

**MINUTES OF THE VILLAGE OF OLYMPIA FIELDS  
SPECIAL MEETING OF THE BOARD OF TRUSTEES  
Held on July 13, 2015**

The Special Meeting of the Board of Trustees was held on Monday, July 13<sup>th</sup>, 2015, at the Linzey D. Jones Municipal Building and was called to order by Village President Debra Meyers-Martin at 7:00 P.M. The assembly recited the Pledge of Allegiance. Administrator Mekarski/Village Clerk called the roll.

Present: Trustees – Gibson, Nale, Pennington, Byrd, Hudson, and Waite  
Village President Debra Meyers-Martin  
Village Administrator/Village Clerk, David Mekarski

Absent: None.

**APPROVAL OF MINUTES:**

**Motion by Trustee Byrd, second by Trustee Pennington to suspend with the reading of the Minutes of June 22<sup>nd</sup>, 2015.**

**Voice Vote: All Ayes Motion Carried.**

**Motion by Trustee Gibson, second by Trustee Nale to approve the Minutes of June 22<sup>nd</sup>, 2015, as presented.**

**Voice Vote: All Ayes Motion Carried.**

**BILLS FOR APPROVAL:**

Trustee Pennington stated that in the section entitled “Police - Park Forest Auto,” he thought that was a typing error. It should not read “Training Bulletins” but “Auto Repair.” He stated that Park Forest Auto is an Auto Repair Company.

Village President Meyers-Martin stated that she tends to agree with Trustee Pennington on that.

Chief Krull stated that Trustee Pennington is correct. There should be a bill for \$1,528.64 from Park Forest Auto. The Training Bulletins should be substantially less than that. He stated that it is \$995.00 for an Annual Subscription for those Training Bulletins. He stated that we are going to have to make an adjustment for the “Sumuri LLC.” That is an investigations tool. That should be classified under “Investigations Expense.”

Trustee Gibson stated that she gave that correction to Naomi when she got her package of Bills. Trustee Gibson stated that she pointed that out to Naomi.

Village President Meyers-Martin stated that Naomi apparently has the updated corrections but this is not it. Trustee Gibson stated that she only passed that to Naomi this evening.

Village President Meyers-Martin stated okay. She thought that maybe Naomi had time to make the corrections. Village President Meyers-Martin stated that the amount is correct.

1 Trustee Pennington stated that the denomination is incorrect.

2 **Motion by Trustee Pennington, second by Trustee Gibson to approve the payment of Bills**  
3 **for July 13<sup>th</sup>, 2015, in the total amount of \$212,425.22 with the correction stated for Park**  
4 **Forest Auto.**

5 **Roll Call:**

**Ayes (6-0)**

**Motion Carried.**

6  
7 **COMMUNICATIONS & PETITIONS:**

8  
9 Village President Meyers-Martin opened Communications & Petitions at 7:10 P.M.

10  
11 **New Complaint Form Demonstration – John McDonnell, Building Commissioner** – Village  
12 President Meyers-Martin stated that we have an item under Communications & Petitions. It is  
13 the new Complaint Form. She stated that John McDonnell is going to give us a description of the  
14 new Complaint Form, and where you can find it, and how it works.

15  
16 Mr. McDonnell stated that he brought up a few times that the Building Department and Staff was  
17 working on a new electronic version of our Complaint Form. He stated that before you would  
18 call and state a Complaint and they would write them down on manual forms. Now we have  
19 them electronically. Mr. McDonnell will show everyone on the Village’s Website the section  
20 where this new Complaint Form is located. The Village’s Website is at [www.olympia-](http://www.olympia-fields.com)  
21 [fields.com](http://www.olympia-fields.com). On the front page of the Village’s Website, on the right-hand side there are “Quick  
22 Links.” He stated with the Quick Links you can pay water bills, fines, and access police records  
23 and things like that. At the bottom of that we have “Citizen’s Complaint Form.” You click on the  
24 “Citizen’s Complaint Form.” It will bring up the Complaint Form. There are a few cells that you  
25 fill out to submit a Complaint. It can be anonymous. You can ask for a call back from the Code  
26 Enforcement Officer or the Building Commissioner, or other members of the Staff will call them  
27 back to let them know what stage of the process the Complaint is in, whether or not the  
28 Complaint has been taken care of, or if it has been pushed off to another date, or a Citation has  
29 been issued.

30  
31 Mr. McDonnell stated that this form was designed in-house. It took about 25-hours of Staff time  
32 to get this on the Website. He stated that for the past several years he has been auditioning  
33 different types of Citizen’s Complaint Forms that are provided by third-party providers. They are  
34 very expensive. The Village doesn’t have the funding for that right now. He stated that we were  
35 able to do it in-house.

36  
37 Mr. McDonnell stated that once the Complaint Form is filled out it goes into a database that he  
38 or the Code Enforcement Officer is going to collect. That data is collected on the Village’s main  
39 server. Everybody’s information that wishes to remain anonymous still continues to be  
40 anonymous even though the information is on the Village’s server. Nobody can get into the  
41 Village’s server. Mr. McDonnell wanted the Board to be aware of this so when they are talking  
42 to the citizens, and they do have Complaints they can direct them to this site. They can still call.  
43 They can come in and fill out a manual form and the Staff would enter those forms into the  
44 database.

45  
46 Trustee Waite inquired of Mr. McDonnell whether or not a resident could print this form and fill  
47 it out and bring it in. Mr. McDonnell stated yes, they can.

48

1 Trustee Pennington stated that he presumes this is active now. Mr. McDonnell stated that this is  
2 active right now.  
3

4 Village President Meyers-Martin stated that we are very happy to have this new technology.  
5

6 Trustee Hudson inquired of Mr. McDonnell what if it is an emergency. Mr. McDonnell stated  
7 that if anything is an emergency you dial 911. Trustee Hudson stated not that kind of an  
8 emergency; if someone is doing something that they should not be doing based on what we have  
9 as our Ordinance.  
10

11 Mr. McDonnell stated that they could call his office. The Complaint Form is automatically  
12 updated directly to his phone, and to his Code Enforcement Officer's phone. They get them  
13 instantly. He stated that as soon as someone presses the "Submit" button, it automatically goes  
14 into the database, and it automatically collects to their phones. They have that information  
15 available right away.  
16

17 Trustee Hudson stated that she is taking into consideration people that are not that proficient on  
18 the computer, and by the time they get to that button they push whatever has been done is  
19 completed.  
20

21 Mr. McDonnell stated that they should just call the office. That number is provided on the  
22 Website as well.  
23

24 Village President Meyers-Martin stated that this is just another tool to assist people who would  
25 like to make a Complaint, but don't necessarily want to come in or call because they are more  
26 acclimated to the computer.  
27

28 Mr. McDonnell stated that is correct. He stated that for the past several years the residents have  
29 been asking for this type of a communication tool to use, because they are very handy, and they  
30 do a lot of things through email and they use the technology that is available to us today. They  
31 have been asking for it. This is just a good version that costs the Village very little to operate.  
32

33 Village President Meyers-Martin inquired of Mr. McDonnell that in terms of a response, if it has  
34 been resolved or addressed will that be available on the Website, or how would that be  
35 addressed.  
36

37 Mr. McDonnell stated that anybody can fill out a Complaint Form. If they put the information in  
38 that they want to be notified, we will notify them of the situation that the Complaint is in,  
39 whether it is pending a Citation or they have been given Notice and given a few days to take care  
40 of the problem. He stated with grass cutting they get two-days to take care of it. They will most  
41 likely email them if that is the way they prefer.  
42

43 Village President Meyers-Martin stated that sometimes the resolution is not immediate. It may be  
44 a process and then you could keep them up-to-date as to the process that the Village is pursuing.  
45

46 Mr. McDonnell stated that is correct. That is the reason behind the database so that they can  
47 collect that data, store that data, and print that data out and then communicate with the residents  
48 in a timely manner.

1 Trustee Gibson, Trustee Byrd, and Trustee Waite stated that Mr. McDonnell did a good job. Mr.  
2 McDonnell stated thank you.

3  
4 Village President Meyers-Martin stated that we are still in Communications & Petitions. She  
5 would like to ask to amend the Agenda because we have members of the Traditions  
6 Homeowners Association here. There is an item under the Administrator's Report that they are  
7 here to be involved with in terms of the conversation and to get some clarity on our Agenda item.

8 **Motion by Trustee Pennington, second by Trustee Gibson to amend the Rules so that we**  
9 **can address the Traditions Agenda item.**

10 **Voice Vote: All Ayes Motion Carried.**

11  
12 **REPORT OF VILLAGE ADMINISTRATOR:**

13  
14 **Traditions DCEO Grant #08-357006 – DCEO Response to the Village's Request for a**  
15 **Grant Extension & Modification** – Village President Meyers-Martin thanked the members of  
16 the Traditions Homeowners Association for coming this evening. She hopes that we can provide  
17 some clarity to the issue at-hand, which is namely the ponds and the Grant. Administrator  
18 Mekarski is going to go into some specifics regarding the process that has taken place and how  
19 we have arrived at the Agenda item that is on our Agenda tonight. Certainly, he has provided you  
20 with historically what has transpired from the moment that the Grant was received to this point.  
21 We certainly want you to be clear, and to understand what has transpired, and how we got to this  
22 point.

23  
24 Administrator Mekarski stated that probably nothing in his professional career gives him more  
25 grief, and more pain, than the process that we went through to try to save our Grant from the  
26 Department of Commerce and Economic Opportunity from essentially defaulting on our Grant  
27 obligations. The Village received a \$502,000.00 Grant to complete all public improvements that  
28 were left once the developer of the Traditions became bankrupt, and left the residents footing the  
29 bill for the completion of the roadway. He stated that was the final lift of asphalt, repairing of the  
30 curbs, extension of sidewalks, repair of street lights, planting of trees, and the repair,  
31 improvement, and enhancement of the storm water management ponds.

32  
33 The Village took a lot of effort to try to secure that Grant in partnership with the Traditions  
34 residents. It was a competitive Grant and we succeeded. He stated that we primarily succeeded  
35 because it was not a General Grant. The Grant came from the Governor's Office from monies  
36 leftover from the FEMA emergency monies that was based on the 2008 Hurricane Ike flooding.  
37 The Traditions ponds overtopped during that storm, as well as the ponds by Advocate and by the  
38 BP. It flooded the corridor of Crawford Avenue and Vollmer Road. The water receded within 12  
39 to 20-hours after that storm with the exception of that intersection which stayed inundated for  
40 three or four-days. That intersection is critical for vehicular traffic to get to I-57, but more  
41 importantly that impacted our emergency access to the hospital for EMS, ambulance services.  
42 Just a few seconds of difference of trying to reroute because of a blockage in that intersection  
43 could mean life or death for an individual.

