

**VILLAGE OF HINSDALE  
PLAN COMMISSION  
MINUTES OF THE MEETING  
Wednesday, October 11, 2023**

The regularly scheduled meeting of the Village of Hinsdale Plan Commission was called to order by Chairman Cashman, in Memorial Hall of the Memorial Building, 19 E. Chicago Avenue, Hinsdale, IL on Wednesday, October 11, 2023, at 7:31 p.m., roll call was taken.

**PRESENT:** Commissioners Jim Krillenberger, Gerald Jablonski, Julie Crnovich, Mark Willobee, Anna Fiascone, Laurel Haarlow, Cynthia Curry, and Chairman Steve Cashman

**ABSENT:** Commissioner Scott Moore

**ALSO PRESENT:** Bethany Salmon, Village Planner

**Public Comment on Non-Agenda Items**

Chairman Cashman asked for public comments.

Village Planner Bethany Salmon recognized the efforts of Commissioners Moore, Crnovich, and Curry on all the hard work they have done to restore the Carillon and the bells in the Memorial Building.

Village Planner Bethany Salmon also stated the plaza and roof railing campaign is up and running. Over the last few weeks the Village has received several donations from residents and business. The Village staff and Board Members have been working to finalize the project details and plans. There are six different donation levels, business who participate will receive a window cling, residents who participate will receive a yard sign, and depending on the donation amount, donors will have their name printed on the plaque that will be displayed on the patio once constructed. Contributions are tax deductible and the target deadline is December 31, 2023.

**Approval of Minutes – August 9, 2023**

Hearing no comments, a motion was made by Commissioner Jablonski, seconded by Commissioner Willobee, to approve the August 9, 2023, draft minutes as submitted. The motion carried by the roll call vote of 5-0 as follows:

**AYES:** Commissioners Jablonski, Crnovich, Willobee, Fiascone, and Chairman Cashman  
**NAYS:** None  
**ABSTAIN:** Commissioners Haarlow, Curry, Krillenberger  
**ABSENT:** Commissioner Moore

**SIGN PERMIT REVIEW**

**a) Case A-27-2023 – 22 W. First Street – Images Med Spa – Sign Permit Review – Installation of Two (2) Wall Signs**

Robby Whitehead from Olympic Signs in Lombard presented an overview of the proposed wall signs. The first sign is located on the front elevation and will be non-illuminated dimensional letters. The second sign will be installed on the side of the building and the existing lights on top will remain.

Commissioner Haarlow stated that the signs meet the code requirements and the signs themselves fit the surrounding context. Commissioner Curry agreed with Commissioner Haarlow and had no additional comments.

Commissioner Krillenberger, Commissioner Jablonski, and Commissioner Willobee had no comments. Commissioner Crnovich stated that the signs are very well done. Commissioner Fiascone commented that she noticed that the signs were up before they were approved. Mr. Whitehead stated that one of the signs is a temporary display and the one on the side has not been installed yet.

A motion was made by Commissioner Krillenberger, seconded by Commissioner Curry to approve Case A-27-2023 – 22 W. First Street – Images Med Spa – Sign Permit Review - Installation of Two (2) Wall Signs. The motion carried by a roll call vote of 8-0 as follows:

**AYES:** Commissioners Haarlow, Curry, Krillenberger, Jablonski, Crnovich, Willobee, Fiascone, and Chairman Cashman  
**NAYS:** None  
**ABSTAIN:** None  
**ABSENT:** Commissioner Moore

**b) Case A-29-2023 – 908 N. Elm Street – UChicago Medicine / Advent Health – Installation of One (1) Wall Sign and Installation of New Sign Faces on an Existing Ground Sign**

Garry Potts, owner of Professional Permits, presented an overview of the proposed signs. Mr. Potts stated that the signs are due to rebranding for Amita. Advent has now partnered with University of Chicago Medicine. Mr. Potts stated that they are asking to change the sign face of the existing monument sign and replace the wall sign.

Commissioner Fiascone had no comments. Commissioner Willobee asked if the current standalone sign is illuminated. Mr. Potts stated that it is illuminated. Commissioner Crnovich and Jablonski have no comments. Commissioner Krillenberger asked if the colors will stay black and white. Mr. Potts stated yes. Commissioner Curry and Haarlow had no comments.

A motion was made by Commissioner Crnovich, seconded by Commissioner Willobee to approve Case A-29-2023 – 908 N. Elm Street – UChicago Medicine / Advent Health – Installation of One (1) Wall Sign and Installation of New Sign Faces on an Existing Ground Sign. The motion carried by a roll call vote of 8-0 as follows:

**AYES:** Commissioners Haarlow, Curry, Krillenberger, Jablonski, Crnovich, Willobee, Fiascone, and Chairman Cashman  
**NAYS:** None  
**ABSTAIN:** None  
**ABSENT:** Commissioner Moore

**Public Hearing**

**a) Case A-38-2022 – Vine Street Station – Planned Development Detailed Plan, Exterior Appearance and Site Plan Review, Map Amendment, Tentative and Final Plat of Subdivision, and Sign Permit Review to allow for the development of twelve (12) age-restricted lifestyle housing units within an existing building located at 125 S. Vine Street – Request by Holladay Properties Services Midwest, Inc.**

Please refer to **Attachment 1** for the transcript for Public Hearing Case A-38-2022.

A motion was made by Commissioner Jablonski, seconded by Commissioner Krillenberger, to open the Public Hearing for Case A-38-2022 – Vine Street Station – Planned Development Detailed Plan, Exterior Appearance and Site Plan Review, Map Amendment, Tentative and Final Plat of Subdivision, and Sign

Permit Review to allow for the development of twelve (12) age-restricted lifestyle housing units within an existing building located at 125 S. Vine Street – Request by Holladay Properties Services Midwest, Inc. The motion carried with a roll call vote of 8-0 as follows:

**AYES:** Commissioners Haarlow, Curry, Krillenberger, Jablonski, Crnovich, Willobee, Fiascone, and Chairman Cashman  
**NAYS:** None  
**ABSTAIN:** None  
**ABSENT:** Commissioner Moore

Drew Mitchell and Mike O'Connor representing the applicant Holladay Properties, lead designer Lori Kappel, associates Mike Doyle and Donald Tomei, architect Chris Walsh, the project attorney Lauren Kavanaugh and Javier Millan, the project traffic engineer, were present to address the Plan Commission.

Mr. Mitchell addressed some of the items that were changed from their Concept Plan to their Detailed Plan. Garage parking spaces have been adjusted to be code compliant. The loading space has been removed, the outdoor spaces have been further refined, a request for signage, and two window decals is requested.

Mr. Walsh presented the detailed changes that have been made. Mr. Walsh stated that the parking spaces were reconfigured to 9 foot spaces to be code compliant. In the revised application, the required loading space has been removed and a waiver to the Zoning Code has been requested. With only 12 units, it is not anticipated that there will be a lot of recurring move-ins or use to justify the space. There are other areas on site where a truck can be accommodated for that period of time.

Mr. Walsh provided an overview of the outdoor open space. The side yard will be converted to private space for the residence of the building. This space will have a TV, fire pit, and other elements that will be fenced in. Mr. Walsh asked for these changes to be allowed. Due to the site being in a floodplain, the first floor had to be lifted, which raised the existing door and requires entrance steps and accessible ramp. The historic stone sign above the door will be preserved with the lifting of the entrance door and first floor.

Mr. Walsh notes that the interior floor plans include minor changes, such as the addition of the sprinkler room and the removal of bedrooms to accommodate that space. The unit count remains the same as originally proposed. Building elevations also incorporate minor changes. Some windows have shifted due to interior changes. Signage on the front awning and entrance doors has been included for review. It was also noted that there is a plan to reuse the existing concrete base in the front yard off of Vine Street to place a new flagpole in that area.

Mr. Mitchell highlighted the preservation of the building, which will include saving the entrance cornerstone, cleaning the limestone and brick, and restoring the two-story stained glass window. Mr. Mitchell spoke about the units being 80% age restricted as well as that there will be no storage of items on the balconies.

Chairman Cashman discussed the Planned Development review criteria and process. The Plan Commission shall review whether the Detailed Plan is in substantial conformity with the approved Concept Plan, the merit or lack of merit of any departure from the Detailed Plan with the approved Concept Plan, if the Detailed Plan complies with any and all conditions imposed by approval of the Concept Plan, and if the Detailed Plan complies with provisions of the code and other applicable Federal State Laws and Village codes, ordinances, and regulations.

Commissioner Haarlow was appreciative of the reuse of the building since this building has contributed to the fabric of the community. With regards to the flagpole, the pole is higher than what would be code complaint. Mr. Walsh stated the flag pole will be 35 feet from the ground, which will be below the height of the building.

Commissioner Haarlow stated she had no objections to the Map Amendment. She asked if the TV will be a distraction to drivers along Second Street. Mr. Mitchel stated that it will be screened by the fence to some degree and he is willing to discuss certain hours for usage. Mr. Mitchell agreed to remove the TV if it becomes a distraction. Commissioner Haarlow asked to take safety considerations in the planning of the outdoor space. Mr. Walsh also stated that there will be bushes and trees planted to help shield the area.

Commissioner Curry asked if the sound off the TV will affect the neighbors. Mr. Mitchel stated they are willing to include volume controls and limit hours of the TV in their Condominium By-laws.

Commissioner Curry asked how people would move in and out if the loading zone was eliminated. Mr. Walsh said that people can utilize the elevator or the wide staircases. Mr. Mitchel stated that since this building will only have 12 units, it is highly unlikely that all the units will be moving in or out on the same day. He does not see any logistical issues with the moving in or out process.

Commissioner Curry stated that the flagpole needs a light on top or the flag needs to be taken down each night. The sound of the flagpole may also be a concern to neighbors. Mr. Mitchell stated that the flag will have a light added.

Commissioner Krillenberger asked for clarification on what the trellis is. Mr. Walsh explained that the trellis is like a lattice where the vines will grow on.

Commissioner Krillenberger asked what the age restriction will be on the units. Mr. Mitchell stated that the intent is for the age restricted to be for 55 years and older. Commissioner Krillenberger asked if there are any other provisions in the covenants other than policing by the homeowners. Lauren Kavanaugh informed the Commission that during the purchase process, the purchaser will fill out an age verification addendum. The Fair Housing Act requires at least 80% of the building has to have residents that are 55 years old and up. The building cannot be 100% age-restricted. It is stated in the declaration and by-laws that nobody under the age of 22 can occupy the units.

Commissioner Krillenberger asked Mr. Mitchell if all the units are already sold. Mr. Mitchell stated that they have a lot of interest in the units.

Commissioner Jablonski spoke about his concerns in regards to the TV noise. He said limiting the volume and hours of the TV is a good idea. Mr. Mitchell stated that they can agree on certain hours for usage and to limiting the volume.

Commissioner Crnovich stated that there is a community need for this type of building. Commissioner Crnovich asked if the lighting on the exterior walls will be shielded. Mr. Walsh stated that a photometric plan was completed and that the exterior wall lighting will be shielded, with the lighting oriented up and down.

Commissioner Crnovich expressed her concern about the electric bikes and scooters, particularly the danger that they can cause in the corner park and the sitting garden. Mr. Mitchell stated that they are planning on putting up signage in the eastern park, however, the western park area is a publicly accessible park that will be privately maintained.

Commissioner Willobee asked where the retaining wall will be placed to prevent flooding in the garage. Mr. Walsh said that there is a wall around the garage and the top of the wall will be above the floodplain line.

Commissioner Willobee asked how will trash be disposed if no dumpsters will be provided. Mr. Walsh stated that there will be a trash room in the garage level in the building. The plan is to have the garbage truck back down the ramp, the garbage collector would go into the building to wheel the trash containers out, dump them, and wheel the containers back in. The trash pick-up days will be worked out with the trash company.

Commissioner Willobee expressed similar concerns about the TV noise. Commissioner Willobee asked if there is any opportunity to do a bio-retention in the parkway to prevent flooding. Mr. Walsh said that they have been working with their civil engineer and have done as much work as they can to prevent flooding.

Commissioner Fiascone stated she was not concerned about the TV and the age restriction on the units will help reduce the noise from gatherings.

Chairman Cashman stated he was excited about the project. He said he is not concerned about the sound and believes it is more about people being good neighbors. Chairman Cashman asked how many bedrooms the units will have. Mr. Walsh said that only one unit will have one bedroom and the rest will be two to three bedroom units.

Thomas Heinz lives across the street from the property. Mr. Heinz stated that they have done a great job designing and restoring the building. His concern is with parking, the flood zone, and the sound from the TV. Mr. Heinz stated that in the 45 years he has lived there, the flooding has improved but he wanted to make sure that the work done on that property will not redirect water onto Vine Street. As far as parking, it is only currently allowed on one side of Vine Street. Mr. Heinz wanted to make sure that parking will not become an issue in the future on this street. Mr. Heinz suggested that Second Street should be turned into a two-way street to avoid traffic on Vine Street. Mr. Heinz asked if “no parking on this side of the street” signs can be placed on Vine Street to avoid people parking in front of the existing homes.

Chairman Cashman asked what were the previous discussions on making Second Street a two-way street. Ms. Salmon stated that the Village Board decided to keep the street one-way, but that it can be revisited in the future.

Mr. Mitchell said that there is an existing parking lot on site for construction workers and the Zion Lutheran Church has agreed for overnight guests staying at the units to park their vehicles in their lot.

Daniel Diorio stated he lives on Vine Street and reported parking concerns and having access to the full proposal. Chairman Cashman informed Mr. Diorio that the packet is located on the Village website for his review.

Commissioner Curry asked if the no parking signs can be corrected. Ms. Salmon stated that she can connect Mr. Heinz with Public Services and the Police Department to consider those corrections.

A motion was made by Commissioner Crnovich, seconded by Commissioner Krillenberger, to close the Public Hearing for Case A-38-2022 – Vine Street Station – Planned Development Detailed Plan, Exterior Appearance and Site Plan Review, Map Amendment, Tentative and Final Plat of Subdivision, and Sign Permit Review to allow for the development of twelve (12) age-restricted lifestyle housing units within an existing building located at 125 S. Vine Street – Request by Holladay Properties Services Midwest, Inc. The motion carried with a roll call vote of 8-0 as follows:

- AYES:** Commissioners Haarlow, Curry, Krillenberger, Jablonski, Crnovich, Willobee, Fiascone, and Chairman Cashman
- NAYS:** None
- ABSTAIN:** None
- ABSENT:** Commissioner Moore

A motion was made by Commissioner Willobee, seconded by Commissioner Curry to approve Case A-38-2022 – Vine Street Station – Planned Development Detailed Plan, Exterior Appearance and Site Plan Review, Map Amendment, Tentative and Final Plat of Subdivision, and Sign Permit Review to allow for the development of twelve (12) age-restricted lifestyle housing units within an existing building located at 125 S. Vine Street – Request by Holladay Properties Services Midwest, Inc. subject to the following conditions:

1. The applicant investigate amendments to the Condominium By-laws to address noise and hours of operation for the proposed outdoor television.
2. The Village Board evaluate changes to parking signs on adjacent streets in the neighborhood and consider converting Second Street from a one-way street to a two-way street.
3. The applicant investigate if additional stormwater management infrastructure or practices be used.

The motion carried by a roll call vote of 8-0 as follows:

**AYES:** Commissioners Haarlow, Curry, Krillenberger, Jablonski, Crnovich, Willobee, Fiascone, and Chairman Cashman  
**NAYS:** None  
**ABSTAIN:** None  
**ABSENT:** Commissioner Moore

## **PUBLIC MEETINGS**

### **a) Case A-28-2023 – 102 W. Chicago Avenue – Fuller’s Car Wash – Exterior Appearance and Site Plan Review to Allow for the Installation of a Brick Wall and Bollards at 102 W. Chicago Avenue in the B-1 Community Business District**

Joel Groenewold, the project attorney, and Doug Fuller, representing Fuller’s Car Wash, were present at the meeting and provided an overview of the application.

Mr. Groenewold stated the bollards were installed as a response to the tragic accident that occurred in July. A brick wall is proposed around the bollards, which is intended to match the existing brick wall at Fullers Service Center to the north of the site.

Commissioner Fiascone asked for clarification on why the applicant chose the specific locations for the bollards. Mr. Fuller responded that he chose the locations after the accident occurred to increase safety on site, to ensure that this type of accident will not happen again, and to allow for room for vehicles to exit from the car wash.

Commission Willobee asked if the bollards were designed and engineered so that they are protective of vehicles. Mr. Fuller and Mr. Groenewold stated they are concrete-filled steel bollards that extend four (4) feet down and will stop any vehicle. The applicant confirmed that the wall is intended to be more visually attractive to hide the bollards that serve as the protective barrier. Mr. Fuller stated they may add plants to increase the attractiveness. Mr. Groenewold confirmed the wall and the limestone cap will be constructed of solid brick and limestone, not a veneer or faux material.

Commissioner Haarlow asked if there is enough space between the edge of the proposed wall and the sidewalk or property line to include a planting bed similar to the wall located to the north at the Fullers Service Center. Mr. Groenewold stated the existing area is impervious and there is limited space -- only a couple of inches -- between the wall and the property line to add a planting area, but the intent is to

possibly add planters on the top or side of the wall. They would be open to looking into digging out the pavement and adding a plant area if it was requested.

Commissioner Cashman stated concerns over the salt in the area from the car wash. Commissioner Cashman suggested that they pour a foundation and set the top about 6" above the pavement to prevent the wall from deteriorating in the future from the salt.

Mr. Fuller apologized for constructing the bollards without Village approval and noted it was an emotional time.

Several Commissioners noted they supported the appearance of the wall and that it will match the wall to the north located at Fullers Service Center.

No members of the public provided comment at the meeting. Staff did not receive complaints or negative feedback from members of the public prior to the meeting.

A motion to approve case A-28-2023 – 102 W. Chicago Avenue- Fuller’s Car Wash – Exterior Appearance and Site Plan Review to Allow for the Installation of a Brick Wall and Bollards at 102 W. Chicago Avenue in the B-1 Community Business District was made by Commissioner Krillenberger and seconded by Commissioner Jablonski, as submitted. The vote carried by a roll call vote as follows:

- AYES:** Commissioners Haarlow, Curry, Krillenberger, Jablonski, Crnovich, Willobee, Fiascone and Chairman Cashman
- NAYS:** None
- ABSTAIN:** None
- ABSENT:** Commissioner Moore

**Adjournment**

Chairman Cashman asked for a motion to adjourn. A motion was made by Commissioner Krillenberger, seconded by Commissioner Jablonski, to adjourn the regularly scheduled meeting of the Village of Hinsdale Plan Commission of the October 11, 2023.

The meeting was adjourned at 9:01 PM after a unanimous voice vote of 8-0.

ATTEST: \_\_\_\_\_  
Agnes Maka, Community Development Office

STATE OF ILLINOIS )  
 ) ss:  
COUNTY OF DU PAGE )

BEFORE THE HINSDALE PLAN COMMISSION

In the Matter of: )  
 )  
 )  
VINE STREET STATION )  
CASE NO. A-38-2022 )

REPORT OF PROCEEDINGS had and testimony  
taken at the hearing of the above-entitled  
matter before the Hinsdale Plan Commission, at  
19 East Chicago Avenue, Hinsdale, Illinois, on  
the 11th day of October, A.D. 2023, at the  
hour of 7:30 p.m.

BOARD MEMBERS PRESENT:

- MR. STEPHEN CASHMAN, Chairman;
- MR. JIM KRILLENBERGER, Member;
- MS. JULIE CRNOVICH, Member;
- MS. ANNA FIASCONE, Member;
- MS. LAUREL HAARLOW, Member;
- MR. MARK WILLOBEE, Member;
- MR. GERALD JABLONSKI, Member;
- MS. CYNTHIA CURRY, Member.



1 ALSO PRESENT:  
 2 MS. BETHANY SALMON, Village Planner;  
 3 MR. DREW MITCHELL, Applicant;  
 4 MR. MICHAEL O'CONNOR, Applicant;  
 5 MR. CHRISTOPHER WALSH, Architect;  
 6 MS. LAUREN KAVANAUGH, Attorney for  
 Applicant.

7 \_\_\_\_\_  
 8 CHAIRMAN CASHMAN: Call to order the  
 9 Plan Commission meeting for Wednesday,  
 10 October 11th.  
 11 Roll call, please, Bethany.  
 12 MS. SALMON: Commissioner Haarlow?  
 13 MS. HAARLOW: Here.  
 14 MS. SALMON: Commissioner Curry?  
 15 MS. CURRY: Here.  
 16 MS. SALMON: Commissioner  
 17 Krillenberger?  
 18 MR. KRILLENBERGER: Here.  
 19 MS. SALMON: Commissioner Jablonski?  
 20 MR. JABLONSKI: Here.  
 21 MS. SALMON: Commissioner Crnovich?  
 22 MS. CRNOVICH: Here.

07:32:26PM

1 MS. SALMON: You can do a motion to  
 2 open the public hearing.  
 3 CHAIRMAN CASHMAN: Motion to open the  
 4 public hearing.  
 5 MR. JABLONSKI: So moved.  
 6 MR. KRILLENBERGER: Second.  
 7 CHAIRMAN CASHMAN: Roll call vote,  
 8 please.  
 9 MS. SALMON: Commissioner Haarlow?  
 10 MS. HAARLOW: Aye.  
 11 MS. SALMON: Commissioner Curry?  
 12 MS. CURRY: Aye.  
 13 MS. SALMON: Commissioner  
 14 Krillenberger?  
 15 MR. KRILLENBERGER: Aye.  
 16 MS. SALMON: Commissioner Jablonski?  
 17 MR. JABLONSKI: Aye.  
 18 MS. SALMON: Commissioner Crnovich?  
 19 MS. CRNOVICH: Aye.  
 20 MS. SALMON: Commissioner Willobee?  
 21 MR. WILLOBEE: Aye.  
 22 MS. SALMON: Commissioner Fiascone?

07:42:29PM

1 MS. SALMON: Commissioner Willobee?  
 2 MR. WILLOBEE: Here.  
 3 MS. SALMON: Commissioner Fiascone?  
 4 MS. FIASCONE: Here.  
 5 MS. SALMON: Commissioner Moore is  
 6 absent.  
 7 And Chairman Cashman?  
 8 CHAIRMAN CASHMAN: Here.  
 9 (WHEREUPON, proceedings were  
 10 had which were not taken  
 11 stenographically.)  
 12 CHAIRMAN CASHMAN: Our next order of  
 13 business is a public hearing. Case A-38-2022,  
 14 the Vine Street Station planned development  
 15 detailed plan, exterior appearance and site plan  
 16 review, map amendment, tentative and final plat  
 17 of subdivision, and sign permit review to allow  
 18 for the development of 12 age-restricted  
 19 lifestyle housing units within an existing  
 20 building located at 125 South Vine Street.  
 21 Is there someone here representing the  
 22 applicant?

07:41:58PM

1 MS. FIASCONE: Aye.  
 2 MS. SALMON: Chairman Cashman?  
 3 CHAIRMAN CASHMAN: Aye.  
 4 If there's anyone who would like to  
 5 speak on this matter, if you could, please, be  
 6 sworn in.  
 7 (Witnesses sworn in.)  
 8 CHAIRMAN CASHMAN: Thank you. If you'd  
 9 like to give us an introduction and an overview.  
 10 Nice to see you again.  
 11 MR. MITCHELL: It's really good to be  
 12 back here. Good evening to our Plan Commission.  
 13 Good evening, Chairman Cashman and our Plan  
 14 Commission members. This is month 31 of us  
 15 working on the Vine Street Station project.  
 16 We've got a whole team of people that are real  
 17 excited to be here this evening.  
 18 My name is Drew Mitchell. I'm a  
 19 resident of Hinsdale. I live at 122 East 7th  
 20 Street here in town. Joining me from Holladay  
 21 Properties, which is the applicant, is my  
 22 partner Michael O'Connor; our lead designer,

07:43:11PM

07:43:38PM

1 Lori Kappel; and my associates, Mike Doyle and  
2 Donald Tomei. We've also got our architect of  
3 record this evening, Chris Walsh, from Tandem  
4 Architecture. We're represented by Lauren  
5 Kavanaugh, she's our counsel. And we've got our  
6 traffic study consultant, Javier Milan, from  
7 KLOA here.

8 I'm also really thrilled to see  
9 that our sellers are here, which, really, is,  
10 probably, an unfair to way to describe them.

