Village Board of Trustees Agenda

Sandra "Sandy" Frum Board Room
1225 Cedar Lane Northbrook, IL 60062
Tuesday, May 27, 2025

7:30 PM

1. **ROLL CALL**
2. **PLEDGE OF ALLEGIANCE**
3. **MINUTES APPROVAL**
   A. May 13, 2025 Regular Board Meeting Minutes for Approval
4. **PUBLIC COMMENT TIME**

This agenda item is reserved for members of the public who desire to address the Village Board on a topic that is within purview and jurisdiction of the Village Board, but that is not listed in another location on the agenda. If you would like to speak about a matter that is listed on the agenda, we ask that you wait until that agenda item is called, and we will give you an opportunity to speak then. If your matter is on the “Consent Agenda”, please let us know if you would like us to remove that matter so that you can speak about it.
Anyone desiring to speak should fill out a written speaker form (located in the back of the Board Room) and submit it to the Village Clerk. “Public Comment Time” is not a forum for open dialogue or engagement with members of the Village Board. Rather, it is intended as an opportunity for you to make comments to the Village Board. While the Village Board will not immediately respond to public comments at this meeting, or engage in a back and forth discussion during the meeting, please be assured that the Board is actively listening to all comments, thoughts, and suggestions.
All speakers will be limited to a total of three minutes. We request that everyone be respectful, civil, and non-repetitive; and we ask that members of the audience refrain from applauding or making any other comments during or after any speaker. Thank you for your understanding and taking the time to contribute to the success of our community.

5. **MANAGER'S REPORT**
6. **WARRANT LIST**
   A. Review and Approval of Payments Processed Between May 1, 2025 - May 15, 2025
   B. Review and Approval of Escrow Deposits/Performance Bond Refunds Processed Between May 1, 2025 - May 15, 2025
7. **PRESIDENT'S REPORT**

Community Moment

A. Presentation of a Key to the Village
B. A Proclamation Recognizing May 18 - 24 as Public Works Week
C. A Proclamation Recognizing June as LGBTQ+ Pride Month
D. A Proclamation Recognizing June 1 - 7 as National Garden Week
E. A Proclamation Recognizing June 6 as National Gun Violence Awareness Day
F. A Proclamation Recognizing June 8 as Race Amity Day
G. Commission Appointments - Eleni Katsoulis to the Disability Inclusion Commission for a 3 year term ending 2028, in addition to student appointments Christine Ebhomielen and Klaudia Wietecha to the Community Commission for

a one year term ending in 2026.

H. Appointments to Board Work Committees
With the Board's approval and consent, the attached appointments will be made to Board Work Committees.

I. A Resolution Establishing a Labor Relations Committee of the Board of Trustees
The Village President is proposing to establish a Labor Relations Committee of the Village Board to replace the long time Ad Hoc Labor Relations Committee of the Village Board in accordance with Article II Section 2-28 of the Municipal Code.

8. CONSENT AGENDA

The matters listed for consideration on the Consent Agenda are matters that appear to have the unanimous support of the Board of Trustees. The Village President will review, designate the resolution or ordinance number for passage and then inquire if any member of the Board or member of the public objects to any item on the Consent Agenda. If any objections are raised, the matter will be removed from the Consent Agenda and relocated to a location on this agenda for consideration during the appropriate Board Committee report. If no objection is voiced, the Village President will request a motion and second for passage of all items listed. The resultant roll call vote on the Consent Agenda will be applicable to each individual agenda item.

A. An Ordinance Vacating a Portion of Public Alley Right-of-Way Adjacent to 2118 Walters Avenue
The Village will dispose of public alley rights-of-way that are no longer necessary to the operation, maintenance, or extension of the Village system of streets and roads or utilities. The property owner of 2118 Walters Avenue has requested the Village vacate the alley right-of-way adjacent to their property.

B. A Resolution Approving a Plat of Consolidation for 2118 Walters Avenue
Subject to approval of the vacation of a portion of an unimproved public alley right-of-way adjacent to 2118 Walters under a separate Agenda Item, the properties require a Plat of Consolidation to incorporate the vacated alley with the adjoining property.

C. An Ordinance Amending the Fiscal Year 2025 Annual Budget for the Village of Northbrook, Illinois
On a continual basis, staff evaluates expenditures to ascertain that there are no significant budget overages which may be due to various factors, including but not limited to, supply chain issues, unexpected capital costs, etc. Staff then brings forward an Ordinance for amending the adopted budget to appropriate necessary funds that consist of carryforward appropriations from the prior year, reallocations between or among accounts, and new money requests.

D. A Resolution Approving a Contract for Elevator Maintenance Services with Lakeland Elevator of Waukegan, Illinois
The Village of Northbrook owns and maintains a total of eight (8) elevators located at several facilities including Fire Station 11, Public Works Center, Police Station, Village Hall, Water Filtration Plant, and Crestwood Place. This is a one-year agreement for elevator preventative maintenance and repair services to operate safely and pass annual mandatory inspections.

