

1 **MINUTES OF THE VILLAGE OF OLYMPIA FIELDS**
2 **REGULAR MEETING OF THE BOARD OF TRUSTEES**
3 **Held on June 8, 2009**

4
5 The Regular Meeting of the Board of Trustees was held on Monday, June 8, 2009, at the
6 Olympia Fields Village Hall and was called to order by President Jones at 7:35 P.M. The
7 assembly recited the Pledge of Allegiance. The Clerk called the roll.

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

13
14 Absent: None

15
16 President Jones stated that in the interest of time we would go into Communications and
17 Petitions. He invited State Representative Al Riley to come up and make a presentation to
18 Peggy Brazley.

19
20 **COMMUNICATIONS AND PETITIONS:**

21
22 President Jones opened up Communications and Petitions at 7:36 P.M. State
23 Representative Al Riley stated that it was good to be back home in Olympia Fields. He
24 stated that they are taking a little hiatus from Springfield while the Governor and the
25 legislative leaders try to get a Budget that the people would want passed. He stated that
26 right now all social services have a chance of being funded at a 50% level. State
27 Representative Al Riley stated that is unacceptable. The Governor has assured State
28 Representative Al Riley that he, along with the legislative leaders are working on a
29 Budget that we can all be proud of, and where social services are considered at least at
30 the level they were last year. He stated that they would not be called down to Springfield
31 for frivolous meetings like they were with the previous Governor. They will be called
32 back down to Springfield when there is something to negotiate and pass.

33
34 **William Brazley Proclamation Presentation – State Representative Al Riley** – State
35 Representative Al Riley stated that he has lived in Olympia Fields since 1984. He stated
36 that one of the things that is always memorable are all of the people who have come
37 through the Village and helped build it. He stated that there have been a lot of people in
38 the last 20 years that have been instrumental in helping to build this community and that
39 includes President Jones, the Board, and other folks. He stated that one of the things that
40 is unique about Olympia Fields is that the leadership in the last 20 years as the Village
41 began to evolve, is that we are all friends. He stated that it is really good to work with a
42 friend and someone who cares about the development of the community. Tonight he
43 honors one of those people. State Representative Al Riley stated that Mr. Brazley was a
44 good friend, a very accomplished person, and a very accomplished architect. William
45 Brazley meant so much to this Village. He stated that it is not enough to be honored by
46 the community. He stated that when the entire State and the General Assembly honors

1 someone, that really means something. State Representative Al Riley read the following
2 Resolution:

3
4 "State of Illinois, Ninety-Fifth General Assembly, House of Representatives, House
5 Resolution No. 1629 Offered by Representative Al Riley.

6
7 **WHEREAS**, The members of the Illinois House of Representatives are saddened to learn
8 of the death of William E. Brazley of Olympia Fields, who passed away November 8,
9 2008; and

10
11 **WHEREAS**, Architect William E. Brazley Jr. left his mark on the skyline of Chicago,
12 the suburbs and O'Hare Airport, but one of his proudest moments was when he stepped
13 on the golf course at Olympia Fields Country Club in 1992; Mr. Brazley and Eric
14 Johnson, the former head of Johnson Products Company, were the first two African
15 Americans voted into the old-line country club by the membership; and

16
17 **WHEREAS**, Mr. Brazley started William E. Brazley & Associates Ltd., a Matteson
18 architectural company, with his wife, Peggy, in 1975; they built the company into one of
19 the largest minority-owned architectural firms in the Midwest, with more than 40
20 employees and two additional offices; the company completed more than 500 projects
21 during its 30-year history; and

22
23 **WHEREAS**, In addition, the firm designed and built the \$50 million joint cargo facility
24 at O'Hare Airport for Lufthansa and Air France Airlines, the \$40 million convocation
25 center at Chicago State University, and the Maywood Public Works facility, as well as
26 numerous schools, churches, and educational municipal buildings in the Chicago area,
27 Michigan, and Indiana; and

28
29 **WHEREAS**, The company also worked with other builders on major ventures including
30 the McCormick Place Annex, the United Terminal at O'Hare, Navy Pier expansion, and
31 the modernization of Cook County Hospital; and

32
33 **WHEREAS**, Mr. Brazley was a graduate of Thornton High School in Harvey and Purdue
34 University, and did advanced work at Massachusetts Institute of Technology; before
35 starting his firm he was director of facilities management and assistant budget director at
36 Governors State University; and

37
38 **WHEREAS**, He was an accomplished chef who was proud of his gumbo; he had an
39 extensive outdoor kitchen that was once featured on a home and garden television show;
40 and

41
42 **WHEREAS**, William Brazley is survived by his wife, Peggy; his two sons, Kerry and
43 Kendall; five grandchildren; and his Goddaughter, Bettie Lewis; therefore, be it
44

1 **RESOLVED, BY THE HOUSE OF REPRESENTATIVES OF THE NINETY-**
2 **FIFTH GENERAL ASSEMBLY OF THE STATE OF ILLINOIS,** that we mourn,
3 along with his family and friends, the passing of William Brazley; and be it further
4

5 **RESOLVED,** That a suitable copy of this Resolution be presented to the family of
6 William E. Brazley as a symbol of our sincere sympathy.
7

8 Adopted by the House of Representatives on November 20, 2008. Michael J. Madigan,
9 Speaker of the House, Mark Mahoney, Clerk of the House." State Representative Al
10 Riley presented the Resolution to Peggy Brazley. (There was a round of applause).
11

12 Peggy Brazley stated that she thanked everyone from the bottom of her heart. She stated
13 that she misses William every day. She is moved that after all this time people are still
14 thinking about him. She stated that William would be so proud because he loved Olympia
15 Fields. He would be proud to know that he is being honored tonight. She appreciates this
16 and she thanked everyone for still remembering William. (There was a round of
17 applause).
18

19 **Jazz in the Park** – State Representative Al Riley stated in 1994 Martin and Lois
20 Antonis started an affair to raise money for charity. It was called "Jazz in the Park." It
21 was held at their home. The event got bigger and in 2007 it was held at Governors State
22 University. Due to circumstances, Governors State University will no longer have the
23 event held there. State Representative Al Riley got an Exploratory Committee of people
24 together to keep Jazz in the Park going. State Representative Al Riley stated that Jazz in
25 the Park for Charity would be held on Sunday, July 26th at Bicentennial Park from 2:00
26 P.M. to 7:00 P.M. The Prairie State Jazz Band will perform. Ava Logan who is a very
27 great, local song stylist will perform. The Afro-Semitic Experience will perform. They
28 play world music and ecliptic jazz. Headlining the event will be world-renowned guitarist
29 Nick Colionne. The cost is \$50.00 a ticket. All of the proceeds go to the 15 charitable
30 organizations that are being sponsored this year. The website is
31 www.jazzintheparkforcharity.org.
32

33 President Jones stated that later on in the agenda, there will be discussion about the
34 spending out of the Capital Bill that State Representative Al Riley and other members of
35 the delegation were able to put into the Public Works Bill that is pending before
36 Governor Quinn.
37

38 President Jones stated that he thought many of the people in the audience were here
39 regarding the light at 204th Street. He stated that he would move that item up during
40 Communications and Petitions so that members of the audience could give their input
41 regarding that matter. He stated that the Board isn't necessarily going to take any action
42 on the matter this evening.

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46

1 **REPORT OF VILLAGE ADMINISTRATOR:**

2
3 **Follow-up Report – Street Lighting 204th and Kedzie Avenue** – Administrator
4 Mekarski stated that there are copies of the correspondence and Staff Report on the front
5 table if any audience member was interested in reviewing those items. He stated that a
6 few meetings ago, a resident expressed concern for the need to enhance safety for
7 pedestrian and vehicular traffic in the area. The resident asked the Board about the
8 possibility of erecting a street light at the intersection of Kedzie and 204th Street.

9
10 Administrator Mekarski stated that Public Works had two options. The Village could
11 enter into a long-term arrangement with Commonwealth Edison to erect a Cobra style
12 lights on a wooden pole. The cost of the installation and the electricity would be spread
13 over a 20-year period. But that would cast a lot of light throughout the neighboring
14 homes in that area. The Board of Trustees asked the Department of Public Works to
15 evaluate constructing an alternative light matching the light standard on the newly
16 renovated Kedzie Avenue. The cost for that light would be about \$17,000.00. That would
17 not be spread over a 20-year period. It would have to come out of budget allocation for
18 this fiscal year for its erection. Then there would be an annual electrical charge for that.

19
20 Administrator Mekarski stated that President Jones and the Board had asked the
21 Homeowners Association to evaluate the issue. David Brooks, the President of the
22 Original Homeowners Association convened a meeting. Correspondence regarding that
23 meeting is in the Board Packet. As a result of that meeting, it was determined that the
24 majority of the residents that reside by the intersection and in that subdivision were
25 opposed to a light being placed there.

26
27 Administrator Mekarski stated that the main concern of the resident was the visibility of
28 the intersection in the evening. Joe Alexa submitted a Memo to the Board indicating that
29 for about \$400.00 or \$500.00 a larger sign faceplate for the street name at Kedzie and
30 204th Street could be installed. The sign could be enhanced with a more reflective
31 material. The poles would be enhanced with a highly reflective material as well. Another
32 vertical pole could be placed on the opposite side of the intersection, opposite the street
33 pole.

