

**MINUTES
VILLAGE OF HINSDALE
ZONING AND PUBLIC SAFETY COMMITTEE
MONDAY, SEPTEMBER 22, 2014
MEMORIAL HALL
7:30 p.m.**

Present: Chairman Saigh, Trustee Angelo, Trustee Elder

Absent: Trustee Haarlow

Also Present: Kathleen A. Gargano, Village Manager, Robert McGinnis, Director of Community Development/Building Commissioner, Brad Bloom, Police Chief, Rick Ronovsky, Fire Chief, Sean Gascoigne, Village Planner, Mark Wodka, Deputy Chief

Chairman Saigh called the meeting to order at 7:30 p.m. and summarized the agenda.

Minutes – July 2014

Trustee Elder moved to approve the minutes as amended for the July 28, 2014 meeting. Second by Trustee Angelo. Motion passed unanimously.

Monthly Reports – July/August 2014

Fire Department

Chief Ronovsky reported that there 239 calls for service in July and 236 calls for service in August bringing the year to date total through August to 1869 calls for service. The total calls for service are about 100 calls higher than the average of the past three years. Although still slightly high that increase has leveled off over the past few months.

Chief Ronovsky reported that fire hydrant flow testing has been completed and the annual fire hydrant maintenance should be completed by the end of September. There were no major issues and any repairs are being done through Public Services.

Chief Ronovsky reported he and Village Manager Gargano met with the Clarendon Hills Village Manager and Fire Chief to begin the process of renewing the Shared Services Agreement for Fire Service between both towns. With both parties looking at continuing the joint effort, an updated Agreement should be presented to ZPS in October. Changes in the Village dispatch services will be included.

Chief Ronovsky reported that the annual Softball Tournament honoring the late Deputy Chief Mark Johnson was held on Saturday, September 20th at Veeck Park. Clarendon Hills FD won the tournament. About \$11,000 was raised for local charities. The annual Firefighters Silent Parade is on Friday, October 10th starting at the fire station at

7:00pm. The Police & Fire Department's annual Open House is on Saturday, October 11th from 11ma to 3pm.

Police Department

Chief Bloom reported on some upcoming community outreach programs that included the Prescription Drug disposal event held on September 27, 2014 from 10:00 a.m. to 2:00 p.m.; Citizen's Police Academy starting October 2, 2014 and a new program entitled "Thinking about Concealed Carry" which will offer instruction to residents wanting to learn more about concealed carry. The program will cover the application process, and overview of the law, handgun selection and storage and answer questions residents may have who are considering applying for a concealed carry permit. The program will be held on October 14, 2014 from 7:00 pm to 9:00 pm at the police department.

Community Development

Robert McGinnis limited his comments to any questions the Trustees had on the monthly report but stated that building activity had returned to pre-recession levels and that permit revenue was as high as he had ever seen it.

Presentation by DuPage Public Safety Communications (Du-Comm) to Provide Emergency 9-1-1 Dispatch Services

Mr. Ron Gross and Mr. Matt Baarman presented a Powerpoint overview of the DuPage Public Safety Communications Center (Du-Comm). The presentation covered the organizational structure, governance, training, equipment and services Du-Comm provides its members. Additionally, Mr. Gross talked about Du-Comm's plans to build a second back-up facility. The Committee members asked questions regarding call handling, back-up plans and communications system redundancy as well as employee turn-over rates.

Chief Bloom spoke favorably of Du-Comm's reputations amongst its current members and pointed out plans to make Du-Comm the primary wireless 9-1-1 center in DuPage a plan Chief Bloom stated would reduce the necessity to transfer calls and result in a more expedient response to a resident calling 9-1-1. Chief Bloom also pointed out that Du-Comm's current service area covers 80% of DuPage County.

Chief Ronovsky spoke favorably of Du-Comm but pointed out that there are still some operational issues that need to be discussed. Chief Ronovsky added that changing dispatch centers does not affect the shared services agreement with the Clarendon Hills Fire Department.

Ms. Gargano noted that the next step in the process is to make a formal request to Du-Comm for membership. The formal membership request does not obligate the Village to join Du-Comm but is the next step toward staff's further researching some outstanding operational and financial issues.

Ms. Gargano asked that if the Committee was comfortable making a recommendation to the full Board to approve a formal request for membership. The Committee concurred with recommending that the Board approve a formal membership request.

