

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 17TH DAY OF NOVEMBER 2003

President Stricker called the meeting to order at 7:30 p.m.

CALL TO ORDER

Clerk Grisco 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; Vince Laoang, Director of Public Works; Brian Ramsey, Director of Parks & Recreation; Jan Dinnocenzo, Recording Secretary; and the Star Newspaper.

CONSIDERATION OF  
MINUTES

a) President Stricker presented the Minutes of the Regular Meeting of November 3, 2003 for additions, deletions, or corrections.

REGULAR MEETING OF  
NOVEMBER 3, 2003

Trustee Ashmore moved to approve the Minutes of the Regular Meeting of November 3, 2003 as presented. Seconded by Trustee Brown.

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

CONSIDERATION OF  
FINANCIAL REPORTS

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

SALARY, OVERTIME AND  
ACCOUNTS PAYABLE

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

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

COMMENTS BY VILLAGE  
OFFICIALS

President Stricker submitted the name of Lafayette Linear for appointment as Budget Officer of the Village of Matteson.

CONSIDERATION OF  
BUDGET OFFICER  
APPOINTMENT

Trustee Ashmore moved that the Village President appoint Lafayette Linear to the position of Budget Officer consistent with the powers and duties as described in Chapter 36 of the Village Code of Ordinances. Seconded by Trustee Brown.

It was noted that the position of Budget Officer is in addition to his duties and title of Finance Director.

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

Lafayette Linear was sworn in as Budget Officer by Village Clerk Dorothy Grisco and congratulated by the Board.

Trustee Motton reported that the SSSRA Grand Opening was held this past weekend, the Community Center Task Force met, and noted his attendance at the School District 159 meeting regarding the construction of a new school. Trustee Motton also attended the NAACP Dinner on November 8.

TRUSTEE COMMITTEE  
REPORTS

Trustee Marshall reported her attendance at the NAACP Dinner and the Housing and Human Relations Commission meeting on November 13. She advised that there will be a Landlords Association meeting on November 20 and a Realtors Brunch on December 10.

Trustee Motton acknowledged receipt of the National Award for Green Power Day and congratulated all those involved.

Trustee Brown reported his attendance at the Creekside Homeowners Association meeting on November 14, the School District 159 Foundation Advisory Committee meeting on November 12, the Metra hearing on November 11, and the NAACP Dinner on November 8. Trustee Brown also congratulated everyone involved on the recognition of Green Power.

Trustee Imoukhuede congratulated those involved on the great work done in regard to Green Power Day. He reported his attendance at the Grand Opening of the South Suburban Special Recreation Association new administrative office building as well as most of the other activities previously mentioned.

Trustee Johnson reported his attendance at the Matteson Area Chamber of Commerce meeting, the weekly development meeting on November 13, and the Apple/Oakwood Homeowners Association meeting on November 15.

Trustee Ashmore congratulated all for the international recognition received on Green Power Day. He also reported his attendance at the Administration/Finance Committee meeting on November 5, the NAACP Dinner, the wake of Alan Bank's father, the Apple/Oakwood Homeowners Association meeting, and the Metra hearing. Trustee Ashmore announced that the Administration/Finance Committee would be meeting on November 19 at 6:00 p.m. to continue discussion with the Library Board on various issues and the December 3 meeting will be held at 7:30 p.m. with discussion centered on the audit.

President Stricker reported his attendance at the Metra meeting on November 11 and extended an invitation to all officials and department heads to participate in the Reading Program for School District 162. He also noted that representatives from School District 227 would like to attend a Village Board meeting and make a presentation regarding curriculum, staff, and various developments. President Stricker added that he attended the wake of the son of Ken Beukema, past member of the Fire and Police Commission, and a meeting of the Executive Board of the South Suburban Mayors and Managers and the Diversity Inc. Board. President Stricker advised the Board that he requested the Village Administrator to pursue the feasibility of having a Special Census taken.

