

# VILLAGE OF ORLAND PARK

14700 Ravinia Avenue  
Orland Park, IL 60462  
[www.orland-park.il.us](http://www.orland-park.il.us)



## Meeting Minutes

Monday, June 17, 2013

7:00 PM

Village Hall

## Board of Trustees

*Village President Daniel J. McLaughlin  
Village Clerk John C. Mehalek  
Trustees, Kathleen M. Fenton, Brad S. O'Halloran,  
James V. Dodge, Jr., Edward G. Schussler, Patricia Gira and Carole Griffin Ruzich*

## CALL TO ORDER/ROLL CALL

The meeting was called to order at 7:01 PM.

**Present:** 5 - Trustee Fenton, Trustee O'Halloran, Trustee Gira, Trustee Griffin Ruzich and President McLaughlin

**Absent:** 2 - Trustee Dodge and Trustee Schussler

## VILLAGE CLERK'S OFFICE

### 2013-0392 Approval of the June 3, 2013 Regular Meeting Minutes

The Minutes of the Regular Meeting of June 3, 2013, were previously distributed to the members of the Board of Trustees. President McLaughlin asked if there were any corrections or additions to be made to said Minutes. There being no corrections or additions,

I move to approve the minutes of the Board of Trustees Meeting of June 3, 2013.

**A motion was made by Trustee Fenton, seconded by Trustee Gira, that this matter be APPROVED. The motion carried by the following vote:**

**Aye:** 5 - Trustee Fenton, Trustee O'Halloran, Trustee Gira, Trustee Griffin Ruzich, and President McLaughlin

**Nay:** 0

**Absent:** 2 - Trustee Dodge and Trustee Schussler

### 2013-0370 Release of Executive Session Minutes - July 2, 2012 - December 17, 2012

Legal Counsel has reviewed the Executive Session Minutes from July 2, 2012 through December 17, 2012 indicating the minutes or portions thereof that may not be made available for public inspection at this time.

Copies of these minutes were sent to the Board for review and comment at the June 3, 2013 Executive Session.

The Board approved placing this item on the next Board agenda.

I move to approve releasing for public inspection the July 2, 2012 through December 17, 2012 Executive Session minutes, or portions thereof, that no longer require confidential treatment.

**A motion was made by Trustee Fenton, seconded by Trustee O'Halloran, that this matter be APPROVED. The motion carried by the following vote:**

**Aye:** 5 - Trustee Fenton, Trustee O'Halloran, Trustee Gira, Trustee Griffin Ruzich, and President McLaughlin

**Nay:** 0

**Absent:** 2 - Trustee Dodge and Trustee Schussler

**2013-0377 Saint Michael's Church - Raffle License**

St. Michael's is requesting a license to sell raffle tickets beginning June 18, 2013 and during their St. Michael's Fall Fest beginning Thursday, September 19, 2013 through Sunday, September 22, 2013, in the St. Michael's parking lot. The raffle drawing will be on Sunday, September 22, 2013 at 7:00 PM.

The purpose for this raffle is to benefit St. Michael's Church.

I move to approve issuing a raffle license to St. Michael's Church so tickets may be sold beginning June 18, 2013 and during their Fall Fest beginning Thursday, September 19, 2013 through September 22, 2013 at their Fall Fest. The raffle drawing will be on Sunday, September 22, 2013 at 7:00 PM.

**A motion was made by Trustee Fenton, seconded by Trustee Gira, that this matter be APPROVED. The motion carried by the following vote:**

**Aye:** 5 - Trustee Fenton, Trustee O'Halloran, Trustee Gira, Trustee Griffin Ruzich, and President McLaughlin

**Nay:** 0

**Absent:** 2 - Trustee Dodge and Trustee Schussler

**2013-0369 Orland Park Chamber of Commerce - Raffle License**

The Orland Park Chamber of Commerce is requesting a license to conduct a raffle at their Annual Golf Outing that will take place on June 20, 2013 at Silver Lake Country Club. Funds raised will go to the Orland Park Area Chamber of Commerce.

I move to approve issuing a raffle license to the Orland Park Chamber of Commerce to conduct a raffle at their Annual Golf Outing on Thursday, June 20, 2013 at Silver Lake Country Club.

**A motion was made by Trustee Gira, seconded by Trustee Fenton, that this matter be APPROVED. The motion carried by the following vote:**

**Aye:** 5 - Trustee Fenton, Trustee O'Halloran, Trustee Gira, Trustee Griffin Ruzich, and President McLaughlin

**Nay:** 0

**Absent:** 2 - Trustee Dodge and Trustee Schussler

**PRE-SCHEDULED CITIZENS & VISITORS****2013-0385 Lions Club - Presentation**

Lions Club President Steve Anton publicly thanked President McLaughlin and the Board for supporting Orland Days.

