



# VILLAGE OF BARTLETT

## BOARD MINUTES

### MAY 6, 2025

---

#### 1. CALL TO ORDER

President Wallace, called the regular meeting of May 6, 2025, of the President and Board of Trustees of the Village of Bartlett to order on the above date at 7:00 p.m.

#### 2. ROLL CALL

PRESENT: Trustees Deyne, Gandsey, Gunsteen, Hopkins, LaPorte, Suwanski, and President Wallace

ABSENT: None

ALSO PRESENT: Village Administrator Paula Schumacher, Assistant Village Administrator Scott Skrycki, Human Resources Director Janelle Terrance, Assistant to the Village Administrator Samuel Hughes, Finance Director Matt Coulter, Director of Public Works Dan Dinges, Assistant Public Works Director Tyler Isham, Civic Engineer Nick Talarico, Planning & Development Director Kristy Stone, Food and Beverage Manager Paul Petersen, Acting Chief Naydenoff, Deputy Chief Rob Sweeney, Village Attorney Kurt Asprooth, and Village Clerk Lorna Giles.

3. INVOCATION – Pastor Simon Guevara of the Bartlett Bible Church

4. PLEDGE OF ALLEGIANCE

5. TOWN HALL

#### **Midwest Hakka Association Presentation**

Presented President Wallace with a gift and thanked him for his years of service as well as his continued support of the Midwest Hakka Association. They also wished him a Happy Birthday and sang for him as well.

#### 6. SWEARING IN OF ELECTED OFFICIALS

Village Clerk Lorna Giles was sworn in. Village Clerk Lorna Giles continued with the swearing in of the Elected officials to include Trustee Battermann, Trustee Gandsey, Trustee LaPorte, and President Gunsteen.

President Gunsteen gave a speech thanking everyone for their support of the Board. He thanked former President Kevin Wallace for his years of service which he stated has left a lasting impact on our community. He thanked everyone for their trust and partnership on behalf of himself and the entire board.

President Gunsteen then asked the Clerk to call the Roll.



**VILLAGE OF BARTLETT  
BOARD MINUTES  
MAY 6, 2025**

---

ROLL CALL

PRESENT: Trustees Battermann, Deyne, Gandsey, Hopkins, LaPorte, Suwanski,  
and President Gunsteen

ABSENT: None

5. TOWN HALL CONTINUED

**Carol Harrington-757 Braintree**

Ms. Harrington stated that she's lived in Bartlett for 38 years and that she spoke at the Zoning Committee meeting last week. She stated that she's here to request that the board upholds the zoning committee's recommendation not to rezone Brewster Creek for the Cannabis Dispensary. She went on to say that it will be too close to the residential neighborhoods and daycare centers which raise concerns. She stated that on behalf of the 100 petitioners who signed the petition, and as a mother, grandmother, and retired teacher she asks the board to honor the recommendation of the zoning committee and vote against the dispensary.

**Vera Tate-740 Ducksbury**

Ms. Tate stated that she has lived in Bartlett for 22 years and retired three years ago as a pediatric neurologist. Ms. Tate stated that she has concerns about the dispensary being so close to a childcare center. She went on to discuss past studies regarding unintentional cannabis ingestion among children. She asked that the board consider locating this dispensary along with any others away from childcare facilities and school.

**Jim DeSchmidt-741 Duxbury Lane**

Mr. DeSchmidt stated that he's a professional with years of experience in air handling systems, ventilation dynamics, and indoor air quality. He was present to express his opposition to the proposed location of the cannabis dispensary less than 250 feet from the licensed daycare. He went on to discuss in detail the proximity of the exhaust outlets, odors, and compounds that would emit through the exhaust system. Mr. DeSchmidt stated that less than a 250-foot distance is not adequate to ensure safe separation between a cannabis dispensary exhaust source and a daycare.

**Robin Camerer-1000 Auburn Lane**

Mrs. Camerer stated that she's lived in Bartlett for 35 years, 28 of which have been in her subdivision. She went on to say that she is the widow of former Trustee Michael Camerer. She stated that she's against Starbuds going into the Shopping Center as this is a family friendly neighborhood. Mrs. Camerer went on to say that it is also right by Beaver Pond where many families go for walks and bike rides during the summer. She asked that the board take into consideration voting against Starbuds.



