



VILLAGE OF WILMETTE

1200 Wilmette Avenue
WILMETTE, ILLINOIS 60091-0040

(847) 251-2700
FAX (847) 853-7700
TDD (847) 853-7634
EMAIL wilmette@wilmette.com

MINUTES OF THE REGULAR MEETING OF THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF WILMETTE, ILLINOIS HELD IN THE COUNCIL ROOM OF SAID VILLAGE HALL, 1200 WILMETTE AVENUE, WILMETTE, ILLINOIS ON TUESDAY, JUNE 12, 2007.

The Village President called the meeting to order at 7:38 p.m.

Item:

1.0 ROLL CALL:

President Christopher S. Canning
Trustees Alan Swanson
John Levin
Mari D. Terman
Karen Spillers
Mike Basil

Absent: Lali Watt

Staff Present: Michael J. Earl, Village Manager
Maureen M. Barry, Assistant Village Manager
Timothy J. Frenzer, Corporation Counsel
Barbara L. Hirsch, Deputy Village Clerk
Lisa Roberts, Director of Community Development
Brigitte Mayerhofer, Director of Public Works
Bob Amoruso, Finance Director
Peter Skiles, Information Services Director

2.0 APPROVAL OF MINUTES:

2.1 Trustee Terman moved approval of minutes of the Regular Board meeting held May 22, 2007, seconded by Trustee Levin. All voted aye, the motion carried.

2.2 Trustee Levin moved approval of minutes of the Regular Board meeting held May 2, 2007, seconded by Trustee Terman. All voted aye, the motion carried.

3.0 PETITIONS AND COMMUNICATIONS:

4.0 REPORTS OF OFFICERS:

Village Manager Michael Earl announced a seminar to be held by Cook County Commissioner Larry Suffredin at the Wilmette Park District on June 20, 2007 at 6:30 p.m. regarding property reassessment, exemptions and appeals.

4.1 Consent Agenda. Trustee Spillers removed item 6.191. President Canning removed item 6.192. Trustee Swanson moved approval of the remaining items of the Consent Agenda as follows:

- 6.11 Minutes, Appearance Review Commission.
- 6.12 Minutes, Land Use Committee.
- 6.13 Temporary Use Permit #2007-TU-14 for the Trevian Girls Softball Association Tournament to be held June 15-17, 2007 at Howard Park.
- 6.14 Temporary Use Permit #2007-TU-15 for the Wilmette Theater Children's Festival to be held on June 9, 16 and 23, 2007 at 1122 Central Avenue.
- 6.15 Temporary Use Permit #2007-TU-16 for the Plaza del Lago Summer Concert Series to be held on June 28, July 5, 19, 26 and August 2, 2007 at 1515 Sheridan Road.
- 6.16 Temporary Use Permit #2007-TU-17 for the Plaza del Lago Antique Appraisal Event to be held on September 15, 2007 at 1515 Sheridan Road.
- 6.17 Temporary Use Permit #2007-TU-18 for the Wilmette Pet Center Petting Zoo to be held July 14th at 625 Green Bay Road.
- 6.18 Temporary Use Permit #2007-TU-19 for the St. Joseph Church Block Party to be held July 15, 2007 at 1747 Lake Avenue.
- 6.19 Appointment of Land Use Committee as a Special Zoning Committee to review amending the Neighborhood Retail Zoning District requirements to include printing establishments as either a permitted or special use.
- 6.193 ZBA Report, 3000 Glenview Road, Case #2007-Z-23 regarding a request for a special use and variations to permit the construction of a 7,500 square foot skate park in accordance with the plans submitted; adoption of Ordinance #2007-O-47 - TABLE TO JULY 10, 2007.
- 6.21 Presentation of April 30, 2007 Revenue and Expense Report.
- 6.22 Presentation of April 30, 2007 Treasurer's Report of Cash Receipts and Disbursements.
- 6.23 Presentation of April 30, 2007 Cash and Investments Summary.
- 6.24 Approval of Disbursements for the month of April 2007.

