



**VILLAGE OF BARTLETT**  
**BOARD MINUTES**  
**September 19, 2023**

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1. CALL TO ORDER

President Wallace called the regular meeting of September 19, 2023 of the President and Board of Trustees of the Village of Bartlett to order on the above date at 7:00 p.m.

2. ROLL CALL

PRESENT: Trustees Deyne, Gandsey, Gunsteen, Hopkins, Suwanski and President Wallace

ABSENT: Trustee LaPorte

ALSO PRESENT: Village Administrator Paula Schumacher, Assistant Village Administrator Scott Skrycki, Sr. Management Analyst Samuel Hughes, Management Analyst Joey Dienberg, Finance Director Todd Dowden, Public Works Director Dan Dinges, Assistant Public Works Director Tyler Isham, Public Works Engineer Bob Allen, Planning and Development Director Kristy Stone, Grounds Superintendent Matt Giermak; Police Chief Geoff Pretkelis, Deputy Chief Will Naydenoff, Village Attorney Kurt Asprooth and Village Clerk Lorna Giles.

3. INVOCATION – Reverend Andrew Weiss from Faith World Outreach Church did the invocation.

4. PLEDGE OF ALLEGIANCE

5. CONSENT AGENDA

President Wallace stated that all items marked with an asterisk on the agenda are considered to be routine and will be enacted by one motion. He further stated that there will be no separate discussion of these items unless a board member so requests, in which event, that item will be removed from the Consent Agenda and considered at the appropriate point on the agenda. He asked if there were any items a board member wished to remove from the Consent Agenda, or any items a board member wished to add to the Consent Agenda.

Trustee Gandsey stated that she would like to add Item 12.B.1. Boss's Signature Restaurant BEDA application to the Consent Agenda.

President Wallace then recited each item that was on the Consent Agenda, including the nature of the matters being considered and other information to inform the public of



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matters being voted upon. He then stated that he would entertain a motion to Amend the Consent Agenda, and the items designated to be approved by Consent therein.

Trustee Deyne moved to Amend the Consent Agenda and that motion was seconded by Trustee Suwanski.

**ROLL CALL VOTE TO AMEND THE CONSENT AGENDA AND CONSENT ITEMS THEREIN**

**AYES:** Trustees Deyne, Gandsey, Gunsteen, Hopkins, Suwanski  
**NAYS:** None  
**ABSENT:** Trustee LaPorte  
**MOTION CARRIED**

Trustee Deyne moved to Approve the Amended Consent Agenda and that motion was seconded by Trustee Hopkins.

**ROLL CALL VOTE TO APPROVE THE AMENDED CONSENT AGENDA AND CONSENT ITEMS THEREIN**

**AYES:** Trustees Deyne, Gandsey, Gunsteen, Hopkins, Suwanski  
**NAYS:** None  
**ABSENT:** Trustee LaPorte  
**MOTION CARRIED**

6. MINUTES – Covered and approved under the Consent Agenda.
7. BILL LIST – Covered and approved under the Consent Agenda.
8. TREASURER’S REPORT

Finance Director Todd Dowden stated that the Treasurer’s Report for the month of July is included in the packet. Also included is the sales tax report and they received \$323,030 that was up \$19,973 or 6% from the prior year. MFT tax, they received \$146,693 that was up \$6,077 from the previous year or 4%.

In regard to the Local Government Distributive Fund (LGDF), they received just over \$2,000,000 for the first three months of the year based on the current rate of 6.16 %. If it would have been at the full 10%, they would have received \$3.3 million and are therefore short about \$1.2 million on the distributions.



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9. PRESIDENT'S REPORT

President Wallace announced the top three winners of the "Pump up the Art" hydrant painting contest.

He stated that this was the second year of the village's hydrant painting program, "*Pump up the Art*". As a part of this program, staff asked residents to apply to paint their hydrant, and were then approved given that it was within the parameters set by staff.

This year, staff approved 25 applications, with a mixture of residents, homeowner associations, businesses and other civic groups getting together to beautify every corner of our community.

The top 3 hydrants, voted on by residents on the village website, are as follows:

*1<sup>st</sup> Place-Sunflower by Kathleen Bennett*

*2<sup>nd</sup> Place-Hawk Hollow in America 2 by Heidi Haffner*

*3<sup>rd</sup> Place-Tigger From Chippendale by Arissa Kramer*

Congratulations to all of the winners and thank you to all of the individuals who participated in the program.

President Wallace read a proclamation remembering long-time resident and Bartlett Raiders co-founder George Werderich.

10. QUESTION/ANSWER: PRESIDENT & TRUSTEES

Trustee Deyne recognized commissioner anniversaries.

Trustee Gunsteen asked for an update on the apartment building (Site E).

Planning and Development Director Kristy Stone stated that they have been working with the applicant to get some easement aggregated and recorded. ComEd has been a little bit difficult but they now have a plan going forward to get that taken care of very soon. They are hoping to get permits reviewed by the end of the month.



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Trustee Suwanski asked how many plots have been rented in the community garden for next spring.

Sr. Management Analyst Sam Hughes stated that they are at 19 and 3 of them are the above ground elevated plots. They have about 15 left – prices are \$35/resident and \$55/non-resident. The plots are 4X12.

