

**MINUTES OF THE BOARD OF TRUSTEES,
VILLAGE OF TINLEY PARK, COOK AND WILL COUNTIES,
ILLINOIS, HELD SEPTEMBER 1, 2015**

The regular meeting of the Board of Trustees, Village of Tinley Park, Illinois, was held in the Municipal Building on September 1, 2015. Mayor Seaman called this meeting to order at 8:00 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

Also Present:

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

Motion was made by Trustee Younker, seconded by Trustee Grady, 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 Younker, seconded by Trustee Maher, to approve and place on file the minutes of the regular Village Board meeting held on August 18, 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 SUNDAY, SEPTEMBER 6, 2015, BETWEEN 8500 AND 8512 ON BARON CT. FROM 12 NOON TO 10:00 P.M.
- B. CONSIDER REQUEST FOR A BLOCK PARTY PERMIT ON SATURDAY, SEPTEMBER 12, 2015, BETWEEN 8036 AND 8101 KILLARNEY CT. FROM 3:00 P.M. TO 10:00 P.M.
- C. CONSIDER REQUEST FROM P.A.W.S. – TINLEY PARK, TO CONDUCT A RAFFLE THROUGH DECEMBER 20, 2015. WINNERS

WILL BE DRAWN ON DECEMBER 20, 2015, AT P.A.W.S.- TINLEY PARK.

- D. CONSIDER REQUEST FROM THE AMERICAN CANCER SOCIETY TO CONDUCT A RAFFLE AT APPLE CHEVROLET THROUGH NOVEMBER 20, 2015. WINNERS WILL BE DRAWN ON FRIDAYS, SEPTEMBER THROUGH NOVEMBER 2015 AT APPLE CHEVROLET.
- E. PAYMENT OF OUTSTANDING BILLS IN THE AMOUNT OF \$619,402.02 AS LISTED ON THE VENDOR BOARD APPROVAL REPORTS DATED AUGUST 21 AND AUGUST 28, 2015.

Motion was made by Trustee Pannitto, seconded by Trustee Brady, to approve the consent agenda items. 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 Vandenberg, seconded by Trustee Grady, to place on first reading and direct the Village Attorney to draft **ORDINANCE NUMBER 2015-O-041 GRANTING A SPECIAL USE PERMIT FOR A VETERINARY ANIMAL HOSPITAL AND KENNEL TO NATIONAL VETERINARY ASSOCIATES LOCATED AT 7613 W. 159TH STREET WITHIN THE B-3 (GENERAL BUSINESS AND COMMERCIAL) ZONING DISTRICT.** The Petitioner, National Veterinary Associates (NVA), seeks approval for an animal hospital and kennel in association with the existing Bremen Animal Hospital. The Bremen Animal Hospital has been operating from their location at 7613 W. 159th Street for over 46 years. Drs. Roger Hagenberg and Terry Becker; veterinarians for the hospital, recently entered into a contract to sell their business to NVA. Per Section X.J.6 of the Village Zoning Ordinance, the approval of a Special Use “does not run with the land or constitute a covenant running with the land” and shall expire automatically if there is change in ownership. Animal hospitals, kennels, and pounds require a Special Use in the B-3 Zoning District; therefore with the proposed change of ownership the property requires site plan and Special Use approval. A public hearing was held at the Plan Commission meeting on August 20, 2015. On a vote of 8-0, the Plan Commission recommended approval of the Special Use Permit and adopted findings of fact submitted by the Applicant and made by the Plan Commission during the meeting with the following condition: Installation of the approved Landscape Plan by October 1, 2015. 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 Vandenberg, seconded by Trustee Pannitto, to place on first reading and direct the Village Attorney to draft **ORDINANCE NUMBER 2015-O-042 GRANTING A SPECIAL USE PERMIT TO VERIZON WIRELESS AND THE VILLAGE OF TINLEY PARK FOR THE EXPANSION OF AN EXISTING WIRELESS COMMUNICATION FACILITY ABOVE 100’ AT 16640 66TH AVENUE IN THE R-1 (SINGLE FAMILY RESIDENTIAL) ZONING DISTRICT.** Verizon Wireless has requested to co-locate their antennas on the existing 60’ monopole wireless communication facility owned by SBA. The tower is located at 16640 S. 66th Avenue, on approximately 3 acres of property owned by the Village of Tinley Park (near the water tanks on 167th Street). In addition to the 12 antennas requested by Verizon, the Village will also locate antennas for public safety purposes and for use by the SCADA (Supervisory Control and Data Acquisition) software system for real time data on the Village’s water utility system. The Village Board approved Ordinance 2015-O-031 (Antenna Site