**NO ACTION**

## CONSENT AGENDA

### Passed the Consent Agenda

**A motion was made by Trustee O'Halloran, seconded by Trustee Fenton, to PASS THE CONSENT AGENDA, including all the following items marked as having been adopted on the Consent Agenda. The motion carried by the following vote:**

**Aye:** 5 - Trustee Fenton, Trustee O'Halloran, Trustee Gira, Trustee Griffin Ruzich, and President McLaughlin

**Nay:** 0

**Absent:** 2 - Trustee Dodge and Trustee Schussler

### 2013-0383 Payroll - Approval

The lists of Payroll having been submitted to the Board of Trustees for approval and the lists having been determined by the Board of Trustees to be in order and having been approved by the various Department Heads,

I move to approve the Bi-Weekly Payroll for May 24, 2013 in the amount of \$974,622.24.

**This matter was APPROVED on the Consent Agenda.**

### 2013-0382 Accounts Payable - Approval

The lists of Accounts Payable having been submitted to the Board of Trustees for approval and the lists having been determined by the Board of Trustees to be in order and having been approved by the various Department Heads,

I move to approve the Accounts Payable from June 4, 2013 through June 17, 2013 in the amount of \$2,192,497.08.

**This matter was APPROVED on the Consent Agenda.**

### 2013-0336 Telephone Circuit Rate Contract

The Village phone service contract with Call One of Chicago Illinois is coming up for renewal in July 2013. Call One provides core AT&T services to the Village at a lower cost, versus purchasing these services directly from AT&T.

Two options were reviewed by staff. The first option would be to keep the existing base AT&T PRI service rate structure which will yield an 11% increase in the Village's communication costs. The second option is to move to Call One's PRI product and rate structure.

Staff is recommending procuring Call One's PRI product and rate structure, which is estimated to reduce voice communication costs by \$9,725 annually or \$30,307

over the proposed three year contract. These savings are accomplished by a combination of lower base PRI fees and lower local and long distance rates. In addition, the Village will be provided Enhanced Caller ID services, as well as, additional phone call reporting capabilities.

Moving to Call One's product will involve a physical installation and cut over of phone services. Call One has provided staff with several municipal references. All the references were contacted and positive feedback was received.

I move to approve the Telephone Circuit Rate contract with Call One of Chicago Illinois under the Suburban Purchasing Cooperative program.

**This matter was APPROVED on the Consent Agenda.**

### **2013-0332 Disposal of Village Property (playground equipment) - Ordinance**

The Parks & Building Maintenance Department is recommending donation of the outdated playground equipment at Eagle Ridge Park to Kids Around the World, Inc., a charitable providing used playground equipment to disadvantaged countries. This park was approved for renovation this year.

I move to pass Ordinance Number 4822, entitled: ORDINANCE AUTHORIZING THE DONATION OF MUNICIPAL PROPERTY TO KIDS AROUND THE WORLD, INC. (EAGLE RIDGE PARK PLAYGROUND EQUIPMENT)

**This matter was PASSED on the Consent Agenda.**

### **2013-0329 Louver Replacement in Franklin Loebe Center Gym**

The intake louvers in the FLC gym are in disrepair from years of wear and tear with gymnasium balls hitting them and bending the slats closing off the air flow. These louvers are original to that facility. We have received a quote for 44 air intake louvers. The replacement louvers are heavy duty and will withstand the continuous impact from balls during gym play. The cost to replace these air intake louvers is \$6,160.00 by BR Productions, Inc. The Building Maintenance Department will install them.

I move to approve BR Productions Inc. at a cost not to exceed \$6,160.00 for the 44 replacement air louvers.

**This matter was APPROVED on the Consent Agenda.**

### **2013-0305 Thistlewood Pumping Station Landscaping Proposal**

Three (3) proposals were received for the new landscaping at the Thistlewood pumping station. All contractors were given the plan and the low quote was from Mid-America Tree and Landscape at a cost of \$8,573.00.

J.G.S. Landscape Architects	\$21,600.00
Grounds Keeper	\$12,992.00
Mid America Tree and Landscape	\$ 8,573.00

I move to approve accepting the low quote from Mid America Tree and Landscape for a cost not to exceed \$8,573.00.

**This matter was APPROVED on the Consent Agenda.**

**2013-0341 2013 Budget Adjustments 2nd Quarter - Approval**

A detailed spreadsheet (by fund) of budget adjustments was attached to the Board Packet showing an increase in revenues of \$51,912,941 and an increase in expenditures of \$10,195,298.

The increase in revenues is due to the following:

- Issuance of 2013A & B General Obligation Refunding Bonds in the amount of \$20,000,000.
- Issuance of 2013C General Obligation Refunding Bonds in the amount of \$9,430,000.
- Premium on 2013C General Obligation Refunding Bonds in the amount of \$267,515.
- Proceeds from line of credit for project funding in the Main Street Triangle area in the amount of \$22,215,426.

The increase in expenditures is due to the following:

- Reduced interest payment due to the refunding of the 2007 General Obligation Bonds in the amount of (\$381,675).
- Principal and interest payments for the 2013C General Obligation Refunding Bonds in the amount of \$370,704.
- Interest payments for the 2013A & B General Obligation Refunding Bonds in the amount of \$237,381.
- Transfer to escrow for refunding of 2007 General Obligation Bonds in the amount of \$9,554,054.
- Bond issuance costs for the 2013A & B General Obligation Refunding Bonds in the amount of \$271,373.
- Bond issuance costs for the 2013C General Obligation Refunding Bonds in the amount of \$143,461

I move to approve increasing the FY2013 revenue budget by \$51,912,941 and increasing the FY2013 expenditure budget by \$10,195,298.

