

VILLAGE OF ROSEMONT

MINUTES OF REGULAR BOARD MEETING
BOARD OF TRUSTEES
OCTOBER 10, 2022

I. AGENDA MEETING

CALL TO ORDER

The agenda meeting of the Board of Trustees of the Village of Rosemont was called to order at 9:40 a.m.

MAYOR'S REVIEW OF REGULAR MEETING AGENDA ITEMS

1. Mayor Stephens briefly described and summarized each business item on the regular meeting agenda.

DISCUSSION

ADJOURNMENT

There being no further items to discuss, the agenda meeting was adjourned at 9:41 a.m.

II. REGULAR BOARD MEETING AT 9:30 A.M.

CALL TO ORDER

The regular meeting of the Board of Trustees of the Village of Rosemont was called to order at 9:43 a.m.

ROLL CALL

In attendance: Mayor Stephens, Trustees Price, Minale, Dorgan, Fazio, Pappas, DiMatteo
QUORUM PRESENT

Others in attendance: Village Attorneys Rose, Ryan and Clerk Drehobl

APPROVAL OF MINUTES

1. A motion was made by Trustee Dorgan, seconded by Trustee Fazio to approve the regular and agenda meeting minutes of September 12, 2022. A vote on the motion was unanimous. Motion carried.

CLERK'S CORRESPONDENCE

FINANCE COMMITTEE

1. A motion was made by Trustee Dorgan seconded by Trustee Minale to approve and ratify the following paid bills.

GENERAL FUND	\$	2,658,693.14
PUBLIC SAFETY OFFICER PENSION FUND		0.00
MOTOR FUEL TAX FUND		0.00
SPECIAL SERVICE AREA 2		9,052.40
CONVENTION CENTER		449,257.55
ROSEMONT VISITOR AND TOURISM BUREAU		176,963.66
2020 CAPITAL PROJECT FUND		224,521.12
TIF 4		36,469.42
TIF 5		619.31
TIF 6		1,689,095.19
TIF 7		27,800.00
TIF 8		1,108,042.59
ALLSTATE ARENA		1,348,989.29
WATER FUND		304,404.61
ROSEMONT HEALTH AND FITNESS		560,480.71
COMMERCIAL PROPERTIES		27,867.61
ENTERTAINMENT DISTRICT		478,340.81
ROSEMONT THEATRE		254,722.81
IMPACT FIELD		110,864.13
TOTAL	\$	9,466,184.35

A vote on the motion:

Aye: Trustees Price, Minale, Dorgan, Pappas, Fazio, DiMatteo

Nay: None

Motion carried.

ORDINANCE NO. 2022-10-10 / SALE OR DISPOSAL OF CERTAIN SURPLUS PROPERTY

2. A Motion was made by Trustee Dorgan, seconded by Trustee Price to approve Ordinance No. 2022-10-10, an Ordinance authorizing the sale or disposal of certain surplus personal property. (2 Honda Ranchers, Polaris Ranger, Dodge Charger)

A vote on the motion:

Aye: Trustees Price, Minale, Dorgan, Pappas, Fazio, DiMatteo

Nay: None

Motion carried.

RENTAL AGREEMENT WITH STACKBOX STRUCTURES, LLC. / SPARKLE WINTER FESTIVAL AT IMPACT FIELD

3. A Motion was made by Trustee Dorgan, seconded by Trustee Price to approve a rental agreement with StackBox Structures, LLC. for the rental of a tubing hill, ice mat, chiller, installation and take-down for the Sparkle Winter Festival at Impact Field for a cost of \$333,177.00.

A vote on the motion:

Aye: Trustees Price, Minale, Dorgan, Pappas, Fazio, DiMatteo

Nay: None

Motion carried.

PROPOSAL FROM THE FIELD PROTECTION AGENCY LLC. / RENTAL OF
GROUNDSHIELDZ PEDESTRIAN PROTECTION AND SUPERVISION AT IMPACT FIELD

4. A Motion was made by Trustee Dorgan, seconded by Trustee Price to approve a proposal from the Field Protection Agency LLC. for the rental of Groundshieldz Pedestrian protection and supervision for load-in and load-out at Impact Field in the amount of \$118,380.00.

