

MINUTES OF THE REGULAR BOARD MEETING
OF THE PRESIDENT AND BOARD OF TRUSTEES
OF THE VILLAGE OF GLENWOOD, COOK COUNTY, ILLINOIS
HELD AT THE MUNICIPAL BUILDING ON FEBRUARY 4, 2020

The February 4, 2020 Regular Board Meeting was called to order at 7:00 PM by Village President Ronald J. Gardiner who led the audience in the Pledge of Allegiance.

ROLL CALL:

Upon Roll Call by Village Clerk **Dion Lynch**, the following Trustees responded: **Beckman, Clark, Dawson, Hadnott, Style, Winston**

Trustee Dawson attended the meeting remotely.

ALSO IN ATTENDANCE:

Brian Mitchell, Village Administrator; **John Donahue**, Village Attorney; **Linda Brunette**, Finance Director; **Derek Peddycord**, Chief of Police; **Dave Shilling**, Village Engineer; **Toleda Hart**, Village Treasurer; **Phillip Robbins**, Glenwoodie; **JoAnne Alexander**, Senior Programs Park Programs

Motion to allow Trustee Dawson to participate remotely for the February 4, 2020 Regular Board Meeting.

Trustee Hadnott moved, Second by Trustee Clark to accept the motion as presented.

Discussion: No Discussion

Upon Roll Call: Ayes: 6 Naes: 0 Recues: 0 Absent: 0 Abstain: 0

Ayes: Beckman, Clark, Dawson, Hadnott, Styles Winston

Naes: 0

Recues: 0

Absent: 0

Abstain: 0

Motion Approved: Yes

PRESENTATION OF MINUTES:

Motion to Approve the Regular Board Meeting Minutes of January 21, 2020

Trustee Hadnott moved, Second by Trustee Dawson to accept the motion as presented. **Trustee Hadnott** amended his motion to reflect the change necessary

Discussion: **Trustee Hadnott** stated, I will make that motion with one small amendment. **Trustee Hadnott** stated " I asked you (Mayor) to appoint members to Committees by the first of March your answer was yes however it's not recorded.

Upon Roll Call: Ayes: 6 Naes: 0 Recues: 0 Absent: 0 Abstain: 0

Ayes: Beckman, Clark, Dawson, Hadnott, Styles Winston

Naes: 0

Recues: 0

Absent: 0

Abstain: 0

Motion Approved: Yes

TREASURER'S REPORT:

1). **Motion to Approve Bills Payable as presented by the Treasurer Hart.**

Corporate Fund: \$184,591.33; **Sewer & Water** \$133,169.78
28,090.71; **MFT** \$19,686.31; **Hazard Mitigation** \$1,889.59;
TIF Industrial Park \$780.00; TIF Main Street \$195.00;
Glenwoodie Golf Course \$44,561.06; TIF Halsted South
\$4,376.52. **TOTAL ALL FUNDS: \$389,249.59**

Trustee: Styles moved; **Second by Trustee Clark** to accept the Motion as read.

Discussion: Trustee Winston asked, I know we just paid Heritage Technology, but I am seeing more bills from them, can we explain? **VA Mitchell** replied, within the standard agreement, there were also other agreements within that cameras, emails, phones. If you want to see a copy of the bills, I can provide those too you. Trustee Winston started, I guess I would like to know, what we're paying for? **VA Mitchell** stated what we paid for was the standard agreement, there are sub-agreements in the contract as well. When I get to my portion of the report, I want to make you aware of another choice we need to make, related to Heritage. Trustee Winston asked about PD training under Heritage what is that? **Chief Peddycord** stated, that was repairs made to equipment in our training room. Trustee Winston the stated, I see payments to the Fire Dept. when we look at Technology Company is it going to be all inclusive or a la carte like Heritage? **VA Mitchell** stated with the RFP it would be inclusive of them to submit everything, they will more than likely have similar side agreements as well. Trustee Winston then asked, looks like we have a ton of payments to Menards? What is that about? **Director Brunette** replied, they were lost, we had an issue with the Post office. We stopped payment on checks and reissued new ones. Trustee Winston then asked, payment for Donahue at the water department? **Attorney Donahue** replied, I would need to see the bill. Trustee Winston stated, I would like to motion to amend payments to Heritage, I would like them stricken. Trustee Hadnott asked, was the work completed. **VA Mitchell** stated, this is ongoing support. Trustee Winston stated, the Board needs to understand the contract, the contract that I read

