

**MINUTES OF THE COMMITTEE-OF-THE-WHOLE MEETING OF THE
PRESIDENT AND BOARD OF TRUSTEES OF THE
VILLAGE OF ARLINGTON HEIGHTS
August 4, 2025**

President Tinaglia called the meeting to order at 6:45 PM.

BOARD MEMBERS PRESENT: President Tinaglia; Trustees Bertucci, Dunnington, LaBedz, Manganaro, Shirley

BOARD MEMBERS ABSENT: Trustees Santa Maria, Zyck
Trustee Schwingbeck (arrived at 6:50pm)

STAFF MEMBERS PRESENT: Village Manager Randy Recklaus; Deputy Village Manager Diana Mikula

OTHERS PRESENT: Chatterjit Sahni, Arvinder Sahni, Mona Sahni, Alejandria Galarza and Marina Reynaga

IV. APPROVAL OF MINUTES

Approval of Minutes Committee of the Whole minutes July 7, 2025

Trustee Bertucci moved to approve the Committee of the Whole minutes from the meeting on July 7, 2025. The motion was seconded by Trustee Manganaro.

6 Ayes

0 Nays

The motion passed.

V. NEW BUSINESS

A. Recommendation that the Liquor Commissioner issue a Class B and Class T liquor license to C S SAHNI, INC dba B & P SMOKE & SPIRIT located at 2316 E. Rand Road

Mayor Tinaglia explained that this is a transfer of ownership. He swore in Arvinder Sahni, one of the new owners of C S SAHNI, INC dba B & P SMOKE & SPIRIT.

Mayor Tinaglia asked about their past experience in the liquor business. Arvinder said that she and Chatterjit Sahni, the other owner, had a 7-Eleven with a liquor license for five years. They had to check IDs and make sure they weren't selling to anyone under age. They have never had a citation or violation. Chatterjit Sahni, Arvinder Sahni and Mona Sahni will all be working at the store. All three of them are BASSET certified.

Trustee Schwingbeck entered the meeting.

Deputy Village Manager Diana Mikula gave the staff report. These are new owners who will be taking over an existing liquor establishment. Background checks were completed by the Police Department for owners Chatterjit and Arvinder in July and no issues were noted.

A walk through was conducted by staff on June 30, 2025 and the floor plan reflected what was observed on site.

The hours of operation will be Sundays until 9pm; Mondays through Thursdays until 11pm; and Fridays and Saturdays until midnight. They are leasing the establishment and no previous liquor violations have occurred at this address.

Upon a satisfactory interview tonight, Ms. Mikula stated that staff feels it would be appropriate to issue a Class B and Class T liquor license to C S SAHNI, INC dba B & P SMOKE & SPIRIT located at 2316 E. Rand Road.

Ms. Mikula also mentioned that the police conducted a compliance check over the weekend for tobacco sales and they passed that check. The age to purchase tobacco is 21 and the age to sell tobacco products is 19. The owner also clarified for the Board that they will not be selling any kind of vape.

Trustee LaBedz appreciates that they have experience in the industry and asked Arvinder about her other part time jobs at Jewel-Osco and Walmart. Arvinder explained that she currently works at those places as a cake decorator.

Trustee Dunnington asked about the open lawsuit pending that was noted on the application. Arvinder explained, and Ms. Mikulka clarified, that it is not a liquor related matter. It's a sale (private owner versus franchise) disagreement between 7-Eleven Corporation and a potential franchisee for their 7-Eleven store, which now has a new owner.

Trustee Bertucci wanted to confirm that they are familiar with compliance checks because the Village takes the sale of alcohol to minors very seriously. Arvinder confirmed that she will be training the employees and will make sure all employees understand how important it is to check IDs.

Trustees thanked them for bringing this business to Arlington Heights.

Trustee LaBedz moved, seconded by Trustee Dunnington to recommend that the Liquor Commissioner issue a Class B and Class T liquor license to C S SAHNI, INC dba B & P SMOKE & SPIRIT located at 2316 E. Rand Road.