**VILLAGE OF BARTLETT  
BOARD MINUTES  
MAY 6, 2025**

---

**Laurie Abbott-847 Braintree Lane**

Ms. Abbott stated that she's lived in Bartlett for 37 years and raised her daughter here. Ms. Abbott stated asked the board to consider her concerns regarding the impact of the cannabis business in Brewster Creek. She went on to say that the visual exposure, especially around families and children matters. Ms. Abbott stated that she does not think it's appropriate for that location.

**Jim Harrington-757 Braintree Lane**

Mr. Harrington stated that he's been a resident on Braintree Lane for the last 29 years and a resident of Bartlett for 38 years. He stated that he's been in education for 40 years as a teacher, administrator, and coach. He went on to say that the dispensary location will have two daycare facilities on either side of the location. Mr. Harrington referenced the petition and asked the board to take their concerns seriously by considering moving the dispensary to the Brewster Creek Industrial Park area or the vacant building CVS on Route 59 and Army Trail where there's no neighborhoods.

**Danielle Burton-1028 Norwood Lane**

Ms. Burton stated that she was here tonight not in opposition to cannabis but to its proposed location. She stated that it would be located less than 300 feet from the daycare center. Ms. Burton then discussed Illinois State Law, DuPage County Ordinances as well as the Village's Zoning Code recognizing that sensitive spaces like daycares, schools, and residential neighborhoods deserve extra protection. She also referenced the 100 signatures from residents along with over 60 signatures just from the Academy of Kids Care Center. Ms. Burton urged the board to uphold the protections under the law that keep our community safe.

**Richard Lewis-868 Braintree Lane**

Mr. Lewis stated that he's lived in Bartlett with his wife for 35 years and is here to strongly urge the board to support the Zoning Commission's five to three vote not to approve the special use permit for the adult use cannabis dispensary at Brewster Creek. He went on to say that this is not a medical cannabis dispensary but is for adult recreational use. He stated that the comments made so far opposing the dispensary all hold great merit and that as Village President and trustees, as fellow residents, he hopes the concerns presented land with the board.

**James Pantos-1065 Auburn Lane**

Mr. Pantos stated that he's going on thirty years living in Bartlett and was also in attendance at the Planning and Zoning Commission meeting. Mr. Pantos echoed much of the same as the other residents stating he is in opposition of the dispensary as he considers it to be morally wrong.

**Agne Januskis-809 Kingston Lane**

Ms. Januskis stated that she's a 20-year Bartlett resident who was present to speak as a neighbor, mother, and property owner. She stated that this isn't just a business issue but a public health concern. MS. Januskis cited studies about secondhand marijuana smoke and their effects. She asked the board to consider the long-term health implications not just the short-term tax revenues.



**VILLAGE OF BARTLETT  
BOARD MINUTES  
MAY 6, 2025**

---

7. CONSENT AGENDA

President Gunsteen stated that all items marked with an asterisk on the agenda are considered to be routine and will be enacted by one motion. He further stated that there will be no separate discussion of these items unless a board member so requests, in which event, that item will be removed from the Consent Agenda and considered at the appropriate point on the agenda. He asked if there were any items a board member wished to remove from the Consent Agenda, or any items a board member wished to add to the Consent Agenda.

Trustee Deyne stated that he would like to add item F. 8 to the Consent Agenda - Resolution Approving an Agreement between the Village of Bartlett and OpenGov, Inc., for Software Services.

Trustee Suwanski stated that she would like to add item E. 1 to the Consent Agenda - Purchase of three (3) Ford Utility Police Interceptors.

Trustee LaPorte stated that he would like to add items C. 1, C. 2 and C. 3 to the Consent Agenda – Resolution Approving of the Professional Service Agreement between the Village of Bartlett and Ancel Glink, PC, Resolution Approving of the Professional Service Agreement Between the Village of Bartlett and the Law Offices of Robert J. Krupp, P.C, and Resolution Approving the Professional Service Agreement Between the Village of Bartlett and the Law Offices of Francis Bongiovanni, and Ottosen, DiNolfo, Hasenbalg & Castaldo, Ltd.

