



**Village of Gilberts  
87 Galligan Road  
Gilberts, IL 60136  
Village Board  
Meeting Minutes  
December 20, 2016**

**Call to Order/Pledge of Allegiance**

President Zirk called the meeting to order at 7:00 p.m. He proceeded to lead those present in the Pledge of Allegiance.

Village Clerk Meadows called the roll. Roll call: Members present: Trustees Kojzarek, Corbett, LeClercq, Zambetti, Farrell, Hacker and President Zirk. Others present: Administrator Sakas, Attorney Tappendorf, Assistant Administrator Beith, Finance Director Blocker and Chief of Police Rossi. For members of the audience please see the attached copy of the sign-in sheet.

**Public Hearing**

**An Amendment to an Annexation Agreement relating to parking for that portion of Gilberts Town Center**

**A Motion was made by Trustee Corbett and seconded by Trustee Hacker to open the public hearing for the amendment to an Annexation Agreement relating to parking for that portion of Gilberts Town Center.** Roll call: Vote: 6-ayes: Trustees Kojzarek, Corbett, LeClercq, Zambetti, Farrell and Hacker. 0-nays, 0-abstained. Motion carried.

Administrator Sakas discussed the proposed amendments to the annexation agreement. He noted that in the original ordinance there were a few typos which have since been revised. There were no other changes to the ordinance.

Administrator Sakas commented on exhibit B which depicts eight additional parking spaces to accommodate guest parking for unit 231. In addition, the amendment reflects the current language included in the Unified Development Code.

President of CalAtlantic Kevin Johnson commented on the proposed amendments to the annexation agreement. He noted that at the last Village Board meeting there was a request to add two additional parking spaces to the proposed plan. However, after careful review it was the conclusion of Cal Atlantic's engineers that two additional spaces would create safety concerns along with snow removal issues.

President Johnson discussed moving forward in the spring with the final acceptance of Gilberts Town Center. He reported that their goal is to have the final punch list drafted in April and in May correcting any outstanding punch list items.

Resident Carl Alagna thanked the Board Members for their efforts in addressing his parking concerns. He reported that he would have preferred to have two additional parking spaces. However, he was not in favor of creating any safety or snow removal issues.

Trustee Corbett also expressed concern with the need for still more additional guest parking spaces. Administrator Sakas noted that the proposed plan does comply with the requirements of the UDO. President Zirk suggested that Staff compare the current UDO language to what surrounding communities require.

There was some discussion on the townhome development design which was constructed to resemble an urban environment with the brownstone facades and rear loading garages.

Trustee Farrell noted that the proposed additional parking space plan is not ideal. However, the engineers appear to agree that the plan is best resolution to the parking issues.

There being no further comments, **a Motion was made by Trustee Zambetti and seconded by Trustee Farrell to close the public hearing portion of the public meeting at 7:11 p.m.** Roll call: Vote: 6-ayes: Trustee Kojzarek, Corbett, LeClercq, Zambetti, Farrell and Hacker. 0-nays, 0-abstained. Motion carried.

#### **Public Comment**

President Zirk asked if anyone in the audience wished to address the Board Members. There were no comments offered from anyone in attendance. The Board Members moved on to the consent agenda.

#### **Consent Agenda**

##### **1. CONSENT AGENDA**

- A. A Motion to approve Minutes from the December 6, 2016 Village Board Meeting**
- B. A Motion to approve Minutes from the December 13, 2016 Committee of the Whole Meeting**
- C. A Motion to approve November 2016 Treasurer's Report**
- D. A Motion to approve Bills & Payroll dated December 20, 2016 as follows: General Fund \$229,773.47 and Water Fund \$16,912.59**
- E. A Motion to approve Ordinance 20-2016, an Ordinance approving the Second Amendment to the Annexation and Development Agreement for Gilberts Town Center**
- F. A Motion to approve Resolution 35-2016, a Resolution approving a renewal proposal by Arthur J. Gallagher Risk Management Services Inc. for property, liability, workman's compensation, and risk management insurance coverage**
- G. A Motion to approve Resolution 36-2016, a Resolution approving an Engagement Letter with Foley & Lardner, LLP, for Bond Counsel Services**

President Zirk noted that the minutes from the December 13, 2016 Committee of the Whole had been amended and the amended minutes had been emailed to the Board Members.