A vote on the motion:

Aye: Trustees Price, Minale, Dorgan, Pappas, Fazio, DiMatteo

Nay: None

Motion carried.

ORDINANCE NO. 2022-10-10A / USE OF MONEYS IN THE GENERAL FUND OF THE
VILLAGE OF ROSEMONT TO REDEEM, DECREASE OR RETIRE OUTSTANDING
BONDS

5. A Motion was made by Trustee Dorgan, seconded by Trustee Minale to approve Ordinance No. 2022-10-10A, an Ordinance authorizing the use of moneys in the General Fund of the Village of Rosemont, Cook County, Illinois, to redeem, decrease or retire outstanding bonds of said Village or otherwise invest in noncallable obligations guaranteed by the full faith and credit of the United States of America as to principal and interest.

A vote on the motion:

Aye: Trustees Price, Minale, Dorgan, Pappas, Fazio, DiMatteo

Nay: None

Motion carried.

EXECUTIVE/REPURCHASE AGENT AGREEMENT WITH MESIROW

6. A Motion was made by Trustee Dorgan, seconded by Trustee Price to approve an Execution/Repurchase Agent Agreement with Mesirow for the pursuit of the retirement of Village General Obligation Bonds.

A vote on the motion:

Aye: Trustees Price, Minale, Dorgan, Pappas, Fazio, DiMatteo

Nay: None

Motion carried.

ORDINANCE NO. 2022-10-10B / DONATION OF CERTAIN SURPLUS PERSONAL
PROPERTY

7. A Motion was made by Trustee Dorgan, seconded by Trustee Fazio to approve Ordinance No. 2022-10-10B, an Ordinance authorizing the donation of certain surplus personal property. (SCBA equipment)

A vote on the motion:

Aye: Trustees Price, Minale, Dorgan, Pappas, Fazio, DiMatteo

Nay: None

Motion carried.

ORDINANCE NO. 2022-10-10C / AMENDING REGULATIONS FOR PUBLIC PASSENGER
VEHICLES

8. A Motion was made by Trustee Dorgan, seconded by Trustee Fazio to approve Ordinance No. 2022-10-10C, an Ordinance amending regulations for Public Passenger Vehicles.

A vote on the motion:

Aye: Trustees Price, Minale, Dorgan, Pappas, Fazio, DiMatteo

Nay: None

Motion carried.

PROPOSAL FROM ADMIRAL HEATING AND VENTILATING, INC. / HVAC WORK AT IMPACT FIELD

9. A Motion was made by Trustee Dorgan, seconded by Trustee Minale to approve a proposal from Admiral Heating and Ventilating, Inc. dated September 22, 2022 for HVAC work at Impact Field for the Club room, IT Rooms, Club Kitchen, retail area and ticket space below the Club Room, and the IDF Room in the amount of \$333,000.00.

A vote on the motion:

Aye: Trustees Price, Minale, Dorgan, Pappas, Fazio, DiMatteo

Nay: None

Motion carried.

PROPOSAL FROM ADMIRAL HEATING AND VENTILATING, INC. / HVAC WORK AT IMPACT FIELD

10. A Motion was made by Trustee Dorgan, seconded by Trustee DiMatteo to approve a proposal from Admiral Heating and Ventilating, Inc. dated September 23, 2022 for HVAC work at Impact Field for the Home Lockers, and associated dock, Press Box, Suites, Suite Bathrooms, Guest Lockers Building, Main Kitchen (at the guest locker building), and Left Field Fan Experience Area in the amount of \$268,000.00.

A vote on the motion:

Aye: Trustees Price, Minale, Dorgan, Pappas, Fazio, DiMatteo

Nay: None

Motion carried.

PROPOSAL FROM GURTZ ELECTRIC CO. / ELECTRICAL REQUIREMENTS FOR ADDITIONAL HVAC UNITS AT IMPACT FIELD

11. A Motion was made by Trustee Dorgan, seconded by Trustee Fazio to approve a proposal from Gurtz Electric Co. dated September 30, 2022 to provide electrical requirements for additional HVAC units to be added to Impact Field in the amount of \$68,250.00.

A vote on the motion:

Aye: Trustees Price, Minale, Dorgan, Pappas, Fazio, DiMatteo

Nay: None

Motion carried.

