

Minutes Of The Regular Meeting Of The Board Of Trustees For The Village Of University Park, Will And Cook Counties Illinois, Held Tuesday October 9, 2012 At #90 Town Center Drive In The Village Of University Park

A. CALL TO ORDER

Mayor Covington called this regular meeting of the Board of Trustees to order at 8:43 p.m.

B. ROLL CALL

Mayor:	Vivian E. Covington	Present
Trustees:	Elizabeth Williams	Present
	Oscar H. Brown, Jr.	Present
	Milton C. Payton	Present
	Keith J. Griffin	Present
	Joseph E. Roudez, III	Present
	Larry B. Brown	Present

Also present were Village Manager Lafayette Linear, Village Attorney Stewart Diamond, Village Treasurer Devon Dilworth, Police Chief Melvin Davis, Parks & Recreation Director Keely Childress, Golf Club General Manager/PGA Paul Blockoms, Fire Chief Charles Exner, Public Works Foreman Ross Burgess, Finance Director Gloria Gibson, Executive Liaison Johnna Townsend, and Village Clerk Dorothy R. Jones.

C. PLEDGE OF ALLEGIANCE

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

D. APPROVAL OF MINUTES

Trustee Griffin moved, Trustee Payton seconded a motion that the Board approves minutes of the special/workshop meeting held Tuesday August 28, 2012.

Trustee Payton stated that he had several changes to those minutes that he e-mailed to Clerk Jones just prior to the meeting, and requested a table of those minutes.

Trustee Payton moved, Trustee Larry Brown seconded a motion that the Board approves to table minutes of the special/workshop meeting held Tuesday August 28, 2012.

Ayes: Trustees Williams, Oscar Brown, Payton, Griffin, Roudez and Larry Brown.
Nays: None.
Absent: None.

Motion To Table Carried.

Trustee Griffin moved, Trustee Roudez seconded a motion that the Board approves minutes of the regular meeting of the Board of Trustees held Tuesday August 28, 2012.

Trustee Payton noted that he had a correction on page 8; 2nd paragraph from bottom, that he wanted the minutes to reflect that he, Trustee Payton, not Attorney Adelman, asked if “any member of the Board of Trustees had shared their concerns of his performance with the Village Manager or Chief of Police” to which Mr. Adelman responded no.

Ayes: Trustees Williams, Oscar Brown, Payton, Griffin, Roudez and Larry Brown.
Nays: None.
Absent: None.

Motion To Approve As Amended Carried.

Trustee Griffin moved, Trustee Larry Brown seconded a motion that the Board approves minutes of the regular meeting of the Board of Trustees held Tuesday September 11, 2012.

Ayes: Trustees Williams, Oscar Brown, Payton, Griffin, Roudez and Larry Brown.
Nays: None.
Absent: None.

Motion To Approve Carried.

E. REPORTS OF ELECTED & APPOINTED OFFICIALS

E-1: Village Manager’s Report

Village Manager Linear reported that the engineering and architectural plans for the Family Dollar project were delivered to Village Hall last Friday, which represents a significant step in that process, and these plans will be forwarded to the Village’s Engineers for review. Family Dollar continues to express their desire to break ground this fall, and that he is in discussions with either the Developer or Family Dollar Corporate offices no less than once a week, and that this project is on schedule.

Manager Linear reported that he received a draft of the redevelopment agreement between the Village of University Park and Family Dollar from our attorneys last, and that he is reviewing the documents, and expect to have the agreement along with the recommendation for a TIF Consultant on the next Board Agenda. The Resolution approved by the Board seeking a jurisdictional transfer of 1.6 miles of road on University Parkway from Western Avenue to Stunkel Road was forwarded to Will County, and the Will County Road Commission placed this item on their agenda for the September 20, 2012, and the item was approved. According to the Will County Commission Engineers, the process is continuing through the appropriate channels and has not experienced any hold ups. He also reported on a trade show he and Trustee Griffin attended that was hosted by the International Convention of Shopping Centers at Navy Pier, where they participated in several meeting with national retailers, including those they began dialog with at the Las Vegas Convention, noting that all of the Vendors continue to express strong interest in establishing a presence in University Park, and he has agreed to host follow up meetings and provide pertinent information. Additionally, he reported that they are continuing work at the Kids Health Center, and expect to have an electrician work on the wiring next week.

Trustee Griffin asked Manager Linear if a timeline for opening the Kids Health Center had been established; if notices for eviction of Town Center businesses for non-payment of rents had been sent out and noted that the owner of PK's Restaurant had opened a new business in another town.

Parks & Recreation Director Childress responded that the equipment in the Kids Health Center was in use on Tuesdays and Thursdays.

Manager Linear responded that he is working on new demand letters and reviewing leases; he commented that the Village does not want to create a ghost town, and that the owners of PK's Restaurant and the Day Care Center want to address the Board for an extension of time to make arrangements. He also noted that the receipts that they produced to prove their claim were not acceptable.

Trustee Roudez asked to know what process is in place for collecting rent in the Town Center noting that PK's have paid no rent from 2009 to present.