There was no public comment.

Trustee Imoukhuede noted that at the previous Board meeting he requested a representative from ComEd appear before the Board and explain the reasons for the many power outages in town and what is being done to prevent future outages.

OPPORTUNITY FOR  
PUBLIC COMMENT

GENERAL PUBLIC

BOARD OF TRUSTEES

November 17, 2003

11-0100-03

COM ED REPRESENTATIVE

He added that if multiple outages continue to occur, he would like the Village to pursue alternative power sources.

Ms. Toni Eberhardt, ComEd’s External Affairs Manager, stated that after review of selected areas in the Village, it was found that no significant problems existed. She assured the Board that ComEd is doing everything in their power to minimize the number and duration of power outages. Ms. Eberhardt stressed that ComEd is constantly working to improve reliability.

Upon questioning by Trustee Brown, Ms. Eberhardt noted that ComEd does not offer backup generators for purchase by the public.

Trustee Ashmore expressed his appreciation to Ms. Eberhardt for presenting at the meeting and congratulated and thanked Ms. Eberhardt and ComEd for their community involvement in and around the Village.

CONSIDERATION OF BIDS  
AND AWARDING OF  
CONTRACTS

PURCHASE OF A  
PORTABLE TWO WHEEL  
TRAILER AIR  
COMPRESSOR

1) Mr. Vince Laoang, Director of Public Works, noted that the purchase of a portable air compressor was included in the FY 03-04 budget. While bid packets were sent out to three vendors and an invitation for bid was published in the local newspaper, only one bid was received. The bid received is below the budgeted amount of \$15,000.00.

Trustee Johnson moved that the Board of Trustees approve the purchase of the Portable Two Wheel Trailer Air Compressor to Ingersoll-Rand of Villa Park, Illinois for the total amount of \$11,707.00. Seconded by Trustee Imoukhuede.

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

NAYS:(0)

ABSTAIN: (0)

ABSENT: (0)

NEW BUSINESS

CONSIDERATION OF A  
RESOLUTION TO  
ESTABLISH A PUBLIC  
HEARING DATE FOR THE

2) Ms. Hildy Kingma, Director of Community Development, noted that staff has been working with the new owners of Lincoln Mall to create a Tax Increment Financing (TIF) to assist them in the redevelopment and revitalization of the Mall. The proposed TIF strategy includes the creation of a new TIF for Lincoln Mall and surrounding properties and the amendment of the adjacent TIFs, including Southgate and Sears. Amending the adjacent TIFs will allow surplus revenue from those TIFs to be used either for new projects within the TIF itself, or to provide for

BOARD OF TRUSTEES

November 17, 2003

11-0101-03

the transfer of surplus tax increment to Lincoln Mall. The proposed resolution establishes the public hearing date for January 20, 2004 at 6:45 p.m. The Joint Review Board is scheduled for December 5, 2003 at 10:00 a.m.

Mr. Rives Castleman, Realty America Group, emphasized the need for the new TIF district, noting that many new amenities are proposed for the Mall as well as new prospective businesses.

Trustee Imoukhuede moved that the Board approve a Resolution calling for a Public Hearing to be held on January 20, 2004 at 6:45 p.m. to consider a Third Amendment of the Village of Matteson Tax Increment Financing District No. I Redevelopment Plan and Project Budget (Southgate Commerce Center).  
Seconded by Trustee Ashmore.

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

NAYS:(0)

ABSTAIN: (0)

ABSENT: (0)

3) Trustee Motton moved that the Board approve a Resolution calling for a Public Hearing on January 20, 2004 at 7:00 p.m. to consider a First Amendment of the Village of Matteson Lincoln Mall Redevelopment Project Area Plan No. II (Sears) and Budget. Seconded by Trustee Imoukhuede.

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

NAYS:(0)

ABSTAIN: (0)

ABSENT: (0)

4) Ms. Kingma distributed a revised legal description for this item.

