

Meeting Minutes Village of Downers Grove - Council Meeting

Betty Cheever Council Chambers

January 13, 2026

07:00 PM

1. Call to Order

Pledge of Allegiance to the Flag

2. Roll Call

Council Attendance (Present): Mayor Barnett, Commissioner Sadowski-Fugitt , Commissioner Gilmartin (remote), Commissioner Tully, Commissioner Davenport, Commissioner Sarver, Commissioner Roe

Council Attendance (Not Present): None.

Non-Voting: Village Manager Dave Fieldman, Village Attorney Enza Petrarca, and Village Clerk Rosa Berardi

A. Motion: Allowing for Electronic Participation for the January 13, 2026, Village Council Meeting

MOTION: To Allow for Electronic Participation for the January 13, 2026 Village Council Meeting (Commissioner Gilmartin)

RESULT: Motion carried unanimously by voice vote.

MOTIONED TO APPROVE: Commissioner Tully

SECONDED BY: Commissioner Sadowski-Fugitt

AYES: Commissioners Tully, Sadowski-Fugitt, Roe, Sarver, Davenport and Mayor Barnett

Nays: None

3. Proclamations

A. Martin Luther King Jr. Day

Mayor Barnett read a proclamation in honor of Martin Luther King Jr. Day.

4. Minutes of Council Meetings

MIN 2025-10919

A. Minutes: Village Council Meeting Minutes - January 6, 2026

MOTION: To Adopt the Village Council Meeting Minutes of January 6, 2026, as presented.

RESULT: Motion carried unanimously by voice vote.

MOTIONED TO APPROVE: Commissioner Tully

SECONDED BY: Commissioner Sadowski-Fugitt

AYES: Commissioners Tully, Sadowski-Fugitt, Roe, Sarver, Davenport, Gilmartin and Mayor Barnett

Nays: None

5. Mayor's Report

REP 2025-11044 A. Report: 2025 Annual Report

Mayor Barnett presented the Annual Report via PowerPoint, highlighting the Village's accomplishments and notable events from 2025.

RES 2026-11063 B. Resolution: Appointing Members to Village Boards and Commissions

MOTION: To adopt **A RESOLUTION APPOINTING MEMBERS TO VILLAGE BOARDS AND COMMISSIONS**, as presented. **RESOLUTION 2026-04**

RESULT: Motion carried unanimously by voice vote.

MOTIONED TO APPROVE: Commissioner Tully

SECONDED BY: Commissioner Sadowski-Fugitt

AYES: Commissioners Tully, Sadowski-Fugitt, Roe, Sarver, Davenport, Gilmartin and Mayor Barnett

Nays: None

Village Clerk Rosa Berardi read the following appointments to Village Boards and Commissions:

PLANNING AND ZONING COMMISSION

Appoint Edward Barry to a one-year term expiring August 31, 2026.

STORMWATER AND FLOOD PLAIN OVERSIGHT COMMITTEE

Appoint Steve Leopoldo to a three-year term expiring August 31, 2028

VILLAGE COUNCIL COMMENTS

Mayor Barnett announced the reappointment of Jeff Kuchta to the Fire Pension Board.

Commissioner Gilmartin thanked the citizens who've agreed to serve on Village boards and commissions.

6. Public Comments

Mayor Barnett reviewed the guidelines for public comments.

Robin Tryloff, resident, spoke about the six properties on the corner of Saratoga and Warren Avenues and requested that the Council remove them from all maps designating them as part of the Downtown Zoning District.

Hilary Denk, resident and member of the League of Women's Voters, spoke about the event scheduled on Tuesday, January 20, 2026, at 1st United Methodist Church. Additional information about the event can be found on their website.

John LaDonne, resident, spoke against the DT zoning of the six properties located at the corner of Saratoga and Warren Avenues. He requested the Council consider changing the zoning back to R5.

7. Consent Agenda

BIL 2025-11049 A. Bills Payable: No. 6918 - January 13, 2026

MOT 2025-11057 B. Motion: Approve a Contract with Era-Valdivia Contractors, Inc. for the Summit Street Water Tower Rehabilitation Project (WP-019)

MOT 2025-11056 C. Motion: Approve a Five-Year Contract with M.E. Simpson Co., Inc. for Fire Hydrant Maintenance and Flow Testing Services

MOT 2025-11055 D. Motion: Approve a Three-Year Contract with M.E. Simpson Co., Inc. for Water System Leak Detection Services

MOTION: To adopt **the Consent Agenda of the January 13, 2026, Village Council Meeting**, as presented.