Trustee Williams asked to know when the collection process would begin, and commented that if PK's can afford to open a business in another town she does not understand why they will not pay rent here. She also asked to know how much rent has been collected from tenants, and from what tenants.

Manager Linear responded that since he has been on board, the Village has collected over one hundred thousand dollars in rent from Town Center businesses.

Trustee Payton commented that prior administration did business differently, and reportedly told Priscilla Baffour that the Village would deduct rent from the \$400,000.00 they invested in the build out of the business; and deduct rent from the \$100,000.00 they invested in the build out of the restaurant.

Trustee Roudez commented that he finds it unbelievable that someone would invest \$400,000.00 in rental property with no documents to support their claim

E-2: Mayor's Report

Mayor Covington reported on meetings and events that she has attended since the last Board meeting including the Congressional Black Caucus in Washington D.C. where she met with Senator Durbin and Congressman Danny Davis, who pledged their support in her efforts; the International Convention of Shopping Centers last week and noted that Burger King looks good for locating in University Park. She also reported that the new lights have come in, will be erected very soon, and are at no cost to the village because the lights have been donated by Industrial Park businesses. Additionally she is looking at bringing a recycling program very soon.

E-3: Committee & Commission Reports

Trustee Griffin reported on the International Convention of Shopping Centers that he too attended last week and noted that Burger King, Subway, CVS and Starbucks are showing interest in locating a store in the Village.

Trustee Payton reported asked HSSEC Chair Donna Gaston to report on the Job Fair that was held at #90 Town Center on September 27, 2012, and inform residents of the upcoming ceremony of the Veterans Wall.

Mrs. Donna Gaston reported that at the Job Fair approximately five hundred people came out; 32 vendors were here, and twenty-five to thirty individuals obtained jobs. She also reported on the upcoming events sponsored by the HSSEC that includes dedication of the Veterans Walk on November 2nd, and the Haunted Trail at Pine Lake in conjunction with the Parks & Recreation Department October 25th – 27th with a Trick or Trunk party for small kids on Wednesday, and the Coat Drive that collection begins October 20th through December 1, 2012.

Trustee Oscar Brown reported that on the first Monday in October, there was a meeting of ALNAC to discuss the governance of the third airport, and noted that the public is invited to these meetings.

Senior Citizens Committee Chair Deborah Stroud reported on the efforts of Senior Citizen Committee members who are Deputy Registrars in registering people to vote, and the locations that were covered, which included, but was not limited to Brittany Woods Apartment, Crete-Monee High School, Thornwood House Apartments, Autumn Ridge Apartments, PK's Restaurant, Johnny's Restaurant, New Cutts Barber Shop and other locations outside village limits. She thanked the business that participated in the efforts and members Bobbie Carter, Sandra Warren, Marilyn Crockett, and Village Clerk Dee Jones for making this effort such a success.

E-4: Reports of Other Officers:

Parks & Recreation Director Keely reported that Men's Flag Football Alumni game would be held October 23rd at Crete-Monee; After School program every Tuesday & Thursday at the Kids Health Club. She also reported on the Treadwell Jersey Ceremony held at CMHS where she was honored to be a part of. She thanked the community for the support it has shown for this young man, and noted he will be featured on ESPN as one of the most recruited seniors in high school.

Fire Chief Exner reported that this is fire protection week, and urged residents to be careful with flammable materials. He also reported on the death of Richton Park Firefighter Don Box and expressed condolences to the family.

Village Treasurer Devon Dilworth reported that October 19th – 20th he would be attending the IML conference in Chicago, and stated that he is demanding and requesting reports from Finance Director Gibson, and that he wants the reports when he asks for them.

Public Works Foreman Burgess reported that they are preparing for the winter weather, and making sure maintenance of the vehicles are up to date.

Finance Director Gibson reported that the next meeting of the finance committee would be held on October 15, 2012 at #90 Town Center beginning at 7:00 p.m. She also read an email that she received from Treasurer Dilworth and stated that she is not sure what he wants, because there is no such report. Additionally, she takes directions and orders from the Village Manager, not from the Treasurer.

Village Clerk Dee Jones reported that today, October 9th was the last day to register to vote in order to participate in the November 6, 2012 General Presidential Election; that nominating petitions for the April, 2013 Consolidated election are available at the office of the Clerk; that Early Voting would begin October 22nd – November 2, 2012 in the office of the Village Clerk Monday thru Friday from 9:00 am,. – 4:40 p.m.

E-5: Attorney's Report

Village Attorney Stewart Diamond had no report.

F. GENERAL PUBLIC COMMENTS

No comments from the public.

G. DISCUSSION AGENDA

G-1: UNFINISHED BUSINESS

G-1a: Third Reading – An Ordinance Amending Title Four Of The Administration Code, Chapter 210 "Board Of Trustees" Section 210-01 " Standing Rules", Subsection (B), Specifically Standing Rule Two

Trustee Oscar Brown moved, Trustee Griffin seconded a motion that the Board approves third reading of this ordinance.