44  
45 Administrator Mekarski stated that the Village secured the Grant. The Grant is FEMA Federal  
46 Monies that went to the State of Illinois. The State of Illinois disbursed it to the local jurisdiction  
47 with the help of the South Suburban Mayors and Managers Association. The condition on the  
48 Grant is that you cannot spend Federal Monies on private lands. Part of the condition of the

1 Grant was to insure that the streets were dedicated, which they were, and anyplace that we were  
2 going to spend Grant money like a public right-of-way for the repair of the sidewalks or the  
3 street lights was also owned by the public, but the ponds were not. We drafted a Dedication  
4 Agreement. The Traditions governing authority at that time was very cooperative to sign the  
5 Dedication Agreement for the Pond. At that time it was anticipated that the management solution  
6 for the pond was to dredge the bottom. When we applied for the Grant we didn't do preliminary  
7 engineering. Once the Village did the preliminary engineering once the Grant was received, we  
8 recognized that the dredging would provide very little relief, improvement, or enhancement of  
9 that pond. The solution to the sustainability of the pond was to come up with a naturalized  
10 system. Essentially, the system that we are proposing in the Graymoor Subdivision, where the  
11 shoreline would be enhanced and planted with wetland vegetation, various kinds of wild flowers  
12 and various kinds of species that have deep root systems and prevent the erosion that is occurring  
13 regularly in the Graymoor Pond and the Traditions Pond. The Traditions Pond is worse than the  
14 Graymoor Pond overtime, because the Traditions Pond has a steeper slope. You can see evidence  
15 right now from the ice shelf of erosion where the ice was battered around the shoreline. He stated  
16 that ducks and geese pull out the grass when they are feeding. That also causes more erosion.  
17 Grass doesn't have the ability to hold the soil.

18  
19 Administrator Mekarski stated that a lot of the folks in this audience were at a three-hour  
20 Workshop with the Board when we brought the Wetland Consultants in. They provided before  
21 and after pictures. They indicated that this is the way to manage a storm water detention basin. It  
22 is sustainable. It eliminates nutrients from the system through the up growth of the plant, thereby  
23 eliminating eutrophication, or a rush of phosphorus and nitrogen from fertilizers which causes a  
24 massive weed growth and algae, and other aquatic eutrophication which rots and compounds the  
25 problem.

26  
27 Administrator Mekarski stated that this was important not only for the Traditions residents, but  
28 the Village was now agreeing to take over the dedication and the maintenance. The Village is  
29 interested on behalf of the taxpayers to make sure that we have a sustainable system, a system  
30 that the Village can minimize tax dollars in managing. The Graymoor Ponds were not managed  
31 in a sustainable fashion for probably the past 20-years. As a result those 140-homeowners are  
32 stuck with a big problem, a private pond. We have a \$1,600,000.00 estimated project to repair.  
33 The only solution that the Village is coming up with now is doing a system like the Village was  
34 going to do on the Traditions, but doing it on a shared basis. Graymoor would pay \$800,000.00  
35 through an SSA (Special Service Area), and the Village would try to pay the other \$800,000.00  
36 through a Village-wide Storm Water Management Fee.

37  
38 Administrator Mekarski stated that the Traditions in a way were much better off. It was an earlier  
39 pond so there wasn't as much work in the beginning and we had \$135,000.00 encumbered for it.  
40 This was a \$502,000.00 Grant. The Village had \$135,000.00. He stated that something happened  
41 to no one's fault, certainly not on this Board or the Administration, nor the Traditions. Their  
42 Recreation Center, their ponds, as well as some of their outlots were sold in a Tax Sale for back  
43 taxes. It was learned through a convoluted process that there was misfiling of those Notices so  
44 the Traditions residents weren't receiving the Notices on taxes. They were going to erroneous  
45 addresses. The Assessor, rather than assessing them for common property or utility property, was  
46 assessing them for development property. The Bankruptcy process further convoluted the  
47 process. We had a Homeowners Association that was ready to participate with the Village. They  
48 didn't have any legal rights to authorize the Grant to ensue. The Village notified the State. The

1 State was very gracious to work with the Village. The Traditions residents were working their  
2 governing authority very hard to try to get the Tax Assessor to make sure that they were taxed  
3 properly, not as development property, but as common property, and to waive the back taxes or  
4 to reduce them. They were able to waive some, and to work with their attorney to get Quit Claim  
5 Deeds to get their Recreation Center back, and some of their outlots back. Ultimately, through  
6 Quit Claim Deeds all of the lands that the Village needed to get the dedication.  
7

8 Administrator Mekarski stated that when the Grant was initially passed the Village was able to  
9 get the dedication of the water bottoms. It was to the main high water mark. Mr. Pebworth  
10 helped us achieve that. Once we realized that the sustainable solution was wetland plantings and  
11 to increase the berm height, and to adjust the weir, the structure that regulates the level of the  
12 water especially during flood conditions, the Village couldn't spend Federal Monies until the  
13 Village got the dedication of the shoreline. That is where we had the problem. The Village  
14 drafted a Dedication Agreement thinking that it would be as simple as getting the water bottoms.  
15 The governing authority of the Traditions said, "No. We are not going to give you the dedication  
16 until you agree to demonstrate that you are going to maintain the wetland plantings, because we  
17 don't know anything about maintaining wetland plantings and we don't want to absorb the cost."  
18 After much heartache and discussions back and forth in the conference room, we agreed. We  
19 brought that to the Board. The Board agreed. They put an Amendment in the Dedication  
20 Agreement for the shorelines to say that the Village was going to be responsible for 20-years to  
21 pay for the maintenance of that shoreline. The first year would cost the Village \$15,000.00. The  
22 second year would probably cost about \$13,000.00. The third year would cost about \$10,000.00.  
23 It tapers off in like year seven to \$4,000.00 or \$5,000.00. It probably averages out for the rest  
24 about \$3,000.00 a year. The Village thought that was what was needed to get the signature. It  
25 wasn't enough. There was a demand by the Traditions governing authority that the Village was  
26 to provide a full Survey. The Survey, we had commented in repeated correspondence did not  
27 make any sense to us. It was \$3,500.00 of taxpayers' dollars.  
28

29 Administrator Mekarski read the following from a letter. "The second matter of concern is the  
30 Traditions HOA's request for a plat of survey. In an ideal world a new formal survey would be  
31 completed to delineate the ownership of the pond banks exactly per the approved naturalization  
32 plans. However the cost to complete the field work and the survey document itself would be at a  
33 minimum of \$3,500.00. In this instance, a formal plat of survey provides little benefit to either  
34 party as compared to the dedication exhibit already presented. Having a formal survey wouldn't  
35 change the responsibilities of either party as outlined in the Maintenance Agreement. The  
36 Village is going to maintain the pond and the naturalized plantings. The HOA will maintain the  
37 regular grassed areas. The Village chose its approach to this Amended Dedication Agreement  
38 because it was significantly less costly to prepare as well as it required less time to complete the  
39 work than a formal field survey would have taken. The minor inaccuracies created by amending  
40 the original dedication rather than creating a brand new survey have no functional impact to  
41 either party. You also raised the issue that because of the slight inaccuracies of dedication exhibit  
42 the HOA would technically have to maintain grassed areas that are "Village owned." As a  
43 reminder, the HOA already maintains the grassed roadway parkways in the subdivision that are  
44 technically Village owned right-of-ways similar to what every other resident does when they  
45 maintain the grassed parkways in front of their house." That first 15-feet from the edge of  
46 pavement is not private property. It is Village property. Everybody cuts it. Everybody puts  
47 flowers on it. "The dedication exhibit was prepared the way it was prepared because it was the  
48 most cost effective and the quickest method available." That was a metes and bounds description

1 with a natural engineered measured document. This was not just like a measuring stick. This was  
2 three-pages of a metes and bounds description and a drawn description. It is very similar to how  
3 we accepted the dedication of private roads for The Greens Homeowners Association, and for  
4 Wysteria, and for Oak Lane. We didn't do full Surveys. We did a metes and bounds description  
5 and a drawn description.  
6

7 Administrator Mekarski stated that there was still substantial resistance from the governing  
8 authority. There were numerous requests as you can see in the Packet that we had requested a  
9 formal meeting not with simply the formal governing authority, which was three members of the  
10 Traditions Homeowners Association Board who refused to meet with him, the Village President,  
11 and the Village Attorney. The Village had requested in their letter numerous times to meet with  
12 the residents. In the Packet there is correspondence from Administrator Mekarski to Cathy  
13 Travis, Charles Johnson, and Ralph Hopper dated May 14<sup>th</sup>. The last two paragraphs state as  
14 follows: "As previously discussed, our chances of securing a formal extension to this Grant is  
15 greatly enhanced with a demonstration by the Traditions HOA to formally support and execute  
16 the two remaining Dedication Pond Amendments. The Village is demonstrating, good faith, by  
17 agreeing to finance the formal survey; but does not wish to expend tax dollars if the State  
18 declines our request for a Grant extension." This is what the Board further amended. "Following  
19 approval of the Grant extension from DCEO, the formal survey will be ordered and should be  
20 completed within 30 to 60 days allowing time for field work, exhibit preparation and recordation.  
21 The survey will replace the metes and bounds description and illustration exhibits that are  
22 depicted in the final exhibit." Even though we recognize it was a costly measure and it was an  
23 unnecessary measure we acquiesced. We compromised. He wrote a Staff Memorandum to the  
24 Board suggesting that \$3,500.00 is worth spending to save \$135,000.00. The Board ultimately  
25 supported it.  
26

27 Administrator Mekarski stated that even to that impact where we now had the dedication of the  
28 pond banks necessary to do the raise in height of the berm, the weir and the plantings, not only  
29 do we have an Agreement to do maintenance on that up to \$15,000.00 a year, not only did we  
30 agree to do an unnecessary \$3,500.00 Survey, but we repeatedly asked for meetings of the  
31 Homeowners Association that were being denied. Here is another letter from May 11<sup>th</sup>: "Cathy,  
32 Please call to discuss as the survey would take more time than available. The state needs our  
33 documents ASAP in order to preserve the \$135,000.00 Grant. The survey will follow the metes  
34 and bounds description in an exhibit we already have completed. To contract for the survey and  
35 perform the field measurements, drawings and recordation would take in an excess of 30-days."  
36