President Gunsteen then recited each item that was on the Consent Agenda, including the nature of the matters being considered and other information to inform the public of matters being voted upon. He then stated that he would entertain a motion to Amend the Consent Agenda, and the items designated to be approved by Consent therein.

Trustee Suwanski moved to Approve the Amended Consent Agenda and that motion was seconded by Trustee Deyne.

**ROLL CALL VOTE TO APPROVE THE CONSENT AGENDA AND CONSENT ITEMS THEREIN**

**AYES:** Trustees Battermann, Deyne, Gandsey, Hopkins, LaPorte, Suwanski

**NAYS:** None

**ABSENT:** None

**MOTION CARRIED**

Trustee Deyne moved to Approve the Amended Consent Agenda and that motion was seconded by Trustee LaPorte.

**ROLL CALL VOTE TO APPROVE THE CONSENT AGENDA AND CONSENT ITEMS THEREIN**

---



**VILLAGE OF BARTLETT  
BOARD MINUTES  
MAY 6, 2025**

---

AYES: Trustees Battermann, Deyne, Gandsey, Hopkins, LaPorte, Suwanski

NAYS: None

ABSENT: None

MOTION CARRIED

8. MINUTES – Covered and approved under the Consent Agenda.

9. BILL LIST – Covered and approved under the Consent Agenda.

10. TREASURER’S REPORT - None

11. PRESIDENT’S REPORT

President Gunsteen reappointed Barry Krall to the Bike and Run Commission for a three-year term.

Trustee Deyne motioned to approve Barry Krall’s reappointment to the Bike and Run Commission. That motion was seconded by Trustee LaPorte.

ROLL CALL VOTE TO REAPPOINT BARRY KRALL TO THE BIKE AND RUN COMMISSION

AYES: Trustees Battermann, Deyne, Gandsey, Hopkins, LaPorte, Suwanski

NAYS: None

ABSENT: None

MOTION CARRIED

Trustee Suwanski read the Proclamation Honoring National Police Week.

President Gunsteen read the Proclamation for Building Safety Month.

Trustee Gandsey read the Proclamation for Bike Month.

Trustee Deyne recognized staff for their anniversaries and wished Trustee LaPorte a Happy Birthday.

12. QUESTION/ANSWER: PRESIDENT & TRUSTEES

Trustee Hopkins wanted to recognize and thank Teachers for Teacher Appreciation Week acknowledging all they do for community.

13. STANDING COMMITTEE REPORTS



**VILLAGE OF BARTLETT  
BOARD MINUTES  
MAY 6, 2025**

---

A. BUILDING & ZONING COMMITTEE, CHAIRMAN HOPKINS

Trustee Hopkins stated that there was no report.

B. COMMUNITY & ECONOMIC DEVELOPMENT COMMITTEE, CHAIRMAN GANDSEY

Trustee Gandsey stated that there was no report.

C. FINANCE COMMITTEE, CHAIRMAN LAPORTE

Trustee LaPorte stated that Resolution 2025-36-R, Resolution Approving of the Professional Service Agreement between the Village of Bartlett and Ancel Glink, PC, Resolution 2025-37-R, Resolution Approving of the Professional Service Agreement Between the Village of Bartlett and the Law Offices of Robert J. Krupp, P.C, and Resolution 2025-38-R, A Resolution Approving the Professional Service Agreement Between the Village of Bartlett and the Law Offices of Francis Bongiovanni, and Ottosen, DiNolfo, Hasenbalg & Castaldo, Ltd was covered and approved under the Consent Agenda.

D. LICENSE & ORDINANCE COMMITTEE, CHAIRMAN BATTERMANN

Trustee Battermann stated that the Hanover Township Freedom Car Show Class D, and Ordinance 2025-39, An Ordinance Amending Section 3-3-2-11 of the Bartlett Liquor Control Ordinance Regarding the Number of Class I Licenses – Hearthwood Senior Living was covered and approved under the Consent Agenda.