34
35 Mr. Ron Bean thanked the Board for the opportunity to speak on this issue. He has been a
36 resident of Olympia Fields for 23 years. He chose in part to move here because of the
37 charm that is offered by the lack of lighting in the Village. He did not see in the literature
38 that the lack of street lighting has increased accidents, or that there is any correlation
39 between that and any crime that occurs in the Village. President Jones stated that there is
40 no such allegation to that.

41
42 Mr. Bean stated that after hearing the remarks by the Village Administrator, he felt that
43 the recommendation for the lesser-cost solution would be what many others in the
44 Village would ask for. He stated that while \$500.00 at that intersection may not be
45 expensive, the same kind of request for other locations in the Village could put a crimp in

1 the Village's Budget. Mr. Bean stated that he and his wife stand in opposition to any
2 lighting at the intersection. They have not found there to be any problems.

3
4 Mrs. Beverly Sokol inquired as to whether or not there are an alarming number of
5 accidents occurring at 204th and Kedzie. She thought that the request was made due to
6 safety. President Jones stated that generally it was safety, but as he understood the
7 request, it was for knowing where 204th was and the ability to turn into the intersection.
8 He stated that there is no data at this point to suggest there are any accidents there. He is
9 not aware of any accidents at 204th and Kedzie period. It was brought up by the residents
10 because of the lack of visibility of the street sign at that intersection.

11
12 Mrs. Sokol stated that it is her personal opinion that it will not enhance the charm of the
13 Village. She believes that it would give license to other residents to want to do the same
14 thing. She believes that it would take away from the look of the Village.

15
16 Mrs. Sharon Turner-Johnson stated that she resides at 20307 Kedzie, which is really at
17 the corner of 204th. She is the second house from the corner. She believes it would be a
18 hindrance. The light would be blinking off and on all night. The people that are in the
19 area know the stop sign is there. She would go with the cheaper option, especially, if
20 everyone were going to have to pitch in and contribute to it. Unless, there was an increase
21 in accidents she can't see putting it in. She does not believe that it is necessary.

22
23 Mr. Henderson Evans stated that he resides at 20344 South Harding. He has been a
24 resident in Olympia Fields for the past four years. One of the reasons they moved there
25 was because of its name "Original" Olympia Fields. He inquired if you put a light there,
26 is it going to be "Original?" He stated that he votes against it. President Jones inquired as
27 to whether or not he had any reaction to the proposal about increasing the illumination of
28 the sign itself. Mr. Evans stated that he brought that up with the Homeowners Association
29 about putting reflectors there. He worked with the Department of Streets and Sanitation
30 for 30 years. He knew that would have a little affect there. He stated if you are at the stop
31 sign at 203rd and you are heading south, you know the next intersection will be 204th
32 Street. Mr. Evans stated that he has not seen an accident there. He would prefer to keep it
33 as it is. He stated that if they want lights let them move into The Trails.

34
35 Mr. Steve Miller stated that he resides at 20411 Kedzie. He wanted to thank President
36 Jones for the enhanced police presence on Kedzie. He stated that it has made a world of
37 difference. Mr. Miller stated that the increased police presence and the ticketing of
38 offenders is much more important than putting up some kind of a light or street sign. He
39 believes that an implicit assumption of this is that crime is increasing in Olympia Fields.
40 He could be wrong in that. He does not believe that there is a need for any kind of
41 reflectors, stoplights, lamplights, or anything else. The enhanced police presence makes
42 the crucial difference. He stated that he has been teaching at Loyola for many years. He
43 teaches night classes. He has never had a problem coming home. He believes that the
44 present lighting is sufficient. He stated that he is strongly opposed to putting anything
45 else on that particular corner.

1 Mr. James Jewett stated that he resides at 20403 Kedzie. He resides right at the corner
2 where the proposed light would be installed. He has resided in Olympia Fields for 35
3 years. He has never had a problem with people finding the house or accidents in the front.
4 He is concerned that if the light is installed, it may encourage cars to go faster down
5 Kedzie rather than slower. If it is a safety concern, he believes not having the light would
6 be better.

7
8 Mrs. Kay Mangan stated that she sent a letter to Administrator Mekarski and the Village.
9 She has resided in Olympia Fields for 40 years. She stated that she has never seen an
10 accident on that corner. She is discouraged that they are even thinking about the
11 reflectors and oversize stop signs. She stated that there was a time when the stop signs
12 were not as grotesque as what they are now on Kedzie. She would like the whole way to
13 be improved. Mrs. Mangan stated that the police presence with the increased traffic has
14 helped the whole situation. She appreciates that. She stated that there is a lot of truck
15 traffic at night. She finds it interesting that they would want to increase the traffic on their
16 little street, which is very narrow on 204th and Kedzie on both sides of the street and,
17 especially, in front of her home it is very narrow. Mrs. Mangan stated that having more
18 traffic there would really be a problem for anyone. There are not a lot of young children
19 in the area now. But it would still be a problem. She would appreciate it being left as is.
20

21 President Jones stated that in fairness to the Board, there was a group of residents that
22 came and spoke to the Board about the issue. The Board wanted to make sure that the
23 neighborhood was aware that this was being raised as an issue in order for the Board to
24 get feedback. He stated that some of her comments would suggest that anyone on the
25 Board has made up their mind about any of this one way or another. He stated that they
26 haven't. He believes that the comments are very powerful in the points that are being
27 made here. In fairness to the Board, the Board is just doing its job. He wants to be clear
28 that no one is planning anything. Staff is going through its job of digging through the
29 issues and thinking about other recommendations, which is what staff does. President
30 Jones stated that the Board would make a decision at some point. He stated that
31 everybody was open-minded about this. Nobody was coming at this from any particular
32 direction.

33
34 Mrs. Mangan stated just the recommendations from Joe Alexa as to what he could do.
35 President Jones stated that staff is tasked with not telling the Board don't do anything.
36 Staff is tasked with giving the Board other ideas. That's all. Mrs. Mangan stated that she
37 understood.

38 *****

39
40 **COMMUNICATIONS AND PETITIONS: (CONTINUED)**

41
42 President Jones stated that we are still in Communications and Petitions and if there are
43 other residents that want to address other issues before the Board they may do so at this
44 time.

45

1 **Signage at Olympia Square** - Mrs. Beverly Sokol stated that she wanted to read
2 something that pertains to the corner of Vollmer Road and Governors Highway where
3 Olympia Square is located. "It is understandable that today we must support our
4 businesses and advertising can increase business. However, in this case, the dilapidated,
5 wooden sign structure, the temporary signs, and the unkempt appearance of the corner,
6 one of the most visible corners in the Village, create the impression of a failing shopping
7 plaza that cannot afford appropriate signage. If we are to attract Class "A" Retailing, it
8 follows that we must expect Class "A" appearances. There are attractive signs that can be
9 erected on the corner to advertise the wonderful values and businesses in the center. The
10 aged Grand Opening pennant is another eyesore that indicates failure rather than success.
11 In the long run, attractive signage will create the image of success, which in turn will
12 encourage other Class "A" operations to invest in our community while increasing
13 volume at our established businesses." Mrs. Sokol stated that was an e-mail that was sent
14 to the Board on April 22nd. She stated that she, along with her husband, attended the
15 meeting at the end of April. She did not read the e-mail at that time. They addressed the
16 issue. She would like to know what will be done and when.

17
18 President Jones stated that when Mr. and Mrs. Sokol were before the Board in April,
19 there was a significant amount of other signage at the location. A number of those signs
20 have been removed. He stated that Mrs. Sokol was correct that the other signage has not
21 been fully addressed. President Jones stated that Trustee Ormsby, Trustee Gibson and Jim
22 Peterson have had conversations about forcing the removal of the Banner Signs that are
23 affixed to the wall of the center. This would include James & Sons and Burgundy Bistro.
24 The Village received some good news within the last 24 hours in regard to additional
25 tenants going into Olympia Square.

26
27 President Jones stated that the Village has informed Bizios that it wants the temporary
28 signs removed. He stated that the wood structure should be removed. It serves no
29 purpose. The Village would like the temporary sign on the wheels removed. President
30 Jones stated that these are tough economic times. He stated that the Village is aggressive
31 at every shopping center in the Village in terms of moving to higher quality. He believes
32 the wooden sign will be removed by the end of next week. In June, the Village will
33 aggressively enforce that all the temporary Banner Signs along the facade be removed
34 through enforcement, with the exception of the Farmer's Market sign that pops up and
35 down with the market itself. President Jones stated that the signage on the wheels will be
36 the most difficult to deal with. There is value to Bizios to have that remain. The Village is
37 going to put that within the same context of other temporary signs so it won't be up for
38 the length of time it has been up. President Jones stated that these are the various things
39 that the Board is juggling to ensure that the shopping center stays as strong as it can in
40 these times.

41
42 Trustee Ormsby stated that this was discussed at the last Board Meeting. The discussion
43 of the signage at Bizios is in the Board Minutes. Trustee Ormsby stated that the Board
44 realizes the unsightliness of it and the Board knows that it has to move on this. The Board
45 did not forget about this from April 22nd. Trustee Ormsby did not want Mrs. Sokol to
46 think that the Board has ignored this issue, because it has not.