- 6.25 Approval of Resolution #2007-R-25 approving investments as previously authorized in the Illinois Public Treasurer's Investment Pool (IPTIP).
- 6.26 Presentation of the December 31, 2006 actuarial valuation of the Village's Section 105 program and authorization to transfer \$123,500 to the Section 105 Fund.
- 6.27 Presentation of the December 31, 2006 actuarial valuations for the Village's Fire and Police Pension Funds and authorization to transfer \$1,245,800 to the Fire Pension fund and \$1,016,400 to the Police Pension Fund.

- 6.31 Minutes, Housing Commission.
- 6.32 Minutes, Youth Commission.
- 6.33 Minutes, Ad Hoc Technology Committee.
- 6.34 Approval of contract, Municipal GIS Partners, Inc., Highland Park, IL for map layer conversion services in support of the Computer Aided Dispatch project currently underway.

- 6.41 Adoption of Resolution #2007-R-26 which determines the prevailing rate of wages and benefits to be observed by contractors on Village public works projects, as required by State law.

- 6.51 Introduction of Ordinance #2007-O-46 authorizing staff to sell surplus Village owned property currently stored at the Wilmette Police Station.

- 8.1 Notice of vacancy, Senior Resources Commission.
- 8.2 Notice of vacancy, Commission for Persons with Disabilities.
- 8.3 Notice of vacancy, Commission for Persons with Disabilities.
- 8.4 Notice of vacancy, Community Relations Commission .
- 8.5 Notice of vacancy, Community Relations Commission.
- 8.6 Notice of vacancy, Senior Resources Commission.
- 8.7 Notice of vacancy, Senior Resources Commission.
- 8.8 Notice of vacancy, Appearance Review Commission.
- 8.9 Notice of vacancy, Community Relations Commission.
- 8.91 Notice of vacancy, Historic Preservation Commission.
- 8.92 Reappointment, Plan Commission.
- 8.93 Appointment, Plan Commission.

- 9.1 Recommendation of appointment, Building Code Board of Appeals.
- 9.2 Notice of vacancy, Youth Commission.
- 9.3 Notice of vacancy, Youth Commission.
- 9.4 Notice of vacancy, Zoning Board of Appeals.
- 9.5 Notice of vacancy, Business Development Advisory Group.

Trustee Terman seconded the motion. Voting yes: Trustees Swanson, Levin, Terman, Spillers, Basil and President Canning. Voting no: none. The motion carried.

4.2 Introduction of George Vandervoort who is recommended for appointment to the Building Code Board of Appeals.

President Canning introduced Mr. Vandervoort to the Village Board and recommended his appointment to the Building Code Board of Appeals.

4.3 Announcement of appointment of Kathryn Dodd to the Business Development Advisory Group.

President Canning announced the appointment of Kathryn Dodd to the Business Development Advisory Group.

4.4 Announcement of cancellation of the August 14, 2007 regular Village Board meeting.

President Canning announced the cancellation of the August 14, 2007 regular Village Board meeting.

5.0 REPORT OF THE LIQUOR CONTROL COMMISSIONER:

Liquor Control Commissioner Christopher S. Canning announced the following tobacco violations:

- White Hen Pantry – Fined \$300 for selling tobacco to a minor. (Second offense)
- Shell Station (Lake & Laramie) – Fined \$125 for selling tobacco to minors. (First offense)

6.0 STANDING COMMITTEE REPORTS:

6.1 LAND USE COMMITTEE REPORT:

6.11 Presentation of minutes of the Appearance Review Commission meeting held May 7, 2007 was handled with the Consent Agenda.

