

**REGULAR MEETING OF THE MAYOR AND BOARD OF TRUSTEES**  
**Gregory J. Bielawski Municipal Center, 500 N. Gary Avenue,**  
**Carol Stream, DuPage County, IL**

**June 7, 2021**

Mayor Frank Saverino, Sr. called the Regular Meeting of the Board of Trustees to order at 6:01 p.m. and directed Clerk Julia Schwarze to call the roll.

Present: Trustees Jeff Berger, Tom Garvey, John Zalak, Rick Gieser, Mary Frusolone, Matt McCarthy and Mayor Frank Saverino, Sr.

Absent: None.

Also Present: Village Manager Bob Mellor, Assistant Village Manager Joe Carey, Assistant to the Village Manager Tia Messino, Finance Director Jon Batek, Public Works Director Phil Modaff, Engineering Services Director Bill Cleveland, Planning & Economic Development Manager Tom Farace, Chief of Police Bill Holmer, Human Resources Director Caryl Rebholz, Information Technology Director Marc Talavera and Village Attorney Jim Rhodes

**MINUTES:**

*Trustee McCarthy moved and Trustee Frusolone made the second to approve the Minutes of the May 17, 2021 Village Board Meeting. The results of the roll call vote were as follows:*

*Ayes: 6 Trustees Berger, Garvey, Zalak, Gieser, Frusolone and McCarthy*

*Nays: 0*

*Absent: 0*

*The motion passed.*

**LISTENING POST:**

1. Swearing in of Brian Cluever as Police Commander - after being introduced by Chief Holmer and badge pinning by his wife Sara, Commander Cluever was sworn in by Mayor Saverino, with family, friends and colleagues in attendance to show their support. Commander Cluever thanked all those who supported him throughout his career.

2. Resolution No. 3189 Commending Bill Cleveland on Thirty Years of Village Service was read by Mayor Saverino and approved unanimously.
3. Proclamation – Designating June 2021 as Pride Month, read by Trustee Gieser
4. Addresses from Audience (3 Minutes) –None.

**PUBLIC HEARINGS:** *None.*

**CONSENT AGENDA:**

*Trustee Zalak moved and Trustee McCarthy made the second to establish a Consent Agenda for this meeting. The results of the roll call vote were as follows:*

*Ayes: 6 Trustees Berger, Garvey, Zalak, Gieser, Frusolone and McCarthy*

*Nays: 0*

*Absent: 0*

*The motion passed.*

*Trustee McCarthy moved and Trustee Garvey made the second to place the following items on the Consent Agenda established for this meeting. The results of the roll call vote were as follows:*

*Ayes: 6 Trustees Berger, Garvey, Zalak, Gieser, Frusolone and McCarthy*

*Nays: 0*

*Absent: 0*

*The motion passed.*

*Trustee Frusolone moved and Trustee Garvey made the second to approve the Consent Agenda for this meeting by Omnibus Vote. The results of the roll call vote were as follows:*

*Ayes: 6 Trustees Berger, Garvey, Zalak, Gieser, Frusolone and McCarthy*

*Nays: 0*

Absent: 0

*The motion passed.*

*The following items were approved on the Consent Agenda for this meeting:*

**21-0011 and 21-0020 Village of Carol Stream, 500 N. Gary Avenue:**

*Zoning Map Amendments – Unified Development Ordinance*

**Recommended Approval 6-0 with one member absent**

*The Village Board concurred with Plan Commission's recommendations*

**21-0018 – Richard's Building Supply, 375 Village Drive:**

*Special Use Permit for Outdoor Activities and Operations – Storage of Materials*

*Special Use Permit for Retail Sales in the I District*

**Recommended Approval Subject to Conditions 7-0**

*The Village Board concurred with Plan Commission's recommendations*

**Employee Leasing Agreement for the AMR Program Contract:**

*The Village Board approved an Employee Leasing Agreement with GovTemps USA for contract clerical services for the period of June 8, 2021 through April 30, 2022.*

**2021 Asphalt Rejuvenator Project:**

*The Village Board awarded the 2021 Asphalt Rejuvenator Project to American Road Maintenance at the unit price submitted for a cost not to exceed \$330,000.00 pursuant to the provisions of Section 5-8-3(B) and Section 5-8-14(C) of the Carol Stream Code of Ordinances.*

**Ordinance No. 2021-06-18, Approving Zoning Map Amendments for approximately 200 parcels as part of the implementation of the Unified Development Ordinance:**

*The Village Board approved Zoning Map Amendments for approximately 200 parcels as part of the implementation of the Unified Development Ordinance.*

**Ordinance No. 2021-06-19, Approving a Special Use Permit to allow for Outdoor Activities and Operations in the form of Storage of Materials, and a Special Use Permit for Retail Sales in the Industrial District (Richards Building Supply, 375 Village Drive):**

*The Village Board approved a Special Use Permit to allow for Outdoor Activities and Operations in the form of the Storage of Materials, and a Special Use Permit for Retail Sales in the Industrial District for Richards Building Supply located at 375 Village Drive.*