does not have all these add on service. **Motion to table**, died for a lack of second.

Upon Roll Call: Ayes: 4 Naes: 2 Recues: 0 Absent: 0 Abstain: 0

Ayes: Beckman, Clark, Dawson, Styles

Naes: Hadnott, Winston

Recues: 0

Absent: 0

Abstain: 0

Motion Approved: Yes

2) **Motion to Approve Payroll as of the date, January 31, 2020 as presented by the Treasurer Hart**

Corporate: \$114,315.00; **Glenwoodie:** \$10,494.00; **Sewer & Water:** \$16,673.00; **Elected Position:** \$ 5,833. **OVERTIME: Police:** \$8,896.00 (\$0 of Police Overtime reimbursable); **Sewer & Water:** \$2,628.00; **Public Works:** \$1,415.00; **TOTAL PAYROLL:** \$160,254.00.

Trustee: Hadnott moved; **Second by Trustee Winston** to accept the Motion as presented.

Discussion: No Discussion

Upon Roll Call: Ayes:6 Naes:0 Recues:0 Absent:0 Abstain: 0

Ayes: Beckman, Clark, Dawson, Hadnott, Styles, Winston

Naes: 0

Recues: 0

Absent: 0

Abstain:0

Motion Approved: Yes

OPEN TO THE PUBLIC:

Brett Thompson

Inquired about Bills, he then recalled his last question about bills that were seven months old for Lawn Care Service. He then asked about payments to the Village Attorney under the water bill. He then asked, who is monitoring contracts? What were paying, when we are paying etc.? Every time there is a question about bills that are several months old, the answer is always I will have to check. **Mayor Gardiner** replied, the bills are handled by our Finance Dept. but these

are invoices that were not sent to us on time. Mr. Thompson then states, right. Something in the contract should indicate when a bill is due, time frame of when a bill can be submitted etc. **Director Brunette** replied, there is language in the contract where Vendors have to get bills to us by the next Board meeting, however there is no recourse if they do not. **Mayor Gardiner** replied, we will have to look into that.

COMMUNICATIONS:

MAYOR'S OFFICE:

Mayor Gardiner announced that a COW meeting will be held at the end of this month February 25, 2020.

Approval of recommendation from the Economic Development Committee and Finance Committee regarding support of a Class 8 Property Tax Incentive for Tuscan Garden 601 Holbrook Road.

Trustee: Styles moved; **Second by Trustee Clark** to accept the Motion as presented.

Discussion: Trustee Winston asked, are there any minutes from that meeting? **Director Alexander** replied, they will be ready after they are approved at the next Economic Development Committee meeting. **Trustee Dawson** asked, if we are going to approve this Class 8, what method are they going to use to move their business forward. **Robert Opilka (Owner)** replied as soon as I am approved and receive my liquor license, I will be ready to open the next day. Bar will be open within the next week, after the bar is opened, I am looking to open it up. I've got Chefs, Bartenders. Construction for the kitchen will be nearing end shortly. Within the next three weeks, restaurant will be open. **Trustee Dawson** then asked, with the Class 8 if you do the Banquet Hall you are going to be in direct competition with Glenwoodie. I would like to hear from Glenwoodie how they propose to overcome this obstacle. **Trustee Winston** asked, that's why I asked for the minutes, was the competition of both Banquet halls discussed? **Director Alexander** replied, I don't recall that coming up.