6.12 Presentation of minutes of the Land Use Committee meeting held April 13, 2007 was handled with the Consent Agenda.

- 6.13 Approval of Temporary Use Permit #2007-TU-14 for the Trevian Girls Softball Association Tournament to be held June 15-17, 2007 at Howard Park was handled with the Consent Agenda.
- 6.14 Approval of Temporary Use Permit #2007-TU-15 for the Wilmette Theater Children's Festival to be held on June 9, 16 and 23, 2007 at 1122 Central Avenue was handled with the Consent Agenda.
- 6.15 Approval of Temporary Use Permit #2007-TU-16 for the Plaza del Lago Summer Concert Series to be held on June 28, July 5, 19, 26 and August 2, 2007 at 1515 Sheridan Road was handled with the Consent Agenda.
- 6.16 Approval of Temporary Use Permit #2007-TU-17 for the Plaza del Lago Antique Appraisal Event to be held on September 15, 2007 at 1515 Sheridan Road was handled with the Consent Agenda.
- 6.17 Approval of Temporary Use Permit #2007-TU-18 for the Wilmette Pet Center Petting Zoo to be held July 14th at 625 Green Bay Road was handled with the Consent Agenda.
- 6.18 Approval of Temporary Use Permit #2007-TU-19 for the St. Joseph Church Block Party to be held July 15, 2007 at 1747 Lake Avenue was handled with the Consent Agenda.
- 6.19 Appointment of Land Use Committee as a Special Zoning Committee to review amending the Neighborhood Retail Zoning District requirements to include printing establishments as either a permitted or special use was handled with the Consent Agenda.
- 6.191 Zoning Board of Appeals Report, 1222 Washington Court, Case #2007-Z-26 regarding a request for a 0.43' side yard setback variation, a 5' east side yard parking setback variation, a 5' west side yard parking setback variation, a 5' rear yard parking setback variation, a 3 space loading variation, a 14 space parking variation, a 20' parking aisle width variation to permit a two-story and second story addition to a legal nonconforming structure in accordance with the plans submitted; adoption of Ordinance #2007-O-48.

Trustee Swanson moved to grant a request for a 0.43' side yard setback variation, a 5' east side yard parking setback variation, a 5' west side yard parking setback variation, a 5' rear yard parking setback variation, a 3 space loading variation, a 14 space parking variation, a 20' parking aisle width variation to permit a two-

story and second story addition to a legal nonconforming structure in accordance with the plans submitted, seconded by Trustee Terman.

Michael Chookaszian, petitioner, reviewed the case as presented in the Zoning Board of Appeals report. He noted he would like to improve the property to make it more appealing.

President Canning asked how the petitioner would be using the second floor space.

Mr. Chookaszian said he would have personal office space in part of the second floor and was looking for a retail tenant for the other part of the space.

President Canning asked if the retail space was driving the request for variations.

Mr. Chookaszian said he did not want to request any variations but in the process, he discovered that the existing building is driving the request for variations.

Trustee Swanson asked if the retail or office use was driving the parking variation.

Mr. Chookaszian said he believes because the building is a non-conforming use, a parking variation is needed.

Trustee Swanson said there are 10 pre-existing parking spaces and 14 parking spaces are required. He believes the retail use is driving the parking variations and it may not be practical to lease to a retail tenant.

Trustee Levin asked if the car wash customers are allowed to park in the parking spaces and take the train downtown.

Mr. Chookaszian said he would tell customers to park in the train lot and they could keep a key to the car to wash the car and return it to the parking space.

Trustee Terman said she is a little uncomfortable with the idea of purchasing a property and not knowing how it will be used. She believes it is a great opportunity to develop the façade of the petitioner's building to enhance the whole block.

Trustee Spillers complimented the petitioner on his willingness to improve the property and the vibrancy of the business district. She was very interested in knowing who the petitioner was going to have for an upstairs tenant.

Trustee Spillers was interested in how the petitioner would market the space and who the possible tenants would be.

Mr. Chookaszian said he began marketing the space at a restaurant show in Las Vegas and it received some preliminary interest. He is not locked into any type of specific restaurant business.

Trustee Basil thanked Mr. Chookaszian for his effort and willingness to improve a building in Wilmette that is in need of improvement.

Trustee Levin asked if the petitioner would be willing to consider a provision in the request that would not allow parking in the lot all day long, except for employees.

Mr. Chookaszian said he would like to find a way to make the process work but did not believe a provision was necessary.

Trustee Terman said she believes it would be better for the business if the spaces were available for customers and employees rather than renting out the parking spaces.

Trustee Swanson moved to amend the motion to include the wording “and amended as recommended by the Appearance Review Commission”, seconded by Trustee Spillers. All voted aye, the motion carried.

Trustee Swanson said he believes the request in general is a reasonable one but the parking issue may warrant some monitoring by the Village.