RESULT: Motion carried unanimously by voice vote.

MOTIONED TO APPROVE: Commissioner Tully

SECONDED BY: Commissioner Sadowski-Fugitt

AYES: Commissioners Tully, Sadowski-Fugitt, Roe, Sarver, Davenport, Gilmartin and Mayor Barnett

Nays: None

8. Active Agenda

ORD 2025-10964 A. Ordinance: Calling for a Public Hearing and a Joint Review Board Meeting to Consider the Designation of a Redevelopment Project Area and the Approval of a Redevelopment Plan and Project for the Village of Downers Grove Fairview Avenue Tax Increment Redevelopment Project Area

MOTION: To adopt **AN ORDINANCE CALLING FOR A PUBLIC HEARING AND A JOINT REVIEW BOARD MEETING TO CONSIDER THE DESIGNATION OF A REDEVELOPMENT PROJECT AREA AND THE APPROVAL OF A REDEVELOPMENT PLAN AND PROJECT FOR THE VILLAGE OF DOWNERS GROVE FAIRVIEW AVENUE TAX INCREMENT REDEVELOPMENT PROJECT AREA**, as presented. **ORDINANCE 6172**

RESULT: Motion carried unanimously by voice vote.

MOTIONED TO APPROVE: Commissioner Tully

SECONDED BY: Commissioner Sadowski-Fugitt

AYES: Commissioners Tully, Sadowski-Fugitt, Roe, Sarver, Davenport, Gilmartin and Mayor Barnett

Nays: None

PUBLIC COMMENT

Ms. Denk returned to the podium and shared her fear that her neighbors may not be aware that this TIF District will be in their neighborhood. She spoke of concerns with another TIF District (Ogden TIF District).

Diana Doyle, resident, inquired about the differences in Council processes for varying situations, using the Fairview TIF public hearing and the filing of a petition for home day care text amendments as examples.

VILLAGE COUNCIL COMMENTS

Mayor Barnett addressed the question about the Council's decision-making process. He explained the text amendment under consideration at this meeting was brought forward through a resident petition. The process for resident initiated zoning petitions includes a public hearing and review by the Planning and Zoning Commission (P&Z Commission). Once feedback is received from the Commission, the Council considers the Commission's recommendation as well as Village Staff's recommendation. He further explained that the TIF process is mandated by State statute and involves a taxing structure governed by specific rules and a particular process. The motion before the Council represents the next step in the TIF process by setting a date for a Public Hearing, which differs significantly from a zoning decision that is controlled by the Village.

Commissioner Davenport said that the TIF they are considering is a result of the community feedback received during the Guiding DG process. He further related that the Council has discussed the zoning of the Fairview focus area in depth and the subject has also been a topic of deliberation, communication and consideration with the public.

Mayor Barnett said the Council is only about 1/3 of the way through the TIF process.

ORD 2025-11027 B. Ordinance: Text Amendments to Regulations Related to Home Day Care Use in the Zoning Ordinance of the Village of Downers Grove

MOTION: To deny **The Petition Requesting Text Amendments to the Village's Zoning Ordinance Regarding Day Care Centers (25-PZC-0033)**

RESULT: Motion failed unanimously by voice vote.

MOTIONED TO DENY: Commissioner Tully

SECONDED BY: Commissioner Sadowski-Fugitt

AYES: Commissioners Tully, Sadowski-Fugitt, Roe, Sarver, Davenport, Gilmartin and Mayor Barnett

Nays: None

PUBLIC COMMENT

Laurie Lilja, petitioner, used a PowerPoint to speak in favor of home daycare and requested the Council consider a text amendment to the Zoning Ordinance's Home Daycare Use that increases the maximum allowed number of children to 12 children, including all children under the age of 12 already in the home. She also requested the Council consider allowing her 5-foot chain-link fence to be grandfathered in if slats are put in place for privacy.

Courtney Rogers, a teacher in Downers Grove, has a daughter that attends Laurie's daycare and she requested the Council consider the amendment requested to increase the number of children allowed in home daycare from 8 children to 12 children. She requested the Council grant those that will be affected extra time to find alternate arrangements.

