

MINUTES OF THE REGULAR MEETING  
OF THE BOARD OF TRUSTEES OF THE  
VILLAGE OF STEGER, WILL & COOK  
COUNTIES, ILLINOIS

The Board of Trustees convened in regular session at 7:00 P.M. on this 16<sup>th</sup> day of October 2006 in the Municipal Building of the Village of Steger with President Sherman in the Chair and presiding and Village Clerk Carmen S. Recupito, Jr. attending.

The Village Clerk called the roll and the following Trustees were present: Fajman, Seehausen, Kozy, Kaiser, Peterson, and Honea. Also present was Police Chief Richard Stultz, Resident Observer Roger Mumford, Village Administrator Conrad R. Kiebles, Superintendent of Public Works Bill Cox, Engineer Joseph A. Schudt, and Village Attorney Franklin D. Burkey.

Trustee Seehausen moved that the reading of the minutes be dispensed with as all members have copies and they be accepted as written. Trustee Fajman seconded the motion. Voice vote was requested and all aye votes were recorded. Motion carried.

**TRUSTEE HONEA'S REPORT**

Trustee Honea thanked everyone that attended the Fire Department's Pancake Breakfast on Sunday, October 8, 2006.

**TRUSTEE PETERSON'S REPORT**

Trustee Peterson reported that for the month of September 2006 there was a total of 40 new building permits issued for a total revenue collected of \$6,830.50, and 1 new construction permit issued for a total revenue collected of \$2,370.50. Trustee Peterson further reported that for the month of September 2006 there were 2 demolition permits issued for a total revenue collected of \$160.00 and 37 repair permits issued for a total revenue collected of \$4,300.00.

Trustee Peterson reported that the Economic Development Committee met last week and they are going to be submitting their final comments to the consultant. Trustee Peterson further reported that the Village's consultant will be at the Economic Development Committee's meeting the first Thursday in November.

Trustee Peterson stated that he would like to send out RFP's to law firms, financial consultants, and TIF consultants to obtain information on what is out there. Trustee Peterson went on to say the information obtained would be used in order to move forward with their plan once it is adopted.

Trustee Peterson reported that the Community Summit was held on October 14<sup>th</sup>. Trustee Peterson further advised that it was a great meeting; every community along the proposed Southeast Service Line showed up and gave a presentation. Trustee Peterson advised that he would be forwarding a copy of the presentations on CD's to all Board Members for review.

**TRUSTEE KAISER'S REPORT**

Trustee Kaiser reported that for the month of September 2006 E.S.D.A. worked a total of 868 hours. Trustee Kaiser reported that the top three (3) units for the month were Unit #704, Mark Cooper with 108 hours, Unit #705, Tom Ball with 68 hours, and Unit #710, Rich Ahrens with 43 hours.

**TRUSTEE KOZY'S REPORT**

Trustee Kozy reported that the playground equipment is being installed at Veteran's Park there was a slight delay due to the weather.

**BILLS**

Trustee Seehausen made a motion to suspend the reading of the bills and to pass the bills for payment. Trustee Fajman seconded the motion. Roll was called and the following Trustees voted aye: Fajman, Seehausen, Kozy, Kaiser, Peterson and Honea. President Sherman voted aye. Motion carried.

**CORRESPONDENCE**

The Village Clerk read a request from A. Patrick Construction for a reduction in the letter of credit for Carpenter Street Project - Phase II from \$26,435.00 to \$12,889.31. Trustee Seehausen made a motion to table the request for 30 days. Trustee Kozy seconded the motion. Roll was called and the following Trustees voted aye: Fajman, Seehausen, Kozy, Kaiser, Peterson, and Honea. President Sherman voted aye. Motion carried.

**OLD BUSINESS**

No old business was discussed

**NEW BUSINESS**

**ORDINANCE NO. 939**

**AN ORDINANCE OF THE VILLAGE OF STEGER, COOK AND WILL COUNTIES, ILLINOIS, PROVIDING FOR THE ISSUANCE OF SENIOR LIEN TAX REVENUE BONDS (30<sup>TH</sup> STREET AND LOVEROCK AVENUE REDEVELOPMENT PROJECT AREA), SERIES 2006, AND A JUNIOR LIEN REDEVELOPMENT NOTE (30<sup>TH</sup> STREET AND LOVEROCK AVENUE REDEVELOPMENT PROJECT AREA), SERIES 2006-A**

The Village Clerk Read Ordinance No. 939 "An Ordinance of the Village of Steger, Cook and Will Counties, Illinois, Providing for the Issuance of Senior Lien Tax Revenue Bonds (30<sup>th</sup> Street and Loverock Avenue Redevelopment Project Area), Series 2006, and a Junior Lien Redevelopment Not (30<sup>th</sup> Street and Loverock Avenue Redevelopment Project Area), Series 2006-A". After a brief explanation from Village Attorney Frank Burkey, he introduced Mike Pizzuto from the Stough Group. Mr. Pizzuto briefly explained why the Ordinance was necessary. Village Attorney Burkey suggested that Board consider passage of the Ordinance at the Board Meeting on November 6, 2006. Trustee Peterson made a motion to table until the next meeting. Trustee Fajman seconded the motion. Voice vote was requested and all aye votes were recorded. Motion carried.

