

October 17, 2016

The regular meeting of the Board of Trustees of the Village of Deerfield was called to order by Mayor Harriet Rosenthal in the Council Chambers of the Village Hall on October 17, 2016, at 7:30 p.m. The clerk called the roll and announced that the following were:

Present: Harriet Rosenthal, Mayor  
Robert Nadler  
William Seiden  
Dan Shapiro  
Barbara Struthers

Absent: Alan Farkas  
Thomas Jester

and that a quorum was present and in attendance. Also present were Kent Street, Village Manager and Village Attorney Peter Coblentz.

PLEDGE OF ALLEGIANCE

Family Days Co-Chair Barbara Reich led those in attendance in reciting the Pledge of Allegiance.

DEERFIELD ROAD UPDATE

Engineering Technician Tyler Dickenson presented an update on the Deerfield Road Reconstruction Project. Deerfield Road traffic has shifted to the newly paved surface. Moving forward, the contractor is removing the old pavement and installing the sub-base. They are also progressing with the storm sewer installation. Mr. Dickenson stated they will start on the restoration of the downtown including new tree grates and trees shortly.

Trustee Struthers requested installation of temporary handicapped-accessible ramp at crosswalks.

MINUTES OF PREVIOUS MEETING

Trustee Nadler moved to approve the minutes from the October 4, 2016, Board of Trustees meeting. Trustee Struthers seconded the motion. The motion passed unanimously on a voice vote with Trustee Seiden abstaining.

Trustee Struthers moved to approve the minutes from the October 1, 2016, Committee of the Whole meeting. Trustee Nadler seconded the motion. The motion passed unanimously on a voice vote.

BILLS AND PAYROLL

Trustee Nadler moved to approve the Bills and Payroll dated October 17, 2016. Trustee Shapiro seconded the motion. The motion passed by the following vote:

AYES: Nadler, Seiden, Shapiro, Struthers (4)

NAYS: None (0)

PUBLIC COMMENT

Barbara Seeger, 382 Kelburn, has been a resident of Deerfield for more than 30 years. She expressed concern about the pine tree on the fence between the Village-owned property at 630 Central Avenue and the cemetery. Ms. Seeger asked if the tree is protected and if Deerfield residents would be made aware of the future of this tree. Mayor Rosenthal stated the Village wants to preserve the trees and will ask staff to look into the tree.

REPORTS

REPORT AND RECOMMENDATION OF THE FAMILY DAYS COMMISSION RE: 2016 FAMILY DAYS REPORT AND 2017 FAMILY DAYS BUDGET Public Works Analyst Justin Keenan reported the cost for Family Days 2016 was \$60,274 and revenues were \$54,303 making the net cost \$5,971, which is the lowest cost on record.

At the October 5, 2016, Family Days Commission meeting, they voted unanimously on a 2017 budget. The proposed 2017 budget is \$54,400.

Trustee Shapiro moved to accept the report and recommendation of the Family Days Commission. Trustee Nadler seconded the motion. The motion passed by the following vote:

AYES: Nadler, Seiden, Shapiro, Struthers (4)  
NAYS: None (0)

REPORT AND RECOMMENDATION OF THE PLAN COMMISSION RE: REQUEST FOR CHANGES TO THE PERMITTED USES AND SPECIAL USES IN THE C-1 VILLAGE CENTER ZONING DISTRICT AND THE C-3 LIMITED COMMERCIAL OFFICE DISTRICT The Plan Commission held workshop meetings on June 9, 2016, and June 30, 2016, and a Public Hearing to consider changes to the C-1 Village Center District, which has a first floor retail ordinance in place, and the C-3 Limited Commercial Office District to ease some of the existing use regulations in these districts. The Plan Commission believes these changes are appropriate, as the retail environment is changing with the tremendous growth of e-commerce. They believe the proposed changes to allow certain smaller Special Uses to become Permitted Uses will have a positive impact on the downtown without adversely impacting the parking and traffic. The Plan Commission voted 5-0 in favor of the changes.

Mayor Rosenthal thanked the Plan Commission members for their hard work. Mayor Rosenthal noted the first floor retail Ordinance was brought to the Village due to an abundance of martial arts studios and other non-sales-tax generating uses. Although she understands what has happened to retail, she expressed concern about having smaller office space. She envisions a large center being chopped up into several small offices. She is concerned with self-improvement facilities being taken out of the special use. There are a number of self-improvement and fitness establishment in the Village. Trustee Struthers concurred with Mayor Rosenthal's concerns.

Trustee Shapiro questioned including outdoor seating as a permitted use. The Village looks at outdoor seating for safety and alcohol. A special use would give us more control over the outdoor seating.

Trustee Nadler initially had the same concerns as Mayor Rosenthal, but is generally supportive with what is presented. He feels they are trying to make it less strenuous for small businesses to open in Deerfield.

