



VILLAGE COUNCIL & COMMITTEE OF THE WHOLE
SEPTEMBER 15, 2025 AT 7:00 PM

VILLAGE HALL - COUNCIL CHAMBERS
200 E. WOOD STREET
PALATINE, IL 60067-5339
(847) 359-9050 www.palatine.il.us

MINUTES

REGULAR MEETING

7:00 PM

I. CALL TO ORDER

Mayor Schwantz called the meeting to order at 7:00 PM.

II. ROLL CALL

PRESENT :	Mayor Jim Schwantz, Councilman District 1 Greg Langer, Councilman District 2 Scott Lamerand, Councilman District 3 Doug Myslinski, Councilman District 4 Joe Falkenberg, Councilman District 5 Kollin Kozlowski, Councilman District 6 Brad Helms
ABSENT :	

Also Present:

Village Clerk Maureen Pasqualucci, Village Manager Reid Ottesen, Deputy Village Manager Hadley Skeffington-Vos, Village Attorney Rick Veenstra, Director of Community Development Mike Jacobs, Director of Planning & Zoning Ben Vyverberg, Director of Public Works Matt Barry, Police Chief William Nord, Deputy Chief David Brandwein, Fire Chief Patrick Gratziana, Deputy Fire Chief Scott Mackeben, IT Director Larry Schroth, Director of Human Resources Monika Pandya, and Deputy Clerk Kristin La Russo

III. PLEDGE TO THE FLAG

Mayor Schwantz invited everyone to stand and join him in the Pledge to the Flag.

IV. APPROVAL OF MINUTES

A. Village Council & Committee of the Whole - Regular Meeting - September 2, 2025

RESULT:	MOTION APPROVED BY VOICE VOTE
MOVER:	Doug Myslinski
SECONDER:	Greg Langer
AYES:	Greg Langer, Scott Lamerand, Doug Myslinski, Joe Falkenberg, Kollin Kozlowski, Brad Helms
NAYS:	None

V. MAYOR'S REPORT**A. Resolution of Appreciation for Fire Chief Patrick Gratziana**

Mayor Schwantz recognized Patrick Gratziana for his 30 years of service to the Village of Palatine.

Patrick Gratziana expressed his pride and gratitude to the mayor, the village, and the residents.

B. Badge Pinning of Scott Mackeben as Fire Chief

Mayor Schwantz welcomed the newly appointed Fire Chief Scott Mackeben. A badge pinning ceremony took place, and the retiring Fire Chief Patrick Gratziana presented an engraved badge to Scott Mackeben and congratulated him.

C. As Submitted

Mayor Schwantz announced upcoming events:

Friday, September 19 – Saturday, September 20:

Knights of Columbus Tootsie Roll Drive

Friday, September 19 – Sunday, September 21:

Rotary Club of Palatine Oktoberfest Celebration

Corner of Smith and Slade Streets

Sunday, September 21: 1 PM – 4 PM

Palatine Historical Society Cemetery Walk

Hillside Cemetery

Saturday, September 27: 8:00 AM – 10:00 AM

11th Annual Hawk Hustle 3K Fun Run

Hunting Ridge Elementary School

Decorated Scarecrows, for the 18th Annual Scarecrows on Parade, are due the morning of Saturday, September 20, at the Firefighters' Memorial (corner of Brockway and Slade Streets). The award ceremony will take place at approximately 12:30 PM on the Rotary Club's Oktoberfest stage.

VI. RECESS TO THE COMMITTEE OF THE WHOLE

RESULT:	MOTION APPROVED BY VOICE VOTE
MOVER:	Brad Helms
SECONDER:	Greg Langer
AYES:	Greg Langer, Scott Lamerand, Doug Myslinski, Joe Falkenberg, Kollin Kozlowski, Brad Helms
NAYS:	None

VII. COMMITTEE OF THE WHOLE

A. COMMUNITY & ECONOMIC DEVELOPMENT COMMITTEE SCOTT LAMERAND, CHAIR

1. Consider an Ordinance Granting a Preliminary & Final Planned Development and a Resolution Granting a Preliminary & Final Plat of Subdivision for a Four-Lot Single-Family Residential Subdivision at 720 & 684 W. Ruhl Road and 1808, 1815 & 1817 W. Rosiland Road
Council District: Three

Director of Planning & Zoning Ben Vyverberg presented the petitioners Preliminary & Final Planned Development located at 720 & 684 W. Ruhl Road and 1808, 1815 & 1817 W. Rosiland Road. The current subdivision exists as five lots and is proposed as a four-lot development. Vyverberg discussed setbacks, a uniform driveway, architectural plans, landscaping to include a tree preservation plan, and grading. The petitioner will be preserving a portion of the trees.

