

**Village of Shorewood Hills
Board of Trustees Minutes
Monday, August 20, 2018**

1. Called to Order Village President David Benforado called the meeting to order at 7:01 p.m.

2. Roll Call Members of the Board present were Mr. Benforado and Trustees Fred Wade, Anne Readel, Mark Lederer, Tracy Bailey and Village Treasurer Sean Cote. Trustee John Imes and Scott Friedman were excused. Also in attendance were Public Works Chief John Mitmoen, Administrative Services Manager/Deputy Clerk David Sykes and Village Clerk Karla Endres. Village Administrator Karl Frantz arrived later.

3. Statement of Public Notice Karla Endres stated the meeting has been properly noticed.

4. Procedures Orientation

5. Appearances and Communications

6. Board Matters

A. Payment of Bills

Mr. Cote reviewed the bills and noted that there was an interest statement from Associated Trust that was not an invoice but an interest statement and was removed in the amount of \$11,121.25. He would recommend approval of the prepaids in the amount of \$71,740.57 and board bills in the amount of \$193,779.13.

Mr. Wade moved and Mr. Lederer seconded a motion that the Board ratify payment of the July prepaids in the amount of \$71,740.57 and authorize payment of the August board bills in the amount of \$193,779.13 including \$3,926.66 of August bills that have already been paid for a total of \$265,519.70.

Motion passed 5-0.

B. Consent Agenda

Mr. Wade requested the removal of item iii and the minutes.

Mr. Lederer moved and Ms. Readel seconded a motion to approve the block party permits for Oxford Road and Edgehill Drive.

Motion passed 5-0.

Mr. Wade made a few minor suggestions to the minutes.

Mr. Wade moved and Mr. Lederer seconded a motion to approve the July 16, 2018 minutes as amended and the August 9, 2018 closed session minutes.

Motion passed 5-0.

iii. Acknowledge receipt of 2017 financial statements

Mr. Wade moved and Mr. Lederer seconded a motion that the Village acknowledge receipt of the 2017 financial statements and communication to those charged with governance and management from our auditors Baker Tilly.

Motion passed 5-0.

C. Ordinances

i. Second reading of an ordinance L-2018-3 rezoning property located at 2801 Marshall Court from C-3 to planned unit development general development plan (Lodgic co-working, restaurant, childcare mixed use development)

Mr. Benforado gave a brief summary on the August 7, 2018 meeting with the Plan Commission regarding the specific development plan (SDP) for Lodgic. There they specifically discussed the

HVAC units and traffic study. The HVAC system was suggested to be re-directed to University Avenue instead of toward Marshall Court. There as a discussion on the use of the word “bar” and alternatives for that word.

Mr. Lederer stated that parking was also discussed at the Plan Commission meeting.

Deferred and went on to agenda item D. iii.

D. New Buisness Resolutions and Motions

iii. Consider Village outreach plan for promoting fireworks fundraiser golf event

Mr. Lederer gave a brief background on the plan to have a fundraiser on September 10, 2018 for the fireworks fund at Blackhawk Country Club. He stated the Blackhawk Liaison Committee is excited about this event as it directly benefits the Village as well as Blackhawk Country Club.

He stated they are speaking out tonight to get the official support of the Board and ask permission to email residents using the village email blasts to promote the event.

Mr. Wade stated he would hope this would be an annual event and asked how far the Village can go “partnering” with Blackhawk to promote this using Village resources.

Ms. Readel enjoys this idea and asked if there was way to have this on the weekend instead of a Monday at noon.

Mr. Lederer stated that Mondays are reserved for tournaments and are non-membership days for the Club.

Mr. Benforado clarified that Mr. Lederer is asking for the permission for Village resources to be used as well as the Villages blessing on making this event known.

Mr. Lederer moved Mr. Wade seconded the Village Board support for partnering with Blackhawk Country Club for the September 10th Village Scramble at Blackhawk Country Club to benefit the July 4th fireworks event.

Motion passed 5-0.

Returned to item C i.

Duane Johnson, Knothe and Bruce explained the changes in the GDP and SDP approval since the July Board meeting. He showed the site plan is relatively unchanged. Entrances from Marshall Court are separated and any regulations with the liquor licensing requirements and they are all met. He showed the three different areas of bicycle parking around the development. The outdoor plaza is set back 80 feet from Marshall Court and is closer to University Avenue. The playground area is 13% higher than the state regulations require, so that regulation is met as well. He stated the second floor hasn't changed except for the light disturbance from Marshall Court.

They addressed the dimming of light pollution from the second floor of Lodgic. There would be automatic shades that would dim as of 9:00 pm on the Marshall Court side. The infrastructure will be planned for solar panels and the hope is that they will be installed when under construction but if for financial reasons that prohibit this initially, the infrastructure would be there for the future. The SDP would also include verbiage about the window signs being included in the original SDP. Any tenant signage would need to comply with the SDP.

Kyle Henderson, Strand Associates, explained the traffic counts on Marshall Court during the weekday. There were speed concerns studied as well and there wasn't much of a different from the west side to the east side of Marshall Court. They averaged 22 miles per hour.

Mike Slavney, Vandewalle & Associates, determined that the submittal is complete and complies with the Village's comprehensive plan. The SDP and the GDP was consistent with their submittal.

Brian Berquist stated there was nothing significant to report in regards to the engineering for the Village at this point.

Mr. Benforado suggested they go to public comment.

Michael Stienon, 2814 Marshall Court, believes the traffic is at capacity on Marshall Court with the amount of cars along with pedestrians and bikers. He suggested that Catafalque Drive not go all the way through to Marshall Court and be left as a dead end. He suggested the Village make two commitments: 1.) Monitoring parking use and 2.) Know there is enough parking on Marshall Court but that it is being utilized by Non-Marshall Court businesses.

