

**MINUTES OF THE BOARD OF TRUSTEES,
VILLAGE OF TINLEY PARK, COOK AND WILL COUNTIES,
ILLINOIS, HELD APRIL 7, 2015**

The regular meeting of the Board of Trustees, Village of Tinley Park, Illinois, was held in the Municipal Building on April 7, 2015. President Zabrocki called this meeting to order at 8:00 p.m. and Boy Scout Troop 385 posted the colors and led the Board and audience in the Pledge of Allegiance.

Present and responding to roll call were the following:

Village President: Edward J. Zabrocki
Village Clerk: Patrick E. Rea

Trustees: David G. Seaman
Brian S. Maher
T. J. Grady

Absent:
Trustees: Gregory J. Hannon
Thomas J. Staunton, Jr.
Patricia A. Leoni

Also Present:
Village Manager: David J. Niemeyer
Village Attorney: Thomas M. Melody
Village Engineer: Jennifer S. Prinz

**A PUBLIC HEARING HELD ON APRIL 7, 2015, BEFORE THE CORPORATE
AUTHORITIES OF THE VILLAGE OF TINLEY PARK, COOK AND WILL COUNTIES,
ILLINOIS, TO CONSIDER THE PROPOSED 2016 FISCAL YEAR BUDGET**

At this time, President Zabrocki called the Public Hearing to order at 8:01 p.m. Motion was made by Trustee Seaman, seconded by Trustee Maher, to open the Public Hearing to consider the 2015 Fiscal Year Budget. Vote by voice call. President Zabrocki declared the Public Hearing open. In conformance with State Statutes, a notice of Public Hearing was published in the newspaper on Sunday, March 29, 2015, and the proposed budget has been available for public inspection at the Village Clerk's office since Monday, March 30, 2015.

Trustee Seaman presented an overview of key capital items and initiatives included in the 2016 Fiscal Year Budget. He noted that the total General Fund expenditure budget is proposed at \$49,605,355 and the total expenditure budget for all Village Funds, including the Tinley Park Public Library, is \$134,657,539. President Zabrocki stated that this is a public hearing and asked if anyone would care to address the Board. No one came forward.

Motion was made by Trustee Grady, seconded by Trustee Seaman, to adjourn the Public Hearing. Vote by voice call. President Zabrocki declared the motion carried and adjourned the Public Hearing at 8:08 p.m.

Motion was made by Trustee Seaman, seconded by Trustee Grady, to approve the agenda as written or amended for this meeting. Vote by voice call. President Zabrocki declared the motion carried.

Motion was made by Trustee Seaman, seconded by Trustee Grady, to approve and place on file the minutes of the regular Village Board meeting held on March 17, 2015. Vote by voice call. President Zabrocki declared the motion carried.

President Zabrocki presented the following consent agenda items.

The following Consent Agenda items were read by the Deputy Village Clerk:

- A. CONSIDER REQUEST FROM VETERANS OF FOREIGN WARS, POST 2791, TO CONDUCT A RAFFLE ON WEDNESDAY, APRIL 15, 2015. WINNER WILL BE DRAWN ON TUESDAY, AUGUST 25, 2015, AT THE POST.
- B. CONSIDER REQUEST FROM TINLEY PARK BOBCATS TO CONDUCT A RAFFLE FROM FRIDAY, APRIL 10, 2015, THROUGH WEDNESDAY, MAY 20, 2015. WINNERS WILL BE DRAWN ON WEDNESDAY, MAY 20, 2015, AT BETTENHAUSEN PARK.
- C. CONSIDER REQUEST FROM TINLEY PARK YOUTH BASEBALL TO CONDUCT A RAFFLE THROUGH SUNDAY, APRIL 12, 2015, WHERE WINNERS WILL BE DRAWN AT MEMORIAL PARK.
- D. CONSIDER REQUEST FROM TINLEY PARK SERTOMA CLUB TO CONDUCT A FUNDRAISER AT CERTAIN INTERSECTIONS IN THE VILLAGE OF TINLEY PARK ON FRIDAY, SEPTEMBER 4TH AND SATURDAY, SEPTEMBER 5, 2015.
- E. REQUEST FOR A BLOCK PARTY PERMIT ON SATURDAY, AUGUST 15, 2015, AT 65TH AVENUE BETWEEN VOGT ST. & 174TH ST FROM 11:00 A.M. TO 10:30 P.M.
- F. CONSIDER A PROCLAMATION RECOGNIZING APRIL 19, 2015, AS CONGENITAL DIAPHRAGMATIC HERNIA ACTION DAY IN THE VILLAGE OF TINLEY PARK.
- G. PAYMENT OF IMPACT FEES IN THE AMOUNT OF \$300 TO CONSOLIDATED HIGH SCHOOL DISTRICT 230 TO BE PAID FROM THE ESCROW FUND.
- H. PAYMENT OF OUTSTANDING BILLS IN THE AMOUNT OF \$1,332,769.34 AS LISTED ON THE VENDOR BOARD APPROVAL REPORTS DATED MARCH 20TH, MARCH 27TH AND APRIL 2, 2015.