Upon Roll Call: Ayes:6 Naes:0 Recues:0 Absent:0 Abstain: 0

Ayes: Beckman, Clark, Dawson, Hadnott, Styles, Winston

Naes: 0

Recues: 0

Absent: 0

Abstain:0

Motion Approved: Yes

Approval of a Resolution Supporting and Consenting to the Cook County Class 8 Property Tax Incentive Application requested for certain Property located in Glenwood Illinois (601 Holbrook Road) (PIN:32-100-016-000)

Trustee: Styles moved; **Second by Trustee Dawson** to accept the Motion as presented.

Discussion: Trustee Hadnott stated, a Class 8 reduces your property taxes from 25% to 10% for 10 years. By my calculations that's roughly, ¾ of a million dollars in a ten-year period. He then stated, you are bringing back a building that's been dark for seven years, we appreciate that. We are hoping your business will drive more traffic down Halsted. You are providing 15-20 full time jobs. We are hoping 20% of your revenue will remain local Can you give me an estimate of what your first full year of revenue will be? **Robert** replied, 2 million-dollar range in first year, conservatively. **Trustee Hadnott** asked, you're a Lion correct? Do you have any ideas of how you intend to give back to Glenwood? **Robert** replied, I've always been one to give. Looking forward to do the same in Glenwood. **Trustee Winston** asked **Chief Peddycord** have you had an opportunity to meet with the Gentleman to see if there are any concerns with being next to the roller rink and the problematic housing complex over there? **Chief Peddycord** replied, for the most part that's used by people who love roller skating. We do want to talk about the concepts he has in mind for the location. **Trustee Dawson** asked, at one point we had a stipulation if we serve alcohol a Police Officer had to be present will that apply? **Mayor Gardiner** replied, that was a rule put in place by previous management, not a Ordinance we have in place.

Upon Roll Call: Ayes:6 Naes:0 Recues:0 Absent:0 Abstain: 0

Ayes: Beckman, Clark, Dawson, Hadnott, Styles, Winston

Naes: 0

Recues: 0

Absent: 0

Abstain:0

Motion Approved: Yes

Approval of Request for Executive Closed Session under section 2 (c) (6) setting a price for the sale of real property with action to be taken and reason to reconvene at the end of the meeting.

Trustee: Hadnott moved; **Second by Trustee Clark** to accept the Motion as presented.

Discussion: No Discussion

Upon Roll Call: Ayes:6 Naes:0 Recues:0 Absent:0 Abstain: 0

Ayes: Beckman, Clark, Dawson, Hadnott, Styles, Winston

Naes: 0

Recues: 0

Absent: 0

Abstain: 0

Motion Approved: Yes

ATTORNEY REPORT:

No Report, Trustee Hadnott stated, I was on looped.net and I see an Ad from Ted, as of yesterday related from advertising the Glenwood property. Can we send him a letter to cease and desist? **Attorney Donahue** replied, yes.

VILLAGE ADMINISTRATOR:

Request for proposal for information Technology Managed Services.

Trustee: Styles moved; **Second by Trustee Dawson** to accept the Motion as read.

Trustee Hadnott motioned to change the motion to a "Public Bid Opening" motion was second by **Trustee Dawson**

Discussion: Trustee Winston stated, we should look at a software called Microsoft Teams that way we can also have audio and visual components that could also be recorded. Trustee Winston then stated we need to understand how our needs have evolved, I sent an outline of what we should be looking for a few months ago. **VA Mitchell** stated, I have not received an email. However, we can take a look at it. Trustee Hadnott stated, since Windows 7 expires at the end of the year, we all knew that was coming, including Heritage. Why didn't we or Heritage get correct this between November and December? **VA Mitchell** stated, we kept asking to bring it back, and the direction was not to spend anything else on software or hardware. That would have been outside of the contract. Trustee Hadnott asked, that should have been normal updates. **VA Mitchell** replied yes, what they had been asking is for us to purchase new computers and that was put on hold, **VA Mitchell** stated we still have computers to buy. These are the ones we have not purchased; we bought the first phase of computers but never the second ones. Trustee Hadnott asked, will there be a public opening of Bids? **VA Mitchell** this is just RFP not a

