

THE MINUTES OF THE MEETING  
OF THE BOARD OF TRUSTEES  
VILLAGE OF ROSELLE  
APRIL 11, 2022  
Meeting Held at Roselle Village Hall  
Council Chambers  
31 S. Prospect  
Roselle, IL. 60172  
Streamed live on You Tube

1. CALL TO ORDER  
The meeting of the Board of Trustees of the Village of Roselle was called to order at 7:00 p.m. by Mayor Pileski.
2. PLEDGE OF ALLEGIANCE – Led by Boy Scout Troop 408.
3. ROLL CALL:  
Upon Roll Call the following answered: Mayor Pileski, Trustees Berkshire, Della Penna, Domke, Lenisa, Piorkowski, and Trejo.  
ABSENT: None  
  
OTHERS PRESENT: Village Administrator Jason Bielawski, Assistant Village Administrator Brian Joanis, Village Attorney Jim Knippen, Finance Director Tom Dahl, Community Development Manager Caron Bricks, Deputy Fire Chief Dave Gnadt, Police Chief Steve Herron, Deputy Police Chiefs Shawn Kooistra and Robert Barreto, Public Works Director Karen Young, Assistant Public Works Director Kristin Mehl, Community Relations Coordinator Melissa Brito, Economic Development Analyst Matthew Galloway and Village Clerk Patty Burns.
4. PRESENTATION OF PREPARED AGENDA  
**Motion** by Trustee Trejo, second by Trustee Domke, to Approve the Prepared Agenda as presented.  
Upon voice vote: **MOTION CARRIED.**
5. CITIZEN COMMENTS/QUESTIONS  
Jennifer Crowley – In support of a text amendment permitting single stylist pet grooming as a permitted level one home occupation.  
  
Robert Hossa – regarding homeowners being responsible for repairing street sewers. He would like to see homeowners pay a small monthly stipend to eliminate the costly payments when repairs are needed.
6. OFFICIALS AND STAFF REPORTS

6A. MAYOR –

1. Presentation of Chippewa District Golden Feather Award to Sergeant Patrick Gremпка for his role as Explorer Post 151 advisor.
2. Presentation of Illinois Law Enforcement Accreditation Council Tier 1 Level Accreditation to the Police Department
3. Swearing in of new Police Office Patrycja Borghese
4. Appointment of Todd Eichholz as Chair of the ZBA for a term to end 7/31/2027.

6B. VILLAGE TRUSTEES – **Trustee Tom Piorkowski** reminded everyone that the Flags of Roselle application period is still open. **Trustee Trejo** announced that the Fire Department is providing for Sharps and Syringe disposal for Roselle residents.

6C. VILLAGE CLERK – No Report

6D. VILLAGE ADMINISTRATOR – No Report.

6E. VILLAGE ATTORNEY – No Report

6F. TREASURER'S REPORT – No Report

7. UNFINISHED BUSINESS

8. **CONSENT AGENDA**

- A. PRESENTATION AND APPROVAL OF VILLAGE BOARD MINUTES OF MARCH 2, 2022. (Special meeting).
- B. PRESENTATION AND APPROVAL OF VILLAGE BOARD MINUTES OF MARCH 3, 2022. (Special meeting).
- C. PRESENTATION AND APPROVAL OF VILLAGE BOARD MINUTES OF MARCH 28, 2022.
- D. APPROVE AND HOLD THE EXECUTIVE SESSION MINUTES OF MARCH 2 AND MARCH 3, 2022.
- E. ADOPT RESOLUTION 2022-2500 APPOINTING *OTTOSEN DINOLFO HASENBALG AND CASTALDO, LTD.* AS VILLAGE ATTORNEY.
- F. ADOPT RESOLUTION 2022-2501 RETAINING *OTTOSEN DINOLFO HASENBALG AND CASTALDO, LTD.* AS SPECIAL COUNSEL FOR LABOR AND EMPLOYMENT RELATED MATTERS.

