

**MINUTES OF THE BOARD OF TRUSTEES,
VILLAGE OF TINLEY PARK, COOK AND WILL COUNTIES,
ILLINOIS, HELD AUGUST 4, 2015**

The regular meeting of the Board of Trustees, Village of Tinley Park, Illinois, was held in the Municipal Building on August 4, 2015. Mayor Seaman called this meeting to order at 8:06 p.m. and led the Board and audience in the Pledge of Allegiance.

Present and responding to roll call were the following:

Village Mayor:	David G. Seaman
Village Clerk:	Patrick E. Rea
Trustees:	Brian S. Maher T.J. Grady Michael J. Pannitto Jacob C. Vandenberg Brian H. Younker Bernard E. Brady (Appointed at 8:10 p.m.)

Also Present:

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

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

Motion was made by Trustee Vandenberg, seconded by Trustee Maher, to approve and place on file the minutes of the regular Village Board meeting held on July 21, 2015. Vote by voice call. Mayor Seaman declared the motion carried.

Mayor Seaman presented the following consent agenda items.

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

- A. CONSIDER REQUEST FOR A BLOCK PARTY PERMIT ON SATURDAY, AUGUST 8, 2015, ON LILAC LANE FROM HEATHER TO TULIP FROM 2:00 P.M. TO 10:00 P.M.
- B. CONSIDER REQUEST FROM M N M RC TO CONDUCT A RAFFLE ON AUGUST 16, 2015, AT THE AMERICAN LEGION, 17423 67TH CT.
- C. CONSIDER PROCLAMATION RECOGNIZING AUGUST 17 THROUGH AUGUST 21, 2015, AS "MUNICIPAL TREASURERS WEEK" IN THE VILLAGE OF TINLEY PARK.
- D. REQUEST FROM MUSCULAR DYSTROPHY ASSOCIATION TO CONDUCT A TAG DAY FUNDRAISER ON FRIDAY, AUGUST 28, 2015, AT CERTAIN INTERSECTIONS IN THE VILLAGE OF TINLEY PARK.

- E. PAYMENT OF OUTSTANDING BILLS IN THE AMOUNT OF \$1,634,980.70 AS LISTED ON THE VENDOR BOARD APPROVAL REPORTS DATED JULY 24TH AND JULY 31ST.

Motion was made by Trustee Grady, seconded by Trustee Vandenberg, to approve the consent agenda items. Vote on roll call: Ayes: Maher, Grady, Pannitto, Vandenberg, Younker. Nays: None. Absent: None. Mayor Seaman declared the motion carried.

Motion was made by Trustee Grady/Pannitto, seconded by Trustee Maher/Younker, to APPOINT BERNARD E. BRADY AS VILLAGE TRUSTEE EFFECTIVE AUGUST 4, 2015. A vacancy in the office of Village Trustee was created as a result of the resignation of David G. Seaman as Village Trustee, which was effective July 22, 2015. Pursuant to State law, the vacancy is to be filled by mayoral appointment, subject to the advice and consent of the Board of Trustees. Mayor Seaman stated that this item was in its final adoption stage and asked if anyone cared to address the Board. No one came forward. Vote on roll call: Ayes: Maher, Grady, Pannitto, Vandenberg, Younker. Nays: None. Absent: None. Mayor Seaman declared the motion carried.

At this time Clerk Rea swore in Bernard E. Brady as Village Trustee in accordance with State Law.

Motion was made by Trustee Vandenberg, seconded by Trustee Grady, to place on first reading **ORDINANCE NUMBER 2015-O-032 APPROVING A REAL ESTATE PURCHASE CONTRACT FOR THE VACANT PROPERTY LOCATED AT 6730 NORTH STREET**. This ordinance would authorize the purchase of real estate for the Village to acquire the vacant property located at 6730 North Street. The purchase of this property will provide for increased opportunity for the future redevelopment of this block as planned with the creation of the Main Street South TIF District and as depicted within the 2009 Village Legacy Plan. The purchase price for the property is \$60,000. Funds for the purchase are budgeted in the 2016 Fiscal Year Capital Budget. Mayor Seaman asked if anyone cared to address the Board. No one came forward. Vote by voice call. Trustee Brady abstained from voting on this Ordinance due to constructive ownership of two parcels of land within the Main Street South Tax Increment Financing (TIF) District. At this time Trustee Brady stated that he has requested that the Village Board remove the two subject properties from the TIF without any concern for a conflict of interest. It is the understanding of Trustee Brady that an Ordinance to remove the subject properties from the TIF will be presented to the Village Board for a first reading on August 18, 2015, and approval by the Village Board at the September 1, 2015, Village Board meeting. Mayor Seaman declared the motion carried.