bid opening. **Trustee Hadnott** stated, I would rather have a Bid opening, so that way everyone knows what's going on all parties involved are present. **Trustee Winston** asked, last meeting we had discussion about getting agenda items back on the agenda, where are we with that? **VA Mitchell** replied, I have been in discussion with the Mayor and you will start to see some of those at the next meeting. **Mayor Gardiner** stated I will send out the Committee Ordinances for Trustees to review, the Dog Ordinance? **Chief Peddycord** stated, I included that in my report. **Trustee Winston** then asked, what about the food truck Ordinance?

Upon Roll Call: Ayes: 6 Naes: 0 Recues: 0 Absent: 0 Abstain: 0

Ayes: Beckman, Clark, Dawson, Hadnott, Styles, Winston

Naes: 0

Recues: 0

Absent: 0

Abstain: 0

Motion Approved: Yes

ENGINEER REPORT:

No Report

FINANCE:

Director Brunette replied, Charge for Rosenthal was for Illinois pollution Control Board for water variance documents. **Attorney Donahue** replied, it's seeking variance from EPA water quality standards. The nuts and bolts of it is how we handle salt. Auditors will be present February 18 2020.

POLICE:

Chief Peddycord stated, January 16, 2020 we had a car burglary also armed robbery. With tax season approaching, be aware of scams that are tax related. Met with Brookwood School with Fire Department to update their crisis plan. Officer Gilani has completed training and is out patrolling on the midnight shift. In February we have a bid for shifts, so there will be some new faces out there. **Trustee Winston** asked, where are we in terms of the Calvary situation? **Chief Peddycord** stated, we were supposed to start this past weekend but we had an Officer who had a death in the family which caused him to take Funeral Leave. We should be starting this Sunday through the end of April

FIRE/BUILDING:

Chief Welsh stated, tortilla factory opened up as of last Friday. Speedway is waiting for spring construction session to start, and we will see activity. Delta Sonic demo should start 2-3 weeks. Solar company was waiting for their watershed permit, they now have those. They are now awaiting their contractual agreement with the panel

manufacturers. They hope to be in process this construction season. Tuscany Garden next to make an application to the Zoning Board for a "text amendment" Food truck Ordinance is spotty, the best Ordinance I can propose we mirror is the City of Chicago.

PUBLIC WORKS:

Approval to repair Sanitary pumps at 187th Street Lift Station by Flow-Technics, Inc at a cost not to exceed \$10,615.78.

Trustee: Beckman moved; **Second** by Trustee Clark to accept the Motion as presented.

Discussion: Trustee Hadnott stated, this lift station has been a problem for years. Are we upgrading the pumps to make them bigger so they can last longer? Eng Shilling, stated the issue is inflow of ground water and rain water. The capacity is the Forest main. The problem is removing the inflow into the system.

Upon Roll Call: Ayes:6 Naes:0 Recues:0 Absent:0 Abstain: 0

Ayes: Beckman, Clark, Dawson, Hadnott, Styles, Winston

Naes: 0

Recues: 0

Absent: 0

Abstain:0

Motion Approved: Yes

Approval to purchase a KM International 2-Ton Asphalt Repair Trailer from Monroe Truck equipment, Joliet IL at a cost not to exceed \$25,246.00.

Trustee: Winston moved; **Second** by Trustee Hadnott to accept the Motion as presented.