Ashley Bellis has a child that attends this home daycare and spoke in favor of the proposed text amendment. She reminded the Council that DCFS licenses home daycares.

Mrs. Doyle returned to the podium and spoke in favor of the home daycare text amendment. She requested the Council change the process to allow for these types of text amendments.

VILLAGE COUNCIL COMMENTS

Commissioner Gilmartin said he is sympathetic to the petitioner's situation but he hasn't changed his thoughts on this. He said the petitioner took the right steps in the process bringing forward a petition for a text amendment. He said he thinks the Council needs more public discussion before considering any changes.

Mayor Barnett said this is one of the many possible processes to bring forward a request to make a change to the Village's Zoning Ordinance. However, this type of requested change warrants additional processes.

Commissioner Tully said there is a distinction between a procedure and a process. A text amendment is a procedure one can pursue but it is a single step in a larger process. He gave the example of the community input during the Guiding DG process that took nearly two years and shared that he is sympathetic to the need for affordable childcare, but stressed that is not the issue. The request is about the establishment of Group Home Daycare and text amendments that are part of a process to change the land use for a large number of parcels in Downers Grove. Commissioner Tully said there may be other avenues in which to discuss this

change in the future, but he has a problem adjusting the whole community at this time to accommodate one business.

Commissioner Davenport said though he sympathizes with the petitioner and those involved, the Council members take their jobs seriously and this would affect all residential districts in Downers Grove. He said he is open to having a discussion to change the number of children allowed from 8 to 12, but he cannot vote in favor of the requested text amendments.

Commissioner Sadowski-Fugitt said she is in support of having a future discussion to increase the number of children from 8 to 12 children but does not think a two-week discussion is reasonable to make the change requested. She said she wished the petitioner came forward before taking on 16 children, so she could have prevented so many families from the impact tonight's decision can make. Commissioner Sadowski-Fugitt requested that Staff delay enforcement of the current regulations to provide the families time to make alternate arrangements.

Commissioner Roe said he is confident that Village staff will work with the petitioner so that the children are not left without childcare. He's supportive of the positions that the rest of the Council has brought up.

Commissioner Davenport requested that Staff allow the families that will be affected an ample amount of time to make arrangements.

Commissioner Gilmartin echoed Commissioner Sadowski-Fugitt and said he is interested in having a discussion to increase the number of children to 12 and would like more information on that change from Staff. He spoke about the fencing request and shared his understanding that there is not a height restriction when it comes to daycare homes but there is a requirement of screening. Manager Fieldman responded noting that the Zoning Ordinance does have a requirement for screening for certain types of land uses and that has been consistently applied throughout the Village. The language in the Ordinance does also require a 6-foot fence for this situation. Manager Fieldman further stated that the other types of fencing mentioned by commenters are allowed, but not for home daycare use.

Mayor Barnett said this situation is not about the Village of Downers Grove not allowing child home daycare, it is allowed. He said that all types of uses are considered and discussed by the Council when it comes to zoning. This request, however, includes a higher density use than is allowed currently and he shared that he is not accepting of the insinuation that the Council does not appreciate diversity, accessibility and affordability just because this daycare business is expected to operate within the regulations that have been in place for a long time. The Mayor stated that Village staff will go to great lengths to facilitate compliance, not enforce it. This request requires a much bigger process than this.

9. First Reading

ORD 2025-11059 A. Ordinance: Approving a First Amendment to the Sales Tax Rebate Agreement Between the Village of Downers Grove and Downers Grove Cars, LLC d//b/a Genesis of Downers Grove

Village Attorney Enza Petrarca presented this item and explained that there is one substantive change to the sales tax rebate agreement which is to extend the completion date of the work to March 31, 2026, due to some unexpected interior changes that the developer needed to make.

MOT 2025-11058 B. Motion: Approve a Contract with Stenstrom Petroleum Services Group for the Replacement of the Fleet Fuel System

Village Public Works Director Dave Moody presented this item via PowerPoint.

VILLAGE COUNCIL COMMENTS

Commissioner Gilmartin shared that he is in full support of the alternate option. He said that biofuel is both a present and future view, and it is very important to him. He noted that this project came in below the budgeted amount and he looks forward to supporting it.

