

**CALL TO ORDER:**

President O'Leary calls to order the Village of East Dundee Regular Board meeting at 7:03 pm

**ROLL CALL:**

Trustees Ruffulo, Gorman, Lynam, Cichowski, Mahony and President O'Leary.

Trustee Carlini is absent

Also in attendance are Village Administrator Frank Koehler, Village Engineer Joe Heinz, Public Works Director TJ Moore and Village Attorney Pat O'Connor.

**PLEDGE OF ALLEGIANCE:** Recited

**CONSENT AGENDA-CONSIDERATION OF AN "OMNIBUS VOTE":**

Motion to establish an Omnibus Vote list including the Warrant's List dated September 12, 2007 and New Business item C by Gorman/Ruffulo.

A voice vote was unanimous.

Motion to accept the Omnibus Vote list including the Warrant's List dated September 12, 2007 in the amount of \$49,397.50 and New Business item (C) Resolution 29-07 Authorizing and Approving an Agreement for Implementation Services 2007-2008 between Vandewalle and Associates and the Village of East Dundee in Connection with the Provision of Professional Planning Services by Gorman/Mahony. Roll: 6 Ayes (Ruffulo, Gorman, Lynam, Cichowski, Mahony and President O'Leary), 0 Nays, Motion carries.

**PUBLIC PARTICIPATION/PERSONS TO BE HEARD FROM THE FLOOR:** None

The following persons gave comments regarding follow up on the flooding/storm event:

Kathi Kalish - 209 North

Paula Lauer - 20 Wenholtz

The following persons gave comments in favor of keeping the Van Buren property at its current R1 zoning and comments regarding concerns with flooding in that area:

Jack Van Acker - 430 Springcrest

Karla Berke - 422 N. Van Buren

Jason Schultz - 418 N. Van Buren

L.W. Harrington - 408 Springcrest

Frank Scarpelli - 9 Summit

Reports that the P & Z Commission granted a variance for a homeowner that did not prove any hardship. He asks the board if they can look into this and the current variance process. Mr. Scarpelli also asks about new Business item A, stating that some of the applicants would become non-conforming. He asks the Village Attorney to look at the ordinance since it states that they cannot rebuild the same structure.

President O'Leary encourages Kathi Kalish to provide her questions to Administrator Koehler so they can be distributed to the board.

**REPORTS OF VILLAGE OFFICIALS:**

- **Village Administrator** - Administrator Koehler and Chief Mee are touring some Police Department facilities in order to learn what works well. There is an ad running for an Economic Development Specialist. Lastly, he has hired a new assistant Heather Zipparro who will start October 1<sup>st</sup>.

- **Public Works Director** – TJ Moore informs the audience that staff is collecting information on everything that happened to all the residents during the storm / flooding event. They are also working on repairing the damages.
- **Village Attorney** – Received an email from the attorney for the Thrift Store. They issued a subpoena asking for a certified copy of the resolution that denied a petition for variation. They are also asking for an East Dundee ordinance accepting a fee in lieu of constructing storm water improvements.
- **Village President** – Thanks everyone involved with the Art / Wine Fest.

**Village Trustees:**

- **Trustee Ruffulo** – States that the Art / Wine Fest went very well. He thanks Julie O’Leary, John and Cathy Cichowski and Staff for their involvement and Erin Peterson for organizing the race.
- **Trustee Gorman** – No Report.
- **Trustee Carlini** – Absent.
- **Trustee Lynam** – The Building Architectural Committee discussed proposed changes for the River Haven Development. They asked U.S. Shelter if the porches could be moved to the front and they agreed.
- **Trustee Cichowski** – Thanks the Police Department in assisting with Sunday’s race.
- **Trustee Mahony** – Invites interested residents to attend the neighborhood Emergency Response Task Force meeting this Wednesday at 8 pm. She requests that all questions be emailed to her before Wednesday so they can be addressed at the meeting.

**NEW BUSINESS:**

**A. Ordinance: Adopting the Amendments to the Official Zoning Map of the Village of East Dundee.**  
Administrator Koehler goes over the zoning map and states that the P & Z Commission recommends approving the map with some changes as well as leaving some areas as they are currently are zoned. It is clarified that the Van Buren property is excluded.

Motion to approve Ordinance 07-40 Adopting the Amendments to the Official Zoning Map of the Village of East Dundee by Ruffulo/Mahoney.  
Roll: 5 Ayes (Ruffulo, Lynam, Cichowski, Mahony and President O’Leary), 0 Nays, 1 Present (Gorman),  
Motion carries.

**B. Ordinance: Granting Request for Re-Zoning from R-1 Single-Family Resident District, and M-1 Limited Manufacturing District, to R-3 Single-Family Residence District, for the Property Commonly Located at Van Buren and the Corporate Limits of the Village of East Dundee.**  
Administrator Koehler explains the Comprehensive Plan for the Village and states that the petitioner is requesting a zoning change from R1 to R3 on the frontage along Van Buren.

Larry Brelsford, the petitioner for the zoning application for the area west of Van Buren, addresses the audience and the board. He feels that the best use for this property would be R3, not R5 and states that it is a logical and best practices transition. He states that he made an agreement with the P & Z Commission that he would not propose more than seven homes. Although, the potential number of houses could be seven, he is unsure about one lot, as it may be needed for an access road. Basically, he feels that he is asking for consistent zoning up the street. Mr. Brelsford addresses the concern about flooding on this property. He responds that changing the zoning doesn’t grant him anything. However, re-zoning the property will give him the opportunity to look at the creek. He assures all that Kane County and the Village of East Dundee enforce the most stringent water management ordinance in the state.

Trustee Ruffulo feels that he is not ready to move on this yet. He would like to review the findings of fact and learn more about the impact of flooding. Others on the board state some level of uncertainty with the zoning change at this time and agree to table this item.

Motion to table New Business item B) Ordinance: Granting Request for Re-Zoning from R-1 Single-Family Resident District, and M-1 Limited Manufacturing District, to R-3 Single-Family Residence District, for the Property Commonly Located at Van Buren and the Corporate Limits of the Village of East Dundee by Ruffulo/Lynam.

Roll: 5 Ayes (Ruffulo, Lynam, Cichowski, Mahony and President O'Leary), 0 Nays, 1 Present (Gorman), Motion carries.

**EXECUTIVE SESSION:** None

**ADJOURNMENT:**

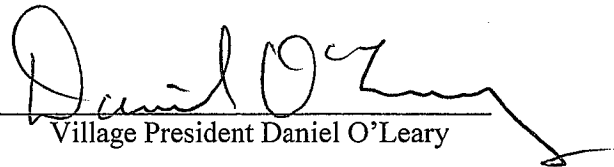
Motion to adjourn the Regular Village Board Meeting by Gorman/Lynam at 8:25 pm.

Roll: 6 Ayes (Ruffulo, Gorman, Lynam, Cichowski, Mahony and President O'Leary), 0 Nays, Motion carries.

Respectfully Submitted,

Susan Norton

By: \_\_\_\_\_

  
Village President Daniel O'Leary

Attest: \_\_\_\_\_

  
Village Clerk Susan Norton