Discussion: Trustee Hadnott asked, will there be any additional cost to house the trailer. Director Maddox replied, no. Trustee Dawson asked if there is a project plan in place in regard to purchasing this equipment? Is it necessary for us to purchase can we outsource? Director Maddox replied, I think it's an item we should purchase we use this every day, we would spend more money continually renting rather than purchasing. Trustee Dawson motioned to table; motion died for a lack of second. Trustee Winston asked do you have a schedule or life expectancy for the trailer. Director Maddox replied, we purchased the Trailer from Homewood 12 years ago we've had it for several years so we expect longevity out of the trailer.

Upon Roll Call: Ayes:5 Naes:1 Recues:0 Absent:0 Abstain: 0

Ayes: Beckman, Clark, Hadnott, Styles, Winston

Naes: Dawson

Recues: 0

Absent: 0

Abstain:0

Motion Approved: Yes

Approval to purchase a 2020 Chevrolet Silverado 1500 Work Truck from Currie Motors Commercial Center at a cost not to exceed \$31,801.65

Trustee: Winston moved; **Second by Trustee** Clark to accept the Motion as presented.

Discussion: Trustee. Hadnott asked, what is the purpose of the vehicle. Director Maddox replied we currently have one vehicle that is out of service, this truck will replace that disabled vehicle. **Trustee** Dawson asked, I'm wondering if we can get some of these features, can we not have four-wheel drive, do we have to have key less entry. I took a ride with Brian Mitchell; his vehicle is in bad shape to represent the Village. I know there are other vehicles that require immediate repair, I am just wondering can we eliminate some amenities? **Director** Maddox replied, all of the vehicle amenities are basic offerings that we cannot change or add based on the source of where the funds are coming from. Everything outlined on the truck is required through the grant. **Trustee** Winston asked, did you budget for the Village logo on the side of the truck? **Director** Maddox replied, that was included as it is a part of funding from the program, some items will be transferred from the disabled vehicle.

Upon Roll Call: Ayes:5 Naes:1 Recues:0 Absent:0 Abstain: 0

Ayes: Beckman, Clark, Hadnott, Styles, Winston

Naes: Dawson

Recues: 0

Absent: 0

Abstain:0

Motion Approved: Yes

GLENWOODIE:

Trustee Dawson asked, can we get a jump on the Village Night out before other Clubs catch wind of the idea? Phil replied, yes. Sandy Christofanelli provided, some historical data with previous Banquet reservations in comparison to growth since her taking over the role as Banquet Coordinator. Including but not limited to outreach plans to enlarge presence and networking opportunities. Trustee Hadnott asked, what's the number one resistance to Glenwoodie when you are out trying to sell reservations? Sandy replied, its price but it's also availability. We have a pretty packed schedule. Trustee Hadnott asked, with the new Audio-Visual equipment. Can we have an update in 3 months about how the upgrade has impacted? Sandy replied, yes. Trustee Dawson asked, how did we propose cost is the number one deterrent? How can we cut our overhead, to cut some clients that are passing us by? Sandy replied, our overhead is bare bones, it's just me Trustee Dawson asked, do we need to re-evaluate your salary? If the only overhead, is you? I'm just wondering should we take a look at that? Trustee Dawson then asked, can we create a bereavement tragedy? Sandy replied, that would have to be direction from the Board. Our bereavement package includes repast price which is \$4-5 dollars less than the regular menu price, we give them one hour discount on rental we also give \$50.00 off tear down and setup of the room. Trustee Winston asked, I know we have simulators there are we reaching out to high schoolers to gain some interest and potential revenue. Phil replied, it does have traffic but it's only made for one person at a time. We have relationships with the schools, but we can be a little more intentional with marketing the simulator. Trustee Hadnott asked, can you tap into the same market that Tuscan Gardens will tap into for funerals? Sandy replied, we get a lot of funerals.

