

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 6TH DAY OF DECEMBER 2004

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
Allan Johnson
Carol Marshall
Nathaniel Motton, Jr.

Trustee Imoukhuede was absent.

Also present were: Joseph Perozzi, Village Attorney; Frank Myers, Village Administrator; Hildy Kingma, Director of Community Development; Lafayette Linear, Finance Director; Vince Laoang, Director of Public Works; Brian Ramsey, Director of Parks and Recreation; Robin Kelly, Director of Community Affairs; Robert Park, Police Chief; Robert Wilcox, Fire Chief; Jan Dinnocenzo, Recording Secretary; and the media.

CONSIDERATION OF
MINUTES

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

REGULAR MEETING OF
NOVEMBER 15, 2004

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

AYES: (5) Ashmore, Brown, Johnson, Marshall,
and Motton
NAYS:(0)
ABSTAIN: (0)
ABSENT: (1) Imoukhuede

CONSIDERATION OF
FINANCIAL REPORTS

SALARY, OVERTIME AND
ACCOUNTS PAYABLE

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

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

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

NAYS:(0)

ABSTAIN: (0)

ABSENT: (1) Imoukhuede

COMMENTS BY VILLAGE
OFFICIALS - TRUSTEE
COMMITTEE REPORTS

Trustee Ashmore noted that the next Administrative/Finance Committee meeting will be held in January. The December 15 Board Workshop will cover those items that would have been discussed at the Committee's December meeting.

Trustee Marshall invited everyone to the Annual Holiday Fest on Wednesday, December 8, at Lincoln Mall. She also noted that the 150th Anniversary Committee will meet on December 16 at the Village Hall.

Trustee Motton reported that one of the items discussed at the November 25th Parks & Recreation meeting was the rising costs of uniforms and possible ways to offset those increases.

President Stricker announced that the Woodgate Student Council will hold their Annual Induction of Officers on December 7.

Sympathies were extended to local families who recently lost loved ones.

Mr. Vernon Harrison, 638 Primrose Circle, addressed the Board regarding a law suit involving a well that was drilled on property within the Village of Matteson. It was noted that under the advice of the Village Attorney, discussion of legal matters should not be held in a public setting. Administrator Myers will review the matter with Public Works staff.

OPPORTUNITY FOR
PUBLIC COMMENT

Ms. Yvonne Jones, 4708 West 203rd Street, noted that sewers in her neighborhood frequently flood when it rains. She was concerned that when the weather gets colder, the standing water will turn into a sheet of ice causing a hazardous condition. Public Works will inspect the area and make any necessary repairs.

Mr. Calvin Jordan, Highway Commissioner of Rich Township, requested information regarding the proposed annexation agreement which was discussed at

the Public Hearing prior to this meeting. He noted that the Township's meeting was at the same time as the Public Hearing and, therefore, he was unable to attend. The Planning Department will provide the requested information.

Mr. Eddie Tolbert, representing the Mayo AME Church, 20839 Homeland Road in unincorporated Rich Township, requested permission for the Church to replace current one-sided signs, located within the corporate limits of Matteson, with two-sided signs. Staff will review the matter to ensure that such action is in compliance with Village Code.

1) Administrator Myers stated that a grant was received from HUD for renovation at the Community Center. When the Board approved the contract with Architectural Resource Corporation (ARC) for the renovation work, it was intended that the motion would include the authorization to utilize ARC as the Construction Manager for the project as well. However, approval was only given for architectural services.

Trustee Motton moved that the Board of Trustees approve Architectural Resource Corporation (ARC) as the Construction Manager for the renovation of the Community Center in the amount of \$16,462.73. Seconded by Trustee Marshall.

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

NAYS:(0)

ABSTAIN: (0)

ABSENT: (1) Imoukhuede

2) Trustee Ashmore moved that the Board of Trustees direct the Matteson Fire & Police Commission to hire one Patrol Officer to fill the vacancy created by Deputy Chief Filkins' resignation. Seconded by Trustee Marshall.