37 Administrator Mekarski stated that this is the Staff Recommendation that he made to the Board  
38 asking for that second Amendment to acquiesce to the survey. "While I still believe the survey is  
39 unnecessary, my office is yielding to the Traditions HOA's request in an effort to advance the  
40 project toward securing the remaining \$135,000.00 Grant proceeds and in completing the Storm  
41 Water Management Improvements which will protect Traditions residents for years to come."  
42

43 Administrator Mekarski stated that the response that the Village received formally from the  
44 Traditions can be characterized in the May 16<sup>th</sup> correspondence from Cathleen Travis. "If Mr.  
45 Koza submits the six (6) items requested by DCEO and they turn down the extension based on  
46 our non-execution of the amendments prior to receiving an updated Plat of Survey and legal  
47 description, then we agree the project will have to be canceled. And, if the DCEO is not willing  
48 to extend the Grant until at least September 30, 2015, a more realistic time frame in which to

1 complete the remaining tasks, then we agree the project will have to be canceled.” That was in  
2 response to his Memo that was done on May 14<sup>th</sup>. The last paragraph of his letter of May 14<sup>th</sup>  
3 states: “The Village is formally requesting that you call an emergency meeting of your  
4 membership to authorize the Board of Directors to execute the two amendments ASAP so we  
5 can include these Amendments in Mr. Koza’s formal submission for Grant extension. Anything  
6 short of this process would run the risk of losing the remaining \$135,000.00 of Federal/State  
7 Grant Funds, forcing the Village to cancel the project and rescind all previous action regarding  
8 the pond agreements, including vacating the existing public dedication of the ponds.” He stated  
9 that his office couldn’t be any clearer to the governing authority of the Traditions. Since we  
10 couldn’t get anywhere with the three members that represent your leadership we were  
11 respectfully asking for a formal meeting of all the residents, so that he, along with the Village  
12 President, and other Trustee Representatives like our Trustee Liaison for Public Works, and our  
13 Public Works Director, and our engineer could communicate what opportunity the Traditions  
14 residents are losing out on. That is an ability to not have the liability of that pond, and the ability  
15 to not have the maintenance costs of that pond, and the ability to enhance the pond with beautiful  
16 wetland plantings, and enhance the habitat.

17  
18 Administrator Mekarski stated that this was very serious to the Village because this is our  
19 reputation for Grantsmanship. This is a red mark that we have to give it away. Village President  
20 Meyers-Martin stated absolutely. Administrator Mekarski stated that despite recommendations  
21 from our engineer, our attorney, and individuals in his office that said, “Hang it up. The  
22 Traditions residents are not being cooperative. They don’t want to work with it.” He refused to  
23 give up because he knows what it meant to the citizens, not the governing authority, the citizens  
24 who needed this Grant. He was thinking about their long-term interests. When Eloise came and  
25 Don, they were facing \$500,000.00 in improvements. The only way to fix it was an SSA that  
26 they almost adopted. But this was the only solution to get things done. He was damned to say he  
27 was going to stop, when he felt the citizens of the Traditions were not getting the full slice of the  
28 information, that the governing authority was blocking it. The Village Attorney felt strongly that  
29 Administrator Mekarski can’t usurp or go over the governing authority of the Traditions. There  
30 were numerous requests asking for an emergency meeting to get this matter addressed. This is  
31 like six to nine-months of effort.

32  
33 Administrator Mekarski stated that we put in a four-page letter to DCEO. It is dated June 15<sup>th</sup>.  
34 We stated all the arguments and all the difficulty that happened in the Grant. We attached 152  
35 pages of exhibits, including a legal opinion dated June 4<sup>th</sup> from our Village Attorney trying to  
36 advise the State that at the end of the day even if there are some back taxes it is not going to  
37 affect the public use of this area. Unfortunately, we received a letter from the State saying, “The  
38 Special Grant Conditions of the Scope of Work of the Grant Agreement required the Village to  
39 “hold dedicated plats citing the Village of Olympia Fields as owner of record for the Traditions  
40 Detention Ponds and sewers prior to the distribution of funds.” At this point, the Village is not  
41 the record owner. According to David Mekarski’s letter, Outlot A still remains subject to a  
42 significant property tax liability, which potentially could affect the Village’s ownership, and  
43 therefore, the future use of this land in contravention of the Grant Agreement, as well as HUD  
44 regulations. See 24 CFR 570.505. Accordingly, DCEO is unable to grant your modification  
45 request. At this time, the Village should submit its Grant close-out paperwork. If you have  
46 questions or need technical assistance concerning the completion and close-out of this Grant,  
47 please contact your Grant Manager.” He stated essentially not approving our Grant extension to  
48 the end of October and not granting the modification, primarily because we are lacking the



1 signed Dedication Agreement, which simply could have been done. We had already done two  
2 Amendments, one for maintenance, one saying that we were going to do this survey and replace  
3 it immediately and prior to construction. We already had the bidder that Bid on it over a year ago  
4 to hold his price. We included that letter in the Packet. At this point in time, there is absolutely  
5 nothing the Administration can do.

6  
7 Village President Meyers-Martin wanted to assure everyone that David never, ever gave up on  
8 this project. He never did. She stated that they talked about this day after day, after day. They  
9 were in a conference call with John Murphey. Mr. Murphey stated that they don't want to do it.  
10 Let it go. Even then, David said no because he is correct, you hate to give back money. You hate  
11 to give it back. They pay attention to that when you do not utilize the money that they have given  
12 to you, and especially now that there is a new Administration in the State where Grants are being  
13 rescinded. The Village has Grants on paper that the Governor is freezing. It really is a very sad,  
14 disappointing outcome to something that was so positive for the Traditions. Certainly, the  
15 residents there deserve for that subdivision to be completed in the manner that it was, and for that  
16 storm water issue to be addressed. We had the dollars from the State. Now they have rescinded  
17 any extensions on that. We still don't have a dedication signed which is what we needed. In  
18 everyone's estimation, except for David, there is just nothing else that can be done. She stated  
19 that she doesn't know how successful this would be reaching out to our Legislators,  
20 Representative Riley, Representative DeLuca, Senator Hutchinson, Senator Hastings to intercede  
21 to DCEO to get them submitting all of the exhibits that we have, all of the correspondence, all of  
22 the information that we have gathered over the course of this nine-months, if we can get them to  
23 intercede that possibly DCEO might take a second look at that. She stated that in the climate in  
24 the State, who knows.

25  
26 Administrator Mekarski stated the Village President is absolutely right. That is probably the only  
27 alternative, is a political alternative. That is what our State Representatives are here for. It  
28 frankly would fall on deaf ears if that initiative didn't come from the residents and your  
29 leadership from the Traditions Homeowners Association. He believes that the State was in doubt  
30 whether the Traditions residents even wanted that. The Traditions leadership was communicating  
31 with the DCEO. There was correspondence going back and forth. They weren't convinced. They  
32 weren't going to give \$135,000.00 if the residents weren't 100% behind it. If your leadership and  
33 the residents got all four of our Legislators to ask for an appeal, and a face-to-face meeting with  
34 the DCEO, there is a chance of saving it. He stated that two things would have to occur  
35 immediately: Signing the Dedication Amendments. The Amendment that says that we are going  
36 to maintain it for \$15,000.00 a year, tapered down to \$3,000.00 for 20-years. And signing the  
37 other Amendment saying we are going to do this unnecessary \$3,500.00 Survey to acquiesce the  
38 wishes of your governing authority. The second thing is the back taxes. He stated that back in  
39 January he gave to the governing authority the solution to that problem. He stated contact Russell  
40 Rydin of the South Suburban Land Bank which the Village is now a member of. The Land Bank  
41 has over \$3,000,000.00 of monies from HUD that can acquire properties that have been  
42 encumbered with back taxes, or through foreclosure, or Bankruptcies. They are a public entity. It  
43 takes away the issue of the pond banks being in private ownership. They could work towards  
44 clearing the back taxes. He stated that addresses and phone numbers were given of Russell  
45 Rydin. He stated that because it was private property he couldn't execute to their governing  
46 authority. In the Packet you will see reminders to Cathy to contact Russell Rydin to inquire about  
47 purchasing the parcel that has back taxes. They can clear Contractor's Liens, Mechanic's Liens,  
48 back taxes, and Covenants and Restrictions. That is what they are setup to do.

1 Administrator Mekarski stated that the solutions are there. First and foremost, is a unified front  
2 from the Traditions residents with their governing authority asking the four Legislators for a  
3 political process to ask them to reconsider this decision. He stated and then immediately the  
4 residents authorizing the governing Board of the Traditions to sign the Dedication Amendments  
5 and to contact Russell Rydin immediately to work on the issue of back taxes. He stated that if  
6 those two were happening in concurrence with the Legislators asking for the appeal, we might be  
7 able to go to the meeting and say we have formal dedication of the ponds. Russell Rydin could  
8 say they have control of the parcel with the back taxes and they are working with the Assessor to  
9 wipe out those back taxes and we could pull this off. He stated that short of that, it is a default. It  
10 is an embarrassment for his office. It is an embarrassment for the Board. It is a huge scar on our  
11 impeccable reputation for Federal and State Grants. Frankly, it was all unnecessary. So many  
12 times he requested, pleaded for just a conference meeting. He stated that you can talk to Mr.  
13 Johnson, Mr. Hopper and Cathy Travis. It was denied, denied, denied. They just gave a demand  
14 and that is it.

15

16 Village President Meyers-Martin stated that on our Agenda is a Motion to authorize the Village  
17 Administrator and the Village Attorney to draft a Vacating Agreement.

18

19 Administrator Mekarski stated to vacate the dedication of the pond that we already have. If we  
20 continue to accept the dedication of the ponds, this governing authority has no way to correct the  
21 deficiencies which we know are extensive. The berm height needed to be raised. The weir  
22 needed to be reconstructed. Rip Rap Rock wrapped for the outfall and the planting of the  
23 shoreline banks. We have no way to insure its long-term sustainability. It would be an outrage to  
24 accept the dedication as is, because the taxpayers would be burdened much like the homeowners  
25 in Graymoor. And over 20-years they are stuck with a \$1,600,000.00 problem. This one is going  
26 to go faster because of the steep slope. He is convinced of that. The Wetland Consultants were  
27 convinced of that.

28

29 Village President Meyers-Martin inquired whether or not someone from the Traditions wanted to  
30 speak to any of that, or if they are interested in doing anything.