1 Mrs. Sokol stated that we are all on the same team and we all care very much. She
2 believes that there might be alternatives. She stated that there are two Monument Signs
3 there. She thought perhaps the Monument Signs could be converted and perhaps they
4 could be digitalized.

5
6 President Jones stated that there is no money for that. That would cost in excess of
7 \$50,000.00. That is why they don't have it at the center. They can't do the Monument
8 Signs. That would be \$50,000.00 a sign. He stated that the Village went through a whole
9 analysis of this. President Jones stated that there is not \$50,000.00 lying around on the
10 table right now. Mrs. Sokol stated that she understands. President Jones stated that he and
11 Administrator Mekarski have discussed that with some of the dollars that may come to
12 the Village in connection with the Members Initiative Bill, the Village has close to a
13 Million Dollars in that Pork Barrel Bill, they thought about partnering with Bizios to
14 actually build an Electronic Reader Board Sign at the corner, where the Village could
15 bring some money to the table. He stated the signage would benefit the Village as well.
16 The Village is in the early stages of contemplating that. Bizios does not have \$50,000.00.
17 Mrs. Sokol stated that she understands. She thought his suggestion would be fantastic
18 because everyone has had the vision of Olympia Square becoming our town center. She
19 thinks that would be great and she hopes that it works. President Jones stated that we are
20 all working together to get this done.

21
22 **Standing water on Kedzie** - Mrs. Sharon Turner-Johnson stated that ever since they did
23 the work along Kedzie we have large amounts of standing water. She has called a few
24 times and they have come out but there is nothing done. Before the streets were done they
25 didn't have the standing water. If it rains hard, the water is just there. She inquired as to
26 whether or not anything has been done about that.

27
28 President Jones stated that he was not aware there was an issue. It is on the list for the
29 Village to look into. Administrator Mekarski inquired as to what area on Kedzie. Mrs.
30 Turner-Johnson stated that she is at 20307 and she gets it, but further down it is quite a
31 bit. It is south on Kedzie.

32
33 **Home on Kedzie** - Mr. Ron Bean asked the Village to do something about the home on
34 Kedzie with the garage in front of it. President Jones stated that it is on the Village's list.
35 Mr. Bean stated that there are dead trees in the front and back that need to be taken down.
36 He stated that it is an unsightly piece of property that impacts the values of the other
37 homes on the street. He knows that they are trying to sell the home.

38
39 Administrator Mekarski stated that Olympia Fields is serving on a consortium with 14
40 other communities in the Chicago/Southland area to look at capturing some Stimulus
41 Dollars that have gone through the Department of Housing and Urban Development
42 under the Neighborhood Stabilization Program. There are competitive applications of
43 almost 47 Million Dollars to share with participating communities and they target-
44 foreclosed homes. In the first round, all the member communities work to try to get the
45 biggest bang for the buck, so to speak, and try to allocate a large allocation to some of the
46 communities that have a significant amount of foreclosed homes, such as Harvey,

1 Dixmoor, and Posen. For those communities that sat out on the first round, the second
2 round will be a strong preference towards trying to assist the communities with some
3 dollars for renovation and rehabilitation. Administrator Mekarski stated that the Code
4 Enforcement Officer is to provide President Jones with a list of 10 to 15 of the most
5 severe homes. These are bank owned properties. They are known as "REO's" or "Real
6 Estate Owned" Properties. He stated that these are possible candidates to be included in a
7 Consortium Application for the second round of funds. There could be up to
8 \$300,000.00 per home to come in and purchase the lot and the home, and renovate it up
9 to the housing standards. A non-profit organization was hired to help market the home in
10 order to put it back up for sale. Administrator Mekarski stated that there were two homes
11 in the first round that the Village was recommending for demolition and land banking,
12 which is another option besides rehabbing. The one on Kedzie was one of the candidates
13 as well as one in Graymoor. The Code Enforcement Officer informed Administrator
14 Mekarski that both of those homes were sold from the bank to another homeowner. There
15 is a process, once the transfer is completed, for rehabilitation by that homeowner. The
16 Kedzie Avenue home may be self-corrected through a new homeowner and through
17 renovation.

18
19 President Jones stated that the Village is going to continue to watch that property. The
20 Village had to go to Court with a handful of properties in the Village. The Village had to
21 get a Court to Order the home to be demolished. Court's are very loath to do that.
22 President Jones is not sure that property can be rehabilitated. He is not sure that it is in
23 the best interest of the Village that that property be rehabilitated. He feels it would be in
24 the best interest of the Village if that property disappeared and something new was built
25 in its place. That is just his opinion. He is not sure that a Judge would agree with him.

26
27 Mr. Bean stated that he agreed with the opinion of President Jones. He stated that if the
28 home is to be occupied, he suggests that the Village Inspector recognize that the home
29 has sat vacant for over two winters and has probably not been properly winterized.
30 Someone that buys that, unbeknownst to them will have broken pipes because the water
31 has been cut off. President Jones stated that house has probably been under inspection.
32 The Building Commissioner is under very strict guidelines in terms of closely managing
33 those kinds of properties. If they are going to rehabilitate, and the deal with the mold
34 issues and anything else, is under a lot of scrutiny by the Village. He stated,
35 unfortunately, in this day and age, even properties just going into foreclosure, once they
36 empty out, the bank cuts the electricity off, the sump pumps aren't running, they fill up
37 with water in the basement when it rains and then we have mold. One of the things that
38 the Village is monitoring, is one of the Bills that passed out of the General Assembly
39 right at the end of May improves upon that situation. President Jones stated that there was
40 a Bill pending that would put greater obligations on banks in terms of notifying
41 Municipalities, and it would put the Village in a better position to monitor those homes.
42 He stated that the Village is actively monitoring those houses and it shares Mr. Bean's
43 concerns. Mr. Bean stated that he appreciates what the Village is doing about it. It is a
44 concern. He stated that the neighbors all around appreciate anything that you can do.
45 President Jones closed Communications and Petitions at 8:23 P.M.

46

1 **MINUTES:**

2
3 **Motion by Trustee Gibson, second by Trustee Oliver to approve the Minutes of May**
4 **11, 2009, as amended.**

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

6
7 **BILLS FOR APPROVAL:**

8
9 President Jones stated that he has Bills for Approval totaling \$222,431.30. He stated that
10 the Board has a Bill List highlighting the more significant components of that including
11 water purchase from the Village of Oak Lawn, the purchase of a new vehicle for the
12 Building Department, and a new vehicle that the Village purchased from Currie Motors.
13 He stated that those are the largest entries.

14
15 **Motion by Trustee Pennington, second by Trustee Nale to approve the payment of**
16 **bills for June 8, 2009, in the total amount of \$222,431.30.**

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

18
19 **FINANCE:**

20
21 **Online Bill Pay, Credit Card Acceptance and Remote Deposit** – Trustee Pennington
22 stated that this evening he would bring everyone an update on the online bill payment
23 structure and credit card acceptance capabilities that are being offered by the Village.
24 Trustee Pennington stated that at the Board Meeting on May 11th, he discussed the fact
25 that the Village had instituted a program to accept credit cards and debit cards for
26 payment at the front counter. The payment of all fees are directly related to Village
27 Business only, and can be made with either a credit card or debit card. Checks, money
28 orders, and cashier checks will continue to be accepted as forms of payment at the front
29 counter. All checks received at the front counter, or through the mail, or that are left in
30 the drop box are being scanned directly into the Village's account with Charter One. The
31 money is there immediately.

32
33 Trustee Pennington stated at the last meeting, the question came up as to what happens to
34 these checks once they are scanned into the system. The checks, money orders, and
35 cashier's checks will be held in a secure place for 14 days, at which time they will be
36 shredded and destroyed. He stated that the entire process is secure. It is flawless in all
37 aspects.

38
39 Trustee Pennington stated that the residents have the ability to pay their water bills
40 online. There is a link on the Village's Website for that.

41
42 President Jones stated that the Board received a Memo from Cindy Saenz, the Director of
43 Finance. The Village is looking into the residents having the ability to make online bill
44 payments for other things, such as tickets. The Village has to work through the software
45 issues with those vendors. Hopefully, those things will evolve over the next fiscal year.

1 **BUILDING:**

2
3 Trustee Ormsby stated that she did not have a formal report this evening.

4
5 **PLANNING:**

6
7 **Variance Request – Accessory Building in the Side Yard – 20400 Doria Lane -**

8 Trustee Gibson stated that she has before the Board this evening a Variance request to
9 allow an accessory building in the side yard of 20400 Doria. The request is before the
10 Village Board because it exceeds the authority of the Zoning Board of Appeals. Trustee
11 Gibson stated that Mr. and Mrs. Shirk are requesting a variance from Section 22-342. She
12 stated that usually accessory buildings are built right behind a structure within the same
13 footprints at the back of the building. Trustee Gibson stated that this home is not of
14 regular form. They want to build a shed for their gardening tools and for gardening
15 purposes. The shed will be 8' x 12.' It will be a minimum of 10 feet from the property
16 line. In the Board Packet there is a picture of the house and a picture of where the shed
17 will be located. Trustee Gibson stated that the Building Commissioner has recommended
18 that the variance be approved.

19
20 President Jones opened up the Public Hearing at 8:30 P.M. in connection with the request
21 for an accessory building. President Jones stated that our Building Commissioner
22 published a Public Notice in the newspaper scheduling this Public Hearing for today.
23 President Jones invited the Petitioners to make any comments. He invited members of the
24 audience to comment on this as well.