07:44:11PM

11 They have been partners. So we have Pastor  
12 Klein, who is the head of the Zion Lutheran  
13 Church, as well as the congregation president,  
14 Suzanne McGivney. Thank you for coming this  
15 evening.

16 So you have seen this project  
17 before. They have encouraged me to be concise,  
18 which has been a lifelong challenge. So just  
19 trying to frame this quickly, we're going to  
20 talk about the changes from our concept plan  
21 submission to detailed planned submission, which  
22 is in front of you this evening.

07:44:38PM

1 I also want to thank the Plan  
2 Commission and I want to thank staff. You have  
3 all been great partners. I think this is,  
4 really, a tremendous example of looking inside  
5 of our community at assets that we've got and  
6 figuring out adaptive reuses to bring the glory  
7 and the use and the utility back to existing  
8 buildings.

9 I think while this process has  
10 taken a little bit long, it's been very  
11 deliberate and intentional. The reason why I'm  
12 thanking you is because I think that the output  
13 and the outcome of this process is dramatically  
14 improved versus what it otherwise may have been.  
15 So thank you. And I'm proud of this  
16 collaboration. I think it could be a case study  
17 for other communities. And there's some folks  
18 in the room who have heard we're converting a  
19 portion of a church facility into housing and  
20 they have Catholic institutions all over the  
21 country that are experiencing similar issues.  
22 So who knows what comes of this. It tells me

07:45:09PM

07:45:35PM

1 that, I think, we're on a very good course here.

2 So Chris Walsh will be talking  
3 through the changes from our concept plan to our  
4 detailed plan. There's, really, a couple of  
5 them. I'll quickly go through the five.

6 The parking previously was not  
7 compliant. That was an issue at this body, as  
8 well as the village board. We promised to do  
9 our best to try to maximize parking and also  
10 make sure that the spaces had optimal function,  
11 width, length, and we have achieved that. We  
12 have removed the loading space. We'll talk  
13 about why. But I think that that's, actually,  
14 an improvement to the plan.

15 We further refined the outdoor  
16 spaces. There are three. We are really excited  
17 about what we're doing. One is a public pocket  
18 park that you can have a Starbucks on your walk  
19 home, there's a sitting garden, as well as an  
20 outdoor space for the residents.

07:46:10PM

07:46:36PM

21 There is a request for signage. We  
22 have -- There's an awning. It's an existing

1 awning on the building. We'd like to replace it  
2 with a black awning and we'd like to add a logo  
3 for the Vine Street Station, which is the  
4 branding of this development. There's also two  
5 window decals, which require variances, and we  
6 have been working hard with our counsel, Lauren  
7 Kavanaugh, who has been collaborating with  
8 Michael Mars on preparation of the bylaws and  
9 covenants, which are necessary as part of our  
10 final agreement in this approval.

11 Did I do a good job staying on  
12 track? Thank you.

13 I'd like to welcome Chris Walsh  
14 from Tandem Architecture. He's a partner with  
15 the firm, has a great history doing adaptive  
16 reuse projects.

17 Chris, welcome.

18 MR. WALSH: Since Drew mentioned there  
19 were not -- Since we were here last -- Since we  
20 were here last time, I think most of you have  
21 seen the project before, you're familiar, so I'm  
22 not going to bore you with other things that we

07:47:06PM

07:48:19PM

1 have done -- or the only things that we have  
 2 done that are different.  
 3           The parking, we did not have  
 4 nine-foot wide stalls. Since we have been with  
 5 you, we were able to, really, measure the  
 6 building, get true drawings, get a structural  
 7 engineer out there, try to understand how the  
 8 structure would work, and we were able to kind  
 9 of reconfigure all of the spaces to get  
 10 nine-foot spaces. We are no longer asking for  
 11 that variance. So that's why that is on there.  
 12           As Drew had mentioned, too, the  
 13 loading space. After talking it through, we  
 14 talked about this with the board. We are  
 15 required to have a loading space just by the  
 16 code, but there's only 12 units here. The  
 17 reality of it is, once these get sold, people  
 18 will move in and may never move out. So we're  
 19 really not anticipating a lot of move-ins or  
 20 move-outs, so we have asked for forgiveness to  
 21 not have a loading space. There are spaces on  
 22 the site where a truck could come in and sit,

07:48:51PM

07:49:26PM

1 you know, block half the ramp for a little  
 2 while, people can get in and out.  
 3           There is a loading space, but after  
 4 talking with staff, we're not even going to  
 5 identify it. We know it's there. We're just  
 6 asking for -- you know, to not have an  
 7 identified loading space.  
 8           For the outdoor open space, that is  
 9 the side yard here. In the side yard, we are  
 10 asking for -- This has always been a bit of an  
 11 issue, just the way the code is, the way the  
 12 building is situated, it's on a corner, so this  
 13 becomes the side yard. If there was something  
 14 next to it, this would be the front yard. So  
 15 we're kind of fighting -- Either way, we would  
 16 have to do a variance. So we're asking for --  
 17 This area is going to be the private space for  
 18 everybody in the building. And we're asking if  
 19 there will be a TV out, there will be a fire  
 20 pit, so there are elements out there. It is  
 21 going to be fenced in. The fence will be to  
 22 code. But we're asking that we are allowed

07:50:06PM

07:50:35PM

1 these things that normally wouldn't be allowed  
 2 were this a single-family home.  
 3           The fence and the ramp -- So going  
 4 through this, we are in a floodplain. We have  
 5 had to lift the building -- not lift the  
 6 building. We have to lift the first floor,  
 7 which raises the existing door. So there's  
 8 going to be two steps -- two to three steps  
 9 going up. We still want to have an accessible  
 10 ramp, an accessible way to get in. If you  
 11 notice, off to the right, we have, kind of,  
 12 split that garden wall and there would be a  
 13 little gate there and a ramp that would go into  
 14 the side yard and we would add another side  
 15 entrance to the building here.  
 16           Again, since the last time we  
 17 talked, all of these things have happened. We  
 18 have kind of realized that door had to be  
 19 raised, which raises the platform inside. We're  
 20 going to preserve the door, preserve the sign.  
 21 We're going to manipulate the stonework a little  
 22 bit, but we are trying to save everything else

07:51:13PM

07:51:39PM

1 or planning to save everything else.  
 2           The indoor plans, there are,  
 3 really, just minor changes. We had to add a  
 4 sprinkler room for the fire department. They  
 5 asked for that. That took a bedroom out of one  
 6 of the units. That's the red area in the back.  
 7 And then just with field measurements and that,  
 8 we have kind of had to manipulate the plans a  
 9 little bit. So still -- The unit count and all  
 10 of that is still the same.  
 11           Building elevations, we have done  
 12 just minor changes, again, just as units move  
 13 around, shifting windows. We didn't add any  
 14 balconies or anything like that. All of that  
 15 stuff is still in the same spot.  
 16           We did add -- You can see the  
 17 signage. There is an awning -- There is an  
 18 awning there now. Basically, we're going to  
 19 recreate it. It's, actually, a little bit  
 20 shorter, black. But since there is the logo on  
 21 there, we're asking that we can have the logo.  
 22 It, roughly, works within your sign code but

07:52:16PM

07:52:46PM

1 it's slightly bigger but there's two decals on  
2 the door. That's the signage. We're not asking  
3 for a lit sign or anything else like that.

4 That was it, other than the  
5 covenants. I'll turn it back to Drew.

6 MR. MITCHELL: Flagpole.

7 MR. WALSH: We are adding -- There was  
8 a flagpole here back in the day and it's right  
9 at the corner. If you go by the site, there's  
10 still a concrete star --

07:53:27PM

11 MR. MITCHELL: I think it's shown on  
12 your site plan.

13 MR. WALSH: There it is. My cursor is  
14 not working on here, but it's in the corner  
15 park. We're planning on reusing the star or  
16 recreating the star, putting a flagpole there.  
17 Again, the code for a flagpole, it's, really,  
18 only for on top of a building, so we're asking  
19 for the variance, basically, to put the flagpole  
20 back there and reinstall it.

07:53:58PM

21 MR. MITCHELL: Chris, you also -- I  
22 think we had remarks on the eastern facade of

1 the building and there was the trellis that was  
2 added, and I also believe there were windows.  
3 So that was reactive to this group.

4 MR. WALSH: You can see in the upper  
5 right-hand corner, that's the existing building  
6 east facing facade, but not much to it. So the  
7 bottom elevation, there is now what it will look  
8 like from the east. We have trellises on two of  
9 the east facing facades. We have added a window  
10 at the end of the hallway and we have the two --  
11 the balcony and then another window within the  
12 unit.

07:54:51PM

13 MR. MITCHELL: Great job, Chris.

14 This all goes along with,  
15 probably -- As I was looking at my notes, I  
16 didn't properly identify some of the really good  
17 things we're doing, like saving the cornerstone,  
18 cleaning up the limestone. This building needs  
19 a bath big time and there's great preservation  
20 going on, including the two-story stained-glass  
21 window that we planned the interior lip.

07:55:22PM

22 Next is covenants and bylaws. I'd

1 like to welcome Lauren Kavanaugh up. I don't  
2 know there are necessarily going to be a lot of  
3 questions. There was the village board driven  
4 80 percent of units would be age-restricted.  
5 This is, to me, something that we're willing to  
6 adhere to. It's, probably, a village board  
7 concern more than this body, but we are trying  
8 to not be opinionated on it and just trying to  
9 do what we're being asked.

07:56:04PM

10 There were things that might relate  
11 to Plan Commission that go into the covenants  
12 and bylaws. For example, we can't store things  
13 on the balconies -- and there were a number of  
14 them. I'd be not doing anybody a service to try  
15 to go through that. I suppose if there are  
16 questions here on that, we do have our attorney  
17 here and we're willing to respond to anything  
18 that might be of concern.

07:56:30PM

19 I don't know that I have much more  
20 else to add. I'm thankful for this group. I'm  
21 thankful for the opportunity to work on such a  
22 fun and exciting project that's so close to home

1 for me. That's unusual. And we're really eager  
2 to get started and so are a lot of people that  
3 are interested in living in this building.

4 So we look forward to hearing your  
5 feedback. And, with that, I will be quiet.  
6 Thank you.

7 CHAIRMAN CASHMAN: Just as an  
8 introduction, these are, kind of, the overall  
9 things to be considered when reviewing this  
10 planned development, this detailed plan.

07:57:01PM

11 Going over the detailed plan, is it  
12 in substantial conformity with the approved  
13 concept plan. Number 2, the merit or lack of  
14 merit of any departure in the detailed plan is  
15 in substantial conformity with the approved  
16 concept plan. Three, whether the detailed plan  
17 complies with any and all conditions imposed by  
18 approval of the concept plan. And then,  
19 finally, whether the detailed plan complies with  
20 the planning code and other applicable federal,  
21 state, and village codes, ordinances, and  
22 regulations.

07:57:28PM

1 So just as we ask questions and go  
2 through our review, keep that in mind.

3 With that, Laurel, want to start us  
4 off?

5 MS. HAARLOW: Well, yes, I have a  
6 little list here. Thank you for the  
7 explanations. The project seems really clear.  
8 I am so appreciative of the reuse of that  
9 building because, you're right, it is a special  
10 building. It's been there for decades. It's  
11 part of the fabric of the community at this  
12 point, so reusing it in this way is fantastic.

07:58:01PM

13 I was wondering about the loading  
14 space going away, and you explained that very  
15 well, so I don't think I have anything to do  
16 with that.

17 With regard to the flagpole height,  
18 this pole is quite a bit higher than what would  
19 be code compliant. So am I correct in thinking  
20 that the height of this is what the flagpole  
21 would be if it were code compliant or mounted on  
22 the roof?

07:58:36PM

1 MR. WALSH: Actually, the way the code  
2 is, I think it's 15 feet above the roof. We're,  
3 actually, going to be below the roof. It's  
4 shorter than the building still. I think it's  
5 30 or 35 feet. I can't remember.

6 CHAIRMAN CASHMAN: 35.

7 MR. WALSH: Yeah, 35 feet. That's  
8 still below the height of the building.

9 MS. HAARLOW: Okay. I have no  
10 objections to the map amendment.

07:59:14PM

11 I do have a question about the  
12 outdoor TV. I'm wondering if it would be -- if  
13 it would create a distraction to people who are  
14 driving alongside the street?

15 MR. MITCHELL: I have been encouraged  
16 not to die on the hill for this TV. Okay. I  
17 really think it's important. These are outdoor  
18 living rooms in Hinsdale. I have a TV outside  
19 where I'm watching movies and trying to  
20 replicate an experience.

07:59:53PM

21 What you're asking is about safety,  
22 and I'm paying someone to be here -- Could you

1 talk about -- You may not know how to answer  
2 this.

3 I feel like it's going to be  
4 screened by our fence to some degree. We would  
5 be willing to discuss certain hours that it  
6 could be used, so this would only be a problem  
7 in the evening. I'm not going to die on the  
8 hill.

9 We've got 12 families that are, you  
10 know, going to now have a different experience  
11 with outdoor. A big part of what we're doing  
12 here, and we haven't really come out and said  
13 this, is we build trans-oriented developments.  
14 We built one in Westmont called Quincy Station,  
15 one in Downers, and they have these great  
16 outdoor amenity spaces. People, they are  
17 walking more, the way they are using even the  
18 existing spaces is changing, and we're trying to  
19 create an opportunity for community where -- And  
20 we do this in this our buildings. We have movie  
21 nights or -- I won't go -- So I was worried  
22 about it.

08:00:24PM

08:00:55PM

1 It did get into here. If you want  
2 me to really take it out, we will. I'm not  
3 worried about safety. I'd be willing to remove  
4 it later if it became a distraction. I would be  
5 willing to discuss hours of its use and I would  
6 be willing to remove it if it feels -- if it's  
7 very important.

8 MS. HAARLOW: I'm not bringing it up  
9 because of a huge objection. You know, lots of  
10 people have giant picture windows in their homes  
11 and they have huge TVs in their homes. So you  
12 can see what's on TV even when you're driving by  
13 and it's not outside.

14 MR. MITCHELL: Right.

15 MS. HAARLOW: But this question  
16 occurred to me because it is really close to the  
17 sidewalk.

18 MR. MITCHELL: Right.

19 MS. HAARLOW: I guess I was wondering a  
20 little bit more about height screening, you  
21 know, just making sure those safety  
22 considerations are taken into account when

08:01:32PM

08:01:55PM

1 planning that space.  
 2 MR. MITCHELL: Sure.  
 3 MS. HAARLOW: That was the main point  
 4 of my question.  
 5 MR. MITCHELL: I'm totally open-eared  
 6 on this, and now I'm thinking about ways we can  
 7 deal with this, whether that be through  
 8 landscaping, screening, or TV orientation.  
 9 Right now, it's, actually, facing south so you  
 10 would -- I'm sorry. It faces east. Sorry. So  
 11 if I'm driving west, you know, you could see  
 12 that.  
 13 MR. O'CONNOR: It's up there in the  
 14 corner.  
 15 MR. MITCHELL: I know exactly where it  
 16 is. I misspoke.  
 17 CHAIRMAN CASHMAN: Just north of the  
 18 trellis.  
 19 MR. O'CONNOR: Correct.  
 20 MR. MITCHELL: So it would be located  
 21 around here.  
 22 MR. WALSH: It's in the corner of the

08:02:24PM

08:02:47PM

1 Street. I know it's westbound. If it were  
 2 eastbound, this wouldn't be an issue. I  
 3 think -- I'm looking at you, Lori, and thinking  
 4 through ways that maybe we can make it. I can  
 5 even see it on an articulated wall mount and  
 6 facing back this way, so that it's not -- the  
 7 light exposure would be back towards the  
 8 building.  
 9 What I'm trying to not do is make  
 10 myself come back with a solution in a month. I  
 11 hear you and we are going to come up with a  
 12 creative way to deal with this.  
 13 CHAIRMAN CASHMAN: Anything else?  
 14 MS. HAARLOW: Nothing else.  
 15 CHAIRMAN CASHMAN: Cynthia?  
 16 MS. CURRY: Again, I think you're doing  
 17 a great job. I love the fact you're repurposing  
 18 this building. It's a lovely building. I think  
 19 it's going to get even better. The bath idea  
 20 sounds wonderful. It's going to look beautiful  
 21 when you're done with that.  
 22 To piggyback on the TV, I wasn't

08:04:25PM

08:04:55PM

1 building where that vine is growing up. There  
 2 are going to be other trees. We're not showing  
 3 all of the trees here but there are existing  
 4 trees, we're going to add bushes and things like  
 5 that.  
 6 I agree with Drew. I think it's  
 7 going to be shielded. I think, you know -- Like  
 8 you said, you get these through windows and all  
 9 of that as well. Reflections of light are just  
 10 as bad. You know, it's not a real busy street  
 11 from what I've seen. I don't live in the town,  
 12 so, I guess, that would be my --  
 13 MR. MITCHELL: I would also add, our  
 14 experience in 90-to-120-unit buildings is that  
 15 these -- actually, a lot of people imagine using  
 16 it and they are really not even used very much.  
 17 I mean, we are doing tours all the time and TVs  
 18 are never on outside. Maybe, for that reason, I  
 19 should be willing to let it go, but not unless  
 20 you make me.  
 21 The other is, you know, there is  
 22 some discussion of the orientation of Second

08:03:21PM

08:03:49PM

1 worried about the visualness of the TV, but the  
 2 sound for the neighborhood. I'm wondering how  
 3 you would buffer sound in the corner with brick  
 4 walls? Is there some way, with your  
 5 installations, to have a way of buffering sound?  
 6 MR. MITCHELL: I wonder, Lauren, if you  
 7 could solve this for us through bylaws and  
 8 covenants and creating rules around the TV and  
 9 its hours of operation for the space outside,  
 10 and we establish bylaws that require that we not  
 11 use the space after a certain period of time. I  
 12 mean, I think -- You know, you don't want people  
 13 to not be able to grill and things like that.  
 14 We can easily say no TV after dusk.  
 15 Sound would be, to me, sort of  
 16 similarly pollutive as light. I don't know that  
 17 it would bother anybody during the day. Here's  
 18 what I really think. Is that these end up  
 19 being -- I mean, I had a TV at my house at  
 20 544 West 7th Street and, you know, it's on the  
 21 side and I just don't ever remember anybody ever  
 22 being bothered.

08:05:29PM

08:06:03PM

1 Another idea we had was that you  
2 can do a projector and not have this installed.  
3 You know, another idea would be to figure out a  
4 way to have the TV be westbound, but now I'm  
5 working on Trustee Haarlow's problem -- not  
6 Trustee -- Commissioner Curry's issue of the  
7 sound. I don't know, guys.

8 MS. CURRY: Just a question. I'm  
9 picturing a football game or baseball game and  
10 things getting loud and neighbors saying, Hey,  
11 this is too noisy, the sound carrying. Again,  
12 just to piggyback on that idea, just to think  
13 about how you would -- there must be ways to  
14 abate the noise somehow, plantings.

15 MR. MITCHELL: We could, actually,  
16 functionally limit the volume of the TV. We do  
17 that on one of our amenity decks so it doesn't  
18 disturb the neighbors at night that live on the  
19 deck because the sound bounces off of the walls.  
20 So we have dealt with this in an operational  
21 setting.

22 At some point, there's just --

08:06:44PM

08:07:12PM

1 MS. CURRY: Next question. You do  
2 stipulate in here that nobody can rent one of  
3 these spaces less than six months. So that will  
4 be something written into your bylaws and  
5 covenants to address.

6 The bigger question is -- I know  
7 you're getting rid of that loading zone -- how  
8 do people move into this building?

9 There's one elevator, correct?

08:08:45PM

10 MR. MITCHELL: Yes.

11 MS. CURRY: If someone has a baby grand  
12 piano they are bringing into this space, how do  
13 they get in and out?

14 MR. WALSH: It's only -- It's a  
15 two-and-a-half story building. Technically, you  
16 know, in most cases written by the code, you're  
17 not even required to put an elevator in here.  
18 If you have been in the building, these are  
19 school-size stairs. We are not shrinking them  
20 down. You can move two grand pianos up there at  
21 the same time. It's just huge. I guess, I'm  
22 not concerned about it. There's two very large

08:09:19PM

1 we're going to be good neighbors. We have the  
2 church next-door, very limited residential  
3 nearby. I talked to the neighbor, who is  
4 immediately west of the preschool, today. They  
5 seem excited. They don't feel like a bunch of  
6 complainers to me is my read. I also think  
7 there was some discussion at the village board  
8 level about if something here has unintended  
9 consequences, there can be a mechanism to bring  
10 the HOA in and discuss and find resolution and  
11 perfect whatever issues there are. And maybe  
12 that can be a marching order, is that there's a  
13 trigger that we have to come and see the village  
14 if we're in violation of something. They are  
15 going to get notes on this, and it's going to  
16 now be, probably, a topic in that -- at that  
17 forum.

18 We would be willing the limit TV  
19 hours. If I'm going to be prescriptive, we  
20 would be willing to do volume control on the TV  
21 and we would be willing to write it into the  
22 bylaws.

08:07:48PM

08:08:18PM

1 stairwells there to move those things up. At  
2 most, you're going up two-and-a-half floors.  
3 That would be my response.

4 MR. MITCHELL: There's a second part of  
5 this, which is, just how are we moving people in  
6 and out of the building? And also potential  
7 for -- This also becomes a much bigger  
8 operational challenge on larger projects.

9 The worst time is going to be at  
10 the beginning. You're going to have 12 people  
11 but there's going to be build-outs going on in  
12 the units. The likelihood of anyone moving in  
13 on the same day is, basically, zero.

14 Again, in these 100-to-300-unit  
15 projects that we have, even the move-in/move-out  
16 is surprisingly little. If we have 12 units and  
17 somebody -- and we average -- the average  
18 ownership is four years, you have one person  
19 moving in every 500 days, roughly. I think.  
20 I'm on the record, so someone is going to check  
21 my math. It's, really, a nonissue.

22 Now, logistically, there is a ramp.

08:10:22PM

1 You will be able to back the truck down -- and,  
2 Chris, keep me honest here -- and you're going  
3 to be able to wheel through the garage with your  
4 mattress and the workers would go right to the  
5 elevator and go up to your unit, unless, if they  
6 have a grand piano, I just learned they are  
7 going to go up the stairs. I think it's  
8 thoughtful. I think it's going to work, really,  
9 pretty well here.

08:10:54PM

10 There's another approach where you  
11 could have the moving truck park on Second  
12 Street and then they could wheel up the ramp and  
13 wheel into the actual elevator. We think the  
14 residents would, probably, rather them go  
15 through the garage. These things will probably  
16 be able to be better defined when we're standing  
17 in the space that's been reimagined and we'll be  
18 able to feel it out a little bit.

08:11:26PM

19 I think the homeowners are going to  
20 start to have big opinions about how and when  
21 and where and why. They are going to have the  
22 ability to control the HOA and make these

1 decisions and self-govern within reason. As a  
2 guy who is constantly worried about how do I  
3 handle trash and how do I handle  
4 move-in/move-out, I think -- Now I brought up  
5 another thing, but I think they are both  
6 thoughtfully handled in this current plan.

08:12:01PM

7 MS. CURRY: Can I ask one more?  
8 The flagpole, only because we have  
9 had to deal with this issue on another occasion,  
10 that if flags are flying all night, they have to  
11 have light on them; is that correct?

12 CHAIRMAN CASHMAN: That's correct.

13 MS. CURRY: Or taken down at night.  
14 And there is a sound associated with the  
15 flapping of the flag. Just a heads up on that.

16 MR. MITCHELL: Okay. Good to know on  
17 lighting the flag. We try to incorporate a flag  
18 on all of our projects. This is something that,  
19 again -- Where am I going on that?

08:12:26PM

20 I hear you on the flag noise. You  
21 know, I can't speak to how large our flag is. I  
22 heard if we get any bigger, we go into a bigger

1 flag. More importantly, we need to light it,  
2 and I think we have to do that. I don't see why  
3 we wouldn't be able to do that.

4 So we're agreeing to that. We have  
5 to agree to that. It's a rule. Got it. Thank  
6 you, Commissioner Curry.

7 MR. KRILLENBERGER: I like to see  
8 Pastor Klein is here and thrilled that the  
9 congregation was able to utilize an unutilized  
10 asset. I appreciate your persistence over the  
11 last 31 months.

08:13:06PM

12 Real quickly. This is -- I'm not  
13 an architect, so the distinction between trellis  
14 and balcony, just in a few words -- They are not  
15 the same thing?

