

***Minutes Of The Regular Meeting Of The Board Of Trustees For The Village Of University Park, Will And Cook Counties Illinois, Held Tuesday, August 14, 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 7:10 p.m.

**B. ROLL CALL**

Mayor:	Vivian E. Covington	Present
Trustees:	Elizabeth Williams	Present
	Oscar H. Brown, Jr.	Present
	Milton C. Payton	Absent (arrived @ 7:12)
	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. APPROVAL OF MINUTES**

Trustee Griffin moved, Trustee Roudez seconded a motion that the Board approves minutes of the regular meeting held Tuesday June 26, 2012 as presented.

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

***Motion To Approve Minutes Carried.***

Trustee Larry Brown moved, Trustee Roudez seconded a motion that the Board approves minutes of the regular meeting held Tuesday July 24, 2012.

Mayor Covington commented that she did not see the changes that she noted for minutes of the meeting held July 10, 2012 relating to grammatical errors, and comments of Robert Travis relating to his concern that comments of Trustee Payton were eliminated from the minutes of June 6<sup>th</sup> special meeting.

Village Clerk Jones responded that all noted corrections were made in the appropriate minutes; but those minutes were not included for re-approval, because they were approved as amended.

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

***Motion To Approve Minutes Carried.***

## **E. REPORTS OF ELECTED & APPOINTED OFFICIALS**

### ***E-1: Manager's Report***

Village Manager Linear reported that 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. However talks with Will County resulted in them suggesting that the Village undertake a Jurisdictional transfer of University Parkway from Western Avenue to Steger-Monee Road, therefore, He, Mayor Covington and the Public Works Director are pursuing this recourse. He also reported that they are in the process of reviewing and weighing the cost and services of proposals from two TIF consulting firms, and hope to make a recommendation within the next two Board meetings.

The University Parkway project continues to receive weekly and sometimes daily attention, and 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 that they will help to expedite this project, so we are continuing to study the issues and obtain certifications of Right Of Ways. It appears that there were ten parcels of ROW's that needed to be deeded to the Village, and we have certification for seven of the lots and is in the process of obtaining the remaining three, and then those transfers must be certified by IDOT.

**Village Manager's Report – continued:**

Manager Linear stated that he has revived his 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 presented partial documents last week to support their claim of improvements, however he had to reject those documents due to a lack of evidence that those costs were actually paid to an outside entity; the owner of KDK has again refused to sign their lease, and Manager Linear stated that he would summarize the series of events leading to the latest impasse in a Board memorandum that would include his recommendation.

Manager Linear also reported that the Manager's Report would no longer be a Non-discussion item.

Trustee Williams asked if TIF Funds had been taken and moved to general funds to be used as desired, if so, why and how much was taken; she also asked if that action was legal, and if the Village was penalized.

Manager Linear responded that co-mingling has been a practice for many years, and the amount of transfers is approximately three million dollars; however, none of the recipients had filed a penalty.

Mayor Covington commented that one of the companies reported that they are using TIF funds for training of their employees at a cost of millions of dollars.

Trustee Griffin commented that since 2009 he has questioned the use of TIF revenue and how much is owed to land owners. He also asked if there would be a schedule to maximize usage of public works employees; asked why bike paths have not been cleaned up, and if the number of public works employees that worked on the Kids Health Club interfered with deployment of employees for other village jobs.

Director Townsend responded that he would work on a schedule and sit down with Trustee Griffin.

**E-2: Mayor's Report**

**Swearing In Of Police Commanders:**

Mayor Covington began with the swearing in of newly promoted Police Commanders.

Accompanied by Mayor Covington, Trustee Larry Brown and Police Chief Melvin Davis, Village Clerk Dee Jones administered the Oath Of Office to recently promoted Police Commanders Deborah Wilson and Darryl Stroud. Commander Deborah Wilson and Commander Darryl Stroud were accompanied by a large contingency of family and friends.

Mayor Covington relinquished a portion of her report to Mr. Michael Harper of Rasmussen College for a presentation on free tuition for University Park employees.

Mr. Michael Harper gave an overview of the tuition reduction program that employees would be entitled to as a result of a partnership between Rasmussen College and the Village of University Park that could result in a tuition discount of up to 10% on all courses; eligibility for a \$2,000.00 success grant, and an accelerated on-line Bachelor's degree program at a cost of \$260.00 per credit hour.

Mayor Covington reported on her meeting with representatives from Seaway Bank, Harris Bank and First Midwest Bank in an effort to bring banking services back to the Village of University Park.

### ***E-3: Committee & Commission Reports***

Trustee Roudez reported on the success of building of the KaBoom Playground and thanked all who participated in the process. He presented Certificates to Project Manager Danny Sigers, Mildred Morgan who raised approximately \$8,000.00 for the project, Mayor Covington, Clerk Dee Jones, and the entire Board of Trustees.

Parks & Recreation Director Keely Childress presented awards to Trustee Roudez, Public Works Director Townsend, and Lilleta Rogers for the exceptional work that they did in the building of KaBoom Playground. They also presented a photo display to Mayor Covington that depicted workers building the playground.

