

***Minutes Of The Special Meeting Of The Board Of Trustees For The Village Of University Park, Will And Cook Counties Illinois, Held Friday September 25, 2015 At #90 Town Center Drive In The Village Of University Park***

**A. CALL TO ORDER**

Mayor Covington called this special meeting of the Board of Trustees to order at 7:05 p.m.

**B. ROLL CALL**

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

Also present were Village Manager Bola Delano, Attorney Matt Welch, HR Director Maxine Jackson, and Deputy Clerk Jacelia Kelly.

**C. PLEDGE OF ALLEGIANCE**

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

**D. ACTION ITEMS**

***D-1: NEW BUSINESS***

Mayor Covington noted that this special meeting was called and she had no knowledge of the meeting until it was sent to her. Mayor Covington stated that she is of a heavy heart that she has to attend this meeting she always thought that running for office meant good government. However, now Trustee Payton wants me to agree along with some of the other Trustee on the Board to a development that is of no benefit to the Village to borrow a \$6.5 million bond and the Village will not have ownership it, the Village would have to pay the debt. She stated that Trustee Payton and other Trustees wants her to fire the current Village Manager and the current Attorney Montana and Welch and bring back Odelson and Sterks.

Mayor Covington stated that The Law Firm of Odelson & Sterks was fired from Orland Park, Robbins, etc. for reasons she hate to mention, and now Trustee Payton wants her to support the suspension of current Village Manager Bola Delano so they can do illegal things. She stated that Manager Delano stated on several occasions that she will not do anything illegal and nor will she. Some of the Trustees have supported fraudulent activities like using Village money for personal use, taking trips, and buying jewelry. But under her new administration, policy and procedures are in place, with professional standards and the government has become more transparent. Others would like for her to support the drug use of staff, using Village property for personal use and misappropriation of Village funds, and corruption in the police department. The former Village Manager transferred money from TIF funds into the general fund which has caused the co-mingling of funds. Several Trustees would like for her to support fraudulent activity. She stated that with our current audit we owe \$10 million, and it has been said at the school Board meeting they will sue the Village because we have not given them TIF money. She stated that she will not support any of this, there is currently an investigations going on in the Village. If they think that removing the current Village Manager will stop the investigation, they are mistaken, and members of the community you elected me to clean up this big mess some of the Trustees want me to keep up the status quo so they can get paid. You have a choice to have your voice heard or continue to be suspended by the past practices of dishonest staff and fraudulent practices by our Trustees. I am formally letting you know that there is a federal investigation being conducted and the Board members must miss the chance for prosecution. The Board actions today shows that the Board members does not want change they prefer to do business as usual so they will have pay the price. People have been happy about the changes that we have been making but the change is not accepted.

Mayor Covington stated that Mrs. Delano has been abused by people several times; she has been harassed and called names. That is not good practice, and she was calling for a Board retreat so we can talk about the issues. We are catching up on our audits we have completed 2008 through 2013. Only to find out the TIF funds have been comingled this is an example of corruption at its best. We have been trying to fix the problems, are we going to get a bond for \$6.5 billion. We are in the no financial condition to do this; the Village is \$3 million in the debt.

Trustee Payton notes that he was the one that brought in Stanley King and Associates, and when King and Associates conducted a forensic audit, they found embezzlement and misuse of Village funds; this information was shared with the Board. He further stated that for the Mayor to imply that they as Trustees had some kind of effect on how the Village managed the TIF funds when we knew nothing about it, if you talked to a number of Trustees, staff, and residents they have no idea of what TIF districts are, or knowledge of all regulations or accounting practices regarding the TIF fund. The finance director did not have knowledge of TIF procedures until just recently when she attended a TIF conference. During the finance committee meeting we were told that you could allocate funds out of the TIF to cover fire, police, and other administration costs.

**Trustee Payton- continued:**

Trustee Payton continues that somehow we all are being accused of this mismanagement I have been through several administrations where this has happened and to characterize the Trustees as some kind of criminal is unfair. The Mayor has been here a long time as a Trustee and Mayor the mentioned events happened during her time here. The Mayor is the one who manages the Village Manager and to say that she was ineffective as a Mayor is a poor commentary in her ability to lead in my opinion. She could have brought this to the residents so if there were misconduct being done it could have been correct. The things that were circulated by Trustee Wilson, the Board was informed of it months prior. They have referred it to the authorities and nothing has happened at this point because as you will see as we move forward with this meeting and if we discussed it. The charges on the former Village Manager credit card was reimbursed to the Village with receipts to prove it; the allegations were put out there as a distortion. We are now tired of all the backbiting and fighting and lack of progress. The majority of the Board has the same mind to move the Village forward. I do not agree with everything the other Trustees want and do and they don't agree with me, but we have reached a consensus to move the Village forward. The Village has serious financial problems; I have been talking about the financial state of the Village for years even before I became a Trustee. I questioned the former Village Manager regarding the comingling of the TIF funds. I was told it would be taken care of as an accounting adjustment, my response was are we going to keep kicking the can down the road. There has to be some kind of accountability somewhere and now everything is just coming out this is nothing new. To characterize this as the Mayor has done is wrong and shameful.