16 MR. WALSH: No. The trellis is the --  
17 it's, like, a lattice work that goes up the side  
18 of the wall that vines will grow on.

19 MR. KRILLENBERGER: Great.

08:13:39PM

20 MR. WALSH: And, then, a balcony is a  
21 balcony.

22 MR. KRILLENBERGER: Then you're

1 age-restricted?

2 MR. MITCHELL: Yes.

3 MR. KRILLENBERGER: What age?

4 CHAIRMAN CASHMAN: 80 percent at 55.

5 MR. MITCHELL: So the intent is  
6 age-restricted to 55-plus.

7 MR. KRILLENBERGER: I see the provision  
8 in the covenants, nothing on the balcony. Any  
9 other provision, other than what we see in the  
10 homeowners' association, you're 54 and you're  
11 out of here.

08:14:10PM

12 MR. MITCHELL: There's -- I'm not in a  
13 position to be able to answer that.

14 MR. KRILLENBERGER: You have your  
15 lawyer here.

16 MR. MITCHELL: Lauren, if you wouldn't  
17 mind. What I can share, while she's walking up,  
18 is we can't do 100 percent 55-plus. You can't  
19 age discriminate. We are trying to comply.

08:14:46PM

20 MS. KAVANAUGH: Hi, everyone. The way  
21 the age-restriction goes is during the contract  
22 process, any contract purchaser would fill out



1 an age-verification addendum, an affidavit,  
2 essentially, to, you know, myself and the  
3 developer that they are going to be occupying  
4 the unit. So the Fair Housing Act requires at  
5 least -- it's 80 percent 55 and up. So it can't  
6 be 100 percent restricted. It's 80 percent, so  
7 at least 80 percent of the building has to have  
8 a resident that's 55 and up. In the declaration  
9 and bylaws, nobody under the age of 22 can  
10 occupy the unit.

08:15:23PM

11 MR. KRILLENBERGER: Okay. That's good.  
12 Thank you.

13 MS. KAVANAUGH: Does that answer your  
14 question?

15 MR. KRILLENBERGER: And then a, kind  
16 of, mechanical question. Mr. Mitchell, I heard  
17 you're sold out or close to it. Is that the  
18 case, in a few words?

19 MR. MITCHELL: You know, I don't pay  
20 attention. You don't taste anything before you  
21 bake it. We have so much interest. I think,  
22 really, it's driven by the fact that we got a

08:15:42PM

1 lot of -- we have -- Our baby boomer generation  
2 has these big houses, their kids are gone, and  
3 they want to walk to get dinner. There's no  
4 product. This is a national issue. It's not a  
5 Hinsdale issue. It's everywhere we go. And  
6 there's other things that are impacting housing  
7 in a big way.

8 We have tremendous interest in  
9 this. What we have been doing is taking a note  
10 and writing a name down. We are not assumptive  
11 that we are going to be --

08:16:17PM

12 MR. O'CONNOR: We don't own it yet.

13 MR. MITCHELL: We don't own it. This  
14 is Hinsdale, so wheels can come off buses at  
15 random times -- I shouldn't say that.

16 MR. KRILLENBERGER: That's not how  
17 Hinsdale works, but we stay on the bus.

18 I wish you the best, Drew.

19 MR. MITCHELL: Thank you.

20 MR. KRILLENBERGER: It sounds like  
21 you're not sold but it got lots of interest.  
22 I'm thrilled you're in town, and it sounds

08:16:48PM

1 great.

2 CHAIRMAN CASHMAN: Thanks, Jim.  
3 Jerry?

4 MR. JABLONSKI: I need to come back to  
5 the TV again. I'm thrilled you're doing the  
6 project. I'm really excited about it.

08:17:14PM

7 I have the misfortune of being in  
8 the 500 block of West Hickory Street, next to  
9 someone who has two TVs, two sub woofers, four  
10 speakers, and a swimming pool in the backyard.

11 I know the noise ordinance. It's  
12 electronic-produced noise Monday through Friday  
13 until 10:00 o'clock and, on weekends, until  
14 11:00.

15 When the kids were younger,  
16 listening to the Disney movie about ice, I know  
17 the words to the song. Now I know the words to  
18 the song. Now that the kids have gotten older,  
19 I know all of the college football games they  
20 are watching until 11:00 o'clock at night.

08:17:44PM

21 I have even been out of town and  
22 occasionally the games have gone into overtime

1 and neighbors have called the police. It gets  
2 really loud. It gets really loud. I know  
3 people turn up the volume because it's outside  
4 and there's no echo in the back. That ends up  
5 carrying very, very far. Neighbors as far as  
6 five houses down complain about these people.

7 I don't know what you're going to  
8 do about it. Dusk works. Certainly limiting  
9 the volume. Someone sitting 20 feet away on a  
10 patio from a jumbo TV are not going to be able  
11 to hear the sound if it's mitigated that much.

08:18:16PM

12 MR. KRILLENBERGER: Especially if they  
13 are over 55.

14 MR. JABLONSKI: I do think -- I view  
15 that as a concern. There is no one next-door to  
16 you. If this gets turned up, people across the  
17 street are going to hear it. That's my only  
18 concern with the property. As soon as I saw the  
19 TV outside, I said, wow, That's going to be  
20 tough on the neighbors.

08:18:48PM

21 MR. MITCHELL: If I may react to that.

22 Are you open to having ripcords that would allow

1 us to readdress this should it become a problem?  
 2 MR. JABLONSKI: It has to be addressed  
 3 in advance. When I actually called someone on  
 4 the village staff -- I know some of them -- the  
 5 village staff suggested I call the police if I  
 6 wanted a remedy about this neighborly issue, and  
 7 I didn't call the police. I wasn't the guy.

8 MR. MITCHELL: We would agree to dusk.  
 9 We would agree to volume limitations. I mean,  
 10 that's our position. I'm hearing it's a concern  
 11 of two people. Like I have said, he -- Mike  
 12 said, Do not die on the hill on the TV. I want  
 13 it bad because it's part of how I live. It's  
 14 become a big -- I'm not the guy who is --

15 MR. KRILLENBERGER: How close do you  
 16 live to Jerry?

17 MR. MITCHELL: I hate Frozen. I have  
 18 that song in my head, too. I do want our  
 19 community to be able to, actually, watch a  
 20 football game outside. I don't want to  
 21 discourage that. I want to encourage it. I  
 22 want them to be grilling.

08:19:28PM

08:19:58PM

1 only and -- you know -- All right. There are  
 2 other ways. I, actually, think there's  
 3 something with this articulation or -- You know,  
 4 with all of it, I think it can be done  
 5 thoughtfully. There can be even be where they  
 6 come out and we can do a cool element. Again,  
 7 we're talking about noise, we're talking about  
 8 respecting volumes and we don't know who is  
 9 going to live there.

10 So I appreciate this concern and  
 11 consideration for the future and what could  
 12 happen. I just -- There's a phrase that  
 13 happened at the village board where they said we  
 14 don't like unnecessary handcuffs and President  
 15 Cauley with the village loves unnecessary  
 16 handcuffs. If you want to handcuff us on the  
 17 TV, again, I'm repeating myself but, minimally,  
 18 we're agreeing to dusk and audio control.

19 MR. JABLONSKI: Sounds good. That's  
 20 all. And I do love the project.

21 MR. MITCHELL: Thank you.

22 MS. CRNOVICH: I also love the project

08:21:32PM

08:22:02PM

1 I think something else happens when  
 2 you have neighbors and you're living in this  
 3 kind of environment is you're actually are more  
 4 respectful because you see the person in the  
 5 hallway versus your neighbor who you maybe only  
 6 see when they get mail.

7 All of these decisions that you  
 8 have to make and our ultimate product could have  
 9 precedent to for other things, and so I get all  
 10 of it. I have this dream of this really great  
 11 outdoor living room and it's not -- Well, I  
 12 should have said outdoor family room because  
 13 living rooms usually don't have TVs. That's it.  
 14 It's the outdoor family room.

15 MR. JABLONSKI: It's potentially an HOA  
 16 problem, not just neighbors. If somebody is up  
 17 watching the Petco Classic, they can only go to  
 18 11:00 by Illinois law and the 75s, not the 55s,  
 19 are nodding off at 9:30. That's --

20 MR. KRILLENBERGER: Premier league  
 21 soccer starts at 4:00 a.m.

22 MR. MITCHELL: They should watch ACC

08:20:28PM

08:21:03PM

1 and thank you for repurposing this building. I  
 2 like that there's community need where a new  
 3 building isn't being built, it's in historic  
 4 downtown, and I think there's a community need  
 5 for this type of building. I'd also like to  
 6 thank you for such a thorough package and for  
 7 meeting with the neighbors before starting the  
 8 application process.

9 MR. MITCHELL: Twice.

10 MS. CRNOVICH: I was there. People  
 11 were out there. They were all upset. Then they  
 12 were like, Well, you know, this is a good  
 13 alternative.

14 MR. MITCHELL: They ended up leaving  
 15 and they liked it.

16 MS. CRNOVICH: Exactly. I was talking  
 17 to some neighbors who live around there over the  
 18 weekend and they were like, It's great. It's  
 19 better than commercial or offices going in.  
 20 Everybody is so happy. It's being saved. The  
 21 beautiful stained-glass windows. It's really  
 22 nice. Thank you.

08:22:35PM

08:22:57PM

1 I do have a couple questions. Your  
2 lighting on the exterior walls, will everything  
3 have shields?

4 MR. WALSH: Yes. We did a photometric  
5 plan.

6 MS. CRNOVICH: I saw that.

7 MR. WALSH: We did a couple. So it's  
8 directional light up and down, you know, where  
9 it gets closer to the sidewalk. There is a  
10 photometric --

08:23:25PM

11 MS. CRNOVICH: I always get concerned  
12 about glare into neighboring properties.

13 MR. WALSH: No. Hold on.

14 There we go. Basically it shows  
15 0-foot candles around.

16 MS. CRNOVICH: Because shields make a  
17 big difference --

18 MR. WALSH: We meet code requirements  
19 and it's been vetted through staff.

08:24:18PM

20 MR. MITCHELL: Does your photometric  
21 plan depict a light on your flagpole?

22 MR. WALSH: It does not.

1 MR. MITCHELL: Well, Chris.

2 MR. WALSH: But that would be  
3 directional and it shouldn't affect --

4 MS. CRNOVICH: Right.

5 MR. WALSH: You can see if you go  
6 around the perimeter of the site, you know, it's  
7 zeros all around.

8 MS. CRNOVICH: Okay. As long as the  
9 exterior on the buildings, the ones on the walls  
10 have the shields, too. I think that makes a big  
11 difference.

08:24:43PM

12 I'm not going to bring up the TV.  
13 But your one park, you know, those electric  
14 scooters in Hinsdale, it's, like, a big issue  
15 now. I'm wondering if there's any way you can  
16 say no electric bikes, no scooters, because I  
17 live near the middle school. I see that the  
18 kids all gather around there, they are close to  
19 the downtown, and it's really dangerous. I'm  
20 just worried they are all going to gather in  
21 your one park. I don't know if there's any way  
22 you can say no electric scooters or bikes.

08:25:15PM

1 MR. WALSH: Are you worried about the  
2 oval park?

3 MS. CRNOVICH: The corner park and  
4 informal sitting park. I have seen kids dropped  
5 off with their bikes close to the downtown. The  
6 parents are dropping them off with their bikes  
7 so they can run around the downtown and then  
8 they are picked up later. I just don't want to  
9 see that happen in the neighborhood. You know,  
10 kids aren't thinking.

08:25:56PM

11 MR. MITCHELL: There's been, actually,  
12 quite a bit of discussion about the eastern  
13 park, oval park, it's  
14 quasi-private/quasi-public, whichever one. We  
15 would like the church to be able to use it for  
16 meditation. On that park, we plan to put some  
17 signage that sort of identifies this. I think  
18 that this is something -- I'm just looking --  
19 imagining ahead to the 12 homeowners who are  
20 like, Those kids can't be in that park. We're  
21 putting a sign up tomorrow.

08:26:26PM

22 I think, again, that's

1 self-governing. We'll step in. On the western  
2 one, it's really a public park that's privately  
3 maintained. To that, I would have to defer to  
4 the municipality or park district. We can put a  
5 guy up on the third floor with a paint ball gun.

6 (Laughter.)

7 MS. CRNOVICH: I see them gather. I  
8 don't know where the kids are coming from. I  
9 see them getting dropped off close to downtown  
10 in pickup trucks. I'm sitting on my front  
11 porch, I'm like, what are these kids doing out  
12 this late? No lights.

08:26:57PM

13 MR. MITCHELL: They live in the Burr  
14 Ridge. It's not walkable or bikeable and they  
15 drop them off here in Hinsdale. I have seen  
16 what you're talking about. I just hope they  
17 don't find us.

18 MS. CRNOVICH: Maybe put a sign up  
19 before --

08:27:21PM

20 MR. MITCHELL: What I'm hearing from  
21 you is just get in front of potential problems.  
22 I think we can address that adequately on the

1 eastern part of the side. The outdoor family  
2 room/living room is going to be secure to the  
3 residents.

4 By the way, just something that  
5 occurred to me that I appreciated was the ramp  
6 that is now allowing us to be ADA compliant.

7 This is in a floodplain. There was a lot of  
8 work on that two feet. It works really well now  
9 for accommodating handicapped but also it

08:27:51PM

10 provides a way to get out to that outdoor space  
11 from the interior of our building.

12 So I digress. But signage will be  
13 on the sitting garden and we'll describe its  
14 hours and its use and no scooters, no bikes, no  
15 roller blades.

16 MS. CRNOVICH: Hopefully, it's not a  
17 problem.

18 MR. MITCHELL: We could do pea gravel.

08:28:19PM

19 MS. CRNOVICH: Thank you. That's all  
20 the questions I have.

21 MR. WILLOBEE: Thank you very much.

22 Again, I think it's a great project. A lot of

1 my questions have been answered.

2 A couple questions I do have.  
3 Regarding the floodplain, I looked at the storm  
4 water report. It looks like you guys are at  
5 695, the elevation you were trying to go for.

6 The garage door, though, it talks  
7 about a retaining wall being used to protect the  
8 garage. I don't really see that on the  
9 elevations or on the site plan.

08:28:48PM

10 MR. WALSH: So the way it's designed is  
11 there is a wall around the garage. There's a  
12 retaining wall around the -- You can kind of see  
13 it there. The top of that wall will be at or  
14 above the floodplain line and where the driveway  
15 crests, that will hit it, too. That's kind of  
16 our border. It goes around that ramp that goes  
17 down.

18 MR. WILLOBEE: You're assuming no water  
19 will make it down into the ramp?

08:29:16PM

20 MR. WALSH: Right. In theory, the  
21 water would come into the edge of that wall and  
22 knock down and pour over down into the --

1 MR. WILLOBEE: Okay. The other  
2 question I had is dumpsters. No dumpsters?  
3 Just the trash and roll out from there?

4 MR. WALSH: So the trash room is the  
5 trash shoots in the bottom right-hand corner,  
6 the purple stair, and then next to it is the  
7 reddish room. That's the trash room. There  
8 would be a trash shoot into there.

9 The plan is the garbage truck would  
10 back down the ramp. The ramp is really not that  
11 steep. The garbage person would go into the  
12 garage door, wheel the trash containers out,  
13 dump them, wheel them back in. That's the trash  
14 plan. They are not wheeling them down to the  
15 street. It's all done onsite.

16 CHAIRMAN CASHMAN: Small dumpsters?

17 MR. WALSH: Yeah, just two yard  
18 dumpsters.

19 MR. WILLOBEE: Is there more frequent  
20 pickup with this many units?

08:30:27PM

21 MR. WALSH: That's something you  
22 usually work out with the trash company. A

1 building like this, twice a week, you know,  
2 something like that is typical. If it becomes a  
3 problem, it's three times a week and you pay  
4 another 25 bucks a week.

5 MR. MITCHELL: Sometimes the  
6 communities are franchised in the refuse  
7 services and that changes the way you approach  
8 it. If you can competitively bid it, you get a  
9 lot of whatever you want. We want your guy  
10 there on the truck and move it -- In  
11 environments where it's franchised, sometimes it  
12 handcuffs a little bit. We have talked to a  
13 couple of different refuse companies and this  
14 concept of backing down is what Republic  
15 Services -- What's that?

16 CHAIRMAN CASHMAN: Hinsdale is  
17 Republic.

18 MR. MITCHELL: That's who we spoke  
19 with. This doesn't seem to be an issue. As far  
20 as -- I think Chris correctly answered that it  
21 would be twice a week. That's what we're -- We,  
22 actually, think it's one-and-a-half a week but

08:31:17PM

1 it doesn't work like that.

2 MR. WILLOBEE: Okay. I'm more  
3 interested in noise because trash pickup is very  
4 loud.

5 MR. MITCHELL: Ultimately, it does work  
6 almost like clockwork. You get on a route and  
7 it -- they show up at the same time. Thank you.

8 MR. WILLOBEE: I also have concerns  
9 about the sound with the TV. It sounds like you  
10 have already offered ways to address that, so I  
11 just wanted to put it on the record.

08:31:52PM

12 MR. MITCHELL: Acknowledged.

13 MR. WILLOBEE: Going back to storm  
14 water. I think we heard from residents about  
15 flooding in this area. I know you guys were  
16 reducing the impervious area. With the addition  
17 of the parkways, is there any chance for  
18 retention or something like that in the parkway?  
19 Retrofitting doesn't give you a lot of

08:32:13PM

20 opportunity but is there a way to chip away at  
21 some of the flooding issues in this area?

22 MR. WALSH: I'm not a civil engineer.

1 He couldn't be here tonight. We have worked  
2 with them quite a bit. We have -- You know, we  
3 have even done the stone and that in the park.  
4 We have gotten rid of as much impervious area as  
5 we can. I would just say that, you know, the  
6 site has been there. I would also say there's,  
7 actually, a couple of parcels around there that  
8 have actually gotten removed from the  
9 floodplain. The flooding is not as -- I don't  
10 know if it's changed over the years or what. It  
11 seems like the floodplain is actually adjusting  
12 to our favor on this. Maybe if we wait long  
13 enough, we don't have to do floodplains. We  
14 have talked with the civil engineer. He,  
15 really, is not concerned about the amount of  
16 water and that right now.

08:32:52PM

17 CHAIRMAN CASHMAN: It's been quite a  
18 while.

19 MR. KRILLENBERGER: Ten years. I don't  
20 know what they did for drainage.

08:33:18PM

21 CHAIRMAN CASHMAN: We have been  
22 separating sewers. That's probably helping.

1 MS. CRNOVICH: There used to be the  
2 dancing sewer cap.

3 MR. KRILLENBERGER: I, actually, saw a  
4 car drive into that area and stall and bubbles  
5 come off of its tailpipe. That was ten years  
6 ago.

7 MR. MITCHELL: That was before we added  
8 all of this pervious area. Mike mentioned an  
9 idea and an opportunity where we have these  
10 nonconforming spaces that are directly south of  
11 the existing building and we could explore bio  
12 spills in that space. That's something that we  
13 can, potentially, look at with the village  
14 engineer.

08:33:51PM

15 Want to add anything to that.

16 MR. O'CONNOR: We're taking those  
17 spaces out. That becomes parkway. We're not  
18 the engineer, but we could have him look at it.

19 MR. WILLOBEE: I know it's not required  
20 by the DuPage County Ordinance. Just a  
21 consideration. I'm always a big fan of where we  
22 have historical flooding looking for

08:34:12PM

1 opportunities, even on a small scale, to chip  
2 away at flooding issues.

3 MR. MITCHELL: Noted. Thank you.

4 MS. FIASCONE: I read this about the TV  
5 today and I knew everybody was going to be upset  
6 about it. I, actually, don't think it's a  
7 problem. I think it solves a problem, actually.  
8 I think if somebody is going to have -- if they  
9 want to have a TV out there, they are going to  
10 do one of those blow-up TVs and have their  
11 kid's, you know, Frozen birthday party out  
12 there, they are going to do it. I'm sorry that  
13 you have a stinker of a neighbor.

08:34:41PM

14 And help with -- The  
15 age-restriction helps. There won't be any  
16 ragers out on that patio. That's just my two  
17 cents on the TV. I think that the items we're  
18 tasked with reviewing tonight are all pretty  
19 minor and they check out and it looks great.

08:35:15PM

20 I think you're right, there should  
21 be a case study on your submission and your  
22 ability to work well with the village. It's

1 been great and so nice to have a packet --  
 2 right, Julie -- like this, so thank you.  
 3 MS. CRNOVICH: Bethany is a big part of  
 4 that.  
 5 MR. MITCHELL: All that credit goes to  
 6 this gal. She is a constant professional, kept  
 7 us in line. She's just a total pro. We have  
 8 done this in so many communities. We are so, so  
 9 incredibly fortunate to have Bethany Salmon.  
 10 And Robb McGinnis is pretty good, too.  
 11 MR. KRILLENBERGER: He's not here.  
 12 CHAIRMAN CASHMAN: I really think it's  
 13 a great project. I really appreciate you  
 14 responding to the board's concerns and some of  
 15 our concerns. I'm really excited about the  
 16 project. I think it's a great reuse. I'm not  
 17 totally worried about the sound there because  
 18 there's four units that face that spot. I think  
 19 they would be more impacted by the sound than  
 20 the neighbors. I think it's something to  
 21 consider in the bylaws, something you can put in  
 22 there, as far as hours and volume. I think that

08:35:48PM

08:36:17PM

1 would help. And, again, it's people being good  
 2 neighbors. I really like it. I think it's  
 3 great that it worked out with the storm water.  
 4 Very creative solution to raise that.  
 5 I thought I was reading that --  
 6 What's the current capacity? Do you have some  
 7 three-bedroom units, too, or are they all two?  
 8 I thought our plans didn't really reflect some  
 9 of those in the description.  
 10 MR. WALSH: I have it written down.  
 11 It's two-plus den. There are no more three  
 12 bedrooms. It was something that had come up.  
 13 Actually, as we reworked things, that worked  
 14 out. There's one one-bedroom because of the  
 15 sprinkler room but everything else is two  
 16 bedrooms or two-plus den.  
 17 CHAIRMAN CASHMAN: Great. Any other  
 18 questions or comments from the commissioners or  
 19 anyone here in the audience who would like to  
 20 speak to this matter?  
 21 I see no one in the audience.  
 22 Please, sir, come on up and tell us

08:36:48PM

08:37:17PM

1 your name.  
 2 MR. HINES: My name is Tom Hines. I  
 3 live at 116 South Vine Street, across the street  
 4 from this project. Like all of you, I think  
 5 they did a beautiful job. You have done a  
 6 beautiful job designing the building.  
 7 My wife and I have lived there for  
 8 45 years in that neighborhood, so we have seen a  
 9 lot. If you have any questions about what it's  
 10 been like on any subject, I will be happy to  
 11 answer them.  
 12 From the beginning of this project,  
 13 I have been in favor of it, only because of how  
 14 much it's going to improve the look of -- and  
 15 the building itself is a beautiful building,  
 16 it's great it's being restored. It's going to  
 17 be visually better. That whole side of the  
 18 street has been an improvement.  
 19 When we moved in there, it was -- I  
 20 believe -- what do they call it -- a buffer zone  
 21 and it allowed low-volume businesses over there.  
 22 Through the years many, many came and went and

08:37:53PM

08:38:22PM

1 they were, indeed, low-volume businesses.  
 2 So, from the beginning of this  
 3 project, my two concerns were the parking and  
 4 the flood zone. Before I talk about those two,  
 5 I'm going to add sound, because this is all new  
 6 to me since the last meetings. I have been to  
 7 every meeting there is on this.  
 8 This is the first I have heard of  
 9 the TV situation. I mean, for what it's worth,  
 10 I vote it down. At one point, that school was  
 11 used as a music school. That ended our sitting  
 12 on our front porch. Until you have heard a  
 13 trombone playing Vehicle by The Ides of March  
 14 over and over and over again on a summer  
 15 evening -- It was loud. We're three, almost  
 16 four blocks away from the swimming pool and  
 17 every time they have their annual weekend here,  
 18 On your mark, get set, swim -- Sound does  
 19 travel. And, I mean, that is something I'm not  
 20 looking forward to. Guess what? We call the  
 21 police when it's too loud or what.  
 22 MR. JABLONSKI: Only after

08:39:03PM

08:39:45PM

1 10:00 o'clock.

