

MINUTES OF THE REGULAR MEETING
OF THE PRESIDENT AND BOARD OF TRUSTEES
HELD IN THE COUNCIL ROOM OF THE MATTESON VILLAGE HALL
4900 VILLAGE COMMONS
ON THIS 5TH DAY OF APRIL 2004

President Stricker called the meeting to order at 8:24 p.m.

CALL TO ORDER

Deputy Clerk Miotti called the roll and the following Trustees answered present:

ROLL CALL

Andre Ashmore
Sam Brown
Emmanuel Imoukhuede
Allan Johnson
Carol Marshall
Nathaniel Motton Jr.

Also present were: Joseph Perozzi, Village Attorney; David Mekarski, Village Administrator; Hildy Kingma, Director of Community Development; Lafayette Linear, Finance Director; Robert Wilcox, Fire Chief; Robert Park, Police Chief; Jan Dinnocenzo, Recording Secretary; and the media.

CONSIDERATION OF
MINUTES

a) President Stricker presented the Minutes of the Public Hearing of March 15, 2004 for additions, deletions, or corrections.

PUBLIC HEARING OF
MARCH 15, 2004

Trustee Ashmore moved to approve the Minutes of the Public Hearing of March 15, 2004 as presented. Seconded by Trustee Brown.

AYES: (5) Ashmore, Brown, Johnson, Marshall, and
Motton

NAYS:(0)

ABSTAIN: (1) Imoukhuede

ABSENT: (0)

b) President Stricker presented the Minutes of the Regular Meeting of March 15, 2004 for additions, deletions, or corrections.

REGULAR MEETING OF
MARCH 15, 2004

Trustee Ashmore moved to approve the Minutes of the Regular Meeting of March 15, 2004 as presented. Seconded by Trustee Brown.

April 5, 2004

AYES: (5) Ashmore, Brown, Johnson, Marshall, and Motton

NAYS:(0)

ABSTAIN: (1) Imoukhuede

ABSENT: (0)

c) President Stricker presented the Minutes of the Special Meeting of March 22, 2004 for additions, deletions, or corrections.

SPECIAL MEETING OF
MARCH 22, 2004

Trustee Imoukhuede moved to approve the Minutes of the Special Meeting of March 22, 2004 as presented. Seconded by Trustee Motton.

AYES: (6) Ashmore, Brown, Imoukhuede, Johnson, Marshall, and Motton

NAYS:(0)

ABSTAIN: (0)

ABSENT: (0)

a) Mr. Lafayette Linear, Finance Director, presented the Treasurer's Report for February, 2004.

CONSIDERATION OF
FINANCIAL REPORTS

TREASURER'S REPORT –
FEBRUARY, 2004

Trustee Motton requested that sales tax revenue reports be provided to the Board on a regular basis.

Trustee Ashmore moved to accept the Treasurer's Report for February, 2004 as presented. Seconded by Trustee Motton.

AYES: (6) Ashmore, Brown, Imoukhuede, Johnson, Marshall, and Motton

NAYS:(0)

ABSTAIN: (0)

ABSENT: (0)

Mr. Linear explained the reason for negative amounts in various accounts.

b) President Stricker presented the Salary, Overtime and Accounts Payable as submitted.

SALARY, OVERTIME AND
ACCOUNTS PAYABLE

Trustee Ashmore moved to approve the Salary, Overtime and Accounts Payable as submitted. Seconded by Trustee Marshall.

April 5, 2004

AYES: (6) Ashmore, Brown, Imoukhuede, Johnson, Marshall, and Motton

NAYS:(0)

ABSTAIN: (0)

ABSENT: (0)

COMMENTS BY VILLAGE OFFICIALS

RECOMMENDATION – ECONOMIC DEVELOPMENT COMMISSION APPOINTMENTS

a) President Stricker presented the names of Shirley Green, Deborah O’Connell and Len Miller for appointment to the Economic Development Commission.

Trustee Brown moved to approve the appointment of Shirley Green, Deborah O’Connell and Len Miller to the Economic Development Commission. Seconded by Trustee Ashmore.

It was noted that these are two year appointments.

AYES: (6) Ashmore, Brown, Imoukhuede, Johnson, Marshall, and Motton

NAYS:(0)

ABSTAIN: (0)

ABSENT: (0)

OPPORTUNITY FOR PUBLIC COMMENT

TRUSTEE COMMITTEE REPORTS

There was no public comment.

The President and Board of Trustees reported their activities during the past week.

Trustee Brown announced that the next Plan Commission meeting will be held on April 15, and at the conclusion of that meeting, the Green Empowerment Program will be discussed.

