MINUTES
WINNETKA VILLAGE COUNCIL
REGULAR MEETING
June 18, 2024

(Approved: July 16, 2024)

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 18, 2024, at 7:00 PM.

1) Call to Order. President Rintz called the meeting to order at 7:01 PM. Assistant Village Manager Kristin Kazenas called the roll. Present: Trustees Kirk Albinson, Bob Dearborn, Kim Handler, and Bridget Orsic. Absent: Trustees Rob Apatoff and Tina Dalman. Also present: Assistant Village Manager Kristin Kazenas, Deputy Village Clerk Berina Gradjan, Village Attorney Peter Freidman, Community Development Director David Schoon, and approximately 15 persons in the audience.

   President Rintz confirms that Trustee Handler has provided the required notice that she will be unable to attend the regular meeting due to work obligations. The Village's policy provides that Trustee Handler may participate remotely unless 2/3 of the Council objects. With no objections, Trustee Handler participated remotely fully in the meeting.

2) Pledge of Allegiance. President Rintz led the group in the Pledge of Allegiance.

3) Quorum

   a) July 2, 2024 Regular Meeting - Cancelled

   b) July 9, 2024 Study Session All of the Council members present said they expect to attend.

   c) July 16, 2024 Regular Meeting All of the Council members present said they expect to attend.

4) Public Comment.

   i. Ted Wynnychenko addresses Council regarding closed session minutes and matters related to outdoor seating for the business districts.

5) Reports

   a) Trustees.

      i. Trustee Albinson commends the Winnetka Music Fest.

      ii. Trustee Handler commends the safety provided by the Police Department during the Winnetka Music Fest.

   b) Attorney. No report.

   c) Manager.

      i. Village Manager Bahan commends staff for their dedication and service to the Winnetka Music Fest.

   d) Village President.

      i. President Rintz commends the vibrancy and success of the Winnetka Music Fest.

6) Presentations

   a) Proclamation for Rotary's 100th Anniversary

   On behalf of the Village, President Rintz honors the Rotary Club's 100th anniversary and declares June 20, 2024, as Rotary Club of Winnetka-Northfield Day.

   Trustee Orsic, seconded by Trustee Albinson, moved to adopt the proclamation. By voice vote, the motion carried.

7) Establishment of the Consent Agenda

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

8) Approval of the Consent Agenda

   a) Approval of the Warrant List Dated May 17, 2024 – May 30, 2024 in the amount of $975,382.06.

   b) Resolution No. No. R-55-2024: Approving Closed Session Minutes, Determining the Need to Keep Minutes of Certain Closed Meetings of the Village Council Confidential, and Authorizing the Destruction of Verbatim Recordings of Certain Closed Meetings of the Village Council (Adoption)

   c) Resolution No. R-56-2024: Waiving Bidding Requirements and Awarding a Contract to RESCO for the Purchase of a 1000 kVA Transformer (Adoption)

   d) Resolution No. R-57-2024: Approving and Authorizing a Class P Liquor License for Kemper Sports Management, LLC (1300 Oak Street) (Adoption)

   e) Resolution No. R-58-2024: Approving Change Order No. 3 to the Contract with Dimeo Brothers, Inc. for Construction Services for the North of Willow Road Stormwater Storage Project (Adoption)

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

9) Ordinances and Resolutions.

   Without objection, President Rintz re-orders the agenda as follows:

   9 c) Ordinance No. M-09-2024

   9 a) Ordinance No. M-08-2024

   9 b) Resolution No. R-54-2024

   c) Ordinance No. M-09-2024: Granting an Amendment to a Special Use Permit, Variations from the Winnetka Zoning Ordinance, and a Certificate of Appropriateness for the Construction of Improvements to an Existing Playground Within the R-4 Single Family Residential District (1155 Oak Street) (Introduction/Adoption)

   Community Development Director David Schoon advises Council of a request submitted by the applicant regarding improvements to the existing playground where Carleton Washburne School and the Skokie School are located. The project consists of replacement of play equipment, play surface area, sheds, and construction to the existing pergola. Additionally, the project will include improvements to alleviate current standing water issues in conjunction with the Village's future stormwater project on Oak Street and tree replacement.