Plan Commission member Al Bromberg stated the Commission does not have specific office users in mind. Trustee Struthers would rather have more control over what goes into spaces. Plan Commission member Bob Benton noted that the UPS store in Village Centre would be an example of an office space user. He believes outdoor seating would attract restaurants and noted alcohol is carefully monitored throughout the Village.

Mayor Rosenthal thinks the Village may get to a point where there are too many self-improvement facilities. If it is a permitted use, she asked how the Village would control parking. The Village has eliminated one step for businesses by no longer requiring review by Village Center Development Commission. Mayor Rosenthal's preference would be to approve the report without #2 and #3, smaller office and self-improvement facilities.

Trustee Seiden noted the Village knows there are too many dry cleaners, but has never turned one down. They always felt the best would survive.

Jonathan Berger, owner of 636 Deerfield Road, believes subdividing his property into smaller units would be a challenge. Mr. Berger explained the cost and time to go through the Special Use process is difficult for tenants.

Trustee Shapiro expressed concern about chopping up a building into multiple, smaller units. He believes appropriate language could be crafted. Trustee Nadler is not concerned about setting a precedent and believes the Board could revisit if this becomes an issue.

Mayor Rosenthal asked if this has been compared to surrounding communities. Village Planner Jeff Ryckaert looked at Northbrook and Highland Park. He feels the numbers are reasonable and not too high. He also received a letter from CRM Properties asking for similar revisions.

Mayor Rosenthal understands why developers would want these revisions. Trustee Nadler does not believe developers would want their centers to become all service. The Village has a trend of more food, service, fitness and health. He would like to make it easier to open a small business in the Village.

Trustee Nadler moved to accept the report and recommendation of the Plan Commission. Trustee Shapiro seconded the motion. The motion was amended by Trustee Seiden to eliminate the ability to divide property into 1,500 square foot office space. Trustee Struthers seconded the

amended motion. Trustees Nadler and Shapiro accepted the amended motion. The motion did not pass by the following vote:

AYES: Seiden, Shapiro (2)  
NAYS: Nadler, Struthers, Rosenthal (3)

Trustee Nadler moved to amend the report and recommendation of the Plan Commission to eliminate #2 and #3. Trustee Struthers seconded the motion. The motion passed by the following vote:

AYES: Nadler, Struthers, Rosenthal (3)  
NAYS: Seiden, Shapiro (2)

Trustee Nadler moved to approve the amended motion removing #2 and #3. Trustee Struthers seconded the motion. The motion passed by the following vote:

AYES: Nadler, Seiden, Struthers (3)  
NAYS: Shapiro (1)

REPORT OF STAFF RE: NEW VILLAGE WEBSITE COMMUNICATION TOOLS Assistant Village Manager Andrew Lichterman presented highlights from the new Village website communication tools. He reported there is an average of 4,000 hits to the website each month.

A sub-committee with representatives from every department met to develop clear goals for the website including a responsive design that is easy to use, captures the essence and character of the community and provides enhanced communication tools. He discussed various website features and noted 55 percent of visitors did not need to leave the home page and their questions were answered within 1.5 minutes.

Trustee Shapiro moved to accept the report of Staff. Trustee Nadler seconded the motion. The motion passed by the following vote:

AYES: Nadler, Seiden, Shapiro, Struthers (4)  
NAYS: None (0)

REPORT AND RECOMMENDATION OF STAFF RE: COMMERCIAL FILMING ORDINANCE Mr. Lichterman stated the Village added commercial filming regulations in 2013. They want to offer some revisions to the original Ordinance to match its spirit and intent. Staff recommends adding still photography to the definition section of the Ordinance.

The current Ordinance authorizes the Village Manager to approve filming up to four days. The new Ordinance would allow the Village Manager to have authority to approve film productions

up to seven days. Staff will work with the production companies to mitigate the impact to residents.

Trustee Nadler moved to accept the report and recommendation of staff. Trustee Seiden seconded the motion. The motion passed by the following vote:

AYES: Nadler, Seiden, Struthers Rosenthal (4)  
NAYS: None (0)

#### CONSENT AGENDA

ORDINANCE O-16-21 CHANGING THE NAME OF THE MANPOWER COMMISSION TO THE VOLUNTEER ENGAGEMENT COMMISSION – 2R

An Ordinance changing the name of the Manpower Commission to the Volunteer Engagement Commission. Second Reading.

Trustee Nadler moved to adopt the Ordinance.

Trustee Seiden seconded the motion. The motion passed by the following vote:

AYES: Nadler, Rosenthal, Seiden, Struthers (4)  
NAYS: None (0)

#### OLD BUSINESS

ORDINANCE AUTHORIZING A SPECIAL USE FOR A SELF-IMPROVEMENT FACILITY FOR SHREDD415 AT 636 DEERFIELD ROAD – 1R

An Ordinance authorizing a Special Use for a self-improvement facility for Shredd415 located at 636 Deerfield Road. First Reading.