Trustee Marshall moved that the Board approve a Resolution calling for a Public Hearing on January 20, 2004 at 7:15 p.m. to consider designation of the Village of Matteson Lincoln Highway/Cicero Avenue RPA IV Redevelopment Plan and Project. Seconded by Trustee Brown.

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

NAYS:(0)

ABSTAIN: (0)

ABSENT: (0)

THIRD AMENDMENT OF  
VILLAGE OF MATTESON  
TIF DISTRICT NO. I  
REDEVELOPMENT PLAN  
AND PROJECT  
(SOUTHGATE COMMERCE  
CENTER)

CONSIDERATION OF A  
RESOLUTION TO  
ESTABLISH A PUBLIC  
HEARING DATE FOR THE  
FIRST AMENDMENT OF  
VILLAGE OF MATTESON  
LINCOLN MALL  
REDEVELOPMENT  
PROJECT AREA PLAN NO.  
II (SEARS)

CONSIDERATION OF A  
RESOLUTION TO  
ESTABLISH A PUBLIC  
HEARING DATE FOR THE  
PROPOSED LINCOLN  
HIGHWAY/CICERO  
AVENUE  
REDEVELOPMENT PLAN

AND PROJECT NO. IV

AUTHORIZATION TO  
AMEND THE GENERAL  
FUND CAPITAL EXPENSE  
BUDGET TO REALLOCATE  
\$50,000 FROM THE  
SPECIAL PROJECTS,  
LINCOLN CICERO  
ECONOMIC BASE STUDY  
LINE ITEM TO A VILLAGE  
SIGN LINE ITEM OF  
\$40,000 AND POLICE  
EVIDENCE VENTILATION  
LINE ITEM FOR \$10,000

5) Mr. Lafayette Linear, Finance Director, noted that the current fiscal year budget includes a \$50,000 line item for a Lincoln Cicero Economic Base Study. This study, however, will be funded by a donation of \$50,000 from the Manheim Corporation. Therefore, it is requested that those monies be reallocated to fund a new Village sign (\$40,000) and the installation of a new ventilation system in the Police evidence room (\$10,000).

Trustee Imoukhuede moved that the Board of Trustees authorize the amendment of the General Fund Capital Expense budget to reallocate \$50,000 from the Special Projects, Lincoln Cicero Economic Base Study line item to a Village Sign line item of \$40,000 and Police Evidence Ventilation line item for \$10,000. Seconded by Trustee Brown.

In response to questioning from Trustee Ashmore, Administrator Mekarski noted that the Police evidence room ventilation situation was not previously brought to the Board's attention; however, it is necessary at this time to correct the problem that currently exists.

Trustee Brown stated he was delighted to see a new sign being erected and suggested that perhaps space could be sold on the sign to help offset the cost.

AYES: (7) Ashmore, Brown, Imoukhuede, Johnson,  
Marshall, Motton, and Stricker

NAYS:(0)

ABSTAIN: (0)

ABSENT: (0)

6) Mr. Linear stated that the Illinois Municipal League Risk Management Association, in conjunction with Harder Sign Company, has agreed to provide the Village with a discount for our consideration of the purchase of the new Village Hall Message Center sign from their recommended vendor. He noted that after thorough review, staff believes it is in the best interest of the Village to utilize the recommended vendor.

Trustee Motton moved that the Board of Trustees authorize the Village Administrator to execute a sole source contract with Harder Sign Company, Inc. for the purchase of a Village Hall Message Center sign. Seconded by Trustee Marshall.

Upon questioning from Trustee Ashmore, Administrator Mekarski noted that the insurance company estimated the value of the destroyed sign to be approximately \$5,000/\$6,000. The proposed sign is estimated to cost approximately \$35,000,

CONSIDERATION TO  
AUTHORIZE THE VILLAGE  
ADMINISTRATOR TO  
EXECUTE A SOLE SOURCE  
CONTRACT WITH HARDER  
SIGN CO., INC. FOR THE  
PURCHASE OF A VILLAGE  
HALL MESSAGE CENTER  
SIGN

November 17, 2003

with an additional \$5,000 budgeted for incidental costs such as bringing electricity to the proposed sight.

