

Minutes Of The Regular Meeting Of The Board Of Trustees For The Village Of University Park, Will And Cook Counties Illinois, Held Tuesday, July 24, 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 7:12 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, Public Works Director Jerry Townsend, Golf Club General Manager/PGA Paul Blockoms, Cable Studio Manager Eddie Pearson, Fire Chief Charles Exner, Finance Director Gloria Gibson, 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. READING OF MINUTES

Trustee Griffin moved, Trustee Roudez seconded a motion that the Board approves minutes of the regular meeting held Tuesday July 14, 2012.

Mayor Covington noted grammatical errors on pages 3 and 4, and asked that comments of Robert Travis relating to his concern that comments of Trustee Payton be added to the minutes.

Trustee Payton noted corrections on page 5; paragraph 3 that should read ReMax Synergy (not ReMax Energy); and that they would be bringing a race car for viewing to the Back to School Festival & Carnival, and not participate in the parade.

Roll Call On Minutes:

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

Motion To Approve Minutes As Amended Carried.

E. NON-DISCUSSION AGENDA

E-1: Manager's Report

Village Manager Linear reported that the first decorative streetlights for University Parkway are in production, and that Public Works Director Townsend is working with the installation engineers to complete the erecting plans; We are refining our plans with several national retailers to begin commercial development along University Parkway. The site we are concentrating on is the area south of Village Hall. Family Dollar is the first retailer scheduled to break ground on the site. While we are having routine discussions with other retailers, due to the current lack of commercial development in the Village and the time lapse between developments, they have adopted an unofficial policy of watching how this first development proceeds. This allows the Village an opportunity to work through any unforeseen circumstances. Family Dollar's corporate office has approved our site. The developers' team is preparing the architectural drawings. Will County Highway Department has asked for substantial road improvements to issue curb cut permits. We are in talks with Will County to eliminate this request.

Discussions with consultants to create a TIF on University Parkway to develop the necessary incentive packages for the retailers we are pursuing are continuing. We are weighing the cost and services of a couple of economic development consultant to be considered at an August Board meeting.

The University Parkway project continues to receive weekly and sometimes daily attention. IDOT purchased part of the ROW Applied Systems informally agreed to donate to the Village which establishes a market value for the property. It appears IDOT was unaware that University Parkway and Stuenkel Road is the same street. This action has stalled the project. We have engaged the services of Forest Miles to help us take control of these Right Of Ways due to his relationship with the land owner. IDOT has expressed to us they will help to expedite this project. We are continuing to study the issues and obtain certifications of Right Of Ways.

Village Manager's Report – continued:

Manager Linear stated that we have revived our efforts to bring Town Center tenants in compliance with their lease for paying rent. We are currently working with Pricilla's Day Care Center. They are in the process of gathering documents to evidence improvements to their suite to present to the Board and request waivers for back rent. They have a current lease, which may now be void due to non payment.

E-2: Mayor's Report

Mayor Covington reported on her meeting with IDOT, South Suburban Mayors & Managers including Mr. Fleming and Mr. Garrett regarding additional funding, and noted that they feel that once Family Dollar Store locates in the Village of University it will be a catalyst for other companies to locate here.

Mayor Covington relinquished a portion of her report to Ms. Servelure McMath Bostick, Associate Executive Director of Chicagoland Regional College Program (CRCP).

Ms. Bostick gave an overview of the Chicagoland Regional College Program noting that CRCP is a joint venture among Chicago State University, Governors State University, Moraine Valley Community College, Morton College, Prairie State College, Olive-Harvey College, Richard J. Daley College and United Parcel Service. Through these partnerships students are able to pursue career certificates, associate, bachelor, and master's degrees in almost 300 areas of study while reducing the need for student loans. She also noted that through CRCP students can receive benefits to assist them in reaching their educational and career goals. The benefits could include up to \$2,000; educational assistance per semester; monthly educational allowances for veterans; and jobs at UPS with weekends off, paid vacation and medical benefits after 1 year of employment. She also noted positions are available, but tomorrow July 25th is the last day for open house at UPS and for interested students to apply for jobs at the UPS in Hodgkins.

Mayor Covington stated that she wanted Robo calls made informing the residents of these opportunities, and reported that she received a check from Aqua Water Company in the amount of \$500.00 to assist with the building of the KaBoom Playground.

E-3: Committee & Commission Reports

Trustee Payton asked HSSEC Chair of the Jazz, Blues & Gospel Fest Bobbie Greer to give an update on events held last weekend.

Mrs. Greer reported on the success of the musical festivals and stated that she was very pleased with the performing artists and those individuals who attended the two-day festivities. She hopes that next year more people will attend, and she gave special thanks to the awesome committee, to Trustee Griffin who drove the bus and golf cart,

Sgt. Wilson and the Police Department for making sure that everything went well, to Trustee Payton, Public Works Crew, Parks & Recreation, and all those who worked hard to get the job done.

