

Minutes Of A Regular Meeting The Board Of Trustees For The Village Of University Park, Will And Cook Counties Illinois, Held Tuesday, November 9, 2010 At #90 Town Center Drive, In The Village Of University Park.

A. CALL TO ORDER

Mayor McCowan called this regular meeting of the Board of Trustees to order at 8:09 pm.

B. ROLL CALL

Mayor:	Alvin R. McCowan	Present
Trustees:	Sharon A. McGuire	Present
	Oscar H. Brown, Jr.	Present
	Vivian E. Covington	Present
	Keith J. Griffin	Present
	Joseph E. Roudez, III	Present
	Larry B. Brown	Present

Also present were Interim Village Manager/Finance Director David Sevier, Village Attorney Forest Miles, Village Treasurer James Ellis, Deputy Police Chief Gregory Box, Executive Liaison Johnna Townsend, Cable Studio Manager Christel Allen, Public Works Director Jerry Townsend, Parks & Recreations Interim Director Keely Childress, Director of Economic & Community Development Kimberly Porter, and Village Clerk Dorothy R. Jones.

C. PLEDGE OF ALLEGIANCE

Mayor McCowan led the audience in the pledge of allegiance to the Flag of the United States of America.

D. READING OF MINUTES

Trustee Roudez moved, Trustee Oscar Brown seconded a motion that the Board approves minutes of the special meeting, and regular meeting of the Board of Trustees held October 26, 2010 as presented.

Reading of Minutes- continued:

Ayes: Trustees, Oscar Brown, McGuire, Griffin, Roudez and Larry Brown.
Nays: None.
Absent: None.
Abstained: Trustee Covington.

Motion to approve Carried.

E. NON-DISCUSSION AGENDA

E -1: Village Manager's Report

Interim Village Manager David Sevier gave the following report: We are ready to begin the construction phase of the Resource Center. I will have for the Board at the next Board meeting a complete copy of the total build out and the furniture selection for the Business side of the resource center. I do have a draft of the entire plan, without the furniture selections; The Treasurer's Report was reviewed by the Finance Committee and will be presented to the Board for approval at the next meeting; The Levy was reviewed by the Finance Committee and we are asking for a date for the Public Hearing to review and discuss the levy. Each Board Member received a copy of the proposed levy. The date we are seeking is December 7, 2010 at 7:30 P.M. We will be submitting for first reading, the draft of the levy on next Board Agenda.

On yesterday, at about 3:00 P.M., I received a call from the senior partner of our Auditing Firm, requesting TIF information for fiscal years 2003 and 2004. I was somewhat confused and asked why we were looking at TIF information from 2003 and 2004. He informed me that he has been receiving telephone calls from two trustees requesting that they do a drill down audit on all TIFs. They have put the 2008 audit on hold until they complete this drill down audit and have everything they need except for the 2003 and 2004 information, which if everyone remembers is not in house. This process has been going on for over three weeks and we were just made aware of the holdup. The reason for the holdup is if they find anything material, it would have an effect on the 2008 Audit. In addition, we are paying these auditors to redo work that has already been done in the past and therefore increases the cost and delay of the final audit report. In addition, a Board Member had requested that the Auditor come to a workshop tonight and present to the Board. The reason they are not here is due to the TIF request not being completed and knowing if it would have any material effect on the 2008 report.

Village Manager's Report – continued:

Trustee Covington stated that while she is not against the Resource Center, she has several questions, as she had from the beginning, including whether the Manager has done a forensic study of the project, and if a project manager has been assigned. She stated that she wants this project on hold because it does not make sense to her, with all the other facilities in the village available for the same thing.

Manager Sevier responded that he has not done a forensic study, but he has reviewed several other resource centers.

Trustee McGuire stated that she wants to see the entire plan prior to moving forward. Manager Sevier responded that he would send to the Board the entire plan on November 10th.

Trustee Oscar Brown asked for a recap on the amounts in the various TIFS.

Trustee Griffin asked for a status of the break-ins of vehicles at the Metra Station.

Deputy Police Chief Box responded that there have been a couple of vehicles broken into at the metra station, but the matter is being addressed by the police department. However, with the attempt to have better police presence at the Arbors of Hickory Creek, he had to deploy officers from the metra station to the Arbors of Hickory Creek. He also noted that the Police Department cannot provide 24 hour patrol at the metra station.

Mayor McCowan asked to know what Trustees contacted the Auditors, and asked that they refrain from independently requesting information that had already been prepared. He explained the additional cost to the village and the delay in preparation of the audits. He referenced a similar problem several years ago that resulted in a delay of more than two years for the auditors to resume the auditing process.