President Zirk asked if there were any items listed on the consent agenda the Board Members would like removed for separate consideration. The Board Members offered no comments. **A Motion was made by Trustee Zambetti and seconded by Trustee Farrell to approve the consent agenda as presented.** Roll call: Vote: Trustees Corbett, LeClercq, Zambetti, Farrell, Hacker and Kojzarek. 0-nays, 0-abstained. Motion carried.

#### **Items for Approval**

There were no items listed under "Items for Approval".

#### **Items for Discussion**

There were no items listed under "Items for Discussion".

#### **Staff Reports**

Administrator Sakas reported that he along with Staff will be working on drafting FY-2017/2018 budget.

Administrator Sakas reported that Rolf Campbell will be conducting a parks planning workshop during the next regularly scheduled Committee of the Whole meeting.

Administrator Sakas reported that the Plan Commission is scheduled to meet on Wednesday, January 11<sup>th</sup> and they will have a very heavy agenda.

There was some discussion on the placement of large snow piles during the snow removal process. Administrator Sakas noted that the Public Works Department does it very best not to place snow at school bus stops.

Assistant Administrator Beith commented on the recent Village server outage. He reported that AT&T made the necessary repairs, and the Village servers are up and functioning properly.

Finance Director Blocker reported that 75 water shut-off notices have been issued. She noted that this number of blue tags is typical.

Chief Rossi reported that Officer Izydorski recently repaired the Life Scan equipment. His repairs saved the Village an extreme amount of expense.

### **Trustee's Reports**

Trustee Hacker acknowledged that Developer Mertz was in attendance. He proceeded to ask Developer Mertz a few questions regarding his plans for the expansion of the portable water treatment plant and the off-site improvements. Trustee Hacker questioned if Developer Mertz anticipated the issuance of 8 Million Dollars in SSA bond proceeds along with the SSA 24 Funds will be sufficient to fund the expansion of the potable water treatment plant, construction of two wells, the Freeman Road improvements along with funding the reserve administration account and the closing cost. Developer Mertz replied yes. Trustee Hacker noted that the expansion of the water treatment plant along with the construction of the two wells must be the first priority.

Developer Mertz asked Chief Rossi if the police department would be enforcing the street parking ban during a snowfall of 2" or more. Chief Rossi noted that the current development is not signed. However, if Staff is directed to sign the development the department would be happy to enforce the parking ban. Chief Rossi noted that the Police Department is always reasonable when dealing with street parking during snow related events.

### **President's Report**

President Zirk noted that he had nothing to report at this time. However, he wished everyone a very happy holiday season.

### **Executive Session**

Administrator Sakas respectfully requested a brief executive session to discuss personnel as permitted by 5 ILCS 120/2 (c) (1) with no business to follow. **A Motion was made by Trustee Hacker and seconded by Trustee Zambetti to enter into executive session at 7:29 p.m. to discuss personnel with no business to follow.** Roll call: Vote: 6-ayes: Trustees Kojzarek, Corbett, LeClercq, Zambetti, Farrell and Hacker. 0-nays, 0-abstained. Motion carried.

The Board Members along with Administrator Sakas, Assistant Administrator Beith, Finance Director Blocker, Attorney Tappendorf, Chief Rossi and Village Clerk Meadows entered into executive session at 7:29 p.m. and returned to the public meeting at 7:36 p.m.

### **Reconvene/Roll Call**

Village Clerk Meadows called the roll. Roll call: Members present: Trustees Kojzarek, Corbett, LeClercq, Zambetti, Farrell, Hacker and President Zirk. Others present: Administrator Sakas, Assistant Administrator Beith, Attorney Tappendorf, Finance Director Blocker and Chief Rossi.

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**Adjournment**

There being no further public business to discuss, a Motion was made by Trustee Hacker and seconded by Trustee Farrell to adjourn from the public meeting at 7:36 p.m. Roll call: Vote: 6-ayes by unanimous voice vote. 0-nays, 0-abstained. Motion carried.

Respectfully submitted,

Debra Meadows