



Village of Oak Park

123 Madison Street
Oak Park, Illinois 60302
www.oak-park.us

Meeting Agenda President and Board of Trustees

Monday, August 3, 2015

7:00 PM

Village Hall

Regular Meeting at 7:00 p.m., Room 130. The Village Board is expected to adjourn immediately into Executive Session and reconvene the Regular Meeting at 7:30 p.m. in Council Chambers

The President and Board of Trustees welcome you. Statements may be made by citizens at the beginning of the meeting, as well as when agenda items are reviewed. If you wish to make a statement, please complete the "Instructions to Address the Village Board" form which is available at the back of the Chambers, and present it to the staff table at front. When recognized, approach the podium, state your name and address first, and please limit your remarks to three minutes.

Instructions for Non-Agenda Public Comment

Non-agenda public comment is a time set aside at the beginning of each regular meeting for citizens to make statements about an issue or concern that is not on that meeting's agenda. It is not intended for a dialogue with the board. You may also communicate with the board at 708.358.5784 or e-mail board@oak-park.us. Non-agenda public comment will be limited to 30 minutes with a limit of three minutes per person. If comment requests exceed 30 minutes, public comment will resume after the items listed under the regular agenda are complete.

Instructions for Agenda Public Comment

Comments are three minutes per person per agenda item with a maximum of three agenda items to which you can speak. In addition, the Village Board permits a maximum of three persons to speak to each side of any one topic that is scheduled for or has been the subject of a public hearing by a designated hearing body. These items are noted with ().*

I. Call to Order

II. Roll Call

III. Consideration of Motion to Adjourn to Executive Session to Discuss Litigation

IV. Adjourn Executive Session

V. Reconvene to Regular Meeting at 7:30 p.m. in the Council Chambers and Call to Order

VI. Roll Call

VII. Agenda Approval

VIII. Minutes

- A. [MOT 15-098](#) Motion to Approve Minutes for July 19, 2015 Special Meeting and July 20, 2015 Regular Meeting of the Village Board.

Overview: This is a motion to approve the official minutes of meetings of the Village Board.

IX. Non-Agenda Public Comment

X. Village Manager Reports

- B. [ID 15-252](#) Review of Upcoming Board Calendars for August, September

Overview: Click here to enter text.

- C. [ID 15-253](#) Manager's Report - Lake+Forest Development Construction Update

Overview: This is an update on the construction activities for the Lake+Forest Development. The construction has been underway for almost a year and the Public Parking Garage completion date is approaching for Fall 2015.

XI. Village Board Committees

This section is intended to be informational. If there are approved minutes from a recent Committee meeting of the Village Board, the minutes will be posted in this section.

XII. Citizen Commission Vacancies

This is an ongoing list of current vacancies for the Citizens Involvement Commissions. Residents are encouraged to apply through the Village Clerk's Office.

XIII. Citizen Commission Appointments, Reappointments and Chair Appointments

Names are forwarded from the Citizens Involvement Commission to the Village Clerk and then forwarded to the Village President for recommendation. If any appointments are ready prior to the meeting, the agenda will be revised to list the names.

XIV. Second Reading

- D. [ORD 15-138](#) **Second Reading and Adoption of an Ordinance Amending Chapter 5 (“Animals”), Article 1 (“Purposes and Definitions”) Through Article 5 (“Prohibited Activities of Owners and Others”) of the Oak Park Village Code**

Overview:

The first reading of this proposed ordinance was held on July 20, 2015. Staff recommends updating several provisions of the Village Code as it relates to the definitions and procedures followed by the Village in response to dog/animal bites, animal impoundments, the recovery of animals and the fees associated with enforcement of the ordinance. The updates are recommended as they reflect best practices used today and comply with the Illinois Animal Control Act, 510 ILCS 5/24 and the Illinois Municipal Code, 65 ILCS 5/11-20-9 and the Village’s home rule authority.

XV. Consent Agenda

- E. [ORD 15-133](#) **An Ordinance Amending Chapter 1 (“General Provisions”), Article 1 (“General Provisions”) by adding a new Section 1-1-16 (“Sale of Real Property Owned by the Village”) of the Oak Park Village Code**

Overview:

Staff recommends the Village codify the process used by the Village when considering the sale of Village owned property outside of TIF Districts. The process for the sale of Village owned property located in a TIF district is established by the State under the TIF Act and is not subject to modification by the Village. All other sale of public property is under the purview of the Village via its home rule authority.

