

**VILLAGE OF NORTH RIVERSIDE
BOARD OF TRUSTEES MEETING MARCH 20, 2023
COUNCIL CHAMBERS 7:00 PM**

Mayor Mengoni called the meeting to order with a Roll Call. In attendance were Trustee Bianco, Trustee Czajka, Trustee Demopoulos, Trustee Flores, Trustee Mandel and Trustee Sarro.

Others in attendance were Administrator Scarpiniti, Finance Director Lawler, Attorney Murphy, Police Chief Ehrenberg, Fire Chief McDermott, Recreation Director Broderick and Public Works Director Ranieri.

APPROVAL OF AGENDA

Trustee Czajka moved and Trustee Bianco seconded to approve the agenda for this meeting as presented. Roll Call Vote:

AYES: Trustees Bianco, Czajka, Demopoulos, Flores, Mandel, Sarro

NAYS: None

Motion carried

BIDS: None

CASH RECEIPT REPORT

Trustee Sarro moved and Trustee Flores seconded to approve the Cash Receipt Report for the month of February 2023 totaling \$2,298,034.63 Roll Call Vote:

AYES: Trustees Bianco, Czajka, Demopoulos, Flores, Mandel, Sarro

NAYS: None

Motion carried

APPROVAL OF MINUTES

Trustee Demopoulos moved and Trustee Bianco seconded to approve the Village Board of Trustees Meeting Minutes from the March 6, 2023 meeting as presented. Roll Call Vote:

AYES: Trustees Bianco, Czajka, Demopoulos, Flores, Mandel, Sarro

NAYS: None

Motion carried

AUDIENCE

Susan Sceles asked the board and Administrator Scarpiniti if she was a CPA. Attorney Murphy stated that the audience portion of this meeting is a comment section not a question and answer session. Mrs. Sceles comments can however be made to the staff.

Sue Meadows addressed the board with her concerns about the activity on 26th and Hainsworth where Ava's Café will be opening. She felt residents should've been notified beforehand, potential parking issues on Hainsworth, the beer garden and concerns about this establishment being so close to a school. Marko on Hainsworth also expressed similar concerns.

Sue Douglas expressed her concerns about the potential parking issues on Hainsworth as did Rick Anderson another resident on Hainsworth. He also had concerns about the possible 7am liquor license.

Mayor Mengoni stated how Ava's Café came about and that area is a permitted use area which Trustee Bianco will explain in his report. Mayor Mengoni invited all of the residents to stay after the meeting so he can address their concerns. He will also meet with Director Ranieri about parking along 26th Street for the patrons of Ava's Café.

John Gardiner directed his question to Chief Erhenberg asking if there had ever been any issues involving gaming cafe's. He realizes that a bar on 2nd Avenue had some issues in the past and those have been resolved by this administration. He feels parking on 26th Street will alleviate some concerns made by the residents.

John Bersheim stated that he lives down the block from the Village Pub and he has never experienced any issues.

Koula on Burr Oak asked the board to explain what a permitted use means to the residents so that maybe they can have a better understanding.

Lorena Gasca felt the board should've informed the residents first and encouraged the Mayor to change his attitude.

Nick Tricoci stated that residents need to attend meetings so they can be informed on the happenings within the Village. The permitted use was voted upon unanimously in December, 2022. Meetings are on Zoom and he personally records them and posts them on social media for all to see.

MAYORAL REPORT

Mayor Mengoni welcomed My Secret Beauty Salon to North Riverside. The Mayoral Golf outing will be held in June and the Youth Scholarship Application is available online with the deadline of May 1st.

REPORT OF TRUSTEES

Trustee Bianco

Trustee Bianco reminded residents that Village Board Meeting agenda packets are made available to all residents three to four days prior to the meetings. At board meetings, the readings of ordinances are waived due to the fact that trustees are able to read the resolution/ordinances prior and if there are any questions or concerns they can direct a question to the attorney at these meetings or have the readings explained. If there are no questions, the readings are waived.