E. A Resolution Authorizing a Second Renewal of an Agreement for Overhead Door Maintenance Services with Allied Garage Door, Inc. of Lombard, Illinois
This is the second renewal of a one-year agreement for contractual on-going

maintenance services for 35 overhead doors at seven (7) public facilities including Fire Stations 10, 11 and 12, Fleet Maintenance Garage, Police Station, Public Works Center, and Water Filtration Plant.

F. A Resolution Authorizing a First Renewal of an Agreement with American Underground, Inc. of Wheeling, Illinois for Sewer Televising and Cleaning Services
The Village of Northbrook cleans and televises its sewers to assess the condition of each individual sewer segment and ensure that the sewers function as designed.

G. A Resolution Authorizing the Purchase of LED Streetlight Fixtures from Graybar Electric Company, Inc. of St. Louis, Missouri
Consistent with the Village's Climate Action Plan, this Resolution authorizes the purchase of approximately 280 LED streetlighting fixtures which will be of the same style and type as those currently used throughout the Village.

H. A Resolution Adopting the 2024 Cook County Multi-Jurisdictional Hazard Mitigation Plan
The Cook County Multi-Jurisdictional Hazard Mitigation Plan (MJ-HMP) includes generalized hazard planning for the entire county as well as jurisdictional annexes, which allows each participant to identify its own hazards and applicable mitigation strategies. The Village has been a participant in the plan since 2014.

I. A Resolution Authorizing the Renewal of Services with Lexipol, LLC of Frisco, TX
The Police Department has maintained and updated departmental policy manual in conformance with the Municipal Code using an annual subscription service from Lexipol since October 2011 with focus on department policy manuals and daily educational training bulletins for staff.

J. A Resolution Approving an Expenditure for Annual Membership Dues to the Northeastern Illinois Regional Crime Lab (NIRCL) of Vernon Hills, IL
The Village of Northbrook Police Department is a member of a regional consortium of law enforcement agencies that provides forensic services and resources.

K. An Ordinance Authorizing the Purchase of Police Department Replacement Vehicles from Currie Motors of Frankfort, IL and Authorizing the Disposal of Surplus Vehicles
The Village is seeking to replace three front-line response Police Department vehicles.

L. A Resolution Approving a Three-Year Collective Bargaining Agreement with Local 1894 International Association of Firefighters
Good faith bargaining took place between the Village of Northbrook and Local 1894 International Association of Firefighters and has resulted in a successor three year Collective Bargaining Agreement.

M. A Resolution Approving the Purchase of Cancer and Cardiac Screenings from United Diagnostic Services LLC
The Fire Department's Foreign Fire Insurance Board has identified a vendor and

allotted funds to be used for early detection of treatable illnesses in Village firefighters, and requests to enter into an agreement with the vendor to provide the service.

N. A Resolution Approving the Purchase of Firefighter Training from the Northeastern Illinois Public Safety Training Academy (NIPSTA)
The Fire Department uses outside agencies to provide certification training to newly hired firefighters as well as current firefighters maintaining or expanding their professional development.

O. A Resolution Approving the Purchase of Firefighter Physical Examinations from Endeavor OMEGA
The Fire Department contracts with the Village's occupational health provider for annual physical examinations as well as case-by-case medical evaluations of firefighters throughout the year.

P. A Motion to Accept a Staff Recommendation to Adopt an "Overhire Program" and authorize the Village Manager to approve the Overhire Police Officer and Firefighter/Paramedic Positions in FY26
Staff is seeking approval to hire new police officers and firefighters when there is a pending retirement/resignation of an employee combined with another long-term employee absence where said employee is not expected to return to work for an extended time period, resulting in overtime expenditures to fill the "vacancy" when minimum staffing levels in public safety positions are required.

Q. A Resolution Approving an Amendment to the Declaration of the Carlyle Townhomes Development
The Carlyle Subdivision was approved in 1988, and built shortly thereafter, consisting of 15 townhomes on the northside of Dundee Road and now the Homeowner's Association would like to amend the original HOA Declaration.

R. A Resolution Authorizing a Contract with SAFEbuilt Illinois, LLC a Wholly Owned Subsidiary of SAFEbuilt, LLC, through a special authorized waiver, for Supplemental Consultation Services to Support the Review and Approval of Development within the Village
To provide consistent plan review and inspection services, a pilot project through a specialized authorized waiver is proposed to evaluate the effectiveness of contracted services to supplement staff.

S. An Ordinance Amending the Northbrook Municipal Code (1988) Concerning Outdoor Seating Areas
The Board of Trustees last comprehensive update of outdoor dining regulations was in October 2024 in order to streamline regulations associated with the updates in Business License procedures. These are additional amendments recommended to further streamline the outdoor dining license process.