Agreement with SBA) at the August 4th Board Meeting and the Village is a co-applicant with Verizon for this Special Use Permit. The co-location of these antennas will require an extension of the existing tower to an overall height of 104'. The Verizon antennas will be located at an elevation of 85' above ground level (AGL), the Village's antenna will be located at 95' AGL and the lightning rod will extend to the full height of the antenna at 104'. The maximum height for cellular towers is 100' unless specifically approved by grant of a Special Use Permit

The Plan Commission held a public hearing on August 20, 2015. On a vote of 8-0, the Plan Commission recommended approval of the Special Use Permit and adopted findings of fact submitted by the Applicant and made by the Plan Commission during the meeting. The approval was conditioned on the following items being completed prior to a certificate of occupancy:

1. Staff approval of a Landscape Plan;
2. Installation of the approved Landscape Plan by October 1, 2015; and
3. Final Engineering 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 Vandenberg, seconded by Trustee Grady, to remove from the table **ORDINANCE 2015-O-038 GRANTING A FRONT YARD VARIATION FOR A FENCE TO JOHN BADER FOR PROPERTY LOCATED AT 8536 BROOKSIDE GLEN DRIVE IN THE BROOKSIDE GLEN SUBDIVISION AND WITHIN THE BROOKSIDE GLEN PLANNED UNIT DEVELOPMENT.** Vote by voice call. Mayor Seaman declared the motion carried.

Motion was made by Trustee Vandenberg, seconded by Trustee Pannitto, to overrule the recommendation of the Zoning Board of Appeals, place on first reading and direct the Village Attorney to draft **ORDINANCE 2015-O-038 GRANTING A FRONT YARD VARIATION FOR A FENCE TO JOHN BADER FOR PROPERTY LOCATED AT 8536 BROOKSIDE GLEN DRIVE IN THE BROOKSIDE GLEN SUBDIVISION AND PLANNED UNIT DEVELOPMENT.** This Ordinance would grant a four foot (4') variation from the front yard setback requirement of twenty feet (20') (outlined by the PUD) to allow for a five foot (5') tall open-style aluminum fence to be installed at a sixteen foot (16') setback on the southeast (SilverSide Drive) side of this corner lot at 8536 Brookside Glen Drive in the R-2 PD (Brookside Glen Planned Unit Development) Zoning District and within the Brookside Glen Subdivision. The variation will allow the fence posts to be placed at a maximum six inches (6") from the corner of the house to accommodate a hardship of underground plumbing equipment located directly at the corner of the house. This item was tabled at the August 18, 2015, Village Board Meeting. Mayor Seaman asked if anyone cared to address the Board. Mr. Bader noted that each fence post needs six inches (6") of concrete and this may affect how close the fence may be placed to the house. Trustee Vandenberg noted that staff will work with him when the plans for the fence come in. Vote by voice call. Mayor Seaman declared the motion carried.

Motion was made by Trustee Maher, seconded by Trustee Grady, to adopt and place on file

ORDINANCE NUMBER 2015-O-036 DELETING CERTAIN PROPERTY FROM THE REDEVELOPMENT PROJECT AREA FOR THE TINLEY PARK EXPANDED MAIN STREET SOUTH TAX INCREMENT FINANCING (TIF) DISTRICT. On August 4, 2015, the Village Board appointed Mr. Bernard (Bernie) Brady to fill the open Village Trustee position. Mr. Brady owns two properties that reside in the Expanded Main Street South TIF District, and in order to avoid any conflicts of interest Mr. Brady has requested that these two properties be removed from the Redevelopment Project Area (RDA). The two properties to be removed from the RDA are commonly known as 17407 67th Court (PIN # 28-30-416-015) and 6731 174th Street (PIN # 28-30-416-023). The properties will permanently be removed and will no longer be eligible for any of the financial incentives available to the properties within the RDA. Mayor Seaman asked if anyone cared to address the Board. Steven Eberhardt, 16710 Oak Park Avenue, asked what the finance incentives, potential benefits, and potential conflicts may occur if the property is left in the TIF District. Trustee Brady stated that in order to avoid any conflicts of interest it was determined that removing the properties from the TIF District was the best course of action in voting or dealing with any issues of the TIF District. Trustee Brady did not see any specific potential benefits other than contingent potential benefits. Vote on roll call: Ayes: Maher, Grady, Pannitto, Vandenberg, Younker. Nays: None. Absent: None. Abstain: Brady. Mayor Seaman declared the motion carried.

