

Minutes Of The Committee Of The Whole Meeting Of The Board Of Trustees For The Village Of University Park, Will And Cook Counties Illinois, Held Tuesday, November 14, 2017 At #90 Town Center Drive In The Village Of University Park

1. CALL TO ORDER

Mayor Covington called this committee of the whole meeting of the Board of Trustees to order at 7:16 p.m.

2. ROLL CALL

Mayor:	Vivian E. Covington	Present
Trustees:	Elizabeth Williams	Present
	Paula C. Wilson	Present
	Theaplise Brooks	Present
	Curtis McMullan II	Present
	Milton C. Payton	Present
	Oscar H. Brown, Jr.	Present

Also present were Village Attorney Matt Ingersol, Interim Village Manager/Police Chief John Pate, Village Treasurer Devon Dilworth, Parks and Recreation Director Keely Childress, IT Director Deryl Bolton, and Village Clerk Dorothy R. Jones.

3. PLEDGE OF ALLEGIANCE

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

4. GENERAL PUBLIC COMMENTS

Mrs. Debra Taylor thanked the Aqua Committee for working on behalf of the residents, and working to have continuous dialogue on the water issue. She encouraged residents to call 877 – 987-2782 and give their comments. She also commented on a meeting of the minds that was recently held, noting that it is beneficial for all residents and was moderated by the former Mayor Harvey David Johnson.

Trustee Brooks commented that they sent a letter to our state legislators to intervene with Aqua regarding this proposed 43% rate increase.

Trustee Williams commented that she works with Trustee Brooks regarding rate increase.

Mayor Covington stated that Melissa states that the next meeting will be in January 2018.

Keith Griffin commented that he would like a copy of the report.

Interim Village Manager Pate responded that once the report is completed and presented to the Board it would then be okay and made available to the public.

Prince Asiel Ben Yesael introduced himself as advisor to the conference of mayors and stated that he wants to assist Mayor Covington and the Village in obtaining funding on an international level.

Pastor John Tatum stated that his congregation is now holding services at Pilgrimage Church.

Reverend Dr Al Sampson gave a brief bio of his work with agricultural and food deserts, stating that he offered to assist our Mayor Covington who is a member of the World Conference Of Mayors, and is willing to help with getting produce into the Village of University Park.

Mayor Covington shared with the public a copy of Indigo, where she is featured along with Reverend Dr Al Sampson and other notable that she states she will donate to the University Park library.

5-1:***DISCUSSION ITEMS:***

5-a1:*Discussion – Proposed Lease Agreement With Class Act Barber Shop @ #36 Town Center Drive.*

The Board discussed the low rent that is charged, and asked to know the reason why.

Interim Village Manager Pate responded that the rent listed is not a firm amount, but what was requested by the tenant, and being negotiated. He also noted that the Village negotiated a lower rent for the tenant in 6 Town Center Drive which is a not-for-profit business.

Trustee Wilson commented that if the rent is based on a certain amount per square foot, and if there are changes depending on whether or not the business is not for profit or for profit that the ordinance should be changed to reflect the difference.

Trustee Payton commented on the need for Common Area Maintenance (CAM) and tax payments to be addressed. He explained prior alleged verbal agreements where the tenant would not pay rent to the Village in lieu of them making repairs and remodeling.

Trustee Wilson noted that she would like to see the suggested changes to the lease noted in “Bold”, or highlighted.

Mayor Covington commented that she wants policies and procedures in place.

The consensus of Mayor Covington and the Board was not to bring this item back before the Board until after the concerns have been addressed.

5-a2: Discussion – Resolution relating to General Maintenance Under Illinois Code for Section 15-00000-00-GM

Interim Village Manager Pate noted that this is the same type of resolution as the three others recently passed to bring us in compliance with state code.

The consensus of Mayor Covington and the Board was to place this item on the agenda for action at the regular meeting of November 28, 2017.

5-a3: Discussion - Ordinance Authorizing The Execution Of An Agreement By And Between The Village Of University Park, Will And Cook Counties, Illinois, And Settlers Pond For The Transfer Of Ownership And Responsibility Of Animals From Riegel Farm

Trustee Wilson questioned whether or not the animals were given vaccinations and shots monthly.

Since this item was tabled on October 24th for information that was supplied prior to this meeting, the consensus of Mayor Covington and the Board was to place this item on the agenda for action at the regular meeting of November 28, 2017.

5-a4: Discussion - Resolution of the Village of University Park, Will and Cook Counties, Illinois, Authorizing and Approving the Acquisition Of A Web Services Agreement From Revize LLC, Aka Revize Software Systems, ("Revize")

IT Director Bolton explained the need for the acquisition of a Web service agreement, noting that our website is 10 years old, and this one is mobile, cheaper, and will be redesigned every four years with a savings of \$20,000 over the life of the contract.

Mayor Covington stated that she wants to see Village forms, and GIS availability.

The consensus of Mayor Covington and the Board was to place this item on the agenda for action at the regular meeting of November 28, 2017.

5-a5: Discussion – Budget FY 2017-18.

The Board discussed several items that need to be addressed in this budget such as it shows the deficit, and the \$1.7 million TIF Loan, but does not show the income; The golf club's revenue and expenditures are not reflected accurately; capital improvements are not in this budget which shows a \$2.7 million deficit, nor does it show a three-year plan to repair the town center.

Interim Village Manager Pate commented that this is a bare-bones budget and he will make recommendations in an attempt to present a balanced budget.

Village Treasurer Dilworth noted that the 2016/17 year ends have not been closed, and there is no year-to-date actual for revenue from the bus shelters.

Trustee Wilson commented that she wants to see actuals to date.

Trustee Payton commented that we will need to take out a TAW, or TIF Loan, and The tax levy must be filed by December 28, 2017.

Mr. David Sevier commented that a TAW, or TIF Loan may not be an option unless the current loans are paid first.

Interim Village Manager Pate commented that his first priority was to provide an actual budget, and this is as close to an actual budget as possible.

The consensus of Mayor Covington and the Board was that recommended changes be included in this budget and placed on the agenda for action at the regular meeting of November 28, 2017.

6. ADJOURNMENT

Trustee Wilson moved, Trustee Williams seconded a motion to adjourn the Committee Of The Whole meeting of the Board of Trustee at 8:47 pm.

Motion to Adjourn Carried by Unanimous Voice Vote.

Respectfully Submitted,

Dorothy R. Jones

*Dorothy R. Jones, MMC
Village Clerk*