Trustee Griffin stated that he had not contacted the auditor since September or October, and did not request a drill down of previous audits. Trustee Larry Brown stated that he had not contacted the auditor since September, and feels that he has the right to go to the auditors for information when it is not provided by the Manager.

Trustee Covington asked Mr. Sevier for a status on marking village vehicles; the delay in providing the MLK Celebration Committee with the check from January; status of the check to the Thornwood House Tenant Association; and if all the positions advertised had been filled.

Village Manager's Report – continued:

Responding to Trustee Covington, Manager Sevier stated that the delay of the check for the MLK Celebration Committee had to be re-issued because the check was sent to the wrong address, returned and because the check had become stale dated, the check had to be re-issued; marking of village vehicles would begin next week; relating to Thornwood House, he stated that he informed Ms. Guinn that if they provided his office with receipts, the village would reimburse them for purchases made. Also, he stated that most, but not all positions had been filled.

Trustee Oscar Brown asked if there are plans to purchase vehicles for the police department, specifically another Truck Enforcement vehicle is in the budget.

E-2: Mayor's Report

Mayor McCowan commented that there seems to be plans of some to excite residents, and block the resource center project, rather than embrace a project that will prepare our residents for jobs in, and coming to the Industrial Park and other areas, such as the Airport. He reported that business owners are committed to working with this village in making this project successful. He also reported that with the election of Governor Quinn there is promise for the 3rd Airport, and reported that the proposition whether or not to build the 3rd Airport in Peotone passed with 55% of the votes cast.

Mayor McCowan congratulated Fire & Police Commissioner Theo Brooks on being asked to participate on the State Board of Fire & Police Commissioners. He also noted that at the last election Congressman Debbie Halverson was defeated, and the new Congressman will be Adam Kinszinger.

E-3: Committee & Commission Report

Trustee Covington reported that the 2nd annual coat drive would be held on November 20, 2010, and asked for donations of new or slightly used coats. To donate or for additional information, please contact her at (708) 473-6423.

E-4: Reports Of Other Officers

Cable Studio Manager Christel Allen reported that the Young Broadcaster Program is up and running with two months to go for this year. She also reported that the Young Broadcaster is preparing a Thanksgiving production for airing.

Reports Of Other Officers – continued:

Parks & Recreation Interim Director Keely Childress reported that she met with management at the Arbors of Hickory Creek and discussed various programs that they will take to the site; That in January, 2011 they are starting a program entitled Real Talk for young men; Crete-Monee Varsity Football Team made it to the State Qualifier, and five University Park students are on the team, and in conjunction with District 201-U, a District wide skate party would be held at Windy City Skating Rank on December 17, 2010, however the deadline for registration is November 15, 2010.

Trustee Covington asked if there had been an occupancy capacity for the Golf Club Conference Center. Manager Sevier responded that the capacity is determined by the Fire Marshall.

Trustee Griffin reported on a seminar that he and Trustee Larry Brown attended, noting that they met with representatives of twenty companies, and that two companies showed an interest in locating in the Village of University Park. He thanked Representative Dugan and Senator Hutchinson for the letters of references that they provided for them.

Trustee Larry Brown further expounded on the seminar and stated that Super Value, parent company for Jewel Foods and Sav-A-Lot showed interest in the grocery store space and indicated that they do not need as much space as some might imagine. He also stated that Dollar General seems to have a renewed interest in proceeding with constructing a new store from the ground up, rather than occupying a vacant store.

F. DISCUSSION AGENDA

F-1: UNFINISHED BUSINESS

F-1a: Second and Third Readings - An Ordinance Terminating Redevelopment Project Area No. II Of The Village Of University Park, Illinois And Related Matters

Trustee Roudez moved, Trustee McGuire seconded a motion that the Board approves second and third readings of this ordinance.

Trustee Covington asked for clarity on the advantages of this action.

Attorney Miles stated that when a TIF comes off the roll, the taxing bodies will now get their fair share of taxes that once went to the businesses, and since the businesses are still operating, there is expected quite a bit of revenue.

F-1a: continued:

Ayes: Trustees McGuire, Oscar Brown, Covington, Griffin, Roudez,
and Larry Brown.

Nays: None,

Absent: None.

Motion To Approve Carried

Ordinance Number 2010 – 45.

F-2: NEW BUSINESS

**F-2a: Resolution Directing A Draw On The Cityscape Subdivision
Irrevocable Standby Letter Of Credit**

Trustee Roudez moved, Trustee McGuire seconded a motion that the Board approves this resolution.

Trustee Griffin asked to know where the funds would be placed, if this resolution is approved.

Attorney Miles responded that a special account would be set up, until then, funds could only be expended for emergencies, and as only as provided in the letter of credit.

Trustee McGuire asked if funds could be used for safety issues, and Trustee Covington asked if the taxes were being paid, and if so, by whom.