31

32 Mr. Don Pebworth stated that he has been a resident of Traditions since 2007. He served as a  
33 non-voting member of the Homeowners Association when it was named and created by the  
34 lender that had taken over from the developer. He has never served on the Board that they  
35 elected like all Homeowners Associations do.

36

37 Mr. Pebworth stated that he wanted to say thanks again for all of the hard work. The Village got  
38 their streets paved and got their street lights dedicated and all that. He stated that they didn't  
39 think that would happen. While they were preparing for the inevitable, we agreed, and the Board  
40 helped them create a Special Service Area. Mr. Pebworth inquired whether or not the SSA exists.  
41 Administrator Mekarski stated that is correct. Mr. Pebworth stated that it has never levied a tax  
42 because we thought the Grant would continue to cover things. He is not on the Traditions Board.  
43 He doesn't know all of the dealings that the Village prepared for them. Mr. Pebworth stated that  
44 they were entirely wrapped up in trying to fight through this back tax issue. It wasn't merely a  
45 question of taxes not being paid. The Assessor had given wrong PIN Numbers to plots. We have  
46 quad units. They were sending the entire Tax Bill to one unit. It was a long time. He stated in  
47 their defense as a lawyer, he wouldn't want to give the Village authority over land that he  
48 doesn't think he has title to. This was all going on at the same time. He doesn't think it was

1 simply reluctance. It was probably on advice of their counsel. You can't give away something  
2 you don't own. It came to pass that most of it was solved. There is still a \$70,000.00 tax liability.  
3 The hope was that the Grant would take care of that. Mr. Pebworth inquired whether or not it  
4 would. Administrator Mekarski stated that it can't. Mr. Pebworth stated that he doesn't like it but  
5 he understands it. He stated that where they are today they have the potential to lose this Grant.  
6 We have a divided homeowners group in terms of our own individual response to what the  
7 project will look like. Nobody disagrees that it probably will work. The question was how  
8 necessary was it to do all this work. He can't stand here tonight and tell anybody that there is  
9 agreement over there. He doesn't know that there is.

10

11 Mr. Pebworth stated that one thing strikes him as another opportunity. He thought he heard  
12 Administrator Mekarski say that the Village entered into an Agreement, or was about to with  
13 another Homeowners Association, where between a combination of Village Funds and an SSA  
14 Tax that maybe a similar project would get off the ground.

15

16 Administrator Mekarski stated that it is in concept. The Village Board just received a  
17 Comprehensive Proposal to do a Drainage Analysis so we can methodically assess the Graymoor  
18 Pond, Wysteria's Pond, Olympia Club's, and Traditions, to get all of the drainage in flows and  
19 outfalls to layout a Master Plan or a Capital Improvement Plan of improvements. Graymoor has  
20 been ahead of the game because we have been trying to get a Federal Grant directly to help  
21 improve their pond. He stated that what we conceived was a 50/50 split where the Graymoor  
22 homeowners would set up an SSA. They would raise \$800,000.00 over 20-years divided on an  
23 assessed evaluation of 140-properties that are in their subdivision. The other \$800,000.00 would  
24 have to come from all the residents through a rate system. It would only cost the residents \$32.00  
25 a year. That is every single resident for 20-years. He stated 1,800 homes times \$32.00 a year,  
26 times 20-years amortized over that period comes up to \$800,000.00. That would be a precedent.  
27 That would establish a Storm Water Management Fee which we could increase and decrease to  
28 address other capital needs like Olympia Club, or Wysteria, or buying out a home in a floodplain  
29 area such as Suburban Woods.

30

31 Mr. Pebworth inquired whether or not there is some other plan to address storm water retention  
32 needs in the Village. We have lost this Grant for practical purposes. He inquired whether or not  
33 they could get folded into that process. He stated that they certainly need to pay their share.

34

35 Administrator Mekarski stated that he thought they would. The Board is going to meet in a Work  
36 Session probably the beginning of September to work with the engineer to refine the scope, and  
37 prioritize it. It takes two-years to do the Study. We have to prioritize which areas get addressed  
38 first. We might very well start with the retention basins. He knows there has been a standing  
39 need in Graymoor for the past 10-years. We know the issues that are affecting your pond, and  
40 not only affecting your residents. He stated as we mentioned in the beginning, public safety.

41

42 Mr. Pebworth stated that he would say that we don't have any priority for our personal needs.  
43 The intersection as Administrator Mekarski mentioned is the key entrance to emergency vehicles  
44 getting into the hospital. He believes that the entire Village has some share in not only  
45 responsibility, but would benefit from it.

46

47 Administrator Mekarski stated \$135,000.00 you are talking essentially \$70,000.00 apiece. He  
48 stated that \$70,000.00 over 20-years divided by your 44 residents is not going to be significant.

1 He stated that the \$70,000.00 is something that we could manage with a Storm Water  
2 Management Fee.

3

4 Mr. Pebworth stated that he doesn't want to beat a dead horse. He stated that we did, at the time  
5 that we had to, contemplate that the Grant would not come for paving our roads and doing all the  
6 other stuff, that we would be willing to be taxed in an SSA. 1. It is deductible on your taxes. 2. It  
7 is amortized and spread over. Mr. Pebworth stated that he can't speak for them, but he would  
8 certainly be in favor of that approach if they had to, as long as they weren't bearing the total cost  
9 entirely by themselves.

10

11 Village President Meyers-Martin stated that she just wants to confirm that Storm Water  
12 Management is needed throughout this entire Village. It is an aging system. We have lots of  
13 drainage issues and lots of flooding issues. She stated definitely Storm Water Management is  
14 something that we are looking to address Village-wide. She stated that because we had the Grant,  
15 this was something that could have easily been taken care of relatively simply.

16

17 Village President Meyers-Martin stated that she is not going to take the vote on this now. We  
18 will wait until the Administrator's segment of the Agenda. We are still in Communications &  
19 Petitions. She wants to give anybody who wants to speak or address the Board the opportunity to  
20 do that now. Village President Meyers-Martin closed Communications & Petitions at 8:04 P.M.

21

## 22 **FINANCE:**

23

24 **Educational Commission Report – Ilene Waite** – Trustee Byrd stated that he did not have a  
25 Finance Report this evening. Trustee Byrd stated that Ilene Waite is here to give the Annual  
26 Educational Commission Report. He stated that she will sum up what the Educational  
27 Commission has been doing for the last 10-months.

28

29 Mrs. Ilene Waite stated that the Board has received the Report from the Educational  
30 Commission. She stated that for the benefit of the audience she would quickly run through it.  
31 The Commission runs from July to July. Mrs. Waite stated that with regard to Local Educational  
32 Meetings, Representatives of the Educational Commission have been present at all School  
33 District 227 Board Meetings. Teachers, administrators and School Board members have met with  
34 the Commission at different times.

35

36 Mrs. Waite stated that we also run a Mini Grant Program. This was our fourth year for the Mini  
37 Grant Program. The Commission awarded 15 Grants among 39 Applicants. The details are  
38 attached. We have a Website. All of this information is on the Website. If you want to know  
39 more details you can check the Website for that.

40

41 Mrs. Waite stated that with regard to the Voters' Forum, on February 22<sup>nd</sup> they held a Forum for  
42 the candidates for the School Board for High School District 227. It was held at the Auditorium  
43 of Rich South High School. The Forum was sponsored by the Enhancement Organization of  
44 Olympia Fields and the Educational Commission. It was recorded and televised on the local  
45 access cable channels throughout the south suburban area. There is a flyer attached for that.

46

47 Mrs. Waite stated that the Commission continues to support the Southland College Prep Charter  
48 High School. They graduated their second class this year.

1 Mrs. Waite stated that the Commission worked on the Olympia Fields President’s Scholarship.  
2 Members of the Commission facilitated the choice of recipients for this newly inaugurated  
3 President’s Scholarship.

4  
5 Mrs. Waite stated that we sent out the Student Report Card. It should have gone to all of the  
6 homes in Olympia Fields. It explains in detail about the testing and how the schools scored.

7  
8 Mrs. Waite stated that we held the 2015 College and Career Symposium on June 3<sup>rd</sup>. That was  
9 held at the Southland College Prep Charter High School. The event was sponsored by the Village  
10 of Olympia Fields and Matteson School District 162. There are attachments on that.

11  
12 Mrs. Waite stated that if you are dying to know more about these things we are at:  
13 [www.ofeducationalcommission.com](http://www.ofeducationalcommission.com), or [www.ofedcom.com](http://www.ofedcom.com).

14  
15 Trustee Byrd thanked Mrs. Waite.

16  
17 **BUILDING:**

18  
19 **Reminder of Landscape Awards** - Trustee Hudson stated that she doesn’t have a Formal  
20 Report this evening. Today was the last day for the Beautification Committee to receive names  
21 for the Landscape Awards that they give out every year. The Homeowners Association  
22 Presidents were to provide the Beautification Committee with the names of their top three  
23 selections for an Award. She stated that if you are not aware of it, talk to your Homeowners  
24 Association President and tell them that you weren’t aware of it, and maybe they could bring it in  
25 and we could still accept it. The Homeowners Association Presidents gets a letter. They are  
26 given dates as to when that information should be provided to the Beautification Committee.

27  
28 **PLANNING:**

29  
30 **Update on upcoming Meetings** - Trustee Pennington stated that he did not have a Formal  
31 Report this evening. Trustee Pennington stated that he met with Victor Blackwell who is the  
32 Chairman of the Planning and Zoning Commission. They discussed the foregoing plans with  
33 respect to Wal-Mart. He stated that it is very encouraging.

34  
35 Trustee Pennington has scheduled a meeting with Denise Will, as well as the new President of  
36 the Olympia Fields Park District, Lori Jordan, to get an assessment of their activities. He will  
37 report on that at the next Board Meeting.

38  
39 Village President Meyers-Martin stated good.

40  
41 **PUBLIC WORKS:**

42  
43 **Status Report: Improved Lighting of the Parking Lot and Surrounding Area for the Old**  
44 **Village Hall** – Trustee Waite stated that the Public Works Department was looking at the  
45 improved lighting at the parking lot and the surrounding buildings for the Old Village Hall. The  
46 Director of Public Works, James Landini, is here. Trustee Waite indicated to Mr. Landini how he  
47 thought the lighting ought to work. Mr. Landini found a better solution. Trustee Waite would like  
48 Mr. Landini to tell the Board what he has done.