Trustee Payton asked HSSEC Chair Donna Gaston to give an update on upcoming Back to School events.

Mrs. Donna Gaston reported on the upcoming festivities noting that the Family Fun Day and Carnival would be held August 16 – 18<sup>th</sup> with the parade on August 18<sup>th</sup>. Additionally, she reported that she met with the IDES, and another Job Fair would be held at #90 Town Center on September 27, 2012 from 10:00 a.m. to 2:00 p.m. with guaranteed job opportunities for qualified applicants, and that there would be approximately fifty companies involved; therefore, she stressed the importance that applicants bring several resume' and dress to impress.

Trustee Payton reported that the scheduled meeting of the Educational Advisory Committee for this month had been cancelled and the next meeting would be at the regularly scheduled date in September, after the Back to School festivities were concluded.

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

Fire Chief Charles Exner reported that we are 95% compliant with the narrow banding of our radio frequency as required by FCC. He also reported that there were a number of fires during the past week most due to grilling and improper use of candles, and congratulated Police Commanders Stroud and Wilson.

Village Treasurer Devon Dilworth reported that he thanked Attorney Diamond for responding to his concern relating to an ordinance to address duties of the Village Treasurer.

Village Clerk Jones reported that October 9<sup>th</sup> is the last day to register to vote for the November 6<sup>th</sup> General Election, and urged all residents to get involved in the electoral process.

**F. GENERAL PUBLIC COMMENTS**

Mr. Danny Sigers commented on the success of building KaBoom Playground, and thanked all those who participated in the process.

Mr. Jay Fares commented that he works with a Training program in Indiana and voiced his concerns with the “no truck access” restriction on streets in the industrial park area; he stated that the restriction is in violation of State Law. He also stated that he received a ticket for driving his truck on that route.

Police Chief Davis responded that he is researching State law to better address the concern of Mr. Fares.

Mrs. Mildred Morgan and three youths displayed gardening tools and lawn bags and commented that she works with these youth, and that on August 6<sup>th</sup> she had them manicuring the parkway and clearing debris on Blackhawk Drive. She stated that she feels that the adults should embrace our youth and pass the baton, not hamper their efforts and that she has been stopped by the Mayor in her efforts to clean up the village; however, she and her crew will continue their efforts and she asked to be allowed to bring the youth on Wright Road to help clean it up. She stated that the kids she had with her tonight were students and football players at Crete-Monee High School who wants to be involved in the Village, and that she will continue to do what she has been doing.

The mother of one of the youth voiced her pleasure that the kids were excited with the work that were doing with Mrs. Morgan and asked if the kids were doing something wrong and if there is some way to resolve this issue.

**General Public comments- continued:**

Mayor Covington responded that she has requested to speak with Mrs. Morgan in an attempt to resolve this issue and possibly re-institute the beautification committee, because she does not have a problem with volunteers working in the village.

Village Attorney Diamond stated that he questions whether a resident without proper involvement with the village has the right to trim trees, etc and that it must be done with consent of the property owners; however when trimming trees and working on public property and public right-of-ways it needs to be approved by the Board of Trustees and the Village Manager, and if Mrs. Morgan proceeds without proper consent they would be doing it at their own risk.

Mr. Milton Mighty asked to know the duties and responsibility of the Code Enforcement Department.

Manager Linear responded that the duties are to enforce the ordinances and codes of the Village.

Mayor Covington suggested that Mr. Mighty contact her office.

Ms. Sandra Heard commented that she was informed that the agenda for the board meetings were posted on the website, however, she does not feel that posted agenda contains as much information as is available at the meetings. She also commented that the Monee Assessor's Office would host a Tax Appeal Workshop on August 23, 2012 from 6 – 9 p.m. at the Assessor's Office at #40 Town Center Drive, and asked for clarity on TIF Notes relating to amounts owed to eligible TIF companies.

Attorney Diamond explained that if the Village owes companies in the TIF District they can ask for a note that would state the amount owed and the value of real estate taxes on the property. Relating to the agenda, he stated that attempts to allow the Board members and opportunity to ask questions.

Mr. Ray Cage commented on rumors that he heard of attempts to repeal the Intergovernmental Agreement with the Cook County Sheriff and asked to know why anyone would want to reject help to deal with the safety of our village.

Mrs. Candice Cage stated that she would like to know why there is movement to repeal the agreement with the Cook County Sheriff.

Mrs. Star Lawson commented on the baseball season and noted that the awards ceremony would be held on September 15, 2012 from 1:00 to 4:00 p.m. She also reported that three of the five teams will be competing in the championship traveling teams for youth 15 and older. She thanked Mayor Covington and all those who supported the baseball program and for supporting our kids.

Rev. & Mrs. Ferrell commented on their Living Marriage Ministry that is geared toward youth and adults 18 and older. He noted that on August 16, 2012 they would be hosting a workshop at the University Park Library beginning at 6:00 p.m. and would like to partner with the Village.