2 MR. HINES: I know that's something  
3 we're not going to be that happy with. That's  
4 my new gripe about it. Okay. My main concern  
5 is the parking.

6 Let me talk about the flood zone  
7 next. In the 45 years we have lived there, yes,  
8 it has gotten better. I don't know exactly what  
9 they did along Hinsdale Avenue to make it better  
10 but, routinely, every time it rained hard, I was  
11 down there at the corner, you know, with my rake  
12 and my -- you know, getting the leaves off  
13 the -- and with hip boots on and everything. So  
14 it's gotten better. I just -- I don't  
15 understand the engineering aspect of it. As  
16 long as whatever you're doing there is not  
17 putting any more water onto Vine Street because  
18 it's still something that, yes, I have seen many  
19 cars drive into that and not drive out. It's  
20 still -- It still floods but, you know, it is  
21 better. I just don't want it to get worse again  
22 because all of that water. Whatever you're

08:40:22PM

08:41:03PM

1 eight and nine cars parked along that side of  
2 the street, totally ignoring no parking from  
3 here to the corner, which is in front of the  
4 second house there.

5 Now people stop there and go in and  
6 get their smoothie from that food place, but the  
7 main thing is the counseling. It comes and goes  
8 every hour. There are many hours of the day  
9 where it is lined with traffic. Okay. Well, I  
10 don't know how that business got in there but  
11 it's there, we'll live with it. But what I'm  
12 concerned about is whatever this is going to  
13 generate.

14 One question I have is: What is  
15 the decision on what Second Street is going to  
16 be? Right now it's one-way. I don't know what  
17 you think is going to happen to it. If it stays  
18 one-way, that means everybody who comes out of  
19 this building has to turn right and then will  
20 join the traffic on Vine Street. I think it's  
21 imperative that that become a two-way street now  
22 so that people don't have to turn right when

08:42:48PM

08:43:21PM

1 doing with it, I trust you to do the right thing  
2 with it. That was a major concern.

3 Now, the main concern, though, is  
4 the parking. I have never complained about  
5 parking on that street. It's always been great.  
6 It's never been allowed on our side of the  
7 street. It's always been allowed on the other  
8 side of the street that all of those businesses  
9 that came and went never generated enough  
10 traffic that I even cared, noticed. It was like  
11 lawyers and it was insurance and an architect  
12 had an office there. All of those -- They were  
13 asked to put parking behind their buildings and  
14 they all did.

15 This latest is the counseling  
16 services that moved in a couple of years ago  
17 that has really made it ridiculous there. They  
18 have six counselors, they have six appointments  
19 every hour. And, although, you could drive by  
20 there at one point in the day and not see a  
21 single car, if it's -- there's no appointments  
22 that hour. There are also times where there are

08:41:39PM

08:42:15PM

1 they come out of there.

2 The other part is, as I said,  
3 parking has never been allowed on the west side  
4 of Vine Street. But once the school closed, and  
5 I think it was the year they redid Vine Street  
6 with the paving on Vine Street, the no-parking  
7 school zone signs got taken out. And a couple  
8 of years later, I was at a meeting here for  
9 something else, and I happen to mention that now  
10 there's no signs there and everybody at that  
11 meeting agreed, oh, no, there's still no parking  
12 there.

13 I'm like, There's no signs that say  
14 that. So the signs that got put up now say "No  
15 parking." There's one at the corner house and  
16 then our house doesn't have one in front of it.  
17 There's one in front of -- I don't think the  
18 next one has one in front of it. Then there's  
19 one in front of the fourth house. Maybe Dennis  
20 knows. Anyway, it all says is "No parking."  
21 Well, it doesn't say it in front of my house, so  
22 people park there, especially because the other

08:44:02PM

08:44:31PM

1 side of the street is full.  
2 I think that that's got to say --  
3 If it's going to stay no parking there, which I  
4 really, really beg of you all to support that,  
5 the signs need to say "No parking this side of  
6 the street," because I just go out and tell  
7 people, You know, there's no parking here.

8 Oh, well, I'm just running in to  
9 get a smoothie or something.

08:45:03PM

10 I go out and -- Well, I hope the  
11 police don't come. I hope they do, actually.  
12 Anyway, just, please, no parking this side of  
13 street maybe would make it clear. I don't know.  
14 Yeah. I just -- I'm concerned -- I guess the  
15 main thing is you have to make that a two-way  
16 street, otherwise, all of those cars are going  
17 to have to turn right and then they are going to  
18 be on Vine Street to join the crowds.

08:45:34PM

19 With all of the lawn maintenance  
20 services that people use -- I mean, there's  
21 probably six different lawn services that come  
22 to our block because everybody uses a different

1 one. There's always one of those there, there's  
2 the eight or nine cars for the counseling  
3 service, you know, somebody else has a delivery  
4 from FedEx. I mean, we sometimes have to wait  
5 to get out of our driveway until some, you know,  
6 commercial vehicle moves.

7 Those are the concerns I have. I'm  
8 looking forward -- I wish -- Oh. Then the final  
9 thing is I can't even imagine what you're going

08:46:05PM

10 to do with all of the work -- the construction  
11 vehicles when you're working on this thing.

12 MR. MITCHELL: Don't change those signs  
13 for a little bit -- I'm kidding.

14 MR. HINES: I don't even know -- I  
15 can't imagine. I wish I could go to sleep and  
16 wake up and it's all done and everything is  
17 fine. That's -- Another concern is the  
18 construction. I guess that's it for now.

08:46:31PM

19 CHAIRMAN CASHMAN: Okay. Thank you.  
20 Appreciate it. I thought it stated it in the  
21 here in the packet that the village was still  
22 recommending that it stay one-way. What were

1 the discussions at the board level and  
2 engineering regarding Second Street?  
3 MS. SALMON: There were discussions  
4 originally to make the street two-way. The  
5 village board had decided to keep it one-way.  
6 That's something that could be decided later  
7 down the road. Looking at it as not changing  
8 too much the traffic pattern and coming back  
9 later. That was a concern.

08:47:03PM

10 It wasn't completely ruled out.  
11 It's just not part of this approval and  
12 something to look at separately. The  
13 recommendation was to keep it one-way, which is  
14 how the plans are right now.

15 MR. KRILLENBERGER: There had been  
16 discussion about Zion Lutheran making their  
17 parking spaces available for construction, busy  
18 seasons, holidays. Has that progressed?

08:47:35PM

19 MR. MITCHELL: That's correct. Real  
20 quickly. The construction parking, there's a  
21 previously existing parking lot on the site, so  
22 we can park there for construction vehicles, as

1 well as, once the garage is completed, they can  
2 park in the garage. There is a letter that was  
3 gracious and generous that the church produced  
4 that there would be a collaboration if we have a  
5 resident who has an overnight guest, if a  
6 grandchild comes for a long weekend, they are  
7 willing to work with us on that, and we  
8 appreciated that.

08:48:08PM

9 I don't think we are going to  
10 further contribute to the parking issues. I  
11 don't know there's any solving of them. With  
12 the baseball team that was using the facility,  
13 that seemed to -- that was a couple years ago --  
14 that generated, really, a lot of traffic. Maybe  
15 our residents will be the ones that are using  
16 the consulting services and are walking now. I  
17 don't know about that. Thank you.

18 CHAIRMAN CASHMAN: Does someone else  
19 want to speak?

08:48:43PM

20 MR. DIORIO: Daniel Diorio. I just  
21 moved in. I'm on the opposite side of the  
22 longevity spectrum as Tom. I moved into



1 128 South Vine three months ago. The last thing  
2 I want to be is an impediment or a barrier to  
3 any of this. It sounds like this is the end of  
4 a long journey for you all, which I can  
5 appreciate.

6 I would second Tom's point about  
7 the parking. Then, I guess, more, sort of,  
8 broadly having access to the materials that you  
9 all have. Frankly, it's pretty significant  
10 implications. Balconies that will now be  
11 looking into my house, which heretofore, I was  
12 entirely unaware of. Again, I don't want to  
13 slow the process down but, for my own  
14 edification, it would be helpful to review, sort  
15 of, the full proposal.

08:49:18PM

16 CHAIRMAN CASHMAN: If you go to the  
17 village website Plan Commission, the entire  
18 package is there on the PDF. You can review it.

19 MR. DIORIO: Thank you.

08:49:48PM

20 CHAIRMAN CASHMAN: Anyone else?  
21 (No response.)  
22 Seeing none, should we close the

1 public hearing?

2 MS. CURRY: One more question. The  
3 question about the no parking versus the no  
4 parking this side of street, is that something,  
5 since it was supposed to be there, can we make  
6 that correction?

7 MS. SALMON: Yeah. That's something I  
8 can work with Mr. Hines on. If we're lacking  
9 some street signs, that's something that we can  
10 look at. That's completely separate from this.

08:50:13PM

11 I have talked about that before, so we can  
12 certainly follow up.

13 MS. CURRY: Thank you.

14 MS. CRNOVICH: We have a sign in front  
15 of our house but it's no parking this side of  
16 street, so it's usually not a problem.

17 CHAIRMAN CASHMAN: Can I have a motion  
18 to close the public hearing?

19 MS. CRNOVICH: So moved.

08:50:40PM

20 MR. KRILLENBERGER: Second.

21 CHAIRMAN CASHMAN: Roll call vote,  
22 please.

1 MS. SALMON: Commissioner Haarlow?

2 MS. HAARLOW: Aye.

3 MS. SALMON: Commissioner Curry?

4 MS. CURRY: Aye.

5 MS. SALMON: Commissioner

6 Krillenberger?

7 MR. KRILLENBERGER: Aye.

8 MS. SALMON: Commissioner Jablonski?

9 MR. JABLONSKI: Aye.

10 MS. SALMON: Commissioner Crnovich?

11 MS. CRNOVICH: Aye.

12 MS. SALMON: Commissioner Willobee?

13 MR. WILLOBEE: Aye.

14 MS. SALMON: Commissioner Fiascone?

15 MS. FIASCONE: Aye.

16 MS. SALMON: Chairman Cashman?

17 CHAIRMAN CASHMAN: Aye.

18 Commissioners, thoughts, comments?

19 Seems like everyone likes the proposal.

08:51:04PM

20 Any conditions you want to put on  
21 the recommendation? We talked about for the  
22 outdoor area, restrictions on hours and volume

1 and to put that in the bylaws. And I would like  
2 the village board to reconsider the two-way  
3 street.

4 MS. CURRY: Me, too.

5 CHAIRMAN CASHMAN: It made sense when  
6 it was a school. It was pretty common safety  
7 for kids going the same direction. It seems  
8 like it doesn't make sense anymore. It would  
9 be -- I want the trustees to reconsider that.

08:51:38PM

10 MS. HAARLOW: I agree.

11 MS. CURRY: Agree.

12 CHAIRMAN CASHMAN: Any other comments?

13 (No response.)

14 Can I have a motion to approve  
15 A-38-2022 for planned development detailed plan,  
16 exterior appearance and site plan review, map  
17 amendment, tentative and final plat of  
18 subdivision, and sign permit review to allow for  
19 the development of 12 age-restricted lifestyle  
20 housing units within an existing building  
21 located at 125 South Vine Street, as submitted  
22 with the recommendation to investigate bylaws

1 for the sound hours and volume, and then ask the  
2 board to look at parking signs in the  
3 neighborhood, and then the two-way street. And  
4 I also like the idea to investigate anything  
5 else you can do with the storm water, too. If  
6 you can add some kind of wall, that would be  
7 great.

8 That will would be so moved.

9 MS. CURRY: Second, Curry.

08:52:34PM

10 CHAIRMAN CASHMAN: Roll call vote,  
11 please, Beth.

12 MS. SALMON: Commissioner Haarlow?

13 MS. HAARLOW: Aye.

14 MS. SALMON: Commissioner Curry?

15 MS. CURRY: Aye.

16 MS. SALMON: Commissioner  
17 Krillenberger?

18 MR. KRILLENBERGER: Aye.

19 MS. SALMON: Commissioner Jablonski?

20 MR. JABLONSKI: Aye.

21 MS. SALMON: Commissioner Crnovich?

22 MS. CRNOVICH: Aye.

1 MS. SALMON: Commissioner Willobee?

2 MR. WILLOBEE: Aye.

3 MS. SALMON: Commissioner Fiascone?

4 MS. FIASCONE: Aye.

5 MS. SALMON: Chairman Cashman?

6 CHAIRMAN CASHMAN: Aye.

7 (Which were all of the  
8 proceedings in the above  
9 entitled cause.)

STATE OF ILLINOIS )  
) ss:  
COUNTY OF DU PAGE )

I, KRISTI LANDOLINA, Certified  
Shorthand Reporter, Registered Professional  
Reporter, and Notary Public in and for the  
County DuPage, State of Illinois, do hereby  
certify that previous to the commencement of the  
examination and testimony of the various  
witnesses herein, they were duly sworn by me to  
testify the truth in relation to the matters  
pertaining hereto; that the testimony given by  
said witnesses was reduced to writing by means  
of shorthand and thereafter transcribed into  
typewritten form; and that the foregoing is a  
true, correct and complete transcript of my  
shorthand notes so taken aforesaid.

IN TESTIMONY WHEREOF I have  
hereunto set my electronic signature this  
23rd day of October, A.D. 2023.

/s/ Kristi Landolina  
KRISTI LANDOLINA, CSR, RPR  
C.S.R. No. 84-004611,  
Notary Public, DuPage County

<b>/</b>	34:8, 37:13 <b>55-plus</b> [2] - 33:6, 33:18 <b>55s</b> [1] - 39:18	<b>ADA</b> [1] - 46:6 <b>adaptive</b> [2] - 7:6, 9:15 <b>add</b> [11] - 9:2, 12:14, 13:3, 13:13, 13:16, 16:20, 23:4, 23:13, 52:15, 57:5, 70:6 <b>added</b> [3] - 15:2, 15:9, 52:7 <b>addendum</b> [1] - 34:1 <b>adding</b> [1] - 14:7 <b>addition</b> [1] - 50:16 <b>address</b> [3] - 28:5, 45:22, 50:10 <b>addressed</b> [1] - 38:2 <b>adequately</b> [1] - 45:22 <b>adhere</b> [1] - 16:6 <b>adjusting</b> [1] - 51:11 <b>advance</b> [1] - 38:3 <b>affect</b> [1] - 43:3 <b>affidavit</b> [1] - 34:1 <b>aforsaid</b> [1] - 72:16 <b>age</b> [11] - 3:18, 16:4, 33:1, 33:3, 33:6, 33:19, 33:21, 34:1, 34:9, 53:15, 69:19 <b>age-restricted</b> [5] - 3:18, 16:4, 33:1, 33:6, 69:19 <b>age-restriction</b> [2] - 33:21, 53:15 <b>age-verification</b> [1] - 34:1 <b>ago</b> [4] - 52:6, 59:16, 65:13, 66:1 <b>agree</b> [6] - 23:6, 32:5, 38:8, 38:9, 69:10, 69:11 <b>agreed</b> [1] - 61:11 <b>agreeing</b> [2] - 32:4, 40:18 <b>agreement</b> [1] - 9:10 <b>ahead</b> [1] - 44:19 <b>allow</b> [3] - 3:17, 37:22, 69:18 <b>allowed</b> [6] - 11:22, 12:1, 56:21, 59:6, 59:7, 61:3 <b>allowing</b> [1] - 46:6 <b>almost</b> [2] - 50:6, 57:15 <b>alongside</b> [1] - 19:14 <b>ALSO</b> [1] - 2:1 <b>alternative</b> [1] - 41:13 <b>amendment</b> [3] - 3:16, 19:10, 69:17 <b>amenity</b> [2] - 20:16, 26:17	<b>amount</b> [1] - 51:15 <b>ANNA</b> [1] - 1:17 <b>annual</b> [1] - 57:17 <b>answer</b> [4] - 20:1, 33:13, 34:13, 56:11 <b>answered</b> [2] - 47:1, 49:20 <b>anticipating</b> [1] - 10:19 <b>anyway</b> [2] - 61:20, 62:12 <b>appearance</b> [2] - 3:15, 69:16 <b>applicable</b> [1] - 17:20 <b>applicant</b> [2] - 3:22, 5:21 <b>Applicant</b> [3] - 2:3, 2:4, 2:6 <b>application</b> [1] - 41:8 <b>appointments</b> [2] - 59:18, 59:21 <b>appreciate</b> [5] - 32:10, 40:10, 54:13, 63:20, 66:5 <b>appreciated</b> [2] - 46:5, 65:8 <b>appreciative</b> [1] - 18:8 <b>approach</b> [2] - 30:10, 49:7 <b>approval</b> [3] - 9:10, 17:18, 64:11 <b>approve</b> [1] - 69:14 <b>approved</b> [2] - 17:12, 17:15 <b>architect</b> [3] - 6:2, 32:13, 59:11 <b>Architect</b> [1] - 2:5 <b>Architecture</b> [2] - 6:4, 9:14 <b>area</b> [9] - 11:17, 13:6, 50:15, 50:16, 50:21, 51:4, 52:4, 52:8, 68:22 <b>articulated</b> [1] - 24:5 <b>articulation</b> [1] - 40:3 <b>aspect</b> [1] - 58:15 <b>asset</b> [1] - 32:10 <b>assets</b> [1] - 7:5 <b>associated</b> [1] - 31:14 <b>associates</b> [1] - 6:1 <b>association</b> [1] - 33:10 <b>assuming</b> [1] - 47:18 <b>assumptive</b> [1] - 35:10 <b>attention</b> [1] - 34:20	<b>Attorney</b> [1] - 2:6 <b>attorney</b> [1] - 16:16 <b>audience</b> [2] - 55:19, 55:21 <b>audio</b> [1] - 40:18 <b>available</b> [1] - 64:17 <b>Avenue</b> [2] - 1:10, 58:9 <b>average</b> [2] - 29:17 <b>awning</b> [5] - 8:22, 9:1, 9:2, 13:17, 13:18 <b>Aye</b> [9] - 4:10, 4:15, 5:1, 68:2, 68:7, 68:15, 70:13, 70:18, 71:4 <b>aye</b> [15] - 4:12, 4:17, 4:19, 4:21, 5:3, 68:4, 68:9, 68:11, 68:13, 68:17, 70:15, 70:20, 70:22, 71:2, 71:6
<b>/s</b> [1] - 72:20				
<b>0</b>	<b>6</b>			
<b>0-foot</b> [1] - 42:15	<b>695</b> [1] - 47:5			
<b>1</b>	<b>7</b>			
<p><b>100</b> [2] - 33:18, 34:6 <b>100-to-300-unit</b> [1] - 29:14 <b>10:00</b> [2] - 36:13, 58:1 <b>116</b> [1] - 56:3 <b>11:00</b> [3] - 36:14, 36:20, 39:18 <b>11th</b> [2] - 1:11, 2:10 <b>12</b> [7] - 3:18, 10:16, 20:9, 29:10, 29:16, 44:19, 69:19 <b>122</b> [1] - 5:19 <b>125</b> [2] - 3:20, 69:21 <b>128</b> [1] - 66:1 <b>15</b> [1] - 19:2 <b>19</b> [1] - 1:10</p>	<p><b>75s</b> [1] - 39:18 <b>7:30</b> [1] - 1:12 <b>7th</b> [2] - 5:19, 25:20</p>			
<b>2</b>	<b>8</b>			
<p><b>2</b> [1] - 17:13 <b>20</b> [1] - 37:9 <b>2023</b> [2] - 1:11, 72:19 <b>22</b> [1] - 34:9 <b>23rd</b> [1] - 72:19 <b>25</b> [1] - 49:4</p>	<p><b>80</b> [5] - 16:4, 33:4, 34:5, 34:6, 34:7 <b>84-004611</b> [1] - 72:21</p>			
<b>3</b>	<b>9</b>			
<p><b>30</b> [1] - 19:5 <b>31</b> [2] - 5:14, 32:11 <b>35</b> [3] - 19:5, 19:6, 19:7</p>	<p><b>90-to-120-unit</b> [1] - 23:14 <b>9:30</b> [1] - 39:19</p>			
<b>4</b>	<b>A</b>			
<p><b>45</b> [2] - 56:8, 58:7 <b>4:00</b> [1] - 39:21</p>	<p><b>A-38-2022</b> [3] - 1:6, 3:13, 69:15 <b>A.D</b> [2] - 1:11, 72:19 <b>a.m</b> [1] - 39:21 <b>abate</b> [1] - 26:14 <b>ability</b> [2] - 30:22, 53:22 <b>able</b> [13] - 10:5, 10:8, 25:13, 30:1, 30:3, 30:16, 30:18, 32:3, 32:9, 33:13, 37:10, 38:19, 44:15 <b>above-entitled</b> [1] - 1:8 <b>absent</b> [1] - 3:6 <b>ACC</b> [1] - 39:22 <b>access</b> [1] - 66:8 <b>accessible</b> [2] - 12:9, 12:10 <b>accommodating</b> [1] - 46:9 <b>account</b> [1] - 21:22 <b>achieved</b> [1] - 8:11 <b>acknowledged</b> [1] - 50:12 <b>Act</b> [1] - 34:4 <b>actual</b> [1] - 30:13</p>	<p><b>agreed</b> [1] - 61:11 <b>agreeing</b> [2] - 32:4, 40:18 <b>agreement</b> [1] - 9:10 <b>ahead</b> [1] - 44:19 <b>allow</b> [3] - 3:17, 37:22, 69:18 <b>allowed</b> [6] - 11:22, 12:1, 56:21, 59:6, 59:7, 61:3 <b>allowing</b> [1] - 46:6 <b>almost</b> [2] - 50:6, 57:15 <b>alongside</b> [1] - 19:14 <b>ALSO</b> [1] - 2:1 <b>alternative</b> [1] - 41:13 <b>amendment</b> [3] - 3:16, 19:10, 69:17 <b>amenity</b> [2] - 20:16, 26:17</p>	<p><b>approach</b> [2] - 30:10, 49:7 <b>approval</b> [3] - 9:10, 17:18, 64:11 <b>approve</b> [1] - 69:14 <b>approved</b> [2] - 17:12, 17:15 <b>architect</b> [3] - 6:2, 32:13, 59:11 <b>Architect</b> [1] - 2:5 <b>Architecture</b> [2] - 6:4, 9:14 <b>area</b> [9] - 11:17, 13:6, 50:15, 50:16, 50:21, 51:4, 52:4, 52:8, 68:22 <b>articulated</b> [1] - 24:5 <b>articulation</b> [1] - 40:3 <b>aspect</b> [1] - 58:15 <b>asset</b> [1] - 32:10 <b>assets</b> [1] - 7:5 <b>associated</b> [1] - 31:14 <b>associates</b> [1] - 6:1 <b>association</b> [1] - 33:10 <b>assuming</b> [1] - 47:18 <b>assumptive</b> [1] - 35:10 <b>attention</b> [1] - 34:20</p>	<p><b>B</b></p> <p><b>baby</b> [2] - 28:11, 35:1 <b>backing</b> [1] - 49:14 <b>backyard</b> [1] - 36:10 <b>bad</b> [2] - 23:10, 38:13 <b>bake</b> [1] - 34:21 <b>balconies</b> [3] - 13:14, 16:13, 66:10 <b>balcony</b> [5] - 15:11, 32:14, 32:20, 32:21, 33:8 <b>ball</b> [1] - 45:5 <b>barrier</b> [1] - 66:2 <b>baseball</b> [2] - 26:9, 65:12 <b>bath</b> [2] - 15:19, 24:19 <b>beautiful</b> [5] - 24:20, 41:21, 56:5, 56:6, 56:15 <b>became</b> [1] - 21:4 <b>become</b> [3] - 38:1, 38:14, 60:21 <b>becomes</b> [4] - 11:13, 29:7, 49:2, 52:17 <b>bedroom</b> [3] - 13:5, 55:7, 55:14 <b>bedrooms</b> [2] - 55:12, 55:16 <b>BEFORE</b> [1] - 1:3 <b>beg</b> [1] - 62:4 <b>beginning</b> [3] - 29:10, 56:12, 57:2 <b>behind</b> [1] - 59:13 <b>below</b> [2] - 19:3, 19:8 <b>best</b> [2] - 8:9, 35:18</p>
<b>5</b>				
<p><b>500</b> [2] - 29:19, 36:8 <b>54</b> [1] - 33:10 <b>544</b> [1] - 25:20 <b>55</b> [4] - 33:4, 34:5,</p>				