Motion was made by Trustee Grady, seconded by Trustee Seaman, to approve the consent agenda items. Vote on roll call: Ayes: Seaman, Maher, Grady. Nays: None. Absent: Hannon, Staunton, Jr., Leoni. President Zabrocki declared the motion carried.

At this time, Clerk Rea swore in Patrol Officer Michael Harm.

Commissioner Reta Brudd from the Community Resource Commission presented an overview of the 2015 Discover Tinley Community Awareness Expo to be held on April 11, 2015, from 10 a.m. to 3 p.m. at the Tinley Park Convention Center.

Motion was made by Trustee Grady, seconded by Trustee Seaman, to appoint Frank Markowicz as a

Commissioner on the Environmental Enhancement Commission. Vote by voice call. President Zabrocki declared the motion carried.

Motion was made by Trustee Grady, seconded by Trustee Maher, to adopt and place on file **ORDINANCE NUMBER 2015-O-007 APPROVING A SPECIAL USE PERMIT FOR AN ACCESSORY ONE-BEDROOM APARTMENT AND FRONT YARD SETBACK VARIATION FOR MAHER FUNERAL HOME LOCATED AT 17101 71st AVENUE.** Consider a proposal from John Maher, representing Maher Funeral Home, for a Special Use Permit for an accessory one-bedroom apartment and a front yard setback variation for an architectural wall for a funeral home use located at 17101 71st Avenue. The applicant is seeking the special use permit for an apartment to provide 24-hour mortuary service and on-site caretaking, as is usual and customary for a funeral home use. The architectural wall proposed encroaches into an existing non-conforming front yard setback to create a twenty-two (22) foot front yard setback. The wall requires a variation of twenty-eight (28) feet for the encroachment, but is necessary to ensure the architectural continuity of the proposed façade improvement. The property is the former Tinley Park Public Library and will be remodeled for use as a funeral home. The subject property is zoned B-4 (Office and Service Business) and R-4 (Single-Family Residential) and is located within the Town and Country Villas subdivision. The Plan Commission held a public hearing on March 5, 2015, and after conducting findings of fact, unanimously recommended approval to the Village Board of both the Special Use Permit and Variation, subject to the following conditions:

1. In order to protect the residential character of the neighborhood, the parking lot lighting will only be used as needed; the lights will be turned on during funeral services including wakes and removal services, and the lights will be off at all other times. When there are funeral services, the lights will be turned off no later than 11:00 p.m. and turned on no earlier than 6:30 a.m.;
2. The existing sanitary sewer service laterals will be lined “in-situ” as approved by the Village Engineer.

President Zabrocki asked if anyone cared to address the Board. No one came forward. Vote on roll call: Ayes: Seaman, Maher, Grady. Nays: None. Absent: Hannon, Staunton, Jr., Leoni. President Zabrocki declared the motion carried.

Motion was made by Trustee Grady, seconded by Trustee Seaman, to adopt and place on file **ORDINANCE NUMBER 2015-O-004 GRANTING A VARIATION FOR CERTAIN PROPERTY LOCATED AT 6224 GAYNELLE ROAD – GARAGE SQUARE FOOTAGE – EIFEL.** The petitioner, Robert Eifel, requests a two-hundred sixteen (216) square foot variation from Section III.I.2.b. (Accessory Structures and Uses) where the maximum floor area allowed for accessory structures is seven hundred twenty (720) square feet. The petitioner proposes to demolish the existing detached garage and construct a new nine hundred thirty-six (936) square foot detached garage in roughly the same location as the current garage. The subject property, located at 6224 Gaynelle Road, is zoned R-1 Single-Family Residential Zoning District and within the Kimberly Heights Subdivision. A public hearing was held by the Zoning Board of Appeals (ZBA) on February 26, 2015, and the ZBA recommended that the Village Board grant the variation with the following conditions:

1. The structure will be used for storage purposes only and will not be utilized as a temporary or permanent living space or be utilized for any business-related activity, including, without limitation, home-based businesses or vehicle repair;

2. The proposed garage must meet all other applicable Village codes (particularly height limitations for the structure and the garage door) and must apply for all required permits;
3. The use of vehicles that will be parked within the structure must comply with the Performance Standards contained within the Village's Zoning Ordinance and must not cause a nuisance to neighbors;
4. The structure shall not be served by water, sanitary sewer, or natural gas;
5. No fuel-burning device shall be installed, unless AGA-approved, vented gas fired, with sealed combustion chamber; and
6. Storage of materials within the structure must meet all Fire Code safety regulations.