Trustee Marshall announced that the Housing and Human Relations Commission meeting will be held on April 8 at 7:00 p.m.

Trustee Motton gave a report on the Parks & Recreation Committee meeting and welcomed Mr. Jason Fries, the new Program Supervisor for the Parks & Recreation Department.

CONSIDERATION OF BIDS AND AWARDING OF

1) Mr. Lafayette Linear, Finance Director, presented cost comparisons for the

leasing of copy machines at the Village Hall.

Trustee Ashmore moved that the Board approve Proven Solutions' copier lease offer as the lowest applicable bid which will reduce the Village's annual cost by \$1,475. Seconded by Trustee Brown.

Administrator Mekarski thanked Ellen Carroll for her outstanding job in researching this item, which resulted in a great savings to the Village.

AYES: (6) Ashmore, Brown, Imoukhuede, Johnson, Marshall, and Motton

NAYS:(0)

ABSTAIN: (0)

ABSENT: (0)

2) Mr. Lafayette Linear, Finance Director, noted that Speer Financial in concert with the Village's bond counsel, Chapman & Cutler LLP, have received bids for the purchase of the General Obligation Bonds, Series 2004.

Mr. Bill Kaufmann, Speer Financial, Inc., noted that the lowest bid for said bonds was submitted by Harris Trust and Savings Bank of Chicago at a True Interest Rate of 2.7728%.

Following discussion by the Board, Trustee Ashmore moved that the Board of Trustees approve an Ordinance Authorizing the Acceptance of a Bid for the Sale of General Obligation Bonds (Sales Tax Alternate Revenue Source), Series 2004, of the Village of Matteson, Cook County, Illinois, in an aggregate principal amount not to exceed \$1,000,000. Seconded by Trustee Brown.

Trustee Motton commended Mr. Linear for his excellent work.

AYES: (6) Ashmore, Brown, Imoukhuede, Johnson, Marshall, and Motton

NAYS:(0)

ABSTAIN: (0)

ABSENT: (0)

3) Fire Chief Wilcox noted that this promotion is the result of the retirement of Lt. Hartmann and does not reflect a new position.

Trustee Imoukhuede moved that the Board direct the Fire and Police Commission to fill the vacant position of Fire Lieutenant from the existing Lieutenant Eligibility

CONTRACTS

NEW LEASE FOR COPY MACHINES AT VILLAGE HALL

NEW BUSINESS

CONSIDERATION OF AN ORDINANCE AUTHORIZING THE ACCEPTANCE OF A BID FOR THE SALE OF GENERAL OBLIGATION BONDS (SALES TAX ALTERNATE REVENUE SOURCE), SERIES 2004, OF THE VILLAGE OF MATTESON, COOK COUNTY, ILLINOIS, IN AN AGGREGATE PRINCIPAL AMOUNT NOT TO EXCEED \$1,000,000

AUTHORIZATION FOR

List. Seconded by Trustee Ashmore.

AYES: (6) Ashmore, Brown, Imoukhuede, Johnson,
Marshall, and Motton
NAYS:(0)
ABSTAIN: (0)
ABSENT: (0)

FIRE AND POLICE
COMMISSION TO
PROMOTE ONE (1)
FIREFIGHTER/
PARAMEDIC TO THE
POSITION OF FIRE
LIEUTENANT

4) Ms. Hildy Kingma, Director of Community Development, gave a brief description of the proposed monument sign for Newbury Estates Subdivision.

Trustee Brown moved that the Board of Trustees approve a Subdivision Monument sign for Newbury Estates Subdivision as presented. Seconded by Trustee Johnson.

CONSIDERATION OF
SUBDIVISION MONUMENT
SIGNS FOR NEWBURY
ESTATES SUBDIVISION

It was noted that the sign will be maintained by the Homeowners Association.

AYES: (6) Ashmore, Brown, Imoukhuede, Johnson,
Marshall, and Motton
NAYS:(0)
ABSTAIN: (0)
ABSENT: (0)

5) Ms. Kingma noted that the Final Plat for Ridgeland Manor, Phase Nine, provides for 36 single family homes and is consistent with the Preliminary Plat.

Trustee Brown moved that the Board approve a Final plat for Ridgeland Manor, Phase Nine, as presented. Seconded by Trustee Johnson.

CONSIDERATION OF A
FINAL PLAT FOR
RIDGELAND MANOR,
PHASE NINE

It was noted that the concerns that were previously brought to the attention of the Board by residents in the Ridgeland Manor Subdivision are being addressed.