Request for Board Action

Approve “An Ordinance Amending Article VI (“Office Districts”), Section 6-106B (“Special Uses”) (“Services”) of the Hinsdale Zoning Code to Allow Cooking Schools in the O-1, Specialty Office District, O-2 Limited Office District and O-3, General Office District, as Special uses.” And; Approve “An Ordinance Approving a Special Use Permit for a Cooking School, at the Property Located at 111 S. Vine Street”.

Chairman Saigh introduced the item and asked Peter Coules, the attorney representing the contract purchaser, to provide background on the request.

Mr. Coules summarized the request and stated that the Plan Commission unanimously approved both requests subject to some conditions being met. He explained that the code presently prohibits cooking schools in any of the Office Districts. The text amendment would provide for this as a Special Use in any of the Office districts.

He stated that the owner agreed to take the parking count back to six spaces, have employees park off-site, and limit class size to 10 people.

He stated there would be no changes to the exterior.

He stated that the request for the Text Amendment was modified at the request of the Plan Commission to include all of the Office districts.

Chairman Saigh asked about the length of the classes. Mr. Coules stated that the classes would never go past 10PM, as the last class started at 6PM. Additionally, classes would not start before 8AM.

Chairman Saigh asked about the use of a garage in the area and parking east of the garage. Mr. Coules explained that the request did not include the use of this garage and the parking area was owned by someone else.

Trustee Elder stated that he saw this as a straightforward, low impact use, with no changes to the exterior and was in support of it.

Trustee Elder made a motion to Approve “An Ordinance Amending Article VI (“Office Districts”), Section 6-106B (“Special Uses”) (“Services”) of the Hinsdale Zoning Code to Allow Cooking Schools in the O-1, Specialty Office District, O-2 Limited Office District and O-3, General Office District, as Special uses.” And; Approve “An Ordinance Approving a Special Use Permit for a Cooking School, at the Property Located at 111 S. Vine Street”. Second by Trustee Angelo. Motion carried unanimously.

Approve “An Ordinance to Prohibit Parking on Hickory Street (South Side) Between Justina and Mills Streets”.

Chief Bloom stated that a review of the current parking signage found that the south side of Hickory Street between Justina and Mills Streets has signage posted “no parking this side of street”. Our review of the Village code found that this parking signage is unsupported by ordinance.

In speaking with residents on the affected street, they indicate that the signage has been in place for over 5 years and seems to adequately address parking problems that primarily occur during organized activities held at Pierce Park.

Chief Bloom said the residents on the affected block circulated a petition in support of continuing the parking restrictions. Chief Bloom recommends that the parking prohibitions and signage remain in place and that the Village ordinance be amended to reflect these restrictions.

Trustee Elder motioned to approve an ordinance amending Village Ordinance 6-12-8, Schedule VIII to prohibit parking on the south side of Hickory Street from Justina to Mills Streets. Trustee Angelo seconded. Motion carried unanimously.

Approve the First Amendment of the MABAS-IL Contract

Chairman Saigh introduced this item and Chief Ronovsky spoke that the Fire Department has been a member of the MABAS (Mutual Aid box Alarm System) since 1989. MABAS, by membership agreement, provides the framework for establishing mutual assistance for fire, rescue, and emergency medical services in Illinois, Indiana, Wisconsin, and Michigan. The MABAS Executive Board has issued notice that the agreement needs to be amended to include the framework to gain compliance with FEMA Recovery policy in the event of a disaster. This amendment would establish the guidelines for recovering costs associated with responding to emergencies for periods of time that are longer than 8 hours.

Contract amendment was reviewed by our Village Attorney and there is no financial impact to the Village.

Trustee Angelo made the motion, seconded by Trustee Elder to recommend to the Village Board to approve the First Amendment of the MABAS-IL contract. Motion passed unanimously.

Discussion Items

Pergolas and Building Coverage

Chairman Saigh introduced the item and asked Dan Bryan, a local architect, to speak on the request.

Dan Bryan gave some history on the request and asked that pergolas not be counted towards Building Coverage.

He spoke on increased energy efficiency and that pergolas and porches were a low impact means to provide shading thereby reducing energy usage.

He stated that Building Coverage in Hinsdale was overly restrictive at 25% and that as expensive as property was in Hinsdale, pergolas end up getting sacrificed for more living space in the house. He stated that the balance of the bulk regulations would still apply, but that pergolas should be excluded from Building Coverage.

He stated that many pergolas are built without benefit of permits and that the 25% limitation definitely becomes an issue on smaller lots.

