

APPROVED MINUTES
VILLAGE OF ANTIOCH
BOARD OF TRUSTEES, REGULAR MEETING
Municipal Building: 874 Main Street, Antioch, IL
June 12, 2017

I. CALL TO ORDER

Mayor Hanson called the June 12, 2017 regular meeting of the Board of Trustees to order at 7:48 PM in the Municipal Building: 874 Main Street, Antioch, IL.

II. PLEDGE OF ALLEGIANCE

The Mayor and Board of Trustees led the Pledge of Allegiance.

III. ROLL CALL

Roll call indicated the following Trustees were present: Poulos, Johnson and Macek. Also present were Mayor Hanson, Attorney Long, Administrator Keim and Clerk Romine. Absent: Trustees Jozwiak, Pierce and Dominiak.

IV. Absent Trustees Wishing to Attend Remotely

Trustee Poulos moved, seconded by Trustee Johnson, to allow remote attendance by Trustee Dominiak. Upon roll call, the vote was:

YES: 3: Poulos, Johnson and Macek.

NO: 0.

ABSENT: 3: Jozwiak, Pierce and Dominiak.

THE MOTION CARRIED.

Trustee Dominiak was contacted via telephone.

V. MAYORAL REPORT

1. Recognition of Sharefest Volunteers – Mayor Hanson announced that the Sharefest volunteers from Northbridge Church worked with the Parks & Rec Department to improve and restore Centennial Park. He personally thanked them and the group on all of the work they performed. Program Supervisor Mary Quilty said the group upgraded, replaced, fixed and painted the playground and thanked them for their hard work. Mayor Hanson appreciates all of their efforts and was excited to see the turnout to help to repair the park.

Representatives from Northbridge Church and the Sharefest Group thanked our community for letting them volunteer, and said it was their privilege and honor to serve the community in such a way. Trustee Poulos mentioned that he was at the Mother's Day service at Northbridge and saw an impressive video of what was completed.

2. Recognition of Robert Kaiser's service on the Planning & Zoning Board – Mayor Hanson thanked Planning & Zoning Board member Kaiser for his many years of dedicated service on the Planning & Zoning Board since his first meeting on June 9, 2005.

3. Appoint Jessica Sanfilippo to the Planning & Zoning Board replacing Nicholas Johnson with a term ending 2020 – Trustee Johnson moved, seconded by Trustee Poulos, to confirm the appointment of Jessica Sanfilippo to the Planning & Zoning Board with a term ending 2020. Upon roll call, the vote was:

YES: 4: Poulos, Dominiak, Johnson and Macek.

NO: 0.

ABSENT: 2: Jozwiak and Pierce.

THE MOTION CARRIED.

4. Proclamation Recognizing State Champion Track & Field Long Jumper Athan Kaliakmanis – Athan's coach discussed Athan's winning long jump; the first state championship in school history. Clerk Romine read aloud the proclamation congratulating Athan on his athletic achievement.

Citizens Wishing to Address the Board

There were no citizens wishing to address the board.

VI. CONSENT AGENDA

Trustee Poulos moved, seconded by Trustee Johnson, to approve the following consent agenda items as presented.

1. Approval of the May 1, 2017 regular meeting minutes as presented.
2. Approval of a Resolution Authorizing a Special Event Liquor License for the Antioch Moose Lodge; waiving all fees – *Resolution No. 17-28*
3. Approval of ACHS Annual Homecoming Parade– *Resolution No. 17-29*
4. Approval of a Resolution authorizing the Antioch Community High School to conduct a bonfire and fireworks display during the bonfire on September 21, 2017 – *Resolution No. 17-30*

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Upon roll call, the vote was:

YES: 4: Poulos, Dominiak, Johnson and Macek.

NO: 0.

ABSENT: 2: Jozwiak and Pierce.

THE MOTION CARRIED.

VII. REGULAR BUSINESS

5. Consideration to ratify payment of the May 15, 2017 accounts payable as prepared by staff – Trustee Poulos moved, seconded by Trustee Dominiak, to ratify the payment of the May 15, 2017 accounts payable as prepared by staff in the amount of \$291,386.27. Upon roll call, the vote was:

YES: 4: Poulos, Dominiak, Johnson and Macek.