1 Mr. Landini stated when Trustee Waite originally came to him we had poor lighting in the  
2 parking lot. There are various meetings held at night there. He stated for general safety we  
3 wanted to light up that parking lot. The lights that surround the old Village Hall, they looked at  
4 changing those out to LED's where you can adjust the angle of the lights shining out in the  
5 parking lot. He stated that when they looked into that further, those lights are very old. All of the  
6 ballast and the structure of those lights would have to be completely taken out, and new ones put  
7 in and rewired to get up to standard. The rough estimate for that cost was \$6,000.00 to  
8 \$8,000.00. Some were as high as \$10,000.00. Mr. Landini stated that we have the Tornado Siren  
9 Pole at our property. We decided to go with a large LED Light about 40-feet up directionally  
10 shining into the parking lot. The total cost for mounting that and the light was around \$1,100.00.  
11 We saved about \$7,000.00 or \$8,000.00 for that. It is very bright. It shines in the whole lot. You  
12 can see everything in there at night. This morning when he came in it was pretty dark out. The  
13 lot looked good. He believes that it will help with safety and people should be more comfortable  
14 going to their cars.

15  
16 Village President Meyers-Martin stated that she loves it when it is a simple solution. Mr. Landini  
17 stated yes. Village President Meyers-Martin stated thank you for that hard work.

18  
19 **HUMAN RESOURCES:**

20  
21 **Olympia Fields Library Board Update** – Trustee Nale stated the Olympia Fields Library  
22 Board met on June 24<sup>th</sup> at the Conference Center. Trustee Nale thanked Public Works for the  
23 additional lighting facilities there, especially as winter comes and goes. She stated that  
24 discussion at the Library Board Meeting centered on monies they could donate to the library to  
25 help with the everyday expenses, which the Library Board of Park Forest and Olympia Fields  
26 absolutely concur. One suggestion was to include a monetary donation of \$250.00 for name  
27 recognition on the library's current Recognition Plaque. There is a Plaque in the center of the  
28 library. You can have your name or the name of your association on the Plaque. The Olympia  
29 Fields Library Board has decided to donate \$250.00 to be on the Plaque.

30  
31 Trustee Nale stated that they thought it would be wise to give some financial assistance to  
32 replace the chairs, and for additional lighting, and install a Marquee Sign somewhere on the  
33 building. They did mention installing a Marquee Sign at the entrance to the Olympia Fields Train  
34 Station at 203<sup>rd</sup> Street.

35  
36 Trustee Nale stated that there are two new Trustees that were appointed to the Park Forest  
37 Library Board. There will be no meetings for either Board for July and August. There continues  
38 to be many activities scheduled for the summer months for all ages and interests. Trustee Nale  
39 encouraged anyone that comes into Village Hall to look to their left and there are brochures for  
40 the Park Forest Library and the activities for the month.

41  
42 Trustee Nale stated that recently there was a presentation regarding bagpipes. They had a history  
43 of the bagpipes. There was someone there to give a rendition of the bagpipes. She stated that it  
44 was very interesting.

45  
46 **PUBLIC SAFETY:**

47  
48 Trustee Gibson stated that she did not have a Formal Report this evening.

1 **National Night Out** – Village President Meyers-Martin stated that she wanted to remind  
2 everyone that National Night Out is on August 4<sup>th</sup> at the McDonald’s Parking Lot located on  
3 Route 30 and Western Avenue. It starts at 5 o’clock P.M. Our officers will be there. K9 Lars will  
4 be there. There are lots of activities. National Night Out is done across the country. She stated  
5 that just about every Municipality holds some type of an event.  
6

7 Chief Krull stated that they have been trying to change that event around every year to try to  
8 make it better. This year there are two or three new events for younger kids. It is called a  
9 “Touch-a-Truck” event. We will have other work vehicles there where the kids can sit in the  
10 vehicles and vote on their favorite one. It is hands-on and something the kids will enjoy. The  
11 Chicagoland Corvette Club will be there. It will be a mini car show with just Corvettes. You can  
12 vote for your favorite Corvette. He stated that hopefully Trustee Byrd will roll out his Corvette.  
13 That would be fantastic. The Chicago Heights Fire Department will be there. The Park District  
14 will be there. K9 Lars will be there. There will be handouts for the kids as well as other items for  
15 them that will hopefully grab their attention.  
16

17 Village President Meyers-Martin stated that it use to be a big trend to fingerprint children. She  
18 inquired of Chief Krull whether or not that is still done. Chief Krull stated that we don’t do that  
19 right now. We ordered some Child Safety Kits that have an ink strip on there. It will be up to the  
20 parents to actually take the prints of their child and take some kind of a photo. Hopefully, they  
21 will have that packet in a safe place just in case something does happen. That is something new  
22 that they are trying this year. It all comes down to costs. Everything costs money. He stated that  
23 unfortunately we don’t have those kinds of funds to have everything that we would like to do.  
24

25 **Coming Soon a Drug Drop-Off Receptacle for Expired Drugs** – Chief Krull stated that we  
26 have been working on the drug drop-off for expired drugs for quite a while. CVS had a Grant  
27 Program. He stated that we did get a Grant. It is a giant, red box. It is in his office right now. He  
28 stated that if you have any old meds that you have that shouldn’t be lying around your house, and  
29 you don’t want to throw them away or flush them down your toilet, they can bring them in. Chief  
30 Krull stated that they had to hire a private firm to come in and remove those. Previously, local  
31 hospitals would do that. They don’t do that anymore. There was a non-expectant cost for that  
32 program. The receptacle will be in the lobby on this interior wall here. That will be rolled out  
33 within the next month or so.  
34

35 Trustee Waite inquired of Chief Krull whether or not that is something like a lockbox. Chief  
36 Krull stated that it is a lockbox. He was trying to find a location that is on camera in the lobby, in  
37 case he wants to verify who is turning in what. There are no forms to fill out. The drugs have to  
38 be bagged in a plastic Ziploc type bag and thrown in the receptacle.  
39

40 Trustee Waite stated that he read recently in a national magazine about the drug problem that is  
41 sort of below ground in the United States. He stated that people flush the drugs down the toilet or  
42 they throw them into the trash. They go into the landfills. The amount of toxic drugs that are  
43 everyday prescriptions has gotten to be pretty horrendous.  
44

45 Chief Krull stated that Trustee Waite is absolutely correct. He stated that we will have that  
46 program up and running in a month or so.  
47  
48

1 **REPORT OF VILLAGE ADMINISTRATOR (CONTINUED):**

2  
3 **Traditions DCEO Grant #08-357006 – DCEO Response to the Village’s Request for a**  
4 **Grant Extension & Modification** – Village President Meyers-Martin stated that she is going to  
5 move to the Traditions Grant vote because we have discussed that. She believes that it is pretty  
6 clear to the audience what that Report is all about.

7 **Motion by Trustee Pennington, second by Trustee Gibson to authorize the Village**  
8 **Administrator to direct the Village Attorney to draft an Ordinance vacating the Original**  
9 **Dedication Agreement adopted on October 4<sup>th</sup>, 2011; to be considered for action at the**  
10 **Board of Trustee Meeting on August 24<sup>th</sup>, 2015.**

11  
12 Trustee Waite stated that he was involved in some of the discussions. He didn’t think that the  
13 residents of the Traditions really understood the problem. Even now it seems like they don’t  
14 understand the problem. He doesn’t think that the Village has a snowball chance in hell of  
15 getting the DCEO to reinstate that money. He stated that it makes us look pretty stupid as  
16 Administrators and Trustees. If we put forth a whole lot of effort to try to get it reinstated, and  
17 then we get it reinstated and then we still can’t get agreement from the residents and their  
18 Homeowners Association we are going to look even stupider. It seems to him that if we just took  
19 a hike and let them sink or swim, and deal with it all by themselves, it seems like that would be  
20 the least risk way to go. That is his opinion.

21  
22 Village President Meyers-Martin stated that she sees Trustee Waite’s point. She got a sense this  
23 evening by the gentleman that spoke, that there is not a consensus amongst the residents of the  
24 Traditions whether or not they want that project to go forward with or without the money. It  
25 doesn’t seem like there was a consensus there. We will have to do what we have to do as a  
26 Village.

27 **Roll Call:                      Ayes (5)      (Trustee Waite – No)                      Motion Carried.**

28  
29 **Ordinance #2015-14 – An Ordinance Amending Subsection 21-32(B), “Regulation of**  
30 **Potable Water Supply Wells,” of Article II, Chapter 21, of the Village of Olympia Fields**  
31 **Village Code (Olympia Fields Groundwater Ordinance – Speedway Highway 30) (First and**  
32 **Second Reading)** – Administrator Mekarski stated that the next item is Ordinance #2015-14 -  
33 An Ordinance Amending Subsection 21-32(B), “Regulation of Potable Water Supply Wells,” of  
34 Article II, Chapter 21, of the Village of Olympia Fields Village Code (Olympia Fields  
35 Groundwater Ordinance – Speedway Highway 30). This is on First and Second Reading.

36  
37 Administrator Mekarski stated that this is a correction to an error that was discovered by the  
38 IEPA. He stated that Speedway on Lincoln Highway had an underground storage tank. That  
39 underground storage tank caused some soil contamination. He stated that for close to five or  
40 seven-years they had a machine in the back of the property aerating the soil and volatilizing the  
41 hydrocarbons as a method of remediation. That machine did whatever it could do and it was then  
42 dismantled. There was still residual contamination in a plume that surrounds the extension of  
43 Main Street, a little bit of the Gateway Parcel by CVS, Lincoln Highway and the Speedway  
44 Property itself. The IEPA for closure on this tank release is requiring that the Municipality pass  
45 an Ordinance prohibiting the drilling of any potable water within this plume. The Board passed  
46 that Ordinance in 2013.



1 Administrator Mekarski stated that unfortunately whether it came from Speedway’s initial draft,  
2 or from our attorney, or from the transference of our attorney into Administration, a sentence  
3 was left off. That was a small sentence at the end of Section 21-32(B) “by the installation or  
4 drilling of wells or by any other method is hereby prohibited.” The IEPA discovered that error.  
5 They wouldn’t give Speedway their closure. They are asking us to amend the existing Ordinance  
6 and reinsert the sentence that was omitted.