Vyverberg mentioned one question from a resident about stormwater and discussed a water retention basin, flowage, and transfer.

Councilman Myslinski commented on the quality of the home and the preservation efforts.

Thomas McCabe, Civil Engineer with Smith LaSalle, 1102 Pacific Ave, Franklin Park, was in attendance to answer any questions from Council.

Councilman Lamerand expressed appreciation for the work on this Planned Development.

RESULT:	MOTION APPROVED BY VOICE VOTE
MOVER:	Doug Myslinski
SECONDER:	Joe Falkenberg
AYES:	Jim Schwantz, Greg Langer, Scott Lamerand, Doug Myslinski, Joe Falkenberg, Kollin Kozlowski, Brad Helms
NAYS:	None

2. As Submitted

Nothing was submitted.

B. POLICE POLICY & CODE SERVICES COMMITTEE DOUG MYSLINSKI, CHAIR

1. 1170 E. Dundee Road (Council District: Four)

The motion was to approve items A. and B.

- a. Consider an Ordinance Granting a Special Use to Permit a Restaurant and Bar (Billiards and Snooker) at 1170 E. Dundee Road
Council District: Four
- b. Consider an Ordinance Amending the Code of Ordinances Chapter 3, Section 3-25 Liquor Licenses Increasing Class D (Restaurant) Liquor Licenses by One for Gentlemen Billiards Bar & Grill Located at 1170 E. Dundee Road
Council District: Four

Director of Planning & Zoning Ben Vyverberg discussed a property in a vacant space within the Laredo Shopping Center at 1170 E. Dundee Road. The petitioner is offering a full-service restaurant and bar to include multiple billiard tables and will host monthly billiard tournaments. The owner and security staff will meet with the Police Department to finalize a security plan before any billiard events take place. The petitioner is not requesting music, DJ or live entertainment at the establishment.

Vyverberg mentioned the petitioners' experience running a similar facility.

Botidan Stakhura, owner, is requesting a Special Use for approval of a Class D (restaurant) Liquor License for the restaurant/bar at 1170 E. Dundee Road and was in attendance to answer any questions regarding the proposed space.

RESULT:	MOTION APPROVED BY VOICE VOTE
MOVER:	Joe Falkenberg
SECONDER:	Scott Lamerand, Greg Langer
AYES:	Jim Schwantz, Greg Langer, Scott Lamerand, Doug Myslinski, Joe Falkenberg, Kollin Kozlowski, Brad Helms
NAYS:	None

2. Consider a Motion Approving a License Agreement to Allow for the Reconstruction of an Existing Driveway in the N. Forest Avenue Right-of-Way, South of W. North Street
Council District: One

Director of Planning & Zoning Ben Vyverberg spoke about the Petitioners request for a building permit to reconstruct an existing driveway and a license agreement would be required to memorialize the driveway encroachment. Vyverberg mentioned that there is a future possibility of a Single-Family Residence to be built on the property to the West.

Councilman Helms questioned the property access at 1215 N. Forest Avenue and Vyverberg responded that the property owner will have the ability to request access through a license agreement.

RESULT:	MOTION APPROVED BY VOICE VOTE
MOVER:	Greg Langer
SECONDER:	Joe Falkenberg
AYES:	Jim Schwantz, Greg Langer, Scott Lamerand, Doug Myslinski, Joe Falkenberg, Kollin Kozlowski, Brad Helms
NAYS:	None

3. Consider an Ordinance Amending Chapter 18 - Traffic - Regarding Untitled Motor Driven Vehicles of the Code of Ordinances of the Village of Palatine

Village Manager Reid Ottesen spoke about two updates related to the ongoing discussion of electric bike regulations:

1. E-bikes are allowed with a learners' permit at age 15 instead of age 16 with a driver's license.
2. E-bikes are allowed at age 18 and above without any license requirement.

Resident Ms. Lyn Griesmeyer of 3609 Wilke Road, Rolling Meadows, asked about helmets and Ottesen replied that helmets are required.

RESULT:	MOTION APPROVED BY VOICE VOTE
MOVER:	Jim Schwantz
SECONDER:	Brad Helms
AYES:	Jim Schwantz, Greg Langer, Scott Lamerand, Doug Myslinski, Joe Falkenberg, Kollin Kozlowski, Brad Helms
NAYS:	None

4. As Submitted

Nothing was submitted.