NO: 0.

ABSENT: 2: Jozwiak and Pierce.

THE MOTION CARRIED.

6. Consideration of payment of accounts payable as prepared by staff – Trustee Poulos moved, seconded by Trustee Johnson, to approve the payment of accounts payable as prepared by staff in the amount of \$549,424.75. Upon roll call, the vote was:

YES: 4: Poulos, Dominiak, Johnson and Macek.

NO: 0.

ABSENT: 2: Jozwiak and Pierce.

THE MOTION CARRIED.

7. Consideration of a Resolution officially dedicating the Centennial Park Playground in the name of Ted and Vicki Axton – Trustee Dominiak moved, seconded by Trustee Johnson, to approve **Resolution No. 17-31** officially dedicating the Centennial Park Playground in the name of Ted and Vicki Axton. Upon roll call, the vote was:

YES: 4: Poulos, Dominiak, Johnson and Macek.

NO: 0.

ABSENT: 2: Jozwiak and Pierce.

THE MOTION CARRIED.

8. Consideration of a Resolution authorizing the Village Administrator to enter into a consultation agreement with SB Friedman for the sum of \$11,240 to complete an eligibility study for a potential TIF for the Boylan site – Director Garrigan introduced Fran Lefor Rood to make a presentation to the board. Ms. Lefor Rood presented the different types of economic incentives available for the Boylan property. She provided an overview of the firm, and options for the Boylan property including TIF district, SSA, and business district. She explained each of the options and what they may provide. Based on her knowledge of the area, and depending on the proposed land uses, she recommends a TIF district, with the possibility of adding a business district.

Trustee Poulos asked what property would be included in a TIF district. Administrator Keim said other non-village owned property could be included in the TIF as well. Trustee Poulos asked if there was much opposition by the other taxing bodies, and Administrator Keim replied that there was no significant objection, but also no formal presentation to the board of education. He believes a TIF is more opposed in residential areas where it would add kids to a school. Ms. Lefor Rood said all properties would have to be contiguous to the district and there would be additional eligibility requirements for the properties.

Trustee Johnson asked about the timeframe for Task 1 in the proposal, and if there would be additional approvals needed for future tasks. Ms. Lefor Rood said Task 1 is the initial eligibility study which would take 4-6 weeks to complete. If the area is found eligible and the board decides to move forward with a TIF designation, an additional month would be needed to complete the plan and begin the public approval process. She added that all property will have to be annexed before a TIF plan could be filed. Attorney Long stated that the annexation would also include Grimm Road. Those present discussed future plans for Grimm Road and its annexation, and costs associated with its improvement.

Trustee Macek asked about competition from Wisconsin and its effect on a business district. Ms. Lefor Rood said that would be dependent on what potential retailers would come in. She further discussed past issues and challenges with special districts due to the economy. Mayor Hanson discussed a previous business district approved by the village board that has since been dissolved.

Trustee Poulos moved, seconded by Trustee Johnson, to approve **Resolution No. 17-32** authorizing the Village Administrator to enter into a consultation agreement with SB Friedman for the sum of \$11,240 to complete an eligibility study for a potential TIF for the Boylan site. Upon roll call, the vote was:

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YES: 4: Poulos, Dominiak, Johnson and Macek.

NO: 0.

ABSENT: 2: Jozwiak and Pierce.

THE MOTION CARRIED.

9. Consideration of an Ordinance adding one Class “C” Liquor License for J&S Petro –

Trustee Macek moved, seconded by Trustee Johnson, to approve **Ordinance No. 17-06-15** Adding Once Class “C” Liquor License for J&S Petro, Inc, waiving the second reading. Upon roll call, the vote was:

YES: 4: Poulos, Dominiak, Johnson and Macek.

NO: 0.

ABSENT: 2: Jozwiak and Pierce.

THE MOTION CARRIED.

10. Consideration of an Ordinance amending Section 4-7-8 of the Municipal Code of Antioch Revising Tattoo and Piercing Business Regulations -

Trustee Poulos moved, seconded by Trustee Johnson, to approve **Ordinance No. 17-06-16** amending §4-7-8 of the Municipal Code of Antioch Revising Tattoo and Piercing Business Regulations, waiving the second reading and including \$50 renewal in section 1F. Upon roll call, the vote was:

YES: 4: Poulos, Dominiak, Johnson and Macek.