Attorney Miles responded that there are probably provisions in the Letter of Credit relating to safety issues.

Kim Porter responded that since the property is in foreclosure she is not sure who the mortgage holder is, however she does not believe that the taxes are delinquent.

Ayes: Trustees McGuire, Oscar Brown, Covington, Griffin, Roudez,
and Larry Brown.

Nays: None,

Absent: None.

Motion To Approve Carried

Resolution Number 2010 – 35.

**F-2b: Resolution Supporting The Safe Routes To School Program
Within The Village Of University Park**

Trustee Roudez moved, Trustee Oscar Brown seconded a motion that the Board approves this resolution.

Ayes: Trustees McGuire, Oscar Brown, Covington, Griffin, Roudez,
and Larry Brown.

Nays: None.

Absent: None.

Motion To Approve Carried

Resolution Number 2010 – 36.

F-2c: Bills Payable

Trustee McGuire moved, Trustee Oscar Brown seconded a motion that the Board approves the listing of the General Operating Expenses that the Village of University Park has incurred for the two (2) weeks from October 27, 2010 to November 9, 2010. The following funds will be charged for these expenses:

General Operation Fund	\$	165,575.94
Debt Service –1998 Bond	\$	253,525.00
Road and Bridge Fund	\$	24,730.37
Town center Operations	\$	3,738.85
University Golf Club	\$	38,828.16
Capital Project	\$	7,992.60
TIF I – Towncenter Area Fund	\$	94.50
TIF II – Industrial Park Fund	\$	440.00
TIF IV – Governors East Fund	\$	790.00
Total	\$	495,725.42

Trustee Griffin referred to check numbers 71594, 71585, 71648, and 71652 and asked for clarity. Mr. Sevier responded that check #71594 is for background checks for two individuals; check # 71585 CMT Engineers for work done; # 71652 is for renovation of the football field.

Trustee Larry Brown requested clarity on check # 71611. Mr. Sevier responded that the payment is for the labor attorney.

Trustee Covington commented on the amount for labor attorney, and asked Manager Sevier if they ever attempt mediation, as a cost saving measure.

Ayes: Trustees McGuire, Oscar Brown, Covington, Griffin,
Roudez, and Larry Brown.

Nays: None,

Absent: None.

Motion To Approve Carried.

G. GENERAL PUBLIC COMMENTS

Ms. Patti Guinn stated that the Thornwood House Tenants Association had been promised one thousand dollars last year, and to date they have not received any money, and when she approached Mr. Sevier, he told her that the Village would reimburse them when they presented receipts for purchases.

Mrs. Donna Gaston addressed the Board and voiced her concern with the lack of communication between village officials and the community, noting that six months ago they requested signage for the businesses in the town center, and it seems to have been ignored. She stated she is also concerned with the lack of support from the Board for small businesses in the village.

Ms. Brenda Fulilove commented that she feels that some of the things discussed by the Board at an open meeting should be done in private. She also voiced her concern with the lack of sidewalks for kids who travel to and from school, and stated that she is against the resource center because these services are offered at the Library, and are not being utilized.

Ms. Cynthia Hudson commented on the safe routes to school for kids, and stated that she would like to see some incentives for kids, and commented that the skating rink in Richton Park is a family owned business and that she appreciates their work with kids. She also commented on a parent workshop at 201-U School District earlier tonight and voiced her disappointment with the lack of parents attending. She stated that she would like to see University Park become positive and look UP, using UP as a slogan "United People."

H. BOARD CAUCUS

Mayor McCowan suspended the meeting from 9:33 to 9:38 pm to allow the Board an opportunity to caucus. The following responses were given relating to public comments:

Manager Sevier responded to concerns raised by Ms. Guinn, and Mrs. Gaston stating that Ms. Guinn can prepare an order and forward it to the University Park Senior Citizens Committee who will forward it to his office. They will place the order and Parks & Recreation will assist in disseminating the supplies to Thornwood House Tenants Association. However, if they use Village funds, the facility must be open to all seniors in the Village. Public Works will begin work on the signs later this week, and Mrs. Gaston should go through the Department of Economic Development for assistance with advertisement.

Mayor McCowan responded to Mrs. Gaston relating to support for the businesses in the Town Center and stated that support has been given in the form of free rent and other incentives that she may not be aware of.

I. ANNOUNCEMENT OF SCHEDULED MEETINGS

J. TRUSTEES COMMENTS

K. ADJOURNMENT

Trustee Roudez moved, Trustee Griffin seconded a motion that the Board adjourns the regular meeting of the Board of Trustees at 10:24 pm.

Motion to Adjourn Carried By Voice Vote.

Respectfully Submitted,

Dorothy R. Jones, CMC
Village Clerk

/drj