

MINUTES OF THE REGULAR MEETING OF THE CITY COUNCIL OF THE CITY OF DES PLAINES, ILLINOIS HELD IN THE ELEANOR ROHRBACH MEMORIAL COUNCIL CHAMBERS, DES PLAINES CIVIC CENTER, TUESDAY, JULY 6, 2021

CALL TO ORDER

The regular meeting of the City Council of the City of Des Plaines, Illinois, was called to order by Mayor Goczkowski at 6:41 p.m. in the Eleanor Rohrbach Memorial Council Chambers, Des Plaines Civic Center on Tuesday, July 6, 2021.

ROLL CALL

Roll call indicated the following Aldermen present: Zadrozny, Brookman, Chester, Smith; Mayor Goczkowski. Absent: Lysakowski, Moylan, Oskerka. A quorum was present.

CLOSED SESSION:

Moved by Brookman, seconded by Chester to enter into Closed Session to discuss Probable or Imminent Litigation and Personnel.

Upon roll call, the vote was:

AYES: 5 - Zadrozny, Brookman, Chester, Smith;
Mayor Goczkowski

NAYS: 0 - None

ABSENT: 3 - Lysakowski, Moylan, Oskerka

Motion declared unanimously carried.

The City Council recessed at 6:42 p.m.

The City Council re-convened at 7:03 p.m.

Roll call indicated the following Alderman present: Moylan, Zadrozny, Brookman, Chester, Smith; Mayor Goczkowski. Absent: Lysakowski, Oskerka. A quorum was present.

Also present were: City Manager Bartholomew, Assistant City Manager/Director of Finance Wisniewski, Director of Public Works and Engineering Oakley, Community and Economic Development Manager John Carlisle, Fire Chief Anderson, Police Chief Anderson, and General Counsel Friedman.

PRAYER AND PLEDGE

The prayer and the Pledge of Allegiance to the Flag of the United States of America were offered by Alderman Chester.

PUBLIC COMMENT

Bob Jaegers expressed his concern regarding outsourcing the crossing guards.

APPOINTMENT OF 8th WARD ALDERMAN

Several residents expressed their support for the appointment of Shamoan Ebrahimi as Alderman of the 8th Ward.

Mayor Goczkowski requested a motion to appoint Shamoan Ebrahimi as Alderman of the 8th Ward to fill the vacancy created by the election of Andrew Goczkowski to Mayor.

Moved by Chester, seconded by Brookman, to approve Mayor Goczkowski's appointment of Shamoon Ebrahimi to fill the vacancy for Ward 8, until the swearing-in ceremony of 2023 when the newly elected alderman is sworn in, to fill the unexpired term.

Upon roll call, the vote was:

AYES: 5 - Moylan, Zadrozny, Brookman, Chester,
Smith

NAYS: 0 - None

ABSENT: 2 - Lysakowski, Oskerka

Motion declared unanimously carried.

City Clerk Mastalski administered the Oath of Office to Shamoon Ebrahimi as Alderman of the 8th Ward.

ALDERMEN ANNOUNCEMENTS

Assistant Director of Public Works and Engineering Tim Watkins was thanked for his work with the residents.

Alderman Chester requested a report on the status of the business incentive applications and business registrations.

Alderman Ebrahimi thanked everyone for the opportunity of his appointment and looks forward to the future together.

MAYORAL ANNOUNCEMENTS

Mayor Goczkowski thanked the staff for their hard work with the 4th of July fireworks.

On March 16, 2020, a Declaration of Civil Emergency for the City of Des Plaines related to the COVID-19 emergency was authorized. The Declaration provided that: (1) the City may enter into contracts for the emergency purchase of goods and services; (2) the City Manager may implement emergency staffing protocols pursuant to the City's respective collective bargaining agreements; and (3) directed City officials and employees to cooperate with other government agencies.

In accordance with Illinois statutes, the Mayor's Declaration lasted only for a period of seven days, unless it was extended by action of the City Council. At each subsequent City Council meeting, the City Council, by motion, extended the Declaration until the next adjournment of the next special or City Council meeting. This extension of the Declaration includes the Supplemental Order dated July 29, 2020.