<p><b>Beth</b> <sup>[1]</sup> - 70:11  <b>BETHANY</b> <sup>[1]</sup> - 2:2  <b>Bethany</b> <sup>[3]</sup> - 2:11, 54:3, 54:9  <b>better</b> <sup>[8]</sup> - 24:19, 30:16, 41:19, 56:17, 58:8, 58:9, 58:14, 58:21  <b>between</b> <sup>[1]</sup> - 32:13  <b>bid</b> <sup>[1]</sup> - 49:8  <b>big</b> <sup>[11]</sup> - 15:19, 20:11, 30:20, 35:2, 35:7, 38:14, 42:17, 43:10, 43:14, 52:21, 54:3  <b>bigger</b> <sup>[5]</sup> - 14:1, 28:6, 29:7, 31:22  <b>bikeable</b> <sup>[1]</sup> - 45:14  <b>bikes</b> <sup>[5]</sup> - 43:16, 43:22, 44:5, 44:6, 46:14  <b>bio</b> <sup>[1]</sup> - 52:11  <b>birthday</b> <sup>[1]</sup> - 53:11  <b>bit</b> <sup>[12]</sup> - 7:10, 11:10, 12:22, 13:9, 13:19, 18:18, 21:20, 30:18, 44:12, 49:12, 51:2, 63:13  <b>black</b> <sup>[2]</sup> - 9:2, 13:20  <b>blades</b> <sup>[1]</sup> - 46:15  <b>block</b> <sup>[3]</sup> - 11:1, 36:8, 62:22  <b>blocks</b> <sup>[1]</sup> - 57:16  <b>blow</b> <sup>[1]</sup> - 53:10  <b>blow-up</b> <sup>[1]</sup> - 53:10  <b>BOARD</b> <sup>[1]</sup> - 1:13  <b>board</b> <sup>[10]</sup> - 8:8, 10:14, 16:3, 16:6, 27:7, 40:13, 64:1, 64:5, 69:2, 70:2  <b>board's</b> <sup>[1]</sup> - 54:14  <b>body</b> <sup>[2]</sup> - 8:7, 16:7  <b>boomer</b> <sup>[1]</sup> - 35:1  <b>boots</b> <sup>[1]</sup> - 58:13  <b>border</b> <sup>[1]</sup> - 47:16  <b>bore</b> <sup>[1]</sup> - 9:22  <b>bother</b> <sup>[1]</sup> - 25:17  <b>bothered</b> <sup>[1]</sup> - 25:22  <b>bottom</b> <sup>[2]</sup> - 15:7, 48:5  <b>bounces</b> <sup>[1]</sup> - 26:19  <b>branding</b> <sup>[1]</sup> - 9:4  <b>brick</b> <sup>[1]</sup> - 25:3  <b>bring</b> <sup>[3]</sup> - 7:6, 27:9, 43:12  <b>bringing</b> <sup>[2]</sup> - 21:8, 28:12  <b>broadly</b> <sup>[1]</sup> - 66:8  <b>brought</b> <sup>[1]</sup> - 31:4  <b>bubbles</b> <sup>[1]</sup> - 52:4</p>	<p><b>bucks</b> <sup>[1]</sup> - 49:4  <b>buffer</b> <sup>[2]</sup> - 25:3, 56:20  <b>buffering</b> <sup>[1]</sup> - 25:5  <b>build</b> <sup>[2]</sup> - 20:13, 29:11  <b>build-outs</b> <sup>[1]</sup> - 29:11  <b>building</b> <sup>[38]</sup> - 3:20, 9:1, 10:6, 11:12, 11:18, 12:5, 12:6, 12:15, 13:11, 14:18, 15:1, 15:5, 15:18, 17:3, 18:9, 18:10, 19:4, 19:8, 23:1, 24:8, 24:18, 28:8, 28:15, 28:18, 29:6, 34:7, 41:1, 41:3, 41:5, 46:11, 49:1, 52:11, 56:6, 56:15, 60:19, 69:20  <b>buildings</b> <sup>[5]</sup> - 7:8, 20:20, 23:14, 43:9, 59:13  <b>built</b> <sup>[2]</sup> - 20:14, 41:3  <b>bunch</b> <sup>[1]</sup> - 27:5  <b>Burr</b> <sup>[1]</sup> - 45:13  <b>bus</b> <sup>[1]</sup> - 35:17  <b>buses</b> <sup>[1]</sup> - 35:14  <b>bushes</b> <sup>[1]</sup> - 23:4  <b>business</b> <sup>[2]</sup> - 3:13, 60:10  <b>businesses</b> <sup>[3]</sup> - 56:21, 57:1, 59:8  <b>busy</b> <sup>[2]</sup> - 23:10, 64:17  <b>bylaws</b> <sup>[11]</sup> - 9:8, 15:22, 16:12, 25:7, 25:10, 27:22, 28:4, 34:9, 54:21, 69:1, 69:22</p>	<p><b>CASHMAN</b> <sup>[33]</sup> - 1:14, 2:8, 3:8, 3:12, 4:3, 4:7, 5:3, 5:8, 17:7, 19:6, 22:17, 24:13, 24:15, 31:12, 33:4, 36:2, 48:16, 49:16, 51:17, 51:21, 54:12, 55:17, 63:19, 65:18, 66:16, 66:20, 67:17, 67:21, 68:17, 69:5, 69:12, 70:10, 71:6  <b>Cashman</b> <sup>[5]</sup> - 3:7, 5:2, 5:13, 68:16, 71:5  <b>Catholic</b> <sup>[1]</sup> - 7:20  <b>Cauley</b> <sup>[1]</sup> - 40:15  <b>cents</b> <sup>[1]</sup> - 53:17  <b>certain</b> <sup>[2]</sup> - 20:5, 25:11  <b>certainly</b> <sup>[2]</sup> - 37:8, 67:12  <b>Certified</b> <sup>[1]</sup> - 72:3  <b>certify</b> <sup>[1]</sup> - 72:7  <b>CHAIRMAN</b> <sup>[32]</sup> - 2:8, 3:8, 3:12, 4:3, 4:7, 5:3, 5:8, 17:7, 19:6, 22:17, 24:13, 24:15, 31:12, 33:4, 36:2, 48:16, 49:16, 51:17, 51:21, 54:12, 55:17, 63:19, 65:18, 66:16, 66:20, 67:17, 67:21, 68:17, 69:5, 69:12, 70:10, 71:6  <b>Chairman</b> <sup>[6]</sup> - 1:14, 3:7, 5:2, 5:13, 68:16, 71:5  <b>challenge</b> <sup>[2]</sup> - 6:18, 29:8  <b>chance</b> <sup>[1]</sup> - 50:17  <b>change</b> <sup>[1]</sup> - 63:12  <b>changed</b> <sup>[1]</sup> - 51:10  <b>changes</b> <sup>[5]</sup> - 6:20, 8:3, 13:3, 13:12, 49:7  <b>changing</b> <sup>[2]</sup> - 20:18, 64:7  <b>check</b> <sup>[2]</sup> - 29:20, 53:19  <b>Chicago</b> <sup>[1]</sup> - 1:10  <b>chip</b> <sup>[2]</sup> - 50:20, 53:1  <b>Chris</b> <sup>[9]</sup> - 6:3, 8:2, 9:13, 9:17, 14:21, 15:13, 30:2, 43:1, 49:20  <b>CHRISTOPHER</b> <sup>[1]</sup> - 2:5  <b>church</b> <sup>[4]</sup> - 7:19, 27:2, 44:15, 65:3  <b>Church</b> <sup>[1]</sup> - 6:13  <b>civil</b> <sup>[2]</sup> - 50:22,</p>	<p>51:14  <b>Classic</b> <sup>[1]</sup> - 39:17  <b>cleaning</b> <sup>[1]</sup> - 15:18  <b>clear</b> <sup>[2]</sup> - 18:7, 62:13  <b>clockwork</b> <sup>[1]</sup> - 50:6  <b>close</b> <sup>[9]</sup> - 16:22, 21:16, 34:17, 38:15, 43:18, 44:5, 45:9, 66:22, 67:18  <b>closed</b> <sup>[1]</sup> - 61:4  <b>closer</b> <sup>[1]</sup> - 42:9  <b>code</b> <sup>[11]</sup> - 10:16, 11:11, 11:22, 13:22, 14:17, 17:20, 18:19, 18:21, 19:1, 28:16, 42:18  <b>codes</b> <sup>[1]</sup> - 17:21  <b>collaborating</b> <sup>[1]</sup> - 9:7  <b>collaboration</b> <sup>[2]</sup> - 7:16, 65:4  <b>college</b> <sup>[1]</sup> - 36:19  <b>coming</b> <sup>[3]</sup> - 6:14, 45:8, 64:8  <b>commencement</b> <sup>[1]</sup> - 72:7  <b>comments</b> <sup>[3]</sup> - 55:18, 68:18, 69:12  <b>commercial</b> <sup>[2]</sup> - 41:19, 63:6  <b>COMMISSION</b> <sup>[1]</sup> - 1:3  <b>Commission</b> <sup>[7]</sup> - 1:9, 2:9, 5:12, 5:14, 7:2, 16:11, 66:17  <b>commissioner</b> <sup>[25]</sup> - 2:12, 2:14, 2:16, 2:21, 3:1, 3:3, 3:5, 4:9, 4:11, 4:13, 4:18, 4:20, 4:22, 68:1, 68:3, 68:5, 68:10, 68:12, 68:14, 70:12, 70:14, 70:16, 70:21, 71:1, 71:3  <b>Commissioner</b> <sup>[6]</sup> - 2:19, 4:16, 26:6, 32:6, 68:8, 70:19  <b>commissioners</b> <sup>[2]</sup> - 55:18, 68:18  <b>common</b> <sup>[1]</sup> - 69:6  <b>communities</b> <sup>[3]</sup> - 7:17, 49:6, 54:8  <b>community</b> <sup>[6]</sup> - 7:5, 18:11, 20:19, 38:19, 41:2, 41:4  <b>companies</b> <sup>[1]</sup> - 49:13  <b>company</b> <sup>[1]</sup> - 48:22  <b>competitively</b> <sup>[1]</sup> - 49:8</p>	<p><b>complain</b> <sup>[1]</sup> - 37:6  <b>complained</b> <sup>[1]</sup> - 59:4  <b>complainers</b> <sup>[1]</sup> - 27:6  <b>complete</b> <sup>[1]</sup> - 72:15  <b>completed</b> <sup>[1]</sup> - 65:1  <b>completely</b> <sup>[2]</sup> - 64:10, 67:10  <b>compliant</b> <sup>[4]</sup> - 8:7, 18:19, 18:21, 46:6  <b>complies</b> <sup>[2]</sup> - 17:17, 17:19  <b>comply</b> <sup>[1]</sup> - 33:19  <b>concept</b> <sup>[6]</sup> - 6:20, 8:3, 17:13, 17:16, 17:18, 49:14  <b>concern</b> <sup>[11]</sup> - 16:7, 16:18, 37:15, 37:18, 38:10, 40:10, 58:4, 59:2, 59:3, 63:17, 64:9  <b>concerned</b> <sup>[5]</sup> - 28:22, 42:11, 51:15, 60:12, 62:14  <b>concerns</b> <sup>[5]</sup> - 50:8, 54:14, 54:15, 57:3, 63:7  <b>concise</b> <sup>[1]</sup> - 6:17  <b>concrete</b> <sup>[1]</sup> - 14:10  <b>conditions</b> <sup>[2]</sup> - 17:17, 68:20  <b>conformity</b> <sup>[2]</sup> - 17:12, 17:15  <b>congregation</b> <sup>[2]</sup> - 6:13, 32:9  <b>consequences</b> <sup>[1]</sup> - 27:9  <b>consider</b> <sup>[1]</sup> - 54:21  <b>consideration</b> <sup>[2]</sup> - 40:11, 52:21  <b>considerations</b> <sup>[1]</sup> - 21:22  <b>considered</b> <sup>[1]</sup> - 17:9  <b>constant</b> <sup>[1]</sup> - 54:6  <b>constantly</b> <sup>[1]</sup> - 31:2  <b>construction</b> <sup>[5]</sup> - 63:10, 63:18, 64:17, 64:20, 64:22  <b>consultant</b> <sup>[1]</sup> - 6:6  <b>consulting</b> <sup>[1]</sup> - 65:16  <b>containers</b> <sup>[1]</sup> - 48:12  <b>contract</b> <sup>[2]</sup> - 33:21, 33:22  <b>contribute</b> <sup>[1]</sup> - 65:10  <b>control</b> <sup>[3]</sup> - 27:20, 30:22, 40:18</p>
<b>C</b>				
	<p><b>C.S.R</b> <sup>[1]</sup> - 72:21  <b>candles</b> <sup>[1]</sup> - 42:15  <b>cap</b> <sup>[1]</sup> - 52:2  <b>capacity</b> <sup>[1]</sup> - 55:6  <b>car</b> <sup>[2]</sup> - 52:4, 59:21  <b>cared</b> <sup>[1]</sup> - 59:10  <b>carrying</b> <sup>[2]</sup> - 26:11, 37:5  <b>cars</b> <sup>[4]</sup> - 58:19, 60:1, 62:16, 63:2  <b>case</b> <sup>[3]</sup> - 7:16, 34:18, 53:21  <b>Case</b> <sup>[1]</sup> - 3:13  <b>CASE</b> <sup>[1]</sup> - 1:6  <b>cases</b> <sup>[1]</sup> - 28:16</p>			

<p><b>converting</b> [1] - 7:18  <b>cool</b> [1] - 40:6  <b>corner</b> [12] - 11:12, 14:9, 14:14, 15:5, 22:14, 22:22, 25:3, 44:3, 48:5, 58:11, 60:3, 61:15  <b>cornerstone</b> [1] - 15:17  <b>correct</b> [7] - 18:19, 22:19, 28:9, 31:11, 31:12, 64:19, 72:15  <b>correction</b> [1] - 67:6  <b>correctly</b> [1] - 49:20  <b>counsel</b> [2] - 6:5, 9:6  <b>counseling</b> [3] - 59:15, 60:7, 63:2  <b>counselors</b> [1] - 59:18  <b>count</b> [1] - 13:9  <b>country</b> [1] - 7:21  <b>County</b> [3] - 52:20, 72:6, 72:22  <b>COUNTY</b> [2] - 1:2, 72:2  <b>couple</b> [9] - 8:4, 42:1, 42:7, 47:2, 49:13, 51:7, 59:16, 61:7, 65:13  <b>course</b> [1] - 8:1  <b>covenants</b> [7] - 9:9, 14:5, 15:22, 16:11, 25:8, 28:5, 33:8  <b>create</b> [2] - 19:13, 20:19  <b>creating</b> [1] - 25:8  <b>creative</b> [2] - 24:12, 55:4  <b>credit</b> [1] - 54:5  <b>crests</b> [1] - 47:15  <b>CRNOVICH</b> [22] - 1:16, 2:22, 4:19, 40:22, 41:10, 41:16, 42:6, 42:11, 42:16, 43:4, 43:8, 44:3, 45:7, 45:18, 46:16, 46:19, 52:1, 54:3, 67:14, 67:19, 68:11, 70:22  <b>Crnovich</b> [4] - 2:21, 4:18, 68:10, 70:21  <b>crowds</b> [1] - 62:18  <b>CSR</b> [1] - 72:21  <b>current</b> [2] - 31:6, 55:6  <b>Curry</b> [6] - 2:14, 4:11, 32:6, 68:3, 70:9, 70:14  <b>CURRY</b> [16] - 1:21, 2:15, 4:12, 24:16, 26:8, 28:1, 28:11,</p>	<p>31:7, 31:13, 67:2, 67:13, 68:4, 69:4, 69:11, 70:9, 70:15  <b>Curry's</b> [1] - 26:6  <b>cursor</b> [1] - 14:13  <b>Cynthia</b> [1] - 24:15  <b>CYNTHIA</b> [1] - 1:21</p> <p style="text-align: center;"><b>D</b></p> <p><b>dancing</b> [1] - 52:2  <b>dangerous</b> [1] - 43:19  <b>Daniel</b> [1] - 65:20  <b>days</b> [1] - 29:19  <b>deal</b> [3] - 22:7, 24:12, 31:9  <b>dealt</b> [1] - 26:20  <b>decades</b> [1] - 18:10  <b>decals</b> [2] - 9:5, 14:1  <b>decided</b> [2] - 64:5, 64:6  <b>decision</b> [1] - 60:15  <b>decisions</b> [2] - 31:1, 39:7  <b>deck</b> [1] - 26:19  <b>decks</b> [1] - 26:17  <b>declaration</b> [1] - 34:8  <b>defer</b> [1] - 45:3  <b>defined</b> [1] - 30:16  <b>degree</b> [1] - 20:4  <b>deliberate</b> [1] - 7:11  <b>delivery</b> [1] - 63:3  <b>den</b> [2] - 55:11, 55:16  <b>Dennis</b> [1] - 61:19  <b>department</b> [1] - 13:4  <b>departure</b> [1] - 17:14  <b>depict</b> [1] - 42:21  <b>describe</b> [2] - 6:10, 46:13  <b>description</b> [1] - 55:9  <b>designed</b> [1] - 47:10  <b>designer</b> [1] - 5:22  <b>designing</b> [1] - 56:6  <b>detailed</b> [9] - 3:15, 6:21, 8:4, 17:10, 17:11, 17:14, 17:16, 17:19, 69:15  <b>developer</b> [1] - 34:3  <b>development</b> [6] - 3:14, 3:18, 9:4, 17:10, 69:15, 69:19  <b>developments</b> [1] - 20:13  <b>die</b> [3] - 19:16, 20:7, 38:12</p>	<p><b>difference</b> [2] - 42:17, 43:11  <b>different</b> [5] - 10:2, 20:10, 49:13, 62:21, 62:22  <b>digress</b> [1] - 46:12  <b>dinner</b> [1] - 35:3  <b>DIORIO</b> [2] - 65:20, 66:19  <b>Diorio</b> [1] - 65:20  <b>direction</b> [1] - 69:7  <b>directional</b> [2] - 42:8, 43:3  <b>directly</b> [1] - 52:10  <b>discourage</b> [1] - 38:21  <b>discriminate</b> [1] - 33:19  <b>discuss</b> [3] - 20:5, 21:5, 27:10  <b>discussion</b> [4] - 23:22, 27:7, 44:12, 64:16  <b>discussions</b> [2] - 64:1, 64:3  <b>Disney</b> [1] - 36:16  <b>distinction</b> [1] - 32:13  <b>distraction</b> [2] - 19:13, 21:4  <b>district</b> [1] - 45:4  <b>disturb</b> [1] - 26:18  <b>Donald</b> [1] - 6:2  <b>done</b> [10] - 10:1, 10:2, 13:11, 24:21, 40:4, 48:15, 51:3, 54:8, 56:5, 63:16  <b>door</b> [8] - 12:7, 12:18, 12:20, 14:2, 27:2, 37:15, 47:6, 48:12  <b>down</b> [18] - 28:20, 30:1, 31:13, 35:10, 37:6, 42:8, 47:17, 47:19, 47:22, 48:10, 48:14, 49:14, 55:10, 57:10, 58:11, 64:7, 66:13  <b>Downers</b> [1] - 20:15  <b>downtown</b> [5] - 41:4, 43:19, 44:5, 44:7, 45:9  <b>Doyle</b> [1] - 6:1  <b>drainage</b> [1] - 51:20  <b>dramatically</b> [1] - 7:13  <b>drawings</b> [1] - 10:6  <b>dream</b> [1] - 39:10  <b>Drew</b> [6] - 5:18, 9:18, 10:12, 14:5, 23:6,</p>	<p>35:18  <b>DREW</b> [1] - 2:3  <b>drive</b> [4] - 52:4, 58:19, 59:19  <b>driven</b> [2] - 16:3, 34:22  <b>driveway</b> [2] - 47:14, 63:5  <b>driving</b> [3] - 19:14, 21:12, 22:11  <b>drop</b> [1] - 45:15  <b>dropped</b> [2] - 44:4, 45:9  <b>dropping</b> [1] - 44:6  <b>DU</b> [2] - 1:2, 72:2  <b>duly</b> [1] - 72:9  <b>dump</b> [1] - 48:13  <b>dumpsters</b> [4] - 48:2, 48:16, 48:18  <b>DuPage</b> [3] - 52:20, 72:6, 72:22  <b>during</b> [2] - 25:17, 33:21  <b>dusk</b> [4] - 25:14, 37:8, 38:8, 40:18</p> <p style="text-align: center;"><b>E</b></p> <p><b>eager</b> [1] - 17:1  <b>eared</b> [1] - 22:5  <b>easily</b> [1] - 25:14  <b>East</b> [2] - 1:10, 5:19  <b>east</b> [4] - 15:6, 15:8, 15:9, 22:10  <b>eastbound</b> [1] - 24:2  <b>eastern</b> [3] - 14:22, 44:12, 46:1  <b>echo</b> [1] - 37:4  <b>edge</b> [1] - 47:21  <b>edification</b> [1] - 66:14  <b>eight</b> [2] - 60:1, 63:2  <b>Either</b> [1] - 11:15  <b>electric</b> [3] - 43:13, 43:16, 43:22  <b>electronic</b> [2] - 36:12, 72:18  <b>electronic - produced</b> [1] - 36:12  <b>element</b> [1] - 40:6  <b>elements</b> [1] - 11:20  <b>elevation</b> [2] - 15:7, 47:5  <b>elevations</b> [2] - 13:11, 47:9  <b>elevator</b> [4] - 28:9, 28:17, 30:5, 30:13  <b>encourage</b> [1] - 38:21</p>	<p><b>encouraged</b> [2] - 6:17, 19:15  <b>end</b> [3] - 15:10, 25:18, 66:3  <b>ended</b> [2] - 41:14, 57:11  <b>ends</b> [1] - 37:4  <b>engineer</b> [5] - 10:7, 50:22, 51:14, 52:14, 52:18  <b>engineering</b> [2] - 58:15, 64:2  <b>entire</b> [1] - 66:17  <b>entirely</b> [1] - 66:12  <b>entitled</b> [2] - 1:8, 71:9  <b>entrance</b> [1] - 12:15  <b>environment</b> [1] - 39:3  <b>environments</b> [1] - 49:11  <b>especially</b> [2] - 37:12, 61:22  <b>essentially</b> [1] - 34:2  <b>establish</b> [1] - 25:10  <b>evening</b> [8] - 5:12, 5:13, 5:17, 6:3, 6:15, 6:22, 20:7, 57:15  <b>everywhere</b> [1] - 35:5  <b>exactly</b> [3] - 22:15, 41:16, 58:8  <b>examination</b> [1] - 72:8  <b>example</b> [2] - 7:4, 16:12  <b>excited</b> [5] - 5:17, 8:16, 27:5, 36:6, 54:15  <b>exciting</b> [1] - 16:22  <b>existing</b> [10] - 3:19, 7:7, 8:22, 12:7, 15:5, 20:18, 23:3, 52:11, 64:21, 69:20  <b>experience</b> [3] - 19:20, 20:10, 23:14  <b>experiencing</b> [1] - 7:21  <b>explained</b> [1] - 18:14  <b>explanations</b> [1] - 18:7  <b>explore</b> [1] - 52:11  <b>exposure</b> [1] - 24:7  <b>exterior</b> [4] - 3:15, 42:2, 43:9, 69:16</p> <p style="text-align: center;"><b>F</b></p> <p><b>fabric</b> [1] - 18:11</p>
--	---	---	---	---