25
26 Mr. Eric Shirk stated that he is here with his wife Karen. He stated the house is set fairly
27 far back on the property. It is kind of a pie shape lot. The backyard is not very large. In
28 order to have the shed within the footprint, it would be almost right next to the house.
29 They want to put the shed off to the side, and this would allow them to have full use of
30 the backyard. He stated that they noticed that there are a lot of other buildings like that in
31 Olympia Fields. He stated there is a lot of foliage on the side of the house and you
32 wouldn't be able to see the shed from the street.

33
34 President Jones inquired as to whether or not Mr. Shirk was aware of any objections from
35 his adjoining neighbors. Mr. Shirk stated that they had not been contacted by anyone.
36 Trustee Ormsby inquired of Mr. Shirk as to the type of material they were going to use
37 for the shed. Mr. Shirk stated that it would be a prefabricated, wooden building. They
38 will paint it and decorate it to go with the décor of the house.

39
40 President Jones stated that it is important to note that there is a hardship for this property
41 owner because of the way the house sits back. If the shed were put in the back of the
42 house, there would be a thin walking path between the back of the house and the
43 structure. He stated that is obvious from the documentation and the configuration.
44 President Jones stated that this is a hardship. President Jones stated that you could tell
45 from the drawing that there is a significant amount of foliage to screen the shed from the

1 street. Trustee Gibson stated that she visited the site after receiving the Board Packet, and
2 that you cannot see towards the back due to the landscaping material.

3
4 There were members of the public present, however, no one wished to address the Board
5 on this matter. President Jones closed the Public Hearing at 8:34 P.M.

6
7 **Motion by Trustee Oliver, second by Trustee Ormsby to approve the Variance**
8 **request for an accessory building in the side yard at 20400 Doria Lane.**

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

10
11 **PUBLIC WORKS:**

12
13 **No Parking Signage – Enforcement on Brookwood Drive** - Trustee Oliver stated that
14 the neighbors along Brookwood Drive have expressed some concerns about parking by
15 people that play baseball at Sergeant Means Park. This is a couple of blocks just north of
16 Lincoln Highway. It is problematic when a game is on and there is parking on both sides
17 of the street. Trustee Oliver stated that after he met with Joe Alexa, Administrator
18 Mekarski, the police department, and the park district, a recommendation was made for
19 the Board to consider. The recommendation is to allow parking on one side of the street
20 with signage noting that. It will be made very clear that people must park on a hard
21 surface and not on the grass of the residents.

22
23 President Jones stated that some members from the Olympia Fields Homeowners
24 Association brought this up with the Board. President Jones inquired of Trustee Oliver as
25 to whether or not this was on Saturdays and during the week. Trustee Oliver stated that
26 this is during the week, and on Saturdays and Sundays. President Jones stated that the
27 proposal that Trustee Oliver has put before the Board is to consider putting "No Parking"
28 signs on one side of the street on Brookwood Drive. This would allow for emergency
29 vehicles to get through there safely, and for residents to pass each other in vehicles
30 without any difficulty if one side of the street is clear of parking. President Jones stated
31 that he thought the "No Parking" signs had been ordered. He stated that the Village
32 always needs those for Public Works for one reason or another.

33
34 Trustee Oliver stated that last year the park district and the Board of Matteson-Olympia
35 Fields Baseball met with some issues concerning what was needed for the park district.
36 He stated that the park district has spent money for some serious improvements. Because
37 of that, as well as the leagues growth, there are a number of different teams coming into
38 the Village playing our baseball teams. Trustee Oliver stated that they thought long ago
39 that something needed to be done, but there wasn't that much of a problem with the
40 parking. The problem has always been the parking on both sides of the street. He stated
41 that since the number of people coming into the Village has increased to play baseball,
42 the time has come to take a serious look at doing something.

43
44 Trustee Ormsby stated that it sounds like a solution. She inquired as to whether or not
45 there is a restriction on the street currently for parking. President Jones stated the only
46 restriction is at night which is the typical restriction at 2:00 A.M. President Jones does

1 not want to send enforcement over there to keep an eye on it unnecessarily. He is looking
2 for folks to comply once the signs go up. President Jones stated that he, along with the
3 Board are looking at Matteson-Olympia Fields Baseball to exercise some discipline.
4 Trustee Oliver stated that has already been done. President Jones stated that if it were not
5 done, then they would close off parking on both sides of the street. President Jones stated
6 that he thinks he can get the Board to do that. He believes the bigger issue, potentially, is
7 what is going on, on that side road. President Jones wants to approach this gradually. He
8 doesn't want to get into enforcement and have a conflict with the parents, Matteson-
9 Olympia Fields Baseball, the coaches and the kids. He stated that this is a positive thing
10 for the Village, and for the children and their parents. President Jones stated that there
11 should be some Memos going out among the coaches, players, and the parents about the
12 need to respect these properties in this community. That includes, keeping the noise down
13 and keeping the debris away. He stated that Matteson-Olympia Fields Baseball might
14 need to take steps to collect the debris and police yourselves. He stated that is what we
15 need.

16
17 **Motion by Trustee Ormsby, second by Trustee Gibson to approve the installation of**
18 **"No Parking" signs on one side of the street, subject to review by Trustee Ormsby**
19 **and Trustee Gibson, along with the Building Commissioner, the Director of Public**
20 **Works and the police department.**

21
22 Trustee Oliver stated that he wanted to go on record that Matteson-Olympia Fields
23 Baseball has already taken proactive steps to meet not only with the coaches of the league
24 that plays on that field, but have reached out as well to the leagues that come into our
25 park. They are well aware that they must park on a hard surface. As far as debris and
26 those kinds of things, it is sort of a Code of Conduct. Whenever someone comes to our
27 parks, or we go to their parks, they leave it as they find it. He stated that we have done
28 pretty well at maintaining our parks. Trustee Oliver stated that we owe a debt of gratitude
29 to the park district and we will continue to do everything that we can to continue that
30 relationship that we have with them.

31
32 President Jones stated that he didn't know that there was a diamond over there. Trustee
33 Oliver stated that they have people from Shanahan and Joliet, and other places that are
34 now coming into our park, and they are talking about how wonderful the park looks now.
35 He stated that we will have other issues coming down the line but those are at Rich
36 Central. He stated that the Board would hear about that later on.

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

38
39 **Receipt of \$500.00 Donation for the Education Commission's Mentoring/Internship**
40 **Program** – Trustee Oliver stated that he is pleased to announce that we are in receipt of a
41 \$500.00 donation to the Education Commission's Mentoring/Internship Program, which
42 was received by Robin Kelly. Trustee Oliver stated that the recommendation is that the
43 receipt of this \$500.00 donation be provided to the Mentoring/Internship Program within
44 the Education Commission.

1 **Motion by Trustee Pennington, second by Trustee Nale to approve the acceptance of**
2 **the donation from The Robin Kelly Foundation in the amount of \$500.00, which will**
3 **be devoted by the Village Administration to support the Education Commission's**
4 **Mentoring/Internship Program.**

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

6
7 **HUMAN RESOURCES:**

8
9 **Human Resources** – Trustee Nale stated that she did not have a formal report on Human
10 Resources this evening.

11
12 **Executive Safety Committee** – Trustee Nale stated that the Executive Safety Committee
13 met on June 4th. Mr. Larry Bush, the Executive Director of IRMA was the guest at that
14 meeting. That is the firm that provides benefits to the Village's compensation charges
15 when accidents occur to the Village personnel. Trustee Nale stated that Mr. Bush
16 reviewed the figures for the number of claims from June of 2004 to June 2008. Mr. Bush
17 also reviewed the assessment of each department's compliance regarding Administration,
18 Employment Practices, and Injury and Liability Preventions as of September 2007.
19 Lastly, Mr. Bush reviewed the training summary of 2004 to 2008, which included the
20 number of people trained, the total trainings attended, and the number of different
21 training topics discussed.

22
23 Trustee Nale stated that prior to the meeting with Mr. Bush, the Committee resolved to
24 begin the effort of policy writing. She stated that it is a well-known fact within the
25 Village that there are a lot of policies. Unless the policies are in writing, IRMA considers
26 that the Village does not have them. The Committee is beginning to write those policies
27 at the present time. The Director of Finance, Cindy Saenz, recommended that the first
28 policy be the use of e-mail in the workplace. Trustee Nale stated that Cindy Saenz will
29 write up a general policy, and then the different departments in relationship to their own
30 usage can adapt that.

31
32 Administrator Mekarski asked to elaborate on two points regarding the meeting with
33 IRMA. Administrator Mekarski stated that the Committee inquired of IRMA about the
34 investments that IRMA is making with the member proceeds. They do the general
35 liability and automobile liability for a number of member communities throughout the
36 State. Mr. Bush stated that IRMA has lost about 30% of its portfolio just as many of us
37 have across the United States. They are riding the wave. They are not making any major
38 restructuring on their investment strategy. They are starting to see signs that the market is
39 starting to percolate back up. They are in for the long haul and they will recover over a
40 period of time.