Chairman Saigh asked about getting the Zoning Board of Appeals to opine of the issue and weigh the merits of recommending a Text Amendment. Robert McGinnis explained why pergolas are counted and that he did not see this as an issue of interpretation, but rather a question of whether Committee felt that there was value in excluding pergolas. If so, the best solution would be to recommend that a Text Amendment be forwarded to Plan Commission to consider. If approved, pergolas would become a listed exception along with those already contained in the footnotes.

Trustee Angelo asked what percentage of clients ask for a pergola to be included as part of a design. Mr. Bryant said that it had been a while and that most requested a porch. He went on to add that no one was willing to sacrifice square footage for a pergola.

Trustee Elder stated that it was an interesting argument but was not sure how to move it forward. Robert McGinnis stated that this would be in the form of a referral for Text Amendment for Plan Commission deliberation.

Trustee Elder asked if staff would be the party driving this. Robert McGinnis stated Dan Bryant would be the applicant on the text amendment and that staff could not advocate for any more "stuff" being built on these lots. He stated that he had to assume that at some level, massing had to be taken into account when the Building Coverage limitations were discussed prior to adoption.

Trustee Angelo agreed and stated that he felt the deck allowances were generous and that even though they were not conspicuous, they were noticeable. He added that he did not see a crying need for this.

Mr. Bryan stated that the annular space between the members should not be counted and that these simply define a space.

Chairman Saigh stated that he did not see this idea going anywhere and that for the time being that the issue be looked at instance by instance.

CMAP Parking Recommendations

Chief Bloom reviewed the current status of the CMAP project since the last Committee meeting. The update included the decision to go forward with purchasing a second pay box for the Garfield Lot. Chief Bloom stated the pay boxes should be operational in the Garfield Lot by mid-October. Chief Bloom presented new shopper maps; employee maps; and commuter maps. Chief Bloom indicated the maps will have to be updated to show the new Garfield pay boxes.

Chief Bloom discussed the use of a smart phone application that would allow shoppers to pay for pay box parking in the Garfield Lot. Chief Bloom recommended using the Passport parking application due to its wide use in the Chicagoland area. A discussion was held regarding the application fee of .35 per use which is paid by the user. The Committee was in agreement that the convenience fee only include the actual cost and not include an addition charge that would go to the Village.

Chief Bloom recommended converting 21 spaces on Symonds Drive across from the Public Works facility to a combination free employee/merchant parking and Village employee parking. The Committee discussed this and approved moving forward on 90 day period for evaluation. This change was included in the CMAP recommendations.

Consideration of Text Changes for Certificate of Zoning Compliance Language

Chairman Saigh introduced the item and asked staff to provide background. Robert McGinnis explained that the language in the Zoning Code requires a Certificate of Zoning Compliance for any building permit. With the exception of plumbing permits and electric permits, almost every permit issued falls under the heading of building permit. As such, nearly every application for permit needs a Zoning Certificate, even when the application has nothing to do with zoning. Some examples would include furnaces, water heaters, fire suppression and detection, and so on. He went on to state that adding an exception to this section of the code would allow them to exempt out improvements that were not regulated under the zoning code, that the system presently in place was an impediment to providing good customer service, and that this requirement prevented staff from issuing anything over the counter.

Trustee Angelo stated that he agreed with this but was concerned that it might somehow be abused in the future. He went on to state that a list should be included. Robert McGinnis responded that they could come up with a list of examples to include in the text of the code, and although they could not anticipate every example, the list would include the lion's share. He added that staff would include a list when the item came back for referral.

Use of welded wire fencing material

Chairman Saigh introduced this item and asked Robert McGinnis to provide some background.

Robert McGinnis explained that under the strict interpretation of the code welded wire is not permitted as a permanent fencing material. He stated that although he did not have a problem differentiating this product from the rolled welded wire fencing the village was trying to prohibit, it was still technically a welded wire product.

The Trustees discussed the material and an existing installation in town where this product was used and the length of time it had been installed.

Several Trustees stated that they had no objection to the use of this product in the rear yard, but did not want to see it used in the front or corner side yard. Robert McGinnis stated that he could take care of this with a Policy Memorandum and that this would reduce it to writing.

Adjournment

With no further business to come before the Committee, Chairman Saigh asked for a motion to adjourn. Trustee Elder made the motion. Second by Trustee Angelo. Meeting adjourned at 9:30 p.m.

Respectfully Submitted,

Robert McGinnis, MCP
Director of Community Development/Building Commissioner