SENIOR/PARK PROGRAMS:

Director Alexander stated, we are getting dates ready for spring and summer events starting in March. Baseball opening day is May 2 2020 Fourth of July is approaching. All Organizations, all Homeowners Associations have all been given their meeting dates for 2020. She then thanked Lions Club for providing lunch for the Seniors. February 21 2020 Senior Luncheon, Representatives from the Assessor's office will be here

NEW BUSINESS:

Trustee Hadnott asked, can we get the Pro Champs on the agenda. He then stated can we have the lighting issues on the agenda

OLD BUSINESS:

Trustee Dawson asked, how is the partnership going with the food pantry? Mayor Gardiner replied, we have them set up; some minor issues but no real red flags.

OPEN TO THE PUBLIC:

Miriam Slaughter

Inquired about 1/7/2020 conversation about the use of unauthorized use of the Village logo. **Mayor** Gardiner stated, he asked the Attorney to draft a letter to send to the Owner to request they remove it. She then asked, when will the community survey be addressed to the public? **Mayor** Gardiner replied, at the end of this month. Miriam then stated, she was on the Board when Heritage contract was approved, and the reason it was is because they stated it would be one big bill that included everything, so I am confused as to why. Right. She then asked, Attorney Donahue who would be paying workman's comp for the Police Officer who would be serving at the church? **Attorney** Donahue replied, Police Officers are Employees our workers man comp would apply. Miriam then asked if their pay would affect the pension. **Attorney** Donahue replied, no.

Octavia Altheimer

Arizona streets need to be replaced, I had to replace four tires am I submitting bills to the Village? **Mayor** Gardiner replied, did you report it to the Police at any time? She then replied no I did not. **Mayor** Gardiner asked Director Maddox to look into the matter, he then asked Mrs. Altheimer to speak with **Director** Maddox to address her concerns and to present receipts which will allow us evaluate the situation right away. Mrs. Altheimer then stated, I need a time frame. Why do I need to talk with him? **Mayor** Gardiner replied, he needs to identify the location, we need to receipts and we will evaluate right away. She then stated, I got late notice for a water bill I never received. There was a late fee, that got waived. The issue is we get a late notice fee but didn't receive our bill on time is not our fault. She then stated, there is a lack of transparency in terms of finances. How often do we have RFP on contracts? My concern is the numbers aren't adding up? **Mayor** Gardiner asked how? Mrs. Altheimer stated I've gone from paying \$4,000.00 to almost \$8,200.00. **Mayor** Gardiner replied we have not raised the Levy in two years. He then stated you would have to look at the Park District, School District, HF just built a multi-million dollar arena on their campus Because you live in the Estates you pay more in taxes than other Residents, Glenwood's taxes are meniscal compared to the others, we have nothing to do with Bloom's taxes. Glenwood's portion is roughly 25% if that.

Motion to adjourn into closed session

Trustee: Styles moved; **Second** by **Trustee** Beckman to accept the Motion as read.

Discussion: **Trustee** No Discussion

Upon Roll Call: Ayes: 6 Naes: 0 Recues: 0 Absent: 0 Abstain: 0

Ayes: Beckman, Clark, Dawson, Hadnott, Styles, Winston

Naes: 0

Recues: 0

Absent: 0

Abstain: 0

Motion Approved: Yes

Returned from closed session 9:35pm

Upon Roll Call by Village Clerk **Dion Lynch**, the following

Trustees responded: **Beckman, Clark, Dawson, Hadnott, Style, Winston**

Trustee Dawson attended the meeting remotely

Motion to Adjourn

ADJOURNMENT:

The February 4, 2020 Board Meeting adjourned at 9:37 PM.

Trustee: Styles moved; **Second by Trustee Beckman** to accept the Motion as read.

Discussion: Trustee No Discussion

Upon Roll Call: Ayes: 6 Naes: 0 Recues: 0 Absent: 0 Abstain: 0

Ayes: Beckman, Clark, Dawson, Hadnott, Styles, Winston

Naes: 0

Recues: 0

Absent: 0

Abstain: 0

Motion Approved: Yes



Dion Lynch, Village Clerk