

1 **MINUTES OF THE VILLAGE OF OLYMPIA FIELDS**
2 **MEETING OF THE BOARD OF TRUSTEES**
3 **Held on October 24, 2016**

4
5 The Regular Meeting of the Board of Trustees was held on Monday, October 24th, 2016, at the
6 Linzey D. Jones Municipal Building and was called to order by Village President Debra Meyers-
7 Martin at 6:34 P.M. The assembly recited the Pledge of Allegiance. Administrator
8 Mekarski/Village Clerk called the roll.
9

10 Present: Trustees – Gibson, Robinson, Pennington, Byrd, and Waite
11 Village President Debra Meyers-Martin
12 Village Administrator/ Village Clerk, David Mekarski
13

14 Absent: Trustee Hudson (Arrived at 6:47 P.M.)
15

16 Village President Meyers-Martin thanked everyone for joining us this evening. She stated as you
17 probably saw on our NIXLE and at least posted on our Agenda, that our meeting was suppose to
18 start at 6:30. One of our Trustees is not here. Village President Meyers-Martin stated that she
19 knows that she is planning on coming. She is going to ask for a Motion to Amend the Agenda.
20 We are going to move some items around. She plans on hosting that Public Hearing when our
21 Trustee gets here, which she believes will probably be by 7:00.

22 **Motion by Trustee Byrd, second by Trustee Gibson to Amend the Agenda.**

23 **Voice Vote: All Ayes Motion Carried.**
24

25 **APPROVAL OF MINUTES:**
26

27 **Motion by Trustee Waite, second by Trustee Pennington, to Suspend with the Reading of**
28 **the Minutes of the September 19th, 2016, Special Board Meeting, and the September 26th,**
29 **2016, Board Meeting, and the October 11th, 2016, Special Board Meeting.**

30 **Voice Vote: All Ayes Motion Carried.**
31

32 **Motion by Trustee Pennington, second by Trustee Robinson to approve the Minutes of the**
33 **September 19th, 2016, Special Board Meeting, and the Minutes of the September 26th, 2016,**
34 **Board Meeting, and the October 11th, 2016, Minutes of the Special Board Meeting as**
35 **presented.**

36 **Voice Vote: All Ayes Motion Carried.**
37

38 **BILLS FOR APPROVAL:**
39

40 **Motion by Trustee Waite, second by Trustee Gibson to approve the payment of Bills for**
41 **October 24th, 2016, in the total amount of \$130,825.40.**

42 **Roll Call: Ayes (5-0) Motion Carried.**
43
44
45
46
47

1 **FINANCE:**

2
3 **Treasurer’s Report of Cash Balances – August 31, 2016** – Trustee Byrd stated that you should
4 have the Treasurer’s Report of Cash Balances for August 31st, 2016. The first page shows you
5 the 10-Banks that we currently have money in. There is a total of \$6,059,113.43. The next page
6 shows the breakdown of the General Fund and the other Funds that we have. It shows the
7 amounts in each Fund and the Interfund for each amount. It totals \$5,824,365.99. If there are any
8 questions on those Funds feel free to ask him. The General Fund Interfund is \$1,037,855.30
9 which is owed from the other Funds that are there currently.

10
11 **August 2016 Financial Statements** – Trustee Byrd stated that the last Report that he has
12 received is for the month of August. The Revenue for the month of August was higher than what
13 we expected on the Budget. The Expenses were much lower than what we expected and had
14 budgeted for. The second page gives the breakdown of the Surplus and Deficits for that month.
15 In the General Fund the Village budgeted a \$72,911.00 Surplus for the month of August. The
16 actual Surplus for the month of August was \$169,117.00. In the Water Fund the Village had
17 budgeted \$32,798.00 as a Surplus. The Surplus was \$102,162.00 in the Water Fund. In the Sewer
18 Fund the Village had budgeted \$80,645.00 as a Surplus. The actual Surplus in the Sewer Fund
19 was \$125,213.00. All three Funds were above the Budget for the month of August. This was
20 caused by an increase in Revenue and a decrease in Expenses for that month.