**This matter was APPROVED on the Consent Agenda.**

**2013-0340 2012 Annual Treasurer's Report - Acknowledgement**

The 2012 Annual Treasurer's Report must be filed with the Village Clerk as required by statute on or before June 30, 2013. A copy of this report is attached for your information. The statutory requirements regarding the publication and filing of this report with the Treasurer and Clerk of Cook and Will Counties will also be

completed.

I move to acknowledge the filing of the Annual Treasurer's Report.

**This matter was APPROVED on the Consent Agenda.**

#### **2013-0343 Credit Card Processing - Approval**

The Village currently uses Fifth Third Bank to process all credit card payments, except those made on-line through the Class system utilized by Recreation. As the Village moves forward with the implementation of various Innoprise modules, Finance staff has determined that the Village will not be able to use the full functionality provided by the Innoprise software with the current credit card processor.

There are three processors that Innoprise partners with that will allow the Village to utilize the full functionality of the Innoprise software. Finance received a scope of services and price quote from each of the providers and has determined that Paymentus will interface directly with Innoprise and allow staff to use the full functionality of the software. Paymentus also offers a communication manager that would allow the Village to communicate directly with customers to notify them of payment due dates, late payments, etc. The Paymentus price quote for qualified cards is 2.45% of the transaction amount. The fee for non-qualified cards (business and commercial credit cards) is 2.95% of the transaction total. Recreation credit card payments, except those made online, would continue to be processed by Fifth Third Bank.

I move to approve Paymentus to provide credit card processing services for a period of three years, with an automatic renewal for an additional two years.

**This matter was APPROVED on the Consent Agenda.**

#### **2013-0312 Refuse Hauling Contract**

On January 28, 2013, the Village received two proposals for refuse hauling services, from Waste Management and Allied/Republic Services. A committee comprised of Village staff, residents, and the Public Works & Engineering Committee Chairman Schussler conducted a qualitative review of each proposal and referred Waste Management's proposal as most thorough and responsive to RFP requirements. In addition, a financial pricing review was conducted with Allied/Republic Services lower in pricing.

On April 15, 2013, the Board authorized staff to begin negotiating with Waste Management, Inc. of Houston, Texas, for a ten-year contract for refuse, yard waste, and recycling services. The Board requested the new contract include a two-cart program and weekly recycling. With the two-cart program, residents will be issued two carts: one for refuse and the other for recycling. These carts must be placed at the curbside by residents. The system allows for increased automation, consistency, and efficiency. Because there is greater efficiency in the process,

routes would be realigned and there would need to be some pick-up day and time changes. Yard waste will still be collected in separate yard debris containers supplied by the residents during seasonal periods.

Currently, the village hosts a spring and fall clean-up event, which includes 30-yard dumpsters being placed at the village's Public Works facility for residents to drop off trash. The new contract will incorporate an annual bulk trash clean-up week to replace the existing spring and fall clean-up events. The bulk trash clean-up week will allow each resident to place bulk quantities of trash on their parkway for pick up once per year on their normal service day.

The village's RFP indicated that the Village is interested in working with a contractor that currently is in the process of utilizing alternative fuel trucks (e.g. Liquefied Natural Gas, Compressed Natural Gas (CNG), etc.) for solid waste collection. Moving towards alternative fuel would be of mutual benefit to both the village and the contractor, since using alternative fuel saves the waste hauling contractor money by lowering fuel costs. Waste Management has indicated that by the end of a ten-year agreement, the fleet servicing the village will be 100% CNG.

Staff has met with Waste Management on two separate occasions and has come to a tentative agreement on pricing:

Waste Management - Proposed Pricing

	Year 1	Year 10
5/2/13 Revised Proposal	\$18.58	\$23.20
1/18/13 Original Proposal	\$19.20	\$23.97

The current rate for refuse hauling services is \$19.40 per month. In addition to receiving a monthly rate in the first and second year that is lower than the current rate, residents would experience minimal disruption in their service by not having to change service providers. Waste Management received high marks from respondents of our community-wide survey and was recommended by the review committee.

I move to approve to enter into agreement with Waste Management, Inc. of Houston, Texas, for a ten-year contract for refuse, yard waste, and recycling services.

**This matter was APPROVED on the Consent Agenda.**

**2013-0328 Chefs' Auction Donation to American Cancer Society**

The Chefs' Auction to benefit the American Cancer Society Breast Cancer Research Program was held on February 21, 2013 at the Orland Chateau.

Revenue from the Chefs' Auction was \$10,229, which included ticket sales, raffle sales, donations, and coat check collections. The live auction raised \$14,400.00



from fifteen restaurant packages, which was paid directly to the American Cancer Society at the event.

Expenses for the event totaled \$3,563.05, leaving a profit of \$6,665.95.