7  
8 Administrator Mekarski stated that as it turned out it was a fortuitous opportunity. One of the  
9 things that the Village had requested of Speedway was that they give us an Indemnification  
10 Agreement, and that they bear costs for say our Public Works Employees who might have to fix  
11 a water main. He pointed out to the attorneys for Speedway that the last thing that the Village  
12 wanted was our employees to do excavation with contaminant soils, exposing our employees to  
13 health hazards. They required an Ordinance requiring our Public Works Employees to have  
14 special gear, special masks, special gloves, cleaning procedures, and cleaning procedures for the  
15 equipment. Administrator Mekarski inquired who is going to pay for that expense. They were  
16 dragging their feet on the Indemnification Agreement. This error that they are now trying to get  
17 closure from IEPA allowed the Village to have another conference call. The Indemnification  
18 Agreement is on Administrator Mekarski’s desk. It will be on the Agenda on August 24<sup>th</sup> for  
19 consideration. It will take off the full liability for any kind of accidental exposure. In the case of  
20 a water main break rather than our employees messing around with hazardous soil, our Public  
21 Works Director will just have to call a company that deals with hazardous materials. They would  
22 handle it. The Village would incur a bill. The bill is fully reimbursed by Speedway. The error  
23 allowed the Village to negotiate a stronger Indemnification Agreement. Tonight he is just asking  
24 the Board to make that correction.

25  
26 Trustee Waite inquired of Administrator Mekarski whether or not the material that leaked was  
27 gasoline, heating oil, diesel fuel, or kerosene. Administrator Mekarski believes that it was just  
28 gasoline. It may have been gasoline and diesel. He hasn’t gotten the Report. In the material it  
29 shows the hydrocarbons that are still present in the soil and the plume of contamination.

30  
31 Trustee Waite inquired of Administrator Mekarski whether or not we measure that periodically  
32 or does the EPA do that. Administrator Mekarski stated that the IEPA does. The closest  
33 residential community that it would come to would be Hawthorne Hills, but it is way beyond any  
34 kind of residential homes. He stated that above the extension of Main Street is a wooded wetland  
35 area that connects to the Butterfield Creek. It is protected by the Park District in perpetuity. We  
36 have office uses before we get to the residential areas.

37  
38 Village President Meyers-Martin stated that this is just to correct the omission so that IEPA will  
39 then approve the Groundwater Ordinance. Administrator Mekarski stated that is correct.

40 **Motion by Trustee Byrd, second by Trustee Nale to waive on First Reading and adopt in**  
41 **Second Reading Ordinance No. 2015-14 – An Ordinance Amending Subsection 21-32(B),**  
42 **“Regulation of Potable Water Supply Wells,” of Article II, Chapter 21, of the Village of**  
43 **Olympia Fields Village Code.**

44 **Roll Call: Ayes (6-0) Motion Carried.**

45  
46 **Ratification of the Master Power Supply Agreement for Residential Electrical with Dynegy**  
47 **Energy Services for a 3-Year Period** – Administrator Mekarski stated that the next item is  
48 regarding Ratification of the Master Power Supply Agreement for Residential Electrical with

1 Dynegy Energy Services for a 3-Year Period. The Electrical Aggregation Committee was formed  
2 by Resolution a number of years ago. The Committee consists of: Trustee Bob Waite, the  
3 Liaison to Public Works and Trustee Byrd the Liaison to Finance. He stated that Jim Landini is  
4 formally part of that Committee. The Electrical Aggregation Committee as well as the Board  
5 Members have been reviewing that our electrical aggregation rates have been hovering above the  
6 Commonwealth Edison rate for the past six or seven-months. There were a number of options  
7 that we could do. 1. We could opt-out Village-wide and say that we all want to go back to  
8 Commonwealth Edison. 2. We could terminate our existing contract and go out and Bid. The  
9 Committee has been reporting to the Board that they asked David Hoover from NIMEC, our  
10 Electrical Consortium to test the waters. He did. When he saw marketing conditions that were  
11 ripe which happened rather fast, he recommended that we go out and Bid immediately.

12

13 Administrator Mekarski stated that the way the Bidding Process works, Bids are let out early in  
14 the morning. They are received at 7 o'clock A.M. They are processed by NIMEC, our  
15 Consortium, who represents 250 Municipalities. The Village receives the Bids at 9 o'clock in the  
16 morning. The Committee has to make a decision on behalf of the governing authority by the  
17 close of business day. The Board has a standing Resolution authorizing the Village  
18 Administrator to execute it on behalf of the Board with the guidance of this Committee. The  
19 Committee constantly works with David Hoover and looks at the market.

20

21 Trustee Waite stated that we received a rate reduction and locked it in for three-years. He doesn't  
22 think that energy is going to go down much more than it has gone down.

23

24 Administrator Mekarski stated that this is a great rate. It is lower than First Energy. It is lower  
25 than Commonwealth Edison. It is 12% lower than our contract with First Energy. It fluctuates  
26 between 2% and 15% below Commonwealth Edison. It is a win-win for the Municipality. The  
27 Municipality was able to manage its civic contribution and insure that our costs of involvement  
28 in this process are reimbursed. We still have those excellent savings for a three-year period. He  
29 stated that everybody should have received a letter regarding it. If you want to be a part of the  
30 Electrical Aggregation Program you don't have to do anything. You are automatically enrolled.  
31 If you chose to opt-out you can fill out that form on the bottom of the yellow card, and you can  
32 chose to go back with Commonwealth Edison or you can go to another supplier.

33

34 Village President Meyers-Martin inquired of Administrator Mekarski what the process was if  
35 you had another provider you were working with, but now you want to take advantage of this.

36

37 Administrator Mekarski stated that there is a different letter than what the other residents  
38 received. They give you an 800 number and you can call and enroll. They will give a Notice to  
39 whatever that company is that you wish to terminate that and go to our electrical aggregation.  
40 You have to see if your private company has any penalty for leaving early. The Electrical  
41 Aggregation Committee does a lot of due diligence to make sure that if a resident wants to  
42 terminate that there is no penalty placed on the resident. We had the right without penalty to opt-  
43 out Village-wide, or to cancel the contract and go for Bid. If you have a different supplier than  
44 the Village's which was First Energy and now Dynegy, and different from ComEd, read the  
45 details and find out if there is a penalty before you transfer.

46

47 Trustee Hudson stated that she believes that the Village has probably received some phone calls  
48 on this. Trustee Hudson inquired of Administrator Mekarski why the Village didn't put another

1 letter with that letter that went out. The letter that went out did say “Village of Olympia Fields.”  
2 She doesn’t believe that the letter had the Village President’s name or the Village  
3 Administrator’s name on it.  
4  
5 Administrator Mekarski stated that is probably a good recommendation. Trustee Gibson stated it  
6 is confusing. Administrator Mekarski stated that the letters that were sent out are in the Packet. It  
7 is similar to the letter that went out the first time around. We didn’t have a lot of complaints on  
8 it.  
9  
10 Trustee Hudson stated the reason why there were complaints this time is because when we did  
11 the aggregation the first time we were not receiving a lot of information from many other  
12 suppliers. We get phone calls. We get information from suppliers all the time now. When some  
13 of the residents got that letter they were not sure if it was our aggregation, or if it was someone  
14 just sending it to the Olympia Fields residents.  
15  
16 Administrator Mekarski stated that it was a good constructive criticism. He received one call  
17 from a Trustee who referred him to Mr. Stoney Burke. Administrator Mekarski discussed it with  
18 him over the weekend. They expected a lot of calls today. They called a Staff Meeting and  
19 showed them all of the letters. They received one call the entire day about it. That letter is in the  
20 Packet. It is entitled “Opt-Out,” with attachments. It had the Village’s letterhead. It says,  
21 “Sincerely, Village of Olympia Fields.” While it had our letterhead, it had in care of the “Dynergy  
22 Energy Services address.” It also had “Electrical Aggregation Frequently Asked Questions” on  
23 the back. There is a summary of the contract, and a step-by-step guide. Admittedly, it is a lot of  
24 correspondence. It is confusing. In the future we certainly can put a little note from the  
25 President’s Desk.  
26  
27 Trustee Waite stated that the aggregator’s name is on your electric bill. If you wonder who it is  
28 that you are getting your electricity from you can look on your electric bill and it will tell you.  
29 Trustee Hudson stated that wasn’t their concern. Trustee Waite stated that he understands that.  
30  
31 Trustee Gibson believes that the main concern of the people that called her said, “When did you  
32 do this?” Trustee Gibson indicated that we have an Electrical Aggregation Committee that has to  
33 handle it. If they foresee that our electrical bills are higher than ComEd, they can try to negotiate  
34 lower. She stated that we are getting all kinds of mail like this all the time. A letter from Olympia  
35 Fields signed by the Village President and the Village Administrator would not have given them  
36 as much grief.  
37  
38 Village President Meyers-Martin inquired whether or not this was a template from the energy  
39 company. Administrator Mekarski stated that it is a NIMEC Template.  
40  
41 Administrator Mekarski stated that it is a good recommendation. Trustee Gibson inquired of  
42 Administrator Mekarski that even though you have this yellow card in your letter that says you  
43 must opt-out by a certain date, you can opt-out later. Administrator Mekarski stated that is  
44 correct. There is no penalty in opting out later. He asked NIMEC to prepare a chart. It was a little  
45 confusing for the Electrical Aggregation Committee because the Bids were received and  
46 calculated in terms of cents. The letters were out with the proportionate amount per dollar. It  
47 didn’t have some of the other costs, the POR Costs on the Purchase of Receivables from  
48 Commonwealth Edison’s costs. He had NIMEC redo that chart so that the Board can follow it.

1 The Commonwealth Edison rate is fluctuating between \$0.06533 to \$0.07673. The Village's new  
2 rate is \$0.06525. It ranges from 2% to 15%, and 12% below our First Energy Rate. The Board  
3 may want to keep the chart handy for future reference. He stated that is a good idea. The  
4 Electrical Aggregation Committee can come up with a composite letter the next time they put  
5 this out.

6 **Motion by Trustee Pennington, second by Trustee Gibson to ratify the Execution of Master**  
7 **Power Supply Agreement made by the Village Administrator on June 24<sup>th</sup>, 2015, under the**  
8 **authority of the Village's Board Standing Resolution entitled "Agreement by and between**  
9 **the Village of Olympia Fields and Dynegy Energy Services, LLC to provide full-**  
10 **requirements electricity supply and related services for the Village's Electric Aggregation**  
11 **Program" for a 3-year period.**

12 **Roll Call: Ayes (6-0) Motion Carried.**

13  
14 Administrator Mekarski stated that he has a response to a query that was made from Carlando  
15 Owens at the last Board Meeting that he will pass out on behalf of the Public Works Director.