NO: 0.

ABSENT: 2: Jozwiak and Pierce.

THE MOTION CARRIED.

11. Consideration of a Resolution authorizing the transfer of a tattoo and piercing license -

Trustee Johnson moved, seconded by Trustee Poulos to approve **Resolution No. 17-33** authorizing the transfer of a tattoo and piercing license. Upon roll call, the vote was:

YES: 4: Poulos, Dominiak, Johnson and Macek.

NO: 0.

ABSENT: 2: Jozwiak and Pierce.

THE MOTION CARRIED.

12. Consideration of the Annual Appropriation Ordinance for FY 2017-2018 -

Trustee Poulos moved, seconded by Trustee Johnson, to approve **Ordinance No. 17-06-17** entitled the Annual Appropriation Ordinance for FY 2017-2018, waiving the second reading. Upon roll call, the vote was:

YES: 4: Poulos, Dominiak, Johnson and Macek.

NO: 0.

ABSENT: 2: Jozwiak and Pierce.

THE MOTION CARRIED.

13. Consideration of an Ordinance ascertaining the prevailing rate of wages for laborers, workmen and mechanics employed in public works of this public body - Trustee Poulos moved, seconded by Trustee Johnson, to approve **Ordinance No. 17-06-18** ascertaining the prevailing rate of wages for laborers, workmen and mechanics employed in public works of this public body, waiving the second reading. Upon roll call, the vote was:

YES: 4: Poulos, Dominiak, Johnson and Macek.

NO: 0.

ABSENT: 2: Jozwiak and Pierce.

THE MOTION CARRIED.

14. Consideration of an Annexation and Annexation Agreement, Special use for a Planned Unit Development, Rezoning to B-3, and concept plan for Skipper Buds - Director Garrigan provided an overview of the request and recommended motions for the board’s consideration, including B-3 zoning on the entire site, and a proposed 8,000 square foot show room and 2 new large storage buildings.

Before an ordinance is approved, a new annexation agreement will be presented to the village board reflecting a 25-foot buffer, and ultimately a site plan review at a later phase.

Trustee Poulos moved, seconded by Trustee Dominiak to authorize the Village Attorney to draft an Annexation and Annexation Agreement. Upon roll call, the vote was:

YES: 4: Poulos, Dominiak, Johnson and Macek.

NO: 0.

ABSENT: 2: Jozwiak and Pierce.

THE MOTION CARRIED.

Trustee Dominiak moved, seconded by Trustee Johnson to direct the Village Attorney to draft a Special Use ordinance for a PUD for Skipper Buds. Upon roll call, the vote was:

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YES: 4: Poulos, Dominiak, Johnson and Macek.

NO: 0.

ABSENT: 2: Jozwiak and Pierce.

THE MOTION CARRIED.

Trustee Dominiak moved, seconded by Trustee Johnson, to direct the Village Attorney to draft a rezoning ordinance to B-3 zoning for the Skipper Buds property.

Upon roll call, the vote was:

YES: 4: Poulos, Dominiak, Johnson and Macek.

NO: 0.

ABSENT: 2: Jozwiak and Pierce.

THE MOTION CARRIED.

Trustee Dominiak moved, seconded by Trustee Johnson to approve the Concept Plan for Skipper Buds. Upon roll call, the vote was:

YES: 4: Poulos, Dominiak, Johnson and Macek.

NO: 0.

ABSENT: 2: Jozwiak and Pierce.

THE MOTION CARRIED.

15. Consideration of an Annexation and Annexation Agreement, Special use for a Planned Unit Development, Rezoning to M-1, and concept plan for Kunes Ford - Director Garrigan provided an overview of the site plan review for the property. They are proposing a brand new 35,000 square foot show room on the future realignment of Grimm Road. The applicant has agreed to swap property owned by the village as a part of the annexation for Grimm Road for future right-of-way. As a part of the annexation agreement the applicant is requesting an economic incentive for the property.

Trustee Dominiak moved, seconded by Trustee Poulos, to direct the Village Attorney to draft an Annexation and Annexation Agreement ordinance for Kunes Ford. Upon roll call, the vote was:

YES: 4: Poulos, Dominiak, Johnson and Macek.