Mayor Goczkowski presented an extension to the Declaration of Civil Emergency.

Moved by Moylan, seconded by Chester, to extend the March 16, 2020 Declaration of Civil Emergency until the adjournment of the next regular, special, or emergency meeting of the City Council.

Upon roll call, the vote was:

AYES: 6 - Moylan, Zadrozny, Brookman, Chester,
Smith, Ebrahimi

NAYS: 0 - None

ABSENT: 2 - Lysakowski, Oskerka

Motion declared carried.

CITY CLERK
ANNOUNCEMENTS
/COMMENTS

City Clerk Mastalski welcomed Alderman Ebrahimi and congratulated him on his appointment.

CONSENT
AGENDA

Moved by Zadrozny, seconded by Brookman, to establish the Consent Agenda.

Upon voice vote, the vote was:

AYES: 6 - Moylan, Zadrozny, Brookman, Chester,
 Smith, Ebrahimi

NAYS: 0 - None

ABSENT: 2 - Lysakowski, Oskerka

Motion declared carried.

Moved by Zadrozny, seconded by Chester, to approve the Consent Agenda.

Upon roll call, the vote was:

AYES: 6 - Moylan, Zadrozny, Brookman, Chester,
 Smith, Ebrahimi

NAYS: 0 - None

ABSENT: 2 - Lysakowski, Oskerka

Motion declared carried.

Minutes were approved; Resolutions R-114-21, R-115-21 were adopted.

APPROVE
AMEND &
RESTATE/SEC 125
CAFETERIA
PLAN:
Consent Agenda

Moved by Zadrozny, seconded by Chester to Approve Resolution R-114-21, A RESOLUTION APPROVING AN AMENDED AND RESTATE SECTION 125 CAFETERIA PLAN DOCUMENT TO ALLOW INSURANCE PREMIUMS ON A PRE-TAX BASIS AND AN AMENDMENT TO THE PLAN DOCUMENT RELATED TO THE CARES ACT. Motion declared carried as approved unanimously under Consent Agenda.

Resolution
R-114-21

APPROVE
AGRMT/CITY
HALL AHU
REPLC/OAK
BROOK
MECHANICAL
SERVICES, INC:
Consent Agenda

Moved by Zadrozny, seconded by Chester to Approve Resolution R-115-21, A RESOLUTION APPROVING AN AGREEMENT WITH OAK BROOK MECHANICAL SERVICES, INC FOR THE CITY HALL AHU REPLACEMENT. Motion declared carried as approved unanimously under Consent Agenda.

Resolution
R-115-21

APPROVE
MINUTES
Consent Agenda

Moved by Zadrozny, seconded by Chester to Approve the Minutes of the City Council meeting of June 21, 2021, as published. Motion declared carried as approved unanimously under Consent Agenda.

APPROVE
MINUTES
Consent Agenda

Moved by Zadrozny, seconded by Chester to Approve the Closed Session Minutes of the City Council meeting of June 21, 2021, as published. Motion declared carried as approved unanimously under Consent Agenda.

NEW BUSINESS:

FINANCE & ADMINISTRATION – Alderman Zadrozny, Chairman

WARRANT
REGISTER

Alderman Zadrozny presented the Warrant Register.

Moved by Brookman, seconded by Chester, to approve the Warrant Register of July 6, 2021 in the Amount of \$3,695,572.66 and approve Resolution R-116-21.

Resolution
R-116-21

Upon roll call, the vote was:

AYES: 6 - Moylan, Zadrozny, Brookman, Chester,
 Smith, Ebrahimi

NAYS: 0 - None

ABSENT: 2 - Lysakowski, Oskerka

Motion declared carried.

COMMUNITY DEVELOPMENT – Alderman Chester, Chairman

CONSIDER
GRANTING A
CONDITIONAL
USE PERMIT FOR
COMMERCIALY
ZONED ASSY USE
AT 69-79
BROADWAY ST

Community and Economic Development Manager John Carlisle reviewed a memorandum dated June 25, 2021.

The petitioner is requesting a Conditional Use under Section 12-7-3(K)(3) of the 1998 Des Plaines Zoning Ordinance, as amended, to allow a Commercially Zoned Assembly use in the C-3 zoning district at 69-79 Broadway Street.

