

MINUTES
WINNETKA VILLAGE COUNCIL
REGULAR MEETING
February 2, 2016

(Approved: February 16, 2016)

A record of a legally convened regular meeting of the Council of the Village of Winnetka, which was held in the Village Hall Council Chambers on Tuesday, February 2, 2016 at 7:00 p.m.

- 1) Call to Order. President Greable called the meeting to order 7:00 p.m. Present: Trustees Andrew Cripe, William Krucks, Stuart McCrary, Scott Myers and Marilyn Prodromos. Absent: Trustee Carol Fessler. Also present: Village Manager Robert Bahan, Assistant to the Village Manager Megan Pierce, Village Attorney Peter M. Friedman, Public Works Director Steve Saunders, and approximately 11 persons in the audience.
- 2) Pledge of Allegiance. President Greable led the group in the Pledge of Allegiance.
- 3) Quorum.
 - a) February 9, 2016 Study Session. All of the Council members present indicated that they expect to attend.
 - b) February 16, 2016 Regular Meeting. All of the Council members present indicated that they expect to attend.
 - c) March 1, 2016 Regular Meeting. All of the Council members present indicated that they expect to attend.
- 4) Approval of the Agenda. Trustee Cripe, seconded by Trustee Myers, moved to approve the Agenda. By voice vote, the motion carried.
- 5) Consent Agenda
 - a) Village Council Minutes.
 - i) January 12, 2016 Study Session.
 - ii) January 19, 2016 Regular Meeting.
 - b) Warrant List. Approving the Warrant List dated January 15-28, 2016 in the amount of \$1,039,134.42.
 - c) Resolution No. R-2-2016: Approval and Release of Executive Session Minutes – Adoption. A Resolution approving minutes of closed meetings, keeping some minutes confidential, and authorizing the destruction of audio recordings of executive sessions held on or before August 2, 2014.
 - d) Business District Floral Program. An item authorizing the Village Manager to issue a purchase order to Landscape Concepts Management for the 2016 Business District Floral Program in an amount not to exceed \$27,749.89.
 - e) Public Works and Water & Electric Xerox Copier Machine. An authorization for the purchase of a Xerox copier for a total amount not to exceed \$38,467 over 60 months.

Trustee Myers, seconded by Trustee Prodromos, moved to approve the foregoing items on the Consent Agenda by omnibus vote. By roll call vote, the motion carried. Ayes: Trustees Cripe, Krucks, McCrary, Myers and Prodromos. Nays: None. Absent: Trustee Fessler.

6) Stormwater. No report.

7) Ordinances and Resolutions.

- a) Ordinance No. MC-1-2016: Proposed Modifications to Zoning Ordinance: Semi-Permeable Surfaces – Adoption. Mr. Saunders explained that the Subject Ordinance will standardize treatment of several previously classified semi-permeable surfaces which had been defined differently for the Zoning Ordinance, Stormwater Utility, and Engineering Design Guidelines, as well as the Metropolitan Water Reclamation District’s Watershed Management Ordinance.

Mr. Saunders said changes to the definition of impermeable surfaces were made at the public hearing on the proposed zoning amendments on January 19. The amended definitions clarify how pavers and gravel will be treated going forward, and make an exception for design permeable surfaces in the event a 100% permeable system is installed.

Mr. Saunders confirmed that the new zoning regulations will eliminate credits which are currently given towards impermeable surface when gravel or pavers are used.

After a brief discussion, President Greable called for audience comment. There being none, he called that matter back for Council deliberation.

Manager Bahan said Staff would ensure no building permits already in process would be negatively affected by the Zoning Ordinance amendments.

Trustee Krucks, seconded by Trustee Cripe, moved to adopt Ordinance No. MC-1-2016. By roll call vote, the motion carried. Ayes: Trustees Cripe, Krucks, McCrary, Myers and Prodromos. Nays: None. Absent: Trustee Fessler.

- b) Resolution No. R-3-2016: Approving Agreement with CBRE, Inc. for Financial Analysis, re: One Winnetka Planned Development Application – Adoption. Manager Bahan explained the Council is expected to begin consideration of the One Winnetka Planned Development in late March. To assist the Council with its application review, Staff recommends obtaining an independent economic analysis of the proposed development. He noted that of the two firms chosen for interviews, CBRE was the superior candidate based on its extensive organizational and architectural experience. The One Winnetka developer will reimburse the Village for the cost of CBRE contract.

Martin Stern, Senior Managing Director of CBRE, said he would take full responsibility to ensure no one working on this project has a conflict of interest with either Winnetka or the One Winnetka developer. He explained that the financial modeling scenarios will include the developer’s claims, questions from the Council, and a review of the purported public benefits of the proposed development.

Trustee Myers asked if CBRE could estimate how long the site would remain vacant if the One Winnetka application is denied. Mr. Stern said he would be concerned about why a potential denial of the proposal occurred, as the development community could be

discouraged if they deem it a good project. He added that his goal is to ensure the economics are accurate and to communicate that to the Council and the Winnetka community.

After the Council concluded their questions, President Greable called for public comment.

Pat Balsamo, 1037 Cherry Street. Ms. Balsamo asked if the One Winnetka developer, David Trandell, had any connection to a project referenced in CBRE's proposal on page 89 of the agenda packet. Mr. Stern said Mr. Trandell had no relationship whatsoever with that project.

Attorney Friedman explained the Subject Resolution approves the contract substantially in the form presented; the final negotiated contract will be sent to the Council.

Trustee Myers, seconded by Trustee Krucks, moved to adopt Resolution No. R-3-2016. By roll call vote, the motion carried. Ayes: Trustees Cripe, Krucks, McCrary, Myers and Prodromos. Nays: None. Absent: Trustee Fessler.

8) Public Comment. None.

9) Old Business. None.

10) New Business. None.

11) Appointments. None.

12) Reports.

a) Village President. None.

b) Trustees.

i) Trustee Prodromos reported that Mrs. Green's officially opened with a ribbon cutting on Wednesday; and Stacked & Folded is on track to open very soon. She added that the Village is also supporting several community events in 2016.

c) Attorney. None.

d) Manager. None.

13) Executive Session. Trustee Cripe moved to adjourn into Executive Session to discuss the sale or lease of property owned by the Village of Winnetka, pursuant to Section 2c(5) and 2c(6) of the Illinois Open Meetings Act. Trustee Prodromos seconded the motion. By roll call vote, the motion carried. Ayes: Trustees Cripe, Krucks, McCrary, Myers and Prodromos. Nays: None. Absent: Trustee Fessler.

President Greable announced that the Council would not return to the open meeting after Executive Session. The Council adjourned into Executive Session at 7:34 p.m.

14) Adjournment. Trustee Myers, seconded by Trustee Krucks, moved to adjourn the meeting. By voice vote, the motion carried. The meeting adjourned at 8:21 p.m.

Deputy Clerk