16  
17 **Update on the Wal-Mart MWRD & Local Building Permits** – Administrator Mekarski stated  
18 that the last item is an update on the Wal-Mart MWRD and Local Building Permits. He stated  
19 that we are very pleased to announce that: 1. Wal-Mart has secured its complete IDOT Permits. 2.  
20 We just received their approved MWRD Sewer and Storm Water Management Permits. The  
21 Building Department has received all documents associated with the Building Permits necessary  
22 for construction. Today they received calls from multiple vendors. It appears that Wal-Mart is  
23 bidding out demolition of the Currie Motors Building. The Currie Motors Building has been  
24 closed, secured, and transferred to Wal-Mart. It is anticipated that as things are going so well,  
25 that construction could commence as early as mid to end of August. He stated that it is great  
26 news. He stated that if construction occurs at that time, it means possibly a half a year of Sales  
27 Tax that would be available to Village residents for operations of services which is something  
28 that the Village did not anticipate.

29  
30 **MFT Funds** - Administrator Mekarski stated that the Village President discussed with the Board  
31 during the 2030 Workshop about the MFT Funds which were threatened by the Governor.  
32 Representative Al Riley in the correspondence talks about his concern that the Governor  
33 essentially was playing politics with the State Legislature in trying to hold Villages Motor Fuel  
34 Tax, which we utilize for our Debt Service for the Phase I Road Paving Program, the  
35 \$1,500,000.00 amount of Capital Improvements we did about two-years ago. Mr. Landini does  
36 minor pothole repairs and striping of our local streets.

37  
38 Administrator Mekarski stated that this was released on July 10<sup>th</sup> but it came in this morning.  
39 "This morning I was advised by the Governor's Office the three MFT Funds, Municipal, County,  
40 and Township, are considered appropriated funds. The Illinois Department of Revenue will  
41 continue to collect and disburse into those funds. Once additional distribution appropriation  
42 authority is given through an approved Budget the funds will be disbursed as intended. It seems  
43 that our previous position is correct. But the Administration needs," which is the Governor's  
44 Office, "or seeking authority to actually disburse those funds to local governments. Assurances  
45 have been made that all MFT Funds will be disbursed without reduction, but there could be a  
46 delay for funds collected beginning of July." He stated that is something that the Finance  
47 Committee might want to take note of. We might have some delays in some of our allocation.

1 Ultimately, it will come through. The Governor cannot take that away because it has been  
2 appropriated by the Legislature. He stated that we wanted to update you on that.

3  
4 **Response to Carlando Owens Query** - Administrator Mekarski stated that Carlando Owens, the  
5 President of the Olympia East Homeowners Association had queried at the last meeting as to  
6 how much do we pay for water from Oak Lawn. And how much do we charge our residents.  
7 Administrator Mekarski asked Mr. Landini to answer that question. He has given a 12-month  
8 analysis on our water revenue. He has broken it down as to both Residential and Commercial,  
9 and the cost for Oak Lawn purchase. He stated that it is \$1,191,784.00 for Residential and  
10 \$847,496.00 for Commercial. That is what we charge the residents. The residents are charged a  
11 flat rate. Commercial is charged the rate times 25%. Our purchase of water is 203,899,000  
12 gallons at \$4.60 per 1000 gallons. Our purchase of water is \$937,000.00. On top of that to  
13 manage the Water System there is \$390,000.00 in salaries. There is \$93,000.00 in Water System  
14 Maintenance. There is Water Quality Sampling of \$4,300.00. There is Water Plant Maintenance  
15 of \$11,500.00. There is the Water Meter Change Out Program of \$319,000.00. The Debt Service  
16 net effect to Water Fund for Fiscal Year \$91,000.00. There is a whole array of Indirect Expenses  
17 at \$143,000.00. The total estimated cost for FY 2016 associated with maintaining and operating  
18 the Water System is \$1,991,233.00. That leaves \$48,000.00 as the Net Revenue after expenses.  
19 That is not much as a contingency if we have a water main break that requires outside  
20 contractual services. Mr. Landini just had one of those on Lincoln Highway.

21  
22 Mr. Landini stated that wasn't a big water main break. It was the conditions of getting under  
23 Lincoln Highway because it is so thick. He stated that was \$12,000.00 just to fix that. That was  
24 an outside contractor.

25  
26 Administrator Mekarski stated that if Mr. Landini loses a pump at the Water Pumping Station  
27 that could be anywhere from \$35,000.00 to \$65,000.00. He stated that we need to pass this onto  
28 Mr. Owens about what we charge our residents and what Oak Lawn charges the Village. He  
29 stated that everybody forgets that besides the cost of water we have the cost of distribution, and  
30 maintaining the Distribution System. He stated that Mr. Landini will make some additional  
31 copies if anyone would like one.

32  
33 Trustee Gibson stated that if we were not unique in our planning, we would need more because  
34 we would have to pay for the water tanks being painted. Administrator Mekarski stated that is  
35 absolutely right. That is \$720,000.00. He stated that is a good point, Trustee Gibson.

36  
37 **REPORT OF VILLAGE PRESIDENT:**

38  
39 **Information Only – Olympia Fields Country Club 2015 USGA U.S. Amateur**  
40 **Championship Experience Metra Lot Improvements Update** – Village President Meyers-  
41 Martin stated that for information only, she wanted to bring the Board up-to-date on the  
42 improvements going on at the Metra Lot. She is very excited about it not only because of the  
43 U.S. Amateur Open coming August 17<sup>th</sup>, but because the 203<sup>rd</sup> Street Olympia Fields Metra  
44 Station gets riders from all over the region. There are people on there who live in Indiana. There  
45 are people on that train that come from South Holland and Glenwood. You don't pay in advance  
46 for the lot there. There are free parking spaces. The people like the flexibility of that. It is one of  
47 the nicer Train Stations in the region. She is very happy that we are doing some sprucing up  
48 because of the U.S. Amateur Open. We get the benefit of that. Mr. Landini is receiving Bids for

1 the removal of stone, and the additional new soil substrate, and the planting of landscaped beds  
2 at the north side of the pedestrian walkway leading to the Metra tunnel. We also have: 1.  
3 Painting of the tunnel and the ceiling. 2. Removal of unused electrical boxes from the tunnel  
4 walls. 3. Replacement of damaged and missing drain covers in the tunnel. 4. Replacement of the  
5 drip pan on the tunnel ceiling near the east side exit. The roof was actually leaking in the Metra  
6 Station. 5. Repair concrete floor at the bottom of the stairs. 6. Replace catenary surrounds on the  
7 platform. 7. Remove the middle salt box. 8. Replace Plexiglas windows with glass in the  
8 warming house and windbreaks. 9. Paint the structural steel under the platform. 10. Repair  
9 concrete on the platform. 11. Repair roof leaks. 12. Add benches on the platform. 13. Replace  
10 doors as needed. 14. Replace etched glass on the station entrance door. 15. Paint the station  
11 railings. 16. Repair the concrete stairs which is really, really needed. 17. Paint interior walls of  
12 the headhouse. 18. Paint headhouse exterior. 19. Paint windbreaks. 20. Paint warming house  
13 interior and exterior, 21. Replace the wood on all existing benches. 22. Replace ceiling tiles. 23.  
14 Relamp the tunnel lighting as needed. 24. Paint the platform light post.

15  
16 Village President Meyers-Martin stated that the only thing she doesn't see on there is the  
17 washing of the windows. Mr. Landini stated that we will wash the windows.

18  
19 Trustee Hudson stated that she didn't hear you say the railing. She inquired whether or not they  
20 determined that the railing that you hold when you are coming up the ramp is ours. Mr. Landini  
21 stated that as far as he knows that is theirs. Mr. Landini stated that he will call tomorrow and  
22 verify that.

23  
24 Trustee Nale inquired whether or not the stairs that are coming by the Post Office are ours or  
25 Metra's. Village President Meyers-Martin stated that they are Metra's. She stated that they have  
26 begun a lot of that work. It is very good news that it is occurring. She thanked Mr. Landini for  
27 staying on Metra. She asked him to keep her posted on the washing of the windows. Mr. Landini  
28 stated that he will make sure that it is done. Village President Meyers-Martin stated that she  
29 doesn't think that those windows have ever been washed.

30  
31 **Authorization for the Village President to Execute the Amendment of the Existing**  
32 **Easement/Maintenance Agreement with Metra for the Little Garden of Olympia Fields to**  
33 **Include a New Area North of the Walkway to the Metra Tunnel** – Village President Meyers-  
34 Martin stated that secondly, she has the Motion for authorization to execute an Amendment on  
35 the existing Easement and Maintenance Agreement with Metra for the Little Garden of Olympia  
36 Fields to include the new area north of the walkway of the Metra Tunnel. In the Packet is a  
37 drawing of the landscaping. She stated that the Susan Ormsby Little Garden is absolutely  
38 beautiful. We want to expand that beauty north of the tunnel so that that is consistent in terms of  
39 the aesthetics of that.

40  
41 Administrator Mekarski stated that the Board actually approved this Landscaping Plan at the last  
42 meeting, Phase I, and authorized our DPW Director to solicit three Bids which he is in the  
43 process of doing as we speak and limiting this to no more than \$13,000.00 from the Metra Fund  
44 to be completed prior to the U.S. Amateur Open. Mr. Landini has met with all three contractors  
45 that he is soliciting Bids on. They all can accomplish it before the U.S. Amateur Open. Metra did  
46 a courtesy for us and rushed this through legal so we have the legal authority to get on the  
47 property and install it. They will move the fence at Metra's expense. They mimicked our first  
48 Amendment. They gave us the Ormsby Park with the Little Garden of Olympia Fields. This is

1 for the Second Amendment which accepts that triangle area that you see on the aerial photograph  
2 that the Village President described.