President Zabrocki asked if anyone cared to address the Board. No one came forward. Vote on roll call: Ayes: Seaman, Maher, Grady. Nays: None. Absent: Hannon, Staunton, Jr., Leoni. President Zabrocki declared the motion carried.

Motion was made by Trustee Seaman, seconded by Trustee Grady, to place on first reading **ORDINANCE NUMBER 2015-O-005 CALLING FOR A PUBLIC HEARING AND A JOINT REVIEW BOARD MEETING TO CONSIDER THE DESIGNATION OF A REDEVELOPMENT PROJECT AREA AND APPROVAL OF A REDEVELOPMENT PLAN AND PROJECT FOR THE VILLAGE OF TINLEY PARK (MENTAL HEALTH CENTER TAX INCREMENT FINANCING DISTRICT)**. In December 2014 the Village of Tinley Park initiated the process to review the feasibility of creating a Tax Increment Financing District, including the property commonly known as the former Tinley Park Mental Health Center. The Village has made available the Eligibility Report and Redevelopment Plan and Project documents for the proposed Tax Increment Financing District available for review on its website. This ordinance would call for scheduling a Joint Review Board meeting on Thursday, May 14, 2015, at 3:00 p.m. in the Village Board Room to review these documents. Additionally, this ordinance would set the Public Hearing for this Mental Health Center Tax Increment Financing District on Tuesday, June 16, 2015, at 8:00 p.m. in the Village Board Room. President Zabrocki asked if anyone cared to address the Board. No one came forward. Vote by voice call. President Zabrocki declared the motion carried.

Motion was made by Trustee Seaman, seconded by Trustee Grady, to place on first reading **RESOLUTION NUMBER 2015-R-015 AUTHORIZING THE EXECUTION OF AN INDUCEMENT AGREEMENT FOR MAHER FUNERAL HOME LLC**. This inducement agreement between the Village of Tinley Park and Maher Funeral Home LLC is associated with landscaping and property enhancements tied to the re-occupancy of the vacant building at 17101 71st Avenue (southeast corner of 171st Street and 71st Avenue). Maher Funeral Home LLC has purchased the former Tinley Park Public Library building at 17101 71st Avenue which has been vacant since the Library moved in 2003. The project to convert the vacant building into a funeral home is estimated to cost at least \$2.6 million. The project will meet specified requirements of the Village Building and Planning Departments and the business is expected to employ at least seven (7) people. A request for financial assistance was made with regard to this project. "But For" the incentive, the developers confirm that certain landscaping and property enhancements will not be constructed.

This incentive is based on taxable sales generated by this business and location and encourages taxable sales performance of at least \$5 million per year. If this annual threshold is met within any of the first five years of operation, a one-time \$35,000 enhancement incentive payment will be provided. The company must have completed the project enhancements prior to be eligible to receive this one time incentive. The one-time payment of \$35,000 is the maximum incentive that can be received under this

agreement, and is not guaranteed. If the business does not meet the annual taxable sales threshold within the stipulated five year period, they will not qualify for the incentive. This agreement was recommended for approval by the Economic and Commercial Commission and by the Finance and Economic Development Committee at a meeting on March 17, 2015. President Zabrocki asked if anyone cared to address the Board. No one came forward. Vote by voice call. President Zabrocki declared the motion carried.

Motion was made by Trustee Seaman, seconded by Trustee Grady, to place on first reading **ORDINANCE NUMBER 2015-O-008 CEDING THE AGGREGATE REMAINING UNUSED ALLOCATION OF 2015 PRIVATE ACTIVITY BOND VOLUME CAP OF THE VILLAGE OF TINLEY PARK TO THE ILLINOIS FINANCE AUTHORITY AND THE WILL KANKAKEE REGIONAL DEVELOPMENT AUTHORITY.** Tinley Park receives a direct allocation of Private Activity Bond Volume Cap every year based on population. The 2014 allocation is \$5,728,200. By May 1 of each year, the Village must obligate the allocation to eligible local projects or cede the allocation for use by other agencies. In order to support projects that will create jobs and expand the tax base in the region, this Ordinance will cede \$2,864,100 to the Will Kankakee Regional Development Authority and \$2,864,100 to the Illinois Finance Authority for the South Suburban Mayors and Managers Volume Cap Pool. President Zabrocki asked if anyone cared to address the Board. No one came forward. Vote by voice call. President Zabrocki declared the motion carried.