- J. [RES 15-328](#) **A Resolution Approving a Utility and Public Access Permanent Easement for Village Property Located North of 150 Forest Avenue**

Overview:

As part of the Lake and Forest Development, a permanent easement is necessary to be located at the Village property located north of 150 Forest Avenue for various utilities to locate their facilities within the easement for the development, including ComEd and Nicor.

- K. [RES 15-339](#) **A Resolution Approving a Purchase Price Agreement with Alexis Fire Equipment Co. for the Purchase of an Ambulance in an amount not to exceed \$211,860 and Authorizing its Execution**

Overview:

This action authorizes the purchase of a new ambulance to replace a nine-year old reserve ambulance. Per the Village’s Capital Improvement Program, ambulances are recommended for replacement every three years. The Village issued a Request for Proposal (RFP) and selected the lowest most responsible bidder.

- L. [RES 15-373](#) **A Resolution Authorizing the Purchase of One 2015 Ford F-250 XL 4 x 4 Pickup Truck with Snow Plow Package from Currie Motors in an amount not to exceed \$28,457 through the Suburban Purchasing Cooperative (SPC) Joint Purchasing Program and Waiving the Village's Bid Process**

Overview:

The FY 2015 Fleet Replacement Fund includes the replacement of one Public Works Forestry Division pickup truck. This vehicle will be replaced with a 2015 Ford F-250, 4X4 pickup truck with the snow plow package. The SPC awarded a bid to Currie Motors of Frankfort, Illinois for this vehicle.

- M. [RES 15-375](#) **A Resolution Approving an Amendment to a Contract between the Village of Oak Park and CityEscape Garden & Design LLC for the 2015 Commercial District Planter Program for an amount not to exceed \$95,000.00 and Authorizing its Execution.**

Overview:

In April of 2014, the Village entered into a contract with CityEscape Garden & Design LLC for the 2014 Commercial District Planter Program. The contract was renewed under the terms of the contract for the 2015 season. It is proposed to increase the contract by \$20,000 (from \$75,000 to \$95,000) for additional work. Specially, to add work in the planter beds and medians on the east end of Lake Street, planter beds at the east end of Madison Street, including at Austin, Harrison Street planter beds and Roosevelt Road.

- N. [RES 15-377](#) **A Resolution Authorizing the Rejection of all Bids for Project 15-22, Marion Street Crosswalk Improvements.**

Overview:

Bids were opened on June 25, 2015 for the Marion Street Crosswalk Improvements project. Eight contractors picked up proposal documents and two bids were received. The low complaint bid submitted in an amount of \$289,441 exceeds the \$120,000 budgeted for this project. The Engineering Division recommends rejecting the bids.

- O. [RES 15-379](#) **A Resolution Authorizing a Change Order for Project 15-4, 2015 Alley Improvements, for an Additional \$9,600.**

Overview:

Cost savings during construction of the alley improvement project have resulted in the ability to add additional alleys for replacement into the contract. One additional alley has already been added to the project in June and work has been completed. There are still available funds to add a second alley location into the project which will result in a contract change order of approximately \$9,600 to fund the additional work. The change order allows for an additional alley location to be replaced and adjusts the contract with J. Nardulli Concrete, Inc. from \$1,486,455 to \$1,496,055.