AYES: (6) Ashmore, Brown, Imoukhuede, Johnson,
Marshall, and Motton
NAYS:(0)
ABSTAIN: (0)
ABSENT: (0)

6) Ms. Kingma stated that this development plan has many unique aspects and noted that the Plan Commission did recommend approval.

Following discussion by the Board, Trustee Brown moved that the Board of Trustees approve the Final Development Plan for the Planned Residential Permit for

Parcel 4 of Brookmere and direct the Village Attorney to prepare an ordinance to update the existing Special Use Permit for the Planned Residential Permit for Parcel 4 to incorporate the Final Development Plan and its required components. Seconded by Trustee Johnson.

CONSIDERATION OF A
FINAL DEVELOPMENT
PLAN FOR PARCEL 4 OF
THE BROOKMERE
DEVELOPMENT

AYES: (6) Ashmore, Brown, Imoukhuede, Johnson,
Marshall, and Motton

NAYS:(0)

ABSTAIN: (0)

ABSENT: (0)

7) Ms. Kingma presented the Final Plat for the First Resubdivision of Lot 4 in Brookmere, noting that the Plan Commission recommended approval with conditions.

Following Board discussion, Trustee Brown moved that the Board approve a Final Plat for the First Resubdivision of Lot 4 of Brookmere, with the required revisions. Seconded by Trustee Johnson.

CONSIDERATION OF A
FINAL PLAT FOR THE
FIRST RESUBDIVISION OF
LOT 4 IN BROOKMERE

AYES: (6) Ashmore, Brown, Imoukhuede, Johnson,
Marshall, and Motton

NAYS:(0)

ABSTAIN: (0)

ABSENT: (0)

8) Ms. Kingma reviewed various components of the Redevelopment Agreement between the Village of Matteson and Realty America Group (Lincoln Mall).

Mr. Rives Castleman, Realty America Group, reviewed the proposed project and thanked all involved for their support and assistance.

Trustee Ashmore requested that in the future, consideration be given to the quality of circus/carnival attractions that are allowed to operate on the Mall property.

The President and Board of Trustees thanked Realty America Group for pursuing this endeavor, wished them well, and expressed their excitement for the future of the Mall.

Trustee Brown moved that the Board approve an Ordinance approving a Redevelopment Agreement by and between the Village of Matteson and Realty America Group (Lincoln Mall), LP, a Texas Limited Partnership. Seconded by Trustee Johnson

CONSIDERATION OF A
REDEVELOPMENT
AGREEMENT BY AND
BETWEEN THE VILLAGE
OF MATTESON AND
REALTY AMERICA GROUP
(LINCOLN MALL), LP, A
TEXAS LIMITED
PARTNERSHIP

April 5, 2004

AYES: (6) Ashmore, Brown, Imoukhuede, Johnson,
Marshall, and Motton

NAYS:(0)

ABSTAIN: (0)

ABSENT: (0)

Trustee Imoukhuede moved that the Board of Trustees adjourn to Executive Session under the Open Meetings Act, Section 2(c)(1) – Personnel, with no need to reconvene. Seconded by Trustee Ashmore.

OLD BUSINESS

AYES: (6) Ashmore, Brown, Imoukhuede, Johnson,
Marshall, and Motton

OTHER BUSINESS

NAYS:(0)

ABSTAIN: (0)

ABSENT: (0)

REQUEST FOR EXECUTIVE
SESSION

Police Chief Park noted that in order for the Village to participate in the State bid for police squad cars, Board authorization will be needed prior to April 15.

President Stricker announced there will be a Special Meeting of the Board of Trustees on Monday, April 12, 2004 at 7:30 p.m. in the Village Hall, and the issue of the squad cars will be placed on that agenda.

Trustee Ashmore announced that the Administration/Finance Committee meeting scheduled for April 6, 2004 has been cancelled due to lack of agenda.

Trustee Motton moved that policy be set providing for the notification of all Trustees prior to the publishing of the *Matteson Avenue* and that all Trustees be allowed to submit information to be included therein. Seconded by Trustee Imoukhuede.

Following discussion, the following vote was taken:

AYES: (6) Ashmore, Brown, Imoukhuede, Johnson,
Marshall, and Motton

NAYS:(0)

ABSTAIN: (0)

ABSENT: (0)

Trustee Imoukhuede moved to adjourn the Regular Meeting of the Board of Trustees at 10:20 p.m. and, after a short recess, convene into Executive Session with no need to reconvene. Seconded by Trustee Johnson.

AYES: (6) Ashmore, Brown, Imoukhuede, Johnson,
Marshall, and Motton

NAYS:(0)

ABSTAIN: (0)

ABSENT: (0)

ADJOURNMENT

Respectfully Submitted,

Rita Miotti, Deputy Village Clerk