Commissioner Tully said he appreciates Staff's continued embrace of alternative fuels and that the Village is leading by example.

Commissioner Davenport said he is also in favor of the alternate bid and also noted that in the past the Village has shared its CNG opportunities with Village partners. He questioned whether that would be the case with the B100 fuels source. Mr. Moody said that Staff is always happy to work with Village partners and if this is something they are interested in moving toward in the future, the Staff is happy to help.

Commissioner Roe said he supports the alternative bid and the Village being proactive in seeking out alternative fuel sources.

Commissioner Sarver said she supports the alternative option. She asked if the difference in the bid offers is common. Mr. Moody said the numbers were actually relatively close for a project of this size.

Commissioner Gilmartin asked if was a possibility of having charging areas for electric vehicles since there is already a ComEd feed line coming to the fueling station. Mr. Moody said with the help of a consulting company, it was not justified at this time, but can be looked into again in the future.

INF 2026-11073 C. Information: Discussion of Proposed Actions Concerning Federal Immigration Activities

Deputy Village Manager Mike Baker presented this item.

PUBLIC COMMENT

Amy Lu Holm spoke of the ICE activity going on in Minnesota and shared that she wants our leaders to do everything possible to protect the citizens of Downers Grove from ICE overtaking the community. She requested the Council take the proper enforcement steps to prepare the Village properly.

Betsy Kennedy, new resident, spoke in favor of the Village taking actions to keep the community safe and shared her support for this proposal.

Laura Kamedulski, resident, agreed with the prior two speakers and shared she is in support of this. She requested the Village look at what surrounding communities have passed to assist with our process.

Nathan Williams, resident and Library Board member, shared that he supports this item. He then spoke of the fear of ICE affecting his family and noted that even if local police are restricted, if they respond to calls it would bring a sense of comfort to Village residents.

Carol Davis, resident, said she is hopeful the Council will take the right action. She shared she thinks the Village should adopt a resolution limiting ICE's ability to operate in the Village.

Mrs. Denk returned to the podium and said she supports this item. She spoke about a co-worker of hers that was apprehended and detained by ICE and requested the Council move forward with this process and look into the ordinances passed by surrounding communities as examples.

Mary Blanchard, resident, spoke in favor of this and asked the Council to do the right thing and work quickly.

Stephanie Palubicki, resident, shared her support of this and of her fear of ICE negatively affecting her family. She requested the Council support its community and stand up against ICE.

Irene Hogstrom, resident, said she agrees with all of the speakers that spoke before her. She thanked the Council for considering this and said she hopes they will do the right thing.

VILLAGE COUNCIL COMMENTS

Mayor Barnett reminded all that this is a first reading item and will be discussed again in the future.

Commissioner Sadowski-Fugitt spoke about first learning about ICE being in the community in 2025 and how she brought this forward. She gave the details about many situations where people had been detained by ICE, and she shared the negative effects these traumatic events have on the affected families, especially the children. She said the Council members took oaths and they should do the right thing for the community, even if there is risk.

Commissioner Roe thanked Village Staff for the hours they put into this topic already. He shared his support of the comments made by Commissioner Sadowski-Fugitt and opined that, as a Village, a resolution needs to be prepared that will confirm the Village Police Department's policy on ICE and that also restricts ICE and Border Control agents from using masks, so they can be clearly identified. He requested that Staff also prepare an ordinance similar to that of Arlington Heights and Batavia. He inquired as to what the Village can do within the Supremacy and Intergovernmental Immunity Clauses and requested that Village staff add resource information to the website for the public to access, like Palatine has done. Commissioner Roe said he thinks the Village needs to move forward to keep the Village safe.

Commissioner Gilmartin said he is troubled with ICE actions, especially the most recent tragic incident in Minnesota. He said when ICE is operating in civilian spaces, in ways the Police cannot operate, it does not look good for the community. The Council's obligation is to protect the community to the biggest extent of the law. He shared that he would like an ordinance to be considered, similar to those of Batavia and Wilmette, that incorporates the following elements: 1) immigration enforcement is civil in nature and constitutional protections apply, and 2) the use of Village owned and Village controlled property is restricted, including using Village property as a staging grounds; and 3) Village managed databases, communication systems, and information resources should not be used to support ICE civil immigration enforcement; and 4) Village employees do not inquire about immigration status. He shared his support of the police being called and showing up to ICE activities, so that police body cameras can be used as a tool for monitoring. Commissioner Gilmartin stated that he wants this ordinance to draw a clear boundary of what the Village will and will not provide, noting that the Village is a home rule community and has the authority to move forward.