- P.** [15-135](#) **A Resolution Approving the Program Year 2015-2019 Consolidated Plan and the Program Year 2015 Action Plan For Submittal to the United States Department of Housing and Urban Development**
- Overview:** Recently the Village Board released the draft Program Year (“PY”) 2015-2019 Consolidated Plan for Housing and Community Development (“Con Plan”) and the draft PY 2015 Action Plan (“Action Plan”) for a 30-day public comment period, which ran from June 18-July 17, 2015. No comments were received by the Village. The final Con Plan and Action Plan must be submitted to HUD on August 14, 2015.
- Q.** [MOT 15-090](#) **Referral of a Special Use Permit Application to the Zoning Board of Appeals with an Allowance from the Requirements of the Transit-Related Retail Overlay District (TRROD) to Operate a Dance Studio in the B-3 Central Business District Located at 805 Lake Street**
- Overview:** The Village Zoning Ordinance requires that dance studios in the B-3 Central Business District obtain a special use permit and the Transit-Related Retail Overlay District prohibits such uses within the first 50 feet from the street line, therefore relief is required to operate a dance studio by the applicant, Arthur Murray, to occupy a tenant space on the ground floor.
- R.** [MOT 15-091](#) **Motion to Direct Staff to Issue a Request for Proposals for the Adaptive Reuse Development of Holley Court Parking Garage Consistent with the Recommendations of the Oak Park Economic Development Corporation (Oak Park EDC).**
- Overview:** The purpose of the Request for Proposals (RFP) is to solicit development interest in the adaptive reuse of some portion of the Village owned parking facility Holley Court Parking Garage for a retail or entertainment use.
- S.** [MOT 15-092](#) **Motion to Direct Staff to Issue a Request for Proposals for the Purchase of Village Owned Property located at 2-10 Chicago Avenue, Oak Park, Illinois, Consistent with the Recommendations of the Oak Park Economic Development Corporation (Oak Park EDC).**
- Overview:** The purpose of the Request for Proposals (RFP) is to solicit development interest in the Village owned property located at 2-10 Chicago Avenue, Oak Park.
- T.** [MOT 15-093](#) **A Motion to Accept Staff’s Recommendation to Upgrade from Two-Way Yield signs to Two-Way Stop Signs on East Avenue at Superior Street and Direct Staff to Prepare the Necessary Ordinance.**
- Overview:** Two crashes have occurred at the intersection of East Avenue and Superior Street within the last 30 days. Based on the Parking and Traffic Policies, the intersection meets the criteria to upgrade to two-way stop signs on East Avenue at Superior Street.

- U. [MOT 15-094](#) **A Motion to Direct Staff to Amend the Redevelopment Agreement between the Village of Oak Park and OP South Boulevard LLC to Authorize OP South Boulevard LLC to Enter into an Agreement with Kimley-Horn and Associates, Inc. to Provide Design Engineering Services for the Replacement of the Alley Adjacent to the Proposed Development.**

Overview:

The north-south alley east of the proposed development site along South Boulevard at Harlem is scheduled to be replaced at the same time as the construction of the development as part of the Village's annual alley replacement program. In order to coordinate the alley replacement with the proposed development, staff is recommending having the developer's civil engineering firm, Kimley-Horn and Associates, design the alley project to ensure the alley design works with the proposed development's site plan.

- V. [MOT 15-095](#) **A Motion to Direct Staff to Prepare an Agreement between the Village and MEV Oak Park, LLC (MEV) Consistent with the Recommendation of the Oak Park Economic Development Corporation (Oak Park EDC).**

Overview:

MEV Oak Park, LLC (MEV), requested through the Oak Park Economic Development Corporation (Oak Park EDC) a sales tax sharing agreement to construct a new Sherwin Williams paint store at 901 Madison Street. The Oak Park EDC reviewed the request and is recommending that the Village enter into the sales tax sharing agreement in the amount of \$75,000.

- W. [MOT 15-096](#) **A Motion Authorizing a Modification to the Agreement with LAZ Parking Chicago, LLC for Valet Parking Services and Directing Staff to Prepare a Pilot Valet Parking Program for the Downtown Business Districts for Review and Consideration**

Overview:

With the closing of the Lake and Forest Parking Garage in mid 2014 the Village has been providing Valet Services to help facilitate patients and customers going to appointments in the immediate area. Overall there continues to be an increase in usage but due to the limited scope, the Valet service should be able to operate through the completion of the parking garage with one attendant. In addition Staff is proposing consideration of a pilot universal valet parking program that would encompass a larger user group and help facilitate access to the Village's parking supply within the downtown business districts.

- X. [MOT 15-097](#) **Motion to Approve the Monthly Treasurer's Reports for All Funds**

Overview:

The April, May and June 2015 reports are presented pursuant to 65 ILCS 5/3.1-35-45 which requires the Treasurer to file a monthly report on the state of Village finances.

