

**VILLAGE OF LAKE VILLA  
VILLAGE BOARD  
REGULAR MEETING  
February 5<sup>th</sup>, 2024**

**Call to Order:** Mayor McDonald called the meeting to order at 7:00 pm.

**Present:** Mayor McDonald, Village Clerk Konrad, Trustees: Nielsen, O'Reilly, Bartlett, Savell via remote, and McCollum, Village Attorney Rebecca Bateman Alexopoulos, Police Chief Rochelle Tisinai, Village Administrator Mike Strong, Assistant to the Village Administrator Jake Litz, Public Works Superintendents Ryan Horton and Jim Bowles. Trustee Barbato was absent.

**ROLL CALL VOTE WAS:**

**AYES: 5 (Nielsen, O'Reilly, Bartlett, Savell, McCollum)**

**NAYS: 0**

**ABSENT: 1 (Barbato)**

**ABSTAIN: 0**

**MOTION CARRIED**

**Public Comment:** None

**Mayor:** Don DeBello presented to the Mayor and board his renovation concepts for Nutties Bar located at 65 Grand.

**Minutes:** It was moved by Trustee Nielsen and seconded by Trustee McCollum to approve the January 8, 2024 Committee of the Whole Meeting Minutes.

**ROLL CALL VOTE WAS:**

**AYES: 5 (Nielsen, O'Reilly, Bartlett, Savell, McCollum)**

**NAYS: 0**

**ABSENT: 1 (Barbato)**

**ABSTAIN: 0**

**MOTION CARRIED**

It was moved by Trustee O'Reilly and seconded by Trustee Bartlett to approve the January 8, 2024 Special Village Board Meeting Minutes.

**ROLL CALL VOTE WAS:**

**AYES: 5 (Nielsen, O'Reilly, Bartlett, Savell, McCollum)**

**NAYS: 0**

**ABSENT: 1 (Barbato)**

**ABSTAIN: 0**

**MOTION CARRIED**

It was moved by Trustee Nielsen and seconded by Trustee O'Reilly to approve the January 16, 2024 Village Board Meeting Minutes

**ROLL CALL VOTE WAS:**

**AYES: 5 (Nielsen, O'Reilly, Bartlett, Savell, McCollum)**

**NAYS: 0**

**ABSENT: 1 (Barbato)**

**ABSTAIN: 0**

**MOTION CARRIED**

**Finance:** It was moved by Trustee McCollum and seconded by Trustee Bartlett to approve the Accounts Payable Report for February 5, 2024 in the amount of \$281,260.19.

**ROLL CALL VOTE WAS:**

**AYES: 5 (Nielsen, O'Reilly, Bartlett, Savell, McCollum)**

**NAYS: 0**

**ABSENT: 1 (Barbato)**

**ABSTAIN: 0**

**MOTION CARRIED**

***Staff Report***

Public Works reports that the work on the Grand Avenue land bridge construction continues. Chief Tisinai reported that a medical drop box for unused prescriptions was placed in the Village Hall Lobby as well as a Sharps Box. Both are under camera surveillance. The Village Administrator reminded that a Committee of the Whole will be next Monday, February 12<sup>th</sup>. Bond defeasance has reduced the levy by \$600,000 which translates to approximate \$25 per \$100,000 of market value savings.

***New Business:***

**Approval: An Intergovernmental Agreement with the Village fox Lake for the Administration of an Adjudication Court**

The Village Board conferred on a Resolution approving an IGA (Intergovernmental Agreement) with the Village of Fox Lake for the administration of adjudication court.

It was moved by Trustee Savell and seconded by Trustee McCollum to Approve an Intergovernmental Agreement with the Village fox Lake for the Administration of an Adjudication Court

**ROLL CALL VOTE WAS:**

**AYES: 5 (Nielsen, O'Reilly, Bartlett, Savell, McCollum)**

**NAYS: 0**

**ABSENT: 1 (Barbato)**

**ABSTAIN: 0**

**MOTION CARRIED**

**Ordinance 2024-02-01: An Ordinance Amending the Number of Liquor Licenses**

The Village Board conferred on proposed amendments to the Village's Code relative to Liquor Licensing.

It was moved by Trustee Nielsen and seconded by Trustee O'Reilly to Approve Ordinance No. 2024-02-01 Adopting Amendments to the Village of Lake Villa Village Code Relative to Liquor Licensing

**ROLL CALL VOTE WAS:**

**AYES: 5 (Nielsen, O'Reilly, Bartlett, Savell, McCollum)**

**NAYS: 0**

**ABSENT: 1 (Barbato)**

**ABSTAIN: 0**

**MOTION CARRIED**

**Ordinance 2024-02-02: An Ordinance Approving Various Zoning Code Text Amendments**

The Village Board conferred on the approval of an Ordinance that enacts various amendments to the Village's Zoning Regulations. The amendments relate to new definitions and abbreviations, zones and zoning regulations, buffer yard/bulk standards, renewable energy systems and landscape buffer yard and screening requirements.