The three advisory boards, Zoning Board of Appeals, Design Review Board, and Plan Commission, have unanimously recommended approval of the request.

Trustee Dalman enters the meeting 7:23pm.

Trustee Handler addresses matters related to tree replacement and zoning relief related to shed replacement.

Rebecca Levine, Co-Director at Winnetka Public School Nursery, advises Council of the request for the need of a shed in order to store various play equipment.

Council discusses matters related to tree replacement and the Village's process and requirements for the removal of trees.

Trustee Albinson, seconded by Trustee Orsic, moved to waive introduction of Ordinance No. M-09-2024. By voice vote, the motion carried unanimously.

Trustee Albinson, seconded by Trustee Orsic, moved to adopt Ordinance No. M-09-2024. By roll call vote, the motion carried. Ayes: Trustees Albinson, Dalman, Dearborn, Handler, and Orsic. Nays: None. Absent: Trustee Apatoff.

a) <u>Ordinance No. M-08-2024: Granting Preliminary Approval of a Planned Development, Zoning Exceptions, a Special Use for Ground Floor Parking, Special Use Findings for Financial Services Uses, and a Preliminary Plat of Consolidation (791 Elm Street) (Chase Bank) (Adoption) & Resolution No. R-54-2024: Approving a Development Agreement (791 Elm Street) (Chase Bank) (Adoption)</u>

At the June 4th Council meeting, Council reviewed and discussed the proposed development presented by staff and the applicant. Council expressed concerns regarding the proposed design and stated that the corner element of the building appeared heavy and massive in size. Council approved the preliminary planned development under the condition that the applicant provide additional detailing and refinements to the corner element in order to reduce the massiveness prior to the final approval of the planned development.

Community Development Director David Schoon advises Council that the applicant revised the design of the building and incorporated refinements to the building's corner element.

Village Attorney Peter Friedman reviews the development agreement and its provisions including the executions of deadlines, landscape improvement approvals, construction schedule, construction traffic, noninterference requirements with business, applicant reimbursements related to building permits, attorneys' fees, Village Code fees, and letter of credit.

Hal Francke, partner at Meltzer, Purtill & Stelle LLC, addresses Council regarding the conditions of the planned development and requests that Council consider providing feedback related to the concept plans proposed by the applicant.

Scott Hurst, Design Principal at Gensler, advises Council of the incorporated modifications to the design including refinements to the building facade, modifications to the glass windows, bricks, height adjustments, and refinement of the corner element of the building reducing the massiveness.

Council discusses various matters related to the revised design such as the modified building height, design improvements, façade elements, renderings, and matters related to the corner element of the building.

Trustee Dalman suggests that there be a more formalized mitigation incorporated regarding noninterference with business operations.

Public Comment

Teresa Lucas addresses matters related to construction impacts on businesses and requests that Chase Bank provide support to the businesses impacted.

Council amends the ordinance text to incorporate the request to continue revising the design in order to reduce massing as part of the final planned development ordinance.

Trustee Dalman, seconded by Trustee Albinson, moved to adopt Ordinance No. M-08-2024. By roll call vote, the motion carried. Ayes: Trustees Albinson, Dalman, Dearborn, Handler, and Orsic. Nays: None. Absent: Trustee Apatoff.

b) Resolution No. R-54-2024: Approving a Development Agreement (791 Elm Street) (Chase Bank) (Adoption)

Trustee Dalman, seconded by Trustee Albinson, moved to adopt Resolution No. R-54-2024, with the amendment to require Chase to submit a plan to mitigate interference with business operations and Village staff to review and approve as part of the construction management and traffic plan and informing this mitigation plan Chase will meet with surrounding businesses and those that share the alley to better understand their operations to minimize interference with said businesses. By roll call vote, the motion carried. Ayes: Trustees Albinson, Dalman, Dearborn, Handler, and Orsic. Nays: None. Absent: Trustee Apatoff.

10) Old Business. None.

11) New Business. None.

12) Appointments: None.

13) Closed Session. None:

14) Adjournment. President Rintz asks for motion to adjourn. Trustee Dearborn, seconded by Trustee Albinson, moved to adjourn the meeting. By voice vote, the motion carried. The meeting adjourned at 8:48 PM.

/s/ Berina Gradjan, Deputy Village Clerk

Recording Secretary