**D-1a: PUBLIC COMMENTS**

Mr. Ed Johnson greeted the Board and stated that he is a long time resident of University Park, and voiced his concern regarding ROBO call that went out to the Residents, on the accusation of a crimes being committed with members of the Board and within the Village of University Park.

Mayor Covington stated that for the last four years the former Village Manager did not Grant her access to information and reports or staff meetings; that she no knowledge of the day to day transaction or operation, and now that she has control, she has more insight and can report wrong doing. Mayor Covington stated that when she asked the former Village Manager for a forensic audit she was told no. I had no control the former Village Manager did not speak or share information with me. The former Village Manager did not show me respect because of four Trustees that told him not to share information with me. When I questioned the former Village Manager regarding the TIF funds and voiced my concern to him because I was here when the people went to jail for embezzlement. I asked the former Village Manager for a forensic audit, I was told that is was too expensive and I had no support of the Board.

Ms. Bettie Wayne voiced her concern regarding the proposed 6.5 million development agreement.

Trustee Payton gave a response to Mrs. Wayne's concerns.

An unidentified resident questioned the credit card policy of the Village and if a policy would be developed.

An unidentified resident voiced concerned regarding the progress that is going on in the Village.

An unidentified resident voice concerned regarding the items on the Agenda.

Ms. Gina Williams questioned the Board regarding the grounds of the meeting, credit card usage and the debt of the Village of University Park.

Mrs. Mildred Morgan commented on the comments of Trustee Payton and voiced concerns regarding the Village Manager.

**Motion to End Public Comments at 9:00 p.m.**

Trustee Oscar Brown moved, Roudez seconded a motion to approve this motion.

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

**Motion to approve carried.**

**Public Comments Continued:**

Mr. Paul Dixon voiced concerns regarding the misappropriation of funds within the University Park Golf Club, and stated that he had uncovered numerous Ghost Payroll employees.

Mr. John Holt made comment regarding the plans to bring new training facility to University Park and he voiced his concerns regarding placing the current Village Manager on administrative leave.

Mrs. Bola Delano made remarks to the audience and the Board regarding her experience as Village Manager for the Village of University Park.

**D-1b: Approval of University Golf Club and Convention Center Management Agreement Subject To Changes And Approval Of Village Attorney.**

Trustee Griffin moved, Trustee Roudez seconded a motion to approve this motion.

***D-1b: continued:***

Trustee Wilson stated that she had repeatedly requested a copy of this agreement, but had not received it.

Ayes: Trustees Larry Brown, Payton, Griffin, and Roudez.  
Nays: Trustee Wilson and Mayor Covington  
Abstained: Trustee Oscar Brown (due to conflict).  
Absent: None.

***Motion Carried To Approve.***

***D-1e: Executive Session***

Trustee Roudez moved, Trustee Larry Brown seconded a motion move into executive session for purposes of personnel at 9:25 pm.

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

***Motion To Approve Carried.***

The Board returned from executive session at 10:23p.m.

***D-1d: Action To Place Village Manager On Administrative Leave With Pay.***

Trustee Oscar Brown moved, Trustee Roudez seconded a motion to approve this action.

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

***Motion To Approve Carried.***

***D-1e: Action To Appoint Johnna Townsend As Acting Village Manager.***

Trustee Roudez moved, Trustee Oscar Brown seconded a motion to approve this action.

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

***Motion To Approve Carried.***

**D-1f: Appointment Of The Law Firm Of Odelson & Sterk, Ltd. As Village Attorney And Gary S. Mueller As Special Village Attorney For Prosecution, Adjudication, And Assigned Real Estate Matters.**

Trustee Roudez moved, Trustee Oscar Brown seconded a motion to approve these appointments.

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

**Motion To Approve Carried.**

**D-1g: Direction To Odelson & Sterk, Ltd. To Review And Recommend Any Changes To Development Agreements And To Work With Underwriters For Potential Bond Issue.**

Trustee Roudez moved, Trustee Oscar Brown seconded a motion to approve this motion.

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

**Motion To Approve Carried.**

## **E. ADJOURNMENT**

Trustee Griffin moved, Trustee Oscar Brown seconded a motion to adjourn the regular meeting of the Board of Trustee at 10:41 p.m.

***Motion to Adjourn Carried by Unanimous Voice Vote.***

*Respectfully Submitted,*

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*Dorothy R. Jones, MMC, RMC  
Village Clerk*

BY: Jacelia Kelly, Deputy Clerk