PROPOSAL FROM MORFIN CONSTRUCTION / REPAIR WORK AT IMPACT FIELD

12. A Motion was made by Trustee Dorgan, seconded by Trustee Minale to approve a proposal from Morfin Construction dated October 3, 2022 for repair work at Impact Field to include 12 access panels, a new wall in the lower corridor to create a vestibule, new soffit in the Broadcast Room, and repairs in the kitchen of the clubhouse restaurant in the amount of \$30,000.00.

A vote on the motion:

Aye: Trustees Price, Minale, Dorgan, Pappas, Fazio, DiMatteo

Nay: None

Motion carried.

PROPOSAL FROM W.B.R. ROOFING COMPANY, INC. / ROOF REPAIR WORK AT IMPACT FIELD

13. A Motion was made by Trustee Dorgan, seconded by Trustee Price to approve a proposal from W.B.R. Roofing Company, Inc. dated October 3, 2022 for roof repair work in support of the Impact Field HVAC contractor in the amount of \$7,480.00.

A vote on the motion:

Aye: Trustees Price, Minale, Dorgan, Pappas, Fazio, DiMatteo

Nay: None

Motion carried.

PROPOSAL FROM ASCHER BROTHERS / TOUCH-UP PAINT ALLOWANCE RELATED TO HVAC PROJECT WORK AT IMPACT FIELD

14. A Motion was made by Trustee Dorgan, seconded by Trustee Fazio to approve a proposal from Ascher Brothers for a touch-up paint allowance related to HVAC project work at Impact Field in the amount of \$7,000.00.

A vote on the motion:

Aye: Trustees Price, Minale, Dorgan, Pappas, Fazio, DiMatteo

Nay: None

Motion carried.

PROPOSAL FROM W.B.R. ROOFING COMPANY, INC. / INSTALLATION OF A NEW ROOF AT THE VILLAGE OWNED FRANKLIN PARK WAREHOUSE

15. A Motion was made by Trustee Dorgan, seconded by Trustee Minale to approve and ratify the proposal from W.B.R. Roofing Company, Inc. for the installation of a new roof at the Village owned Franklin Park warehouse in the amount of \$767,330.00.

A vote on the motion:

Aye: Trustees Price, Minale, Dorgan, Pappas, Fazio, DiMatteo

Nay: None

Motion carried.

PUBLIC SAFETY COMMITTEE

PROPOSAL FROM MIDWEST AIR PRO, INC. / PURCHASE AND INSTALLATION OF A VEHICLE EXHAUST SYSTEM

1. A Motion was made by Trustee Price, seconded by Trustee DiMatteo to approve a proposal from Midwest Air Pro, Inc. for the purchase and installation of a vehicle exhaust extraction system for Village Fire Stations 1 and 2 at the cost of \$103,134.00.

A vote on the motion:

Aye: Trustees Price, Minale, Dorgan, Pappas, Fazio, DiMatteo

Nay: None

Motion carried.

STREET COMMITTEE

MUNICIPAL DEVELOPMENT COMMITTEE

ORDINANCE NO. 2022-10-10D / FIRST AMENDMENT TO LEASE BETWEEN THE VILLAGE OF ROSEMONT AND LANSDOWNE PUB

1. A Motion was made by Trustee Fazio, seconded by Trustee Pappas to approve Ordinance No. 2022-10-10D, an Ordinance authorizing the execution of a Fifth Amendment to Lease between Village of Rosemont and Lansdowne Pub of Rosemont, LLC for a portion of TIF No. 4 Redevelopment Plan and Project Area. (TIF No. 4 – Five Roses)

A vote on the motion:

Aye: Trustees Price, Minale, Dorgan, Pappas, Fazio, DiMatteo

Nay: None

Motion carried.

ORDINANCE NO. 2022-10-10E / REAL ESTATE PURCHASE AND SALE AGREEMENT / (TIF NO. 6 – 6149 GAGE)

2. A Motion was made by Trustee Fazio, seconded by Trustee DiMatteo to approve Ordinance No. 2022-10-10E, an Ordinance authorizing the execution of a Real Estate Purchase and Sale Agreement for a portion of the TIF No. 6 Redevelopment Plan and Project Area. (TIF No. 6 – 6149 Gage)

A vote on the motion:

Aye: Trustees Price, Minale, Dorgan, Pappas, Fazio, DiMatteo

Nay: None

Motion carried.

