

**MINUTES OF A REGULAR MEETING  
OF THE TRAFFIC SAFETY COMMISSION  
6101 CAPULINA AVENUE, COUNCIL CHAMBERS  
MORTON GROVE, ILLINOIS  
April 4, 2019**

**CALL TO ORDER**

**1. Call to Order**

Pursuant to proper notice in accordance with the Open Meetings Act, the meeting was called to order by Chairman Keith White at 7:01pm.

**2. Pledge of Allegiance**

Chairman White led the assemblage in the Pledge of Allegiance.

**3. Roll Call**

The following traffic commissioners were present:

Chairman Keith White  
Karen Berkowsky  
Ted Sievert  
Amit Shah  
Michael Dibra

The following traffic commissioners were absent:

George Karagozian  
Theresa Sorenson

Village staff members present:

Village Engineer Chris Tomich  
Fire Inspector Rick Dobrowski  
Police Officer Stephen Litkowiak  
Trustee Rita Minx  
Trustee Bill Gear  
Trustee Connie Travis  
Village Administrator, Ralph Czerwinski  
Corporation Counsel, Teresa Liston

Park District members present:

Vice President Paul Minx

**4. Approval of Minutes**

The minutes from the November 1, 2018, regular meeting were introduced and reviewed. There being no changes or alterations, a motion to accept the minutes was made by Commissioner Berkowsky. The motion seconded by Commissioner Shah. The vote was called.

C. Berkowsky	aye	C. Karagozian	absent	C. Shah	aye
C. Sievert	abstain	C. Sorenson	absent	M. Dibra	abstain

The motion **passed**

**STAFF REPORT** - There is no formal staff report.

**OLD BUSINESS** – There is no old business to report.

### **NEW BUSINESS**

Chairman White gave a brief introduction and stated the Commission's role with this Planned Unit Development review is to address all concerns of traffic safety in regards to parking supply, intersection conflicts and accommodations, traffic flow, snow removal accommodations, landscaping conflicts, first responder accommodations, driveway accommodations, pedestrian and bicycle accommodations, security lighting and ADA standards. The Commission will only review and address questions tonight on these specific matters and then will submit their comments to the Plan Commission and ultimately to the Village Board.

#### **5. *PC19-02 – Sawmill Station Shopping Center Development – Dempster Street at Waukegan Road (Southeast)***

Request by IM Kensington MG, LLC for a Traffic Safety Commission review of a Planned Unit Development (PUD) and Special Use permit applications to redevelop the former Prairie View Plaza Shopping Center as a mixed-use development including approximately a 250-unit residential apartment building and 223,600 square feet of retail space.

Representatives from WIK Consulting, KLOA, Build Form, LLC Architecture, and Woolpert as follows:

Bernard Siwik, WIK Consulting, Inc. (on behalf of Kensington Development Partners)

William R. Woodward, Senior Consultant, KLOA, Inc.

Dennis E. Radtke, Build Form, LLC Architecture

Jonathan L. Grzywa, PE, Team Leader, Design Services, Woolpert.

Bernard Siwik introduced himself and thanked everyone for their time and the recent reviews in relation to traffic concerns. Mr. Siwik talked about the much needed plan to redevelop the former Prairie View Plaza Shopping Center to the Sawmill Station Shopping Center and how excited they are about this project. Mr. Siwik stated they will upgrade some of the signals while making sure that not only does the architecture look good, but they wanted to pay particular attention to the comments in regard to safety and address all the pedestrian and vehicular access comments to ensure they take into account all Commission comments. Mr. Siwik noted all described consultant team representatives were present and available to answer any questions.

Chairman White asked if anyone from the consultant team would like to address the individual plans in relation to the site. William Woodward did a brief overview of the proposed business lineup from the west side, where Dominick's was formerly located. They are currently working with a future grocer they anticipate securing. Then following eastward there will be a Kohl's, a Ross, a Dollar Tree and an LA Fitness. Next to this will be a theatre, a residential parking garage and residential units. They are anticipating a Coopers Hawk restaurant, a Starbucks with a drive-thru, and a Chipotle with a drive-thru. Just west of the main entrance they have a future opportunity for a single-use site that is in development. The existing Bank of America will remain at the northwest corner.

Chairman White stated the development team have met with staff in relation to review of the traffic study. Village Engineer Chris Tomich stated the development team met several times with the development group to discuss engineering, traffic and civil comments. Discussions went well. A lot of comments in the Staff Report have been reviewed and the development team was very amenable to address these items. The development team understands the level of importance with the various aspects of this project. Since it is a project in development, Engineer Tomich cannot offer a commitment of what they will do and noted the development team is encouraged and accommodating.

Fire Inspector Dobrowski agreed with Engineer Tomich’s comments and feedback.

Police Officer Stephen Litkowiak had no comment.

Chairman White noted concerns with traffic on Dempster increasing, “stacking” from the drive-thru’s, trash pick-up, cart corrals, snow removal, area landscaping and sidewalks while considering ADA requirements. Mr. Woodward stated all of these points are being addressed, and the development team will work with the approved grocer and the Village on these concerns.

Commissioner Sievert asked if the traffic pattern in relation to the apartment complex has been considered for traffic flow and intensity. The representative answered this has been reviewed and is currently being addressed and that parking for the residents will be strictly for residents only and not the retail area.

Commissioner Berkowsky asked about guest parking for the residential units, whether it will be separate from the retail area and include crosswalks.

Chairman White asked if there were concerns in relation to the cinema patrons parking in the residential parking garage. The development team responded there are no concerns with this and the garage will be defined as residential parking only. Further the location of the residential garage will not be easily accessible by cinema patrons due to the parking garage location.

Chairman White and Commissioner Shah asked about security cameras. The developers stated they are not at that level of detail yet.

No further questions were asked.

A motion was made by Commissioner Sievert to accept the passing of Staff comments with revisions to the Plan Commission and Village Board. The motion was seconded by Commissioner Berkowsky.

The vote was called:

C. Berkowsky	aye	C. Karagozian	absent	C. Shah	aye
C. Sievert	aye	C. Sorenson	absent	C. Dibra	aye

**The motion passed**

**OTHER BUSINESS/COMMENTS**

There is no other business or comments to report.

**ADJOURNMENT**

There being no further business to come before the Commission, Commissioner Sievert moved to adjourn the meeting at 7:24pm. The motion was unanimously approved via a general voice vote.

Respectfully Submitted,

*Approved by the Commission at a meeting held on \_\_\_\_\_, 2019.*

Minutes prepared by Ann Estey  
Traffic Safety Commission Secretary

Approved