



Village of Westmont VILLAGE BOARD

31 West Quincy Street, Westmont, Illinois 60559

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westmont.illinois.gov | 630-981-6200

Village Board Meeting December 14, 2023 6:00 p.m.

1. Call To Order

2. Roll Call

3. Pledge Of Allegiance

4. Open Forum

Public Comment is subject to the public comment rules and procedures adopted by the Village.

5. Reports

a. Board Reports

- o Mayor
- o Clerk
- o Trustees

*Background Of
Subject Matter*

*

Type

Discussion Only

6. Public Hearing

a. Property Tax Levy Hearing - Village Of Westmont

Board to conduct a public hearing regarding the property tax levy for the Village of Westmont.

*Background Of
Subject Matter*

This hearing is regarding the proposed 2023 Property Tax Levy.

*Additional
Background*

The proposed total levy is in the amount of \$10,654,600. The actual levy is determined based on CPI plus new growth. It is expected this levy will generate about \$8,058,783 for the Village.

Type

Discussion Only

Documents:

[HEARING NOTICE - VILLAGE.PDF](#)

b. Property Tax Levy Hearing - Special Service Area 2

Board to conduct a public hearing regarding the property tax levy for Westmont Special Service Area 2.

Background Of Subject Matter	This hearing is regarding the levy for the SSA that covers what was formerly the North Westmont Fire Protection District. The levy amount is \$107,109.
Additional Background	The SSA rate is the same rate proposed for both the 2023 Fire and Ambulance levies. The estimated rate is 0.2541. The actual rate will be based on 2023 EAV.
Type	Discussion Only

Documents:

[HEARING NOTICE - SSA 2.PDF](#)

7. Items To Be Removed From Consent Agenda

8. Consent Agenda (Omnibus Vote)

a. Village Board Minutes

i. Board Meeting Minutes

Board to consider approving the minutes of the Village Board meeting held November 30, 2023.

Background Of Subject Matter	Required Parliamentary Procedure
Type	Motion

Documents:

[2023-11-30 VILLAGE BOARD MEETING MINUTES.PDF](#)

b. Finance Ordinance

i. Finance Ordinance #17

Total to be announced at the meeting.

Background Of Subject Matter	*
Type	Motion

c. Purchase Orders

i. PO 24201496

M.E. SIMPSON \$31,000.00

Background Of Subject Matter	Large Meter Testing
Type	Purchase Order
Budgeted	Yes

Documents:

[24201496.PDF](#)

ii. **PO 24201497**

M.E. SIMPSON \$34,450.00

<i>Background Of Subject Matter</i>	Valve Exercising
<i>Type</i>	Purchase Order
<i>Budgeted</i>	Yes

Documents:

[24201497.PDF](#)

iii. **PO 24201498**

M.E. SIMPSON \$31,825.00

<i>Background Of Subject Matter</i>	Leak Detection Survey
<i>Type</i>	Purchase Order
<i>Budgeted</i>	Yes

Documents:

[24201498.PDF](#)

iv. **PO 24201499**

M.E. SIMPSON \$66,528.00

<i>Background Of Subject Matter</i>	Fire Hydrant Flow Testing
<i>Type</i>	Purchase Order
<i>Budgeted</i>	Yes

Documents:

[24201499.PDF](#)

v. **Total Of Purchase Orders**

\$163,803.00

<i>Background Of Subject Matter</i>	*
<i>Type</i>	Purchase Order

d. **Total Of Purchase Orders And Finance Ordinance**

To be announced at the meeting.

<i>Background Of Subject Matter</i>	*
<i>Type</i>	Motion

9. Unfinished Business

10. New Business

a. B-1 Development Permit - 15 South Cass Avenue

Board to consider an ordinance approving a B-1 Development Permit for Bacuri LLC, to operate a bakery/ coffee shop at 15 South Cass Avenue.

Background Of Subject Matter The applicant is requesting to utilize the space for a bakery and coffee shop with sit down and carry-out catering services.

Additional Background Hours of operation are Wednesday to Sunday, 7am to 2pm with five employees anticipated.

Type Ordinance

Documents:

[BACURI BAKERY AND CAFE - 15 S CASS AVE.PDF](#)

b. Property Tax Levy - Village Of Westmont

Board to consider an ordinance adopting the 2023 property tax levy for the Village of Westmont.

Background Of Subject Matter The Tax Cap law allows revenues to increase by CPI (5.0%) & new growth, which we expect to capture by levying a 7.98% increase.

Type Ordinance

Documents:

[PROPOSED LEVY ESTIMATE.PDF](#)

[DRAFT LEVY ORDINANCE - VILLAGE.PDF](#)

c. Property Tax Levy - Special Service Area 2

Board to consider an ordinance adopting the 2023 property tax levy for the Village of Westmont's Special Service Area 2.

Background Of Subject Matter This hearing is regarding the levy for the SSA that covers what was formerly the North Westmont Fire Protection District. The levy amount is \$107,109.

Additional Background The SSA rate is the same rate proposed for both the 2023 Fire and Ambulance levies. The estimated rate is 0.2514. The actual rate will be based on 2023 EAV.

