

1 **MINUTES OF THE VILLAGE OF OLYMPIA FIELDS**
2 **REGULAR MEETING OF THE BOARD OF TRUSTEES**
3 **Held on March 23, 2009**

4
5 The Regular Meeting of the Board of Trustees was held on Monday, March 23, 2009, at
6 the Olympia Fields Village Hall and was called to order by President Jones at 7:30 P.M.
7 The assembly recited the Pledge of Allegiance. The Clerk called the roll.

8
9 Present: Trustees – Gibson, Ormsby, Oliver, Pennington, Nale, and Meyers-Martin
10 President Linzey Jones
11 Village Clerk, Judi Kay Rangel
12 Village Administrator – David Mekariski

13
14 Absent: None

15
16 **MINUTES:**

17
18 **Motion by Trustee Gibson, second by Trustee Meyers-Martin to approve the**
19 **Minutes of March 9, 2009, as amended.**

20 **Voice Vote: All Ayes (6-0) Motion Carried.**

21
22 **BILLS FOR APPROVAL:**

23
24 President Jones stated that he has Bills for Approval totaling \$63,966.06.

25
26 **Motion by Trustee Pennington, second by Trustee Nale to approve the payment of**
27 **bills for March 23, 2009, in the total amount of \$63,966.06.**

28 **Roll Call: All Ayes (6-0) Motion Carried.**

29
30 **COMMUNICATIONS AND PETITIONS:**

31
32 President Jones opened up Communications and Petitions at 7:35P.M. Mr. Lawrence
33 Mullins, who resides at 20808 Alexander Street, stated that he wanted to thank Public
34 Works for the outstanding job that they did in regard to a tree branch that fell on
35 Alexander Street. He stated that Public Works came out and took care of it in a good
36 fashion and he just wanted to thank them for that.

37
38 **Tax Assessment Program -** Mr. Mullins stated that he attended the Tax Assessment
39 Program that took place on March 4th. He thanked the Board for bringing that program to
40 the Village in order to provide an opportunity for the residents to ask questions about
41 their property tax. He stated that he learned some things that he did not know about his
42 own property tax. Mr. Mullins stated that President Jones attended that program as well.

43
44 **Tree Branches in Graymoor Pond -** Mr. Leon Francisco stated that he is the President
45 of the Graymoor Landowners Association. For the past couple of years, the Graymoor
46 Landowners Association has been working collectively with President Jones and various

1 members of the Board in communications about the ponds that are in Graymoor. He
2 stated that President Jones has attended some of their meetings to inform them of the
3 Engineering Status Reports. They have not heard anything lately as to whether or not the
4 Village will receive Federal Funds to match the funds that the Village has, in order to
5 move forward on the work to the ponds. Mr. Francisco wanted to thank President Jones
6 and the Board for the work that they are doing, and he hopes that things are continuing to
7 move forward. He stated that two large trees have fallen into the pond and they are
8 causing a lack of drainage and aesthetic problems to the pond. The trees are not
9 completely in the pond. The branches are in there. He contacted Public Works to ask
10 them to come over to see if they could provide them with some assistance in removing
11 the trees. Mr. Alexa will be coming over Wednesday to look at the situation.

12
13 President Jones stated that he is glad that Mr. Francisco brought this to the Board's
14 attention. He stated that the first thing is to find out what Mr. Alexa has to say about it.

15
16 President Jones stated that the Village focused on Mr. Francisco's neighborhood during
17 the first phase of the Sewer Project. The Village is in the midst of completing the lining
18 of the sewers in Mr. Francisco's neighborhood. The Village determined that the Sewer
19 Lift Station that is located behind 10 Graymoor is in serious need of repair and the
20 Village has to focus resources on the Lift Station, which was not in the Village's plan.
21 Due to all the development that has taken place in Graymoor over the years, the Lift
22 Station lies below grade level and is, essentially, being flooded out. The Village will be
23 moving forward on that. The Village does not have an Engineer's estimate but President
24 Jones stated that it will cost somewhere in the neighborhood of \$500,000.00. The repairs
25 to the ponds will cost an additional 1.2 Million Dollars. President Jones hopes that the
26 residents in Graymoor understand that a lot is being done in their neighborhood in a lot of
27 different areas. The Village has been working with Mr. Marcus, along with Public
28 Works, in regard to improving Storm Water Management in the neighborhood that will
29 not cost as much as some of the other projects that the Village has to address. He stated
30 that neighborhood is getting a lot of attention and it has been for the last couple of years.