Plan Commission/Zoning Board of Appeals reviewed a presentation prepared by the Village's Land Planner, Teska Associates, relative to mixed-use zoning, and current opportunities to amend the Village's Zoning Code to reflect both current and future desired development patterns within the Village. Specifically addressing the following:

- Mixed-use opportunities within the central business district and peripheral areas identified in the Village's Comprehensive Plan.
- Current setback regulations within the central business district, specifically, for properties that are not located on Cedar Avenue. Setbacks are proposed to be reduced to allow for buildings that can be located closer to the roadway.
- Setback requirements for the suburban business and light industrial zoning districts have been increased when those zoning lots abut residential property. These additional setback distances would mirror other commercial zones within the Code.
- Landscape screening requirements to enhance current buffer yard requirements for new development
- Establishment of rules and regulations pertaining to renewable energy system development within the Village.

The Zoning Board of Appeals held a discussion and a public hearing. Upon closing of the public hearing, the Zoning Board of Appeals recommended approval to the Village Board.

It was moved by Trustee O'Reilly and seconded by Trustee Savell to approve Ordinance 2024-02-02 Approving Various Text Amendments to Title 10 (Zoning Code) of the Village Code.

**ROLL CALL VOTE WAS:**

**AYES: 5 (Nielsen, O'Reilly, Bartlett, Savell, McCollum)**

**NAYS: 0**

**ABSENT: 1 (Barbato)**

**ABSTAIN: 0**

**MOTION CARRIED**

**Ordinance 2024-02-03: An Ordinance Denying Zoning Variations Relative to the Property Located at 229 Burnett Avenue**

The Village Board conferred on Ordinance 2024-01-04 denying zoning variations for the property located at 229 Burnett Avenue. The Zoning Board of Appeals held a public hearing to hear testimony and deliberate on a request from the property owner to be granted relief from the Zoning Code to add an additional employee at a home occupation.

No correspondence from neighboring property owners relative to the request was received, but a few did participate in the public hearing and expressed opinions on the variation request. Public testimony was limited to general questions and concerns over the parking of vehicles and additional foot traffic.

After closing of the public hearing, the ZBA had a split vote 3-3. The Village Board considered the following options:

- 1) Approve the Zoning Board of Appeals recommendation as presented
- 2) Overturn the Zoning Board of Appeals recommendation and approve the zoning variation request
- 3) Remand the request back to the Zoning Board of Appeals for further deliberation.

It was moved by Trustee Savell and seconded by Trustee McCollum to approve Ordinance 2024-02-03 Denying Zoning Variations Relative to the Property Located at 229 Burnett Avenue

**ROLL CALL VOTE WAS:**

**AYES: 5 (Nielsen, O'Reilly, Bartlett, Savell, McCollum)**

**NAYS: 0**

**ABSENT: 1 (Barbato)**

**ABSTAIN: 0**

**MOTION CARRIED**

**Approval: Purchase Order for an International Dump Truck**

Public Works requested authorization to order a 2025 International MV607 Cab & Chassis Truck from Rush International Truck. In July 2023, staff issued a PO for a 2025 Western Star through Lindco Equipment Sales. Should the Board decide to authorize the authorize the Purchase Order for the 2025 International, staff would cancel the existing Purchase Order through Lindco without penalty.

The cost of the Western Star Cab & Chassis is \$126,761.00. The 2025 International MV607 is scheduled to be built in the second quarter of 2024 and would be delivered by the upcoming snow season. The International is available for lease with upfit fully included. The cost of the cab and chassis for the International MV is \$96,377.00.

Public Works' aging fleet is in need of updating, with the oldest truck, a 1997 International Dump Truck, due to be replaced in spring of 2024. This vehicle is intended to replace a 1998 International plow/dump truck. International Trucks currently make up 100% of the existing HD fleet. With International trucks slowly becoming available, the goal is to keep all the same fleet as advised by the Village's fleet mechanic.

Rush Truck has an order slot available for a 2025 International MV 607 to be built 2nd Qtr. Of 2024, this truck then would go for upfit, anticipating it to be in service by winter of 2024/2025.

It was moved by Trustee McCollum and seconded by Trustee Savell to approve a Purchase Order for an International Dump Truck

**ROLL CALL VOTE WAS:**

**AYES: 5 (Nielsen, O'Reilly, Bartlett, Savell, McCollum)**

**NAYS: 0**

**ABSENT: 1 (Barbato)**

**ABSTAIN: 0**

**MOTION CARRIED**

**Adjournment:** It was moved by Trustee Nielsen and seconded by Trustee Bartlett to adjourn at 8:10 pm

**ROLL CALL VOTE WAS:**

**AYES: 5 (Nielsen, O'Reilly, Bartlett, Savell, McCollum)**

**NAYS: 0**


**ABSENT: 1 (Barbato)**

**ABSTAIN: 0**

**MOTION CARRIED**

APPROVED BY ME THIS 4th <sup>March</sup> February, 2024

  
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JAMES MCDONALD, MAYOR

  
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MARY KONRAD, CLERK