3 **Motion by Trustee Pennington, second by Trustee Gibson to authorize the Village**  
4 **President to execute the Second Amendment to the Agreement for Operation and**  
5 **Maintenance of Parking Facility between the Village of Olympia Fields and the Commuter**  
6 **Rail Division of the Regional Transportation Authority.**

7 **Roll Call: Ayes (6-0) Motion Carried.**

8  
9 **Trees** – Village President Meyers-Martin stated that she knows that there has been a lot of  
10 apprehension about the number of trees that have to be cut, not only on the Village’s public  
11 right-of-way, but also private homes, and just how expensive the cutting of those trees are.  
12 Village President Meyers-Martin was at a meeting with Commissioner Sims and President  
13 Preckwinkle. They brought out an assortment of County Staff in order to talk about some of the  
14 things that they can help the Villages with. The Director of the Department of Procurement for  
15 Cook County has offered some possible assistance with the cutting of trees. It is only in the  
16 respect that the County works with contractors. Due to the volume that they do with the County  
17 they are able to give more discounts, better rates, and better fees for some of the contracted work  
18 that they do. The Village President reached out to the Director of the Department of Procurement  
19 for Cook County today to find out if the Village could get a list of those contractors that would  
20 be under the County’s umbrella that residents might be able to enlist. If they do have trees that  
21 need to be cut, they probably would get a much better rate than they would just get on their own.  
22 Village President Meyers-Martin stated that she did not hear back from her today in terms of that  
23 list. She will stay with her on that so that she can pass it on to residents who maybe have trees  
24 that need to be cut and are looking for a better rate for the work. As soon as she has the list they  
25 will get that out. They will list it on the Website. They will have it at Village Hall as well.

26  
27 Trustee Pennington inquired of Village President Meyers-Martin whether or not she knew the  
28 name of the Director of the Department of Procurement for Cook County. Village President  
29 Meyers-Martin stated that she believes her first name is Karen. She should have brought her card  
30 but she did not.

31  
32 **President’s Golf Outing** – Village President Meyers-Martin reminded everyone that the  
33 President’s Golf Outing will be held on Monday, August 31<sup>st</sup>. It is at the Olympia Fields Country  
34 Club. All of the proceeds from the Golf Outing go towards a Scholarship for an Olympia Fields  
35 High School Resident, as well as the 15 Homeowners Associations. They base that on  
36 participation. The more people that participate from your Homeowners Association in the Golf  
37 Outing, the more money is distributed to your Association which you can do whatever it is that is  
38 needed in your particular Homeowners Association. If you are not a golfer certainly come out  
39 and join us for dinner. The food at the Olympia Fields Country Club is excellent. The Olympia  
40 Fields Golf Course both the north and the south, are in the top 50 Golf Courses in the entire  
41 country. They are world renown. We are certainly excited about hosting the 16<sup>th</sup> Annual  
42 President’s Golf Outing.

43  
44 **UNFINISHED BUSINESS:**

45  
46 **Tree Match Program** – Trustee Hudson wanted to remind the residents that they do have the  
47 Tree Match Program going on. It is first come, first serve, because they have a limited Budget to  
48 cover the trees that they purchase. The Beautification Committee does 50% and the person that is

1 requesting the tree will do the other 50%. If anyone is interested in getting an Application  
2 because it is first come, first serve, she has some available this evening. The deadline is August  
3 1<sup>st</sup> unless they extend it.

4  
5 Mr. Landini stated that he has not gotten any Applications so far.

6  
7 Trustee Gibson stated that after reading that it appears that it is only for the residents. It is not for  
8 Homeowners Associations.

9  
10 Trustee Hudson stated that your Homeowners Association can purchase it. Trustee Gibson stated  
11 that is what she was not clear on. Trustee Hudson stated that the information should have been  
12 sent to the Homeowners Associations. Trustee Gibson stated that it was. In the document it kept  
13 saying “if you have a resident” and that was confusing.

14  
15 **Western Avenue between 207<sup>th</sup> and Country Club Drive** – Trustee Byrd stated that since we  
16 are getting so much attention from Metra because of the U.S. Amateur Open, perhaps the Village  
17 President or the Village Administrator could get the State to do something about Western  
18 Avenue between 207<sup>th</sup> Street and Country Club Drive. That grass has not been cut for the entire  
19 summer. Trustee Waite stated that it looks like a jungle. Trustee Byrd stated that we are cleaning  
20 up the Metra Station for the U.S. Amateur Open. Sometimes the Village has cut that section. It is  
21 real close to the street. He knows that the Village doesn’t like doing it. It is the State’s  
22 responsibility. He knows that in the Budget talks they don’t have the money for it. He doesn’t  
23 know whether or not the Village President or the Village Administrator knows of someone they  
24 could talk to, or the Village Administrator could call in order to get that cut.

25  
26 Administrator Mekarski stated that Mr. Landini could call the maintenance crew at IDOT. If he  
27 doesn’t get a positive response Administrator Mekarski will follow-up with a call.

28  
29 Trustee Byrd stated that the Village could cut it and bill the State for it. Mr. Landini stated that  
30 bill won’t get paid. Village President Meyers-Martin stated that she doesn’t think that the Village  
31 wants to do that. Trustee Waite stated that one homeowner cuts it right there and it makes the  
32 rest of it stand out. He stated that one lot looks nice and neat.

33  
34 Trustee Gibson inquired who cuts Vollmer Road. It was recently cut. It was in dire need.  
35 Administrator Mekarski stated that Cook County does that. There are two tractors parked on the  
36 corner. Trustee Hudson inquired whether or not they are still doing it because they stopped at the  
37 viaduct. Trustee Waite stated that they park their equipment at the corner of Kedzie. Trustee  
38 Pennington stated that is as far as they go is the viaduct. Trustee Hudson stated that they didn’t  
39 even clean up what they cut.

40  
41 Village President Meyers-Martin inquired of Mr. Landini whether or not he would be in touch  
42 with Cook County. Mr. Landini stated that he will find out where they are at with that. Village  
43 President Meyers-Martin stated that is always the difference between plowing, because the State  
44 plows Vollmer and the Village plows the other streets. She stated that Vollmer is always messy  
45 because they are slow and they don’t really do a good job.

46



1 Administrator Mekarski stated that right now nobody in the State is getting paid. He doesn't  
2 know how much encouragement we are going to get from the State and the highway crew.  
3 Village President Meyers-Martin stated yes, tell her about it.

4 **NEW BUSINESS:**

5  
6 **Annual Reports from Committees and Commissions** - Trustee Gibson stated that after hearing  
7 the Annual Report from the Educational Commission and then reading and understanding most  
8 of the other Ordinances for Committees and Commissions, which almost all of them say that  
9 annually there should be an Annual Report presented to the Board and put into the archives. She  
10 stated that nobody does that except the Educational Commission. She stated that maybe we need  
11 to revisit those Ordinances for Committees and Commissions.

12  
13 Trustee Hudson stated that the Educational Commission did not do it until the Board requested it.  
14 Village President Meyers-Martin stated that we wanted to know what was going on. She believes  
15 that for years that has just fallen by the wayside.

16  
17 Administrator Mekarski stated that the Educational Commission is one of the few Commissions  
18 other than the Planning and Zoning Commission that has a full recording secretary, which makes  
19 it a little bit easier for us to compile that Report. There are other Boards and Commissions that  
20 would have to raise their bar in terms of recording the Minutes properly. Trustee Gibson stated  
21 that there are some that have that. Administrator Mekarski stated that it will be a little bit more  
22 difficult. We have that advantage because we can get all the records from Faith and we can  
23 condense it. We can certainly work with the Commissions on that.

24  
25 Village President Meyers-Martin stated that we can begin to make those requests.

26  
27 **Residents Can Obtain a 300-Gallon Rain Barrel** - Village President Meyers-Martin stated that  
28 she had a conversation with Mariyana Spyropoulos the President of the Metropolitan Water  
29 Reclamation District. She stated that if there are residents that are interested in getting the 300-  
30 gallon rain barrels that they will supply that to anyone that is interested in doing that. You can  
31 use it to water your landscaping so that you are not using your regular water that is very  
32 expensive. You can collect it in the rain barrel. They deliver them.

33  
34 Administrator Mekarski stated that Mr. Landini is going to be coordinating with MWRD to set  
35 that program up. We received correspondence from Robinson Engineering. They are going to  
36 have them distributed to Public Works. You can pick them up at Public Works. We are trying to  
37 encourage the residents of Graymoor to do this. It will help the Village with our I and I. Even  
38 with the slip lining they did discover by camera, sections of our Sewer System that still have  
39 gutter downspouts connected to our Sewer System which is causing blockages in that system  
40 with surcharging.

41  
42 Trustee Pennington stated that they were in his yard the last three-days because of that very  
43 problem across the street. They had to dig up the entire west lawn of the house across the street  
44 from him in order to correct that blockage. They just finished up today.

45  
46 Administrator Mekarski stated that if the Village President or any of the Trustees would like to  
47 go with our engineer in the field and watch for half an hour or an hour, the Insituform process,  
48 the pipe within a pipe, they can make those arrangements. He did a physical inspection on one in

1 the cul-de-sac. It is extremely fascinating. They take a camera down the Sewer System. You can  
2 watch the fiberglass roll get lined in the pipe. They put high pressure on steam. He stated that  
3 you can call him or call Mr. Landini and they will take you out into the field. It will take no more  
4 than an hour if we can schedule it while they are doing it.

5  
6 Trustee Hudson inquired where the barrels are going to be placed. Trustee Waite stated next to  
7 the downspout. You send the water into the barrel. It is like a cistern. Trustee Pennington stated  
8 that if one wants to, they can add iodine tablets to the water and take it from non-potable to  
9 potable.

10  
11 Trustee Waite stated that in New Orleans you will see these small row houses. In the Caribbean  
12 they have steep roofs. He stated that if the family grows they add another one, and then another  
13 one. The water comes off of the roofs and goes into that valley and then runs off into a cistern.  
14 They do use that as potable water.

15  
16 **RESIGNATIONS AND APPOINTMENTS:**

17  
18 **Robert B. Lewis - Appointment to the Public Safety Committee** – Village President Meyers-  
19 Martin stated that she has one Appointment which is the recommendation for Mr. Robert Lewis  
20 from Wysteria to the Public Safety Committee. She stated that you have his Application and  
21 Resume attached to the Memo. Mr. Lewis has been a long time resident of Olympia Fields.  
22 Village President Meyers-Martin stated that we certainly will be happy to have him on the Public  
23 Safety Committee.

24 **Motion by Trustee Gibson, second by Trustee Nale to approve the candidacy of Robert B.**  
25 **Lewis to the Village of Olympia Fields Public Safety Committee for a term continuing until**  
26 **a new appointment is made by the Village President.**

27 **Voice Vote:                      All Ayes                                      Motion Carried.**

28  
29 Village President Meyers-Martin stated that we welcome Mr. Lewis to the Public Safety  
30 Committee.

31  
32 **ADJOURNMENT:**

33  
34 **Motion by Trustee Pennington, second by Trustee Nale to adjourn at 9:15 P.M.**

35 **Voice Vote:                      All Ayes                                      Motion Carried.**

36  
37 **Respectfully submitted by Faith Stine.**

38  
39  
40  
41  
42  
43  
44