**NEW BUSINESS (CONT.)**

**Awarding of the bid for the 1976 Concord Motor Home**

The Village Clerk reported that sealed bids were opened today at 10:00 AM and two bids were received and the high bid was from Ross Smith in the amount of \$1,650.00. Trustee Seehausen made a motion to accept the bid from Ross Smith. Trustee Honea seconded the motion. Roll was called and the following Trustees voted aye: Fajman, Seehausen, Kozy, Kaiser, Peterson, and Honea. President Sherman voted aye. Motion carried.

**Awarding of the bid for the Rehabbing the Salt Storage Facility**

The Village Clerk reported that sealed bids were opened today at 10:15 AM and only one bid was received in the amount of \$44,348.00 from FBi Builders. Trustee Seehausen made a motion to reject the bid and to re-bid the project sending an invitation to local contractors. Trustee Fajman seconded the motion. Roll was called and the following Trustees voted aye: Fajman, Seehausen, Kozy, Kaiser, Peterson, and Honea. President Sherman voted aye. Motion carried.

**Awarding of the bid proposals for the soccer field installation and complete Shipley Football Field at Veterans Park**

Trustee Kozy made a motion to award the bid to Sportsfields in the amount of \$10,890.00 for the soccer field and \$2,700.00 for completion of Shipley Football Field. Trustee Honea seconded the motion. Roll was called and the following Trustees voted aye: Fajman, Seehausen, Kozy, Kaiser, Peterson, and Honea. President Sherman voted aye. Motion carried.

**Awarding of the bid for the purchase of the walking path sign at Veterans Park**

Trustee Kozy made a motion to award the bid to The Plastic Lumber Company in the amount of \$1,265.00. Trustee Fajman seconded the motion. Roll was called and the following Trustees voted aye: Fajman, Seehausen, Kozy, Kaiser, Peterson, and Honea. President Sherman voted aye. Motion carried.

The Village Clerk read the business license application for Equity One Builders at 3135 Chicago Road. Trustee Honea made a motion to approve the business license pending inspections. Trustee Peterson seconded the motion. Roll was called and the following Trustees voted aye: Fajman, Seehausen, Kozy, Kaiser, Peterson, and Honea. President Sherman voted aye. Motion carried.

The Village Clerk read the recommendation from the Zoning Board of Appeals to deny the request of Laurie Drown for a zoning variance in order to house three (3) potbelly pigs on the property commonly known as 3129 Carpenter Street. Trustee Seehausen made a motion to concur with the Zoning Board of Appeals recommendation. Trustee Honea seconded the motion. Trustee Seehausen added that the owners be given no more than 10 days to comply with the Village Ordinance. Roll was called and the following Trustees voted aye: Fajman, Seehausen, Kozy, Kaiser, Peterson, and Honea. President Sherman voted aye. Motion carried.

**NEW BUSINESS (CONT.)**

The Village Clerk read the recommendation from the Plan Commission to deny the request of Goncher Construction Corp. for a zoning change from R1B to R1 on Lot 13 in Arthur T. McIntosh & Company's First Addition to State Street Farms. Trustee Fajman made a motion to approve the request for a zoning change for that area. Trustee Seehausen seconded the motion. Village Engineer Joe Schudt briefly explained the project and the major concerns being the storm water detention. Roll was called and the following Trustees voted aye: Fajman, Seehausen, and Kozy. Trustees Kaiser, Peterson, and Honea voted no. President Sherman voted aye. Motion carried.

Trustee Honea reported that she drove down Wentworth Avenue on Sunday and she asked the Police Department to patrol the area on Sunday afternoons because the traffic on Sunday afternoons is unbelievable and they are flying down that street.

**ANNOUNCEMENTS**

The Village Clerk announced that there would be Public Hearing before the Zoning Board of Appeals on Wednesday, October 4, 2006 at 6:00 P.M. to discuss a request of Laurie Drown for a zoning variance in order to allow her to house three (3) potbelly pigs on the property commonly known as 3129 Carpenter Street.

The Village Clerk announced that the Plan Commission Hearing from Wednesday, September 13, 2006 would reconvene on Wednesday, October 4, 2006 at 7:00 PM to discuss the request from Nicholas Goncher for a zoning change and re-subdivision of Lot 13 in Arthur T. McIntosh & Company First Addition to State Street Farms.

The Village Clerk announced that there will be a Public Hearing on Monday, November 6, 2006 at 7:20 PM in the Village Meeting Room for the CDBG Performance Report.

**COMMENTS FROM THE FLOOR**

Aldo Gazillo addressed the Board in regards to his request for a reduction in his letter of credit being tabled. Mr. Gazillo also voiced his concerns over the Board overriding the Plan Commission's recommendation regarding the Wentworth Avenue Project.

Jeff Watson addressed the Board in regards to the property at 3801 Union Avenue.

Matt Wenzel addressed the Board in regards to why zoning is done at the will of the Board.

There being no further business to discuss, Trustee Fajman moved that the meeting adjourn. Trustee Peterson seconded the motion. Voice vote was requested and all aye votes were recorded.

**MEETING ADJOURNED AT 7:27 PM**

Louis Sherman, Village President

Carmen S. Recupito, Jr., Village Clerk