31
32 President Jones inquired of Mr. Francisco as to whether or not the Landowners
33 Association would be able to send workers out to fix the fence again this year where it
34 has fallen down in various places. Mr. Francisco stated that he has some folks coming out
35 in the spring to look at the entire fencing and what repairs will be needed, and to provide
36 an estimate to the Landowners Association. Mr. Francisco stated that the Landowners
37 Association would be taking care of that. His concern is that if the trees keep falling into
38 the pond, the cost would go beyond the 1.2 Million Dollars that the Village has for
39 dredging the ponds. President Jones asked Mr. Francisco to monitor any situation like
40 that and to inform the Board.

41
42 Trustee Ormsby asked Mr. Francisco to have Mr. Alexa look when he comes out there to
43 see if there are more trees that are in danger of falling into the pond. Mr. Francisco stated
44 that he would be more than happy to do that.

45
46

1 **Matteson-Olympia Fields Baseball League** – Trustee Oliver thanked President Jones on
2 behalf of the Matteson-Olympia Fields Baseball League for his \$500.00 contribution. He
3 stated that these are difficult times and the money to a non-profit organization like this
4 helps a long way.

5
6 Trustee Oliver stated that Dr. Ernie Gibson, on behalf of the Enhancement Organization,
7 presented the Matteson-Olympia Fields Baseball League with a check for \$520.00. That
8 contribution will sponsor a team. In addition, that contribution will sponsor a couple
9 children who might not be able to play because of their inability to meet the registration
10 fees. There were other members of the public present but they did not wish to address the
11 Board. President Jones closed Communications and Petitions at 7:45 P.M.

12
13 **FINANCE:**

14
15 **Ordinance #2009-01** Trustee Pennington stated that this evening he had Ordinance
16 #2009-01 - An Ordinance Abating the 2008 Tax Levy for the General Obligation Bonds,
17 Series 2005A of the Village of Olympia Fields. He stated that this is on Second Reading.

18
19 Trustee Pennington stated that this was discussed at the last meeting. This Ordinance
20 ensures that Cook County does not levy property tax for the payment of the interest and
21 principal on the Bonds themselves.

22
23 **Motion by Trustee Pennington, second by Trustee Oliver to approve on Second**
24 **Reading proposed Ordinance #2009-01.**

25 **Roll Call: All Ayes (6-0) Motion Carried.**

26
27 **February 2009 Financial Statement** - Trustee Pennington stated that he would be
28 reporting on the February 2009 Financial Statement. He stated that this covers the period
29 ending February 28th, 2009.

30
31 **General Fund** – Trustee Pennington stated that the revenues in the General Fund
32 exceeded our budgeted sum by \$39,322.75. The revenue budget for February was
33 \$321,257.61. The actual revenue for this period was \$360,580.36. The Village realized
34 increased revenues in the following line items: 1.Sales Tax. 2. Real Estate Tax. 3. State
35 Income Tax. 4. Towing Impound Revenue. 5. Sign Permits. 6. Business Licenses. 7.
36 Utility Taxes. The expenses were in a deficit mode for February. The Village did budget
37 for a deficit in anticipation of a significant transfer from the General Fund to the Sewer
38 Fund, which did not occur. The Village's budgeted sum for expenses was \$650,617.91.
39 The Village's actual expense figure incurred was \$374,519.95. The total budget deficit
40 was \$329,360.30. The total actual fund revenue is a deficit in the amount of \$13,939.59.
41 The fiscal year to date actual, plus encumbrance for February is a surplus \$2,270,349.67.

