

May 1, 2023

The regular meeting of the Board of Trustees of the Village of Deerfield was called to order on May 1, 2023, at 7:30 p.m. at Deerfield Village Hall. The clerk called the roll and announced that the following were

Present: Dan Shapiro, Mayor
Robert Benton
Larry Berg
Elaine Jacoby
Rebekah Metts-Childers
Mary Oppenheim
William Seiden

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

PLEDGE OF ALLEGIANCE

David Rauen from the Community Relations Commission led those in attendance in reciting the

Pledge of Allegiance.

PROCLAMATION

Mayor Shapiro proclaimed the month of May 2023 as Asian American and Pacific Islander Heritage

Month in Deerfield and strongly encouraged our community to observe, recognize and celebrate the culture, heritage and contributions of Asian American and Pacific Islanders to our Country, our State, our City and our schools.

Trustee Seiden moved to accept the Proclamation. Trustee Berg seconded the motion. The motion passed unanimously on a voice vote.

STATEMENT REGARDING BAXTER

Mayor Shapiro reported that last year Baxter announced they were moving out of unincorporated Lake County due to the office environment

contracting and consolidating. Previously, they had thousands of employees at the location. After Baxter's announcement, Bridge Industrial expressed interest in purchasing the property. They also requested annexation to the Village knowing they would have to appear before the Plan Commission and Village Board as well as address the required criteria. Many have expressed concern or support to the proposal. The Plan Commission will hold a Public Hearing on May 11, 2023, at 6:30 p.m. at a location to be determined. In the process, everyone will have the opportunity to be heard in a respectful manner. The Board, at the conclusion of the hearings, will contemplate the Plan Commission's recommendation. Mayor Shapiro emphatically stated no one on the Village Board or Plan Commission has pre-judged the application and that it is important to let the process take place before forming an opinion.

FINANCE DEPARTMENT SIX MONTH REPORT Finance Director Eric Burk presented highlights from the Finance Department objectives report.

The department recently completed the fieldwork for the 2022 annual comprehensive financial report. Mr. Burk reported that it should be ready to present to the Board next month. Mr. Burk noted the 2021 budget received the GFOA award. He stated the annual levy Ordinance was prepared and a portion of the levy was abated. Mr. Burk reported the department filed the annual compliance report for the American Rescue Plan Act grant and the remaining \$1.26 million will be spent on the Waukegan Road Water Main project.

Mr. Burk reported the department has started working on the actuarial for the police pension fund. Mr. Burk stated that last year the fund was 101% funded. Mr. Burk reported the Village made the right debt service payment and have submitted the qualified papers to receive the QECB rebates. He does not anticipate any new debt in 2023.

Mr. Burk noted the Village Hall receptionist was promoted to a finance generalist position. Mr. Burk noted the flu shot and health screening event was funded through the health insurance cooperative and several lunch and learns were held, as well as other wellness and HR functions. Mr. Burk reported the Village boundaries were updated with the IDOR to ensure the Village is getting the proper revenues.

DOCUMENT APPROVAL

Trustee Oppenheim moved to approve the minutes from the April 17, 2023, Board of Trustees meeting.

Trustee Berg seconded the motion. The motion passed unanimously on a voice vote.

BILLS AND PAYROLL

Trustee Seiden moved to approve the bills and payroll dated May 1, 2023. Trustee Oppenheim

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

AYES: Benton, Berg, Jacoby, Metts-Childers Oppenheim, Seiden (6)

NAYS: None (0)

TREASURER'S REPORT

Mr. Burk presented highlights from the March 2023 Treasurer's report representing 25 percent of the

fiscal year. He noted sales tax continues to exceed prior years due to increased cost of goods, new businesses and a general recovery. Mr. Burk reported the March collections are based on December sales and exceeded the previous month for the past three years. He stated the Water & Sewer billings continue to reflect lower usage months. Mr. Burk noted State income tax increased from the same period of the prior year and is consistent with prior year to date amount. Mr. Burk reported notable expenditures in March include construction and engineering costs, the purchase of 839 Todd Court and a live scan fingerprint scanner. He stated the overall operating expenditures are below projection as expected due to timing of seasonal/once-a-year expenditures such as liability insurance, memberships and special events.

PUBLIC COMMENT

Andrew Marwick noted the Village spends a lot of time on signs and appearance. He does not believe the Baxter property is right for Deerfield and he believes it will be an eyesore. The building is 1 million square feet and more than 10 times the size of the largest building in the Village. Mr. Marwick stated he believes there are other options for the property and that this type of building is going to be overbuilt. Mr. Marwick noted traffic will be an issue as well.