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

NAYS:(0)

ABSTAIN: (0)

ABSENT: (1) Imoukhuede

3) Ms. Robin Kelly, Director of Community Affairs, noted that the Board previously approved a reduced rate for disabled residents receiving Social Security

CONSIDERATION OF BIDS
AND AWARDING OF
CONTRACTS

HIRING OF
CONSTRUCTION
MANAGER FOR THE
RENOVATION OF THE
COMMUNITY CENTER

NEW BUSINESS

REQUEST TO DIRECT THE
FIRE AND POLICE
COMMISSION TO HIRE
ONE (1) PATROL OFFICER

CONSIDERATION OF AN
ORDINANCE AMENDING
CHAPTER 70
CONCERNING LICENSE
FEES FOR MOTOR
VEHICLES

Income Disability Benefits. The proposed amendment would allow the Village to offer a reduced rate for all disabled residents who receive Social Security Disability Benefits regardless of income. It was emphasized that this reduced rate is intended for those receiving disability benefits, not for those with only disability placards or disabled license plates – they must be a recipient of Social Security Disability Benefits.

Trustee Ashmore moved that the Board of Trustees pass an Ordinance amending Chapter 70, entitled, “General Provisions” of Title VII, entitled “Traffic Code” of the Code of Ordinances of the Village of Matteson, Cook County, Illinois, concerning license fees for motor vehicles. Seconded by Trustee Marshall.

AYES: (5) Ashmore, Brown, Johnson, Marshall,
and Motton
NAYS:(0)
ABSTAIN: (0)
ABSENT: (1) Imoukhuede

4) Ms. Rebecca Greiman, Village Planner, summarized the annexation request. She noted that the proposed annexation agreement is for 78.50 acres located on the north side of US 30 approximately ¼ mile west of Central Avenue. Amlin Residential, the petitioner, proposes to develop the annexed property along with an additional 60 acres of incorporated land with 232 single family detached homes. This proposal also includes 58.56 acres of open space which preserves both the Butterfield Creek and the surrounding floodplain, a Non-Jurisdictional wetland area, and a 2.25 acre park to be dedicated to the Village after it is improved by the Developer. The property will be zoned R-2, low-to-moderate density residential. The agreement includes impact fee contributions to a Fire Protection Fund as well as contributions to a Traffic Improvement Fund. The wording for the Traffic Improvement Fund contributions should be amended to reflect the inclusion of all points from and including the intersections of US 30 and Ridgeland Avenue and US 30 and Central Avenue, to be determined at the sole discretion of the Village.

CONSIDERATION OF THE
ANNEXATION OF 78.50
ACRES OF
UNINCORPORATED LAND
LOCATED ON THE NORTH
SIDE OF US 30
APPROXIMATELY ¼ MILE
WEST OF CENTRAL
AVENUE INTO THE
VILLAGE OF MATTESON

Trustee Motton requested that in future annexations, consideration be given to impact fee assessment for the Police Department as well as the Fire Department. Ms. Kingma stated that the Village will explore the possibility. However, she noted that impact fees can only be used for capital projects within the designated area; they cannot be used for staff or equipment for the Village as a whole.

Trustee Brown moved that the Board of Trustees direct the Village Attorney to prepare an ordinance annexing said property and prepare a resolution to approve the Annexation Agreement with noted modifications/revisions. Seconded by

Trustee Johnson.

AYES: (5) Ashmore, Brown, Johnson, Marshall,
and Motton
NAYS:(0)
ABSTAIN: (0)
ABSENT: (1) Imoukhuede

5) Administrator Myers noted that this item provides for the classification of the property to be annexed to R-2, Low-to-Moderate Density Residential upon annexation.

Ms. Rebecca Greiman, Village Planner, noted that the minimum size for R-2 designation is 8,400 square feet and reviewed the various setback requirements.

Trustee Brown moved that the Board of Trustees direct the Village Attorney to prepare an ordinance authorizing the classification of 78.50 acres of unincorporated land located on the north side of US 30 approximately ¼ mile west of Central Avenue to R-2, Low-to-Moderate Density Residential, contingent on annexation. Seconded by Trustee Johnson.