42
43 **Water Fund** – Trustee Pennington stated that the revenue in the Water Fund is above
44 plan for the month of February by \$3,254.00. The actual revenue was \$90,487.00 versus
45 \$87,233.00 budgeted. The expenses incurred in this fund were under plan by 35%. The
46 Village budgeted the sum of \$196,645.00, and incurred \$69,731.00 in this period. While

1 the budgeted total resulted in a deficit of \$19,412.00, the actual total was a surplus of
2 \$20,756.00. The fiscal year to date actual, plus encumbrance remain in a surplus mode of
3 \$67,752.00.

4
5 **Sewer Fund** – Trustee Pennington stated that the realized revenue in this fund was
6 \$138,119.00, against a budgeted amount of \$258,890.00. The budgeted expense for
7 February was \$242,749.21. The actual expense was \$35,772.00. This resulted in a total
8 expense budgeted surplus of \$16,151.00. The actual fund balance was a surplus in the
9 amount of \$102,347.00. The fiscal year to date actual, plus encumbrance in this fund is a
10 surplus in the amount of \$383,296.00.

11
12 **Village Investments** – Trustee Pennington stated that with regard to the investments, the
13 Certificates of Deposit total \$4,201,718.42. The Money Market Fund or the IMET Fund,
14 totals \$598,635.44. The Village's total investment is \$4,800,353.86. Trustee Pennington
15 stated that there are three accounts that go past the \$250,000.00 FDIC Protection Plan. He
16 wants to make it clear that because of the Village's investment strategy, all of the
17 Village's accounts are collateralized. Trustee Pennington stated that the Village's total
18 investment is protected, secured, and collateralized.

19
20 Trustee Meyers-Martin inquired about the Wachovia Securities. Listed under the
21 "maturity date" it states "various" and she wondered if that is because it is various funds.
22 Trustee Pennington stated that he would have to check the reason why there is not a
23 maturity date listed there.

24
25 President Jones stated that those are Treasuries. They have various maturity dates. He
26 stated that the Village's investment strategy is very conservative, as it has to be by law
27 and by practice to protect the principal.

28
29 **BUILDING:**

30
31 **New Code Enforcement Officer** - Trustee Ormsby stated that she, along with Trustee
32 Gibson and Jim Peterson, the Building Commissioner, conducted interviews for the new
33 Code Enforcement Officer on Monday, Wednesday, and Friday of last week. They have
34 narrowed the selection to four candidates. The final process will be turned over to
35 President Jones and Trustee Nale.

36
37 **PLANNING:**

38
39 **Verizon Wireless – Variance and Special Use Permit** - Trustee Gibson stated that the
40 Plan Commission met on March 17th, 2009, to hear the Petition of Verizon Wireless.
41 Verizon Wireless is requesting a favorable recommendation to the Village Board to allow
42 the construction of a stand-alone cell tower at 21000 Western, which is at the Currie
43 Motors property. She stated that all the Commissioners were present at the meeting.
44 There was a lot of discussion regarding the matter. There was a Motion and a second
45 concerning the variance, and the height and construction of the tower. The
46 Commissioners all voted no during a roll call vote.

1 Trustee Gibson stated that the reasons why the Plan Commission is not recommending
2 approval to the Board for the Petition for the Variance and the Special Use Permit are as
3 follows: 1. The aesthetics regarding the resale property value. 2. The potential for further
4 and future developments that may be inconsistent with the tower. 3. The height of the
5 tower. 4. The place that the tower will be built if it was approved. 5. There was a letter
6 received via e-mail from a resident, Mr. Jobalia, who was expressing concern regarding
7 health hazards that are related to living close to a cell tower. 6. The close proximity to the
8 residents that live in that area. Trustee Gibson stated that there were some other ancillary
9 reasons such as the chain-link fence used to protect the structure at the bottom of the
10 tower to house all the equipment. In developing the tower, there may be other cell users
11 that may want to attach to that, which would then mean there would be additional
12 structures at the bottom of the tower for their equipment. There was a Memo dated March
13 9th from Teska that was provided to the Plan Commission. There was a Memo dated
14 March 10th from the Building Commissioner that was provided to the Plan Commission.