**Ordinance No. 2021-06-20, Amending Chapter 6, Article 13, Section 12 of the Carol Stream Code of Ordinances (Unified Development Ordinance and Plat Approval Fees):**



*The Village Board approved amending Chapter 6, Article 13, Section 12 of the Carol Stream Code of Ordinances (Unified Development Ordinance and Plat Approval Fees). This Ordinance amends the Fee Schedule for new or renamed review processes, which require payment of application fees to correspond with the new Unified Development Ordinance.*

**Resolution No. 3190, Declaring Surplus Property owned by the Village of Carol Stream:**

*The Village Board declared Unit 412-2003 Tech Messenger Message Board surplus and authorized disposing via public auction.*

**Resolution No. 3191, Authorizing the Execution of an Intergovernmental Agreement by and between the Village of Carol Stream and the Illinois Department of Transportation:**

*The Village Board approved an Intergovernmental Agreement by and between the Village of Carol Stream and the Illinois Department of Transportation for the maintenance and apportionment of energy costs for traffic control devices located on State highways within or near the Village of Carol Stream.*

**Resolution No. 3192, Authorizing the Execution of the Official Zoning Map of the Village of Carol Stream:**

*The Village Board approved the Official Zoning Map to include Zoning Map Amendments processed as part of the implementation of the Unified Development Ordinance.*

**Resolution No. 3193, Accepting a Plat of Vacation for LA Fitness at Carol Stream Marketplace Subdivision located at 470 E. North Avenue:**

*The Village Board approved a Plat of Vacation for LA Fitness at Carol Stream Marketplace Subdivision located at 470 E. North Avenue.*

**Resolution No. 3194, Accepting a Public Sanitary Sewer Easement for LA Fitness at Carol Stream Marketplace Subdivision located at 470 E. North Avenue:**

*The Village Board approved a Public Sanitary Sewer Easement for LA Fitness at Carol Stream Marketplace Subdivision located at 470 E. North Avenue.*

**Regular Bills and Addendum Warrant of Bills:**

*The Village Board approved payment of Regular Bills dated June 7, 2021 in the amount of \$1,723,351.49. The Village Board approved the payment of Addendum Warrant of Bills from May 18, 2021 thru June 7, 2021 in the amount of \$1,314,739.43.*

**Non-Consent Agenda Items:**

*Agenda item F.1.b. was pulled off the Consent Agenda by Mayor Saverino, due to incomplete information initially submitted to the Planning Commission. Trustee McCarthy moved and Trustee Berger made the second to refer item F.1.b. (21-0007-Midwest Star Group, 130 Easy Street - Special Use Permit for Outdoor Activities and Operations – Truck and Trailer Storage; Special Use Permit for Parking Lots for Motor Vehicles not Incidental to Permitted Use; Zoning Code Variation; Fence Code Variations) back to the Planning Commission for review. The results of the roll call vote were as follows:*

*Ayes: 6 Trustees Berger, Garvey, Zalak, Gieser, Frusolone and McCarthy*

*Nays: 0*

*Abstain: 0*

*The motion passed.*

*Agenda item I.4. was pulled off the Consent Agenda by Trustee Garvey in order for a separate vote in which he could Abstain from voting. Trustee Frusolone moved and Trustee Gieser made the second to approve Ordinance No. 2021-06-21, Amending Chapter 11, Article 2 of the Carol Stream Code of Ordinances by increasing the number of Class C Liquor Licenses from 18 to 19 for TOTRA MAA CAROLSTREAM, INC. d/b/a Bobby's Liquor Warehouse located at 879 E. Geneva Road. The results of the roll call vote were as follows:*

*Ayes: 5 Trustees Berger, Zalak, Gieser, Frusolone and McCarthy*

*Nays: 0*

*Abstain: 1 Trustee Garvey*

*The motion passed.*

*Agenda item I.5. was pulled off the Consent Agenda by Trustee Garvey in order to engage the Board in discussion before voting on this Ordinance. Mayor Saverino and the Trustees engaged in a comprehensive discussion of all sides of the issue. Trustee Frusolone moved and Trustee Zalak made the second to approve Ordinance No. 2021-06-22, Amending the Carol Stream Code of Ordinances, Chapter 11, Intoxicating Liquor, Article 2, Alcoholic Liquor Dealers, Section 11-2-7, Classifications of Licenses allowing a Class P Liquor License the sale of individual cans of beer at gas stations. The results of the roll call vote were as follows:*



Ayes: 5 Trustees Berger, Zalak, Gieser, Frusolone and McCarthy

Nays: 1 Trustee Garvey

Abstain: 0

*The motion passed.*

### **Report of Officers:**

*Trustee Berger congratulated Commander Cluever on his promotion; thanked Engineering Services Director Cleveland for his 31 years of service; commented on Carol Stream's beautiful Memorial Day Service and thanked everyone who made the event possible; wished everyone a happy Pride Month; and commended students and teachers for their diligence and hard work during the pandemic.*

*Trustee Garvey commended Commander Cluever for his service and recognized Chief Holmer and his entire staff for their work; congratulated Engineering Services Director Cleveland for his 31 years of service; thanked Village Attorney Rhodes for the book he lent; and expressed gratitude and honor for the moving Memorial Day event organized by the VFW.*