The following voice vote was recorded:

7 Ayes

0 Nays

The motion passed.

B. Interview of Alejandria Galarza for appointment to the Youth Commission, term ending April 30, 2028

Mayor Tinaglia introduced Alejandria Galarza and indicated that she will do well as an adult member on the Youth Commission due to her tremendous amount of experience working with youth at the library. She also came highly recommended.

Alejandria works with kids all day and works with the teen volunteers, but she would like to work more in depth with the members of the Youth Commission. She has attended some of the Youth Commission meetings and enjoys the uplifting tone of the meetings. She has

also helped out at some of the events and is excited to support the young people and their ideas while offering a realistic plan to accomplish their goals.

Trustee Manganaro commented that, based on her resume and experience, she seems well-suited for helping the young people get their ideas into action items. He asked her what success looks like to her. Alejandria said she can help young people with steps and timelines to get their big ideas into doable action items, or to pivot, if necessary, for a more realistic timeline. Success would also be coming up with new ideas, including ways to bridge the Youth and Senior groups.

Trustee LaBedz commented that she couldn't image a more perfect person for this appointment based on Alejandria's resume. Trustee LaBedz also mentioned opportunities for communication and interactions with senior citizens.

Trustees thanked Alejandria Galarza for her willingness to serve on the Youth Commission.

Trustee Dunnington moved, seconded by Trustee Schwingbeck to concur in the Mayor's appointment of Alejandria Galarza for appointment to the Youth Commission, term ending April 30, 2028.

The following voice vote was recorded:

7 Ayes

0 Nays

The motion passed.

C. Interview of Marina Reynaga for appointment to the Housing Commission, term ending April 30, 2028

Mayor Tinaglia mentioned that Marina is not a housing professional, but she is an engineer and has experience in the real estate industry in Arlington Heights. Marina will bring an out-of-the-box, fresh perspective.

Marina explained that she has a variety of experiences including strong project management skills and analytical skills, given her engineering background. She often analyzes data and then offers solutions and recommendations. In addition, she has her real estate license, speaks Spanish and is a mom, so she can relate to several different groups and cultures while providing a different point of view. She and her family are invested in this community and she wants to offer a different set a skills and experiences to help this community meet its goals.

Trustee Manganaro asked Marina what we can do in order for multiple generations to stay in Arlington Heights. Marina understands the issue and would like to have conversations with members of the Commission to find out what has been done in the past, what has worked, what has been considered and the budget. Then they can gather the information and come up with potential solutions and programs that will maximize the number of people benefitting from them.

Trustee Manganaro also asked about her thoughts on short term rentals from a realtor's point of view. Marina understands providing opportunities for investors is a good thing but explained that it is important to have the policies in place to protect the neighbors and neighborhoods.

Trustee LaBedz thinks Marina will be a good fit for this Commission and mentioned that there are several resources – both people and materials – that are available to Marina so she can learn more about this subject. Marina stated that she likes having a variety of experiences and thinks this will be a good opportunity to get involved.

Trustee Schwingbeck recommended that Marina review the Affordable Housing Ordinance and to become familiar with the Affordable Housing Trust Fund.

Marina clarified that she does not do short term rentals in her real estate business. Trustee Dunnington pointed out that the issue of affordable house is a high strategic priority for the Board going forward.

Trustees thanked Marina Reynaga for her willingness to serve on the Housing Commission.

Trustee Bertucci moved, seconded by Trustee Manganaro to concur in the Mayor's appointment of Marina Reynaga for appointment to the Housing Commission, term ending April 30, 2028.

The following voice vote was recorded:

7 Ayes

0 Nays

The motion passed.

VI. OTHER BUSINESS - none

VII. PUBLIC COMMENTS

Two comments were made by the same person:

1 - How much did the new DtA sign in Harmony Park cost?

2 - TIFS are not fair because they take money from the schools and the children of the people who built this area.

VIII. ADJOURNMENT – Trustee LaBedz moved, seconded by Trustee Schwingbeck to adjourn. The meeting adjourned at 7:24 pm.