15
16 Trustee Gibson stated that Jeffrey Risby who is a representative from Verizon is in the
17 audience this evening if the Board would like him to make a presentation. President Jones
18 stated that he may do so at this time.

19
20 **Application to Build Cell Tower on Currie Motors Property – (Discussion Only) -**
21 Mr. Jeffrey Risby stated that he is with Accurate Sights and he represents the interest of
22 Verizon Wireless in acquiring the site for their telecommunications facility. His principal
23 address is 512 East 42nd Street in Chicago, Illinois. He applied for a Variance and a
24 Special Use Permit to acquire the construction of this project. He stated that he was in
25 touch with the Building Commissioner for several months and showed plans, and he
26 never received any feedback as far as the property itself is concerned. He stated that he;
27 along with Verizon, have some problems with some of the reasons that the Plan
28 Commission denied the recommendation for this particular site. He stated that they were
29 directed to a water tower that is Village owned near the Metra Station. That is co-located
30 by two other carriers. He stated that Verizon couldn't locate there because it is overloaded
31 with the two carriers that are there. It is more than a couple blocks from the requested
32 site. It is more like a couple miles. It is outside the engineering perspective that they need
33 to address the coverage objectives that they need to have in this particular community.

34
35 Mr. Risby stated that there were health and safety issues raised at the Plan Commission
36 Meeting along with property valuations and things of that nature. He believes that
37 Verizon should have been provided with the report from Teska prior to the Plan
38 Commission Meeting so that they would have had adequate time to respond to the
39 recommendation from Teska.

40
41 President Jones inquired of Mr. Risby as to whether or not he had something in writing
42 that he wanted to submit to the Board this evening for their consideration. Mr. Risby
43 stated that he just received the report on March 20th. President Jones stated that the Board
44 is not acting on this tonight. Mr. Risby stated that he did not have anything in writing. He
45 thought it was just going to be discussion this evening. President Jones informed Mr.
46 Risby that he is welcome to submit something to the Board in advance of the next Board

1 Meeting. President Jones stated that this matter would be before the Board at the meeting
2 on April 13th, 2009.

3
4 **PUBLIC WORKS:**

5
6 **Recommendation for Bid Award to Sunset Paving, Inc. for the 2009 MFT**
7 **Resurfacing Program** - – Trustee Oliver stated that in the Board Packet is a letter from
8 Baxter & Woodman to Joe Alexa, Director of Public Works concerning the MFT
9 Resurfacing Program. There is a recommendation for a bid award to Sunset Paving, Inc.
10 in the amount of \$99,393.15 for the 2009 MFT Resurfacing Program. The three lowest
11 bidders were: Sunset Paving, Inc., Gallagher Asphalt, and Alpha Construction. Sunset
12 Paving, Inc. was the lowest bidder. Trustee Oliver stated that \$120,000.00 was budgeted
13 for this project and with this bid there is a savings of \$21,606.00.

14
15 President Jones stated that Sunset Paving, Inc. has done projects in the Village before.

16
17 **Motion by Trustee Gibson, second by Trustee Meyers-Martin to approve the**
18 **selection of Sunset Paving, Inc. for the 2009 MFT Road Resurfacing Program under**
19 **MFT Section Number 10-0000-01-GM in an amount not to exceed \$99,393.15 as the**
20 **lowest responsible bidder.**

21 **Roll Call: All Ayes (6-0) Motion Carried.**

22
23 **HUMAN RESOURCES:**

24
25 Trustee Nale stated that she did not have a formal report this evening.

26
27 **PUBLIC SAFETY:**

28
29 Trustee Meyers-Martin stated that she did not really have a report. Trustee Meyers-
30 Martin just wanted to state that the Village received \$56,543.47 from the Asset Forfeiture
31 Program.