21
22 Trustee Byrd stated that if you look below, the Year to Date Surplus/Deficit represents four-
23 months of our Fiscal Year. In the General Fund the Village had budgeted to have a \$194,507.00
24 Deficit. The Village had a Surplus of \$88,993.00, which is approximately \$94,000.00 more than
25 what we had budgeted for. In the Water Fund the Village had budgeted a \$167,796.00 Surplus.
26 The Surplus was \$185,398.00. It is approximately \$18,000.00 higher than what the Village had
27 budgeted for the first four-months. In the Sewer Fund the Village had budgeted for a
28 \$146,710.00 Surplus. The Surplus as of those four-months is \$48,858.00. This is due to certain
29 Revenues that have not come into that Fund. We are \$96,000.00 lower than what we expected in
30 that Fund.

31
32 Trustee Byrd stated that the last page shows a graph on what was just reported to you. You
33 should have the breakdown of the Funds in your Packet. Make sure that you go through those
34 and if there are any questions feel free to ask him or Cynthia Saenz.

35
36 Trustee Pennington stated that he had a question relative to the third page, “Year to Date
37 Monthly Surplus/Deficit Comparison.” Trustee Pennington inquired of Trustee Byrd whether or
38 not that includes the encumbrances or the debt that we are covering. Trustee Byrd inquired of
39 Trustee Pennington whether or not he was referring to Bond Debt. Trustee Pennington stated that
40 he is talking about all debt which would include Bond Debt. Trustee Byrd stated that is only
41 showing you the payouts of Revenues and Expenses that pay that Bond Debt. It would not show
42 that. Trustee Pennington stated that is exclusive of the Bond Debt. Trustee Byrd stated right.
43 Trustee Pennington inquired of Trustee Byrd whether or not it shows the debt incurred in the
44 month of August on all these Funds. Trustee Byrd stated yes. It shows the payouts for the Funds.
45 It does include that. Trustee Pennington stated all right, thank you.

1 **PLANNING:**

2
3 Trustee Pennington stated that he did not have a Formal Report this evening.

4
5 **PUBLIC WORKS:**

6
7 **2016/2017 Metra Snow Removal Contract – 203rd Street Metra Parking Lot and 203rd**
8 **Street Bike Path – Approval of Bid Award and Authorization to Execute Contract –** Trustee

9 Waite stated that in your Packet you have a Snow Removal Contract for the 203rd Street Metra
10 Parking Lot and the Bike Path. It shows the number of Bids. The lowest is Top Gunn
11 Landscaping. They had the contract last season. There were absolutely no complaints. Nobody
12 slipped and fell. Nobody complained about something not getting cleaned enough. That’s how
13 we selected who we would like to give the contract to.

14
15 Village President Meyers-Martin stated that the Public Works Director is here. She inquired of
16 Mr. Landini whether or not he wanted to speak to that at all.

17
18 Mr. Landini stated that he wanted to follow-up with what Trustee Waite said. He stated that Top
19 Gunn was incredibly responsive for a call of service, and was on top of everything during
20 weather events. The recommendation is coming from him. He is fully confident that we can
21 expect the same level of professionalism moving forward with this company.

22
23 Trustee Waite stated that Director Landini as usual, gives us a very precise presentation of what
24 is going on in Public Works.

25
26 Village President Meyers-Martin stated that because she takes that train at that Train Station she
27 is always on the phone with Mr. Landini when the people do not show up, and when they do not
28 clean as they should. Mr. Landini stated yes. Village President Meyers-Martin stated that she has
29 every confidence that Top Gunn will do the job. (Trustee Hudson arrived at 6:47 P.M.)

30 **Motion by Trustee Waite, second by Trustee Robinson to Accept the Bid Recommendation**
31 **as Prepared by Jim Landini, Public Works Director, for the 203rd Street Metra Parking**
32 **Lot and the 203rd Street Bike Path for Calendar Year 2016/2017 to Top Gunn Landscaping**
33 **in the amount not to Exceed \$24,100.00, which represents the Lowest and Best Bid;**
34 **Meeting all Specifications as Required Under this Project; Authorize the Village President**
35 **to Execute all Contractual Documents therein.**

36
37 Trustee Waite stated that the highest Bid was \$53,000.00. The second highest was \$44,000.00.
38 The closest one was \$26,500.00. They definitely came in as the leader, and also the fact that they
39 did such a good job.