- G. ADOPT RESOLUTION 2022-2502 RETAINING *KLEIN, THORPE AND JENKINS* AS SPECIAL COUNSEL FOR ECONOMIC DEVELOPMENT RELATED MATTERS.
- H. ADOPT RESOLUTION 2022-2503 APPROVING AN INTERGOVERNMENTAL AGREEMENT BETWEEN THE VILLAGE OF ROSELLE AND THE *ROSELLE PUBLIC LIBRARY DISTRICT* CONCERNING A PARKING LICENSE FOR THE LIBRARY PARKING LOT.
- I. PASS ORDINANCE 2022-4206 AMENDING ORDINANCE NO. 80-949 ESTABLISHING A PAY PLAN FOR VILLAGE OFFICERS AND EMPLOYEES.
- J. ADOPT RESOLUTION 2022-2504 APPROVING MEMBERSHIP IN *THE DUPAGE CONVENTION AND VISITORS BUREAU* AND AUTHORIZING THE VILLAGE ADMINISTRATOR TO EXECUTE A MUNICIPAL PROMISSORY NOTE FOR FISCAL YEARS 2023, 2024, AND 2025.
- K. ADOPT RESOLUTION 2022-2505 AUTHORIZING THE MAYOR TO EXECUTE AN AMENDMENT TO THE INTERIOR/EXTERIOR IMPROVEMENT GRANT AGREEMENT BETWEEN THE VILLAGE OF ROSELLE AND *MANGY DAWG ROSELLE, INC.* DATED OCTOBER 25, 2021.
- L. PASS ORDINANCE 2022-4207 DECLARING SURPLUS CERTAIN PERSONAL PROPERTY OF THE VILLAGE OF ROSELLE, ILLINOIS.
- M. ADOPT RESOLUTION 2022-2506 AUTHORIZING THE MAYOR TO EXECUTE AN AGREEMENT FOR PROFESSIONAL ENGINEERING SERVICES FOR THE DRAINAGE STUDY OF THE MEACHAM CREEK BASIN BETWEEN THE VILLAGE OF ROSELLE AND *CHRISTOPHER B. BURKE ENGINEERING, LTD.* IN THE AMOUNT OF \$150,500.00.
- N. ADOPT RESOLUTION 2022-2507 AUTHORIZING THE EXECUTION OF A CONTRACT WITH *SUPERIOR ROAD STRIPING* FOR THE 2022 PAVEMENT MARKING PROGRAM IN THE AMOUNT OF \$40,000 THROUGH THE SUBURBAN PURCHASING COOPERATIVE JOINT BID FOR ROAD STIPING.
- O. ADOPT RESOLUTION 2022-2508 AUTHORIZING THE MAYOR TO EXECUTE AN EXTENSION TO THE CONTRACT FOR THE 2022 SANITARY SEWER LINING PROJECT BETWEEN THE

VILLAGE OF ROSELLE AND *HOERR CONSTRUCTION, INC.* IN  
THE AMOUNT OF \$117,985.95.

**Motion** by Trustee Trejo, second by Trustee Della Penna, to  
Approve the Consent Agenda.

ROLL CALL:

AYES: Trejo, Della Penna, Domke, Lenisa, Piorkowski, Berkshire

NAYS: None

ABSENT: None

**MOTION CARRIED.**

### REGULAR AGENDA

9. COMMUNITY DEVELOPMENT – Trustee Bruce Berkshire

- 9A. ADOPT RESOLUTION 2022-2509 AUTHORIZING THE MAYOR  
TO SIGN AND DIRECTING THE VILLAGE CLERK TO ATTEST  
TO AGREEMENT AND DOCUMENTS APPROVING THE *METRO  
19 REDEVELOPMENT PROJECTS.*

**Motion** by Trustee Berkshire, second by Trustee Trejo, to Approve  
Item 9A.

ROLL CALL:

AYES: Berkshire, Trejo, Domke, Lenisa, Della Penna, Piorkowski

NAYS: None

ABSENT: None

**MOTION CARRIED.**

- 9B. ADOPT RESOLUTION 2022-2510 APPROVING A FINAL PLAT  
OF SUBDIVISION FOR THE METRO 19 APARTMENTS.