32
33 **REPORT OF VILLAGE ADMINISTRATOR:**

34
35 **Repainting of the Village Water Towers** – Administrator Mekarski stated that in the
36 Board Packet there is a Memorandum from Joe Alexa dated March 17, 2009, regarding
37 the painting of the water towers. The water tower will have to be shutdown in order to be
38 painted. There is a polyurethane and epoxy coating put on the water tower. During that
39 time, there will still be water service and the water pressure will be maintained. The
40 entire tower will be turned off from two weeks to thirty days.

41
42 **Resolution #2009-02** – Administrator Mekarski stated that the next item is a Resolution
43 Authorizing Participation in an Inter-Jurisdictional Application for Neighborhood
44 Stabilization Program Funds. President Jones directed Administrator Mekarski's office to
45 serve on a regional commission to work with other surrounding communities within the
46 SSMMA to put an application into Cook County to compete for a portion of 28 Million

1 Dollars, which would be utilized to buyout foreclosures, to either demolish the foreclosed
2 properties and/or rehabilitate those properties. Administrator Mekarski stated that 28
3 Million Dollars is not a lot of money for all of Cook County. He stated that it is the hope
4 that our communities might be able to compete with an application and receive
5 somewhere between \$13,000,000.00 and \$17,000,000.00. Administrator Mekarski stated
6 that amount of money is barely enough to do a handful of the 44 Villages.

7
8 Administrator Mekarski stated that the Resolution authorizes the Village to become part
9 of that application process. It authorizes the consortium to put in an application to
10 compete. At this time, the Village will probably not put any houses in this application in
11 the interest of trying to take some targeted areas which meet some of our regions
12 transportation, planning requirements, and our affordable housing requirements. The
13 communities are trying to work together, and with the limited funds get the biggest bang
14 for our buck. The Village will be participating in the second round of Stimulus Funds.
15 Those funds are going to the neighborhood stabilization program through HUD, which
16 flows through the counties. The Village is working with the Building Commissioner to
17 obtain a full inventory of foreclosed properties. There may be funds for demolition and
18 Land Banking, or purchase and rehabilitation. Administrator Mekarski will keep the
19 Board posted on this application and subsequent applications.

20
21 **Motion by Trustee Gibson, second by Trustee Ormsby to approve proposed**
22 **Resolution #2009-02 – A Resolution Authorizing Participation in an Inter-**
23 **Jurisdictional Application for Neighborhood Stabilization Program Funds.**
24

25 Trustee Ormsby inquired of President Jones if this is what Joliet took advantage of and
26 they were awarded it. Administrator Mekarski stated that is correct. They had a different
27 process through their county. Cook County setup a Competitive Grant Application. It is
28 the exact same program.

29 **Voice Vote: All Ayes (6-0) Motion Carried.**

30
31 **Update- Sewer Project Financing** – Administrator Mekarski stated that the Board had a
32 lengthy work session on putting in two IEPA Applications for \$5,000,000.00 for Sanitary
33 Sewer Rehabilitation. This is part of the comprehensive rebuilding of the Village's Sewer
34 System. The Village is in the driver's seat to compete for Stimulus Dollars that are
35 flowing through the IEPA. The Village is on the IEPA Priority List to receive funding.
36 The funding substantially changes the Village's whole financial picture on this project.

37
38 At the last meeting, Administrator Mekarski reported that of the \$5,000,000.00 project,
39 25% or \$1,250,000.00 could be allocated in a Grant and the remaining \$3,750,000.00 at a
40 zero percent interest rate. This is a \$2,500,000.00 savings for the Village's taxpayers.

41
42 Administrator Mekarski stated that there were to be two Ordinances before the Board
43 tonight to effectuate the loan and the water and sewer rates. Those will be taken up at the
44 first Board Meeting in April. The Village Attorney is working with the attorney from the
45 IEPA regarding the items that need to be filed. Don Theobald is updating the Village's
46 2015 Plan to make it a 2030 Plan to look at the sewer rates, in order for that proprietary

1 fund to pay for the majority of the expense. The Village is trying to come up with a rate
2 model to pay for the debt service for the remaining \$3,750,000.00.