40 **Roll Call: Ayes (5-0) (Trustee Hudson Abstained) Motion Carried.**

41
42 (Trustee Hudson abstained because she wasn’t present for the entire presentation).

1 **PUBLIC SAFETY:**

2
3 **Thank you Letter from Resident – Officer Barry and Corporal Lopez** – Trustee Gibson
4 stated that she has a short Report this evening. She has one Information Only Report. Trustee
5 Gibson stated that it has been a pleasure to find out this information about two of our officers.
6

7 The Department received a thank you letter from Dr. Luke Pascale of 2701 Country Club Drive
8 in reference to the actions of Officer Sean Barry and Corporal Steve Lopez.
9

10 Corporal Lopez and Officer Barry were assigned to a 9-1-1 hang-up call from SouthCom on
11 October 14, 2016 at Dr. Pascale’s residence.
12

13 Upon arrival at Dr. Pascale’s residence, Corporal Lopez and Officer Barry spoke with Dr.
14 Pascale and learned that the 9-1-1 call was dialed in error and that everything was alright at the
15 residence. Of equal importance was the fact that Corporal Lopez and Officer Barry took the time
16 to speak with Dr. Pascale, putting his mind at ease about dialing 9-1-1.
17

18 The actions of Corporal Lopez and Officer Barry were a positive reflection on the Department
19 and the commitment to the community demonstrated by all members of the Olympia Fields
20 Police Department.
21

22 Dr. Pascale indicated in his thank you letter that he was impressed by the quick response
23 provided by our officers and wished to thank Corporal Lopez and Officer Barry and the members
24 of the Department for their service. Dr. Pascale has been a resident of Olympia Fields since
25 1957.
26

27 Corporal Lopez and Officer Barry should be recognized and commended for their actions during
28 this incident.
29

30 Trustee Gibson stated that she is sure that we will be positive about putting this kind of reference
31 into their personnel folder.
32

33 Trustee Gibson read the letter that Dr. Pascale wrote: “Dear John Krull, Chief of Police, I made a
34 telephone call to my daughter today. But I must have hit 911 because of my arthritic index finger
35 when dialing. I proceeded to call SouthCom to correct it. To my surprise within a minimal period
36 of time a policeman was at my front door and one was at my side door. They asked if we needed
37 help. They were Officer Barry and Officer Lopez. These men were so attentive, concerned and
38 courteous. I explained what must have happened and displayed my deformed finger, and we all
39 had a big laugh.
40

41 The point of this letter is to say how my family and I are so pleased and delighted to know the
42 rapid response and protection our Village Police provide the citizens of Olympia Fields. Thank
43 you Police Department of Olympia Fields and Administration, Dr. Luke R. Pascale.”
44

45 Trustee Waite stated that Dr. Pascale is a friend and a neighbor of his. He is a very busy guy
46 because he is a heart surgeon. He has been a heart surgeon for a very long time. Last year his
47 wife, Elsie, passed away. He continues to go on with his life. She passed away after 10 children.

1 All 10 of which were fathered by Dr. Pascale. Trustee Waite assumes they were. They are a big
2 family and long-time residents of Olympia Fields. He is a very charming person. If you ever met
3 him you would think you met a new friend instantly because he is that kind of person. His wife
4 Elsie was even more outgoing. Trustee Waite stated that he and Dr. Pascale had something in
5 common and that is that they both married above themselves. It is a shame that Elsie is gone.

6
7 **COMMUNICATIONS & PETITIONS:**
8

9 Village President Meyers-Martin opened Communications & Petitions at 6:52 P.M.

10
11 Village President Meyers-Martin stated that before she moves to have our Village Attorney, John
12 Murphey, speak she will move to Communications and Petitions. This is the segment of the
13 Agenda where the audience has the ability to address the Board. She asks that if you do so, you
14 take a microphone and you state your name. We will open Communications and Petitions right
15 now. This is before our Public Hearing.

16
17 Mrs. Janice Thomas stated “Good Evening Neighbors, Trustees and Madam President:

18
19 Tonight on behalf of homeowners of Olympia Fields, we are here to address our fragile financial
20 state caused by poor Administration; resulting in failure to deliver on our trust and requirement
21 for high quality Return on Investment through sustainable economic growth.