President Stricker stated that while he was in favor of an informational sign for the Village, he felt that more consideration should be given to the details of the sign, as well as to the financial status of the Village, prior to approval of a sole source contract for such a sign.

It was noted that a presentation had been made at a prior meeting which provided several sign options, including the one currently under consideration. The sign is tentatively proposed to be located in front of the Police Station, perpendicular to Cicero Avenue.

Upon questioning from Trustee Johnson regarding the Sign Ordinance’s prohibition of electronic display boards, it was noted that the Village is exempt from Village Codes.

Trustee Imoukhuede moved to amend the motion to include, “for a price not to exceed \$40,000.” Trustee Motton seconded the amendment.

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

NAYS:(0)

ABSTAIN: (0)

ABSENT: (0)

Clerk Grisco called the roll on the original motion as amended: that the Board of Trustees authorize the Village Administrator to execute a sole source contract with Harder Sign Company, Inc. for the purchase of a Village Hall Message Center sign for a price not to exceed \$40,000.

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

NAYS:(0)

ABSTAIN: (0)

ABSENT: (0)

There was no old business.

OLD BUSINESS

Trustee Ashmore moved that the Board of Trustees proceed into Executive Session under the Open Meetings Act, Section 2(c)(11) – Litigation, with no need to

OTHER BUSINESS

reconvene. Seconded by Trustee Johnson.

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

NAYS:(0)

ABSTAIN: (0)

ABSENT: (0)

REQUEST FOR EXECUTIVE  
SESSION

President Stricker announced that at the conclusion of the Executive Session, the Board will hold a public Workshop session.

Trustee Ashmore reminded everyone of the Administrative/Finance Committee meeting to be held on November 19 at 6:00 p.m.

Trustee Johnson thanked all involved for their hard work in making Green Power Day a success. He also noted his attendance at the funeral of the son of Ken Beukema.

Trustee Imoukhuede noted he felt the south suburbs were victims of “digital divide.” It was his belief that the Village was being excluded from high speed internet connection. Trustee Imoukhuede moved that the Board of Trustees direct the staff to explore the possibility of providing a faster internet connection in the Village. Seconded by Trustee Motton.

Trustees Motton and Ashmore concurred with Trustee Imoukhuede’s concerns regarding the inability of residents to access a high speed digital internet connection.

Administrator Mekarski noted that such DSL service is important to the economic development of the Village. He advised that some portions of the Village currently have DSL service, however, not all. He added that another possibility would be for the Village to provide such an internet system. This option could be discussed in more detail at a future work session.

Trustee Brown stated that he would like to see the Village capitalize on any opportunity to enhance revenue as opposed to raising taxes.

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

NAYS:(0)

ABSTAIN: (0)

ABSENT: (0)

Trustee Brown thanked and commended Mr. Linear, Finance Director, for the

November 17, 2003

financial reports and summaries he has provided.

Administrator Mekarski thanked everyone involved for their work on Green Power Day noting that the award received by the Village is shared by all.

Mr. Vince Laoang, Director of Public Works, noted that the Village has received a comprehensive analysis report of the Village's water distribution system. This report will be reviewed by the Public Works Committee and then referred to the Village Board for review at a work session.

Trustee Johnson moved to adjourn the Regular Meeting of the Board of Trustees at 9:40 p.m. and, after a short recess, convene to Executive Session with no need to reconvene. Seconded by Trustee Marshall.

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

ADJOURNMENT

NAYS:(0)

ABSTAIN: (0)

ABSENT: (0)

Respectfully Submitted,

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Dorothy Grisco, Village Clerk