T. An Ordinance Granting a Special Permit for Amusement and Recreation Services Facility and Parking Variation (Little Mountain Gymnastics LLC - 2724 - 2726 Dundee Road) (Plan Commission Docket No. PCD-25-04)
The requested special permit is for a children's gymnastics facility located in a tenant space at Dunbrook Shopping Center at 2724-2726 Dundee Road within the C-2 Neighborhood Commercial District.

U. A Resolution Approving a Plat of Resubdivision for Lots 22 through 46 of the

Final Plat of Gateway Resubdivision (Gateway Townhomes - 1171-1189 Shermer Road and 1171-1231 Gateway Court) (Plan Commission Docket No. BOT-25-05)

On December 10, 2024 the Board of Trustees conducted a preliminary review of a request by Lexington Homes LLC to modify the original final plan approved for a portion of the Gateway Townhomes located at 1171-1189 Shermer Road and 1171-1231 Gateway Court inclusive of a minor plat of resubdivision to accommodate the proposed plan which underwent review by the Plan Commission on May 6, 2025 whereupon a resolution was adopted recommending approval of the plat of resubdivision.

V. An Ordinance Amending Ordinance No. 2017-19 to Revise a Final Plan for a Residential Planned Development (Gateway Townhomes - 1171-1189 Shermer Road and 1171-1231 Gateway Court) (Plan Commission Docket BOT-25-05)

On December 10, 2024, the Board of Trustees conducted a preliminary review of a request by Lexington Homes LLC to modify the original final plan approved for a portion of the Gateway Townhomes located at 1171-1189 Shermer Road and 1171-1231 Gateway Court. The proposed amendments were considered appropriate, with a request for modification to the design of the units facing Shermer Road. The developer modified the design as requested by the Board and is now seeking final approval of the amended final plan.

9. ADMINISTRATION AND FINANCE

A. An Ordinance Providing for the Issuance of Not-To-Exceed $25,500,000 General Obligation Bonds, Series 2025, of the Village for the Purpose of Financing Capital Improvements Throughout the Village, Providing for the Levy and Collection of a Direct Annual Tax Sufficient to Pay the Principal Of and Interest on Said Bonds, and Authorizing the Sale of the Bonds to the Purchaser Thereof

On or about June 2, 2025, the Village, in conjunction with its financial advisor Speer Financial, Inc., will conduct a competitive bond sale for the issuance of G.O. Series 2025 for funding various capital projects, including but not limited to, the purchase of a new ambulance, fire engine, fuel island, water main projects, and partial engineering/construction costs related to a new Public Works Fleet Maintenance Garage and a new Fire Station 11.

10. PLANNING AND ECONOMIC DEVELOPMENT

A. Preliminary Review of a request by Studio 222 Architects, LLC on behalf of Rivian to redevelop 1804-1818 Skokie Boulevard

The applicant is requesting zoning relief necessary to allow for construction and operation of a Rivian electric vehicle sales and service facility located at 1804-1818 Skokie Boulevard.

B. Public Hearing to consider a request for a Pre-Annexation Agreement for 3737 Oak Avenue

A public hearing has been scheduled to consider a pre-annexation agreement for a single family lot in the Mission Hills neighborhood of Northbrook.

C. A Resolution Authorizing the Approval and Execution of the Pre-Annexation Agreement by and between Village of Northbrook and Alan B. Mieli and Yekaterina Mieli, Trustees of the Mieli Family Trust, Under Trust Agreement

Dated May 7, 2024 as the owner of the property for 3737 Oak Avenue (PPA-25-04)

Consideration of a Resolution to approve a pre-annexation agreement for a single family lot in the Mission Hills neighborhood of Northbrook.

11. COMMUNITY AND SUSTAINABILITY

12. HOUSING

13. PUBLIC WORKS AND FACILITIES

14. PUBLIC SAFETY

15. COMMUNICATIONS AND OUTREACH

A. A Motion to Approve the Village of Northbrook's Inclusion in the Chicago's North Shore Convention and Visitors Bureau (CVB) Application for Recertification by the State of Illinois for Fiscal Year 2026 (July 1, 2025 - June 30, 2026) for the Local Tourism and Convention Bureau Grant Program

A presentation is scheduled regarding Village participation in the Chicago's North Shore Convention and Visitors Bureau (CVB) for the State of Illinois Local Tourism and Convention Bureau (LTCB) grant program.

16. REMARKS FOR THE GOOD OF THE ORDER

17. CLOSED SESSION

18. ADJOURN

The Village of Northbrook is subject to the requirements of the Americans with Disabilities Act of 1990. Individuals with disabilities who plan to attend this meeting and who require certain accommodations in order to allow them to observe or participate in this meeting, or who have questions regarding the accessibility of the meeting or facilities, are requested to promptly contact the Village of Northbrook at (847) 272-5050, or the Illinois Relay Center at (800) 526-0844, to allow the Village of Northbrook to make reasonable accommodations for those persons.