22
23 When analytics compare our Village to comparable neighboring towns we clearly see that our
24 economic development activity has been merely situational, instead of strategic and scalable.

25
26 We are here tonight to ask for your leadership action to intervene to change course while we still
27 can protect the reputation and economic future of Olympia Fields.

28
29 Our chief concerns tonight are:

30
31 Lack of confidence in Village management acting as a successful broker of our requirement for
32 delivering high quality economic development opportunity.

33
34 Threat to property value due to growing interest in sub prime real estate.

35
36 | Lack of early transparency ~~of contractual obligations from Village Administration~~ resulting in
37 hampering of duty of thorough Board review and timely feedback from residents.

38
39 While other communities are enjoying high end investments such as Whole Foods, dealerships,
40 and technology incubators, we endure unwanted cell phone towers, expensive TIF supported big
41 box stores, and the threat of Section 8 Affordable Housing.

42
43 The following presentations will provide professional and specific analysis of the Village
44 Budgets revealing unnecessary management deficiencies resulting in risk and the need for more
45 accountability.unprecedented risk and the immediate need for an Executive Closed Session to
46 discuss change of course and non-renewal of the contract of chief personnel responsible for the
47 Village Administration.”

1
2 Trustee Waite inquired of Mrs. Thomas whether or not she has a background in finance. Mrs.
3 Thomas stated that she is not here to debate that with him. Trustee Waite stated that he wants to
4 know where she gets her information.
5
6 Village President Meyers-Martin stated to Trustee Waite that this is not the time for the Board to
7 respond. This is Public Comment. Trustee Waite stated that he is sorry. He apologizes.
8
9 Mr. Sterling Burke stated that he does have a background in finance. He has spent probably two
10 and a half months along with people doing an Audit in looking at your audited financials. What
11 Mr. Burke and a number of other people have actually found is that the Village has gone from
12 about \$2,000,000.00 in debt to about \$15.7 Million in debt since 2008. We have Bonds and loan
13 payments that are roughly \$1.5 Million. This is eating into our overall General Fund and we have
14 to pay these dollars. The Police Pension alone is \$1,000,000.00. That is putting a burden on the
15 Village. Grants and Capital Projects since 2008 have a total of \$14.2 Million, and there was
16 \$39,000,000.00 in new possible projects that was supposed to be funded by the 1% Sales Tax.
17 There is no way in the world that you can payoff that debt. He stated that 1% Sales Tax equates
18 according to your own numbers roughly \$735,000.00. It would take 52, 53-years to pay off.
19
20 Mr. Burke stated that salaries for the Village have grown 52% since 2008. The police which all
21 of us really respect, we have one of the lowest crime rates in the southern suburbs. The actual
22 expenses for the Police Department have gone from \$2.9 Million to over \$4.3 Million. That does
23 not include the two new police officers that we have hired to police Wal-Mart or the new
24 Hospital that will be going in. There are some financial things that we have grave concerns about
25 and Olympia Fields has dug a pretty deep hole. We need to do something about fixing it. A lot of
26 these back door deals with TIF's and other things like taxes that are really not necessarily
27 addressing all these issues.
28
29 Trustee Waite stated that he objects. Village President Meyers-Martin banged the gavel and
30 stated Trustee Waite. Trustee Waite stated back door deals. We don't deal with back door deals.
31 Village President Meyers-Martin banged the gavel and stated Trustee Waite, please. Trustee
32 Waite stated that when he is being insulted he doesn't expect to sit and listen to it without a
33 response.
34
35 Mr. Pat Collier stated that he has been here for maybe 20, 25-years. He served 15-years as the
36 President of his Homeowners Association. He stated that he, along with Stoney, feels the same
37 way. "I'm scared." He is scared that our Village is deteriorating to a state where we won't be
38 able to exist. And we are deteriorating there because of the financial decisions that have been
39 made in keeping our Village alive. As Stony said, we have gone from \$2,000,000.00 to
40 \$15,000,000.00. We can't continue like that. He is scared. Mr. Collier inquired what are you
41 guys going to do. We know that we are overspending. We've added two police. We've added
42 four employees. What, if anything, are we doing to hold our expenses down? We are constantly
43 overspending our Budget. That's why we are \$13,000,000.00 in the hole. So what are you going
44 to do?
45
46 Mr. Collier stated a couple of examples. 1. Is misdirection. His understanding is that the 1%
47 increase was initially a Resolution to the Board. A Resolution that we increase it 1% so that we