Mrs. Marilyn Crockett, Vice-Chair of the Senior Citizens Committee, announced that Senior Fun Day would be held at #90 Town Center on Wednesday August 29<sup>th</sup> 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.

Resident Paul commented that he feels that the youth have been denied opportunities by the elders of the village; that as a village we must do more, stop fighting among each other and stop giving away our village.

Mrs. Mary Truss commented on the dangerous bike paths and the need to address them promptly. She stated that she had been unable to connect with the Village Manager, but that she can point out to him the areas that are most vulnerable.

## **G. DISCUSSION AGENDA**

### **G-1: UNFINISHED BUSINESS**

**G-1a: First, Second and Third Readings – 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 Roudez moved, Trustee Larry Brown seconded a motion that the Board approves first, second and third readings of this ordinance.

Trustee Payton directed his concern to Attorney Diamond and stated that once this ordinance is passed that we need to abide by Standing Rule 2 in its entirety. He read all of Standing Rule 2.

Attorney Diamond responded that a large portion of Standing Rule 2 is out dated and in violation of State Statue, and while we are Home Rule, we do not have the authority to supersede State law. He explained the Opens Meeting Act and pointed out certain portions of Standing Rule 2 that are antiquated and violates State Statue.

Trustee Larry Brown asked if two, not three Trustees could call a special meeting. Attorney Diamond responded that he would make that correction in the ordinance.

**Motion To Amend To Table:**

Trustee Griffin moved, Trustee Roudez seconded a motion that the Board approves to amend the main motion and table this item.

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

***Motion To Table Carried.***

***G-2a: Resolution Of Condolence In Memory of Mrs. Annie Brown.***

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

The resolution was read by Trustee Payton.

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

***Motion To Approve Carried***

***Resolution Number R2012 – 22.***

***G-2b: First, Second and Third Readings – Ordinance Accepting The Lowest Responsible Plumbing Proposal For The Kids Health Club***

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

Trustee Griffin asked if this would include all items that needed to be addressed.

Trustee Roudez asked to know why suggest the highest proposal.

Public Works Director Townsend responded that the proposals did not include installation of toilets and some washroom repairs, and that the highest proposal included more items to be completed.

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

***Motion To Approve Carried***

***Ordinance Number O2012 – 27.***

**G-2c: Appointment To The Public Safety Committee**

Trustee Larry Brown moved, Trustee Roudez seconded a motion that the Board approves the appointment of Mr. Nathaniel Williams to the Public Safety Committee for a term of three (3) years.

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

**Motion To Approve Carried.**

**G-2d: Bills Payable**

Trustee Oscar Brown 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 three (3) weeks from July 25, 2012 to August 14, 2012. The following funds will be charged for these expenses:

General Operation Fund	\$ 167,869.96
Road & Bridge	\$ 41,943.34
Town Center Fund	\$ 4,422.64
University Golf Club	\$ 132,995.85
Capital Project Fund	\$ 4,368.81
Motor Fuel Tax Fund	\$ 15,600.00
<b>Total</b>	<b>\$367,200.60</b>

Trustee Griffin referred to a check in the amount of \$132,995.85, asked for clarity and to know who is responsible for paying the bills.

Golf Club General Manager responded that the amount included bills that dated back to March, 2012, and that since the loss of a finance person some bills were not submitted.

Trustee Griffin referred to check numbers 77212 (BTSI); 77228, 77242 (Davis Staffing); 77271 (HMA) and stated that he wants a break out of all expenses for the musical festivals at Pine Lake; 77294, 77335 (AT&T); and 77240 (Cutter Buck) asked for clarity.

Village Manager Linear and Finance Director Gibson responded to his concerns noting that check numbers 77212 (BTSI) was for fertilizer at the golf club; 77228 was a replacement check for Right of Way work; 77242 (Davis Staffing) was for seasonal workers at all facilities that had not been paid for several months; 77294 to MetLife was for dental insurance for employees; 77335 (AT&T) is per contract and a portion is reimbursable; and 77240 (Cutter Buck) is for supplies at the golf club dating back to May, 2012.

Trustee Roudez referred to check number 77193 (Robert Travis) asked for clarity and.

Trustee Payton responded that the check was for architectural drawings for the Kids Health Club that Mr. Travis did. He stated that Mr. Travis is an electrical engineer; that Mr. Travis is highly qualified in that field and spent approximately \$40.00 out of pocket and asked for a stipend of \$500.00 for the services that would have cost approximately \$30,000.00 from anyone else.

Trustee Roudez stated that he feels that volunteer is used loosely in this case, because he did not know that volunteers were getting paid. He asked if credentials of Mr. Travis are on file with the village.

Trustee Oscar Brown referred to check numbers 77227 (Chicago State) and 77211 Arthur Clemson and asked for clarity.

Golf Club Manager Blockoms responded that check to Chicago State was refund for a cancelled event, and Arthur Clemson was for fertilizer. They had to use a second vendor because of the late payment to the other company. Relating to Davis Staffing he noted that the golf club had more than twenty seasonal employees.

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

***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.

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*

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*Dorothy R. Jones, CMC  
Village Clerk*

*/drj*