3
4 President Jones stated that the Village is on time and ahead of schedule with respect to
5 this. He has spent time with Mr. Theobald and Administrator Mekarski going over the
6 numbers. President Jones stated that due to the downturn in the economy, the revenue
7 that was projected is based on Building Permit Revenue, and that is not going to occur.
8 Additional development in our retail corridors is going to be delayed as well. This is the
9 reason for updating the 2015 Plan. After Mr. Theobald has completed his analysis,
10 Trustee Pennington will be getting involved in the analysis and then it will be coming
11 before the Board in a workshop. The Board will then have the complete context of the
12 Village's revenue and expenses, not only to address this issue, but also to address the
13 ongoing obligations of the Village through its General Fund. President Jones stated that
14 the Ordinances don't have to be passed until the end of June or the middle of July. The
15 Ordinances will be before the Board well in advance of that time.

16
17 **Update – Washington D.C. Trip** - Administrator Mekarski stated that the next item is
18 the update on the Washington D.C. trip. He stated that this is very good news in terms of
19 the Village's future and its present. The Village participates with a Federal Lobbyist
20 Communications Expert with Park Forest, Matteson and Richton Park. The Village's
21 small investment or contribution is, approximately, \$35,000.00. They have brought in
22 over twelve times of the Village's investment, not just for the Village, but also in terms of
23 all the participating Municipalities. Administrator Mekarski stated that this relationship
24 started back in 2002 or 2003. The four communities have brought home close to
25 \$6,000,000.00 in Federal Dollars to drive local projects.

26
27 Administrator Mekarski stated that this year they submitted three projects. One project is
28 in consortium with all the communities participating in SouthCom. Those communities
29 are: Olympia Fields, Park Forest, Richton Park and Matteson. They put in for technology
30 improvements. Administrator Mekarski stated that the Village put in for the Graymoor
31 pond construction. We expanded that request for Federal Money for the dredging project,
32 which has been discussed by the Board. Also, as an additional caveat for environmental
33 enhancement of the Graymoor Ponds to include shoreline stabilization and vegetation
34 which would enhance the wildlife capabilities of that whole ecosystem and give it a more
35 sustainable, environmentally sensitive type of environment. The reason they did that is
36 two-fold: 1. This gives Administrator Mekarski verification with a Consent Order that the
37 Village signed with the IEPA. The Village was obligated to look for Federal Applications
38 for enhancing that stream segment. The verification will go to the Village Attorney to be
39 forwarded to the IEPA to show compliance. 2. Congress wants more money spent on
40 infrastructure in Stimulus II. Most of the money in this year's Stimulus Bill for core
41 projects is being tied to very large projects like the Louisiana levees that are already in
42 the hopper. Our Senators and our Congressman are working diligently to try to ensure
43 that some of the local projects get funded through the core in the next Bill. That project
44 was 1.2 Million Dollars. It is now 2.5 Million Dollars. One portion is for dredging and
45 the other portion is for environmental enhancement.

46

1 Administrator Mekarski stated that the last element the Village is submitting is
2 enhancement of our Video Surveillance System. The Village received \$50,000.00 from
3 DCEO, \$30,000.00 from DHS, and \$25,000.00 from St. James Hospital to do video
4 surveillance of the 203rd Street Metra Facility. This consists of the entire corridor, the
5 high school and the hospital. The \$300,000.00 request from the Stimulus Package with
6 the Federal Government would be used to tie into the 211th Street Station and the
7 intersections at Western Avenue and Vollmer Road, and Crawford Avenue at Western
8 Avenue to the east.

9
10 President Jones and Administrator Mekarski along with the other delegations from the
11 three communities met for an entire day in D.C. They met with the offices of Senators
12 Burriss and Durbin, and they met with Congressman Jackson's office. They went to the
13 FHA. They also met at the White House with Valerie Jarrett, Senior Advisor and
14 Assistant to President Obama. Administrator Mekarski stated that the meetings were very
15 productive. They are hopeful that there will be positive feedback in funding the local
16 projects. The day before they arrived in D.C. President Obama signed the Omnibus
17 Appropriations Bill. Contained in that Bill are three critical projects that the Village
18 submitted last year. Administrator Mekarski stated that \$475,000.00 has been awarded to
19 the Village of Olympia Fields to do intersection improvements at 203rd Street and
20 Crawford Avenue. This provides almost half the funding to this Million Dollar Project of
21 land improvements and signalization. It is a critical corridor for emergency vehicles,
22 school buses and pedestrians. It will only get worse once the Tolentine Development is
23 developed. The Village is working with Representative Al Riley and Senator Toi
24 Hutchinson to obtain a match of IDOT funding to complete that project. That project is to
25 be completed in 2013. The Village would like to move that project forward.