**Motion** by Trustee Berkshire, second by Trustee Trejo, to Approve  
Item 9B.

ROLL CALL:

AYES: Berkshire, Trejo, Lenisa, Della Penna, Piorkowski, Domke

NAYS: None

ABSENT: None

**MOTION CARRIED.**

- 9C. PASS ORDINANCE 2022-4208 APPROVING A FINAL  
DEVELOPMENT PLAN FOR A PLANNED UNIT DEVELOPMENT  
IN THE B-3 TOWN CENTER ZONING DISTRICT.

**Motion** by Trustee Berkshire, second by Trustee Trejo, to Approve  
Item 9C.

ROLL CALL:

AYES: Berkshire, Trejo, Della Penna, Piorkowski, Domke, Lenisa

NAYS: None

ABSENT: None

**MOTION CARRIED.**

10. ADMINISTRATION – Trustee Thomas Piorkowski  
No Report
11. FIRE – Trustee Lee Trejo  
No Report
12. POLICE – Trustee Tom Della Penna  
No Report
13. PUBLIC WORKS – Trustee Wayne Domke
  - 13A. ADOPT RESOLUTION 2022-2511 AUTHORIZING THE EXECUTION OF A CONTRACT FOR THE 2022 WATERMAIN REPLACEMENT PROJECT BETWEEN THE VILLAGE OF ROSELLE AND *GERARDI SEWER AND WATER CO.*, IN THE AMOUNT OF \$1,236,456.50.  
**Motion** by Trustee Domke, second by Trustee Trejo, to Approve Item 13A.  
Upon voice vote: **MOTION CARRIED.**
  - 13B. ADOPT RESOLUTION 2022-2512 AUTHORIZING THE EXECUTION OF A PROFESSIONAL ENGINEERING SERVICES CONTRACT FOR THE 2022 WATERMAIN REPLACEMENT PROJECT CONSTRUCTION ENGINEERING WITH *ENGINEERING ENTERPRISES, INC.* IN THE AMOUNT OF \$121,384.00.  
**Motion** by Trustee Domke, second by Trustee Trejo, to Approve Item 13B.  
Upon voice vote: **MOTION CARRIED.**
14. FINANCE – Trustee Cheryl Lenisa
  - 14A. ACCOUNTS PAYABLE  
**Motion** by Trustee Lenisa, second by Trustee Trejo, to Approve the Accounts Payable List for April 11, 2022 in the amount of \$1,079,007.96 in order that the amounts approved by the Board of Trustees agree with the amounts posted in the General Ledger.  
ROLL CALL:  
AYES: Lenisa, Trejo, Domke, Della Penna, Berkshire, Piorkowski  
NAYS: None  
ABSENT: None  
**MOTION CARRIED.**

15. NEW BUSINESS

16. CITIZENS COMMENTS/QUESTIONS - None

17. LAND USE AGREEMENT FOR THE INSTALLATION AND  
MAINTENANCE OF THE CENTENNIAL MOSAIC LOCATED AT 107  
EAST MAIN STREET.

In commemoration of Roselle's centennial, the Roselle Arts and Culture Foundation has contracted with Green Star Movement to design and install a 400 square foot mosaic on the outside west wall of the property located at 107 East Main Street (8000 Miles). The Roselle Arts and Culture Foundation will donate the mosaic to the Village once the installation is complete. An agreement must be executed between the owner of 107 Main Street (Milestone Holdings L.L.C.) and the Village to allow the installation of the mosaic and establish maintenance expectations.

Staff is working with Milestone Holdings L.L.C. and the Village Attorney to develop a land use agreement that includes the following key terms:

- Permission to install the mosaic on the outside west wall of 107 East Main St.
- Identifies Village responsibilities for the upkeep and maintenance of the mosaic
- Establishes a 5-year term to be reevaluated for renewal upon expiration
- Indemnification of all parties

Staff recommends that the Village Board approve entering into a Land Use Agreement with Milestone Holdings L.L.C., for the installation and maintenance of the Centennial Mosaic.

Staff directed to move forward as recommended.

18. EMPLOYEE LEASING AGREEMENT – ECONOMIC DEVELOPMENT

In October, 2020 the Village entered into an employee leasing agreement with GovTempsUSA to provide part-time economic development consulting services. The agreement has since been extended twice, both in six (6) month increments to allow staff to evaluate the success and need of the consulting services. The most recent extension the Board approved expires on April 29, 2022. As part of the extension, the average hours of consulting were reduced from 16-24 per week to 10-20 hours per week as the need for services declined, primarily due to the hiring of an Economic Development Analyst in January, 2022.