Staff is requesting approval of payment to the American Cancer Society from the proceeds of the 2013 Chefs' Auction in the amount of \$6,665.95.

I move to approve payment of \$6,665.95 from the proceeds of the 2013 Chefs' Auction to the American Cancer Society.

**This matter was APPROVED on the Consent Agenda.**

**2013-0327 Orland Park Concert Event - The City Lights Orchestra**

On June 30, 2013, the Village will host the first of two 2013 concert events at Centennial Park West in Colette Highlands. The second concert event is scheduled for September 1, 2013 and will have live music from different genre to bring some variety.

The event is made possible through Village funding in the FY13 budget and also through generous sponsors including Mayor McLaughlin, AAA Insurance, the Aileen S. Andrew Foundation, The Orland Park Prairie, and a grant from the Music Performance Fund as recommended by The City Lights Orchestra.

The City Lights Orchestra played the concert held at this location in 2011 and 2012. The event brought in a very large crowd who enjoyed the music, sunshine and ambiance of Centennial Park West. The City Lights Orchestra and its conductor Rich Daniels have been together since 1974, bringing popular American music and accomplished performers to communities like ours all over the country. The orchestra will play from 5:00 p.m. to 7:00 p.m. This is a family event and patrons are encouraged to bring their blanket, lawn chairs and a picnic to enjoy popular music of this renowned orchestra.

The Orchestra handles the payment for all the musicians and through the grant available through the Music Performance Fund; additional funds are available for events that are held free for the community. By receiving the grant, the Village will be able to pay at the Community Service Scale which is about 30% of fair market value for the orchestra.

The Village will pay \$7,247.47 to CITY LIGHTS MUSIC INC. on the day of the event. The grant fund will then send the Village a check for \$1,811.87 to help defray the total expense.

I move to approve payment to City Lights Music Inc. an amount not to exceed \$7,247.47 for providing orchestral music at the Concert Event at Centennial Park West in Colette Highlands on June 30, 2013.

**This matter was APPROVED on the Consent Agenda.**

**2013-0323 Taste of Orland Park Cup Purchase**

The Village of Orland Park purchases beer and wine cups for the alcohol vendors to use at the Taste of Orland Park. Cups have the Taste of Orland logo imprinted on them without a year, so that we can use stock from year to year. Most of our stock has been depleted and we need to reorder.

Three quotes have been obtained for 25,000 beer cups and 3,000 wine cups with the Taste logo imprinted. The quotes are as follows:

Go Promotions	\$6,500.00
4imprint	\$9,018.48
PrintGlobe	\$6,739.12

These prices include shipping and screen charges.

I move to approve the purchase of 25,000 beer and 3,000 wine cups for the Taste of Orland Park from Go Promotions for a total cost of \$6,500.00.

**This matter was APPROVED on the Consent Agenda.**

**2012-0204 Marquette Bank - Ordinance**

On September 4, 2012 the Village Board approved the Site Plan, Elevations, Subdivision and Special Use Permit for Marquette Bank located generally at the southeast corner of LaGrange Road and 143rd Street. The special use permit allows for the development of a seven lot subdivision planned development; and with Site Plan and Elevations approvals allow for the construction of a bank with a drive through on one of the lots.

I move to pass Ordinance Number 4823, entitled: ORDINANCE GRANTING A SPECIAL USE FOR PLANNED DEVELOPMENT - MARQUETTE BANK (SOUTHEAST CORNER OF LAGRANGE ROAD AND 143RD STREET)

**This matter was PASSED on the Consent Agenda.**

**2009-0441 Tall Woods Estates - Extension**

The Village Board approved Tall Woods Estates, a four lot subdivision at 7931 W. 143rd Street in January of 2010.

Although there has been continued contact with the petitioner on the project; the project has not yet been finalized. In order to prevent termination of the file, the petitioner has requested a one year approval extension for the Site Plan; Rezoning to R-2 Residential; Special use Permit for a Planned Development; and subdivision approvals.

The petitioner hopes to finalize the remaining outstanding items and begin work on the single family development later this year.

I move to approve the request of the petitioner and grant a one year extension of approvals for the Tall Woods Estates Subdivision project.

**This matter was APPROVED on the Consent Agenda.**

**2013-0289 9855 144th Street - Certificate of Appropriateness**

The purpose of this petition for a Certificate of Appropriateness is to revise the garage elevations for the proposed house approved for Lot 2 of the Kelly Grove subdivision located at 9855 144th Street (in case number 2012-0690) from a two car garage with single overhead door to a three car garage with two overhead doors.

In case number 2012-0690, the Village approved a COA for a new 4,288 square foot (basement included) single family home for Lot 2 of the Kelly Grove subdivision as part of the subdivision approval process. Included in the approval was a 756 square foot two car garage with two overhead doors, one for each garage bay.

The petitioner proposes to change the design of the garage to accommodate a three car garage.

The proposed three car garage for the single family home will be located in the same location as the two car garage was originally approved and will remain oriented to Third Avenue as originally intended.

The proposed three car garage will also retain the general architectural character of the house, with the same material scheme and gable designs as originally approved.