NO: 0.

ABSENT: 2: Jozwiak and Pierce.

THE MOTION CARRIED.

Trustee Poulos moved, seconded by Trustee Johnson, to direct the Village Attorney to draft a Special Use Ordinance for a PUD for Kunes Ford. Upon roll call, the vote was:

YES: 4: Poulos, Dominiak, Johnson and Macek.

NO: 0.

ABSENT: 2: Jozwiak and Pierce.

THE MOTION CARRIED.

Trustee Dominiak moved, seconded by Trustee Poulos, to direct the Village Attorney to draft A rezoning ordinance to M-1 for Kunes Ford. Upon roll call, the vote was:

YES: 4: Poulos, Dominiak, Johnson and Macek.

NO: 0.

ABSENT: 2: Jozwiak and Pierce.

THE MOTION CARRIED.

Trustee Dominiak moved, seconded by Trustee Johnson, to approve the Site Plan for Kunes Ford.

Trustee Poulos asked about the future improvements for Grimm Road. Director Garrigan said there will be a 90 degree "T" intersection which is hopefully signaled by IDOT. Trustee Dominiak asked about illumination levels and request by the applicant for relief from the site plan review ordinance. He believes the request is reasonable based on other dealership practices and security purposes.

Staff will include a stipulation to have the applicant submit a revised photometric plan.

Upon roll call, the vote was:

YES: 4: Poulos, Dominiak, Johnson and Macek.

NO: 0.

ABSENT: 2: Jozwiak and Pierce.

THE MOTION CARRIED.

16. Consideration of a Sales Tax Incentive Agreement with Kunes Ford – Director Garrigan said the proposed sales tax incentive agreement was negotiated with the applicant, who is requesting approximately \$1,750,000 over 25 years, and capped at that amount. The tax rebate would be based on additional incremental sales related to the expansion.

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Trustee Poulos asked when the incentive begins. Director Garrigan said the owner anticipates the dealership will be open by December 31, 2019, and they will be subject to the agreement after opening.

Mayor Hanson said the business owner has the incentive, and in order to realize savings, he must increase his sales.

Trustee Johnson moved, seconded by Trustee Poulos, to direct the Village Attorney to draft a resolution approving the sales tax incentive agreement with Kunes Ford. Upon roll call, the vote was:

YES: 4: Poulos, Dominiak, Johnson and Macek.

NO: 0.

ABSENT: 2: Jozwiak and Pierce.

THE MOTION CARRIED.

17. Consideration of an Ordinance entitled Building Permit Fee Ordinance - Trustee Dominiak moved, seconded by Trustee Poulos, to approve **Ordinance No. 17-06-19** entitled Building Permit Fee Ordinance, waiving the second reading. Upon roll call, the vote was:

YES: 4: Poulos, Dominiak, Johnson and Macek.

NO: 0.

ABSENT: 2: Jozwiak and Pierce.

THE MOTION CARRIED.

18. Consideration of an Ordinance entitled the Sign Ordinance - Trustee Dominiak moved, seconded by Trustee Poulos to approve **Ordinance No. 17-06-20** entitled the Sign Ordinance, waiving the second reading.

Trustee Poulos asked if inflatable signs are prohibited for car dealers. Director Garrigan replied that there is a provision for administrative approval on a limited basis for special sales, etc.

Trustee Poulos asked where the business district is defined, and if it is subject to the same rules as the businesses in the downtown. Director Garrigan discussed the regulations for downtown and permitted signs in that area. Before enforcement, staff will provide information to all the businesses so they will know what is required. He reviewed the downtown sign district area as depicted on the map included with the ordinance.

Upon roll call, the vote was:

YES: 4: Poulos, Dominiak, Johnson and Macek.

NO: 0.

ABSENT: 2: Jozwiak and Pierce.

THE MOTION CARRIED.

19. Consideration of a Resolution accepting the Village of Antioch 2017-2020 Strategic Plan – Trustee Johnson moved, seconded by Trustee Dominiak to approve **Resolution No. 17-34** accepting the Village of Antioch 2017-2020 Strategic Plan. Upon roll call, the vote was:

YES: 4: Poulos, Dominiak, Johnson and Macek.