Trustee Levin said he does not have a problem with the proposal as submitted but if the petitioner comes back before the Village Board for further variations, the petitioner should look carefully at the parking issues.

Trustee Terman said she agreed with Trustee Levin.

Trustee Basil said he also agrees with Trustee Levin, noting parking would be a sensitive issue if the petitioner chooses a fast food restaurant as a tenant.

President Canning said he supports the request as he appreciates the willingness of the petitioner to improve the property. He is concerned with the speculative use of the second floor as it may have an impact on the neighborhood. He urged the petitioner to market and proceed carefully with a tenant for the property.

Voting yes on the motion as amended: Trustees Swanson, Levin, Terman, Spillers, Basil and President Canning. Voting no: none. The motion carried.

Trustee Swanson moved to adopt Ordinance #2007-O-48 authorizing the variations of this case, seconded by Trustee Levin.

Voting yes on the motion as amended: Trustees Swanson, Levin, Terman, Spillers, Basil and President Canning. Voting no: none. The motion carried.

- 6.192 Zoning Board of Appeals Report, 351 Linden Avenue, Case #2007-Z-27 regarding a request for a special use for a limited-service restaurant and a variation from the requirement that vehicular access to the parking area for the use shall be provided only from a collector or major street to permit the establishment of a limited-service restaurant in accordance with the plans submitted; adoption of Ordinance #2007-O-49.

Trustee Swanson moved to grant a request for a special use for a limited-service restaurant and a variation from the requirement that vehicular access to the parking area for the use shall be provided only from a collector or major street to permit the establishment of a limited-service restaurant in accordance with the plans submitted. The use shall run with the use, seconded by Trustee Levin.

John Kurtz, petitioner, reviewed the request as presented in the Zoning Board of Appeals report. He noted the request will basically be for a concession stand within the CTA station.

President Canning asked if Mr. Kurtz had a lease for the property.

Mr. Kurtz said he does have a lease with a property management company who has a licensing agreement with the CTA and the lease is contingent upon zoning approval.

President Canning asked what type of products would be sold.

Mr. Kurtz said he would be selling coffee, juice, water and packaged products.

President Canning asked the petitioner why he was using the name "Spillin the Beans".

Mr. Kurtz said he is in the process of purchasing the existing coffee store in the Village Center named "Spillin the Beans" and his accountant recommends keeping both shops under the same business name.

President Canning asked what the hours of the business would be.

Mr. Kurtz said he will be open at early morning for the commuter traffic, and remain open until noon. Hr would stay open later for daytime Cub game traffic. He does not plan on being open during the evening hours.

Trustee Swanson asked if the food that would be sold would all be packaged.

Mr. Kurtz said the food would be packaged except for bakery goods.

Trustee Terman asked if the washroom would only be for employees.

Mr. Kurtz said the washroom would only be for employees since he is not planning on having any type of table seating.

Trustee Terman suggested that litter may possibly be an area of concern for the proposed use and encouraged the petitioner to be aware of the issue.

Trustee Basil asked if the petitioner would be serving the same type of coffee at both stores.

Mr. Kurtz said he would be serving the same type of coffee at both establishments.

President Canning asked if the prices for coffee would be the same at both stores.

Mr. Kurtz said the prices would be approximately the same at both locations.

President Canning asked what the difference would be between a convenience store and a limited service restaurant.

Ms. Roberts said the initial review of the application determined that a limited service restaurant was more appropriate.

Trustee Levin asked if there was a practical difference between the two uses. Does the change in definition change the result?

Ms. Roberts said the application would be the same for either use.

Marie Jones, 1058 Linden, said she was concerned about bringing another coffee shop into the neighborhood as it may put the existing coffee shop out of business.

Alisha Resnick, 524 Maple, said she is very interested in the vitality of the Fourth and Linden retail neighborhood. She wondered if allowing two coffee shops was the right way to go for the neighborhood.

Blair Cooke, owner of Alchemy Coffee House, said everything the proposed business would like to sell is already available in the neighborhood. He believes the proposed business would be negative for the business area.

Trustee Basil said Mr. Cooke deserves credit for building a business in the Village but does not believe Mr. Cooke should be concerned with competition as he has a strong core of patrons.