The main differences between the original garage and the proposed garage include:

- a) One large two car overhead garage door paired with a single car overhead door;
- b) An increase in garage area;
- c) Gables on the north and south elevation versus the original east and west elevations;
- d) A smaller front gable at the north end of the east (front) elevation;
- e) A wider gable on the north and south elevations as a result of the larger garage footprint; and
- f) The elimination of the dentils/ buttresses under the eaves around the structure.

The side window on the west elevation and the door on north elevation remain unchanged.

No variances are requested for this change.

The recommendation motion includes the following conditions:

- 1) The proposed garage includes ornamental overhead garage doors to mitigate the visual impact of a three car garage on Third Avenue.
- 2) The garage must be five (5) feet from the south property line and ten and a half (10.5) feet from the east property line/ right-of-way.

Overall, the project conforms to the Village's Comprehensive Plan, Land Development Codes and policies for this area.

Additional details about the project are discussed in the Historic Preservation Review Commission report, which is attached for reference.

The petitioner agreed to the conditions placed on this project.

This case is now before the Village Board of Trustees for consideration.

I move to approve a Certificate of Appropriateness for 9855 144th Street (Lot 2 of Kelly Grove Subdivision) as recommended at the May 21, 2013 Historic Preservation Review Commission meeting and as fully referenced in the below motion.

**THIS SECTION FOR REFERENCE ONLY (NOT NECESSARY TO BE READ)**

I move to approve the Certificate of Appropriateness for a new three car garage for 9855 144th Street, Lot 2 of Kelly Grove subdivision, as illustrated in the elevation drawings titled "Two Story Residence for 9855 144th Street, Orland Park, Il. 60462", prepared by IJM Group Inc., dated 12.11.12, sheet number A-3.1, subject to the following conditions:

- 1) The proposed garage includes ornamental overhead garage doors to mitigate the visual impact of a three car garage on Third Avenue.
- 2) The garage must be five (5) feet from the south property line and ten and a half (10.5) feet from the east property line/ right-of-way.

**This matter was APPROVED on the Consent Agenda.**

#### **2012-0462 Bonefish Grill Restaurant - Ordinance**

On October 1, 2012 the Village Board approved elevations and a site plan with variances for Bonefish Grill Restaurant to exceed the number of parking spaces required by more than 20% and to reduce the side building setback along 156th Street to 16.9 feet, located at 15537 S. La Grange Road. The elevations and site plan with variance approval allows for a 5,208 square foot restaurant with outdoor seating in the last remaining outlot of the Lowe's subdivision along La Grange Road and is subject to conditions as stated in the ordinance.

I move to pass Ordinance Number 4824, entitled: AN ORDINANCE GRANTING VARIANCES - (BONEFISH GRILL RESTAURANT, 15537 S. LA GRANGE ROAD)

**This matter was PASSED on the Consent Agenda.**

#### **2013-0154 Joy of Thai Restaurant - Ordinance**

On May 6, 2013 the Village Board approved a special use permit for Joy of Thai Restaurant, located at 11013 W. 179th Street. The special use permit allows for a 1,800 square food restaurant within 330 feet of residential property to the south, north and east, and is subject to conditions as stated in the ordinance.

I move to pass Ordinance Number 4825, entitled: AN ORDINANCE GRANTING A SPECIAL USE PERMIT - THE JOY OF THAI (11013 W. 179th Street)

**This matter was PASSED on the Consent Agenda.**

#### **2013-0405 Prevailing Wage - Ordinance**

In compliance with the Illinois State Statute, it is the responsibility of the Village of Orland Park to ascertain that the workers engaged in the construction of public works, under the Village's jurisdiction, are paid the prevailing rate of wages as determined by the Illinois Department of Labor.

I move to pass Ordinance Number 4826, entitled: AN ORDINANCE ADOPTING THE PREVAILING WAGE RATES FOR LABORERS, WORKERS AND MECHANICS EMPLOYED BY THE VILLAGE OF ORLAND PARK

**This matter was PASSED on the Consent Agenda.**

#### **HEARINGS 7:00 P.M.**

I move to recess for a public hearing at this time.

**A motion was made by Trustee Fenton, seconded by Trustee Gira, that this matter be RECESS. The motion carried by the following vote:**

**Aye:** 5 - Trustee Fenton, Trustee O'Halloran, Trustee Gira, Trustee Griffin Ruzich, and President McLaughlin

**Nay:** 0

**Absent:** 2 - Trustee Dodge and Trustee Schussler

#### **2013-0372 Special Service Area #2 - Public Hearing**

Village Attorney E. Kenneth Friker reported that this is a Public Hearing in regard to Orland Park Special Service Area Number 2 – Providing for the Maintenance of the Public Areas within the Main Street Triangle/Downtown.

This Public Hearing is being held pursuant to the Ordinance passed by the President and Board of Trustees on April 15, 2013, said Ordinance being entitled:

AN ORDINANCE PROPOSING THE ESTABLISHMENT OF SPECIAL SERVICE AREA NUMBER 2 IN THE VILLAGE OF ORLAND PARK AND PROVIDING FOR A PUBLIC HEARING AND OTHER PROCEDURES IN CONNECTION THEREWITH

Pursuant to Section 3 of the aforementioned Ordinance, Notice of this Public Hearing, in the form set forth in Section 4 of the aforementioned Ordinance, was given as follows:

Publication of said Notice in the Orland Park Prairie newspaper on May 30, 2013.