41
42 Administrator Mekarski stated that the Director of Finance, Cindy Saenz, is the Village's
43 formal representative with IRMA. Administrator Mekarski stated that the proceeds that
44 the Village pays for its policy participation is based on the amount of its total net
45 revenue. He stated that there are some policy considerations that for the monies that
46 communities receive from Stimulus Applications, Federal and State, those funds may be

1 added to the total amount of revenue assets. Administrator Mekarski stated that we feel
2 that is the wrong policy, because we understand that if those dollars are going to build
3 new infrastructure, obviously, there is an increased risk, and therefore there should be
4 proceeds collected to protect that risk. He stated in Olympia Fields we are repairing
5 existing infrastructure and thereby minimizing the risk for the pool. Administrator
6 Mekarski stated that we are going to encourage our representative to take a voice at the
7 next meeting to try to ensure that IRMA differentiates between the Stimulus Dollars that
8 are coming in for actual new development, new buildings, new infrastructure, which
9 increases the risk of the pool because they have to collect more money, versus the
10 Stimulus Dollars coming in to communities that will be going to rebuilding existing
11 infrastructure and lowering that risk. He stated that if we do not take a strong position
12 with other member communities in the years that we are in receipt of the Stimulus
13 Dollars, the Village could see a big spike in the premiums. He stated that it is a major
14 policy question. He wants to make sure that policy directive be understood and
15 deliberated by the Board, and formal instructions are forwarded to Cindy Saenz to take
16 the position with other communities representing our interest.

17
18 Trustee Pennington inquired of Administrator Mekarski as to whether or not there is
19 communication authored by IRMA regarding this strategy they want to employ.
20 Administrator Mekarski stated that it was introduced at the last meeting that Cindy Saenz
21 attended. He believes there is written communication on that. It will come up at the next
22 IRMA meeting. Trustee Pennington inquired as to whether or not it was sufficient
23 information for the Board to review and digest. Administrator Mekarski stated that he
24 would check with Cindy Saenz to see what was transmitted. He stated that they did not
25 review anything at the Executive Safety Committee Meeting. But they did have a
26 discussion with Mr. Bush about it at the meeting. Administrator Mekarski will have
27 Cindy Saenz forward whatever written policy we have to Trustee Pennington, as
28 Chairman of the Finance Committee. He suggested that Trustee Pennington speak with
29 Cindy in regard to what transpired at the last meeting and when the next meeting will
30 take place. Administrator Mekarski stated that Trustee Pennington could check into the
31 cost benefit analysis and how it will impact the Village's premium cost. Trustee Nale
32 stated that she would like to be involved with that also. Trustee Nale stated that she didn't
33 know what criteria were used to determine that information that was presented.

34
35 Trustee Pennington stated that this is a strategy that is being employed throughout the
36 insurance industry, given the Economic Stimulus Plans and the amount of money that is
37 being discussed, and given the fact that the insurance companies have indeed had a
38 tremendous drop in their proceeds. He stated that this is a methodology that is being
39 discussed on their part too; inculcate the premium dollars with the Stimulus Package
40 Dollars. Trustee Pennington stated that this is something that we as a Board need to take
41 a look at. Administrator Mekarski stated that he would speak with Cindy, so that a
42 meeting can be arranged between Cindy, Trustee Pennington as the Chairman of the
43 Finance Committee, and Trustee Nale. He stated that, hopefully, you can report back to
44 the Board at the next meeting and we can have some clear direction for Cindy prior to the
45 next meeting with IRMA.

1 **PUBLIC SAFETY:**

2
3 **Federal Department of Justice JAG Grant – 2 Mobile Data Terminals** – Trustee
4 Meyers-Martin stated that the Federal Department of Justice JAG Grant, is a Grant that
5 has been completed and is ready for submission to the Federal Justice Department
6 seeking funding in the amount of \$10,000.00 for two Mobile Data Computers. 75% of the
7 funding would be coming from the Federal Government and 25% of the funding or
8 \$2,500.00 coming from the Village. She stated that this would replace two of the Mobile
9 Data Computers that the police department currently has. All eight of the Mobile Data
10 Computers that the police department has are beyond their life expectancy. It costs
11 \$500.00 per computer when they need to be repaired. Trustee Meyers-Martin stated that
12 the Board does not need to take any action tonight on this item. This was on the agenda
13 for informational purposes.

14
15 **RedFlex** – Trustee Meyers-Martin stated that they are still in the permitting phase for
16 RedFlex at Route 30 and Orchard. They have not received completion of that Permit
17 process yet. Once that is in place, they will be able to move forward with RedFlex at that
18 second location.

19
20 **203rd Street Camera Initiative** – Trustee Meyers-Martin stated that in regard to the
21 203rd Street Camera Initiative, the build out should begin by the end of this week. She
22 stated that is crucial, because if that process has not been begun by the end of June, they
23 will lose that Grant Funding for that camera initiative.

24
25 **Donation of Vehicle to Dixmoor** – Trustee Meyers-Martin stated that last week there
26 was a ceremony at Village Hall where the Village donated one of its vehicles to the
27 Village of Dixmoor. The Mayor of Dixmoor was present along with their Village
28 Attorney. She stated that they were very appreciative of the Village of Olympia Fields
29 cooperating regionally with assisting them with the donation of that car. Trustee Meyers-
30 Martin stated that the Village plans to donate a second car to the Village of Dixmoor.
31 That will occur within the next three weeks when the car is ready.

32
33 **Safety Roadblocks** – Trustee Meyers-Martin stated that there was a safety checkpoint at
34 203rd and Kedzie. She stated that it was very productive in finding a lot of violations.
35 There were a lot of people that were not wearing their seatbelts. A lot of people were
36 driving on suspended licenses. She stated that the police department does plan on
37 continuing with those safety checkpoints.

38
39 **Public Safety** – Trustee Meyers-Martin stated that the Public Safety Committee would be
40 meeting in July. There are a lot of items that will be up for discussion. This is part of their
41 quarterly meeting strategy that they went to at the beginning of the year.

42
43 **REPORT OF VILLAGE ADMINISTRATOR: (CONTINUED)**

44
45 **Authorization to enter into an Engineering Services Agreement with Baxter &**
46 **Woodman to review the Village of Oak Lawn's Illinois Water System Master Plan –**

1 Administrator Mekarski stated that the first item on his agenda is the authorization to
2 enter into an Engineering Services Agreement with Baxter & Woodman to review the
3 Village of Oak Lawn's Illinois Water System Master Plan. He stated that this has been a
4 long time in coming. He is pleased to see that Oak Lawn is taking steps to hire one of the
5 best engineering firms in the field to construct a Comprehensive Water System Master
6 Plan. He stated that this has major policy implications for all of the participating
7 communities. This will address an additional redundant line beyond the Cicero line that
8 serves Country Club Hills, Olympia Fields, and Matteson.

9
10 Administrator Mekarski stated that before the Board is a shared Engineering Service
11 Agreement not to exceed \$10,000.00. It is to be shared with the Village of Olympia
12 Fields, the City of Oak Forest and the Village of Matteson and the City of Country Club
13 Hills. All four communities would ask Baxter & Woodman to do a thorough review on
14 behalf of the four communities, and then there will be a coordinated meeting with
15 representatives from Camp Dresser and McKee and the officials of the Village of Oak
16 Lawn. A report of the findings of that analysis would be made to this Board prior to the
17 Village transmitting its communications with the Village of Oak Lawn. He stated that he
18 has not received confirmation that all four Municipalities will participate. There may be
19 some ancillary costs associated with meeting attendance that are not calculated in the
20 fixed fee of \$3,500.00.

21
22 **Motion by Trustee Oliver, second by Trustee Ormsby to authorize the Village**
23 **President to enter into an Engineering Service Agreement with Baxter & Woodman,**
24 **No. 09090600.10, dated May 19, 2009, engaging professional services for a**
25 **coordinated review and analysis of the Village of Oak Lawn's Water System Master**
26 **Plan with said costs to be shared by participating communities (up to four**
27 **communities) on a proportionate basis; and authorizing the Department of Public**
28 **Works to expend up to \$3,500.00 (shared costs plus ancillary expenses), with said**
29 **expenses coming from the Village's Water Fund Account.**

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

31
32 **Ratification of Alternative Electrical Energy Supply (NIMEC) with Exelon Energy –**
33 Administrator Mekarski stated that the next item is a ratification of alternative electrical
34 energy supply through the electrical consortium (NIMEC). This calls for two Motions.
35 Administrator Mekarski stated that the first Motion is to ratify a two-year contract
36 extending the Village's contract with Exelon Energy for an additional two years for the
37 Sewer Lift Stations. The Village is adding a new three-year contract for the Village's
38 Water Pumping Facility with Exelon Energy. Administrator Mekarski stated that in his
39 report of June 8th to the Board, the savings from Commonwealth Edison for the Sewer
40 Lift Stations range from 17.6% to 59.1% depending on the account.

41
42 Administrator Mekarski stated with regard to the Water Pump Facilities they average,
43 over the three-year period, 13% from its savings with Commonwealth Edison. He stated
44 that President Jones and the Chairman of the Finance Committee, Trustee Pennington,
45 reviewed the bids. They concurred and gave authorization to the departments to enter into
46 contractual agreements. These are ratifications of contracts that have already been signed.

