MINUTES
WINNETKA VILLAGE COUNCIL
REGULAR MEETING
June 20, 2023

(Approved: July 18, 2023)

A record of a legally convened regular meeting of the Council of the Village of Winnetka, which was held at the Council Chambers on Tuesday, June 20, 2023, at 7:00 PM.

1) Call to Order. President Rintz called the meeting to order at 7:00 PM. Village Manager Rob Bahan called the roll. Present: Trustees Kirk Albinson, Rob Apatoff, Tina Dalman, Robert Dearborn, Kim Handler and Bridget Orsic. Absent: None. Also present: Deputy Village Clerk Berina Gradjan, Assistant Village Manager Kristin Kazenas, Village Attorney Peter Friedman, Community Development Director David Schoon, Community Development Assistant Director Ann Klaassen, and approximately 26 persons in the audience.

2) Pledge of Allegiance. Trustee Dearborn led the group in the Pledge of Allegiance.

3) Quorum.

   a) Thursday July 6, 2023 Regular Meeting All of the Council members present said they expect to attend with the exception of Trustee Albinson.

   b) July 11, 2023 Study Session All of the Council members present said they expect to attend with the exception of Trustee Albinson

   c) July 18, 2023 Regular Meeting All of the Council members present said they expect to attend.

4) Public Comment.

   i) Judy Rauh states her concerns regarding the ongoing construction at 205 Sheridan Road.

   ii) Ted Wynnychenko addresses Council regarding the sale of Village land.

5) Reports:

   a) Trustees.

      i. Trustee Dalman commends the Winnetka Music Festival.

      ii. Trustee Handler attended the Landmark Preservation Commission meeting and addresses comments and concerns residents have shared with the Trustees at the Winnetka Farmer's Market.

      iii. Trustee Apatoff confirms the community outreach regarding the lakefront and One Winnetka.

   b) Attorney. None.

   c) Manager.

      i. Village Manager Bahan states that Scott Myers and Mark Haller will provide a report on the Winnetka Music Festival.

d) Village President. None.

e) Winnetka Music Fest.

i. Scott Myers and Mark Haller commend the success of the Winnetka Music Festival and reflect on attendance, staff and volunteer assistance, vibrancy, and the anticipation of continued success for the event.

President Rintz commends the Winnetka Music Festival, the volunteers, Village staff, and Fire Chief John Ripka and Police Chief Brian O'Connell for their service.

6) Establishment of the Consent Agenda.

Trustee Dalman, seconded by Trustee Apatoff, moved to approve the Establishment of the Consent Agenda. By voice vote, the motion carried.

7) Approval of the Consent Agenda

a) Approval of Village Council Minutes.

i. May 16, 2023 Regular Meeting

b) Approval of the Warrant List Dated May 19, 2023 – June 1, 2023 in the amount of $501,056.84.

c) Ordinance No. MC-06-2023: Amending the Winnetka Village Code Concerning the Use and Licensing of Leaf Blowers (Adoption)

d) Resolution No. R-62-2023: Waiving Bidding and Approving an Agreement with Baxter & Woodman for Surveying and CADD Services for the 2024 Street Rehabilitation and Public Improvement Project (Adoption)

e) Resolution No. R-63-2023: Awarding a Contract to Alpha Building Maintenance Services, Inc. for Custodial Services (Adoption)

f) Resolution No. R-64-2023: Approving an Agreement with B&B Holiday Decorating, LLC for Installation and Removal of Holiday Lighting on Public Trees (Adoption)

Trustee Apatoff, seconded by Trustee Dalman, moved to approve the foregoing items on the Consent Agenda by omnibus vote. By roll call vote, the motion carried. Ayes: Trustees Albinson, Apatoff, Dalman, Dearborn, Handler, and Orsic. Nays: None. Absent: None.

8) Ordinances and Resolutions. None.

9) Old Business. None.

10) New Business.

a) Chase Bank, 791 Elm Street – Planned Development Concept Plan Review

Community Development Assistant Director Ann Klaassen indicates that the Council's review of the concept plan review consists of three stages; the concept plan review, the preliminary plan review, and the final plan review, allowing Council to provide the applicant with any preliminary views and/or concerns.

The applicant, Riverside Investment and Development Company, has submitted a concept plan review for a three-story commercial development composed of retail banking located on the ground floor level, corporate office space on the two upper levels, and a total of 32 parking spaces combined between underground and above ground parking. In addition, the applicant has submitted a demolition permit application allowing for the removal of the existing Chase Bank building.

Community Development Assistant Director Ann Klaassen confirms that the utility easement is still considered preliminary and that an ideal location for the electric transformer is currently under review.

Christopher McKenna, Managing Director at JPMorgan Chase & Co., addresses Council regarding the need for full renovations, growth of business, and emphasizes the importance of safety and security at the site.

John O'Donnel, CEO of Riverside Investment and Development Company, briefs Council of the history of Riverside, staffing, and the importance of timeliness.

Scott Hurst, Design Principal at Gensler, addresses Council regarding the redevelopment timeline, site history, design comparisons between the current site and the proposed development, the overall proposed design concept consisting of the site plan, exterior design, floor plans, elevations, land use and zoning requirements.

Council discusses various design components related to the exterior façade of the building, proposed floor plans, building mass and elevation, mechanical equipment, and historic matters regarding the site. In addition, Council expresses concerns related to the number of parking spaces proposed, building height, and timing of ongoing construction projects in the East Elm Business District.

While Council commends the proposed development, the applicant is advised to be mindful of parking, the overall height of the proposed development, and incorporating a façade that will compliment the vibrancy of the Village.

11) Appointments:

a) Appoint current Design Review Board member, Katie Moor, to a full term as Design Review Board Chair – her term will expire June 20, 2028.

Trustee Albinson seconded by Trustee Dalman, moved to appoint Katie Moor to a full term as Design Review Board Chair. Her term will expire on 6/20/2028. By voice vote, the motion carried.

b) Appoint the following Members to a two-year term on the Planned Development Commission. These terms will expire April 30, 2025, as required by the Village Code. Per Village, the composition of the PDC rotates every two years.

Name	PDC Position
Matt Bradley	PDC Chair (Current Chair of ZBA)
Lynn Hanley	Zoning Board of Appeals Representative
Mike Nielsen	Zoning Board of Appeals Representative
Todd Vender	Zoning Board of Appeals Representative

Layla Danley	PDC Vice Chair (Current Chair of Plan Commission)
Mamie Case	Plan Commission Representative
Chris Foley	Plan Commission Representative
John Golan	Plan Commission Representative
Liz Kunkle	Plan Commission Representative

12) Closed Session: None.

13) Adjournment. President Rintz asks for call to adjourn. Trustee Dearborn, seconded by Trustee Handler, moved to adjourn the meeting. By voice vote, the motion carried. The meeting adjourned at 9:03 PM.

/s/Berina Gradjan, Deputy Village Clerk
Recording Secretary