Type Ordinance

Documents:

[DRAFT LEVY ORDINANCE - SSA 2.PDF](#)

d. Abatement Of Taxes

Board to consider an ordinance abating the taxes heretofore levied for the year 2023 to pay debt service on General Obligation Bonds (Alternate Revenue Source), Series 2017; its General Obligation Bonds (Alternate Revenue Source), Series

2019A; its General Obligation Bonds (Alternate Revenue Source), Series 2019B; its General Obligation Refunding Bonds (Alternate Revenue Source), Series 2022A; and its General Obligation Refunding Bonds (Alternate Revenue Source), Series 2022B of the Village of Westmont, DuPage County, Illinois.

Background Of Subject Matter The Village issued alternate revenue bonds in 2017, 2019, and 2022. These will be funded by revenue sources other than property taxes. To keep the bonds off of the property taxes, the Village must abate the debt payments for bonds each year.

Type Ordinance

Documents:

[DRAFT ABATEMENT ORDINANCE.PDF](#)

e. **Downtown Employee Parking Text Amendment**

Board to consider an ordinance approving a text amendment to Chapter 78, Section 78-322 "Parking for a downtown B-1 business district employee parking permit holder" of the Westmont Code of Ordinances.

Background Of Subject Matter This change would allow downtown business employee permit holders to park in any downtown parking location designated for four-hour parking.

Type Ordinance

Documents:

[DOWNTOWN EMPLOYEES PARKING TEXT AMENDMENT 2023.PDF](#)

f. **Personnel Code Text Amendment Corrections**

Board to consider an ordinance approving amendments to Chapter 62 - Personnel - of the Westmont Code of Ordinances to correct ministerial errors contained in Ordinance No. 2023-010, approved on January 26, 2023.

Background Of Subject Matter The Board approved comprehensive amendments to the Personnel Code by ordinance on January 26, 2023. Staff subsequently identified several non-substantive, ministerial errors in that ordinance that must be corrected.

Recommendation The Board is requested to re-approve the corrections contained in the proposed ordinance.

Type Ordinance

Documents:

[PERSONNEL CODE CORRECTIONS ORD 12 14 23.PDF](#)

g. **Personnel Code Text Amendment**

Board to consider an ordinance approving amendments to various sections of Chapter 62 - Personnel - of the Westmont Code of Ordinances.

Background Of Subject Matter The majority of the revisions are due to legislative changes or administrative updates. Modifications to Sections 62-91, 62-98

and 62-131 and additional changes to Section 62-105 are due to an employee benefit enhancement.

Recommendation Approval
Type Ordinance

Documents:

[SEC 62 91 PAY POLICY 12 14 23.PDF](#)
[SEC 62 97 VACATION POLICY 12 14 23.PDF](#)
[SEC 62 98 VACATION AWARD SCHEDULE 12 14 23.PDF](#)
[SEC 62 105 PART TIME PAID TIME OFF 12 14 23.PDF](#)
[SEC 62 131 SICK LEAVE 12 14 23.PDF](#)
[SEC 62 132 BEREAVEMENT LEAVE 12 14 23.PDF](#)
[SEC 62 139 VESSA 12 14 23.PDF](#)
[SEC 62 143 BLOOD AND ORGAN DONATION LEAVE 12 14 23.PDF](#)

h. **No Smoking Policy Update**

Board to consider an ordinance approving an updated No Smoking policy due to recent amendments to the Illinois Smoke Free Act.

Background Of Subject Matter *
Type Ordinance

Documents:

[GP 01 NO SMOKING POLICY 12 14 23.PDF](#)

i. **Award Of Proposal - Mosquito Abatement Services**

Board to consider an ordinance awarding the proposal from Clarke Environmental Mosquito Management, Inc. for the Village's annual mosquito abatement program for an amount not to exceed \$83,420.00.

Background Of Subject Matter The Village has been working with Clarke Environmental for many years to provide an environmentally friendly mosquito abatement program.

Additional Background The program will include surveillance and monitoring of the mosquito population, larval control and adult mosquito control. The proposal also includes two option years to extend the contract with a capped cost increase.

Recommendation Staff recommends awarding the proposal for an amount not to exceed \$83,420.00 to Clarke Environmental Mosquito Management, Inc.

Type Ordinance

Budgeted Yes

Documents:

[2024-2026 WESTMONT PROPOSAL.PDF](#)

j. **Settlement Agreement**

Board to consider an ordinance approving a settlement agreement.

Background Of Subject Matter	The finalized settlement agreement will be on file with the Village Clerk.
Recommendation	Approve
Type	Ordinance
Budgeted	Yes

k. **Special Counsel Appointment**

Board to consider a motion confirming the Mayor's appointment of attorney Justin Beyer and his law firm, Seyfarth Shaw LLP, as outside special counsel to the Village.

Background Of Subject Matter	This special counsel is required for specialized legal work for the Village.
Recommendation	Approve
Type	Motion
Budgeted	Yes

11. Miscellaneous

12. Executive Session

This Board may adjourn to closed session to discuss matters so permitted and may act upon such matters upon returning to open session.

13. Adjourn

Note: Any person who has a disability requiring a reasonable accommodation to participate in the meeting should contact the ADA Compliance Officer, 9:00 A.M. to 4:00 P.M. Monday through Friday, Village of Westmont, Illinois, 60559; or telephone (630) 981-6210 voice, within a reasonable time before the meeting. Listen Everywhere, an assistive listening, mobile app, is now available to visitors attending Board and Commission Meetings held in the Village Hall Board Room.

<https://westmont.illinois.gov/581/ADA-Listen-Everywhere>