Staff's experience with the consultant has been extremely positive through the duration of the agreement. The consultant's managerial experience and historical understanding of the Roselle business community and the community at large have been influential for staff and the growth of the organization's economic development operations. Staff is recommending that the agreement is extended an additional six (6) months for the continuance of part-time economic

development and administrative consulting services, primarily focused on the priorities outlined in the 2022-2025 Strategic Plan including:

- Establishing a business recruitment and retention plan
- Creating a TIF redevelopment strategy
- Implementation of a Lake Street corridor redevelopment plan

Staff directed to proceed as recommended.

## 19. RECAPTURE AGREEMENTS

On March 28, 2022 staff presented an overview of current outstanding recapture ordinances with a recommendation, which the Village Board concurred, to rescind/waive certain ordinances. Staff also presented a second group of recapture ordinances for future consideration.

1) Waive accrued interest on the outstanding recapture fees for the 22 recapture ordinances. These ordinances:

- Date as far back as 1988, but most are after 1991
- Charged high interest rates
- Reflect the Village collecting a total of 51% of the original construction costs across the recaptures.

2) Include four additional recaptures to rescind/waive. These ordinances:

- Date as far back as 1986
- Charged high interest rates
- Reflect the Village collecting a total of 55% of the original construction costs across the 4 additional recaptures. One recapture has collected \$0 since the recapture ordinance was approved and another contains parcels that are either owned by the Roselle Park District or are along Pearson, an unincorporated neighborhood surrounded by the Village.

Staff directed to proceed as recommended.

## 20. HOME OCCUPATION DISCUSSION

On the March 28<sup>th</sup> Village Board meeting, a public comment was received regarding a proposed animal grooming business as a home occupation. Following the comment, the Board directed staff to conduct research and provide additional information to the Board regarding home occupations as it relates to animal grooming and potential zoning ordinance text amendments

Staff conducted research by directly contacting numerous communities to better understand how other municipalities regulate animal related services as home

occupations. There are generally three ways that communities have regulated the uses:

1. They explicitly prohibit animal businesses as home occupations (Villa Park, Romeoville).
2. They permit animal businesses as home occupations (Elmhurst, Bartlett).
  - a. Permit using the special use permit process (Schaumburg).
3. Their code does not address the use, therefore it is prohibited (Barrington, Bloomingdale, Glendale Heights).

Text Amendment Process

The zoning ordinance text amendment process would require either an application from an interested party or direction from the Village Board to consider alterations to the text of the zoning ordinance as it pertains to a specific use, regulation, or similar.

All Trustees were in agreement to allow single animal grooming as permitted by our code.

Staff was directed to move forward with a public hearing.

21. OTHER BUSINESS – None

22. EXECUTIVE SESSION

**Motion** by Trustee Domke, second by Trustee Trejo, to go into an Executive Session at 7:40 p.m. pursuant to the requirements of the Illinois Open Meetings Act under Exemptions 5 ILCS 120/2 (c) to discuss 1 Appointment and Performance of Legal Counsel, 21 Executive Session Minutes, 5 Real Property, 12 Risk Management, 11 Litigation, and 3 **Collective Bargaining** and Personnel.

ROLL CALL:

AYES: Domke, Trejo, Lenisa, Piorkowski, Della Penna, Berkshire

NAYS: None

ABSENT: None

**MOTION CARRIED.**

ADJOURN EXECUTIVE SESSION

**Motion** by Trustee Della Penna, second by Trustee Trejo, to Adjourn the Executive Session at 8:00 p.m.

Upon Voice Vote: **MOTION CARRIED.**

23. ADJOURN VILLAGE BOARD MEETING

**Motion** by Trustee Trejo, second by Trustee Domke, to Adjourn the Village Board Meeting at 7:42 p.m.

Upon voice vote: **MOTION CARRIED.**



Submitted on this 25<sup>th</sup> day of April, 2022.

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Patty Burns, Village Clerk