Ayes: Trustees Williams, Oscar Brown, Payton, Griffin, Roudez, and Larry Brown.
Nays: None.
Absent: None.

Motion Carried To Approve Ordinance Number O2012 - 31.

G-2: NEW BUSINESS

G-2a: First, Second and Third Readings – Ordinance Authorizing The Acquisition Of Emergency Communication Equipment And Supplies (Police Department)

Trustee Roudez moved, Trustee Griffin seconded a motion that the Board approves this ordinance.

Ayes: Trustees Williams, Oscar Brown, Payton, Griffin, Roudez, and Larry Brown.
Nays: None.
Absent: None.

Motion Carried To Approve Ordinance Number O2012 - 32.

**G-2b: First Reading - Ordinance Approving A Letter Of Agreement With
Lauterbach & Amen, LLP For Auditing Services**

Trustee Griffin moved, Trustee Larry Brown seconded a motion that the Board approves first reading of this ordinance.

Ayes: Trustees Williams, Oscar Brown, Payton, Griffin, Roudez, and Larry Brown.

Nays: None.

Absent: None.

Motion Carried To Approve.

**G-2c: First Reading - An Ordinance Amending Section 299.6-01, Schedule
Of Fines/Penalties For Improper Standing Or Parking Of Motor
Vehicles**

Trustee Roudez moved, Trustee Oscar Brown seconded a motion that the Board approves first reading of this ordinance.

Trustee Payton voiced his concern that the increments of fines for general offenses are not comparable with handicapped violations and stated that he wanted them to be comparable.

Attorney Diamond responded that the fine structure is in line with other communities, and that if the fines are too high, chances are the Judge would not enforce them.

Ayes: Trustees Williams, Oscar Brown, Payton, Griffin, Roudez, and Larry Brown.

Nays: None.

Absent: None.

Motion Carried To Approve.

**G-2d: Resolution Celebrating And Honoring Mr. Johnnie White On His
Retirement**

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

Trustee Roudez read the resolution, and the Board applauded Mr. White for his continued service to the Village.

Ayes: Trustees Williams, Oscar Brown, Payton, Griffin, Roudez, and Larry Brown.

Nays: None.

Absent: None.

Motion Carried To Approve

Resolution Number R2012 – 23.

G-2e: Bills Payable

Trustee Larry Brown moved, Trustee Roudez seconded a motion that the Board approves the listing of the General Operating Expenses that the Village of University Park has incurred for the last two (2) weeks from September 25, 2012 to October 9, 2012. The following funds will be charged for these expenses:

General Operation Fund	\$ 349,637.05
Road & Bridge	\$ 1,435.80
Town Center Fund	\$ 568.39
University Golf Club	<u>\$ 29,757.22</u>
Total	\$ 381,398.46

Trustee Payton referred to check number 77819 (Illinois Risk Management) in the amount of \$80,717.00 and requested clarity on the large increase.

Village Manager responded that the increase is a result of an audit relating to workers compensation and the re-classification of Public Works employees by the State Board of Labor. He noted that public works employees are classified based on the type of jobs they are required to perform.

Trustee Griffin referred to check number 77798 (Davis Staffing) and asked to know how much longer would we be using those services.

Director Paul Blockoms responded that the Golf Club would be using some temporary employees until the end of October; Director Childress responded that Parks & Recreation would be using some temporary employees until October 29, 2102.

Ayes: Trustees Williams, Oscar Brown, Payton, Griffin, Roudez, and Larry Brown.

Nays: None.

Absent: None..

Motion Carried To Approve

G-2f: Appointments

Trustee Payton moved, Trustee Larry Brown seconded a motion that the Board approves the appointment of Mr. Milton Mighty to the Golf Club Advisory Committee.

Ayes: Trustees Payton and Larry Brown.

Nays: Trustees Williams, Oscar Brown and Roudez.

Abstained: Trustee Griffin.

Absent: None.

Motion Failed To Carry.

Mayor Covington asked those Board members who did not vote in favor of this appointment to explain why they did not approve the appointment. To which they declined to respond.

I. BOARD OF TRUSTEES AND MANAGER COMMENTS

J. ANNOUNCEMENT OF SCHEDULED MEETINGS

K EXECUTIVE SESSION

Trustee Roudez moved, Trustee Oscar Brown seconded a motion that the Board approves to move into executive session for purposes of Personnel – to discuss the Appointment/Employment/ Compensation/ Discipline or Dismissal Of An Employee at 10:14 p.m.

Ayes: Trustees Williams, Oscar Brown, Griffin and Roudez.

Nays: Trustee Larry Brown.

Abstained: Trustee Payton.

Absent: None.

Motion Carried.

The Board returned from executive session at 10:56 p.m. and resumed the regular meeting with no report or action to be taken.

L. ADJOURNMENT

Trustee Griffin moved, Trustee Roudez seconded a motion that the Board adjourns the regular meeting of the Board of Trustee at 10:57 p.m.

Motion to Adjourn Carried By Voice Vote.

Respectfully Submitted

*Dorothy R. Jones, CMC
Village Clerk*