- Y. [MOT 15-099](#) **Motion to Approve the Bills in the Amount of \$6,441,491.36 From May 2, 2015 Through July 24, 2015**

Overview:

Attached is the regular list of bills as paid through the Village's accounts payable (AP) system for the period beginning May 2, 2015 through July 24, 2015. This is the most current list available.

XVI. Regular Agenda

- Z. [ID 15-251](#) **Commercial Business District Presentation**

Overview:

Recognizing the significant investment contributed by members of our local business community, the Village Board of Trustees requested that time be set aside during Regular Board Meetings to acknowledge new business investment in Oak Park.

Working with business district representatives through the Business Association Council, a presentation format and schedule has been established for District Presentations to the Board of Trustees.

- F. [ORD 15-134](#) **A Motion to Concur with the Zoning Board of Appeals and Adopt an Ordinance Granting a Special Use Permit to Construct a Temporary Accessory Parking Lot at 516, 520 and 544 Madison Street**

Overview:

Fenwick High School is requesting the approval of a special use permit to construct a temporary accessory parking lot in the C-Commercial District and Madison Street Overlay District to support their parking needs with landscaping and parking lot allowances.

- G. [ORD 15-135](#) **Motion to Concur with the Plan Commission and Adopt an Ordinance Granting a Special Use Permit for a Major Planned Development for a Mixed Use Multiple Building Development with Residential, Commercial and Public Parking at the Property Located at 1123-1133 Lake Street, 1133-1145 Westgate Street, and 1100 North Boulevard**

Overview:

After referral by the Village Board, the Plan Commission held public hearings on July 2, July 9, regarding the mixed use planned development referenced above and adopted Findings of Fact and Recommendations on July 16, 2015. A related item is Ordinance 15-136 regarding the vacations of two alleys for the development.

- H. [ORD 15-136](#) **An Ordinance Authorizing the Vacation of Certain Portions of two Alleys within the Oak Park Station Planned Development Site Located at 1123-1133 Lake Street, 1133-1145 Westgate, and 1100 North Boulevard in the Village of Oak Park, Cook County, Illinois**

Overview:

The Applicant is requesting the vacation of portions of two alleys which are located within the redevelopment site.

- I. [ORD 15-139](#) **An Ordinance Authorizing the Execution of a Third Amendment to Redevelopment Agreement - Lake Street / Westgate / North Boulevard Site and 1118 Development Agreement by the Village of Oak Park, a Home Rule Unit of Government**

Overview:

The Third Amendment is necessary as part of the Village's asbestos abatement at 1118 Westgate and as a part of the Developer's work related to 1118 Westgate. The Third Amendment allows for the Village and the Developer to proceed work with in the alleys near 1118 Westgate and with ComEd for project required facilities prior to the project's Real Estate Closing at the end of October 2015.

- AA. [RES 15-376](#) **A Resolution Authorizing the Execution of a Contract with H&H Electric Co. for Project 15-17, Harrison Street Lighting Improvements, in an amount not to exceed \$789,239.**

Overview:

Competitive bids were opened on July 23, 2015, for the Harrison Street Lighting Improvements Project 15-17. Six contractors picked up bid documents and three bids were received. The low responsible bid was submitted by H&H Electric Co. in an amount of \$789,238.50.

XVII. Regular Agenda for Items Pursuant to Village Code Chapter 2 Alcoholic Liquor Dealers or Related (President Pro-Tem Barber)

- AB. [ORD 15-125](#) **An Ordinance Amending Chapter 3 ("Alcoholic Liquor Dealers"), Article 8 ("List of Licenses for Each License Class"), Section 3-8-1 ("Number of Licenses to be Issued Per License Class") and Section 3-8-2 ("Licenses by Name and Address Per License") of the Oak Park Village Code for the Issuance of a Restaurant Class B-4 Liquor License to Urban Spoon, LLC, DBA Spoon & Vine**

Overview:

The Ordinance authorizes the issuance of a Restaurant Class B-4 liquor license to Urban Spoon, LLC, DBA Spoon & Vine ("Spoon & Vine") for the property located at 734 Lake Street ("Property").

XVIII. Call to Board and Clerk

XIX. Adjourn