Mr. Cooke said the proposed business does not bring people to the neighborhood to shop or enhance the businesses that already exist.

President Canning noted that in 2004 Mr. Cooke appeared before the Village Board for the same variations.

Tom Meenaghan, 420 Linden Avenue, said Mr. Cooke's business has helped the Fourth and Linden retail area. He believes the Village should encourage the existing businesses in the area rather than bring in a new business, which presents a risk to the area.

Mr. Kurtz said Mr. Cooke has a loyal client base and does not believe his proposed business will have a negative effect on Mr. Cooke's business. He said there are many coffee shops in the Village Center that are doing well. His proposed business will provide a convenience to commuters and he will only be serving brewed coffee.

Trustee Swanson said the Village Board grants special uses and variations to almost every business due to the existing building structures. He lives in the Fourth and Linden neighborhood and notes that the retail area is picking up vibrancy. He supports free enterprise and competition but believes Mr. Cooke's coffee shop business is vulnerable and the proposed business would hurt Mr. Cooke's business. He will not support the request.

Trustee Levin said he agrees with Trustee Swanson's statement but does not believe the Village ordinances address business competition. He believes the Village should encourage but not manage business competition.

Trustee Terman said she agrees with Trustee Levin and believes Mr. Cooke's shop will remain the neighborhood's gourmet coffee business and Mr. Kurtz's proposed business will be the coffee for commuters on the go. She does not believe the Village rules allow the request to be denied and will support the application.

Trustee Spillers said she agrees with Trustee Levin that it is the Village's job to encourage not manage competition between businesses. She believes Mr. Cooke has great support from the residents in the neighborhood and she will support the application.

Trustee Basil said if the Village turns down Mr. Kurtz, who has met every requirement from the Village, the Village is actually giving a subsidy to Mr. Cooke. Mr. Kurtz will generate sales tax revenue for the Village through his sales. Local, state and federal government should not have the role of choosing which business should set up and operate. He wished both businesses the best and luck and predicts both businesses will do well in the area.

President Canning said he has previously supported many applications for businesses that were proposed to open near other existing businesses. It is not the Village's role to choose sides in a competitive environment. He supports the application and wished both businesses success in their endeavors.

Voting yes: Trustees Levin, Terman, Spillers, Basil and President Canning.
Voting no: Trustee Swanson. The motion carried.

Trustee Swanson moved to adopt Ordinance #2007-O-49, authorizing the variations of this case, seconded by Trustee Terman.

Voting yes: Trustees Levin, Terman, Spillers, Basil and President Canning.
Voting no: Trustee Swanson. The motion carried.

- 6.193 Zoning Board of Appeals Report, 3000 Glenview Road, Case #2007-Z-23 regarding a request for a special use to expand an existing park (Hibbard Park), a 119 space parking variation, and a 12 decibel variation to permit the construction of a 7,500 square foot skate park in accordance with the plans submitted; adoption of Ordinance #2007-O-47 - TABLE TO JULY 10, 2007.

The request to table to July 10, 2007 Zoning Board of Appeals Report, 3000 Glenview Road, Case #2007-Z-23 was handled with the Consent Agenda.

President Canning advanced item 6.195.

- 6.195 Zoning Board of Appeals Report, 1620 Forest Avenue, Case #2007-Z-15 regarding a request for a 37.93 decibel variation to permit the installation of an emergency power generator.

Trustee Swanson moved to grant a request for a 37.93 decibel variation to permit the installation of an emergency power generator, seconded by Trustee Levin.

Laurie Marston, Planning Consultant for petitioner, said the existing home at 1620 Forest is an older, one story home with a finished basement. She noted the petitioners live in the finished basement and that it has sometimes flooded during rain instances. The proposed emergency generator will keep flooding out of the basement during rain instances with a power loss. She also noted the lot is only 38' wide, which is a small lot for the area. The petitioners have the support of the neighbors on both sides of the lot. The petitioners have also gone out of their way to mitigate the sound effect of the proposed generator with a proposed masonry wall and bushes. The proposed generator will only run 15 minutes per week for testing and then only when there is a rain instance with a power outage.