CONSIDERATION OF THE
CLASSIFICATION OF 78.50
ACRES OF
UNINCORPORATED LAND
LOCATED ON THE NORTH
SIDE OF US 30
APPROXIMATELY ¼ MILE
WEST OF CENTRAL
AVENUE TO R-2, LOW-TO-
MODERATE DENSITY
RESIDENTIAL

AYES: (5) Ashmore, Brown, Johnson, Marshall,
and Motton
NAYS:(0)
ABSTAIN: (0)
ABSENT: (1) Imoukhuede

6) Ms. Greiman presented the Preliminary Plat for Trinity Creeks Subdivision. She noted that the development consists of 138.50 acres which includes 232 single family detached homes. The development also includes 58.56 acres of open space and a 2.25 acre park to be dedicated to the Village of Matteson after it is improved by the developer. An extra amenity is the development of a hike/bike path to be located along the south side of the Butterfield Creek.

Mr. Len Miller, President of Amlin Residential, Inc., gave a brief presentation highlighting past developments they have done in the Village and described the type of homes proposed to be built in the new development.

CONSIDERATION OF A
PRELIMINARY PLAT FOR
TRINITY CREEKS
SUBDIVISION

Trustee Brown moved that the Board of Trustees approve a Preliminary Plat for Trinity Creeks as presented upon annexation. Seconded by Trustee Johnson.

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

NAYS:(0)
ABSTAIN: (0)
ABSENT: (1) Imoukhuede

7. Ms. Greiman gave a synopsis of the Final Development Plan for Parcel 5 of the Brookmere Development.

Trustee Brown moved that the Board of Trustees approve the Final Development Plan for the Planned Residential Permit for Parcel 5 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 5 to incorporate the Final Development Plan and its required components. Seconded by Trustee Johnson.

AYES: (5) Ashmore, Brown, Johnson, Marshall,
and Motton
NAYS:(0)
ABSTAIN: (0)
ABSENT: (1) Imoukhuede

CONSIDERATION OF A
FINAL DEVELOPMENT
PLAN FOR PARCEL 5 OF
THE BROOKMERE
DEVELOPMENT

8) Ms. Greiman gave a synopsis of the Final Plat for the First Resubdivision of Lots 3 and 5 in Brookmere.

Mr. Jim Louthen, representing Lord & Essex Homes and URS Corporation, gave a general update on the status of the current construction progress.

Trustee Brown moved that the Village Board approve a Final Plat for the First Resubdivision of Lots 3 and 5 of Brookmere. Seconded by Trustee Johnson.

AYES: (5) Ashmore, Brown, Johnson, Marshall,
and Motton
NAYS:(0)
ABSTAIN: (0)
ABSENT: (1) Imoukhuede

CONSIDERATION OF A
FINAL PLAT FOR THE
FIRST RESUBDIVISION OF
LOTS 3 AND 5 IN
BROOKMERE

9) Trustee Motton moved that the Board of Trustees adjourn, at the end of this meeting, to Executive Session under the Open Meetings Act, Section 2(c)(1) – Personnel and Section 2(c)(11) – Litigation, with no need to reconvene. Seconded by Trustee Ashmore.

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

and Motton

NAYS:(0)

ABSTAIN: (0)

ABSENT: (1) Imoukhuede

OLD BUSINESS - *None*

OTHER BUSINESS

Trustee Marshall invited everyone to the Holiday Fest at Lincoln Mall on December 8.

REQUEST FOR EXECUTIVE SESSION

Trustee Motton requested that consideration be given to having a joint band consisting of District 162 and District 159 perform for the Martin Luther King Celebration.

Administrator Myers reviewed the various projects that administration and staff are working on.

President Stricker announced that Rich Township High School District 227 has extended invitations at their various schools to welcome their new Superintendent, Mr. Howard Hunigan.

Trustee Marshall moved to adjourn the Regular meeting of the Board of Trustees at 8:30 p.m. Seconded by Trustee Ashmore.

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

NAYS:(0)

ABSTAIN: (0)

ABSENT: (1) Imoukhuede

ADJOURNMENT

Respectfully Submitted,

Dorothy Grisco, Village Clerk