26
27 Administrator Mekarski stated that the Village received \$300,000.00 for SouthCom
28 Technology improvements. This reduces the burden on the taxpayers.

29
30 Administrator Mekarski stated that the four communities received a total of \$125,000.00
31 in a campaign to fight Retail Redlining. The four communities worked a detailed
32 marketing strategy to bring Class retail into the south towns and putting strategies behind
33 stopping Retail Redlining.

34
35 President Jones stated that when the package was submitted this year there was an
36 additional \$155,000.00 requested for Retail Redlining Strategy. This project caught the
37 attention of Senator Durbin. Senator Durbin came out a few months ago, and spent time
38 with all the representatives of the four Villages touring Lincoln Highway and Cicero in
39 order to understand Retail Redlining. With good marketing and educating of the Class
40 "A" retailers, we have a better chance of strengthening our Retail District in the Village,
41 and Lincoln Mall, which needs a lot of help. Senator Durbin stated that he could take the
42 project all across the country where this problem is endemic in minority communities.
43 President Jones stated that earmarks do work.

44
45 President Jones stated that when the group was in Congressman Jackson's office,
46 Congressman Jackson stated that we were doing a great job, and that we come up with

1 great projects, and you hire a Federal Lobbyist. Congressman Jackson stated that there
2 are communities in the south suburbs that don't have professional staffs. They don't have
3 a Federal Lobbyist. Congressman Jackson inquired of the group as to what they could do
4 to help him. Administrator Mekarski and Chief Chudwin along with Mimi Mesirow,
5 made a presentation to the representatives of 35 communities in the south suburbs sharing
6 with them all the information that the Village had collected through the Federal Lobbyist,
7 and our investigation of how you qualify your Village for Water Projects and Sewer
8 Projects, and police cars, and police officers. President Jones stated that Administrator
9 Mekarski spent two or three hours one-on-one with Mayor Brodie of Robbins. Robbins
10 has no professional staff. That is one of the poorest communities in the country. Russ
11 Prekwas from Robinson Engineering came over and he agreed to work pro bono for them
12 as well. Administrator Mekarski will be doing a follow-up this week with the City of
13 Harvey to make sure they are up to speed on what needs to be done. The first deadline for
14 the Water and Sewer Projects is March 31st.

15
16 President Jones stated that we have to help each other. He stated that we can do all we
17 want in Olympia Fields, but the south suburbs continues to limp along. President Jones
18 stated that this is Olympia Fields showing its regional leadership and doing what it is
19 suppose to do and sharing these resources. He stated that this is good for the Village. It is
20 good for the Village's reputation. It is good for relationships in the region. President
21 Jones stated kudos to Administrator Mekarski. He has put in a lot of extra time. He stated
22 the same goes for Chief Chudwin and Russ Prekwas. He stated they have stepped out of
23 their job assignments to lend assistance in the region. President Jones stated that he is
24 proud of them.

25
26 **Lincoln Highway/Western Avenue Retail Corridor** – Administrator Mekarski stated
27 that the Board received a report from the planning session regarding the Lincoln
28 Highway/Western Avenue Retail Corridor. The Village is participating in a \$50,000.00
29 Corridor Study. \$30,000.00 was received from DCEO with a competitive Grant and
30 \$20,000.00 was received from developer contributions from the two landowners, Currie
31 Motors and Joe Salamone who bought out the Harold Motors property.