Motion was made by Trustee Pannitto, seconded by Trustee Vandenberg, to adopt and place on file **RESOLUTION NUMBER 2015-R-028 AUTHORIZING AN AMENDMENT TO A FAÇADE IMPROVEMENT AGREEMENT BETWEEN THE VILLAGE OF TINLEY PARK AND MACK INVESTMENTS II LLC AT 6800 WEST 183rd STREET AND 18240 SOUTH OAK PARK AVENUE**. This amendment to the existing inducement agreement will adjust the Construction Timing for the approved Façade Project at 18240 South Oak Park Avenue and 6800 West 183rd Street in Tinley Park. This Amendment will only change the project completion date to December 31, 2015. The Agreement provides a Façade Improvement Program Grant of a maximum \$35,000, upon completion of an \$116,000 façade project on the subject property and is in accordance with existing incentive policies. The project is already under construction, however, the owner has requested a

Completion Deadline Change from the original January 1, 2015 date, due to utility issues and weather delays. The incentive amount is not guaranteed and no other changes in the Agreement are requested. The amendment request was reviewed by the Finance and Economic Development Committee on July 7, 2015. Mayor Seaman stated that this item was in its final adoption stage and asked if anyone cared to address the Board. No one came forward. Vote on roll call: Ayes: Maher, Grady, Pannitto, Vandenberg, Younker, Brady. Nays: None. Absent: None. Mayor Seaman declared the motion carried.

Motion was made by Trustee Younker, seconded by Trustee Vandenberg, to **AUTHORIZE A PROFESSIONAL SERVICES AGREEMENT WITH WRB LLC FOR PROVISION OF AN INTERIM PUBLIC WORKS DIRECTOR.** On July 17, 2015, the Village received the resignation of their Public Works Director, Dale Schepers. In lieu of naming a replacement at this time, it is recommended that the Village enter into a professional services contract with WRB LLC to fill the position for twenty five (25) hours per week and a period of up to six (6) months. The principal in the firm is Bill Balling who will be acting as Interim Public Works Director while the Village begins the search process for a permanent replacement. Mr. Balling was a long time Village Manager for the Village of Buffalo Grove. Since retiring from that position he has undertaken a number of special projects and interim senior management assignments for a number of municipalities, including Elk Grove Village, Prospect Heights, Kildeer, Lombard, Highwood and Clarendon Hills. The Professional Service Agreement provides for the Interim Director Position, operational and organizational review as well as special project assignments that may be desired by the Village. The Village has previously utilized the services of WRB LLC to assist in negotiating an updated Lake Michigan Water and Capital Development Agreement and has been pleased with their services. Sufficient funds are budgeted for this purpose. Mayor Seaman stated that this item was in its final adoption stage and asked if anyone cared to address the Board. No one came forward. Vote on roll call: Ayes: Maher, Grady, Pannitto, Vandenberg, Younker, Brady. Nays: None. Absent: None. Mayor Seaman declared the motion carried.

Motion was made by Trustee Younker, seconded by Trustee Grady, to adopt and place on file **ORDINANCE NUMBER 2015-O-030 APPROVING AN EXPANSION TO AN EXISTING GROUND LEASE.** The proposed amendment is to an existing ground lease agreement the Village has with SBA Steel LLC as successor to Nextel, Inc. SBA currently leases land from the Village for a cellular tower at the Post 1 pump house located on 167th Street. The proposed amendment would allow SBA to lease additional ground space from the Village so that additional antenna ground equipment can be installed. Highlights of the lease include, but are not limited to, the following:

1. SBA leases an additional 544 square feet from the Village;
2. Additional Monthly Rent Payment of \$1,000 to the Village;
3. Rent Escalation of 3% per year;
4. Initial five (5) year term with extension options;
5. SBA allows Village to place antenna on tower at discounted rate (via a separate agreement);
6. Execution of the amended agreement generates a one time payment of \$5,000 to the Village.