<p><b>facade</b> [2] - 14:22, 15:6  <b>facades</b> [1] - 15:9  <b>face</b> [1] - 54:18  <b>faces</b> [1] - 22:10  <b>facility</b> [2] - 7:19, 65:12  <b>facing</b> [4] - 15:6, 15:9, 22:9, 24:6  <b>fact</b> [2] - 24:17, 34:22  <b>Fair</b> [1] - 34:4  <b>familiar</b> [1] - 9:21  <b>families</b> [1] - 20:9  <b>family</b> [4] - 12:2, 39:12, 39:14, 46:1  <b>fan</b> [1] - 52:21  <b>fantastic</b> [1] - 18:12  <b>far</b> [4] - 37:5, 49:19, 54:22  <b>favor</b> [2] - 51:12, 56:13  <b>federal</b> [1] - 17:20  <b>FedEx</b> [1] - 63:4  <b>feedback</b> [1] - 17:5  <b>feet</b> [5] - 19:2, 19:5, 19:7, 37:9, 46:8  <b>fence</b> [3] - 11:21, 12:3, 20:4  <b>fenced</b> [1] - 11:21  <b>few</b> [2] - 32:14, 34:18  <b>FIASCO</b> [6] - 1:17, 3:4, 5:1, 53:4, 68:15, 71:4  <b>Fiascone</b> [4] - 3:3, 4:22, 68:14, 71:3  <b>field</b> [1] - 13:7  <b>fighting</b> [1] - 11:15  <b>figure</b> [1] - 26:3  <b>figuring</b> [1] - 7:6  <b>fill</b> [1] - 33:22  <b>final</b> [4] - 3:16, 9:10, 63:8, 69:17  <b>finally</b> [1] - 17:19  <b>fine</b> [1] - 63:17  <b>fire</b> [2] - 11:19, 13:4  <b>firm</b> [1] - 9:15  <b>first</b> [2] - 12:6, 57:8  <b>five</b> [2] - 8:5, 37:6  <b>flag</b> [6] - 31:15, 31:17, 31:20, 31:21, 32:1  <b>flagpole</b> [9] - 14:6, 14:8, 14:16, 14:17, 14:19, 18:17, 18:20, 31:8, 42:21  <b>flags</b> [1] - 31:10  <b>flapping</b> [1] - 31:15  <b>flood</b> [2] - 57:4, 58:6</p>	<p><b>flooding</b> [5] - 50:15, 50:21, 51:9, 52:22, 53:2  <b>floodplain</b> [6] - 12:4, 46:7, 47:3, 47:14, 51:9, 51:11  <b>floodplains</b> [1] - 51:13  <b>floods</b> [1] - 58:20  <b>floor</b> [2] - 12:6, 45:5  <b>floors</b> [1] - 29:2  <b>flying</b> [1] - 31:10  <b>folks</b> [1] - 7:17  <b>follow</b> [1] - 67:12  <b>food</b> [1] - 60:6  <b>foot</b> [2] - 10:4, 10:10  <b>football</b> [3] - 26:9, 36:19, 38:20  <b>foregoing</b> [1] - 72:14  <b>forgiveness</b> [1] - 10:20  <b>form</b> [1] - 72:14  <b>fortunate</b> [1] - 54:9  <b>forum</b> [1] - 27:17  <b>forward</b> [3] - 17:4, 57:20, 63:8  <b>four</b> [4] - 29:18, 36:9, 54:18, 57:16  <b>fourth</b> [1] - 61:19  <b>frame</b> [1] - 6:19  <b>franchised</b> [2] - 49:6, 49:11  <b>frankly</b> [1] - 66:9  <b>frequent</b> [1] - 48:19  <b>Friday</b> [1] - 36:12  <b>front</b> [12] - 6:22, 11:14, 45:10, 45:21, 57:12, 60:3, 61:16, 61:17, 61:18, 61:19, 61:21, 67:14  <b>Frozen</b> [2] - 38:17, 53:11  <b>full</b> [2] - 62:1, 66:15  <b>fun</b> [1] - 16:22  <b>function</b> [1] - 8:10  <b>functionally</b> [1] - 26:16  <b>future</b> [1] - 40:11</p>	<p>65:2  <b>garbage</b> [2] - 48:9, 48:11  <b>garden</b> [3] - 8:19, 12:12, 46:13  <b>gate</b> [1] - 12:13  <b>gather</b> [3] - 43:18, 43:20, 45:7  <b>generate</b> [1] - 60:13  <b>generated</b> [2] - 59:9, 65:14  <b>generation</b> [1] - 35:1  <b>generous</b> [1] - 65:3  <b>GERALD</b> [1] - 1:20  <b>giant</b> [1] - 21:10  <b>given</b> [1] - 72:11  <b>glare</b> [1] - 42:12  <b>glass</b> [2] - 15:20, 41:21  <b>glory</b> [1] - 7:6  <b>govern</b> [1] - 31:1  <b>governing</b> [1] - 45:1  <b>gracious</b> [1] - 65:3  <b>grand</b> [3] - 28:11, 28:20, 30:6  <b>grandchild</b> [1] - 65:6  <b>gravel</b> [1] - 46:18  <b>great</b> [20] - 7:3, 9:15, 15:13, 15:19, 20:15, 24:17, 32:19, 36:1, 39:10, 41:18, 46:22, 53:19, 54:1, 54:13, 54:16, 55:3, 55:17, 56:16, 59:5, 70:7  <b>grill</b> [1] - 25:13  <b>grilling</b> [1] - 38:22  <b>gripe</b> [1] - 58:4  <b>group</b> [2] - 15:3, 16:20  <b>grow</b> [1] - 32:18  <b>growing</b> [1] - 23:1  <b>guess</b> [7] - 21:19, 23:12, 28:21, 57:20, 62:14, 63:18, 66:7  <b>guest</b> [1] - 65:5  <b>gun</b> [1] - 45:5  <b>guy</b> [5] - 31:2, 38:7, 38:14, 45:5, 49:9  <b>guys</b> [3] - 26:7, 47:4, 50:15</p>	<p>4:9, 68:1, 70:12  <b>Haarlow's</b> [1] - 26:5  <b>half</b> [4] - 11:1, 28:15, 29:2, 49:22  <b>hallway</b> [2] - 15:10, 39:5  <b>hand</b> [2] - 15:5, 48:5  <b>handcuff</b> [1] - 40:16  <b>handcuffs</b> [3] - 40:14, 40:16, 49:12  <b>handicapped</b> [1] - 46:9  <b>handle</b> [2] - 31:3  <b>handled</b> [1] - 31:6  <b>happy</b> [3] - 41:20, 56:10, 58:3  <b>hard</b> [2] - 9:6, 58:10  <b>hate</b> [1] - 38:17  <b>head</b> [2] - 6:12, 38:18  <b>heads</b> [1] - 31:15  <b>hear</b> [4] - 24:11, 31:20, 37:11, 37:17  <b>heard</b> [6] - 7:18, 31:22, 34:16, 50:14, 57:8, 57:12  <b>hearing</b> [9] - 1:8, 3:13, 4:2, 4:4, 17:4, 38:10, 45:20, 67:1, 67:18  <b>height</b> [4] - 18:17, 18:20, 19:8, 21:20  <b>help</b> [2] - 53:14, 55:1  <b>helpful</b> [1] - 66:14  <b>helping</b> [1] - 51:22  <b>helps</b> [1] - 53:15  <b>hereby</b> [1] - 72:6  <b>herein</b> [1] - 72:9  <b>hereto</b> [1] - 72:11  <b>heretofore</b> [1] - 66:11  <b>hereunto</b> [1] - 72:18  <b>hi</b> [1] - 33:20  <b>Hickory</b> [1] - 36:8  <b>higher</b> [1] - 18:18  <b>hill</b> [3] - 19:16, 20:8, 38:12  <b>hines</b> [1] - 67:8  <b>HINES</b> [3] - 56:2, 58:2, 63:14  <b>Hines</b> [1] - 56:2  <b>HINSDALE</b> [1] - 1:3  <b>Hinsdale</b> [11] - 1:9, 1:10, 5:19, 19:18, 35:5, 35:14, 35:17, 43:14, 45:15, 49:16, 58:9  <b>hip</b> [1] - 58:13  <b>historic</b> [1] - 41:3  <b>historical</b> [1] - 52:22</p>	<p><b>history</b> [1] - 9:15  <b>hit</b> [1] - 47:15  <b>HOA</b> [3] - 27:10, 30:22, 39:15  <b>hold</b> [1] - 42:13  <b>holidays</b> [1] - 64:18  <b>Holladay</b> [1] - 5:20  <b>home</b> [3] - 8:19, 12:2, 16:22  <b>homeowners</b> [2] - 30:19, 44:19  <b>homeowners'</b> [1] - 33:10  <b>homes</b> [2] - 21:10, 21:11  <b>honest</b> [1] - 30:2  <b>hope</b> [3] - 45:16, 62:10, 62:11  <b>hopefully</b> [1] - 46:16  <b>hour</b> [4] - 1:12, 59:19, 59:22, 60:8  <b>hours</b> [9] - 20:5, 21:5, 25:9, 27:19, 46:14, 54:22, 60:8, 68:22, 70:1  <b>house</b> [8] - 25:19, 60:4, 61:15, 61:16, 61:19, 61:21, 66:11, 67:15  <b>houses</b> [2] - 35:2, 37:6  <b>housing</b> [4] - 3:19, 7:19, 35:6, 69:20  <b>Housing</b> [1] - 34:4  <b>huge</b> [3] - 21:9, 21:11, 28:21</p>
<b>I</b>				
	<p style="text-align: center;"><b>G</b></p>	<p style="text-align: center;"><b>H</b></p>	<p><b>HAARLOW</b> [13] - 1:18, 2:13, 4:10, 18:5, 19:9, 21:8, 21:15, 21:19, 22:3, 24:14, 68:2, 69:10, 70:13  <b>Haarlow</b> [4] - 2:12,</p>	<p><b>ice</b> [1] - 36:16  <b>idea</b> [6] - 24:19, 26:1, 26:3, 26:12, 52:9, 70:4  <b>identified</b> [1] - 11:7  <b>identifies</b> [1] - 44:17  <b>identify</b> [2] - 11:5, 15:16  <b>Ides</b> [1] - 57:13  <b>ignoring</b> [1] - 60:2  <b>ILLINOIS</b> [2] - 1:1, 72:1  <b>Illinois</b> [3] - 1:10, 39:18, 72:6  <b>imagine</b> [3] - 23:15, 63:9, 63:15  <b>imagining</b> [1] - 44:19  <b>immediately</b> [1] - 27:4  <b>impacted</b> [1] - 54:19</p>

<p><b>impacting</b> [1] - 35:6</p> <p><b>impediment</b> [1] - 66:2</p> <p><b>imperative</b> [1] - 60:21</p> <p><b>impervious</b> [2] - 50:16, 51:4</p> <p><b>implications</b> [1] - 66:10</p> <p><b>important</b> [2] - 19:17, 21:7</p> <p><b>importantly</b> [1] - 32:1</p> <p><b>imposed</b> [1] - 17:17</p> <p><b>improve</b> [1] - 56:14</p> <p><b>improved</b> [1] - 7:14</p> <p><b>improvement</b> [2] - 8:14, 56:18</p> <p><b>IN</b> [1] - 72:17</p> <p><b>in/move</b> [2] - 29:15, 31:4</p> <p><b>including</b> [1] - 15:20</p> <p><b>incorporate</b> [1] - 31:17</p> <p><b>incredibly</b> [1] - 54:9</p> <p><b>indeed</b> [1] - 57:1</p> <p><b>indoor</b> [1] - 13:2</p> <p><b>informal</b> [1] - 44:4</p> <p><b>inside</b> [2] - 7:4, 12:19</p> <p><b>installations</b> [1] - 25:5</p> <p><b>installed</b> [1] - 26:2</p> <p><b>institutions</b> [1] - 7:20</p> <p><b>insurance</b> [1] - 59:11</p> <p><b>intent</b> [1] - 33:5</p> <p><b>intentional</b> [1] - 7:11</p> <p><b>interest</b> [3] - 34:21, 35:8, 35:21</p> <p><b>interested</b> [2] - 17:3, 50:3</p> <p><b>interior</b> [2] - 15:21, 46:11</p> <p><b>introduction</b> [2] - 5:9, 17:8</p> <p><b>investigate</b> [2] - 69:22, 70:4</p> <p><b>issue</b> [10] - 8:7, 11:11, 24:2, 26:6, 31:9, 35:4, 35:5, 38:6, 43:14, 49:19</p> <p><b>issues</b> [5] - 7:21, 27:11, 50:21, 53:2, 65:10</p> <p><b>items</b> [1] - 53:17</p> <p><b>itself</b> [1] - 56:15</p>	<p style="text-align: center;"><b>J</b></p> <p><b>Jablonski</b> [4] - 2:19, 4:16, 68:8, 70:19</p> <p><b>JABLONSKI</b> [12] - 1:20, 2:20, 4:5, 4:17, 36:4, 37:14, 38:2, 39:15, 40:19, 57:22, 68:9, 70:20</p> <p><b>Javier</b> [1] - 6:6</p> <p><b>Jerry</b> [1] - 38:16</p> <p><b>jerry</b> [1] - 36:3</p> <p><b>JIM</b> [1] - 1:15</p> <p><b>Jim</b> [1] - 36:2</p> <p><b>job</b> [5] - 9:11, 15:13, 24:17, 56:5, 56:6</p> <p><b>join</b> [2] - 60:20, 62:18</p> <p><b>joining</b> [1] - 5:20</p> <p><b>journey</b> [1] - 66:4</p> <p><b>Julie</b> [1] - 54:2</p> <p><b>JULIE</b> [1] - 1:16</p> <p><b>jumbo</b> [1] - 37:10</p> <p style="text-align: center;"><b>K</b></p> <p><b>Kappel</b> [1] - 6:1</p> <p><b>KAVANAUGH</b> [3] - 2:6, 33:20, 34:13</p> <p><b>Kavanaugh</b> [3] - 6:5, 9:7, 16:1</p> <p><b>keep</b> [4] - 18:2, 30:2, 64:5, 64:13</p> <p><b>kept</b> [1] - 54:6</p> <p><b>kid's</b> [1] - 53:11</p> <p><b>kidding</b> [1] - 63:13</p> <p><b>kids</b> [10] - 35:2, 36:15, 36:18, 43:18, 44:4, 44:10, 44:20, 45:8, 45:11, 69:7</p> <p><b>kind</b> [11] - 10:8, 11:15, 12:11, 12:18, 13:8, 17:8, 34:15, 39:3, 47:12, 47:15, 70:6</p> <p><b>Klein</b> [2] - 6:12, 32:8</p> <p><b>KLOA</b> [1] - 6:7</p> <p><b>knock</b> [1] - 47:22</p> <p><b>knows</b> [2] - 7:22, 61:20</p> <p><b>Krillenberg</b> [4] - 2:17, 4:14, 68:6, 70:17</p> <p><b>KRILLENBERGER</b> [24] - 1:15, 2:18, 4:6, 4:15, 32:7, 32:19, 32:22, 33:3, 33:7, 33:14, 34:11, 34:15,</p>	<p>35:16, 35:20, 37:12, 38:15, 39:20, 51:19, 52:3, 54:11, 64:15, 67:20, 68:7, 70:18</p> <p><b>KRISTI</b> [2] - 72:3, 72:21</p> <p><b>Kristi</b> [1] - 72:20</p> <p style="text-align: center;"><b>L</b></p> <p><b>lack</b> [1] - 17:13</p> <p><b>lacking</b> [1] - 67:8</p> <p><b>LANDOLINA</b> [2] - 72:3, 72:21</p> <p><b>Landolina</b> [1] - 72:20</p> <p><b>landscaping</b> [1] - 22:8</p> <p><b>large</b> [2] - 28:22, 31:21</p> <p><b>larger</b> [1] - 29:8</p> <p><b>last</b> [6] - 9:19, 9:20, 12:16, 32:11, 57:6, 66:1</p> <p><b>late</b> [1] - 45:12</p> <p><b>latest</b> [1] - 59:15</p> <p><b>lattice</b> [1] - 32:17</p> <p><b>laughter</b> [1] - 45:6</p> <p><b>LAUREL</b> [1] - 1:18</p> <p><b>Laurel</b> [1] - 18:3</p> <p><b>LAUREN</b> [1] - 2:6</p> <p><b>Lauren</b> [5] - 6:4, 9:6, 16:1, 25:6, 33:16</p> <p><b>law</b> [1] - 39:18</p> <p><b>lawn</b> [2] - 62:19, 62:21</p> <p><b>lawyer</b> [1] - 33:15</p> <p><b>lawyers</b> [1] - 59:11</p> <p><b>lead</b> [1] - 5:22</p> <p><b>league</b> [1] - 39:20</p> <p><b>learned</b> [1] - 30:6</p> <p><b>least</b> [2] - 34:5, 34:7</p> <p><b>leaves</b> [1] - 58:12</p> <p><b>leaving</b> [1] - 41:14</p> <p><b>length</b> [1] - 8:11</p> <p><b>less</b> [1] - 28:3</p> <p><b>letter</b> [1] - 65:2</p> <p><b>level</b> [2] - 27:8, 64:1</p> <p><b>lifelong</b> [1] - 6:18</p> <p><b>lifestyle</b> [2] - 3:19, 69:19</p> <p><b>lift</b> [3] - 12:5, 12:6</p> <p><b>light</b> [7] - 23:9, 24:7, 25:16, 31:11, 32:1, 42:8, 42:21</p> <p><b>lighting</b> [2] - 31:17, 42:2</p> <p><b>lights</b> [1] - 45:12</p> <p><b>likelihood</b> [1] - 29:12</p> <p><b>limestone</b> [1] - 15:18</p>	<p><b>limit</b> [2] - 26:16, 27:18</p> <p><b>limitations</b> [1] - 38:9</p> <p><b>limited</b> [1] - 27:2</p> <p><b>limiting</b> [1] - 37:8</p> <p><b>line</b> [2] - 47:14, 54:7</p> <p><b>lined</b> [1] - 60:9</p> <p><b>lip</b> [1] - 15:21</p> <p><b>list</b> [1] - 18:6</p> <p><b>listening</b> [1] - 36:16</p> <p><b>lit</b> [1] - 14:3</p> <p><b>live</b> [11] - 5:19, 23:11, 26:18, 38:13, 38:16, 40:9, 41:17, 43:17, 45:13, 56:3, 60:11</p> <p><b>lived</b> [2] - 56:7, 58:7</p> <p><b>living</b> [5] - 17:3, 19:18, 39:2, 39:11, 39:13</p> <p><b>loading</b> [8] - 8:12, 10:13, 10:15, 10:21, 11:3, 11:7, 18:13, 28:7</p> <p><b>located</b> [3] - 3:20, 22:20, 69:21</p> <p><b>logistically</b> [1] - 29:22</p> <p><b>logo</b> [3] - 9:2, 13:20, 13:21</p> <p><b>longevity</b> [1] - 65:22</p> <p><b>look</b> [9] - 15:7, 17:4, 24:20, 52:13, 52:18, 56:14, 64:12, 67:10, 70:2</p> <p><b>looked</b> [1] - 47:3</p> <p><b>looking</b> [9] - 7:4, 15:15, 24:3, 44:18, 52:22, 57:20, 63:8, 64:7, 66:11</p> <p><b>looks</b> [2] - 47:4, 53:19</p> <p><b>Lori</b> [2] - 6:1, 24:3</p> <p><b>loud</b> [6] - 26:10, 37:2, 50:4, 57:15, 57:21</p> <p><b>love</b> [3] - 24:17, 40:20, 40:22</p> <p><b>lovely</b> [1] - 24:18</p> <p><b>loves</b> [1] - 40:15</p> <p><b>low</b> [2] - 56:21, 57:1</p> <p><b>low-volume</b> [2] - 56:21, 57:1</p> <p><b>Lutheran</b> [2] - 6:12, 64:16</p> <p style="text-align: center;"><b>M</b></p> <p><b>mail</b> [1] - 39:6</p>	<p><b>main</b> [5] - 22:3, 58:4, 59:3, 60:7, 62:15</p> <p><b>maintained</b> [1] - 45:3</p> <p><b>maintenance</b> [1] - 62:19</p> <p><b>major</b> [1] - 59:2</p> <p><b>manipulate</b> [2] - 12:21, 13:8</p> <p><b>map</b> [3] - 3:16, 19:10, 69:16</p> <p><b>March</b> [1] - 57:13</p> <p><b>marching</b> [1] - 27:12</p> <p><b>mark</b> [1] - 57:18</p> <p><b>MARK</b> [1] - 1:19</p> <p><b>Mars</b> [1] - 9:8</p> <p><b>materials</b> [1] - 66:8</p> <p><b>math</b> [1] - 29:21</p> <p><b>Matter</b> [1] - 1:4</p> <p><b>matter</b> [3] - 1:9, 5:5, 55:20</p> <p><b>matters</b> [1] - 72:10</p> <p><b>mattress</b> [1] - 30:4</p> <p><b>maximize</b> [1] - 8:9</p> <p><b>McGinnis</b> [1] - 54:10</p> <p><b>McGivney</b> [1] - 6:14</p> <p><b>mean</b> [8] - 23:17, 25:12, 25:19, 38:9, 57:9, 57:19, 62:20, 63:4</p> <p><b>means</b> [2] - 60:18, 72:12</p> <p><b>measure</b> [1] - 10:5</p> <p><b>measurements</b> [1] - 13:7</p> <p><b>mechanical</b> [1] - 34:16</p> <p><b>mechanism</b> [1] - 27:9</p> <p><b>meditation</b> [1] - 44:16</p> <p><b>meet</b> [1] - 42:18</p> <p><b>meeting</b> [5] - 2:9, 41:7, 57:7, 61:8, 61:11</p> <p><b>meetings</b> [1] - 57:6</p> <p><b>Member</b> [7] - 1:15, 1:16, 1:17, 1:18, 1:19, 1:20, 1:21</p> <p><b>members</b> [1] - 5:14</p> <p><b>MEMBERS</b> [1] - 1:13</p> <p><b>mention</b> [1] - 61:9</p> <p><b>mentioned</b> [3] - 9:18, 10:12, 52:8</p> <p><b>merit</b> [2] - 17:13, 17:14</p> <p><b>Michael</b> [2] - 5:22, 9:8</p> <p><b>MICHAEL</b> [1] - 2:4</p> <p><b>middle</b> [1] - 43:17</p> <p><b>might</b> [2] - 16:10,</p>
---	--	--	---	--