Trustee Payton commended Mrs. Greer for her work in the planning and success of the fest, and noted that he is in the process of tabulating the surveys from the music fest, and stated that there were no negatives in those reviewed. He thanked the Promoter, our resident Mr. Brown, for getting the performers and all those involved in the success. He also stated that they are planning another job fair headed by Mr. Roosevelt Martin.

Mrs. Donna Gaston commented on the festivities and asked the Board to give some serious consideration in revitalizing and cleaning up the Pine Lake area. She also reported that the Family Fun Day and Carnival would be held August 16 – 18th with the parade on August 18th. Additionally, the HSSEC has a website - HSSEC@il.com - that is available 24 hours a day.

Trustee Roudez reported that KaBoom Playground would be built this weekend and asked for volunteers, noting that Thursday and Friday are prep days and building would be Saturday.

E-4: Reports of Other Officers – Department Updates:

Police Chief Melvin Davis thanked Mrs. Greer and HSSEC for the recognition, and reported that the Citizens Police Academy is just ending the 10 week class, he congratulated the class and thanked Sgt. Stroud for his commitment to the program and noted that the next academy would begin in January, 2013.

Cable Studio Manager Eddie Pearson reported that the Young Broadcasters Program would begin September 25, 2012 for ages 13 through 19.

Parks & Recreation Director Keely Childress thanked Mayor Covington, Trustee Roudez, Manager Linear, Jerry Townsend and Aqua Water Company for their tremendous support; reported that they need volunteers for the 3 on 3 basketball to be held on August 18th as part of the Back to School Festivities. She also reported that registration for the Peer Leaders would begin in September on the KaBoom Playground site, and gave a special thanks to Mrs. Mildred Morgan for her hard work in getting funds and supplies for the building of the KaBoom Playground.

Golf Club General Manager Paul Blockoms reported that Monday a production crew came to the golf club and filmed the young junior golfers, and that University Golf Club will be the site for qualifying for the PGA. Additionally, the A. C. Green Show on 106.3 will feature the golf club on Sunday from 2 – 5 p.m.

Reports of Other Officers – Department Updates- continued:

Finance Director Gloria Gibson reported that we had received the second report from IDES that show \$60,000.00 less than previously paid by the village; she has received three Request for Proposal for Auditing Services that are being reviewed, and she reported on a local government workshop she attended entitled bringing TIF Reports up-to-date.

Village Treasurer Devon Dilworth reported that he had no report.

Village Clerk Dee Jones reported that the Senior Fun Day would be held at #90 Town Center on Wednesday August 29th from noon to 4 p.m. where this year the menu will feature a Taste of Cultures. She invited the Board, Staff and residents 55 and older to come out and participate.

Village Attorney Report

Attorney Diamond reported on the status of the Town Builders Studio project noting that some of the provisions from the original proposal were changed, and that he is looking at, and his goal is to attempt to resolve those concerns before making a recommendation to the Board. He also asked the Board for a closed session at the end of this meeting to address land acquisition, pending litigation and personnel.

F. GENERAL PUBLIC COMMENTS

Mr. Roosevelt Martin clarified that the next job fair would be held September 17, 2012 from 10:00 a.m. to 2:00 p.m., and he thanked Chief Davis and Chief Exner for a fantastic Police Academy.

Ms. Deb Gallous, representing a business at 450 University Parkway, commented on TIF payments due their company, and needed road repairs to Stuenkel Road. She noted that she was also putting these concerns in writing and had discussed them with the Village Manager.

Ms. Rose Mary Nettles commented on a program in Will County called COSA that is looking for volunteers to be trained as Court appointed advocates for young people with disabilities. She noted that last year sixty kids were not served because of the lack of trained volunteers. She asked that those interested should contact Mary at (815) 730-7077, and noted that volunteers would go through a background check. Ms. Nettles asked the Board to consider opening Village Hall for a portion of Saturdays as was done for years, to allow working individuals an opportunity to transact business on their day off.

General Public comments- continued:

Ms. Sandra Heard commented that the Monee Assessor's Office would host a Tax Appeal Workshop on August 23, 2012 from 6 – 9 p.m. at the office at #40 Town Center Drive, and commented that since the General Public portion is now at the beginning of the agenda, it does not allow residents an opportunity to speak on topics on the agenda, and asked the Board to make agendas available prior to the meetings.

Ms. Deborah Stroud, Chair of the Senior Citizens Committee, announced that Senior Fun Day would be held at #90 Town Center on Wednesday August 29th from noon to 4 p.m. where this year the menu will feature a Taste of Cultures which would include Asian, African/Soul Food, Hawaiian, and other ethnic dishes. She invited the Board, Staff and residents 55 and older to come out and participate. She also presented checks in the amount of \$100.00 each to the Young Broadcasters and Peer Leaders.