Motion was made by Trustee Maher, seconded by Trustee Pannitto, to place on first reading **RESOLUTION NUMBER 2015-R-030 APPROVING AND RECOMMENDING COOK COUNTY CLASS 8 RECLASSIFICATION FOR THE PROPERTY LOCATED AT 17320 SOUTH OAK PARK AVENUE (TINLEY PARK APOTHECARY LLC).** This Resolution would provide support for the reclassification of the tax assessment ratio for the aforementioned property from 25% to 10% for a ten (10) year period. This property has been vacant for over 4 years. Located in Bremen Township, this downtown Tinley Park property is already Cook County "certified eligible" for the Class 8 reclassification, pursuant to the Cook County Real Property Classification Ordinance. But for this Cook County incentive, the business owner will not be able to open a new independent Compounding Pharmacy at this location. This project meets the goals and objectives for encouraging redevelopment in Downtown Tinley Park as set forth by the Economic and Commercial Commission and the Village Board of Trustees in previous meetings. The Economic and Commercial Commission recommended approval of this Resolution at its regular meeting on August 12, 2015. This item was discussed at the Finance and Economic Development Committee meeting held earlier this evening on September 1, 2015. 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 Grady, seconded by Trustee Younker, to **APPROVE A LICENSE AGREEMENT WITH FCA REALTY LLC AND BETTENHAUSEN MOTOR SALES, INC. FOR FIRE DEPARTMENT DRILL ACTIVITIES AT 8355 W. 159TH STREET.** This license agreement is between the Village of Tinley Park, FCA Realty LLC, and Bettenhausen Motor Sales, Inc., Illinois corporations. FCA is the owner of certain land and buildings commonly known as 8325 and 8355 W. 159th Street, Tinley Park, Illinois. For purposes of clarity, the building commonly known as 8355 W. 159th Street shall be referred as the "Former Dodge Building." The Village of Tinley Park has requested, and FCA Realty as well as Bettenhausen Motor Sales has agreed, to permit the Village of Tinley Park Fire Department to enter the Former Dodge Building, solely for the purpose of using this acquired property for drill activities. Due to the uniqueness of

this property construction it is not often that firefighters get to actually drill on buildings made of such materials. Mayor Seaman 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 Brady, seconded by Trustee Younker and Trustee Pannitto, to adopt and place on file **ORDINANCE NUMBER 2015-O-039 REPEALING LONGEVITY PAY FOR THE MAYOR, CLERK AND ELECTED OFFICIALS**. This Ordinance repeals the Longevity Pay for the Mayor, Clerk and Elected Officials elected at the municipal election to be held in the year 2017 and in each election thereafter. Previously established rates of compensation for all Elected Officials will remain in effect until the changes made through this Ordinance become effective. Mayor Seaman 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 Brady, seconded by Trustee Vandenberg, to place on first reading **ORDINANCE NUMBER 2015-O-040 AUTHORIZING THE DISPOSAL OF SURPLUS PERSONAL PROPERTY OWNED BY THE VILLAGE OF TINLEY PARK**. Per State Law, an Ordinance must be adopted to declare any Village property in excess of \$1,000 of estimated value as surplus prior to disposing of or sale to another agency. Based on the age, service condition, mileage, future maintenance costs, and other factors, the following items are deemed to be no longer practical for Village use and are earmarked for sale or disposal as appropriate. The Village will donate, send to auction or dispose of the following items:

PUBLIC WORKS

2001	Dodge	Ram Pick-up
		Ram 3500 Chassis Cab - Dump Truck
2001	Dodge	
1994	Ford	Superduty Walk-In Van
2001	Dodge	1500 Quad cab, ½ ton pick-up
2000	Ford	Crown Vic
2002	Ford	Crown Vic
2002	Chevy	Blazer
2004	Chevy	Impala
2004	Ford	Taurus
2005	Ford	Crown Vic
2003	Ford	Crown Vic
2005	Chevy	Impala
2005	Ford	Crown Vic
2005	Ford	Crown Vic
2006	Ford	Crown Vic
2005	Chevy	Impala
2006	Ford	Crown Vic
2008	Ford	Crown Vic
2008	Ford	Crown Vic

2000	Ford	Crown Vic (Used from PD.)
2005	Ford	Explorer
2004	Ford	F-250
2006	Chevy	Impala, 4 door sedan
2000	Chrysler	Grand Voyager
1996	Ditch Witch	Trencher #IN0801 & Trailer
2003	Ford	Crown Vic
2006	Ford	Crown Vic
2003	Ford	Crown Vic