Address: 69-79 Broadway Street

Ordinance
Z-39-21

Petitioner: Steven Bonica

The Comprehensive Plan designates this site as Higher Density Urban Mix with Residential.

The petitioner, Steven Bonica, has requested a Conditional Use Permit to operate a Community Center, Romanian Heritage Center NFP, at 69-79 Broadway Street. A community center is classified as a Commercially Zoned Assembly use, which is a conditional use in the C-3, General Commercial District. The subject properties are located within the C-3 zoning district, along Broadway Street between Cumberland Circle and the Cumberland Metra Station. The four subject properties contain a multi-unit, one-story building spanning all four lots, each with a separate PIN, with on-street parking in the front and a small accessory parking area at the rear.

The petitioner plans to completely remodel the interior of the existing building to locate a library/multi-purpose room, office areas, inaccessible Romanian heritage exhibit areas, conference room, kitchen area, restrooms, and storage areas based on the Floor Plan. The petitioner's proposal does not include any changes to the outside of the building with the exception of new landscaping and signage at the front of the building. The dumpster for this suite will be stored inside the building except on trash collection days. The Romanian Heritage Center NFP will be open on Monday through Friday

from 8 am to 7 pm as a research and tutoring center, as denoted in the Proposed Activities, Programs, and Parking Plan and the Proposed Schedule of Activities. This location will host evening meetings for the Board of Directors and Leadership Advisory Council with up to 20 people and various events once or twice a month.

The following parking regulations apply to this request pursuant to Section 12- 9-7 of the Des Plaines zoning Ordinance:

- One parking space for 200-square feet of gross activity area for community centers, banquet halls, and membership organizations; and
- One parking space for every 250-square feet of gross floor area for office areas.

Thus, a total of 19 off-street parking spaces are required including one handicap accessible parking space. The Site Plan the proposed parking area at the rear of the building, which is designed to accommodate 13 parking spaces and one handicap parking on the subject property. The petitioner intends to utilize a portion of the parking lot at the nearby Romanian Baptist Church of Chicago located at 484 E. Northwest Highway to accommodate the remaining required spaces and for monthly or bimonthly events. The proposal also includes the utilization of a valet service to address parking concerns, especially during events where 50-100 patrons could be in attendance. Staff has added a condition that the petitioner must obtain, execute, and submit a collective parking agreement with the nearby Romanian Baptist Church to staff to address all parking requirements pursuant to Sections 12-9-3 and 12-9-7 of the Des Plaines Zoning Ordinance.

The Planning and Zoning Board recommended (5-0) that the City Council approve the request with the condition that the petitioner enters into and executes a parking agreement to accommodate all required parking prior to the hosting of any events.

Staff recommend approval of Ordinance Z-39-21 with the condition that the petitioner enters into and executes a parking agreement to accommodate all required parking prior to the hosting of any events.

Steven Bonica, Petitioner, articulated a description of his request and answered questions of the City Council.

Resident Deborah Connelly expressed concern regarding parking, and alcohol being served.

Moved by Smith, seconded by Chester, to approve Ordinance Z-39-21, as amended, AN ORDINANCE GRANTING A CONDITIONAL USE PERMIT FOR A COMMERCIAL ZONED ASSEMBLY USE AT 69-79 BROADWAY STREET, DES PLAINES, ILLINOIS with petitioner directed to obtain, submit, and present executed parking agreements for consideration and approval by second reading.

Upon roll call, the vote was:

AYES: 6 - Moylan, Zadrozny, Brookman,
Chester, Smith, Ebrahimi

NAYS: 0 - None

ABSENT: 2 - Lysakowski, Oskerka

Motion declared carried.

ADJOURNMENT: Moved by Brookman, seconded by Smith to adjourn the meeting. The meeting adjourned at 7:54 p.m.

/s/ Jessica M. Mastalski
Jessica M. Mastalski – City Clerk

APPROVED BY ME THIS 19th

DAY OF July, 2021

/s/ Andrew Goczkowski
Andrew Goczkowski, MAYOR