

MINUTES
WINNETKA VILLAGE COUNCIL
REGULAR MEETING
February 17, 2026

(Approved: March 19, 2026)

A record of a legally convened meeting of the Council of the Village of Winnetka, which was held at Council Chambers on Tuesday, February 17, 2026, at 7:00 PM.

- 1) Call to Order. President Dearborn called the meeting to order at 7:01 PM. Village Manager Kristin Kazenas called the roll. Present: Trustees Rob Apatoff, Kirk Albinson, Tina Dalman, Scott Myers and Bridget Orsic. Absent: Trustee Kim Handler. Also present: Deputy Village Manager Hannah Lipman, Deputy Village Clerk Berina Gradjan, Village Attorney Peter Friedman, Community Development Director Scott Mangum, Public Works Director Tom Powers, Interim Economic Development Manager Dan Gardner and no persons in the audience.
- 2) Pledge of Allegiance. Trustee Dalman led the group in the Pledge of Allegiance.
- 3) Quorum.
 - a) March 3, 2026 Regular Meeting All of the Council members present said they expect to attend with the exception of Trustee Apatoff due to work obligations.
 - b) Thursday, March 19, 2026 Regular Meeting All of the Council members present said they expect to attend.
- 4) Public Comment:
 - a) Ted Wynnychenko addresses matters related to Prairie State coal power plant energy contract.
- 5) Reports:
 - a) Trustees. No report.
 - b) Attorney. No report.
 - c) Manager.
 - a. Village Manager Kristin Kazenas encourages members of the community to complete the Winnetka Post Office Site Community Survey, confirming the Village received just over 800 responses.
 - d) Village President.
 - a. President Dearborn, Village Manager Kazenas, and Trustee Myers attended an open house hosted by New Trier Township providing information related to residential services. A joint quarterly meeting was held with President Dearborn, Village of Wilmette President Plunkett, Village of Kenilworth President Kaz, Village of Northfield President Mendrek, and Village of Glencoe President Roin regarding various Village business. Additionally, President Dearborn and Village Manager Kazenas attended a meeting hosted by the Northwest Municipal Conference.

6) Establishment of the Consent Agenda

Trustee Orsic seconded by Trustee Dalman 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. January 20, 2026 Special Meeting
- ii. January 20, 2026 Regular Meeting

b) Approval of Warrant List Dated January 30, 2026 – February 12, 2026 in the amount of \$1,655,035.83.

c) Resolution No. R-02-2026: Approving a Contract with City Escape Garden & Design Center, LLC for Landscape Maintenance Services (Adoption)

d) Resolution No. R-03-2026: Waiving Competitive Bidding and Approving the Purchase of a Derrick Truck from Altec Industries, Inc. (Adoption)

e) Resolution No. R-04-2026: Approving a Contract with Swallow Construction Corporation for Construction Services for the Ravines Sanitary Pumping Station and Forcemain Rehabilitation (Adoption)

f) Resolution No. R-18-2026: Approving the Purchase of One Police Vehicle From Currie Motors Commercial Center (Adoption)

g) Resolution No. R-19-2026: Approving a Contract with House of Doors Inc. for Overhead Door Replacement Services Phase II (Adoption)

Trustee Apatoff seconded by Trustee Myers, 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, Myers and Orsic. Nays: None. Absent: Trustee Handler.

8) Ordinances and Resolutions. None.

9) Old Business.

a. Hubbard Woods Parking Structure – Signage Aesthetics Plan Preliminary Review

At the January 6th Village Council meeting, planned repairs to the Hubbard Woods Parking Deck were reviewed and staff was directed to follow up with further details regarding aesthetic enhancements and entry signage.

Public Works Director Tom Powers advises Council that staff will utilize Parvin-Clauss for signage design and installation. With Council direction, the design scope would then be submitted to the Design Review Board. Additionally, regarding the remaining exterior landscape aesthetic process, staff will need to complete the garage repair bid process, contingent upon the budgeted amount for landscaping, then present concept plans to Council with Teska Associates in order to contract independently with a landscape company.

Council discusses lighting, budgeting, and additional signage display.

Council provides policy direction to proceed with the proposed signage utilizing the streetscape aesthetic and goose-neck lighting.

10) New Business.

a. 736 Elm Street – Solidcore – Special Use Permit – Policy Direction

Community Development Director Scott Mangum addresses Council regarding a request for a special use permit for Solidcore in the Commercial Overlay District. Pending approval, the applicant would open in the One Winnetka building.

Council is advised of the zoning and proposed site location, review of the initial and revised floor plan since the January 22nd Plan Commission public hearing regarding the special use permit, parking spaces, business operations, and note both concerns and support by the Plan Commission.

Lou Benedetto, Senior Director of Development at Solidcore, addresses Council regarding class formats, business operations, demographic, class scheduling, staffing, and client visits.

Dan Gardner addresses Council regarding considerable uses for the space and commercial market demands.

Deirdre Clein, Director at Murphy Real Estate, addresses Council regarding One Winnetka leased commercial spaces, consideration of various uses to contribute to a vibrant East Elm Business District, and One Winnetka's selection process regarding credible tenants.

Council discussed client base and demographic, number of client visits, class schedule, and the sale of retail items. Additionally, Council discussed parking availability and capacity, staffing levels, business operations, proposed class schedule, overall use of the space, and stipulations related to One Winnetka's special uses.

Additionally, Council discusses concerns related to the lack of retail businesses, overall vibrancy of the business district, matters related to financial stability, and note their interest in attracting businesses that would contribute to increased foot traffic in the area and support neighboring businesses.

Council seeks further clarification regarding the request for a special use. Therefore, the item is deferred to the March 3rd Council meeting.

11) Appointments: None.

12) Closed Session: None.

13) Adjournment. Trustee Myers, seconded by Trustee Dalman moved to adjourn the meeting. By voice vote, the motion carried. The meeting adjourned at 8:30 p.m.

/s/ Berina Gradjan, Deputy Village Clerk

Recording Secretary