

**Village of Shorewood Hills  
Board of Trustees Special Meeting**

Draft Meeting Minutes  
Wednesday, June 13, 2012

1. **Call to Order** Village President Mark Sundquist called the meeting to order at 7:01 pm.
2. **Roll Call** Members of the Board present were Mr. Sundquist and Trustees David Benforado, Barbara Center and Felice Borisy-Rudin. Tim Ridders and John Imes were excused. Also in attendance were Village Administrator Karl Frantz and Village Clerk Cokie Albrecht. Three visitors were in the audience.
3. **Statement of Public Notice** Karl Frantz confirmed the meeting had been properly posted and noticed.
4. **Procedures Orientation** There was none this evening.
5. **Appearances and Communications** There were none.
6. **Board Matters**
  - A. **Ordinances**
    - i) **Second and possible third reading of Ordinance L-2012-5 amending the Specific Implementation Plan for a mixed use affordable housing project located at 2707-2719 Marshall Court** Mr. Sundquist moved and Ms. Center seconded a motion waiving the third reading and approving L-2012-5. Motion passed unanimously.  
Mr. Hurley arrived at 7:08 pm.
    - B. **New Business Motions and Resolutions**
      - i) **Consider revised tax increment agreement with Stone House Development for mixed use project at 2707-2719 Marshall Court** Mr. Benforado moved and Mr. Hurley seconded a motion to approve the revised agreement. Motion passed unanimously. The Trustees expressed concern that Section 1.7 on page 2 of the Land Use Restriction Agreement would, through time, result in an imbalance in the number of affordable rental units. Mr. Arensen of Stone House Development said the company would send the Village a letter confirming it would make a good faith effort to keep, over the long term, the balance of affordable units as presently proposed.
      - ii) **Resolution R-2012-12 approving Specific Implementation Plan for Oak Park Place of Shorewood Hills continuum of care project at 4310 University Avenue** Mr. Benforado moved and Mr. Hurley seconded a motion to approve R-2012-12. Motion passed unanimously.
      - iii) **Resolution R-2012-13 reserving \$300,000 in tax increment funds for affordable housing projects** Mr. Benforado moved and Mr. Hurley seconded a motion to approve R-2012-13 with a revision of the second to last paragraph to read: “.... The reservation of Allowable Project Funding shall be effective *four years from the effective date of the Conciliation Agreement, dated \_\_\_\_\_, or until repealed or modified by resolution of the Village Board.*” (italics indicate words added). Motion passed unanimously.

**iv) Consider accepting conveyance of temporary and permanent easements from 800 University Bay Drive, LLC** Mr. Benforado moved and Mr. Hurley seconded a motion to approve the Right of Way Agreement with the revision of Paragraph #4 on page 2 to say Grantee shall reimburse the Grantee up to a total of \$3,000 and the Grantor shall be responsible for replacement costs exceeding \$3,000. Motion passed unanimously.

The Board did not go into closed session.

**7. Adjourn** Meeting adjourned at 7:54 pm.

Respectfully submitted,

Colleen Boyle Albrecht  
Village Clerk