NO: 0.

ABSENT: 2: Jozwiak and Pierce.

THE MOTION CARRIED.

20. Consideration of a Resolution authorizing the Village Administrator to enter into a user agreement with Motorola Solutions for Starcom21 – Chief Huffman presented the request to approve the agreement with Motorola.

Trustee Johnson moved, seconded by Trustee Dominiak, to approve **Resolution No. 17-35** authorizing the Village Administrator to enter into a user agreement with Motorola Solutions for Starcom21. Upon roll call, the vote was:

YES: 4: Poulos, Dominiak, Johnson and Macek.

NO: 0.

ABSENT: 2: Jozwiak and Pierce.

THE MOTION CARRIED.

21. Consideration of a Resolution Authorizing the Village Administrator to execute an agreement with RJL Nursery & Landscaping to landscape the courtyard of Village Hall in the amount of \$19,985.00 –

Trustee Johnson moved, seconded by Trustee Dominiak, to approve **Resolution No. 17-36** authorizing the Village Administrator to execute an agreement with RJL Nursery & Landscaping to landscape the courtyard of Village Hall in the amount of \$19,985.00.

Upon roll call, the vote was:

APPROVED MINUTES

YES: 4: Poulos, Dominiak, Johnson and Macek.

NO: 0.

ABSENT: 2: Jozwiak and Pierce.

THE MOTION CARRIED.

22. Consideration of a Resolution Authorizing the Village Administrator to execute an agreement with RJL Nursery & Landscaping to hardscape and install plantings for the Street Clock Tower project per plan prepared by Townline Design in the amount of \$23,998.20 –

Trustee Dominiak moved, seconded by Trustee Johnson, to approve **Resolution No. 17-37** authorizing the Village Administrator to execute an agreement with RJL Nursery & Landscaping to hardscape and install plantings for the street clock tower project per plan prepared by Townline Design in the amount of \$23,998.20. Upon roll call, the vote was:

YES: 4: Poulos, Dominiak, Johnson and Macek.

NO: 0.

ABSENT: 2: Jozwiak and Pierce.

THE MOTION CARRIED.

23. Consideration of a Resolution Authorizing the execution and delivery of a master equipment lease-purchase agreement with PNC Equipment Finance, LLC as Lessor –

Trustee Poulos moved, seconded by Trustee Johnson, to approve **Resolution No. 17-38** authorizing the execution and delivery of a master equipment lease-purchase agreement with PNC Equipment Finance, LLC as lessor. Upon roll call, the vote was:

YES: 4: Poulos, Dominiak, Johnson and Macek.

NO: 0.

ABSENT: 2: Jozwiak and Pierce.

THE MOTION CARRIED.

VIII. ADMINISTRATOR'S REPORT

Administrator Keim reported that the Road program is set to begin June 14 with an anticipated completion at the end of July.

Administrator Keim said that, due to the 4th of July holiday falling on a Tuesday, he plans to close Village Hall at 5 pm instead of the normally scheduled 7 pm closing time on Monday, July 3.

IX. VILLAGE CLERK'S REPORT

Clerk Romine reported that the new website and village app are up and running and welcomes any feedback.

X. TRUSTEE REPORTS

Trustee Poulos announced that ACHS graduate Paul DeJong is playing baseball for the St. Louis Cardinals.

Trustee Dominiak commented that the Planning & Zoning Board is now at full strength with 6 members and a chairwoman.

Trustee Johnson mentioned the successful wine walk. He also stated that he recently walked the public works facility and commended public works on their hard work.

Trustee Macek asked if agendas could be pieced out in sections. Administrator Keim said he doesn't expect this large of an agenda for future meetings.

XI. EXECUTIVE SESSION – Personnel, Pending/Probable Litigation, Sale or Lease of Village Property, Executive Session Minutes, Collective Bargaining – Pending Litigation

The Mayor and Board of Trustees did not go into executive session.

XII. ADJOURNMENT

There being no further discussion, Trustee Poulos moved, seconded by Trustee Dominiak to adjourn the regular meeting of the Board of Trustees at 9:25 p.m.

Respectfully submitted,

Lori K. Romine
Village Clerk