

**MINUTES**  
**Committee of the Whole**  
**November 6, 2018 – 7 p.m.**  
**Village Hall of Tinley Park – Council Chambers**  
**16250 S. Oak Park Avenue**  
**Tinley Park, IL 60477**

Members Present: B. Younker, President Pro-Tem  
C. Berg, Village Trustee  
W. Brady, Village Trustee  
J. Curran, Village Trustee

Members Absent: J. Vandenberg, President  
M. Pannitto, Village Trustee  
M. Glotz, Village Trustee

Other Board Members Present: K. Thirion, Village Clerk

Staff Present: D. Niemeyer, Village Manager  
P. Carr, Assistant Village Manager  
B. Bettenhausen, Village Treasurer  
K. Workowski, Public Works Director  
J. Urbanski, Assistant Public Works Director  
K. Clarke, Planning Manager  
P. Connelly, Village Attorney  
L. Valley, Executive Assistant to the Manager and Trustees  
L. Godette, Deputy Village Clerk  
L. Carollo, Commission/Committee Secretary

**Item #1** - The Committee of the Whole meeting was called to order at 7:03 p.m.

**Item #2 – CONSIDER APPROVAL OF THE MINUTES OF THE SPECIAL COMMITTEE OF THE WHOLE MEETINGS HELD ON OCTOBER 9 AND OCTOBER 16, 2018** – Motion was made by President Pro-Tem Younker, seconded by Trustee Brady, to approve the minutes of the Committee of the Whole meetings held on October 9 and October 16, 2018. Vote by voice call. President Pro-Tem Younker declared the motion carried.

**Item #3 – DISCUSS RESOLUTION OF OPPOSITION TO A VARIANCE REQUEST FOR 18111 SOUTH HARLEM AVENUE, TINLEY PARK 60477 (BEN MAMMINA, PETITIONER)** - Kimberly Clarke, Planning Manager stated the Community Development Department received a notice from Cook County of a public hearing scheduled for November 7, 2018, as Ben Mammina (petitioner) filed a petition with the Cook County Zoning Board of Appeals, requesting certain relief from the current zoning restrictions to allow for construction of a single-family residential dwelling located at 18111 South Harlem Avenue.

The Village made a decision to oppose the petition based upon the proposed variance substantially burdening the Village's planning and redevelopment goals of the area surrounding the property, the burden underlying connection opportunities between residents and municipal utilities and the failure of the petitioner to meet statutory standards for granting a variance or demonstrating hardship related to the property. A 20-foot front yard setback variance has also been requested, for which the Village opposes

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and deems inadequate due to property location on a major commercial corridor and heavily traveled street.

Staff requests Village Board approval of resolution of opposition to a variance request for 18111 South Harlem Avenue. President Pro-Tem Younker asked the Committee of the Whole if there were any questions. No one came forward.

Motion was made by President Pro-Tem Younker, seconded by Trustee Berg, to recommend Resolution of Opposition to a Variance Request for 18111 South Harlem Avenue be added to this evening's Village Board meeting agenda for review and consideration. Vote by voice. President Pro-Tem Younker declared the motion carried.

**Item #4 – RECEIVE COMMENTS FROM THE PUBLIC** - Resident, Barbara Moore stated building height and parking availability concerns regarding the Bremen Station proposal, which is planned to be constructed on the former Bremen Cash site. Ms. Moore is in favor for larger apartments in the downtown area, but would like to be sure development downtown is thoroughly planned. Trustee Curran stated the Bremen Station proposal is not on the agenda for this evening's Village Board meeting, however, Ms. Moore's concerns are duly noted.

**ADJOURNMENT**

Motion was made by President Pro-Tem Younker, seconded by Trustee Brady, to adjourn this meeting of the Committee of the Whole. Vote by voice call. President Pro-Tem Younker declared the motion carried and adjourned the meeting at 7:14 p.m.

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