1 **Motion by Trustee Meyers-Martin, second by Trustee Pennington, Part A, to ratify**
2 **the contract documents with Exelon Energy to supply alternative energy supply to**
3 **the Village's Sewer Lift Stations for an additional two years through May 2012 for**
4 **accounts 6923137059 and 0339171121 and 2243086046. And Part B, to ratify the**
5 **contract documents with Exelon Energy to supply alternative energy supply to the**
6 **Village's Water Pump Station for a three-year period through May 2012 for account**
7 **7723018001.**

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

9
10 Administrator Mekarski thanked the offices of President Jones and Trustee Pennington.
11 He stated when the bids are received they only have about four hours to react to them and
12 to analyze them. Administrator Mekarski stated that both elected officials were on the
13 phone analyzing the bids and making their recommendations so that they could meet the
14 deadlines on both items. He stated that this is a substantial savings to the taxpayers for
15 the next three years.

16
17 **Follow-Up Report – Shoulder Repair and Curbing Estimate on 207th and Spartan**
18 **Way and Parthenon Way and Spartan Way –** Administrator Mekarski stated that the
19 next item is a follow-up report on the shoulder repair and curbing estimate on 207th and
20 Spartan Way and Parthenon Way and Spartan Way. Administrator Mekarski provided the
21 Board with photographs that were submitted to the Board at a prior Board Meeting. He
22 stated that the Board had asked Joe Alexa to communicate with Baxter & Woodman, the
23 Village's consulting engineers, to receive some cost estimates. There is correspondence to
24 Joe Alexa from Baxter & Woodman dated June 4th in the Board Packet. Administrator
25 Mekarski stated that the alternatives for this range from \$10,000.00 to \$15,000.00.

26
27 President Jones stated that it looks like something that is needed but it is not in the
28 Budget. He stated that the dollars that the Village received through the Public Works Bill
29 that the State passed but has not been signed by the Governor could provide the funds to
30 do this project. He suggested that this be put on hold until that Bill has been signed and
31 perhaps by the end of the summer, or in the fall, when they have the money for that, it
32 could be done. Between now and then, President Jones would like this information shared
33 with School District 162 to discuss whether or not they could share in this cost since their
34 buses are causing the problem. Trustee Ormsby stated that she was going to suggest that.
35 Trustee Pennington thought that was a great idea. President Jones asked Administrator
36 Mekarski to discuss the matter with Dr. Blondean Davis, Superintendent of School
37 District 162.

38
39 **Report on the Status of the Sewer Rehabilitation Project –** Administrator Mekarski
40 stated that the next item is an update on the Sewer Rehabilitation Stimulus Application
41 Process. He is very pleased to report to the Board that Robinson Engineering has
42 completed the entire application packet for the competition of the Village's 4.2 Million
43 Dollar sewer lining and manhole rehabilitation for the remaining portions of the
44 community which have not been addressed by the 7 Million Dollar Comprehensive
45 Sanitary Sewer Rehabilitation Project. He stated that this week the full bid specs will be
46 transmitted to the State for their review. In the Board Packet is correspondence from the

1 Village Attorney, John Murphey. John Murphey is confirming that the legal
2 advertisement for the authorization of President Jones and this Board to enter into Loan
3 Agreements with the IEPA, were duly advertised and that the public made no comments,
4 and that the Village can go forward with the execution of those agreements once it
5 receives approval from the IEPA.
6

7 President Jones stated that the Memo that the Board has from John Murphey is just to
8 begin to put some framework to discussion that he wants to bring before the Board, when
9 he has some additional information about whether the Board is going to want to make
10 any funds available to the residents who have to come into compliance. He is only
11 recommending this as a possible Loan Program. John Murphey has provided the Board
12 with some ideas on structure that are fairly low cost that could be managed by the Village
13 itself without involving a financial institution. President Jones believes it is attractive in
14 terms of that as a concept. The Village does not have a reliable enough compilation from
15 Robinson Engineering as to the expected cost, or the scope of this either on an individual
16 property basis or as a total. That data is on its way to the Village. The data is in their
17 computers. It is just a matter of compiling it. President Jones hopes that the Village
18 receives that data this month. Once the data is received, the matter will be brought back
19 before the Board for discussion to see how the Board feels as to whether or not some sort
20 of Loan Program should be instituted, and if so, how large should it be. He stated that the
21 Village could loan the residents \$2,000.00, \$3,000.00, or \$5,000.00. The residents might
22 have to do the compliance project on an individual basis for a 3% interest rate. This
23 would accelerate compliance, which is critically important to the integrity of the system.
24 It is a good deal for the Village by supporting the needs of those residents that might have
25 to draw down on funds. The Village would get a better return on it then what we are
26 currently getting. He stated there are a lot of things to think about. Administrator
27 Mekarski stated that the data should be in by the end of the week.
28

29 Administrator Mekarski stated that the Code Enforcement issues that were discovered by
30 the inspectors range from \$50.00 to fix up to \$5,000.00. He stated some homeowners
31 may have some difficulty in this market to receive credit. If they do receive credit, they
32 may be faced with some large interest rates. The residents could repay the loan through
33 the Village's Water Billing System. This is an easier way for enforcement rather than
34 going through a bank procedure, getting a loan, and then putting a lien on the property. It
35 could take years for recovery. The payments could be spread out over the water bill for
36 five years. At the next meeting, Administrator Mekarski stated he would have a draft
37 letter from Code Enforcement. He will also provide the Board with the range of repairs
38 and the aggregate value. At that time the Board can decide whether or not they want to
39 offer financial assistance to the homeowners that may need this to finish these repairs
40 within one calendar year.
41

42 **Street Lighting at 204th and Kedzie Avenue** – President Jones wants the Board to think
43 about the comments that they heard. This will be on the agenda for formal action at the
44 next Board Meeting.
45

1 **Follow-Up Report – Board of Trustees Request as Noted at the May 11th Board**
2 **Meeting** - Administrator Mekarski stated that he included in the Board Packet some
3 follow-up reports from the list of items that the Board wished him to convey to the
4 Department Head Team. There is correspondence that Administrator Mekarski forwarded
5 to Joe Alexa regarding the Board's items of inquiry from the May 11th meeting. The
6 response of Joe Alexa dated June 1st is enclosed. The Board has the response from Jim
7 Peterson to Administrator Mekarski's Memorandum and his reply dated June 5th. Prior to
8 the start of the meeting, Administrator Mekarski passed out the response from Chief
9 Chudwin regarding the Board's items and his response. Chief Chudwin was out of town
10 and was not able to get his response to the Board in advance of the meeting this evening.
11 The Board did not have any questions in regard to the follow-up reports.
12

13 **Lincoln/Western Corridor Study Special Joint Meeting** – Administrator Mekarski
14 stated that his next report is relative to a request for a Special Board Meeting regarding
15 the Lincoln/Western Corridor Study. Administrator Mekarski stated that the
16 Lincoln/Western Corridor Study that was funded by the Department of Commerce and
17 Economic Opportunity as well as two of our landowners, Salamone Builders and Currie
18 Motors has been completed. It was reviewed by the Steering Committee. The final
19 element is to get a formal recommendation from the respective planning bodies from both
20 the City of Chicago Heights and the Village of Olympia Fields, and a formal adoption of
21 the report by the two governing authorities, the City Council of Chicago Heights and the
22 Board of Trustees of the Village of Olympia Fields. It has been suggested to hold one
23 joint meeting. It has been tentatively set for July 1st. Administrator Mekarski stated that
24 we are still in communication with the legal counsel from Chicago Heights as well as our
25 legal counsel, to make sure that we are fulfilling all respective Ordinance and Public
26 Hearing requirements. This would be a formal action by the two governing authorities to
27 adopt the Plan Element of their Comprehensive Plan. The meeting would take place at
28 the Greek Orthodox Church. Teska and BDI would make a formal presentation on the
29 report. The Steering Committee would also make comments from their deliberations from
30 the last year. He stated that we would ask the respective Planning Commissions to give a
31 recommendation for approval, and then ask for a Motion for consideration to adopt it as a
32 Plan Element. Administrator Mekarski stated that if it is adopted as a Plan Element it
33 carries a significant amount of weight in the development community. It would help
34 stimulate current negotiations with property owners and possible retailers who are
35 looking at the corridor for redevelopment opportunities. The landowners have requested
36 the governing authorities to go through an aggressive review. Administrator Mekarski
37 stated that he e-mailed a copy of the report to the entire Board and to the Planning
38 Commission. Chicago Heights is doing the same thing. The meeting will be at 6:30 or
39 7:00 on a Wednesday or Thursday. He stated that it is difficult to get the key players
40 convened on one target date. Administrator Mekarski will apprise the Board of the
41 Hearing date.
42

43 **IEPA Consent Order – Country Club Drive Completion of Supplemental**
44 **Environmental Project Report** – Administrator Mekarski stated that in the Consent
45 Order that was signed by President Jones under the authority of this Board, there were
46 two elements that had to be completed to fulfill the Village's legal obligations with the

1 IEPA. One element was evidence that the Village has completed a Supplemental
2 Environmental Report. The Environmental Report that was specified in the Consent
3 Order was the design and engineering of the Graymoor Pond Project. Administrator
4 Mekarski stated that the report of May 15th, 2009, summarizes a series of electronic files,
5 which were forwarded to the Village Attorney. There is correspondence in the Board
6 Packet to Jennifer Van Wie, Assistant Attorney General, providing the Compliance
7 Report signed by Administrator Mekarski's office with the various attachments, and
8 asking their authorization to accept it as a compliance of the element of the agreement.
9