<p>16:18  <b>mike</b> [1] - 52:8  <b>Mike</b> [2] - 6:1, 38:11  <b>Milan</b> [1] - 6:6  <b>mind</b> [2] - 18:2,  33:17  <b>minimally</b> [1] - 40:17  <b>minor</b> [3] - 13:3,  13:12, 53:19  <b>misfortune</b> [1] - 36:7  <b>misspoke</b> [1] - 22:16  <b>Mitchell</b> [2] - 5:18,  34:16  <b>MITCHELL</b> [48] - 2:3,  5:11, 14:6, 14:11,  14:21, 15:13, 19:15,  21:14, 21:18, 22:2,  22:5, 22:15, 22:20,  23:13, 25:6, 26:15,  28:10, 29:4, 31:16,  33:2, 33:5, 33:12,  33:16, 34:19, 35:13,  35:19, 37:21, 38:8,  38:17, 39:22, 40:21,  41:9, 41:14, 42:20,  43:1, 44:11, 45:13,  45:20, 46:18, 49:5,  49:18, 50:5, 50:12,  52:7, 53:3, 54:5,  63:12, 64:19  <b>mitigated</b> [1] - 37:11  <b>Monday</b> [1] - 36:12  <b>month</b> [2] - 5:14,  24:10  <b>months</b> [3] - 28:3,  32:11, 66:1  <b>Moore</b> [1] - 3:5  <b>most</b> [3] - 9:20,  28:16, 29:2  <b>motion</b> [4] - 4:1, 4:3,  67:17, 69:14  <b>mount</b> [1] - 24:5  <b>mounted</b> [1] - 18:21  <b>move</b> [11] - 10:18,  10:19, 10:20, 13:12,  28:8, 28:20, 29:1,  29:15, 31:4, 49:10  <b>move-in/move-out</b>  [2] - 29:15, 31:4  <b>move-ins</b> [1] - 10:19  <b>move-outs</b> [1] -  10:20  <b>moved</b> [7] - 4:5,  56:19, 59:16, 65:21,  65:22, 67:19, 70:8  <b>moves</b> [1] - 63:6  <b>movie</b> [2] - 20:20,  36:16  <b>movies</b> [1] - 19:19  <b>moving</b> [4] - 29:5,</p>	<p>29:12, 29:19, 30:11  <b>MR</b> [133] - 1:14, 1:15,  1:19, 1:20, 2:3, 2:5,  2:18, 2:20, 3:2, 4:5,  4:6, 4:15, 4:17, 4:21,  5:11, 9:18, 14:6, 14:7,  14:11, 14:13, 14:21,  15:4, 15:13, 19:1,  19:7, 19:15, 21:14,  21:18, 22:2, 22:5,  22:13, 22:15, 22:19,  22:20, 22:22, 23:13,  25:6, 26:15, 28:10,  28:14, 29:4, 31:16,  32:7, 32:16, 32:19,  32:20, 32:22, 33:2,  33:3, 33:5, 33:7,  33:12, 33:14, 33:16,  34:11, 34:15, 34:19,  35:12, 35:13, 35:16,  35:19, 35:20, 36:4,  37:12, 37:14, 37:21,  38:2, 38:8, 38:15,  38:17, 39:15, 39:20,  39:22, 40:19, 40:21,  41:9, 41:14, 42:4,  42:7, 42:13, 42:18,  42:20, 42:22, 43:1,  43:2, 43:5, 44:1,  44:11, 45:13, 45:20,  46:18, 46:21, 47:10,  47:18, 47:20, 48:1,  48:4, 48:17, 48:19,  48:21, 49:5, 49:18,  50:2, 50:5, 50:8,  50:12, 50:13, 50:22,  51:19, 52:3, 52:7,  52:16, 52:19, 53:3,  54:5, 54:11, 55:10,  56:2, 57:22, 58:2,  63:12, 63:14, 64:15,  64:19, 65:20, 66:19,  67:20, 68:7, 68:9,  68:13, 70:18, 70:20,  71:2  <b>MS</b> [96] - 1:16, 1:17,  1:18, 1:21, 2:2, 2:6,  2:12, 2:13, 2:14, 2:15,  2:16, 2:19, 2:21, 2:22,  3:1, 3:3, 3:4, 3:5, 4:1,  4:9, 4:10, 4:11, 4:12,  4:13, 4:16, 4:18, 4:19,  4:20, 4:22, 5:1, 5:2,  18:5, 19:9, 21:8,  21:15, 21:19, 22:3,  24:14, 24:16, 26:8,  28:1, 28:11, 31:7,  31:13, 33:20, 34:13,  40:22, 41:10, 41:16,  42:6, 42:11, 42:16,  43:4, 43:8, 44:3, 45:7,</p>	<p>45:18, 46:16, 46:19,  52:1, 53:4, 54:3, 64:3,  67:2, 67:7, 67:13,  67:14, 67:19, 68:1,  68:2, 68:3, 68:4, 68:5,  68:8, 68:10, 68:11,  68:12, 68:14, 68:15,  68:16, 69:4, 69:10,  69:11, 70:9, 70:12,  70:13, 70:14, 70:15,  70:16, 70:19, 70:21,  70:22, 71:1, 71:3,  71:4, 71:5  <b>municipality</b> [1] -  45:4  <b>music</b> [1] - 57:11  <b>must</b> [1] - 26:13</p>	<p><b>nine</b> [4] - 10:4,  10:10, 60:1, 63:2  <b>nine-foot</b> [2] - 10:4,  10:10  <b>NO</b> [1] - 1:6  <b>no-parking</b> [1] - 61:6  <b>nobody</b> [2] - 28:2,  34:9  <b>noise</b> [6] - 26:14,  31:20, 36:11, 36:12,  40:7, 50:3  <b>noisy</b> [1] - 26:11  <b>nonconforming</b> [1] -  52:10  <b>none</b> [1] - 66:22  <b>nonissue</b> [1] - 29:21  <b>normally</b> [1] - 12:1  <b>north</b> [1] - 22:17  <b>Notary</b> [2] - 72:5,  72:22  <b>note</b> [1] - 35:9  <b>noted</b> [1] - 53:3  <b>notes</b> [3] - 15:15,  27:15, 72:16  <b>nothing</b> [2] - 24:14,  33:8  <b>notice</b> [1] - 12:11  <b>noticed</b> [1] - 59:10  <b>number</b> [2] - 16:13,  17:13</p>	<p><b>one</b> [36] - 8:17, 13:5,  20:14, 20:15, 26:17,  28:2, 28:9, 29:18,  31:7, 37:15, 43:13,  43:21, 44:14, 45:2,  49:22, 53:10, 55:14,  55:21, 57:10, 59:20,  60:14, 60:16, 60:18,  61:15, 61:16, 61:17,  61:18, 61:19, 63:1,  63:22, 64:5, 64:13,  67:2  <b>one-and-a-half</b> [1] -  49:22  <b>one-bedroom</b> [1] -  55:14  <b>one-way</b> [5] - 60:16,  60:18, 63:22, 64:5,  64:13  <b>ones</b> [2] - 43:9,  65:15  <b>onsite</b> [1] - 48:15  <b>open</b> [5] - 4:2, 4:3,  11:8, 22:5, 37:22  <b>open-eared</b> [1] -  22:5  <b>operation</b> [1] - 25:9  <b>operational</b> [2] -  26:20, 29:8  <b>opinionated</b> [1] -  16:8  <b>opinions</b> [1] - 30:20  <b>opportunities</b> [1] -  53:1  <b>opportunity</b> [4] -  16:21, 20:19, 50:20,  52:9  <b>opposite</b> [1] - 65:21  <b>optimal</b> [1] - 8:10  <b>order</b> [3] - 2:8, 3:12,  27:12  <b>ordinance</b> [1] - 36:11  <b>Ordinance</b> [1] -  52:20  <b>ordinances</b> [1] -  17:21  <b>orientation</b> [2] -  22:8, 23:22  <b>oriented</b> [1] - 20:13  <b>originally</b> [1] - 64:4  <b>otherwise</b> [2] - 7:14,  62:16  <b>outcome</b> [1] - 7:13  <b>outdoor</b> [13] - 8:15,  8:20, 11:8, 19:12,  19:17, 20:11, 20:16,  39:11, 39:12, 39:14,  46:1, 46:10, 68:22  <b>output</b> [1] - 7:12  <b>outs</b> [2] - 10:20,</p>
<b>N</b>		<p><b>name</b> [4] - 5:18,  35:10, 56:1, 56:2  <b>national</b> [1] - 35:4  <b>near</b> [1] - 43:17  <b>nearby</b> [1] - 27:3  <b>necessarily</b> [1] -  16:2  <b>necessary</b> [1] - 9:9  <b>need</b> [5] - 32:1, 36:4,  41:2, 41:4, 62:5  <b>needs</b> [1] - 15:18  <b>neighbor</b> [3] - 27:3,  39:5, 53:13  <b>neighborhood</b> [4] -  25:2, 44:9, 56:8, 70:3  <b>neighboring</b> [1] -  42:12  <b>neighborly</b> [1] - 38:6  <b>neighbors</b> [12] -  26:10, 26:18, 27:1,  37:1, 37:5, 37:20,  39:2, 39:16, 41:7,  41:17, 54:20, 55:2  <b>never</b> [6] - 10:18,  23:18, 59:4, 59:6,  59:9, 61:3  <b>new</b> [3] - 41:2, 57:5,  58:4  <b>next</b> [10] - 3:12,  11:14, 15:22, 27:2,  28:1, 36:8, 37:15,  48:6, 58:7, 61:18  <b>next-door</b> [2] - 27:2,  37:15  <b>nice</b> [3] - 5:10, 41:22,  54:1  <b>night</b> [4] - 26:18,  31:10, 31:13, 36:20  <b>nights</b> [1] - 20:21</p>	<b>O</b>	<p><b>o'clock</b> [3] - 36:13,  36:20, 58:1  <b>O'Connor</b> [1] - 5:22  <b>O'CONNOR</b> [5] - 2:4,  22:13, 22:19, 35:12,  52:16  <b>objection</b> [1] - 21:9  <b>objections</b> [1] -  19:10  <b>occasion</b> [1] - 31:9  <b>occasionally</b> [1] -  36:22  <b>occupy</b> [1] - 34:10  <b>occupying</b> [1] - 34:3  <b>occurred</b> [2] - 21:16,  46:5  <b>October</b> [3] - 1:11,  2:10, 72:19  <b>OF</b> [5] - 1:1, 1:2, 1:7,  72:1, 72:2  <b>offered</b> [1] - 50:10  <b>office</b> [1] - 59:12  <b>offices</b> [1] - 41:19  <b>older</b> [1] - 36:18  <b>once</b> [3] - 10:17,  61:4, 65:1</p>



<p>29:11  <b>outside</b> [7] - 19:18,  21:13, 23:18, 25:9,  37:3, 37:19, 38:20  <b>oval</b> [2] - 44:2, 44:13  <b>overall</b> [1] - 17:8  <b>overnight</b> [1] - 65:5  <b>overtime</b> [1] - 36:22  <b>overview</b> [1] - 5:9  <b>own</b> [3] - 35:12,  35:13, 66:13  <b>ownership</b> [1] -  29:18</p>	<p><b>pattern</b> [1] - 64:8  <b>paving</b> [1] - 61:6  <b>pay</b> [2] - 34:19, 49:3  <b>paying</b> [1] - 19:22  <b>PDF</b> [1] - 66:18  <b>pea</b> [1] - 46:18  <b>people</b> [23] - 5:16,  10:17, 11:2, 17:2,  19:13, 20:16, 21:10,  23:15, 25:12, 28:8,  29:5, 29:10, 37:3,  37:6, 37:16, 38:11,  41:10, 55:1, 60:5,  60:22, 61:22, 62:7,  62:20  <b>percent</b> [7] - 16:4,  33:4, 33:18, 34:5,  34:6, 34:7  <b>perfect</b> [1] - 27:11  <b>perimeter</b> [1] - 43:6  <b>period</b> [1] - 25:11  <b>permit</b> [2] - 3:17,  69:18  <b>persistence</b> [1] -  32:10  <b>person</b> [3] - 29:18,  39:4, 48:11  <b>pertaining</b> [1] -  72:11  <b>pervious</b> [1] - 52:8  <b>Petco</b> [1] - 39:17  <b>photometric</b> [3] -  42:4, 42:10, 42:20  <b>phrase</b> [1] - 40:12  <b>piano</b> [2] - 28:12,  30:6  <b>pianos</b> [1] - 28:20  <b>picked</b> [1] - 44:8  <b>pickup</b> [3] - 45:10,  48:20, 50:3  <b>picture</b> [1] - 21:10  <b>picturing</b> [1] - 26:9  <b>piggyback</b> [2] -  24:22, 26:12  <b>pit</b> [1] - 11:20  <b>place</b> [1] - 60:6  <b>plan</b> [24] - 3:15, 6:20,  8:3, 8:4, 8:14, 14:12,  17:10, 17:11, 17:13,  17:14, 17:16, 17:18,  17:19, 31:6, 42:5,  42:21, 44:16, 47:9,  48:9, 48:14, 69:15,  69:16  <b>PLAN</b> [1] - 1:3  <b>Plan</b> [7] - 1:9, 2:9,  5:12, 5:13, 7:1, 16:11,  66:17  <b>planned</b> [5] - 3:14,  6:21, 15:21, 17:10,</p>	<p>69:15  <b>Planner</b> [1] - 2:2  <b>planning</b> [4] - 13:1,  14:15, 17:20, 22:1  <b>plans</b> [4] - 13:2,  13:8, 55:8, 64:14  <b>plantings</b> [1] - 26:14  <b>plat</b> [2] - 3:16, 69:17  <b>platform</b> [1] - 12:19  <b>playing</b> [1] - 57:13  <b>plus</b> [2] - 55:11,  55:16  <b>pocket</b> [1] - 8:17  <b>point</b> [6] - 18:12,  22:3, 26:22, 57:10,  59:20, 66:6  <b>pole</b> [1] - 18:18  <b>police</b> [5] - 37:1,  38:5, 38:7, 57:21,  62:11  <b>pollutive</b> [1] - 25:16  <b>pool</b> [2] - 36:10,  57:16  <b>porch</b> [2] - 45:11,  57:12  <b>portion</b> [1] - 7:19  <b>position</b> [2] - 33:13,  38:10  <b>potential</b> [2] - 29:6,  45:21  <b>potentially</b> [2] -  39:15, 52:13  <b>pour</b> [1] - 47:22  <b>precedent</b> [1] - 39:9  <b>premier</b> [1] - 39:20  <b>preparation</b> [1] - 9:8  <b>preschool</b> [1] - 27:4  <b>prescriptive</b> [1] -  27:19  <b>PRESENT</b> [2] - 1:13,  2:1  <b>preservation</b> [1] -  15:19  <b>preserve</b> [2] - 12:20  <b>President</b> [1] - 40:14  <b>president</b> [1] - 6:13  <b>pretty</b> [5] - 30:9,  53:18, 54:10, 66:9,  69:6  <b>previous</b> [1] - 72:7  <b>previously</b> [2] - 8:6,  64:21  <b>private</b> [1] - 11:17  <b>private/quasi</b> [1] -  44:14  <b>privately</b> [1] - 45:2  <b>pro</b> [1] - 54:7  <b>problem</b> [9] - 20:6,  26:5, 38:1, 39:16,  46:17, 49:3, 53:7,</p>	<p>67:16  <b>problems</b> [1] - 45:21  <b>PROCEEDINGS</b> [1] -  1:7  <b>proceedings</b> [2] -  3:9, 71:8  <b>process</b> [5] - 7:9,  7:13, 33:22, 41:8,  66:13  <b>produced</b> [2] -  36:12, 65:3  <b>product</b> [2] - 35:4,  39:8  <b>Professional</b> [1] -  72:4  <b>professional</b> [1] -  54:6  <b>progressed</b> [1] -  64:18  <b>project</b> [14] - 5:15,  6:16, 9:21, 16:22,  18:7, 36:6, 40:20,  40:22, 46:22, 54:13,  54:16, 56:4, 56:12,  57:3  <b>projector</b> [1] - 26:2  <b>projects</b> [4] - 9:16,  29:8, 29:15, 31:18  <b>promised</b> [1] - 8:8  <b>properly</b> [1] - 15:16  <b>Properties</b> [1] - 5:21  <b>properties</b> [1] -  42:12  <b>property</b> [1] - 37:18  <b>proposal</b> [2] - 66:15,  68:19  <b>protect</b> [1] - 47:7  <b>proud</b> [1] - 7:15  <b>provides</b> [1] - 46:10  <b>provision</b> [2] - 33:7,  33:9  <b>Public</b> [2] - 72:5,  72:22  <b>public</b> [8] - 3:13, 4:2,  4:4, 8:17, 44:14, 45:2,  67:1, 67:18  <b>purchaser</b> [1] -  33:22  <b>purple</b> [1] - 48:6  <b>put</b> [11] - 14:19,  28:17, 44:16, 45:4,  45:18, 50:11, 54:21,  59:13, 61:14, 68:20,  69:1  <b>putting</b> [3] - 14:16,  44:21, 58:17</p>	<p style="text-align: center;"><b>Q</b></p> <p><b>quasi</b> [1] - 44:14  <b>quasi-private/quasi-public</b> [1] - 44:14  <b>questions</b> [9] - 16:3,  16:16, 18:1, 42:1,  46:20, 47:1, 47:2,  55:18, 56:9  <b>quickly</b> [4] - 6:19,  8:5, 32:12, 64:20  <b>quiet</b> [1] - 17:5  <b>Quincy</b> [1] - 20:14  <b>quite</b> [4] - 18:18,  44:12, 51:2, 51:17</p>
<b>P</b>				
<p><b>p.m</b> [1] - 1:12  <b>package</b> [2] - 41:6,  66:18  <b>packet</b> [2] - 54:1,  63:21  <b>PAGE</b> [2] - 1:2, 72:2  <b>paint</b> [1] - 45:5  <b>parcels</b> [1] - 51:7  <b>parents</b> [1] - 44:6  <b>park</b> [18] - 8:18,  14:15, 30:11, 43:13,  43:21, 44:2, 44:3,  44:4, 44:13, 44:16,  44:20, 45:2, 45:4,  51:3, 61:22, 64:22,  65:2  <b>parked</b> [1] - 60:1  <b>parking</b> [27] - 8:6,  8:9, 10:3, 57:3, 58:5,  59:4, 59:5, 59:13,  60:2, 61:3, 61:6,  61:11, 61:15, 61:20,  62:3, 62:5, 62:7,  62:12, 64:17, 64:20,  64:21, 65:10, 66:7,  67:3, 67:4, 67:15,  70:2  <b>parkway</b> [2] - 50:18,  52:17  <b>parkways</b> [1] - 50:17  <b>part</b> [9] - 9:9, 18:11,  20:11, 29:4, 38:13,  46:1, 54:3, 61:2,  64:11  <b>partner</b> [2] - 5:22,  9:14  <b>partners</b> [2] - 6:11,  7:3  <b>party</b> [1] - 53:11  <b>Pastor</b> [2] - 6:11,  32:8  <b>patio</b> [2] - 37:10,  53:16</p>	<p style="text-align: center;"><b>R</b></p> <p><b>ragers</b> [1] - 53:16  <b>rained</b> [1] - 58:10  <b>raise</b> [1] - 55:4  <b>raised</b> [1] - 12:19  <b>raises</b> [2] - 12:7,  12:19  <b>rake</b> [1] - 58:11  <b>ramp</b> [11] - 11:1,  12:3, 12:10, 12:13,  29:22, 30:12, 46:5,  47:16, 47:19, 48:10  <b>random</b> [1] - 35:15  <b>rather</b> [1] - 30:14  <b>react</b> [1] - 37:21  <b>reactive</b> [1] - 15:3  <b>read</b> [2] - 27:6, 53:4  <b>readdress</b> [1] - 38:1  <b>reading</b> [1] - 55:5  <b>real</b> [4] - 5:16, 23:10,  32:12, 64:19  <b>reality</b> [1] - 10:17  <b>realized</b> [1] - 12:18  <b>really</b> [42] - 5:11, 6:8,  6:9, 7:4, 8:4, 8:16,  10:5, 10:19, 13:3,  14:17, 15:16, 17:1,  18:7, 19:17, 20:12,  21:2, 21:16, 23:16,  25:18, 29:21, 30:8,  34:22, 36:6, 37:2,  39:10, 41:21, 43:19,  45:2, 46:8, 47:8,  48:10, 51:15, 54:12,  54:13, 54:15, 55:2,  55:8, 59:17, 62:4,  65:14  <b>reason</b> [3] - 7:11,  23:18, 31:1  <b>recommendation</b> [3]  - 64:13, 68:21, 69:22</p>			

<p><b>recommending</b> [1] - 63:22</p> <p><b>reconfigure</b> [1] - 10:9</p> <p><b>reconsider</b> [2] - 69:2, 69:9</p> <p><b>record</b> [3] - 6:3, 29:20, 50:11</p> <p><b>recreate</b> [1] - 13:19</p> <p><b>recreating</b> [1] - 14:16</p> <p><b>red</b> [1] - 13:6</p> <p><b>reddish</b> [1] - 48:7</p> <p><b>redid</b> [1] - 61:5</p> <p><b>reduced</b> [1] - 72:12</p> <p><b>reducing</b> [1] - 50:16</p> <p><b>refined</b> [1] - 8:15</p> <p><b>reflect</b> [1] - 55:8</p> <p><b>reflections</b> [1] - 23:9</p> <p><b>refuse</b> [2] - 49:6, 49:13</p> <p><b>regard</b> [1] - 18:17</p> <p><b>regarding</b> [2] - 47:3, 64:2</p> <p><b>Registered</b> [1] - 72:4</p> <p><b>regulations</b> [1] - 17:22</p> <p><b>reimagined</b> [1] - 30:17</p> <p><b>reinstall</b> [1] - 14:20</p> <p><b>relate</b> [1] - 16:10</p> <p><b>relation</b> [1] - 72:10</p> <p><b>remarks</b> [1] - 14:22</p> <p><b>remedy</b> [1] - 38:6</p> <p><b>remember</b> [2] - 19:5, 25:21</p> <p><b>remove</b> [2] - 21:3, 21:6</p> <p><b>removed</b> [2] - 8:12, 51:8</p> <p><b>rent</b> [1] - 28:2</p> <p><b>repeating</b> [1] - 40:17</p> <p><b>replace</b> [1] - 9:1</p> <p><b>replicate</b> [1] - 19:20</p> <p><b>report</b> [1] - 47:4</p> <p><b>REPORT</b> [1] - 1:7</p> <p><b>Reporter</b> [2] - 72:4, 72:5</p> <p><b>represented</b> [1] - 6:4</p> <p><b>representing</b> [1] - 3:21</p> <p><b>Republic</b> [2] - 49:14, 49:17</p> <p><b>repurposing</b> [2] - 24:17, 41:1</p> <p><b>request</b> [1] - 8:21</p> <p><b>require</b> [2] - 9:5, 25:10</p> <p><b>required</b> [3] - 10:15,</p>	<p>28:17, 52:19</p> <p><b>requirements</b> [1] - 42:18</p> <p><b>requires</b> [1] - 34:4</p> <p><b>resident</b> [3] - 5:19, 34:8, 65:5</p> <p><b>residential</b> [1] - 27:2</p> <p><b>residents</b> [5] - 8:20, 30:14, 46:3, 50:14, 65:15</p> <p><b>resolution</b> [1] - 27:10</p> <p><b>respectful</b> [1] - 39:4</p> <p><b>respecting</b> [1] - 40:8</p> <p><b>respond</b> [1] - 16:17</p> <p><b>responding</b> [1] - 54:14</p> <p><b>response</b> [3] - 29:3, 66:21, 69:13</p> <p><b>restored</b> [1] - 56:16</p> <p><b>restricted</b> [6] - 3:18, 16:4, 33:1, 33:6, 34:6, 69:19</p> <p><b>restriction</b> [2] - 33:21, 53:15</p> <p><b>restrictions</b> [1] - 68:22</p> <p><b>retaining</b> [2] - 47:7, 47:12</p> <p><b>retention</b> [1] - 50:18</p> <p><b>retrofitting</b> [1] - 50:19</p> <p><b>reuse</b> [3] - 9:16, 18:8, 54:16</p> <p><b>reuses</b> [1] - 7:6</p> <p><b>reusing</b> [2] - 14:15, 18:12</p> <p><b>review</b> [7] - 3:16, 3:17, 18:2, 66:14, 66:18, 69:16, 69:18</p> <p><b>reviewing</b> [2] - 17:9, 53:18</p> <p><b>reworked</b> [1] - 55:13</p> <p><b>rid</b> [2] - 28:7, 51:4</p> <p><b>Ridge</b> [1] - 45:14</p> <p><b>ridiculous</b> [1] - 59:17</p> <p><b>right-hand</b> [2] - 15:5, 48:5</p> <p><b>ripcords</b> [1] - 37:22</p> <p><b>road</b> [1] - 64:7</p> <p><b>Robb</b> [1] - 54:10</p> <p><b>roll</b> [5] - 2:11, 4:7, 48:3, 67:21, 70:10</p> <p><b>roller</b> [1] - 46:15</p> <p><b>roof</b> [3] - 18:22, 19:2, 19:3</p> <p><b>room</b> [10] - 7:18, 13:4, 39:11, 39:12, 39:14, 46:2, 48:4, 48:7, 55:15</p>	<p><b>room/living</b> [1] - 46:2</p> <p><b>rooms</b> [2] - 19:18, 39:13</p> <p><b>roughly</b> [2] - 13:22, 29:19</p> <p><b>route</b> [1] - 50:6</p> <p><b>routinely</b> [1] - 58:10</p> <p><b>RPR</b> [1] - 72:21</p> <p><b>rule</b> [1] - 32:5</p> <p><b>ruled</b> [1] - 64:10</p> <p><b>rules</b> [1] - 25:8</p> <p><b>run</b> [1] - 44:7</p> <p><b>running</b> [1] - 62:8</p>	<p>43:17, 44:9, 45:7, 45:9, 47:8, 47:12, 55:21, 59:20</p> <p><b>seeing</b> [1] - 66:22</p> <p><b>seem</b> [2] - 27:5, 49:19</p> <p><b>self</b> [2] - 31:1, 45:1</p> <p><b>self-govern</b> [1] - 31:1</p> <p><b>self-governing</b> [1] - 45:1</p> <p><b>sellers</b> [1] - 6:9</p> <p><b>sense</b> [2] - 69:5, 69:8</p> <p><b>separate</b> [1] - 67:10</p> <p><b>separately</b> [1] - 64:12</p> <p><b>separating</b> [1] - 51:22</p> <p><b>service</b> [2] - 16:14, 63:3</p> <p><b>services</b> [5] - 49:7, 59:16, 62:20, 62:21, 65:16</p> <p><b>Services</b> [1] - 49:15</p> <p><b>set</b> [2] - 57:18, 72:18</p> <p><b>setting</b> [1] - 26:21</p> <p><b>sewer</b> [1] - 52:2</p> <p><b>sewers</b> [1] - 51:22</p> <p><b>share</b> [1] - 33:17</p> <p><b>shielded</b> [1] - 23:7</p> <p><b>shields</b> [3] - 42:3, 42:16, 43:10</p> <p><b>shifting</b> [1] - 13:13</p> <p><b>shoot</b> [1] - 48:8</p> <p><b>shoots</b> [1] - 48:5</p> <p><b>shorter</b> [2] - 13:20, 19:4</p> <p><b>Shorthand</b> [1] - 72:4</p> <p><b>shorthand</b> [2] - 72:13, 72:16</p> <p><b>show</b> [1] - 50:7</p> <p><b>showing</b> [1] - 23:2</p> <p><b>shown</b> [1] - 14:11</p> <p><b>shows</b> [1] - 42:14</p> <p><b>shrinking</b> [1] - 28:19</p> <p><b>side</b> [19] - 11:9, 11:13, 12:14, 25:21, 32:17, 46:1, 56:17, 59:6, 59:8, 60:1, 61:3, 62:1, 62:5, 62:12, 65:21, 67:4, 67:15</p> <p><b>sidewalk</b> [2] - 21:17, 42:9</p> <p><b>sign</b> [8] - 3:17, 12:20, 13:22, 14:3, 44:21, 45:18, 67:14, 69:18</p> <p><b>signage</b> [5] - 8:21, 13:17, 14:2, 44:17, 46:12</p>	<p><b>signature</b> [1] - 72:18</p> <p><b>significant</b> [1] - 66:9</p> <p><b>signs</b> [8] - 61:7, 61:10, 61:13, 61:14, 62:5, 63:12, 67:9, 70:2</p> <p><b>similar</b> [1] - 7:21</p> <p><b>similarly</b> [1] - 25:16</p> <p><b>single</b> [2] - 12:2, 59:21</p> <p><b>single-family</b> [1] - 12:2</p> <p><b>sit</b> [1] - 10:22</p> <p><b>site</b> [9] - 3:15, 10:22, 14:9, 14:12, 43:6, 47:9, 51:6, 64:21, 69:16</p> <p><b>sitting</b> [6] - 8:19, 37:9, 44:4, 45:10, 46:13, 57:11</p> <p><b>situated</b> [1] - 11:12</p> <p><b>situation</b> [1] - 57:9</p> <p><b>six</b> [4] - 28:3, 59:18, 62:21</p> <p><b>size</b> [1] - 28:19</p> <p><b>sleep</b> [1] - 63:15</p> <p><b>slightly</b> [1] - 14:1</p> <p><b>slow</b> [1] - 66:13</p> <p><b>small</b> [2] - 48:16, 53:1</p> <p><b>smoothie</b> [2] - 60:6, 62:9</p> <p><b>soccer</b> [1] - 39:21</p> <p><b>sold</b> [3] - 10:17, 34:17, 35:21</p> <p><b>solution</b> [2] - 24:10, 55:4</p> <p><b>solve</b> [1] - 25:7</p> <p><b>solves</b> [1] - 53:7</p> <p><b>solving</b> [1] - 65:11</p> <p><b>someone</b> [8] - 3:21, 19:22, 28:11, 29:20, 36:9, 37:9, 38:3, 65:18</p> <p><b>sometimes</b> [3] - 49:5, 49:11, 63:4</p> <p><b>song</b> [3] - 36:17, 36:18, 38:18</p> <p><b>soon</b> [1] - 37:18</p> <p><b>sorry</b> [3] - 22:10, 53:12</p> <p><b>sort</b> [4] - 25:15, 44:17, 66:7, 66:14</p> <p><b>Sound</b> [1] - 57:18</p> <p><b>sound</b> [14] - 25:2, 25:3, 25:5, 25:15, 26:7, 26:11, 26:19, 31:14, 37:11, 50:9, 54:17, 54:19, 57:5, 70:1</p>
<b>S</b>		<p><b>safety</b> [4] - 19:21, 21:3, 21:21, 69:6</p> <p><b>SALMON</b> [36] - 2:2, 2:12, 2:14, 2:16, 2:19, 2:21, 3:1, 3:3, 3:5, 4:1, 4:9, 4:11, 4:13, 4:16, 4:18, 4:20, 4:22, 5:2, 64:3, 67:7, 68:1, 68:3, 68:5, 68:8, 68:10, 68:12, 68:14, 68:16, 70:12, 70:14, 70:16, 70:19, 70:21, 71:1, 71:3, 71:5</p> <p><b>Salmon</b> [1] - 54:9</p> <p><b>save</b> [2] - 12:22, 13:1</p> <p><b>saved</b> [1] - 41:20</p> <p><b>saving</b> [1] - 15:17</p> <p><b>saw</b> [3] - 37:18, 42:6, 52:3</p> <p><b>scale</b> [1] - 53:1</p> <p><b>school</b> [7] - 28:19, 43:17, 57:10, 57:11, 61:4, 61:7, 69:6</p> <p><b>school-size</b> [1] - 28:19</p> <p><b>scooters</b> [4] - 43:14, 43:16, 43:22, 46:14</p> <p><b>screened</b> [1] - 20:4</p> <p><b>screening</b> [2] - 21:20, 22:8</p> <p><b>seasons</b> [1] - 64:18</p> <p><b>Second</b> [4] - 23:22, 30:11, 60:15, 64:2</p> <p><b>second</b> [6] - 4:6, 29:4, 60:4, 66:6, 67:20, 70:9</p> <p><b>secure</b> [1] - 46:2</p> <p><b>see</b> [23] - 5:10, 6:8, 13:16, 15:4, 21:12, 22:11, 24:5, 27:13, 32:2, 32:7, 33:7, 33:9, 39:4, 39:6, 43:5,</p>		