FIRE DEPARTMENT

1997	Scotty	Trailer
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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 Pannitto, to place on first reading **RESOLUTION NUMBER 2015-R-031 APPROVING AN AGREEMENT WITH THE ILLINOIS DEPARTMENT OF TRANSPORTATION (IDOT) FOR A LOCAL AGENCY AGREEMENT FOR FEDERAL PARTICIPATION RELATED TO THE PROPOSED ROUNDABOUT AT OAK PARK AVENUE AND 183RD STREET.** The Village of Tinley Park has received federal funding approval from the Congestion Mitigation and Air Quality (CMAQ) Improvement Program to help pay for a substantial (80%) portion of the cost of the engineering and construction of a modern roundabout at 183rd Street and Oak Park Avenue. Benefits of this type of roundabout include, but are not limited to, the following:

1. Reductions in fatal and injury crashes;
2. Reductions in pedestrian and bicycle crashes;
3. Increases in traffic capacity and flow; and
4. Reduction in energy use from fuel and electrical cost for traffic signals.

The proposed agreement is for the right of way appraisals, negotiations and property acquisitions related to the project. The agreement is in the amount of \$300,000, with the Village qualifying for 80% reimbursement of the costs from the State of Illinois. The Village has included sufficient funding to support its obligations under this agreement in the current budget. This item was discussed at the August 11, 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 5-1-0. Mayor Seaman declared the motion carried.

Motion was made by Trustee Younker, seconded by Trustee Maher, to place on first reading **RESOLUTION NUMBER 2015-R-032 APPROVING A PRELIMINARY ENGINEERING SERVICES AGREEMENT FOR FEDERAL PARTICIPATION BETWEEN THE VILLAGE OF TINLEY PARK AND ROBINSON ENGINEERING RELATED TO THE PROPOSED ROUNDABOUT AT OAK PARK AVENUE AND 183RD STREET.** This agreement is related to the prior agenda item. The proposed agreement is for the preliminary engineering services related to the project. The agreement is in the amount of \$299,973, with 80%

reimbursement of the costs from the State of Illinois. As previously noted, the Village has included sufficient funds to support its obligations under this agreement in the current budget. This item was discussed at the August 11, 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 5-1-0. 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 stated his concerns regarding the roundabout items presented at this meeting regarding the financing and public safety issues of this project.

Clerk Rea presented a plaque to Mayor Seaman for his thirty-one (31) years of service as Trustee of the Village.

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

Rudy and Teresa Unger, 6951 Lexington Court, stated his concerns regarding the roundabout at 183rd Street and Oak Park Avenue.

Kristi Turn, Realtor for Coldwell Banker and Representative of Fannie Mae, stated her concerns with squatters in the Village and recommended the Village Board research adopting an ordinance requiring an owner occupancy certificate. Mayor Seaman asked Ms. Turn to get her information to Trustee Pannitto who oversees the Building and Compliance Committee.

Stephen Eberhardt, 16710 Oak Park Avenue, stated his concerns regarding the roundabout at 183rd Street and Oak Park Avenue.

Dean Woodward, 7505 W. 161st Street, stated his concerns about the requirements for Special Event permits when an organization wants to host a benefit in the Village.

Motion was made by Trustee Maher, seconded by Trustee Younker, at 8:46 p.m. to adjourn to Executive Session to discuss the following:

- a. LITIGATION, WHEN AN ACTION AGAINST, AFFECTING OR ON BEHALF OF THE PARTICULAR PUBLIC BODY HAS BEEN FILED AND IS PENDING BEFORE A COURT OR ADMINISTRATIVE TRIBUNAL, OR WHEN THE PUBLIC BODY FINDS THAT AN ACTION IS PROBABLE OR IMMINENT, IN WHICH CASE THE BASIS FOR THE FINDING SHALL BE RECORDED AND ENTERED INTO THE MINUTES OF THE CLOSED MEETING.

Vote on roll call: Ayes: Maher, Grady, Pannitto, Vandenberg, Younker, Brady. Nays: None. Absent: None. Mayor Seaman declared the motion carried.

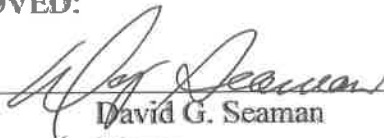
Motion was made by Trustee Younker, seconded by Trustee Grady, to reconvene the regular

Board meeting. Vote on roll call: Ayes: Maher, Grady, Pannitto, Vandenberg, Younker, Brady. Nays: None. Absent: None. Mayor Seaman declared the motion carried and reconvened the regular Board meeting at 9:38 p.m.

Motion was made by Trustee Younker, seconded by Trustee Grady, to adjourn the regular Board meeting. Vote by voice call. Mayor Seaman declared the motion carried and adjourned the regular Board meeting at 9:39 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