Mailing said Notice, to the real estate tax assessee for each parcel of property located within the proposed Special Service Area, on May 31, 2013.

DESCRIPTION OF THE PROJECT (Village Development Services Department Staff): Providing for the Maintenance of the Public Areas within the Main Street Triangle/Downtown, consisting of:

- Installation of holiday decorations/lighting and seasonal landscaping;
- Maintenance of public parking facilities, exclusive of the Metra parking lot, including landscaping and snow removal;
- Snow removal from public roads;
- Maintenance of sidewalks, crosswalks and parkways, including landscaping, pavers, planters and other hardscape features;
- Maintenance of features in the public areas, including, but not limited to, special paving, site furniture, planters, hardscape features like the pergola in Crescent Park, retaining walls, detention plantings and water features; and
- Snow removal from public sidewalks.

Including the cap on the maximum tax rate (\$1.00 per \$100.00 of equalized assessed valuation of the property subject to the Special Service Area), the fact that the Special Service Area is perpetual, and how the obligation will be repaid – on the real estate tax bill based on the assessed valuations of the parcels involved, but with the tax levy not to be imposed until the earlier of the 2017 tax levy year (with taxes collected in 2018), or at such time as at least fifty percent (50%) of the area (8.05 acres of the 16.1 acres / 350,597.5 square feet of the 701,195 square feet) of the developable parcels within Special Service Area Number 2 is developed, such that a full occupancy permit has been issued by the Village relative to said area.

President McLaughlin explained that a Special Service Area (SSA) allows a

municipality to levy an additional tax on a property (or series of properties) that can be used to provide services and improvements to specific areas.

Special Service Areas are very common and provide a funding source that can be used to keep downtown areas vibrant and successful. Special Service Areas can be used to protect infrastructure improvements as well. For example, the Board just approved an SSA for the Marquette Bank development that would provide a funding source in the event that the Village had to take over the private street network.

Establishing the Special Service Area does not mean an additional tax will automatically be levied. If established, the Village Board must authorize separately the amount of the levy, which can be any rate within the proposed maximum rate. The levy can be adjusted up or down annually based on the needs of the area. Additionally, 50% of the property in the Main Street Area must be developed before a levy can be considered.

President McLaughlin asked if anyone in the audience would like to make any comments. No one requested to speak.

I move to adjourn the public hearing on the Special Service Area Number 2 for Downtown Orland Park.

**A motion was made by Trustee Fenton, seconded by Trustee Gira, that this matter be ADJOURNED. The motion carried by the following vote:**

**Aye:** 5 - Trustee Fenton, Trustee O'Halloran, Trustee Gira, Trustee Griffin Ruzich, and President McLaughlin

**Nay:** 0

**Absent:** 2 - Trustee Dodge and Trustee Schussler

### **2013-0373 Special Service Area #3 - Public Hearing**

Village Attorney Friker reported that this is a Public Hearing in regards to Orland Park Special Service Area Number 3 – Providing for the Marketing of the Commercial Establishments within the Main Street Triangle/Downtown.

This Public Hearing is being held pursuant to the Ordinance passed by the President and Board of Trustees on April 15, 2013, said Ordinance being entitled: AN ORDINANCE PROPOSING THE ESTABLISHMENT OF SPECIAL SERVICE AREA NUMBER 3 IN THE VILLAGE OF ORLAND PARK AND PROVIDING FOR A PUBLIC HEARING AND OTHER PROCEDURES IN CONNECTION THEREWITH

Pursuant to Section 3 of the aforementioned Ordinance, Notice of this Public Hearing, in the form set forth in Section 4 of the aforementioned Ordinance, was given as follows:

Publication of said Notice in the Orland Park Prairie newspaper on May 30, 2013.

Mailing said Notice, to the real estate tax assessee for each parcel of property located within the proposed Special Service Area, on May 31, 2013.

DESCRIPTION OF THE PROJECT (Village Development Services Department Staff): Providing for the Marketing of the Commercial Establishments within the Main Street Triangle/Downtown, consisting of:

- Marketing of, and retention/expansion of, the businesses;
- Event planning that promotes the businesses;
- Special directional signage for the businesses;
- The purchase of holiday decorations/lighting and seasonal landscaping;
- Monitoring and maintaining the physical appearance and retail standards of the public areas of the businesses;
- Physical improvements to the area comprising Special Service Area Number 3, as deemed necessary by the Village and the not-for-profit corporation referenced in item (vii) below; and
- The cost of an executive director and/or other staff deemed necessary to facilitate the efforts of a not-for-profit corporation to be formed by the business owners to assist in carrying out items (i) through (vi) above, pursuant to an intergovernmental agreement with the Village.