C. INFRASTRUCTURE & ENVIRONMENT COMMITTEE
KOLLIN KOZLOWSKI, CHAIR

1. Consider a Motion to Affirm the Purchase of a Police Vehicle

Village Manager Reid Ottesen discussed the purchase of a police vehicle due to a vehicular accident. Ottesen explained that the vehicle was in the budget to be replaced next year, and that next year's budget will be reduced by a similar amount.

RESULT:	MOTION APPROVED BY VOICE VOTE
MOVER:	Brad Helms
SECONDER:	Joe Falkenberg
AYES:	Jim Schwantz, Greg Langer, Scott Lamerand, Doug Myslinski, Joe Falkenberg, Kollin Kozlowski, Brad Helms
NAYS:	None

2. As Submitted

Nothing was submitted.

D. FIRE POLICY & COMMUNITY INFORMATION COMMITTEE
BRAD HELMS, CHAIR

1. Consider a Resolution Recommending Halloween Trick-or-Treat Hours for October 31, 2025

A resolution was presented for recommended Halloween Trick-or-Treat hours on October 31, 2025 from 3:00 PM to 7:00 PM.

RESULT:	MOTION APPROVED BY VOICE VOTE
MOVER:	Jim Schwantz
SECONDER:	Kollin Kozlowski
AYES:	Jim Schwantz, Greg Langer, Scott Lamerand, Doug Myslinski, Joe Falkenberg, Kollin Kozlowski, Brad Helms
NAYS:	None

2. As Submitted

Nothing was submitted.

E. ADMINISTRATION, TECHNOLOGY & COMMUNITY HEALTH COMMITTEE
GREG LANGER, CHAIR

1. As Submitted

Nothing was submitted.

F. BUSINESS FINANCE & BUDGET COMMITTEE
JOE FALKENBERG, CHAIR

1. As Submitted

Nothing was submitted.

VIII. RECONVENE THE VILLAGE COUNCIL MEETING

RESULT:	MOTION APPROVED BY VOICE VOTE
MOVER:	Brad Helms
SECONDER:	Greg Langer
AYES:	Greg Langer, Scott Lamerand, Doug Myslinski, Joe Falkenberg, Kollin Kozlowski, Brad Helms
NAYS:	None

IX. CONSENT AGENDA

All items are considered to be routine by the Village Council and will be enacted by one motion, with waiver of first reading. There will be no separate discussion of these items unless a Council Member so requests, in which event the item will be removed from the Consent Agenda and considered in its normal sequence on the agenda.

RESULT:	MOTION APPROVED BY ROLL CALL
MOVER:	Scott Lamerand
SECONDER:	Doug Myslinski
AYES:	Greg Langer, Scott Lamerand, Doug Myslinski, Joe Falkenberg, Kollin Kozlowski, Brad Helms
NAYS:	None

- A. Consider a Motion to Approve Warrant 2025 #18
- B. Consider an Ordinance Granting a Preliminary & Final Planned Development and a Resolution Granting a Preliminary & Final Plat of Subdivision for a Four-Lot Single-Family Residential Subdivision at 720 & 684 W. Ruhl Road and 1808, 1815 & 1817 W. Rosiland Road
Council District: Three

Ordinance #O-89-25
Resolution #R-19-25
- C. Consider an Ordinance Granting a Special Use to Permit a Restaurant and Bar (Billiards and Snooker) at 1170 E. Dundee Road
Council District: Four

Ordinance #O-90-25
- D. Consider an Ordinance Amending the Code of Ordinances Chapter 3, Section 3-25 Liquor Licenses Increasing Class D (Restaurant) Liquor Licenses by One for Gentlemen Billiards Bar & Grill Located at 1170 E. Dundee Road
Council District: Four

Ordinance #O-91-25

- E. Consider a Motion Approving a License Agreement to Allow for the Reconstruction of an Existing Driveway in the N. Forest Avenue Right-of-Way, South of W. North Street Council District: One
- F. Consider a Motion to Affirm the Purchase of a Police Vehicle
- G. Consider a Resolution Recommending Halloween Trick-or-Treat Hours for October 31, 2025

Resolution #R-20-25

X. REPORTS OF STANDING COMMITTEES**A. ADMINISTRATION, TECHNOLOGY & COMMUNITY HEALTH COMMITTEE**
GREG LANGER, CHAIR

- 1. As Submitted

No Report.