Trustee Battermann presented item D. 1, Annual Appointments of Village Officers by the Village President with the Advice and Consent of the Board. President Gunsteen read through the following list of appointments:

- a. Village Administrator, Paula Schumacher
- b. Village Attorney, Kurt Asprooth
- c. Village Treasurer, Matt Coulter
- d. Village Budget Officer and Director of Finance, Matt Coulter
- e. Director of Public Works, Dan Dinges
- f. Building and Code Enforcement Division Manager/Building Official, John Komorowski
- g. Electrical Inspector, William Dettmer
- h. Plumbing Inspector, Dewayne Burris
- i. Health Officer, Frank Bertolami
- j. Interim Chief of Police, William Naydenoff
- k. Village Engineer, Nick Talarico
- l. Director of Planning and Development Services/Zoning Administrator, Kristy Stone
- m. Administrative Hearing Officer, Francis Bongiovanni



**VILLAGE OF BARTLETT**  
**BOARD MINUTES**  
**MAY 6, 2025**

---

- n. Open Meetings Act Officer, Paula Schumacher
- o. Freedom of Information Act Officers, Samuel Hughes, Scott Skrycki (in his absence)

Trustee Battermann moved to approve the Annual Appointments of Village Officers by the Village President with the Advice and Consent of the Board. That motion was seconded by Trustee Deyne.

**ROLL CALL VOTE TO APPROVE THE ANNUAL APPOINTMENTS OF VILLAGE OFFICERS BY THE VILLAGE PRESIDENT WITH THE ADVICE AND CONSENT OF THE BOARD.**

AYES: Trustees Battermann, Deyne, Gandsey, Hopkins, LaPorte, Suwanski  
NAYS: None  
ABSENT: None  
MOTION CARRIES

**E. POLICE & HEALTH COMMITTEE, CHAIRMAN SUWANSKI**

Trustee Suwanski stated that the Purchase of three (3) Ford Utility Police Interceptors was covered and approved under the Consent Agenda.

**F. PUBLIC WORKS AND GOLF COMMITTEE, CHAIRMAN DEYNE**

Trustee Deyne stated that the Purchase of (2) 2026 Peterbilt Trucks, Resolution 2025-40-R, A Resolution Approving an Agreement between the Village of Bartlett and Stantec Consulting Services, Inc. for a Water and Sewer Rate Study, Resolution 2025-41-R, A Resolution Authorizing the use of Motor Fuel Tax Funds in the Amount of \$319,666 to be used toward the Cost of the Construction of North Avenue STP Resurfacing Project, Resolution 2025-42-R, A Resolution Authorizing the Use of Motor Fuel Tax Funds in the Amount of \$4,375,000 to pay for the Cost of Construction for all FY2025/2026 MFT General Maintenance Program Projects, Resolution 2025-43-R, A Resolution Approving of the 2025 Various Street Resurfacing Project Agreement between the Village of Bartlett and Schroeder Asphalt Services, Inc., Resolution 2025-44-R, A Resolution Authorizing the Joint Funding Agreement for Federally Funded Construction between the Village of Bartlett and IDOT for the North Avenue STP Resurfacing Project, Resolution 2025-45-R, A Resolution Approving the Local Public Agency Engineering Services Agreement between the Village of Bartlett and Chastain and Associates LLC for Phase III Construction Engineering for the North Avenue STP Resurfacing Project, and Resolution 2025-46-R, A Resolution Approving an Agreement between the Village of Bartlett and OpenGov, Inc., for Software Services were covered and approved under the Consent Agenda.

**13. NEW BUSINESS**

President Gunsteen issued a Class I Liquor License-Hearthwood Senior Living. Trustee Deyne asked where that was located, President Gunsteen stated that was at Clare Oaks.



**VILLAGE OF BARTLETT  
BOARD MINUTES  
MAY 6, 2025**

---

14. QUESTION/ANSWER PRESIDENT & TRUSTEES

Trustee Suwanski wanted to thank Bartlett Hills for a fantastic Easter Brunch. Trustee Deyne thanked President Gunsteen for his efforts tonight during his first Board Meeting as Village President.

15. ADJOURNMENT

President Gunsteen stated the meeting will adjourn. There being no further business to discuss, Trustee Deyne moved to adjourn the meeting, that motion was seconded by Trustee Suwanski.

ROLL CALL VOTE TO ADJOURN

AYES: Trustees Battermann, Deyne, Gandsey, Hopkins, LaPorte, Suwanski

NAYS: None

ABSENT: None

MOTION CARRIED

The meeting was adjourned at 8:28 p.m.

Jackie Cardoza  
Executive Assistant