Commissioner Sarver emphasized that what she heard was the bare minimum and she thinks that things need to be bigger and better. She shared that this should be written as a resolution and that she supports Commissioner Gilmartin's suggested ordinance. She said this matter and the mark it leaves on history is important to her because the people that live in the community matter.

Commissioner Tully said he looks forward to reading the ordinance that Staff prepares.

Commissioner Davenport said it was hard to hear the stories told by the resident's, especially that of Nathan's Williams. He shared his support for this, whether it's an ordinance or resolution, but noted that he is skeptical. He further stated that he wants the Council to do all they can for this situation but that he is worried. He noted that he would reserve further comments for future discussions.

Commissioner Sadowski-Fugitt said she isn't sure everyone has the expectation that this will fix everything, but anything helps. It allows people to have some trust in their local communities.

Commissioner Gilmartin said he wants to make sure that Staff has some sort of direction from the Council after this meeting. He said he wanted clarity from the Council.

Commissioner Sadowski-Fugitt clarified by explaining her interest in a resolution encouraging state and federal legislation to require DHS agents to remove their masks and visually identify themselves as law enforcement. She also spoke of an ordinance preventing ICE and DHS from staging on Village property and prohibiting the Village from data sharing with DHS and ICE. She further requested information be available on the Village website, or FAQ page, regarding the presence of DGPD during any report of civil immigration activity, so that the public knows that a police officer will show up and be present. This may assist with family members knowing whether a loved one was detained.

Commissioner Davenport showed his support for Illinois House Bill 1312 that grants certain rights to Illinois residents.

Mayor Barnett said that he wants to underscore that the Trust Act and the Safety Act apply to some of the specific requests made by Commissions Sadowski-Fugitt and Gilmartin. He said the Council needs to ask themselves, as a Village, what can they do because they have radical limits. He further stated that no matter what the Council does, people can still get apprehended by ICE at a traffic stop and they can be detained in a different state. He shared he does not want this process to make anyone feel more comfortable than they should be and he wants anyone that is an immigrant, or looks like one, to be taking precautions. He said he has some specific questions about understanding existing legislation and he wants the community to understand the limits of the Village.

Manager Fieldman said that Staff appreciates the Council's discussion and will put together documents based on the direction they provided.

10. Attorney's Report

Pursuant to Section 2.5 of the Downers Grove Municipal Code, the following are presented for Village Council consideration:

1. An ordinance approving a first amendment to the Sales Tax Rebate Agreement between the Village of Downers Grove and Downers Grove Cars, LLC d//b/a Genesis of Downers Grove.

11. Manager's Report

There was no Manager's Report.

12. Council Member Reports

Commissioner Roe said there will be a drop-in open house regarding the 39th Street Shared Use Path on January 15, 2026, from 5:30 p.m-7:30 p.m. in the gym at Highland School.

Commissioner Sadowski Fugitt spoke of remembering Rosa Parks and Martin Luther King Jr. She also mentioned Claudette Colvin, who passed away on January 13th, and was another activist that should be remembered.

Commissioner Tully said that Coffee with the Council was rescheduled for January 17, 2026, from 9:00 a.m.-10:00 a.m., in the Betty Cheever Council Chambers, to discuss the Village's new Solid Waste Contract. He encouraged all to attend to learn more. He also mentioned that from January 30, 2026 through February 1, 2026, the Village would be hosting its annual Ice Festival in the Downtown Business District. He concluded by mentioning there are 163 days until Rotary Grove Fest

13. Adjournment

Mayor Barnett asked for a motion to adjourn the meeting.

MOTION: To Adjourn the January 13, 2026, Village Council Meeting

RESULT: Motion carried unanimously by voice vote

MOTIONED TO APPROVE: Commissioner Tully

SECONDED BY: Commissioner Sadowski-Fugitt

AYES: Commissioners Tully, Sadowski-Fugitt, Roe, Sarver, Davenport, Gilmartin and Mayor Barnett

Nays: None

The meeting adjourned at 10:41 p.m.

Respectfully submitted,

Rosa Berardi
Village Clerk