Tom Krol received an email from Andrew Lichterman in response to his inspection; however, Deerfield missed the code violation on his property and he believes the high voltage wiring should have been flagged as a violation. Mr. Krol stated Deerfield missed an obvious code violation that anyone who opens the unit's lid can easily view. He does not believe the Illinois statute applies and any appliance sending high voltage power service to an entire house with 16,000 watts should be a priority for an electrical inspection. Mr. Krol believes Deerfield failed to uncover the clear violation of the electric code and they should pay a certified technician to bring the undersize wiring up to code.

REPORTS

There were no Reports.

CONSENT AGENDA

There were no items on the Consent Agenda.

OLD BUSINESS

There was no Old Business.

NEW BUSINESS

RESOLUTION R-23-20 GRANTING AN EXTENSION TO A DEVELOPMENT SCHEDULE FOR 8 PARKWAY NORTH CENTER PLANNED UNIT DEVELOPMENT (QUADRANGLE DEVELOPMENT CORPORATION	A Resolution extending the deadline for a development schedule by one year for the PUD located at 8 Parkway North Center for Quadrangle Development Corporation. Mr. Lichterman noted the current proposal is for e a 200,000 square foot building.
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The Resolution, as-drafted, would extend the deadline for one-year to May 15, 2024, to be consistent with Section 12.09-H of the Deerfield Zoning Ordinance. The developer was granted a one-year extension in 2022 and are requesting another one-year extension that would require them to begin construction on the property by May 15, 2024. Trustee Oppenheim asked if any

changes have been made to the proposal. Mr. Lichterman reported no change have been made to the proposal.

Trustee Benton moved to adopt a Resolution granting an extension to a development schedule for 8 Parkway North Center PUD. Trustee Oppenheim seconded the motion. The motion passed by the following vote:

AYES: Benton, Berg, Jacoby, Metts-Childers Oppenheim, Seiden (6)

NAYS: None (0)

RESOLUTION R-23-21 APPROVING AN ECONOMIC INCENTIVE AGREEMENT WITH 2300 CARLSON, LLC (SHAKE SHACK – 560 WAUKEGAN ROAD) A Resolution authorizing an economic incentive agreement with 2300 Carlson, LLC, for Shake Shack located at 560 Waukegan Road. Mr. Lichterman noted they will open in March 2024.

Mr. Marwick is against this project because of the drive-thru. He does not think they should do business here if they cannot do it without the incentive. Mr. Marwick believes this is out of control and the Village should draw the line on tax rebates. He does not think the Village should give the incentive to 2300 Carlson, LLC.

Trustee Seiden was opposed to the project, but does not oppose the incentive, as it is a good way to attract businesses into the Village. Trustee Oppenheim stated the Village only provides incentives to very large cost projects with extenuating circumstances. Mayor Shapiro noted the building could remain dark, which would not help anyone.

Trustee Berg moved to adopt the Resolution approving an economic incentive agreement with 2300 Carlson, LLC, for Shake Shack located at 560 Waukegan Road. Trustee Oppenheim seconded the motion. The motion passed by the following vote:

AYES: Benton, Berg, Jacoby, Metts-Childers Oppenheim, Seiden (6)

NAYS: None (0)

DISCUSSION

ADJOURNMENT SINE DIE

There being no further business or discussion,
Trustee Oppenheim moved to adjourn the meeting.

Trustee Benton seconded the motion. The motion passed unanimously on a voice vote. The meeting was adjourned at 8:03 p.m.

ADMINISTRATION OF OATH OF OFFICE

Mayor Shapiro swore in the newly re-elected Trustees.

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Trustee Larry Berg, Trustee Elaine Jacoby and Trustee William “Bill” Seiden took their oaths of office.

The meeting was called to order at 8:05 p.m.

Present: Dan Shapiro, Mayor
Robert Benton
Larry Berg
Elaine Jacoby
Rebekah Metts-Childers
Mary Oppenheim
William Seiden

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

DISCUSSION

SPEEDY RECOVERY

recovery.

On behalf of the Village, Mayor Shapiro wished former Village Trustee Barbara Struthers a speedy

ARBOR DAY

Mayor Shapiro had the pleasure of planting a bald cypress with students from Shepard School.

FOOD TRUCKS

third Wednesday of every month through September.

The Village will host the Food Truck Wednesday Series starting May 17, 2023, and continuing on the

CONGRATULATIONS

by the Cincinnati Bengals.

Congratulations to DHS graduate Charlie Jones who was selected in the fourth round of the NFL Draft

ADJOURNMENT

Trustee Benton seconded the motion. The motion passed unanimously on a voice vote. The meeting was adjourned at 8:08 p.m.

There being no further business or discussion, Trustee Oppenheim moved to adjourn the meeting.

The next regular Board of Trustees meeting is scheduled to take place on Monday, May 15, 2023, at 7:30 p.m.

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APPROVED:

Mayor

ATTEST:

Village Clerk