10 Administrator Mekarski stated that the last element the Village has to comply with, is the
11 completion of the construction contract ongoing in Graymoor. He stated that is targeted
12 for the end of June. Once that is completed, a report has to be filed with the IEPA
13 showing evidence that the project was completed and a report on our findings.
14 Administrator Mekarski will prepare that towards the end of the month and/or the
15 beginning of July.
16

17 **Grant Funds Received – Video Surveillance Project** – Administrator Mekarski stated
18 that he is very pleased to announce that the Village received a \$30,000.00 check from the
19 Department of Health and Human Services for the Video Surveillance Project. He met
20 with the contractors and NIU this morning. Work will be commencing this week on that.
21 It will probably be finalized on or before June 30th. The deadline for both Grant requests
22 is June 30th. At the next meeting, invoices will be submitted to the Board for all work
23 completed, consistent with the two Grant Agreements. \$50,000.00 from the Department
24 of Commerce and Economic Opportunity and \$30,000.00 from DHS. The Board will be
25 asked to approve those, but to hold the checks in escrow until there is a punch list
26 confirmation by NIU that all project elements are completed. It is critical for the Board to
27 approve all the invoices prior to the formal acceptance of all the work, so that the Village
28 can ensure that the expenditures are made within the current Grant deadlines.
29

30 Administrator Mekarski stated that the Board would recall from prior meetings, that we
31 have combined this in sort of a public/private partnership. \$50,000.00 from DCEO,
32 \$30,000.00 from DHS, and \$24,000.00 from St. James Hospital. This will provide video
33 surveillance of the Village's new 203rd Street Station. It will have the ability to tie-in four
34 cameras at St. James Hospital. And it will have the ability to bring in additional cameras
35 as authorized by the high school. He stated that the Village is waiting to find out from the
36 high school how many cameras can be entered into the system. The School Board will
37 have to pay about \$500.00 per camera to tie into the Village's system.
38

39 **Update – Water Tower Painting Application** – Administrator Mekarski stated that in
40 the Board Packet is correspondence from Emily Bergner of Baxter & Woodman. The
41 Table of Contents provides the plan elements and bid specifications for the interior and
42 exterior of the painting of those two water towers. All of the elements have been
43 completed. The Village is waiting for, hopefully, an Award Letter from the State for that
44 \$700,000.00.
45

1 **Hydraulic Modeling Project – Village's Water System** – Administrator Mekarski
2 stated that he has a draft letter that he just received today from Russ Prekwas. It follows
3 up on Administrator Mekarski's Memorandum. During the Budgetary Process, Joe Alexa
4 added to the budget a \$14,000.00 project to be done. It is a public/private partnership
5 with the Olympia Fields Country Club and the Village to do some computer modeling
6 about extending the Village's water main system through the country club and connecting
7 the east and west system. It would give the country club the opportunity to purchase
8 water from the Village. This would be a higher grade of water than their current source. It
9 would give them additional pressures for firefighting.

10
11 Administrator Mekarski stated that for the Village it would produce a long-term revenue
12 stream for the use of that water. More importantly, it would connect the east and west
13 system, providing a looping which will provide an ability to regulate pressures, and to
14 regulate the water levels on the east and west towers which would be very helpful during
15 drought conditions. It would increase the Village's firefighting capacity and improve
16 water quality. He stated that a contract would be submitted to the Olympia Fields
17 Country Club in the full amount of \$14,000.00. The Village would have to pass a
18 Resolution stating that it is willing to participate in an amount not to exceed \$7,000.00, or
19 50% of the project costs.

20
21 President Jones stated that he did not know why the Village was not a party to the
22 contract. He stated that the Village probably should be. He asked Administrator Mekarski
23 to take that up with Robinson Engineering. President Jones wants the contract to provide
24 for the Village's ownership, or at least joint ownership of this data. He stated it is not that
25 we are just simply reimbursing the country club for half of their expenses and having
26 Robinson prepare the analysis. The Village will own the analysis. Administrator
27 Mekarski stated that if it is preferable to do a joint contract we could structure it that way
28 and ensure the joint ownership of the data. President Jones stated that he is sure that was
29 the intent. He asked Administrator Mekarski to review it with the Village Attorney as to
30 whether or not the Village should enter into this contract jointly, or whether the Village
31 should have a Reimbursement Agreement with the club, which protects our interests.
32 President Jones stated that we did budget for this. If it is approved, the money is there.
33 Administrator Mekarski stated that this would be before the Board at the second meeting
34 in June.

35
36 **Emergency Road Program – Communication to Legislative Delegation requesting**
37 **the resurfacing of Country Club Drive and 207th & Harding Avenue** – Administrator
38 Mekarski stated that in the Board Packet is correspondence from his office dated May
39 27th with the participation from Baxter & Woodman. Two applications were submitted
40 for potential funding. \$355,000.00 for the resurfacing of Country Club Drive all the way
41 from Western Avenue to the terminus at the country club. He stated that is something that
42 we have been discussing. It is part of our capital plan.

43
44 Administrator Mekarski stated that the second project is a project, which would involve
45 the total resurfacing of 203rd Street. That is the east portion from Kedzie Avenue to the
46 Post Office, both east and west lanes, and also, the entire length of Harding Avenue. That

1 has been estimated at \$315,000.00. There is no guarantee that the State will fund these
2 projects. This is part of the Capital Bill discussions. The final decision on what roads
3 would be paved would be made by IDOT.

4
5 President Jones stated that there are Federal Stimulus Dollars out there. The Village is
6 lining up for it just like everybody else. Hopefully, the Village will get one of these
7 projects, but don't be surprised if we don't get either one.

8
9 **REPORT OF VILLAGE PRESIDENT:**

10
11 **Report on Donation of Patrol Vehicles to the Village of Dixmoor** – President Jones
12 stated that you heard from Trustee Meyers-Martin earlier in connection to our donation of
13 one of two vehicles that the Board authorized to be donated to the Village of Dixmoor.
14 He stated that it was a proud moment for the Village to share our resources with a fellow
15 community that is so lacking in resources. President Jones stated that the Village of
16 Dixmoor was very appreciative. They are going to be valuable vehicles to be used in their
17 Village. He stated that when he mentioned this at the Volunteer Reception, the people
18 were very appreciative that the Village had chosen this strategy. He stated that this is
19 good for all of us and good for this Board.

20
21 **Consideration of Canceling July 27th and August 10th Board of Trustees Meetings**
22 **for Summer Recess** – President Jones stated that he wanted the Board to consider
23 canceling the Board of Trustee meetings on July 27th and August 10th for summer recess.
24 He stated that we did this last year and it worked well. He stated that it gives the Board
25 Members a chance to get off this pace a little bit. The Village has no problem keeping up
26 with its fiscal responsibilities in the absence of these two Board Meetings. This will be up
27 formally at the next Board Meeting. Administrator Mekarski reminded the Board that
28 there would be a Special Meeting in regard to the Lincoln/Western Avenue Corridor so
29 there will be at least one more meeting. President Jones stated if need be, the Board could
30 take up other business at that meeting if it felt it was appropriate.

31
32 **Report on State of Illinois General Assembly House/Senate Capital Bill** – President
33 Jones stated that there are excerpts from the State of Illinois General Assembly
34 House/Senate Capital Bill in the Board Packet with reference to various dollars
35 earmarked to the Village of Olympia Fields. President Jones stated that the Village
36 received a Federal Earmark for about \$475,000.00 for signalization at the intersection of
37 203rd Street and Crawford near Rich Central High School and the hospital. The Village
38 went to the General Assembly and asked them for a match. That is part of the local
39 match. So the Village now has \$950,000.00 for that signalization strategy if the Governor
40 signs this Bill. The estimates of the cost of the project have varied from One Million
41 Dollars to 1.8 Million Dollars. IDOT believes it is One Million Dollars. The Village
42 believes that it will be a little bit higher than that. With the Village having \$950,000.00
43 for this project, which is at least 80% or 90% of the cost, the Village is hoping that IDOT
44 will move the project up on their list and they will come up with whatever the balance is
45 to complete this.

1 President Jones stated that in addition, the Village was awarded \$155,000.00 for costs
2 associated with the installation of handicap sidewalk ramps. President Jones is not sure
3 that the Village can expend that much money. The Village Engineer recommended that
4 project so it was placed on the list.

5
6 President Jones stated that the Village was awarded \$50,000.00 for costs associated with
7 the expansion/renovation of the Southwest Water System, which is the Oak Lawn
8 System. President Jones stated that the Village has Bond obligations. He believes that the
9 Village will be able to spend these funds for that purpose. He stated that is, essentially,
10 found money for the Village and it is a good deal.

11
12 President Jones stated that another \$50,000.00 was awarded to the Village for general
13 infrastructure. He stated that the Village has to work with the agency to understand how
14 broad that term "General Infrastructure" is. It could be broad enough that it could be used
15 for any appropriate project the Board decided on in the Village.

16
17 President Jones stated that the Village was awarded another \$182,000.00 for
18 infrastructure, Water, Sewer and Facility Projects. President Jones stated that if that isn't
19 broad language he doesn't know what is. The Village is happy to get the money. The
20 Village might be able to offset other expenses it has already projected in its infrastructure
21 strategy. He wants to bring back to the Board's attention the possibility of getting that
22 Reader Board Sign built. President Jones thought that the sign should be in front of
23 Village Hall. Administrator Mekarski thought that it should be at the corner of Governors
24 Highway and Vollmer in partnership with Bizios. President Jones thought that
25 Administrator Mekarski was right. He stated that is a topic to be discussed by the Board
26 when the money becomes available. He stated that the Village would receive a total of
27 \$912,000.00.