Mayor Rosenthal stated the petitioner asked to waive the First Reading of the Ordinance. Owner

Matthew McKelly stated they asked for a waiver so they could begin construction before the start of winter. This will stand as a First Reading of the Ordinance.

ORDINANCE AUTHORIZING AN EXCEPTION TO THE APPROVED SIGN CRITERIA FOR THE CHARLES IFERGAN COMMERCIAL PLANNED UNIT DEVELOPMENT TO ALLOW A NEW WALL SIGN FOR AMERICAN MATTRESS AT 360 LAKE COOK – 1R

An Ordinance authorizing an exception to the approved sign criteria for the Charles Ifergan commercial Planned Unit Development to allow a new wall sign for the American Mattress store located at 360 Lake Cook Road. First Reading.

Mayor Rosenthal stated they asked to waive the First Reading of the Ordinance. Paul Kenna with

American Signs stated they asked to waive the First Reading of the Ordinance as the process has gone on for several months. This will stand as a First Reading of the Ordinance.

ORDINANCE O-16-22 AUTHORIZING A SPECIAL USE TO CONSTRUCT A CAFÉ IN THE EXISTING BUILDING AT SIX PARKWAY NORTH (FULCRUM ASSET ADVISORS AND PARKWAY NORTH CENTER)      An Ordinance authorizing a Special Use to construct a café in the existing building at Six Parkway North.  
Mayor Rosenthal stated they asked to waive the First Reading of the Ordinance.

Jeff Schneider explained they are looking to provide food service in the building. They are currently in default of agreement as they cannot provide food at this time.

Trustee Nadler moved to waive the First Reading of the Ordinance. Trustee Struthers seconded the motion. The motion passed by the following vote:

AYES: Nadler, Seiden, Shapiro, Struthers (4)  
NAYS: None (0)

Trustee Struthers moved to adopt the Ordinance. Trustee Nadler seconded the motion. The motion passed by the following vote:

AYES: Nadler, Seiden, Shapiro, Struthers (4)  
NAYS: None (0)

ORDINANCE O-16-23 INCREASING THE NUMBER OF CLASS C LIQUOR LICENSES FOR PORTILLO'S FROM SEVEN TO EIGHT      Management Analyst David Fitzgerald stated they requested to waive the First Reading of the Ordinance as they plan to open in November and need the Village liquor license in order to apply for a State license.

Trustee Seiden moved to waive the First Reading of the Ordinance. Trustee Shapiro seconded the motion. The motion passed by the following vote:

AYES: Nadler, Seiden, Shapiro, Struthers (4)  
NAYS: None (0)

Trustee Struthers moved for Second Reading and Adoption of the Ordinance. Trustee Nadler seconded the motion. The motion passed by the following vote:

AYES: Nadler, Seiden, Shapiro, Struthers (4)  
NAYS: None (0)

ORDINANCE O-16-24 INCLUDING THE NORTHWEST QUADRANT MASTER PLAN AS AN AMENDMENT TO THE COMPREHENSIVE PLAN OF THE      An Ordinance including the Northwest Quadrant Master Plan as an Amendment to the Comprehensive Plan of the Village of Deerfield.  
Second Reading.

VILLAGE OF DEERFIELD – 2R

Trustee Seiden moved to adopt the Ordinance.  
Trustee Shapiro seconded the motion. The motion passed by the following vote:

AYES: Nadler, Seiden, Shapiro, Struthers (4)

NAYS: None (0)

NEW BUSINESS

There was no New Business.

DISCUSSION

THANK YOU

the need for backflow prevention devices.

Mayor Rosenthal thanked Analyst Keenan for his work in getting information to residents regarding

RIBBON CUTTING

Mayor Rosenthal attended a ribbon cutting for DAO Sushi. The food was very good.

TAKAEDA CARES

event at Takeda Pharmaceuticals, which raised \$25,000 for three recipients. One of the recipients was Center for Enriched Living in Riverwoods.

Mayor Rosenthal reported she attended a charity

LEAF PICK-UP

Mr. Street reported curbside leaf pick-up begins on October 24, 2016.

ADJOURNMENT

Session pursuant to 5 ILCS 120/2(c)(1). Trustee Shapiro seconded the motion. The motion passed unanimously. The meeting was adjourned at 8:51 p.m.

There being no further business or discussion,  
Trustee Nadler moved to adjourn to Executive

The next regular Board of Trustees meeting will take place on November 7, 2016 at 7:30 pm.

APPROVED:

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Mayor

ATTEST:

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Village Clerk