32
33 Administrator Mekarski stated that the first document dated March 4th, 2009, gives a
34 synopsis of the community response, the key stakeholders response. He stated quite a few
35 of the Trustees were at that meeting. The second document contains a preliminary
36 analysis of possible retail targets that we are looking at for the Corridor, specifically, the
37 Currie Motors and Harold Motors site. Administrator Mekarski stated that it compares
38 our site to actual sites for Costco, Lowe's, Hobby Lobby, Trader Joe's, Chili's, Macaroni
39 Grill, and others. Our site meets or exceeds actual locations in Costco's. This will show
40 retailers that they can make a profit in our Village. Input is needed from the Board
41 towards additional retail targets. If there are retailers that the Trustees would like to see in
42 the Village or in Chicago Heights, they should e-mail that information to Administrator
43 Mekarski as soon as possible. The consultants will be working on an implementation
44 strategy.

45

1 Administrator Mekarski stated that there is a 3D image of a landscape improvement for
2 the Corridor. It would take up the entire Amoco site. There is a tower that would have an
3 electronic media sign. The tower is done in a tasteful edifice emulating old, historical,
4 railroad architecture that was found in the City of Chicago Heights. There are pedestrian
5 walkways and sitting areas and flags. There are landscape improvements to that
6 intersection on the Olympia Fields side and the Chicago Heights side. This may be
7 funded, or partially funded through the Chicago Heights TIF Program.

8
9 Trustee Meyers-Martin inquired of Administrator Mekarski how close to finalization is
10 Food 4 Less. Administrator Mekarski stated that is scheduled for the fall of this year or
11 the spring of next year. Within the next few months there will be renovation going on in
12 the interior of the building. That is the old Dominick's site in Chicago Heights. President
13 Jones stated that the Village is meeting with Jewel on April 2nd so they can get ready for
14 the competition. Trustee Meyers-Martin stated that Teska made it clear at the meeting
15 that with the amount of money that is spent on food in this area, it could support three
16 grocery stores.

17
18 Trustee Pennington stated that he wanted to commend Administrator Mekarski for
19 bringing that event together. He attended the meeting, and he thought it was very sound,
20 and a very excellently planned program. He stated that the spirit of cooperation was there
21 that evening between Olympia Fields and Chicago Heights. Administrator Mekarski
22 stated that he appreciates that.

23 24 **REPORT OF VILLAGE PRESIDENT:**

25
26 President Jones stated that he believes that he has done that.

27 28 **UNFINISHED BUSINESS:**

29
30 **Market Manager - 2009 Farmer's Market** – Trustee Pennington inquired as to whether
31 or not Mr. Marxman accepted the terms. Administrator Mekarski stated that Mr.
32 Marxman accepted all the terms and the Village will be forwarding a formal letter to Mr.
33 Marxman this week. Mr. Marxman is excited about starting the Market in June.

34
35 **Walk-through on Scott Drive** – President Jones inquired of Trustee Nale as to whether
36 or not she was still going to do the walk-through on Scott Drive. Trustee Nale stated that
37 she was going to do that. Trustee Ormsby stated that she will be out of town, but after
38 April 13th she would be happy to do the walk-through with Trustee Nale.

39
40 **Roadway into Arcadia School** – Mrs. Linda Cesaro was in the audience. President Jones
41 informed her that he did speak with Joe Alexa about looking at the roadway into Arcadia
42 School. Mr. Alexa is going to obtain an estimate of the cost to install curbs on both sides
43 of that roadway. That is the only thing that will solve the problem. Mr. Alexa is doing an
44 onsite visit and obtaining photographs of the site. That matter will be before the Board at
45 the second meeting in April.

1 **NEW BUSINESS:**

2
3 The Board did not have any new business.

4
5 **RESIGNATIONS AND APPOINTMENTS:**

6
7 President Jones stated that he did not have any Resignations or Appointments.

8
9 **ADJOURNMENT:**

10
11 **Motion by Trustee Pennington, second by Trustee Meyers-Martin to adjourn at**

12 **8:35 P.M.**

13 **Voice Vote:**

All Ayes (6-0)

Motion Carried.

14
15 **Respectfully submitted by Faith Stine.**

16
17
18
19