28
29 **Report on the 10th Annual Village President's Golf Outing** – President Jones stated
30 that we had a good 10th Annual Village President's Golf Outing on May 18th. There were
31 105 golfers. The day was beautiful. The club did an excellent job. The food was fantastic.
32 There were a lot of nice prizes and all had a good time.

33
34 **Report on the 11th Annual Volunteer Reception Luncheon** – President Jones stated
35 that he would defer to Trustee Gibson to speak on the Volunteer Reception Luncheon
36 since she runs it as part of the Community Relations Committee operations. President
37 Jones stated that he was able to distribute the highest amount he was ever able to
38 distribute, which was over \$10,000.00 to all of the Homeowners Associations and the
39 Enhancement Organization of Olympia Fields. In the past they have only been able to
40 distribute \$7,500.00. He was pleased that they were able to distribute more money to all
41 of the associations and the Enhancement Organization of Olympia Fields.

42
43 Trustee Gibson thanked President Jones and everyone on the Board that attended the
44 Volunteer Reception Luncheon. She believes that they met the major objective, which
45 was to change the venue, and also to help enhance the business at Burgundy Bistro. She
46 stated that the owners of Burgundy Bistro were very cooperative in working with the

1 Community Relations Committee and its Budget. She hopes that they introduced many of
2 the residents to the restaurant. Part of the objective of the Community Relations
3 Committee will be to help enhance one of the Village's businesses in Olympia Fields. She
4 stated that the attendance was great. The day was a wonderful day unlike last year. The
5 attendance was better than last year. She stated that everyone enjoyed the afternoon.

6
7 President Jones expressed his thanks to the members of the Community Relations
8 Committee. Those members are: Andrea Townsend, Joe Martin, Chairperson, Beve
9 Sokol, Ernie Proulx, Dr. Ethel Collier, Carolyn Gibson, Trustee Liaison, Terry Lynn
10 Ingram, Lionel Barnes and Lori Carlton Jordan.

11
12 President Jones stated that there were graduates from Rich Central who played jazz for
13 the luncheon. They did a very nice job. He stated there were well over 100 attendees. The
14 numbers had previously dwindled to 60. He believes that the change in venue served a lot
15 of purposes. President Jones is not giving up on his idea of hosting this at Irons Oaks. He
16 stated perhaps next year. He thought that perhaps the Community Relations Committee
17 would get behind him on that.

18
19 **Summer Solstice at Irons Oaks** – President Jones stated that Irons Oaks is having their
20 Summer Solstice on Saturday, June 20th. He stated that this is in the Budget. The Village
21 would buy a table. President Jones stated that the Board should let Cindy Saenz know if
22 they are attending the event. He stated that it is a wonderful event. He stated that there are
23 many interesting things at Irons Oaks. He urged everyone to go to Irons Oaks to check it
24 out, even if it is not for the Summer Solstice. He stated that it is a special place.

25
26 **UNFINISHED BUSINESS:**

27
28 The Board did not have any Unfinished Business.

29
30 **NEW BUSINESS:**

31
32 **Moving Board Meetings to 7:00 P.M.** – Trustee Ormsby brought up the possibility of
33 maybe moving the Board Meetings to 7:00 P.M. instead of 7:30 P.M. President Jones
34 thought it was well worth discussing. He does not believe that the residents would be
35 upset. He suggested that everyone think about it. He stated that some of us work
36 downtown and getting here by 7:00 P.M. may be a challenge. He stated that it will be on
37 the agenda and the Board can discuss it at the next meeting.

38
39 **Getting the Message Out:** Trustee Oliver stated that he couldn't say it often enough, that
40 he thinks the timing of President Jones and his issues regarding the visioning process was
41 just so appropriate. He believes that the Village has accomplished many things in the last
42 two years as a result of that visioning process. He believes a lot of positive things have
43 happened, including the efforts of the Education Commission, though it has far to go.
44 Trustee Oliver stated that when he looked at the Sun Times on May 12th and it spoke
45 about the break for suburban homes, it showed Olympia Fields as one of the highest rated
46 Village's with falling property values. He got quite concerned. Trustee Oliver inquired of

1 President Jones as to whether or not as a Board and as a Village, if there is something that
2 we are missing or that we are not doing in terms of getting our message out as to what is
3 happening that is positive. He inquired if there was something more that we could be
4 doing to balance some of this information that is out there in the public.

5
6 Trustee Ormsby stated that it looks like Olympia Fields should hook onto Homewood.
7 They are one of the five with the least lost value.

8
9 President Jones stated that we could sit and debate the analysis. He stated that Olympia
10 Fields is a much different community than Homewood. Homewood has many, many
11 more homes at the lower register of value to begin with. President Jones stated that
12 historically, Olympia Fields is at a much higher level throughout the community and its
13 range is much higher.

14
15 Trustee Pennington stated that we also don't know where they collected their data.
16 President Jones stated that he doesn't think that there is any doubt that the run up in
17 property values that we saw in the Village was fueled by the very kind of mortgage
18 activity which is coming into disrepute in the last year. There are residents that bought in
19 on variable rate mortgages. The difference between what they bought the houses for two,
20 three, and four years ago, and what they are selling for today, the Village will be
21 impacted a lot more by that. He stated that anyone that is selling or buying a house in this
22 community, or in the south suburbs, or the greater Chicagoland area, generally
23 understands that objectively. He does not think that is viewed as a knock on Olympia
24 Fields. That is a national problem. He stated that story was about whether they were
25 going to reassess the townships earlier than usual. He is very concerned about that and
26 what affect that has on our levy. He has asked Cindy Saenz, Administrator Mekarski, the
27 lawyers, and Don Theobald the Treasurer, to sit down with the County and make sure
28 that we understand what the impact is of what they are thinking about doing. He stated
29 that the Village has made financial projections based upon certain assumptions. If those
30 assumptions have to be reevaluated, President Jones wants to know about that sooner
31 rather than later.

32
33 President Jones stated in terms of trying to get the message out, there was a reporter that
34 came here and covered the Dixmoor story. But it was never in the newspaper. He stated
35 our ability to impact the newspapers in terms of the positive stories is really a function of
36 interest. He stated that the newspapers are not that interested in the east of I-57
37 communities. When they talk about the south suburbs, they talk about Orland Park. He
38 stated that is not the south suburbs. Trustee Gibson stated as quoted in the paper the "rich
39 communities." President Jones stated that our per capita is higher here than all these
40 towns they are talking about, in terms of income the people make and in terms of the
41 median value of our homes. President Jones stated that he and Administrator Mekarski
42 have discussed having a reporter come out here for different stories.

43
44 Administrator Mekarski stated that in the Sunday Tribune they track the value of home
45 values. He stated that Olympia Fields does not have that many sales. One or two sales can
46 skewer our data tremendously. He stated that you could be looking at Homewood with a

1 numerous amount of sales in proportion to Olympia Fields. The Assessor's article was
2 based not on overall assessments, but the amount of data received from the resale of
3 homes.

4
5 President Jones stated that we need to form a committee that is headed by Trustee
6 Oliver's wife. She is in the media business. We need to get a bunch of residents in the
7 media business and tell them everything that we are doing, and have them tell us what we
8 are doing wrong. President Jones stated that the Village got that Federal earmark for the
9 Retail Redlining Strategy, \$122,000.00, and another one pending for \$150,000.00. The
10 Village wants to put those two together and market the four communities. President Jones
11 stated that we are not sitting around here. He stated that it is always going to be a battle
12 when it comes to the south suburbs.

13
14 Trustee Ormsby stated that last night 190 North did a whole thing on Homewood, their
15 downtown and every restaurant. It is on Channel 11. She stated that we have to celebrate
16 what we have. Administrator Mekarski stated that perhaps the Community Relations
17 Committee could concentrate on this mission. President Jones stated that he believes it
18 takes more than volunteers. He stated that we have to take some of that money, just like
19 the other three communities. He stated we talked about things we want to do. We just
20 aren't willing to carve some of that money out right now because we have more pressing
21 needs. We have a website we haven't developed. We have marketing materials we still
22 want to develop. Some of this we have funded. Most of this we don't have the funds for
23 right now. This is on our radar. He believes that a community that is investing 65% of the
24 sewer system is really making the right decision. We passed the Ethics Guidelines and
25 the Resolution for Financial Transparency. He stated that we have to try to develop a
26 better way to put in the channel of communications these things. But it all costs money
27 and you have to hire people to do it. You have to hire media people to press the story out
28 there. Trustee Gibson stated how many times do you see reporters in here reporting on
29 good things that we do. They don't come. President Jones stated that we have to stay on
30 our toes.

31
32 **RESIGNATIONS AND APPOINTMENTS:**

33
34 President Jones stated that he did not have any Resignations and Appointments.

35
36 **ADJOURNMENT:**

37
38 **Motion by Trustee Pennington, second by Trustee Gibson to adjourn at 9:54 P.M.**

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

40
41 **Respectfully submitted by Faith Stine.**