<p><b>sounds</b> [6] - 24:20, 35:20, 35:22, 40:19, 50:9, 66:3</p> <p><b>South</b> [4] - 3:20, 56:3, 66:1, 69:21</p> <p><b>south</b> [2] - 22:9, 52:10</p> <p><b>space</b> [17] - 8:12, 8:20, 10:13, 10:15, 10:21, 11:3, 11:7, 11:8, 11:17, 18:14, 22:1, 25:9, 25:11, 28:12, 30:17, 46:10, 52:12</p> <p><b>spaces</b> [11] - 8:10, 8:16, 10:9, 10:10, 10:21, 20:16, 20:18, 28:3, 52:10, 52:17, 64:17</p> <p><b>speakers</b> [1] - 36:10</p> <p><b>special</b> [1] - 18:9</p> <p><b>spectrum</b> [1] - 65:22</p> <p><b>spills</b> [1] - 52:12</p> <p><b>split</b> [1] - 12:12</p> <p><b>spot</b> [2] - 13:15, 54:18</p> <p><b>sprinkler</b> [2] - 13:4, 55:15</p> <p><b>ss</b> [2] - 1:1, 72:1</p> <p><b>staff</b> [5] - 7:2, 11:4, 38:4, 38:5, 42:19</p> <p><b>stained</b> [2] - 15:20, 41:21</p> <p><b>stained-glass</b> [2] - 15:20, 41:21</p> <p><b>stair</b> [1] - 48:6</p> <p><b>stairs</b> [2] - 28:19, 30:7</p> <p><b>stairwells</b> [1] - 29:1</p> <p><b>stall</b> [1] - 52:4</p> <p><b>stalls</b> [1] - 10:4</p> <p><b>standing</b> [1] - 30:16</p> <p><b>star</b> [3] - 14:10, 14:15, 14:16</p> <p><b>Starbucks</b> [1] - 8:18</p> <p><b>start</b> [2] - 18:3, 30:20</p> <p><b>started</b> [1] - 17:2</p> <p><b>starting</b> [1] - 41:7</p> <p><b>starts</b> [1] - 39:21</p> <p><b>state</b> [1] - 17:21</p> <p><b>STATE</b> [2] - 1:1, 72:1</p> <p><b>State</b> [1] - 72:6</p> <p><b>Station</b> [4] - 3:14, 5:15, 9:3, 20:14</p> <p><b>STATION</b> [1] - 1:5</p> <p><b>stay</b> [3] - 35:17, 62:3, 63:22</p> <p><b>staying</b> [1] - 9:11</p> <p><b>stays</b> [1] - 60:17</p> <p><b>steep</b> [1] - 48:11</p>	<p><b>stenographically</b> [1] - 3:11</p> <p><b>step</b> [1] - 45:1</p> <p><b>STEPHEN</b> [1] - 1:14</p> <p><b>steps</b> [2] - 12:8</p> <p><b>still</b> [12] - 12:9, 13:9, 13:10, 13:15, 14:10, 19:4, 19:8, 58:18, 58:20, 61:11, 63:21</p> <p><b>stinker</b> [1] - 53:13</p> <p><b>stipulate</b> [1] - 28:2</p> <p><b>stone</b> [1] - 51:3</p> <p><b>stonework</b> [1] - 12:21</p> <p><b>stop</b> [1] - 60:5</p> <p><b>store</b> [1] - 16:12</p> <p><b>storm</b> [4] - 47:3, 50:13, 55:3, 70:5</p> <p><b>story</b> [2] - 15:20, 28:15</p> <p><b>street</b> [21] - 19:14, 23:10, 37:17, 48:15, 56:3, 56:18, 59:5, 59:7, 59:8, 60:2, 60:21, 62:1, 62:6, 62:13, 62:16, 64:4, 67:4, 67:9, 67:16, 69:3, 70:3</p> <p><b>Street</b> [19] - 3:14, 3:20, 5:15, 5:20, 9:3, 24:1, 25:20, 30:12, 36:8, 56:3, 58:17, 60:15, 60:20, 61:4, 61:5, 61:6, 62:18, 64:2, 69:21</p> <p><b>STREET</b> [1] - 1:5</p> <p><b>structural</b> [1] - 10:6</p> <p><b>structure</b> [1] - 10:8</p> <p><b>study</b> [3] - 6:6, 7:16, 53:21</p> <p><b>stuff</b> [1] - 13:15</p> <p><b>sub</b> [1] - 36:9</p> <p><b>subdivision</b> [2] - 3:17, 69:18</p> <p><b>subject</b> [1] - 56:10</p> <p><b>submission</b> [3] - 6:21, 53:21</p> <p><b>submitted</b> [1] - 69:21</p> <p><b>substantial</b> [2] - 17:12, 17:15</p> <p><b>suggested</b> [1] - 38:5</p> <p><b>summer</b> [1] - 57:14</p> <p><b>support</b> [1] - 62:4</p> <p><b>suppose</b> [1] - 16:15</p> <p><b>supposed</b> [1] - 67:5</p> <p><b>surprisingly</b> [1] - 29:16</p> <p><b>Suzanne</b> [1] - 6:14</p> <p><b>swim</b> [1] - 57:18</p> <p><b>swimming</b> [2] -</p>	<p>36:10, 57:16</p> <p><b>sworn</b> [3] - 5:6, 5:7, 72:9</p> <p style="text-align: center;"><b>T</b></p> <p><b>tailpipe</b> [1] - 52:5</p> <p><b>talks</b> [1] - 47:6</p> <p><b>Tandem</b> [2] - 6:3, 9:14</p> <p><b>tasked</b> [1] - 53:18</p> <p><b>taste</b> [1] - 34:20</p> <p><b>team</b> [2] - 5:16, 65:12</p> <p><b>technically</b> [1] - 28:15</p> <p><b>ten</b> [2] - 51:19, 52:5</p> <p><b>tentative</b> [2] - 3:16, 69:17</p> <p><b>testify</b> [1] - 72:10</p> <p><b>testimony</b> [3] - 1:7, 72:8, 72:11</p> <p><b>TESTIMONY</b> [1] - 72:17</p> <p><b>thankful</b> [2] - 16:20, 16:21</p> <p><b>thanking</b> [1] - 7:12</p> <p><b>THE</b> [1] - 1:3</p> <p><b>theory</b> [1] - 47:20</p> <p><b>thereafter</b> [1] - 72:13</p> <p><b>thinking</b> [4] - 18:19, 22:6, 24:3, 44:10</p> <p><b>third</b> [1] - 45:5</p> <p><b>thorough</b> [1] - 41:6</p> <p><b>thoughtful</b> [1] - 30:8</p> <p><b>thoughtfully</b> [2] - 31:6, 40:5</p> <p><b>thoughts</b> [1] - 68:18</p> <p><b>three</b> [8] - 8:16, 12:8, 17:16, 49:3, 55:7, 55:11, 57:15, 66:1</p> <p><b>three-bedroom</b> [1] - 55:7</p> <p><b>thrilled</b> [4] - 6:8, 32:8, 35:22, 36:5</p> <p><b>today</b> [2] - 27:4, 53:5</p> <p><b>Tom</b> [2] - 56:2, 65:22</p> <p><b>Tom's</b> [1] - 66:6</p> <p><b>Tomei</b> [1] - 6:2</p> <p><b>tomorrow</b> [1] - 44:21</p> <p><b>tonight</b> [2] - 51:1, 53:18</p> <p><b>took</b> [1] - 13:5</p> <p><b>top</b> [2] - 14:18, 47:13</p> <p><b>topic</b> [1] - 27:16</p> <p><b>total</b> [1] - 54:7</p> <p><b>totally</b> [3] - 22:5, 54:17, 60:2</p> <p><b>tough</b> [1] - 37:20</p>	<p><b>tours</b> [1] - 23:17</p> <p><b>towards</b> [1] - 24:7</p> <p><b>town</b> [4] - 5:20, 23:11, 35:22, 36:21</p> <p><b>track</b> [1] - 9:12</p> <p><b>traffic</b> [6] - 6:6, 59:10, 60:9, 60:20, 64:8, 65:14</p> <p><b>trans</b> [1] - 20:13</p> <p><b>trans-oriented</b> [1] - 20:13</p> <p><b>transcribed</b> [1] - 72:13</p> <p><b>transcript</b> [1] - 72:15</p> <p><b>trash</b> [10] - 31:3, 48:3, 48:4, 48:5, 48:7, 48:8, 48:12, 48:13, 48:22, 50:3</p> <p><b>travel</b> [1] - 57:19</p> <p><b>trees</b> [3] - 23:2, 23:3, 23:4</p> <p><b>trellis</b> [4] - 15:1, 22:18, 32:13, 32:16</p> <p><b>trellises</b> [1] - 15:8</p> <p><b>tremendous</b> [2] - 7:4, 35:8</p> <p><b>trigger</b> [1] - 27:13</p> <p><b>trombone</b> [1] - 57:13</p> <p><b>truck</b> [5] - 10:22, 30:1, 30:11, 48:9, 49:10</p> <p><b>trucks</b> [1] - 45:10</p> <p><b>true</b> [2] - 10:6, 72:15</p> <p><b>trust</b> [1] - 59:1</p> <p><b>Trustee</b> [2] - 26:5, 26:6</p> <p><b>trustees</b> [1] - 69:9</p> <p><b>truth</b> [1] - 72:10</p> <p><b>try</b> [4] - 8:9, 10:7, 16:14, 31:17</p> <p><b>trying</b> [9] - 6:19, 12:22, 16:7, 16:8, 19:19, 20:18, 24:9, 33:19, 47:5</p> <p><b>turn</b> [5] - 14:5, 37:3, 60:19, 60:22, 62:17</p> <p><b>turned</b> [1] - 37:16</p> <p><b>TV</b> [26] - 11:19, 19:12, 19:16, 19:18, 21:12, 22:8, 24:22, 25:1, 25:8, 25:14, 25:19, 26:4, 26:16, 27:18, 27:20, 36:5, 37:10, 37:19, 38:12, 40:17, 43:12, 50:9, 53:4, 53:9, 53:17, 57:9</p> <p><b>TVs</b> [5] - 21:11, 23:17, 36:9, 39:13, 53:10</p>	<p><b>twice</b> [3] - 41:9, 49:1, 49:21</p> <p><b>two</b> [28] - 9:4, 12:8, 14:1, 15:8, 15:10, 15:20, 28:15, 28:20, 28:22, 29:2, 36:9, 38:11, 46:8, 48:17, 53:16, 55:7, 55:11, 55:15, 55:16, 57:3, 57:4, 60:21, 62:15, 64:4, 69:2, 70:3</p> <p><b>two-and-a-half</b> [2] - 28:15, 29:2</p> <p><b>two-plus</b> [2] - 55:11, 55:16</p> <p><b>two-story</b> [1] - 15:20</p> <p><b>two-way</b> [5] - 60:21, 62:15, 64:4, 69:2, 70:3</p> <p><b>type</b> [1] - 41:5</p> <p><b>typewritten</b> [1] - 72:14</p> <p><b>typical</b> [1] - 49:2</p> <p style="text-align: center;"><b>U</b></p> <p><b>ultimate</b> [1] - 39:8</p> <p><b>ultimately</b> [1] - 50:5</p> <p><b>unaware</b> [1] - 66:12</p> <p><b>under</b> [1] - 34:9</p> <p><b>unfair</b> [1] - 6:10</p> <p><b>unintended</b> [1] - 27:8</p> <p><b>unit</b> [5] - 13:9, 15:12, 30:5, 34:4, 34:10</p> <p><b>units</b> [11] - 3:19, 10:16, 13:6, 13:12, 16:4, 29:12, 29:16, 48:20, 54:18, 55:7, 69:20</p> <p><b>unless</b> [2] - 23:19, 30:5</p> <p><b>unnecessary</b> [2] - 40:14, 40:15</p> <p><b>unusual</b> [1] - 17:1</p> <p><b>unutilized</b> [1] - 32:9</p> <p><b>up</b> [38] - 12:9, 15:18, 16:1, 21:8, 22:13, 23:1, 24:11, 25:18, 28:20, 29:1, 29:2, 30:5, 30:7, 30:12, 31:4, 31:15, 32:17, 33:17, 34:5, 34:8, 37:3, 37:4, 37:16, 39:16, 41:14, 42:8, 43:12, 44:8, 44:21, 45:5, 45:18, 50:7, 53:10, 55:12, 55:22, 61:14, 63:16, 67:12</p>
--	---	---	--	---

<p><b>upper</b> [1] - 15:4  <b>upset</b> [2] - 41:11,  53:5  <b>uses</b> [1] - 62:22  <b>utility</b> [1] - 7:7  <b>utilize</b> [1] - 32:9</p>	<p>47:12, 47:13, 47:21,  70:6  <b>walls</b> [4] - 25:4,  26:19, 42:2, 43:9  <b>Walsh</b> [3] - 6:3, 8:2,  9:13  <b>WALSH</b> [26] - 2:5,  9:18, 14:7, 14:13,  15:4, 19:1, 19:7,  22:22, 28:14, 32:16,  32:20, 42:4, 42:7,  42:13, 42:18, 42:22,  43:2, 43:5, 44:1,  47:10, 47:20, 48:4,  48:17, 48:21, 50:22,  55:10  <b>watch</b> [2] - 38:19,  39:22  <b>watching</b> [3] - 19:19,  36:20, 39:17  <b>water</b> [9] - 47:4,  47:18, 47:21, 50:14,  51:16, 55:3, 58:17,  58:22, 70:5  <b>ways</b> [5] - 22:6, 24:4,  26:13, 40:2, 50:10  <b>website</b> [1] - 66:17  <b>Wednesday</b> [1] - 2:9  <b>week</b> [5] - 49:1, 49:3,  49:4, 49:21, 49:22  <b>weekend</b> [3] - 41:18,  57:17, 65:6  <b>weekends</b> [1] - 36:13  <b>welcome</b> [3] - 9:13,  9:17, 16:1  <b>West</b> [2] - 25:20,  36:8  <b>west</b> [3] - 22:11,  27:4, 61:3  <b>westbound</b> [2] -  24:1, 26:4  <b>western</b> [1] - 45:1  <b>Westmont</b> [1] -  20:14  <b>wheel</b> [5] - 30:3,  30:12, 30:13, 48:12,  48:13  <b>wheeling</b> [1] - 48:14  <b>wheels</b> [1] - 35:14  <b>WHEREOF</b> [1] -  72:17  <b>WHEREUPON</b> [1] -  3:9  <b>whichever</b> [1] -  44:14  <b>whole</b> [2] - 5:16,  56:17  <b>wide</b> [1] - 10:4  <b>width</b> [1] - 8:11  <b>wife</b> [1] - 56:7</p>	<p><b>willing</b> [11] - 16:5,  16:17, 20:5, 21:3,  21:5, 21:6, 23:19,  27:18, 27:20, 27:21,  65:7  <b>WILLOBEE</b> [13] -  1:19, 3:2, 4:21, 46:21,  47:18, 48:1, 48:19,  50:2, 50:8, 50:13,  52:19, 68:13, 71:2  <b>Willabee</b> [4] - 3:1,  4:20, 68:12, 71:1  <b>window</b> [4] - 9:5,  15:9, 15:11, 15:21  <b>windows</b> [5] - 13:13,  15:2, 21:10, 23:8,  41:21  <b>wish</b> [3] - 35:18,  63:8, 63:15  <b>witnesses</b> [3] - 5:7,  72:9, 72:12  <b>wonder</b> [1] - 25:6  <b>wonderful</b> [1] - 24:20  <b>wondering</b> [5] -  18:13, 19:12, 21:19,  25:2, 43:15  <b>woofers</b> [1] - 36:9  <b>words</b> [4] - 32:14,  34:18, 36:17  <b>workers</b> [1] - 30:4  <b>works</b> [4] - 13:22,  35:17, 37:8, 46:8  <b>worried</b> [7] - 20:21,  21:3, 25:1, 31:2,  43:20, 44:1, 54:17  <b>worse</b> [1] - 58:21  <b>worst</b> [1] - 29:9  <b>worth</b> [1] - 57:9  <b>wow</b> [1] - 37:19  <b>write</b> [1] - 27:21  <b>writing</b> [2] - 35:10,  72:12  <b>written</b> [3] - 28:4,  28:16, 55:10</p>	<p style="text-align: center;"><b>Z</b></p>
<p style="text-align: center;"><b>V</b></p>			
<p><b>variance</b> [3] - 10:11,  11:16, 14:19  <b>variances</b> [1] - 9:5  <b>various</b> [1] - 72:8  <b>vehicle</b> [1] - 63:6  <b>Vehicle</b> [1] - 57:13  <b>vehicles</b> [2] - 63:11,  64:22  <b>verification</b> [1] - 34:1  <b>versus</b> [3] - 7:14,  39:5, 67:3  <b>vetted</b> [1] - 42:19  <b>view</b> [1] - 37:14  <b>Village</b> [1] - 2:2  <b>village</b> [16] - 8:8,  16:3, 16:6, 17:21,  27:7, 27:13, 38:4,  38:5, 40:13, 40:15,  52:13, 53:22, 63:21,  64:5, 66:17, 69:2  <b>vine</b> [1] - 23:1  <b>Vine</b> [13] - 3:14, 3:20,  5:15, 9:3, 56:3, 58:17,  60:20, 61:4, 61:5,  61:6, 62:18, 66:1,  69:21  <b>VINE</b> [1] - 1:5  <b>vines</b> [1] - 32:18  <b>violation</b> [1] - 27:14  <b>visually</b> [1] - 56:17  <b>visualness</b> [1] - 25:1  <b>volume</b> [10] - 26:16,  27:20, 37:3, 37:9,  38:9, 54:22, 56:21,  57:1, 68:22, 70:1  <b>volumes</b> [1] - 40:8  <b>vote</b> [4] - 4:7, 57:10,  67:21, 70:10</p>			
<p style="text-align: center;"><b>W</b></p>	<p><b>wait</b> [2] - 51:12, 63:4  <b>wake</b> [1] - 63:16  <b>walk</b> [2] - 8:18, 35:3  <b>walkable</b> [1] - 45:14  <b>walking</b> [3] - 20:17,  33:17, 65:16  <b>wall</b> [9] - 12:12, 24:5,  32:18, 47:7, 47:11,</p>	<p style="text-align: center;"><b>Y</b></p>	
<p><b>wait</b> [2] - 51:12, 63:4  <b>wake</b> [1] - 63:16  <b>walk</b> [2] - 8:18, 35:3  <b>walkable</b> [1] - 45:14  <b>walking</b> [3] - 20:17,  33:17, 65:16  <b>wall</b> [9] - 12:12, 24:5,  32:18, 47:7, 47:11,</p>		<p><b>yard</b> [6] - 11:9,  11:13, 11:14, 12:14,  48:17  <b>year</b> [1] - 61:5  <b>years</b> [10] - 29:18,  51:10, 51:19, 52:5,  56:8, 56:22, 58:7,  59:16, 61:8, 65:13  <b>younger</b> [1] - 36:15</p>	