B. BUSINESS FINANCE & BUDGET COMMITTEE
JOE FALKENBERG, CHAIR

- 1. As Submitted

No Report.

C. COMMUNITY & ECONOMIC DEVELOPMENT COMMITTEE
SCOTT LAMERAND, CHAIR

- 1. As Submitted

No Report.

D. FIRE POLICY & COMMUNITY INFORMATION COMMITTEE
BRAD HELMS, CHAIR

- 1. As Submitted

No Report.

E. INFRASTRUCTURE & ENVIRONMENT COMMITTEE
KOLLIN KOZLOWSKI, CHAIR

- 1. As Submitted

No Report.

F. POLICE POLICY & CODE SERVICES COMMITTEE
DOUG MYSLINSKI, CHAIR

1. Consider an Ordinance Granting a Special Use to Permit a Kennel (Dog Daycare & Boarding) at 541 - 569 E. Dundee Road
Council District: Three

Director of Planning & Zoning Ben Vyverberg discussed the topic of Acoustiblock, drywall and other materials, intended to minimize sound transmission. Vyverberg also spoke about the driveway door and a noise study done in 2019.

Mayor Schwantz requested staff's recommendation and Vyverberg responded about noise concerns and maintained the original recommendation of denial.

Councilman Helms asked if the skylights provided cross ventilation.

Councilman Myslinski reiterated noise concerns and asked if they are willing to close windows.

Talar Berberian, attorney at Thompson Coburn, 35 E. Monroe, Chicago, thanked the council for working with them on this plan. Ms. Berberian responded that the skylights are only for light, no ventilation, and that there have been no noise issues at other locations in other states. Ms. Berberian also spoke about keeping an open line of communication with residents.

Zack Nisbet, K9 resorts, responded that they will not be closing all the windows and that cross ventilation is not necessary.

Village Manager Reid Ottesen spoke about Condition seven, and said that if a noise issue occurs, Council has the right to request window closure in response to noise complaints.

Bridget Goggin, CRC, 1427 E. Clarkview, Baltimore, MD represented ownership and will continue working to meet the standards the Village of Palatine has requested.

RESULT:	MOTION APPROVED BY ROLL CALL
MOVER:	Brad Helms
SECONDER:	Joe Falkenberg
AYES:	Greg Langer, Doug Myslinski, Kollin Kozlowski, Brad Helms
NAYS:	Scott Lamerand, Joe Falkenberg

Ordinance #O-92-25

2. Consider an Ordinance Amending Chapter 18 - Traffic - Regarding Untitled Motor Driven Vehicles of the Code of Ordinances of the Village of Palatine

This item was Continued from a prior discussion from September 2, 2025 Village Council meeting.

RESULT:	MOTION APPROVED BY ROLL CALL
MOVER:	Brad Helms
SECONDER:	Kollin Kozlowski
AYES:	Greg Langer, Scott Lamerand, Doug Myslinski, Joe Falkenberg, Kollin Kozlowski, Brad Helms
NAYS:	None

Ordinance #O-93-25

3. As Submitted

No Report.

XI. REPORTS OF THE VILLAGE OFFICERS

A. VILLAGE MANAGER

1. As Submitted

No Report.

B. VILLAGE CLERK

1. As Submitted

No Report.

C. VILLAGE ATTORNEY

1. As Submitted

No Report.

XII. CLOSED SESSION AS REQUIRED

No Closed Session requested.

XIII. RECOGNITION OF AUDIENCE

Dianna Rushing, 1165 W. Tern Drive, Palatine, asked about the status of early voting facilities.

Village Manager Reid Ottesen maintained that this matter falls under Cook County's responsibility. Locations that have previously been suggested by the Village to Cook County are: St Thomas of Villanova and the Police Department.

Mayor Schwantz commented that Village Hall is viable for off-cycle elections and Ottesen mentioned early voting is not viable at Village Hall for national elections.

Resident Lyn Griesmeyer of 3609 Wilke Road, Rolling Meadows, IL asked about early voting sites.

XIV. ADJOURNMENT

RESULT:	MOTION APPROVED BY VOICE VOTE
MOVER:	Brad Helms
SECONDER:	Doug Myslinski
AYES:	Greg Langer, Scott Lamerand, Doug Myslinski, Joe Falkenberg, Kollin Kozlowski, Brad Helms
NAYS:	None

MEETING ADJOURNED - 8:01 PM

SUBMITTED BY:

Maureen Pasqualucci
Village Clerk