Village Clerk Dee Jones responded to Ms. Heard relating to agendas and stated that agendas are available for the public as soon as prepared. The agenda is posted on the website, is available at Village Hall and at the entrance of the meeting room. She also noted that some residents have requested and are receiving the agenda by e-mail.

G. DISCUSSION AGENDA

G-1: UNFINISHED BUSINESS

G-1a: First, Second and Third Readings – An Ordinance Adopting The Budget For All Corporate Purposes Of The Village Of University Park, Will And Cook Counties, Illinois, In Lieu Of The Appropriation Ordinance For The Fiscal Year Commencing On The First Day Of May, 2012, And Ending On The Thirtieth Day Of April, 2013

Trustee Oscar Brown moved, Trustee Larry Brown seconded a motion that the Board approves first, second and third readings of this budget ordinance.

Trustee Larry Brown stated that while he still has concerns with the golf club operations, he would vote for the budget because it has been agreed that the Board would review the budget quarterly.

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

Motion To Approve Carried

Ordinance Number O2012-25.

G-1b: Second Reading – Ordinance Approving a Purchase-Sale Agreement for the Sale of Certain Village Owned Real Property and Approval of a Redevelopment Agreement (SMR Acquisitions - Family Dollar Retail Store)

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

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

Motion To Approve Carried.

G-1c: Second and Third Readings – Ordinance Authorizing The Acquisition Of One 2013 Ford Police Pursuit Vehicle Which Includes LED Lights And Siren

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

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

Motion To Approve Carried

Ordinance Number O2012-26.

G-2: NEW BUSINESS

G-2a: Appointments

Trustee Roudez moved, Trustee Griffin seconded a motion that the Board approves the appointments to the Education Advisory Committee of Mr. James Harris, Mrs. Willa Simmons, Mrs. Donna Dettbarn-Chambers, and Ms. Cynthia Hudson – for three year terms, and Mrs. Star Lawson, Mrs. Debra Taylor and Mr. Raynard Cage for two year terms; To the Human Services & Special Events Committee Ms. Cynthia Hudson for a three year term; and to the Finance Committee – Mr. William Smith to fill an un-expired two year term.

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

Motion To Approve Carried

G-2b: Bills Payable

Trustee Roudez moved, Trustee Larry 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 last two (2) weeks from July 11, 2012 to July 24, 2012. The following funds will be charged for these expenses:

General Operation Fund	\$ 169,174.07
Road & Bridge	\$ 1,841.88
Town Center Fund	\$ 3,114.08
University Golf Club	\$ 52,913.77
Capital Project Fund	\$ <u>26,292.00</u>
Total	\$253,335.80

Trustee Griffin referred to check numbers 77129 (Menards), 77137 (NorwalkTank), and 77145 (PNC), and asked for clarity.

Trustee Larry Brown referred to check number 77060 (Ancel Glink) and asked to know what period of time did this invoice cover.

Trustee Oscar Brown referred to check number 71333 and asked for clarity.

Village Manager Linear responded that check number 77129 (Menards) was for supplies and light bulbs; check number 77137 (NorwalkTank) was for concrete culverts and storm water permits for the golf course; check number 77145 (PNC) was for two month lease payments on golf carts; check number 77060 (Ancel Glink) covered the period from June 13 to June 30, 2012; and check number 71333 was for tent rental for summer festivals.

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

Motion To Approve Carried.

G-2c Resolution Accepting The Lowest Responsible Bid For The Regent Road Re-Surfacing Road Project

Trustee Griffin moved, Trustee Roudez seconded a motion that the Board approves this resolution and award the bid to D Construction Company in the amount of \$76,307.22.

Trustee Oscar Brown questioned the award to the second lowest bidder. Public Works Director Townsend responded that there had been a problem with the materials used by Iroquois Paving in prior jobs.

G-2c – continued:

Mayor Covington stated that she wants to know the number of jobs that D Construction has worked on in the Village, the number of University Park residents they will use, and that she wants a background check on the Company.

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

Motion To Approve Carried

Resolution Number R2012-20.

G-2d: Resolution Honoring Miller Chapel CME Church

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

Trustee Payton read the resolution.

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

Motion To Approve Carried

Resolution Number R2012-21.

I. BOARD OF TRUSTEES AND MANAGER COMMENTS

J. ANNOUNCEMENT OF SCHEDULED MEETINGS

K EXECUTIVE SESSION

Trustee Griffin moved, Trustee Roudez seconded a motion that the Board move into executive session for purposes of Land Acquisition, Pending Litigation, and Personnel at 9:07 p.m.

Attorney Diamond stated that there would be nothing to report back to the public, therefore, the Board would not return to open session, but would adjourn the meeting at the conclusion of the executive session.

L. ADJOURNMENT

Trustee Griffin moved, Trustee Roudez seconded a motion that the Board adjourns the regular meeting of the Board of Trustee at 10:53 p.m.

Motion to Adjourn Carried By Voice Vote.

Respectfully Submitted,

*Dorothy R. Jones, CMC
Village Clerk*

/drj