The proposed amendment was reviewed by the Village Attorney and found to be acceptable. This item was discussed at the Public Works Committee meeting held on July 7, 2015, and recommended for approval. Mayor Seaman stated that this item was in its final adoption stage and asked if anyone cared to address the Board. No one came forward. Vote on roll call: Ayes: Maher, Grady,

Pannitto, Vandenberg, Younker, Brady. Nays: None. Absent: None. Mayor Seaman declared the motion carried.

Motion was made by Trustee Younker, seconded by Trustee Pannitto, to adopt and place on file **ORDINANCE NUMBER 2015-O-031 APPROVING AN ANTENNA SITE AGREEMENT**. The proposed Antenna Site Agreement would allow the Village to lease antenna space from SBA Steel, LLC, at their tower located at the Village's Post 1 Pump station. The Village would place an antenna on the tower that would increase the reliability, functionality and redundancy of the Village Supervisory Control and Data Acquisition (SCADA) system. Upon execution of the lease and placement of the Village's antenna on the tower, the Village will be able to save approximately \$400 a month in phone line expenses currently related to the SCADA system. Highlights of the lease include, but are not limited to, the following:

- A. Village leases tower space from SBA for placement of SCADA system antenna ;
- B. Monthly Rent Payment of \$1,000 to SBA;
- C. Rent Escalation of 3% per year; and
- D. Initial five (5) year term with extension options.

The proposed amendment was reviewed by the Village Attorney and found to be acceptable. This item was discussed at the Public Works Committee meeting held on July 7, 2015, and recommended for approval. Mayor Seaman stated that this item was in its final adoption stage and asked if anyone cared to address the Board. No one came forward. Vote on roll call: Ayes: Maher, Grady, Pannitto, Vandenberg, Younker, Brady. Nays: None. Absent: None. Mayor Seaman declared the motion carried.

Motion was made by Trustee Younker, seconded by Trustee Grady, to place on first reading **RESOLUTION 2015-R-025 AUTHORIZING AN INTERGOVERNMENTAL AGREEMENT BY AND BETWEEN THE VILLAGE OF TINLEY PARK AND THE ILLINOIS DEPARTMENT OF TRANSPORTATION – MAINTENANCE AGREEMENT – 183RD STREET FROM RIDGELAND AVENUE TO OAK PARK AVENUE**. The proposed intergovernmental agreement is with the Illinois Department of Transportation (IDOT). Under the terms of the agreement, the Village would perform routine operational services on the section of 183rd street from Ridgeland Avenue to Oak Park Avenue. The work performed by the Village will be primarily patching, striping, litter pickup, and snow/ice control. In exchange for these services, IDOT will make an annual payment to the Village. The first annual payment will be in the amount of \$4,124 and subsequent annual payments will be adjusted based on the construction cost index. The Village has had a substantially similar agreement with IDOT for this section of 183rd Street for approximately 30 years. Historically, the annual payment to the Village has exceeded the Village's expenditures to provide the required services. This item was discussed at the July 28, 2015, Public Works Committee meeting and recommended for approval. Mayor Seaman asked if anyone cared to address the Board. No one came forward. Vote by voice call. Mayor Seaman declared the motion carried.

Motion was made by Trustee Younker, seconded by Trustee Vandenberg, to **APPROVE AN AGREEMENT FOR PHASE ONE SERVICES WITH WEST MONROE PARTNERS FOR WATER METER CONSULTANT SERVICES**. The proposed agreement is for West Monroe Partners to provide consultant services related to the Village's Water Meter Program. Earlier this month, the Village issued a request for qualifications (RFQ) for consultant services. The Village

received four (4) responses to the RFQ. Upon review of the RFQ submissions and interviews with all four (4) firms, West Monroe Partners was determined to be the most qualified firm to provide the Village with consultant services. The proposed scope of work for West Monroe Partners will be divided into two (2) phases. The final scope of phase II will be determined at or near completion of the phase I services. Phase I services that will be provided by West Monroe Partners include, but are not limited to, the following:

1. Independent review of historical water meter information and reads;
2. Visual inspections of water meter installations;
3. Determination of statistically significant meter testing methodology;
4. Review of current Village billing policies and practices; and
5. Provide recommendations for meter asset management program.