11. TOWN HALL

**Steve Provanzano, Castle Creek Rental Property**

Mr. Provanzano stated that he has a rental property in Bartlett and his last two renters did not pay their water bills. He realized that he signed a form saying that the landlord is responsible for the water bill if their renter defaulted. One of his renters that did not pay and moved a block away got a new water account. It was explained to him that the village was not a collection agency. In another incident, his renter paid the minimum bill for six months with no shut off. They left a \$500 bill. He wondered if anything could be changed to assist landlords.

President Wallace stated that they would look into it and perhaps put restrictions on tenants that owe money.

**Jan and Bruce Suffern, Banbury Fair, 316 Oakbrook Court**

Ms. Suffern announced that they opened their business in 1983 and this is their 40<sup>th</sup> year in business. They are going to have an event at their store on the last four days of this month. She stated that over the years they have had a lot of obstacles in the way and the village and board has always been helpful to them. She thanked them for everything they have done to keep them in business.

President Wallace commended her on the ease of ordering personalized presents around the holidays.

Mr. Suffern stated that he also appreciated the village over the years and their patience. They are big supporters of the downtown and More Brewing, even though their plans called for parking challenges. He was recently informed that the village parking lot in front of Banbury Fair is scheduled to be torn up and inactive for upward of a month. At this time of the year, this is not a good thing for them. Part of the plan was to allocate 10 parking spaces by Metra for the displaced traffic. Since 25 spaces will be displaced, he was asking for 25 spaces instead of 10. More Brewing has such a volume of customers, his business is overwhelmed by it from a parking standpoint.



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Public Works Director, Dan Dinges stated that More Brewing cleaned up the lot from their construction debris and the contractor is getting ready for tree removal and construction. They will try to do the south portion as much as they can but there will be a point where Banbury's lot will have to get torn up. They will work with Bruce and try to get parking along the tracks with a 4-hour time period.

**12. STANDING COMMITTEE REPORTS**

**A. BUILDING & ZONING COMMITTEE, CHAIRMAN GUNSTEEN**

Trustee Gunsteen stated that there was no report.

**B. COMMUNITY & ECONOMIC DEVELOPMENT COMMITTEE, CHAIRMAN GANDSEY**

Trustee Gandsey stated that a \$50,000 BEDA grant to the Boss's Signature was approved under the Consent Agenda.

**C. FINANCE COMMITTEE, CHAIRMAN LAPORTE**

In the absence of Trustee LaPorte, President Wallace stated that Resolution 2023-93-R, a. Resolution Supporting a Class 7B Real Estate Classification/Tax Incentive for Aldi, Inc. and Resolution 2023-94-R, a Resolution Approving of Disbursement Request for Payout No. 8 from the Subordinate Lies Tax Increment Revenue Note, Series 2020 for the Elmhurst Chicago Stone Bartlett Quarry Redevelopment Project were covered and approved under the Consent Agenda.

**D. LICENSE & ORDINANCE COMMITTEE, CHAIRMAN HOPKINS**

Trustee Hopkins stated that the Octoberfest Class D Liquor License Request and Resolution 2023-95-R, a Resolution Making a Determination on Executive Session Minutes and Verbatim Recordings were covered and approved under the Consent Agenda.

**E. POLICE & HEALTH COMMITTEE, CHAIRMAN SUWANSKI**

Trustee Suwanski stated that there was no report.

**F. PUBLIC WORKS AND GOLF COMMITTEE, CHAIRMAN DEYNE**

Trustee Deyne stated that Resolution 2023-96-R, a Resolution Approving of the Purchase of Natural Gas by the Village of Bartlett at a Price Not to Exceed \$0.48/Therm; Resolution 2023-97-R, a Resolution Approving of the Purchase of Electricity by the Village of Bartlett



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at a Price Not to Exceed \$0.43/kWh; Resolution 2023-98-R, a Resolution Approving of the Purchase of Electricity by the Village of Bartlett at a Price Not to Exceed \$0.60/kWh; Resolution 2023-99-R, a Resolution Adopting the 2023 DuPage County Multi-Jurisdictional Natural Hazard Mitigation Plan; Resolution 2023-100-R, a Resolution Approving of the Munger Road Culvert Replacement Project Agreement Between the Village of Bartlett and Martam Construction, Inc.; Purchase of one (1) Utility Vehicle for Bartlett Hills Golf Course from Reinders, Inc. were covered and approved under the Consent Agenda.

13. NEW BUSINESS

President Wallace asked about the Merry and Bright event.

Trustee Gandsey stated that it will be merrier and brighter and will take place on December 1<sup>st</sup>.

14. QUESTION/ANSWER PRESIDENT & TRUSTEES - None

15. ADJOURN

President Wallace stated that the Board will adjourn and there will be a Committee of the Whole meeting immediately following. There being no further business to discuss, Trustee Suwanski moved to adjourn the regular Board meeting and that motion was seconded by Trustee Deyne.

ROLL CALL VOTE TO ADJOURN

AYES: Trustees Deyne, Gandsey, Gunsteen, Hopkins, Suwanski

NAYS: None

ABSENT: Trustee LaPorte

MOTION CARRIED

The meeting was adjourned at 7:22 p.m.

Lorna Gilles  
Village Clerk