1 could pay for infrastructure. Now, it is being voted on as a law. That's kind of like misdirection
2 | you start off as a Resolution, you start up and you wind up as a law. He alluded to the TIF's,
3 Affordable Housing, and the lack of Economic Development. His understanding is that people
4 were hired specifically to do Economic Development for the Village. What he would like to see
5 is some examples of the Economic Development that they have brought to the Village. In the 15-
6 years more than he has been here, the only thing we brought in is a Wal-Mart and a Dollar Store.
7 He stated for a Village like us that is just not enough. His question is what are you going to do.
8 Where's our long-term planning? Where is our economic planning? Why are citizens like us not
9 included in the economic planning? We get the message after everything is said and done, and
10 never having to put input in. That's not fair. Basically what he is saying to the Board and to the
11 citizens is, "I'm scared." His house is now only worth half of what he paid for. If we are not
12 going to do something more fiscal and handle our situation better, where are we going?
13

14 Mr. Charles Durley stated that he has resided in this Village for 22-years. Webster's Dictionary
15 defines "Trust as assured reliance on character, ability, strength, truth of someone or something.
16 One in which confidence is placed." He has heard so often at Board Meetings about transparency
17 of the Village of Olympia Fields. So again, the definition of that is "free from pretense or
18 deceit." We feel that both these bedrocks of our government have been violated. The
19 transparency was so despicably needed this phrase rings hollow. It relates to how "we" as the
20 Village residents have not been privy to the interworking of how the management or the
21 fiduciary responsibilities have been violated. He as a resident accepts some of the responsibility
22 of where we find ourselves. Because he has assumed all was fine in spite of seeing suspicious
23 activities over the years. His grandfather told him as a young boy that assumption will make an
24 ass out of you. So don't assume, get the facts. This is exactly what we have attempted to do with
25 what was available to us with many hours of combing through subtext of information and
26 Freedom of Information Requests. The following examples that have been given are why we are
27 here today.
28

29 Mr. Durley stated a couple of more examples: The Grand Plans and Projects have not improved
30 our housing values, our living standard, such as cell phone towers, proposal of Affordable
31 Housing, Wal-Mart, The Dollar Store, and our Town Center, most of which we have rejected.
32 We still have no public access on TV to the Public Meetings. The Minutes are reviewed by
33 Administration prior to approval. Who will be back to you when you call up here? A lot of
34 residents indicated that no one ever gets back to them. The Village closes at 3:00 with the
35 exception of Thursday. Most residents return to this Village after 5:00 P.M. after working
36 downtown. Go to the Village Website. It is suppose to be updated. The last payment of Bills was
37 done in June of 2016 that is on the Website. He stated being disingenuous by giving residents a
38 false appearance of providing simple frankness through the use of consultants to overwhelm the
39 Board and the public. The use of hiring a consultant is not a reflection in the General Budget, but
40 it is approved under Consent Agenda. He stated handing out No Bid Contracts with no minority
41 participation. Never ending projects totaling Millions spent or budgeted on non-prioritized Grant
42 driven projects. No formal Impact Analysis reviewing the money spent on Events, Projects, and
43 Studies. We are now being asked to fund a second major Tax Referendum in eight-years for
44 infrastructure again. We've done this once before. We deserve and demand answers to the
45 information being presented, some seen and most unseen. That it is costing the residents
46 enormous outlays of money will be on the lives of most of the people in this audience this
47 evening. The management style has turned our community into a second-class enterprise and a

1 laughing stock of what we present ourselves to be. We need people who earn their living in this
2 community to live among us, and have shared interest and sacrifice. We do not have confidence
3 in our Manager and respectfully surrender that this contract not be renewed or extended prior to
4 the expiration date. Enough is enough.
5