This item was discussed at the July 28, 2015, Public Works Committee meeting and recommended for approval. Mayor Seaman stated that this item was in its final adoption stage and asked if anyone cared to address the Board. No one came forward. Vote on roll call: Ayes: Maher, Grady, Pannitto, Vandenberg, Younker, Brady. Nays: None. Absent: None. Mayor Seaman declared the motion carried.

Motion was made by Trustee Younker, seconded by Trustee Pannitto, to **APPROVE A CONTRACT WITH MORTON SALT INC. OF OAKBROOK, IL FOR BULK ROAD SALT.** The proposed contract is for the Village's annual purchase of bulk salt. The Village received three (3) quotes from qualified vendors as follows:

Vendor	Cost Per Ton
Morton Salt	\$64.71
Compass Minerals	\$67.10
Cargill	\$70.89

The Village has purchased bulk salt from Morton Salt in the past and their service and product have been found to be of acceptable quality to the Village. The proposed contract price reflects a cost per ton that is at or below the cost that would have been charged to the Village as part of the State of Illinois Central Management Services (CMS) program bid. The delivery of the 5,500 tons of salt is guaranteed under the terms of the contract. This item was discussed at the July 28, 2015, Public Works Committee meeting and recommended for approval. Mayor Seaman stated that this item was in its final adoption stage and asked if anyone cared to address the Board. No one came forward. Vote on roll call: Ayes: Maher, Grady, Pannitto, Vandenberg, Younker, Brady. Nays: None. Absent: None. Mayor Seaman declared the motion carried.

Motion was made by Trustee Maher, seconded by Trustee Grady, to place on first reading **ORDINANCE NUMBER 2015-O-033 AMENDING SECTIONS 112.20 AND 112.22 OF CHAPTER 112 OF TITLE XI OF THE TINLEY PARK MUNICIPAL CODE – ALCOHOLIC BEVERAGES – BREW PUB.** This Ordinance creates a Class S Liquor License for a brew pub. A brew pub is defined by State law as a person who manufactures beer only at designated premises to make sales to importing distributors, and to non-licensees for use and consumption only, who stores beer at the designated premises, and who is allowed to sell at retail from the licensed premises, provided that a brew pub licensee shall not sell for off-premises consumption more than 50,000 gallons per year. This Ordinance would authorize one (1) Class S License in the Village of Tinley Park.

Mayor Seaman asked if anyone cared to address the Board. No one came forward. Vote by voice call. Mayor Seaman declared the motion carried.

Motion was made by Trustee Maher, seconded by Trustee Grady, to place on first reading **ORDINANCE NUMBER 2015-O-034 AMENDING SECTIONS 112.01, 112.47 AND 112.60 OF CHAPTER 112 OF TITLE XI OF THE TINLEY PARK MUNICIPAL CODE – ALCOHOLIC BEVERAGES – HAPPY HOUR.** Public Act 99-0046 amended the State Liquor Code to allow for "happy hours" under certain limited conditions. This Ordinance would amend the Village's Liquor Code so that it conforms to the changes to State Law. Accordingly, "happy hours" would no longer be prohibited in the Village of Tinley Park but rather would be allowed to the extent allowed by State Law. Mayor Seaman asked if anyone cared to address the Board. No one came forward. Vote by voice call. Mayor Seaman declared the motion carried.

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

Trustee Vandenberg thanked the Village Board and Staff for the well wishes upon the birth of his son. He sent kudos to the Police, Fire and Public Works departments on a successful National Nite Out Against Crime.

Clerk Rea congratulated Trustee Brady on his appointment.


At this time, Mayor Seaman asked if anyone from the public would care to address the Board.

Jim Ariko, 19642 Ridgmont Drive, stated his concerns with the water meter situation. Mayor Seaman stated that citizens can find information about this on the Village's website. The water meter consultants progress will also be posted that the Village website.

Motion was made by Trustee Younker, seconded by Trustee Pannitto, to adjourn the regular Board meeting. Vote by voice call. Mayor Seaman declared the motion carried and adjourned the regular Board meeting at 8:50 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:



David G. Seaman
Mayor

ATTEST:



Patrick E. Rea
Clerk