In October, 2020 the Village held a public hearing for the purpose of reviewing and recommending changes to the type of permitted and conditional uses in all zoning districts. These changes were approved unanimously by the board. Ava's Wine Bar is a permitted use so it did not require any additional approval by the bar. This is an upscale wine bar with a modern and contemporary vibe with a limited menu and pet friendly. Nine available parking spaces are located directly on the property which is three more than required. There license is similar to other local establishments in town. This board has had much discussion over the hours any business could serve liquor in North Riverside. All six trustees voted to continue to allow any business in town to service liquor from 7am-2am. Other businesses operating in town are all located near a residential area, some over 30 years. Refusing to approve a liquor license to a business which meets all municipal requirements can result in a law suit.

There have also been many false statements on social media. Ava's Wine Bar is not a gaming café as one has been stating. The Village is a current max for gaming café's. Designs for Ava's Café are available for residents to view.

Trustee Bianco read the following Community Development Report:

The following is a summary of activity from the Community Development Department for the month of February, 2023:

Building Reviews and Inspections:

- Presales – The Community Development Department performed 5 single-family inspections totaling \$2,025.00 in revenue.
- Permit Totals – The Community Development Department issued 18 residential and commercial permits totaling \$35,981.60 in revenue.
- Permit Submittals – 22 residential and commercial permits were submitted for review.
- Inspections – 96 building inspections were conducted.

REPORT OF TRUSTEES (continued)

- **Tide Laundromat** – A construction permit was issued for the interior remodel of 1730 S. Harlem Avenue for a laundromat. Tide Laundromats are the country’s first auto-dosing laundromats where cleaning products are added automatically. Tide Laundromats utilize state-of-the art professional washers featuring large color touchscreens and quick cycle times. Tide also offers an app you can download on your phone to process payment and earn rewards.
- **Boba Heaven** – A construction permit was issued for the interior remodel of 7309 W. 25th Street for a bubble tea store. Boba Heaven offers customers a refreshing drink with over 50 different flavors to choose from, which includes frozen fruit drinks, milk and flavored teas. They also offer coffee choices, including hot or iced coffee, lattes, cappuccinos and espressos.

Code Enforcement:

Staff issued 45 Notices of Violation in the month of February, with the majority being addressed upon receipt of first notice and final notices sent to property owners who have not complied. Re-inspection of those properties are scheduled for the month of March.

Staff has been checking real estate listing for homes that are advertising bedrooms in the basement and homes that have had work done without the benefit of a permit. Properties listing bedrooms in the basement have received a Notice of Violation informing agent and owner of the code and requiring them to change the listing to reflect the correct number of legal bedrooms. Properties that have had work completed without the benefit of a permit will be required to pull an “After the Fact” permit and have the proper inspections completed. Work must pass all required inspections before moving forward with sale of the property.

Staff has also been performing weekly inspections of commercial properties along Cermak Road and Harlem Avenue to ensure property owners and tenants are cleaning the exterior parking lots and landscape areas on a regular basis.

Rodent Abatement:

For the month of February 2023, the Community Development Department received one call from a resident reporting rodent activity in the alley. First Illinois Systems responded to the call and conducted an inspection of the alley to check for any issues.

Inspections were conducted on all commercial properties to check exterior, which included dumpster enclosures and grease traps. Any concerns were addressed with property owners and re-inspected to confirm compliance.

REPORT OF TRUSTEES (continued)

Alleys with bait stations were serviced and broken bait boxes replaced. Please report any damaged or open bait boxes to the Community Development Department.

As always, if you see a rodent or have questions or concerns, please contact the Community Development Department.

Trustee Czajka

Trustee Czajka reminded residents that Summer Camp registration had been taking place since March 1st. The majority of the camps are currently full with a wait list. Limited spots are available for the Camp Commons for 3rd and 4th grades and Teen Camp for 5th and 8th grades. Our new Recreation Coordinator started March 16th and is experienced in programming, events, marketing from the Justice Park District.

Bunny Bingo will be held this Friday March 24th from 7-9pm.

Trustee Demopoulos

Trustee Demopoulos stated is pleasure with the recent Cash Receipts Reports. They have been some of the highest number he has seen since he has been on the board. He said North Riverside is doing great and is healthy business wise.