HEALTH AND LICENSE COMMITTEE

BUILDING AND ZONING COMMITTEE

ORDINANCE NO. 2022-10-10F / SPECIAL USE FOR A RESTAURANT AND VARIANCES FROM THE SIGN ORDINANCE / (LANSDOWNE PUB OF ROSEMONT, LLC., 5509 PARK PLACE, ROSEMONT, IL)

1. A Motion was made by Trustee Minale, seconded by Trustee DiMatteo to approve Ordinance approving a special use for a restaurant and variances from the Village of Rosemont's sign ordinance. (Lansdowne Pub of Rosemont, LLC., 5509 Park Place, Rosemont, IL)

A vote on the motion:

Aye: Trustees Price, Minale, Dorgan, Pappas, Fazio, DiMatteo

Nay: None

Motion carried.

ORDINANCE NO. 2022-10-10G / SPECIAL USE FOR A RESTAURANT / (COFFEE & TEA BAR HOSPITALITY, LLC)

2. A Motion was made by Trustee Minale, seconded by Trustee DiMatteo to approve Ordinance No. 2022-10-10G, an Ordinance approving a special use for a restaurant. (Coffee & Tea Bar Hospitality, LLC d/b/a Infuse Hospitality, 6300 N. River Road, Rosemont, IL)

A vote on the motion:

Aye: Trustees Price, Minale, Dorgan, Pappas, Fazio, DiMatteo

Nay: None

Motion carried.

ORDINANCE NO. 2022-10-10H / SPECIAL USE AUTHORIZING THE CONTINUED OPERATION OF A QUICK SERVICE RESTAURANT / (MCDONALD'S USA LLC., 6150 N. RIVER ROAD, ROSEMONT, IL)

3. A Motion was made by Trustee Minale, seconded by Trustee Fazio to approve Ordinance No. 2022-10-10H, an Ordinance approving a special use authorizing the continued operation of a quick service restaurant following a dining room remodel and expansion. (McDonald's USA LLC., 6150 N. River Road, Rosemont, IL)

A vote on the motion:

Aye: Trustees Price, Minale, Dorgan, Pappas, Fazio, DiMatteo

Nay: None

Motion carried.

ORDINANCE NO. 2022-10-10J / SIGN ORDINANCE VARIANCE / (FELDCO, 6300 N. RIVER ROAD, ROSEMONT, IL)

4. A Motion was made by Trustee Minale, seconded by Trustee DiMatteo to approve Ordinance No. 2022-10-10J, an Ordinance approving a variance from the Village of Rosemont's sign ordinance. (Feldco, 6300 N. River Road, Rosemont, IL)

A vote on the motion:

Aye: Trustees Price, Minale, Dorgan, Pappas, Fazio, DiMatteo

Nay: None

Motion carried.

ORDINANCE NO. 2022-10-10K / SIGN ORDINANCE VARIANCE / (LAKESHORE RECYCLING SYSTEMS, LLC., 5505 N. PEARL, ROSEMONT)

5. A Motion was made by Trustee Minale, seconded by Trustee Fazio to approve Ordinance No. 2022-10-10K, an Ordinance approving a variance from the Village of Rosemont's sign ordinance. (Lakeshore Recycling Systems, LLC., 5505 N. Pearl, Rosemont)

A vote on the motion:

Aye: Trustees Price, Minale, Dorgan, Pappas, Fazio, DiMatteo

Nay: None

Motion carried.

OLD BUSINESS

NEW BUSINESS

APPOINTMENTS

PUBLIC COMMENT

EXECUTIVE SESSION

- Personnel – Section 2(c)(1)
- Appointment/Removal of officers – Section 2(c)(3)
- Purchase or Lease of Real Property – Section 2(c)(5)
- Sale or Lease of Property – Section 2(c)(6)
- Litigation – Section 2(c)(11)
- Approval of Closed Meeting Minutes – Section 2(c)(21)

ADJOURNMENT

There being no further business to come before the Board, the meeting was adjourned at 10:01 a.m.

MAYOR

ATTEST:

VILLAGE CLERK