Including the cap on the maximum tax rate (\$1.00 per \$100.00 of equalized assessed valuation of the property subject to the Special Service Area), the fact that the Special Service Area is perpetual, and how the obligation will be repaid – on the real estate tax bill based on the assessed valuations of the parcels involved, but with the tax levy not to be imposed until at least fifty percent (50%) of the area (8.05 acres of the 16.1 acres / 350,597.5 square feet of the 701,195 square feet) of the developable parcels within Special Service Area Number 3 is developed, such that a full occupancy permit has been issued by the Village relative to said area, a not-for-profit corporation has been formed by the owners of the developable parcels within Special Service Area Number 3 for purposes of assisting with the Special Services, and an intergovernmental agreement has been entered into between the aforementioned not-for-profit corporation and the Village, relative to the providing of the Special Services.

President McLaughlin explained that a Special Service Area (SSA) allows a municipality to levy an additional tax on a property (or series of properties) that



can be used to provide services and improvements to specific areas.

Special Service Areas are very common and provide a funding source that can be used to keep downtown areas vibrant and successful. Special Service Areas can be used to protect infrastructure improvements as well. For example, the Board just approved an SSA for the Marquette Bank development that would provide a funding source in the event that the Village had to take over the private street network.

Establishing the Special Service Area does not mean an additional tax will automatically be levied. If established, the Village Board must authorize separately the amount of the levy, which can be any rate within the proposed maximum rate. The levy can be adjusted up or down annually based on the needs of the area. Additionally, 50% of the property in the Main Street Area must be developed before a levy can be considered.

President McLaughlin asked if anyone in the audience would like to make any comments. No one requested to speak.

I move to adjourn the public hearing on the Special Service Area Number 3 for Downtown Orland Park.

**A motion was made by Trustee Fenton, seconded by Trustee Gira, that this matter be ADJOURNED. The motion carried by the following vote:**

**Aye:** 5 - Trustee Fenton, Trustee O'Halloran, Trustee Gira, Trustee Griffin Ruzich, and President McLaughlin

**Nay:** 0

**Absent:** 2 - Trustee Dodge and Trustee Schussler

## **CLOSE PUBLIC HEARING**

I move to approve closing the public hearing.

**A motion was made by Trustee Fenton, seconded by Trustee O'Halloran, that this matter be APPROVED. The motion carried by the following vote:**

**Aye:** 5 - Trustee Fenton, Trustee O'Halloran, Trustee Gira, Trustee Griffin Ruzich, and President McLaughlin

**Nay:** 0

**Absent:** 2 - Trustee Dodge and Trustee Schussler

## **RECONVENE BOARD MEETING**

The roll was called to reconvene the regular meeting and Trustees Fenton, O'Halloran, Gira, Griffin Ruzich and President McLaughlin were present. Trustees Dodge and Schussler were absent.

## PUBLIC SAFETY

### 2013-0393 Repair and Replacement of Siren #7 Located at 171st and Wolf Road

On May 28, 2013, siren #7 located at 171st and Wolf Road was struck by a vehicle severely cracking the pole. The siren was completely knocked off the pole and destroyed.

On June 2, 2013, Fulton Technologies our siren repair and maintenance company provided us with an estimate of \$14,500.00 for the repair and installation.

I move to approve the repair/installation of a new siren and pole at 171st and Wolf Road at a cost not to exceed \$15,950.00 which includes \$14,500.00 for repair and installation and a 10% contingency and to waive the bidding process due to the emergency nature of the request since Fulton Technologies has been our reliable siren repair/maintenance company for over two decades providing reliable service and maintenance over that time.

#### APPROVED

**Aye:** 5 - Trustee Fenton, Trustee O'Halloran, Trustee Gira, Trustee Griffin Ruzich, and President McLaughlin

**Nay:** 0

**Absent:** 2 - Trustee Dodge and Trustee Schussler

## DEVELOPMENT SERVICES AND PLANNING

### 2013-0395 Part Time Property Maintenance Position

The Development Services Department is requesting approval of the employment of an additional part-time Property Maintenance Inspector. Currently, the Village has one full-time and one part-time inspector to serve the entire Village. This request is based upon the current workload of this Village function, which includes, but is not limited to:

184 New Foreclosure cases (YTD 2013)  
650 Rental Registration cases (YTD 2013)  
1615 Rental Inspections to be completed (Tri-annual Re-inspection)  
117 New active cases (Weekly Average)  
140 Incoming complaints (Weekly Average)  
25 Rental re-inspections (Weekly Average)

The 2013 budget impact of this position for the remainder of the year is \$13,669. This anticipates a start date of early July. The 2014 budget impact would be \$28,282 and would need to be considered along with the approval of the 2014 budget.

Due to the need to get this position funded, this item is being considered by both the Development Services Committee and the Village Board of Trustees on the same night.

I move to approve the employment of an additional part-time Property Maintenance Inspector and a 2013 Budget Adjustment of \$13,669 from the Village's contingency fund.