Russ Olsson, petitioner, said he currently has two battery operated sump pumps that are only good for 4-6 hours during a heavy rain. He has had three heavy rain instances with power outages in the past 10 - 15 years and has had to use a portable generator for sump pump back up. He would like to protect his home as he has been lucky to be home when the previous flooding incidents have occurred, but may not always be for future instances.

Trustee Swanson asked if the petitioner had any idea what the decibel level of the generator would be with the masonry wall and bushes.

Mr. Olsson said they do not know what the decibel level of the generator will be with the proposed screening. There are no statistics regarding the sound and they would not know the results until the generator is installed and the screening built. There are not many examples of generators with screening to provide statistics.

Trustee Terman said it seems that the Village does not currently have an ordinance to govern the placement and management of generators. She is sympathetic to the urgency of the petitioner's request and wonders if the Board should consider granting the petitioner's request and/or table the item to create an ordinance that would address the management of generators in the Village.

Trustee Basil said it is fair to say that the risk of a power outage is low but the cost of a power outage to the petitioner would be extraordinarily high. He thanked the petitioner for following the rules, and for the efforts to improve and protect his property. He also thanked the petitioner for the thoroughness of research and preparation provided and for obtaining the consent of his neighbors. He would be an advocate for granting the variation as the petitioner has an unusual need and would also support having a subcommittee review the matter of an ordinance to govern the use of generators.

President Canning asked if Ms. Marston was aware of any other communities that have dealt with the issue of generators.

Ms. Marston asked Jason Bondy, Highland Park Electric, to address the question.

Mr. Bondy said most communities in the surrounding area do not address the generator issue. He said most generators address backing up electricity to a home and would come in different sizes depending upon how much in the home the resident would like to have backed up.

Trustee Swanson asked if Mr. Bondy had any insight on how much sound attenuation there might be with the type of screening the petitioner has proposed.

Mr. Bondy said he has not been able to find any statistics on generators, sound and screening as every generator and the screening is different.

Trustee Terman asked what the approximate reduction in sound would be with the additional screening.

Mr. Olsson said the sound reduction would be approximately 10-12 % in the decibel level.

Steven LaTour, 1044 Forest, said he lives next to another house that is seeking to have a generator placed on the property. He would like to address some misconceptions regarding generators. In comparing generators to air conditioners, air conditioners are much quieter as the sound is measured closer to the source. Generator noise is comparable to 3-4 lawnmowers. Generators will run when there is a power outage, which is when residents will have to open their windows and listen to the noise.

Trustee Terman asked why Mr. LaTour was addressing the petitioner's request when it did not directly affect him.

Mr. LaTour said there is another request for a generator placement that is next to his home. Statements have been made regarding generator noise levels that he believes are inaccurate.

Trustee Terman asked if Mr. LaTour would be an advocate for an ordinance that would address the baffling of noise regarding generator placement.

Mr. LaTour said he did not know how much sound reduction would be possible with screening.

Trustee Basil said an air conditioner outside a home would cycle 400 times per week but a generator would cycle once a week.

Mr. LaTour said his major concern is when the generator would run for a long period of time when there is a power outage and windows are open.

Ms. Marston said the generator being proposed next to Mr. LaTour is very close to the lot line and his concerns are very understandable.

Mr. Olsson said he believes it is more important to protect his house from flooding even though he is sensitive to the noise issue during a power outage.

Trustee Swanson said he understands the uniqueness of the situation but he believes the whole issue of generators needs to be analyzed and the Board needs to establish regulations.

Trustee Levin suggested the issue of generators should be reviewed to a Committee as generators have changed considerably in the last few years.

Trustee Terman said she is still undecided whether to address the petitioner's request at this time for immediate relief and/or refer the generator issue to a committee to address the placement and noise issues.

Trustee Basil said he agrees with the other Trustees that the generator issue deserves further review but also supports the petitioner's need for immediate relief to their flooding problem.

Trustee Levin moved to table the item until such time as to remove from table, seconded by Trustee Terman.

Voting yes: Trustees Swanson, Levin, Terman, Spillers, Basil and President Canning. Voting no: none. The motion carried.

President Canning noted that referring the issue of generators to the Land Use Committee would be handled at the next meeting.

