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Community Development Department

31 West Quincy Street • Westmont, Illinois 60559
Tel: 630-981-6250 Fax: 630-968-8610

MINUTES

Village of Westmont
Regular Meeting
Economic Development Committee
Wednesday, July 3, 2013, 9:00 A.M.

Westmont Village Hall Executive Session Room
31 West Quincy Street, Westmont, IL

1. Call to Order

Chairman, Bob Scott called the meeting to order at 9:00 a.m.

2. Roll Call

Bob Scott, Chairman - Present
Ron Gunter, Mayor - Absent
Susann Senicka, Trustee - Absent
Harold Barry III, Trustee - Present
Nancy Martens, Citizen Representative - Present
Virginia Szymiski, Village Clerk - Present
Ron Searl, Village Manager - Absent
Corinne Beller, Citizen Representative - Absent
Catherine Berning, School Representative - Absent
Kevin Carey, School Representative - Present
Frank Brady, Business/Resident Representative - Absent
Larry Forssberg, Chamber Executive Director - Present
Craig Grember, Citizen Representative - Absent
Bill Kalafut, Business/Resident Representative - Present
Steve May, Public Works Director - Absent
Shannon Malik, Community Development Director - Absent
Gregg Pill, Business/Resident Representative - Absent
Bob Fleck, Landscape Architect - Absent
Thomas Mulhearn, Police Chief - Absent
Dave Weiss, Fire Chief - Absent
Jill Ziegler, Village Planner - Present
Jim Addington, Co-Chair - Absent
Bruce Barker, Trustee - Present
Jason Pecard, Resident - Present
Karen Remkus, Administrative Assistant - Absent

3. Pledge of Allegiance

4. Minutes

The Minutes from the June 5, 2013 meeting were reviewed. A motion was made to accept the

minutes and it was approved. Larry - 1st/Corrine - 2nd.

5. Old Business

A. Discussion on a phasing plan for Oakwood Lighting's proposed store at 237 N. Cass Avenue.

Oakwood Lighting presented their phasing plan and discussed the cost of a storm trap. They can't access the back of the building with their trucks without fixing the storm trap, which may cost about \$35,000. With paving the area and paying for engineering, it could cost around \$45,000. They also need to update the fire alarms. An alarm could be \$5-10,000, and they have talked with the Fire Department. They explained the pit and wood decking in the rear of the property. It has a 4' drop and it is not safe to drive on the deck. Larry Forssberg asked about their timeline, and they said they were planning to close on July 31, 2013. They need to go to the Village Board for approval, and then will start immediately on the building projects.

They would like to work on a schedule where windows would be installed on the front of the building, and they would do more facade work 8-10 months later. Facade estimates could be \$30-40,000. They would initially like to install new front windows, and then revise the aluminum siding and "top hat." Over time they would give it more of a storefront appearance. Currently, the brick is damaged and rain is getting in the building.

They would be selling more generator parts in the future, and Generac requires a storefront location.

Discussion ensued about whether the alley could handle the traffic. Kevin from the school district said that it is typically not a problem in the alley.

A motion was made to approve the phasing. It was approved. A facade update would be nice, but it was not required. Ginny - 1st /Larry - 2nd.

6. New Business

None.

7. Updates

Corinne asked for an update on the fire alarms in the downtown, and discussion ensued. Questions came up about whether installing new windows would trigger the sprinkler requirement.

Staff provided an update on new businesses that are opening, including Neat, Sweet and Savory, and Juicy Lucy's.

8. Adjourn

The meeting was adjourned at 9:45 a.m.

