



Village of Hanover Park Administration

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VILLAGE OF HANOVER PARK DEVELOPMENT COMMISSION SPECIAL MEETING Municipal Building, Room 214 Hanover Park, IL Thursday, October 9, 2014 7:00 p.m. MINUTES

1. CALL TO ORDER: ROLL CALL

Chairperson Wachsmuth called meeting to order at 7:02 p.m.

PRESENT: Commissioners: James Aird, Gary Rasmussen, Scot Neil
Chairperson Virginia Wachsmuth

ABSENT: Commissioners: Patrick Watkins, Arthur Berthelot, Parthiv
Patel, Mark Mercier

ALSO PRESENT: Village Planner Katie Bowman, Director
Shubhra Govind, Secretary Kathleen Arnold
Tony Phillips, 1501 E. Woodfield Rd, Suite
300, Schaumburg, IL 60173

2. PLEDGE OF ALLEGIANCE:

3. ACCEPTANCE OF AGENDA:

Motion to Amend Agenda:

Motion by Commissioner Aird to accept Agenda with the amended order as requested by
Chairperson Wachsmuth (table Minutes of 8-14-14 approval to next meeting when
Commissioner Mercier is present) seconded by Commissioner Rasmussen.

Motion to Approve Amended Agenda:

Motion by Commissioner Aird, seconded by Commissioner Rasmussen.

Voice Vote:

All AYES.

Motion Carried: Agenda Accepted.

4. PRESENTATIONS/REPORTS: None.

5. APPROVAL OF MINUTES:

5-a. Regular meeting Minutes of August 14, 2014.

Pending approval.

Voice Vote:

All AYES.

Motion Carried: Pending.

6. ACTION ITEMS:

6-a. Public Hearing: to consider a request by Tony Phillips – SAC Wireless for T-Mobile Wireless (applicant) on behalf of SBC Tower Holdings LLC (property owner) for a Special Use to allow installation of an additional wireless communications facility (non-village-owned facility) in the form of additional antennas and associated equipment on and around the existing tower structure, at 7460 Jensen Boulevard, Hanover Park, Illinois.

Chairperson Wachsmuth: Entertains a motion to Open the Public Hearing. Motion by Commissioner Aird to open the Public Hearing, seconded by Commissioner Neil.

Voice Vote:

All AYES.

Motion Carried: Public Hearing Opened.

Village Planner Katie Bowman presents a summary of the request before the Commission for a Special Use. Hardcopies of Photos of Site, Site Plan and Elevations and a Draft Findings of Facts were presented to the Commission.

The Public Notice was published in the *Daily Herald* on September 24, 2014.

Chairperson Wachsmuth invited representatives of the application up to the podium to speak on behalf of the property owner.

Sworn In – Tony Phillips, SAC Wireless (T-Mobile).

Tony Phillips presents their request for a Special Use to allow installation of an additional wireless communications facility (non-village-owned facility) in the form of additional antennas and associated equipment on and around the existing tower structure at 7460 Jensen Boulevard, Hanover Park, Illinois.

Commissioner Aird confirmed placement would be fully contained within the existing fence and that the antennas and associated equipment would be housed in outdoor exterior cabinets on a concrete pad.

Commissioner Rasmussen no questions.

Commissioner Neil no questions.

Chairperson Wachsmuth satisfied as well.

Chairperson Wachsmuth entertained a motion to close the Public Hearing.
Motion by Commissioner Aird, seconded by Commissioner Rasmussen.

Voice Vote:

All AYES.

Motion Carried: Public Hearing Closed.

Village Planner Bowman presents the Draft Findings of Facts and recommendations to the Commission.

Chairperson Wachsmuth entertained a Motion to approve the Draft Findings of Facts.
Motion by Commissioner Aird, seconded by Commissioner Rasmussen.

Roll Call Vote:

AYES:	Commissioners:	Aird, Rasmussen,Neil, Chairperson Wachsmuth
NAYS:	Commissioner:	None
ABSENT:	Commissioners:	Watkins,Berthelot,Mercier, Patel

Motion Carried: Approved the Draft Findings of Facts.

Chairperson Wachsmuth entertained a Motion to recommend approval of request by Tony Phillips (applicant) on behalf of SAC Wireless for T-Mobile Wireless (applicant) on behalf of SBC Tower Holdings LLC (property owner) for a Special Use to allow installation of an additional wireless communications facility (nonvillage-owned facility) in the form of additional antennas and associated equipment on and around the existing tower structure, at 7460 Jensen Boulevard, Hanover Park, Illinois as approved in the Draft Findings of Fact and forward to the Village Board for their consideration.

Motion by Commissioner Neil as approved in the draft findings of fact for a Special Use to allow installation of an additional wireless communications facility (nonvillage-owned facility)in the form of additional antennas and associated equipment on and around the existing tower structure and forward to the Village Board for their consideration, seconded by Commissioner Rasmussen.

Roll Call Vote:

AYES: Commissioners: Aird, , Rasmussen, Neil,
Chairperson Wachsmuth
NAYS: Commissioner: None
ABSENT: Commissioners: Watkins, Berthelot, Mercier, Patel

Motion Carried: Approved.

7. **TOWNHALL SESSION:** None.

8. **OLD BUSINESS (NON-ACTION ITEMS):** None

9. **NEW BUSINESS (NON-ACTION ITEMS):**

9-a. Village Planner Bowman

1. **Westview Shopping Center** – At the last Board Meeting they did approve the request from Brixmor SPE-3, LLC Special Use and Variance request for 3 unit commercial outlot building.
2. **Westview Shopping Center** – Fallis Clothing store parent company based in Los Angeles, is moving in spring 2015.
3. **Commonwealth Edison** – Received a request for a Public Hearing for a special use to add a telecommunications facility and variance for an 85 foot monopole tower at 5881 County Farm Road.
4. **Mobile Gas Station** – Gas tanks have been removed. Demolish to take place shortly. Completion of project targeted for spring 2015.
1. **ICSC Chicago Deal Making** – Village Planner Bowman attended and felt it was a positive meeting and people she spoke with are interested in investing money for redevelopment. In order to get Big National and High Volume Retailers we need new redevelopment projects to get Class A space Retailers are looking for. Areas to consider are Church Street Stations at Lake/Barrington Rd (near Subway) and across the street at Church/Lake Street. Please let us know if you know of anyone who is interested in a Franchise
2. Department very busy preparing for:
 - a. CONECT Realtor and Business Reception
 - b. November – December Shop Local and HiLighter Newsletter
 - c. Mayor’s Choice Award Campaign
 - d. Ribbon Cuttings (Corrigan Moving and Storage, ChiroCenter and Dulce Vida Juice Bar).
3. CMAP Homes for a Changing Region – paying for a consultant to conduct a regional housing study for Hanover Park and two other surrounding villages. There will be no cost to the village other than Staff time.

9-c. **Chairperson Wachsmuth** asked if there was any interest in the Old Menards site on Irving Park Road/Old Salem Circle

10. ADJOURNMENT:

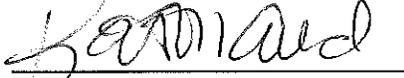
Motion by Commissioner Neil, seconded by Commissioner Aird.

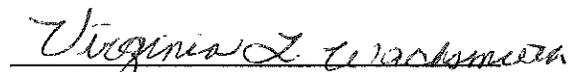
Voice Vote:

All AYES.

Motion Carried: Meeting adjourned at 7:31 p.m.

Recorded and Transcribed by:


Kathleen Arnold, Secretary
this 9th day of October, 2014


Virginia Wachsmuth, Chairperson