- 6.194 Plan Commission Report, 607-617 Green Bay Road, Case #2006-P-4 approving a Final Planned Unit Development Submittal and Development Agreement for a five story mixed use building with 57 condominium units and 16,936 square feet of commercial space; adoption of Ordinance #2007-O-50.

Trustee Swanson moved to approve a Final Planned Unit Development Submittal and Development Agreement for a five story mixed use building with 57 condominium units and 16,936 square feet of commercial space; adoption of Ordinance #2007-O-50, seconded by Trustee Levin

Mitchell Miller, Wilmette Village Center, asked Andy Koglin, architect for the project, to review a few minor plan changes. He noted there are no material changes to the project.

Mr. Koglin reviewed the site plans presented in the report noting the modifications to the streetscape, garage door, facade and elevations.

Trustee Spillers asked where the gutters and downspouts would drain.

Mr. Koglin said the drainage would be underground to a detention site according to the requirements of the Village.

Trustee Spillers asked what the plans were for retail development in the first floor of the proposed building.

Mr. Miller said his company has been pursuing unique specialty retailers and are currently in discussion with an ice cream sweet shop, specialty retail shops and a book store.

Trustee Spillers asked if there had been discussion with Whole Foods and Trader Joe's.

Mr. Miller said they have talked to both Whole Foods and Trader Joe's and they are not interested in the space.

Trustee Spillers noted a list of retailers that residents had suggested to her:
Ann Taylor/Ann Taylor Loft
Anthropology
Gap

J. Crew
Polo/Ralph Lauren

Mr. Miller said the problem they have had with the above retailers is the proximity to the Old Orchard Shopping Mall, The Glen and also the developing Evanston areas, where many of these store are already located.

Trustee Spillers asked what the likelihood would be of a family dining restaurant locating in the proposed property.

Mr. Miller said the likelihood was small as many of the restaurant groups did not believe there was a large daytime population of office workers and there were not any movie theaters close by.

Mr. Miller thanked the staff, Plan Commission, Appearance Review Commission, Village Board and residents for their hard work and input during the process.

Trustee Swanson said he was very thorough in reviewing the proposed agreement and believes it is very much in keeping with the understanding they had come to with Board. He was interested in Trustee Spillers' suggestion about retailers as residents will be very interested in the retail on the first floor of the proposed building, and their perception on this issue is important to the perceived success of the project.

Trustee Levin said he also believes the proposed agreement seems to reflect everything that has been discussed.

Trustee Terman said she is looking forward to the completion of the project.

Trustee Spillers said she believes it is important to look at growth that is good for the community but balanced with the character of the community. She personally does not like five stories and so believes it is very important to have a very viable retailer on the first floor of the proposed building.

Trustee Basil concurred with all that has been said.

President Canning thanked his fellow Board members and staff for their hard work during the process. He also believes it is very important to have a very viable retailer on the first floor of the building and encouraged the petitioner to continue to work hard. He thanked the petitioners for all their hard work during the process.

Voting yes: Trustees Swanson, Levin, Terman, Spillers, Basil and President Canning. Voting no: none. The motion carried.

Voting yes: Trustees Swanson, Levin, Terman, Spillers, Basil and President Canning. Voting no: none. The motion carried.

6.2 FINANCE COMMITTEE REPORT:

- 6.21 Presentation of April 30, 2007 Revenue and Expense Report was handled with the Consent Agenda.
- 6.22 Presentation of April 30, 2007 Treasurer's Report of Cash Receipts and Disbursements was handled with the Consent Agenda.
- 6.23 Presentation of April 30, 2007 Cash and Investments Summary was handled with the Consent Agenda.
- 6.24 Approval of Disbursements for the month of April 2007 was handled with the Consent Agenda.
- 6.25 Approval of Resolution #2007-R-25 approving investments as previously authorized in the Illinois Public Treasurer's Investment Pool (IPTIP) was handled with the Consent Agenda.
- 6.26 Presentation of the December 31, 2006 actuarial valuation of the Village's Section 105 program and authorization to transfer \$123,500 to the Section 105 Fund was handled with the Consent Agenda.
- 6.27 Presentation of the December 31, 2006 actuarial valuations for the Village's Fire and Police Pension Funds and authorization to transfer \$1,245,800 to the Fire Pension fund and \$1,016,400 to the Police Pension Fund was handled with the Consent Agenda.