*Trustee Zalak thanked Trustee Garvey for sharing the story of his father who was a veteran and thanked him for his service; congratulated and thanked Commander Cluever and Engineering Services Director Cleveland for their service; stated his happiness at the Pride Month proclamation, affirming that we are all created equal and need to live in harmony; attended the recent Grunt Style ribbon cutting and thanked Community Development and staff for their hard work to keep Carol Stream economically vibrant; and reminded residents to lock their car doors and hide valuables to reduce the occurrence of break-ins.*

*Trustee Gieser commended Commander Cluever for bringing so much positivity to our community; congratulated Engineering Services Director Cleveland for his years of service improving Carol Stream's infrastructure for both businesses and residents; expressed gratitude for our Village's Pride Month proclamation and the terrific Memorial Day event put on by the VFW and Park District staff; and reminded residents of the five Summer Concerts coming up. Assistant to the Village Manager Messino elaborated that food and beverages will not be sold at this summer's concerts, but that picnic baskets are welcome.*

*Trustee Frusolone congratulated and thanked Commander Cluever and Engineering Services Director Cleveland for their years of service; congratulated our 2021 grads and their teachers; recommended that residents be vigilant in helping with community policing by registering their Ring cameras with the Carol Stream Police Department and looking out for their neighbors; and expressed gratitude to staff, the Board and*



residents who helped keep Carol Stream's businesses stay afloat during the pandemic.

Trustee McCarthy congratulated Chief Holmer for his exceptional staff and Commander Cluever for his promotion; thanked and congratulated Engineering Services Director Cleveland for his years of service; expressed gratitude for the Carol Stream Memorial Day event which gave residents the opportunity to publicly honor our fallen; thanked staff and Board members who've been able to attend ribbon cuttings and make new businesses feel welcome in Carol Stream; and reminded residents to SLOW DOWN and watch for kids playing outside this summer who may run into the street.

Clerk Schwarze thanked Engineering Services Director Cleveland for his service and being such a pleasure to work with; congratulated Commander Cluever on his well-deserved promotion; reported on the recent in-person Municipal Clerks of DuPage County meeting; expressed gratitude for Carol Stream's Pride Month proclamation and reminded residents to shop Carol Stream.

Village Attorney Rhodes congratulated both Commander Cluever and Engineering Services Director Cleveland on their service; reported that Illinois Legislature ended its session with NO cuts in the Local Government Distributive Fund this year, 115 bills were introduced without municipal control, but most did not pass out of committee; a Criminal Justice Reform trailer bill passed with several helpful clarifications; the small wireless legislation was extended for another 3-year period; and legislation has been passed pertaining to lead pipes in municipal water systems with some grant monies promised in coming years.

Village Manager Mellor reported that the community survey requesting constructive criticism as well as positive feedback is being mailed to a random selection of residents with follow-up mailings as necessary; reminded residents to adhere to the odd/even watering system or let lawns go dormant; referenced a Daily Herald article about current job openings in the area now that the pandemic has subsided, specifically FIC America who is seeking 30 production employees; and summarized the new Covid-19 guidelines stating that masks are still required for unvaccinated persons in Village Hall, but optional for those fully vaccinated.

Mayor Saverino congratulated Commander Cluever and stated that the morale in the Carol Stream Police Department has never been higher due to its exceptional leadership; thanked Engineering Services Director Cleveland for his service and expressed the hope that he will stay with Carol Stream for many more years; acknowledged that the diversity of opinions in the current Village Board and staff makes us a better governing body; expressed gratitude for all the new businesses coming to town and encouraged residents to shop Carol Stream; congratulated Trustee McCarthy on his grandbabies' upcoming Baptism; thanked Planning & Economic Development Manager Farace for his hard work with small businesses; stated his anticipation of ideas from new Board Members of how to bring more money

into the village to keep property taxes down; and commended all donors and volunteers who helped get the Carol Stream Memorial built – it was a community project dedicated to the people who deserve it – all veterans and especially those who gave their lives for our country.

At 7:28 p.m., Trustee McCarthy moved and Trustee Frusolone made the second to adjourn the meeting. The results of the roll call vote were as follows:

Ayes: 6 Trustees Berger, Garvey, Zalak, Gieser, Frusolone and McCarthy

Nays: 0

Absent: 0

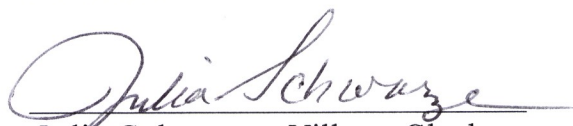
The motion passed.

FOR THE BOARD OF TRUSTEES



Frank Saverino, Sr., Mayor

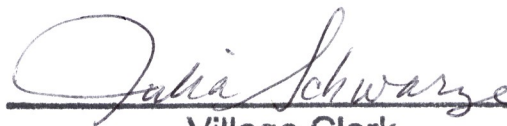
ATTEST:



Julia Schwarze, Village Clerk

Minutes approved by the President and Board of Trustees on this

21<sup>st</sup> day of June, 2021.



Village Clerk