hayes said it does not make sense to approve the rezoning if the project is not approved.

Trustee Tinaglia asked for the background information on why the site was zoned R-1. Mr. Perkins explained that when properties are annexed, they are automatically classified as R-1. The two lots on this site were annexed in 1963 and 1983. Mr. Polka said he purchased the property at a public bid 18 months ago. Trustee Tinaglia said he didn't have a problem with the use, but struggled with the lack of an official petition for phase 2. He said it is unfair to look at the renderings as nothing will happen for many months.

Trustee Rosenberg said the Board has never approved a petition not knowing what will happen. He approved of the staff condition. He said it did not make sense to put in landscaping if it had to be ripped out again. He asked if there would be storage or fabrication. Mr. Polka said no.

Mr. Polka said he is presenting his vision, it's a unique situation. He doesn't have the funds to develop the site now. He plans to use the site as it is, maintain it and improve it in the future as his business grows.

Trustee Schwingbeck asked why the Code violations occurred and why nothing changed after the citations were issued. Mr. Polka said there were a series of misunderstandings. He had a lease agreement with the Township, when the Village issued the violations, he was not there. Bad assumptions were made. After he understood, he moved the vehicles to the back. The Township was responsible for maintenance during their lease. They moved out in March. He said it will be maintained now. Trustee Schwingbeck said he wanted to make sure Mr. Polka would do what was asked. Mr. Polka said his business operated at 11 N. Arlington Hts. Road without any complaints and they backed up to a residential neighborhood.

Trustee Baldino asked what other kinds of businesses could be on the site. Mr. Perkins said drug stores, hotels and fast food restaurants would fit on the site. In the Village, Walter E. Smithe has a similar site. Trustee Baldino said he wants to support a local business, but doesn't want to approve a plan that isn't a plan. He liked the idea of a deadline.

Trustee LaBedz discussed the parking issues that could be possible with other uses. She asked why the trucks were parked there if the business was not. Mr. Polka said two trucks were parked there and employees kept the

other vehicles at their homes. This was part of the agreement with the Township. Trustee LaBedz wanted the trucks to be parked out of sight of the roadways and they were not, even though it was possible. That is the intent of the Code. Trustee LaBedz asked for the front of the building to be made presentable with more landscape screening. She liked the staff presented time line and conditions.

Trustee Canty said she also liked holding the developer to the 2 year timeline. She said it is a challenge to get things developed in the southern corridor.

Trustee Padovani concurred. He asked what the impacts were if the timeline was not met. Mr. Perkins said the petitioner could request an extension. The challenge is that the property was purchased without the correct zoning. If it was not a local business, staff would not have considered the request. He wished they had asked about the issue prior to purchasing the property. If the Land Use Variation becomes voided, the business would have to vacate the building that they own.

President Hayes said he did not like the legal ramifications and was not comfortable with supporting the petition.

Trustee Tinaglia agreed, saying it was a slippery slope. He struggled with telling someone they can't operate their business. He said he wants something wonderful for the south corridor and believes this project might sell the Village short.

Mr. Polka said he needs the signage to make the deal work. He said there are no absolutes in development and in the recession, this is a great offer for the Village. Trustee Tinaglia said for him, signage is not the issue. He cares more about keeping the corridor on the right path.

Mr. Polka said there are no materials on site and no fabrication. He's okay with only keeping two trucks there. The Village won't get anything better in the current economic climate. He purchased the property via a public bid and no one has approached him to purchase it. The world is changing and the Board's vision is not reality. His company would have less of an impact than the use that has been there for 35 years. Mr. Polka said he wants permission to have the signs allowed by Code. The Plan Commission's recommendation holds him to a higher standard.

Trustee LaBedz asked staff to work with the petitioner to develop a moderate landscape plan as she would like more beautification.

President Hayes said the approval assumes phase 2 will occur, it puts the Village in a bad position and the use is not his long range vision for the area.

Trustee Baldino said he heard Mr. Polka on the sign request but a rendering

is not a plan. He said his supports the Plan Commission's recommendation.

Trustee Tom Schwingbeck moved to concur with the Plan Commission's recommendation with the following additional conditions: 1. That staff work with Paragon to develop a moderate beautification plan for Phase 1. 2. Within 2 years of Ordinance approval, the petitioner shall submit a complete Plan Commission application and redevelopment plan for the property. If no application is submitted and subsequently not approved, the Land Use Variation shall be null and void. Trustee Richard Baldino Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, LaBedz, Padovani, Schwingbeck

Nays: Hayes, Rosenberg, Tinaglia

Absent: Scaletta

XIII. LEGAL

- A. An Ordinance Amending Chapters 16 and 18 of Approved the Arlington Heights Municipal Code (Section 16-406 - Nuisance Prohibited; Section 18-307 - Negligent or Distracted Driving; Section 18-405 - Administrative Hearing)

Mr. Recklaus said this cleans up the Code. Language was added at Trustee Canty's suggestion to give examples of what constitutes distracted driving. The Staff recommended changes included adding language for compliance with ADA and removing references to unattended horses.

Trustee Mary Beth Canty moved to approve 2020-021. Trustee Robin LaBedz Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Schwingbeck, Tinaglia

Absent: Scaletta

XIV. REPORT OF THE VILLAGE MANAGER

XV. APPOINTMENTS

XVI. PETITIONS AND COMMUNICATIONS

XVII. ADJOURNMENT

Trustee Richard Baldino moved to adjourn at 9:12 p.m.. Trustee Mary Beth Canty Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Schwingbeck, Tinaglia

Absent: Scaletta