**A motion was made by Trustee Fenton, seconded by Trustee Griffin Ruzich, that this matter be APPROVED. The motion carried by the following vote:**

**Aye:** 5 - Trustee Fenton, Trustee O'Halloran, Trustee Gira, Trustee Griffin Ruzich, and President McLaughlin

**Nay:** 0

**Absent:** 2 - Trustee Dodge and Trustee Schussler

### **2013-0397 BMW - Assignment of an Inducement Agreement**

In December 2011, the Village entered into a Sales Tax Inducement Agreement with SAV II and Evergreen Motors, Inc. (BMW Dealership). The Village has been notified that the existing BMW Dealership is being sold to AJZ - Orland Park and Zeigler BMW - Orland Park. The existing inducement agreement cannot be assigned to the new ownership without the permission of the Village of Orland Park. The Village Attorney has prepared the attached (in the Board packet) Assignment and Assumption of Inducement Agreement for the Village Board of Trustees approval.

Trustee O'Halloran questioned if staff has any information regarding who is AJZ - Orland Park and Zeigler BMW - Orland Park? Trustee O'Halloran was aware of who the old owners were, but has no idea who the new owners are.

Director Friling stated that the new company is part of the estate of Mr. Sutherland who set up that this new company could purchase the BMW Dealership at the time of his death. The Village does not have a lot of information. Currently, the new company is working with the State of Illinois regarding the different ownerships between Mercedes Benz's and BMW.

Village Attorney Friker explained that the assignment of inducement agreement provides that the Village will consent to an assignment provided there is no criminal background (which there is not per their representation); their license to sell cars has not been revoked (has not, per their representation). There is nothing that the Village knows that is negative at this point on AJZ - Orland Park and Zeigler BMW.

Trustee O'Halloran asked if the Village could deny this request until more is known about this AJZ - Orland Park and Zeigler BMW.

Attorney Friker stated that the Village would need a reason not to allow the assignment. If the assignment is denied the Village will not receive sales tax funds and the company cannot sell vehicles. Also, AJZ - Orland Park and Zeigler BMW will not be able to close on both the purchase of the property and the purchase of the franchise. The closing has been set tentatively for the end of this month.

Village Manager Grimes stated that Trustee O'Halloran has valid concerns and he is recommending that staff go back to do, due diligence and evaluated these companies. There is a time frame that AJZ - Orland Park and Zeigler BMW may be trying to address. Also, Village Attorney Friker will reach out to their attorney to see if the closing can be delayed. The next Board of Trustees meeting is July 1st. After staff has done due diligence they will report back to the Board on July 1st their findings.

Trustee O'Halloran stated that he has no problem with approving the assignment of the inducement agreement tonight with one condition that when the due diligence is done there will be no problems found.

I move to approve the Assignment and Assumption of Inducement Agreement from SAV II, LLC and Evergreen Motors, Inc. to AJZ Orland Park, LLC and Zeigler BMW Orland Park LLC., with one condition:

1. Due diligence is being done currently by staff including the Police Department to look into the LLC's and who is exactly behind the LLC's for AJZ Orland Park, LLC and Zeigler BMW Orland Park LLC., to make sure the Village has no concerns and/or issues with respects to them. If issues are reported back to the Board at the July 1, 2013 Board of Trustees meeting, this approval will become null and void.

**A motion was made by Trustee Fenton, seconded by Trustee Griffin Ruzich, that this matter be APPROVED. The motion carried by the following vote:**

**Aye:** 5 - Trustee Fenton, Trustee O'Halloran, Trustee Gira, Trustee Griffin Ruzich, and President McLaughlin

**Nay:** 0

**Absent:** 2 - Trustee Dodge and Trustee Schussler

## BOARD COMMENTS

TRUSTEE GIRA - Encouraged everyone to go out and enjoy Centennial pool.

TRUSTEE FENTON - Reported that the Farmers Market has been a great success this year. The Farmer's Market takes place every Friday from 7:30 AM to 1:00 PM on the grounds of the Village Center.

**EXECUTIVE SESSION**

I move to recess to a Closed Executive Session for the purpose of discussion of a) approval of minutes; and b) setting a price for sale or lease of village property.

**RECESS**

**Aye:** 5 - Trustee Fenton, Trustee O'Halloran, Trustee Gira, Trustee Griffin Ruzich, and President McLaughlin

**Nay:** 0

**Absent:** 2 - Trustee Dodge and Trustee Schussler

**RECONVENE BOARD MEETING**

The roll was called to reconvene the Regular Meeting and Trustees Fenton, O'Halloran, Gira, Griffin Ruzich, and President McLaughlin were present. Trustees Dodge and Schussler were absent.

Purpose of the Executive Session was for the discussion of a) approval of minutes; and b) setting a price for sale or lease of village property.

**ADJOURNMENT - 8:35 PM**

**A motion was made by Trustee Fenton, seconded by Trustee O'Halloran, that this meeting be ADJOURNED. The motion carried by the following vote:**

**Aye:** 5 - Trustee Fenton, Trustee O'Halloran, Trustee Gira, Trustee Griffin Ruzich, and President McLaughlin

**Nay:** 0

**Absent:** 2 - Trustee Dodge and Trustee Schussler

/nm

APPROVED:

Respectfully Submitted,

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**John C. Mehalek, Village Clerk**