6.3 ADMINISTRATION COMMITTEE REPORT:

- 6.31 Presentation of minutes of the Housing Commission meeting held May 4, 2007 was handled with the Consent Agenda.
- 6.32 Presentation of minutes of the Youth Commission meeting held April 9, 2007 was handled with the Consent Agenda.

6.33 Presentation of minutes of the Ad Hoc Technology Committee meeting held May 3, 2007 was handled with the Consent Agenda.

6.34 Approval of contract in the amount of \$11,200 with Municipal GIS Partners, Inc., Highland Park, IL for map layer conversion services in support of the Computer Aided Dispatch project currently underway was handled with the Consent Agenda.

6.4 MUNICIPAL SERVICES COMMITTEE REPORT:

6.41 Adoption of Resolution #2007-R-26 which determines the prevailing rate of wages and benefits to be observed by contractors on Village public works projects, as required by State law was handled with the Consent Agenda.

6.5 PUBLIC SAFETY COMMITTEE REPORT:

6.51 Introduction of Ordinance #2007-O-46 authorizing staff to sell surplus Village owned property currently stored at the Wilmette Police Station was handled with the Consent Agenda.

6.6 JUDICIARY COMMITTEE REPORT:

No Report.

7.0 REPORTS FROM SPECIAL COMMITTEES:

No Reports.

8.0 UNFINISHED BUSINESS:

8.1 Notice of vacancy on the Senior Resources Commission due to the resignation of Michelle Teal was handled with the Consent Agenda.

8.2 Notice of vacancy on the Commission for Persons with Disabilities due to the term expiration of Walter Reed was handled with the Consent Agenda.

8.3 Notice of vacancy on the Commission for Persons with Disabilities due to the term expiration of Linda Layfer was handled with the Consent Agenda.

8.4 Notice of vacancy on the Community Relations Commission due to the term expiration of Pam Mondschein was handled with the Consent Agenda.

- 8.5 Notice of vacancy on the Community Relations Commission due to the term expiration of Alice Chow was handled with the Consent Agenda.
- 8.6 Notice of vacancy on the Senior Resources Commission due to the term expiration of Susan Lin was handled with the Consent Agenda.
- 8.7 Notice of vacancy on the Senior Resources Commission due to the resignation of Faqir Vohra was handled with the Consent Agenda.
- 8.8 Notice of vacancy on the Appearance Review Commission due to the resignation of Stuart Berger was handled with the Consent Agenda.
- 8.9 Notice of vacancy on the Community Relations Commission due to the term expiration of Harry Rhodes was handled with the Consent Agenda.
- 8.91 Notice of vacancy on the Historic Preservation Commission due to the resignation of Mary Abroe was handled with the Consent Agenda.
- 8.92 Reappointment of Robert Spriggs to the Plan Commission from June 2007 to June 2011 was handled with the Consent Agenda.
- 8.93 Appointment of Scott Goldstein to the Plan Commission from June 2007 to June 2011 was handled with the Consent Agenda.
- 9.0 NEW BUSINESS:
 - 9.1 Recommendation of appointment of George Vandervoort to the Building Code Board of Appeals from July 2007 to July 2012 was handled with the Consent Agenda.
 - 9.2 Notice of vacancy on the Youth Commission due to the resignation of Alison Field was handled with the Consent Agenda.
 - 9.3 Notice of vacancy on the Youth Commission due to the resignation of Rita Strang was handled with the Consent Agenda.
 - 9.4 Notice of vacancy on the Zoning Board of Appeals due to the resignation of Kristina Dalman was handled with the Consent Agenda.
 - 9.5 Notice of vacancy on the Business Development Advisory Group due to the resignation of Mike Stern was handled with the Consent Agenda.

6/12/07

Approved 6/26/07

10.0 ADJOURNMENT:

Trustee Terman moved to adjourn the meeting at 10:07 p.m., seconded by Trustee Spillers. All voted aye, the motion carried.

Barbara L. Hirsch
Deputy Village Clerk