Motion was made by Trustee Grady, seconded by Trustee Seaman, to **AWARD THE CONTRACT FOR THE 2015 PAVEMENT MANAGEMENT PROGRAM (PMP) RESURFACING TO P.T. FERRO.** Bids were received on Wednesday, March 4, 2015, as follows:

Contractor	As Read Bid
P.T. Ferro, Joliet, IL	\$2,552,296.85
D Construction, Inc., Coal City, IL	\$2,628,538.25
Iroquois Paving Corp., Watseka, IL	\$2,693,743.00
Gallagher Asphalt Corp., Thornton, Il	\$2,857,379.75
Engineers Estimate	\$3,061,360.00

The bids were reviewed by the Village Engineer and found to be in order. Funding for the 2015 PMP has been included in the draft Fiscal Year 2016 Village budget. Approximately 12 miles of streets are scheduled for resurfacing. Work is anticipated to begin in May. President Zabrocki asked if anyone cared to address the Board. No one came forward. Vote on roll call: Ayes: Seaman, Maher, Grady. Nays: None. Absent: Hannon, Staunton, Jr., Leoni. President Zabrocki declared the motion carried.

Motion was made by Trustee Seaman, seconded by Trustee Maher, to place on first reading **RESOLUTION NUMBER 2015-R-014 AUTHORIZING TRANSFERS FROM THE GENERAL FUND, WATER AND SEWER OPERATIONS AND MAINTENANCE FUND, AND THE COMMUTER PARKING LOT OPERATIONS AND MAINTENANCE FUND.** This Resolution implements a series of year end transfers following established fiscal practices and as discussed at the Committee of the Whole meeting held on March 10, 2015. These transfers are made from the excess of revenues over expenses expected to be generated for the fiscal year ended April 30, 2015, or from the Fund Balance of the fund initiating the transfer. The transfers are made to capital reserve and debt service reserve funds to support the current and long term needs of the Village for replacement of infrastructure, equipment, and debt service. The Resolution establishes not to exceed amounts for the contemplated transfers of \$6.8 million from the General Fund; \$3 million from the Water and Sewer Fund; and \$300,000 from the Commuter Parking Lot Fund. A copy of the draft Fiscal Year 2016 Budget is available for review at the Clerk's Office. President Zabrocki asked if anyone cared to

address the Board. No one came forward. Vote by voice call. President Zabrocki declared the motion carried.

Motion was made by Trustee Seaman, seconded by Trustee Maher, to place on first reading **ORDINANCE NUMBER 2015-O-003 ADOPTING THE ANNUAL BUDGET FOR THE FISCAL YEAR ENDING APRIL 30, 2016, FOR THE VILLAGE OF TINLEY PARK, COOK AND WILL COUNTIES, ILLINOIS.** On March 10, 2015, the Committee of the Whole met and recommended approval of the Budget for fiscal year ending April 30, 2016. The total General fund expenditure budget is proposed at \$49,605,355 and the total expenditure budget of all Village Funds, including the Tinley Park Public Library, is \$134,657,539. According to State Statutes, a Public Hearing was held at the beginning of this meeting. A copy of the draft Fiscal Year 2016 Budget is available for review at the Clerk's Office. President Zabrocki asked if anyone cared to address the Board. No one came forward. Vote by voice call. President Zabrocki declared the motion carried.

Motion was made by Trustee Seaman, seconded by Trustee Maher, to place on first reading **ORDINANCE NUMBER 2015-O-009 ESTABLISHING PAY SCALES AND CERTAIN FRINGE BENEFITS FOR FISCAL YEAR 2016.** This Ordinance establishes the pay scales and certain fringe benefits for Village employees during the upcoming fiscal year beginning May 1, 2015, and ending April 30, 2016. The fiscal year 2016 pay scales reflect the 2.5% increases stipulated by the respective collective bargaining agreements for Public Works laborers and Police officers. The pay scales applicable to other employees also reflect a 2.5% increase. A copy of the draft Fiscal Year 2016 Budget is available for review at the Clerk's Office. President Zabrocki asked if anyone cared to address the Board. No one came forward. Vote by voice call. President Zabrocki declared the motion carried.

At this time, President Zabrocki asked if anyone from the Board or staff would care to address the Board.

No one came forward.


At this time, President Zabrocki asked if anyone from the Public would care to address the Board.

No one came forward.

Motion was made by Trustee Seaman, seconded by Trustee Grady, to adjourn the regular Board meeting. Vote by voice call. President Zabrocki declared the motion carried and adjourned the regular Board meeting at 8:33 p.m.

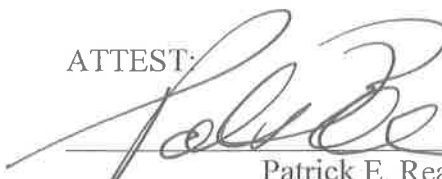
"PLEASE NOTE: Where there is no summary of discussion on any items in the minutes, this reflects that no discussion occurred other than the introduction of the item."

APPROVED:



T. J. Grady
Village President Pro-Tem

ATTEST:



Patrick E. Rea
Village Clerk