Kyle Henderson clarified that there is a total of 740 vehicles between the west and east. Not from each direction.

Sarah Kaiksow, 2899 Marshall Court Unit 9, asked Duane how often tractor trailers would deliver and what a “regular basis” is. Her second question is why the shades in the windows would not be shut based on the seasons and not the close of business operations for the project.

Rich Arneson stated that the tractor trailers would not be on a routine basis rather on an individual basis if there is an oven that goes out or the HVAC system is delivered on a tractor trailer. He also stated that the shades and windows from the project are a little over reaching to state that no light will pass through on Marshall Court. They are attempting to be accommodating but feel it’s over bearing that they are being requested to not shed any light on the Marshall Court side of the project.

Mr. Benforado stated that the Board takes everything into their consideration when making a decision on a project. They listen to every resident comment.

Ms. Readel stated each project is different. She stated she understands the unique concerns on Marshall Court but they are assessing a plan based of the Neighborhood Comprehensive Plan. She has been told by residents they are too cookie cutter, so she likes the idea of a new project that is unique to Shorewood Hills.

Mr. Lederer stated all considerations would be taken into account in using his judgement as to what is in the best interest of the Village as a whole.

Bob Falk, 1227 Shorewood Blvd, stated that he is in support of having a bar at the project and don’t view this as an establishment that will be a negative attribute but more as a positive one. Closed public comments at 8:25 pm.

Mr. Lederer asked if the hours of operation for the outdoor patio are listed and regulated.

Cheryl Farr stated the upstairs deck would be secured when the facility was secured for the day and there were no more staff for the day. The lower patio would be secured when the restaurant was closed.

Mr. Lederer also asked if the signage was the only piece that was not approved by the Plan Commission.

Mike Slavely stated that was correct.

Mr. Arneson stated there would be small background music speakers on the outdoor patio that would have to comply with the noise ordinance.

Mr. Frantz gave a brief background on the noise ordinance.

Mr. Wade asked what the capacity of the event space.

Cheryl Farr state it was approximately 60 people.

Mr. Lederer asked about the contemplated agreement between Psychiatric Services and the Developer for parking spaces to lease.

Rich Arneson stated that is not a done deal and is based on how many stalls they have now and how many they desire. They are going to convert the parking to festival parking instead of

reserved stalls. Dental Health is not included on the stall count. 52-62 stalls are empty throughout the day in Arbor Crossing. Psychiatric Services wants 15 stalls and Stone House development wants to be comfortable with the stalls they lease them before they commit to a certain number of stalls to lease them. He believes that Stone House will be able to lease Psychiatric Services the 15 stalls they desire but are finalizing the numbers.

Mr. Benforado and Mr. Lederer both suggested that Rich Arneson continue to work with Psychiatric Services to find a solution to their parking stall needs.

Mr. Benforado asked Mr. Frantz to have Chief Chapin figure out a plan to make sure Marshall Court is being ticketed every two hours. He would also like to see the parking ordinance be enforced seven days a week.

Mr. Wade moved and Ms. Readel second a motion to approve the second reading of Ordinance L-2018-3 rezoning property located at 2801 Marshall Court from C-3 to planned unit development general development plan (Lodgic co-working, restaurant, childcare mixed use development)

Motion passed 5-0.

ii. First and possible second reading of an ordinance L-2018-4 creating a two hour parking zone on Marshall Court

Mr. Benforado would be in support of a first reading of the ordinance but would like to give residents of Marshall Court more notice.

Michael Steinnon, 2814 Marshall Court, is in favor of the two hour parking zone and believes it will calm traffic.

Dan Levin, Psychiatric Services, is in favor of the on street additional parking that would be allowed with this ordinance.

Mr. Wade moved and Ms. Readel seconded a motion to approve the first reading of ordinance L-2018-4.

Motion passed 5-0.

i. Initial consideration of Specific Development Plan for 2801 Marshall Court mixed use development

There was a small discussion on the logistics that surround the Specific Development Plan (SDP).

Ms. Readel inquired about the solar panels and where those fall into the SDP.

Mr. Benforado likes the relationship between the developer and the Village, there has been give and take on both sides. The SDP illustrates the detailed conversations between the Plan Commission and the Developer. Mr. Benforado would like to see if the signage on the Marshall Court side could be softer than the signage on the University Avenue side.

Mr. Wade inquired about the flexibility of the childcare hours.

Cheryl Farr stated it allows them to be flexible to those with alternative work hours. The childcare is open from Monday through Saturday and closed on Sundays.

Mr. Lederer asked what happens or what the process to amend the hours of operation is.

Mr. Frantz stated it would have to go through an amendment process and have three readings of the ordinance and be approved by the Board after that.

ii. Initial consideration of certified survey map for 2725, 2801 Marshall Court and 2840-2862 University Ave

Brian Berquist gave a brief explanation of the property considered in the certified survey map.

Mr. Lederer stated this does not include the piece of property owned by Psychiatric Services to complete the bike path.

Mr. Benforado confirmed it would not include that and would require a second certified survey map for that acquisition of that property in the future. It would possibly require two certified survey maps based on the fact that there are two separate parcels for that property involved.

Break at 9:26 pm.

Reconvene at 9:31 pm.

iv. Consider installation of temporary speed hump on Edgehill Drive and agreement with County Highway Department for speed and volume counts

Mr. Lederer gave a brief summary of the background to a need for traffic calming on Edgehill Drive after performing a traffic study.

At this time, the meeting was interrupted by the flooding water coming in the basement light fixtures.

9. Adjourn

Meeting was adjourned at 9:42 p.m.

Mr. Benforado moved and Mr. Wade seconded adjournment.

Respectfully submitted,

Karla Endres, Village Clerk