Trustee Flores

As part of the police department's ongoing project to erect seven (7) FLOCK automated license plate readers at all major points of ingress and egress into the community, we have identified a viable location for the installation of one reader on Cook County Forest Preserve property at the southeast corner of 31st Street and 1st Avenue.

On February 7, 2023, the full board of the Cook County Forest Preserve District passed the Intergovernmental Agreement (IGA) proposed by North Riverside to allow for the placement of the aforementioned camera. The original term of this agreement will be 1 year running from February 1, 2023 to January 31, 2024, with two one-year options to renewal by mutual consent of both parties. The Village is responsible for all costs for the installation, operation, replacement, maintenance and repair of the ALPR system.

Sufficient funds are budgeted and available in the current fiscal year for the purchase of the ALPR System. The police department is requesting adoption and approval of this IGA.

REPORT OF TRUSTEES (continued)

Trustee Mandel

Trustee Mandel suggested to the board posting on plywood and advertise upcoming projects so residents can be informed. She also mentioned that she keeps hearing that Ava's has been brought up in 2020. Liquor hours were brought up but claims Ava's business was not mentioned back then and the property was just purchased.

Trustee Mandel said AT&T has been doing work in the area to upgrade infrastructure and wondered if residents needed to give them any access to their home. Director Ranieri stated that they are not doing upgrades but they are installing fiber optics and they will not need access to resident's homes.

Trustee Mandel asked if the street sweeper would be able to make more passes by Komarek School due to the construction and also asked about standing water on 2nd Avenue due to a possible leak. Director Ranieri said there was no leak in that area as his department was already informed about that issue.

Trustee Sarro

Trustee Sarro wanted to make clear to residents that the agenda packets are made available to residents the Friday before Village Board Meetings. She also explained the waiving of the readings on ordinances.

Trustee Sarro thanked the Neighborhood Services for giving her the Angel Award last week. She was honored to receive this award and will continue to volunteer and serve the wonderful residents of North Riverside.

CORRESPONDENCE-None

APPROVAL OF BILLS

Trustee Sarro moved and Trustee Bianco seconded to approve the List of Bills submitted for this meeting totaling of \$287,302.25 and to have them paid out of proper funds when such funds become available. Roll Call Vote:

AYES: Trustees Bianco, Czajka, Demopoulos, Flores, Mandel, Sarro

NAYS: None

Motion carried

ORDINANCES AND RESOLUTIONS

Trustee Flores moved and Trustee Bianco seconded to approve a Resolution Authorizing and Approving an Intergovernmental Agreement between the Cook County Forest Preserve and the Village of North Riverside, Illinois Regarding a New License Plate Reader **(23-R-05)** and to waive the reading. Roll Call Vote:

On the question, Trustee Czajka about the positioning and location of the plate reader. Chief Erhenberg said they would be on a pole and the readers would pick up any vehicles entering North Riverside.

AYES: Trustees Bianco, Czajka, Demopoulos, Flores, Mandel, Sarro

NAYS: None

Motion carried

UNFNISHED BUSINESS- None

NEW BUSINESS

Mayor Mengoni made the following appointments:

Trustee Flores moved and Trustee Bianco seconded to concur with the Mayor's appointment of Ryan Lawler to the position of Police Pension Fund with an expiration date of April 30, 2024. Roll Call Vote:

AYES: Trustees Bianco, Czajka, Demopoulos, Flores, Mandel, Sarro

NAYS: None

Motion carried

Trustee Flores moved and Trustee Bianco seconded to concur with the Mayor's appointment of Ryan Lawler to the position of Firefighters Pension Fund with an expiration date of April 30, 2025. Roll Call Vote:

AYES: Trustees Bianco, Czajka, Demopoulos, Flores, Mandel, Sarro

NAYS: None

Motion carried

ADJOURNMENT

Trustee Bianco moved and Trustee Demopoulos seconded to adjourn this meeting at 7:45 pm.
Motion carried unanimously.

Respectfully Submitted,

**KATHY RANIERI
VILLAGE CLERK**