



Minutes
Village of Glen Ellyn
Regular Village Board Meeting
Monday, September 25, 2023
7:00 PM
Glen Ellyn Civic Center, Galligan Board Room

A. Call to Order – 7:04 P.M.

B. Pledge of Allegiance

C. Roll Call

Upon roll call by Deputy Clerk Cannova, President Senak and Trustees Fasules, Kalinich, Gould, Simon, and Thompson answered “Present.” Trustee Christiansen was absent.

Trustee Fasules moved and Trustee Simon seconded to allow Trustee Thompson to join the meeting via phone, with a unanimous vote in favor.

Also in attendance: Village Manager Franz, Assistant Village Manager/Community Development Director Rodman, Public Works Director Buckley, Interim Finance Director Brankin, HR Director Vonachen, Police Chief Norton, and Fire Chief Clark.

D. Audience Participation

There was no off-agenda public comment.

E. Consent Agenda - The following items are considered routine business by the Village Board and will be approved in a single vote in the form listed below:

RESULTS:	APPROVED [5 to 0]
MOVER:	Trustee Fasules [Items 1 – 2; 4 – 7; 9 - 10]
SECONDER:	Trustee Simon
AYES:	Fasules, Simon, Gould, Kalinich, Thompson
NAYS:	

- 1) Approval of the recommendation by Village President Senak that Mark Frigo be appointed to the Environmental Commission, with a term ending 7/31/26.
- 2) Village Board Meeting September 11, 2023 Minutes
- 3) Village Board Special Workshop September 11, 2023 Minutes

RESULTS:	APPROVED [5 to 0] Pulled from agenda for further discussion
MOVER:	Trustee Fasules
SECONDER:	Trustee Simon
AYES:	Fasules, Simon, Kalinich, Gould, Thompson
NAYS:	

Pulled by President Senak for revision and approval at the next Board Meeting.

- 4) Village Board Closed Executive Session August 28, 2023 Minutes
- 5) Village Board Meeting August 28, 2023 Minutes
- 6) Village Board Workshop August 28, 2023 Minutes
- 7) Village Board Closed Executive Session August 7, 2023 Minutes
- 8) Motion to Approve Ordinance 7059, an Ordinance Creating the Central Business District (CBD) Construction Impact Grant Program at a cost not to exceed \$100,000 for CY23 and CY24 to be expensed to the General Fund in CY23 and Corporate Reserve Fund in CY24 (Economic Development Coordinator Hannah)

RESULTS:	APPROVED [5 to 0] Pulled from agenda for further consideration
MOVER:	Trustee Fasules
SECONDER:	Trustee Kalinich
AYES:	Fasules, Kalinich, Gould, Simon, Thompson
NAYS:	

This item was pulled from the agenda by President Senak for further discussion.

Julie Spiller, business owner, commented that she hoped there could be some resolution on this issue soon, and talked about her concerns for her business as well as others in the CBD. She also talked about the problems with having the streets closed and stressed the importance of getting the streets opened to traffic. She emphasized that many businesses have shifted into the “super concerned” mode.

President Senak talked about the Capital Projects fund and the money that the Village is offering to the businesses in the CBD. He felt that the amount of the grants should be increased because the Village has had a good financial year but added that this would be up to the Board.

Trustee Fasules had no problem with President Senak’s proposal but added that the amounts needed to be justified before being granted. He thought that granting two month’s rent might be appropriate.

Trustee Kalinich suggested staying with the current proposed grant amounts and leave open the opportunity for the Board to then revisit the amounts when it is known how many businesses apply and qualify. She also felt that rent was not a good way to decide the amounts because some businesses own their building. She also thought that the Board needs to take action so people can use the money. Discussion ensued.

Trustee Simon agreed with Trustee Kalinich in that immediate action was necessary and further grants can be made, if needed, at a later date.

President Senak asked whether someone could apply under the current structure, and then apply for another grant later. Trustee Kalinich said it should not be prohibited but should be revisited after the current grants have been given and the funds reassessed. The Board agreed.

Barb Lemme, business owner, wanted to know how businesses will be notified about the details of the grant program. Economic Development Coordinator Hannah replied with details, confirming that every business in the CBD will hear from her about the program, and will be sure it's included in Assistant Village Engineer Derek Peebles's weekly update.

Ms. Spiller asked about businesses that are not in the Alliance or Chamber of Commerce. Economic Development Coordinator Hannah replied.

Ms. Spiller then asked about rumors that there might not be a Christmas walk this year. Village Manager Franz stated that the Christmas walk will definitely happen and that the Halloween walk was under consideration, and that the parade route will be on the south side of the railroad tracks. Public Works Director Buckley added that windows will be painted on the south side only due to the new concrete, and that trick or treating will be allowed on both sides of the tracks.

Trustee Fasules asked about the status of opening Pennsylvania and Main streets. Village Manager Franz replied, with an additional reply from Public Works Director Buckley.

Trustee Fasules wanted to know what Village communications were regarding a marketing plan to incorporate promotion of the businesses for the Christmas season. Village Manager Franz replied.

Shannon Burgess, *The Bookstore* business owner, stated that the Village Communications Coordinator has been doing a great job, but the one suggestion of discounts is not workable. She wondered if there was funding for something to bring people back to the CBD for the Christmas season.

Trustee Fasules thought that the Village should work with the Alliance to come up with some promotions to help the CBD.

Ms. Lemme stated that the Village Communications Coordinator had been in contact with her and further information will be forthcoming.

Ms. Spiller added information on a marketing contact whom she knows.

- 9) Motion to Approve Ordinance No. 7060, An Ordinance Approving Variations from the Zoning Code to Allow the construction of a Detached Garage and Building Additions that Encroach into the Required Front and Side Yards and Increase the Lot Coverage Ratio on the Property Located at 660 N. Main Street (AVM/Community Development Director Rodman)

Trustee Fasules asked what the hardship is at this property. Daryl Drake, the architect

on the project, spoke to that question, including some history of the property and details of the current proposed placement of the garage. Trustee Fasules asked a follow-up question regarding the change in lot coverage ratio. AVM/Community Development Director Rodman replied with input from Mr. Drake.

Trustee Gould commented on the project based on her knowledge of the project as liaison for the ZBA. She asked to see the visuals of the project. Mr. Drake added his thoughts, to which Trustee Gould replied.

Trustee Simon commented that she did not have an issue with the request and that the design was appropriate.

Trustee Fasules asked about the front porch design. Mr. Drake replied. Trustee Fasules added that he thought the home design warranted the full front porch and wanted to know if that's what the homeowner really wanted. Mr. Drake commented on the homeowners' feelings about the current porch design and felt they were happy with its design.

- 10) Motion to Approve Ordinance No. 7061, An Ordinance Approving Variations from the Zoning Code to Allow Dormers to Encroach in Front and Side Yards on the Property Located at 423 Ridgewood Avenue (AVM/Community Development Director Rodman)

F. Other Business

G. Reminders

- 1) Village Board Special Workshop Monday, October 9, 2023 at 5:30 pm in Room 301
- 2) Village Board Meeting Monday, October 9, 2023 at 7 pm in Galligan Room

H. Adjourn – 7:52 P.M.

Mover: Trustee Simon; Second: Trustee Kalinich. Unanimous vote to adjourn.

I. Motion to Adjourn to Closed Executive Session to discuss the appointment, employment, compensation, discipline, performance, or dismissal of specific employees of the public body or legal counsel for the public body pursuant to 5 ILCS 120/2(c)(1) not to return to open session