6 Mr. Kelvin Oliver stated that he is the former Village Board Trustee. As a former Village Trustee
7 he sat next to former Trustee, Shirley Nale. Shirley Nale was a Liaison for the Human Resource
8 Committee. Her Committee worked on a number of initiatives: To improve the front office
9 culture and the service to the residents. Shortly before the Police Department became unionized,
10 Shirley Nale and her HR Committee worked feverishly on a Human Resource Policy and
11 Procedures Manual for the Village. Month after month as you Board Members know, she
12 brought before the Board information about the closure of this Policy and Procedures Manual for
13 the Village. But month after month it just kept laboring on why it was never brought before the
14 Board. He stated that to his knowledge that Procedures Manual is still not done. In fact, most
15 recently it was said that it was suppose to go before the Village Attorney for review. To this date,
16 as far as he is aware, that Village Policy and Procedure has not yet been developed. Why is that
17 important? Mr. Oliver stated for years there has not been a Performance Evaluation of anyone in
18 this Village Administration from top to bottom. No one who works for the Village, can you
19 imagine that gets a performance evaluation. He doesn't know how many of you guys can get
20 away with that, but he can't.
21

22 Mrs. Wynette Head stated that she can't get a raise without a Performance Review. Mr. Oliver
23 stated let him go into that. He stated including our Administrator, there is no Performance
24 Evaluation, and yet pay increases for all staff were provided across the board, irrespective of
25 exemplary employees versus something less. The fact is salaries have increased 52% in eight-
26 years, not including the Police Department. Speaking of which, there was a loss of \$40,000.00
27 from the Police Department. No one to his knowledge was prosecuted. He stated that two
28 employees were dismissed. One won a Wrongful Termination Lawsuit of \$676,000.00. He stated
29 that within weeks before asking for a 1% tax increase that will raise \$735,000.00, four new
30 employees were hired, two police officers, a Deputy Finance Director at nearly \$100,000.00, and
31 a new clerk at \$50,000.00. If you are trying to show the public fiscal responsibility, how would
32 you do this?
33

34 Mrs. Andrea Townson stated that she and her husband have been residents of Olympia Fields for
35 almost 17-years. She stated following up with Kelvin, she just wanted to give you some
36 additional examples of what we consider to be continual mismanagement of this Village.
37 Specifically, what we like to call "Back door Tax Increases" starting with water and sewer bills,
38 overhead transfer to the General Fund of about \$885,000.00 that should have been used and was
39 proposed to be used on infrastructure. The creation of SSA's or Special Service Areas targeted
40 taxes on individual neighborhoods for Village responsibilities. That is an attempt to have the
41 citizens pay for services that traditionally should already be paid for by tax dollars that the
42 residents already paid to the Village. The Red Light Camera Program which is a "me too" thing.
43 Everybody else does it so why not do it here too? She stated the attempted implementation of
44 vehicle stickers. As we know that was stopped. She believes it is still floating around in the ether
45 somewhere. Mrs. Townson stated consideration of Garbage Billing through the Village of
46 Olympia Fields. She doesn't think that she has in 10-years of formally being a head of the
47 Homeowners Association that anybody has complained about the service that we have now.

1 Finally, Asset Forfeiture Program used to finance Village Hall and police activities via seizure of
2 resident and non-resident property. She doesn't believe that we have been given a full and
3 measured accounting of how that program works and how it ultimately benefits anybody other
4 than the staff at Village Hall.

5
6 Mrs. Beverly Sokol stated that she resides at 10 Wysteria Drive in Olympia Fields. Trustee
7 Waite inquired of Mrs. Sokol how long she has lived in Olympia Fields. Mrs. Sokol stated that
8 we have lived in Olympia Fields since 1963. She has seen many changes that she considers
9 positive. All of these negative comments that we have heard tonight, it seems to her that there are
10 so many reasons why we have a AAA Bond Rating. By members of the audience, no we don't.
11 We lost it. Mrs. Sokol inquired where are we. Administrator Mekarski stated that it is a AA+.
12 Mrs. Sokol inquired how many Municipalities in the south suburbs have a AA Bond Rating.
13 Trustee Waite stated zero. He stated that none of them have a AAA Bond Rating. Village
14 President Meyers-Martin stated Trustee Waite. Mrs. Sokol stated so no other Municipality in the
15 south suburbs has a AA Bond Rating. That's because we are doing things so poorly, right?
16 Because we cannot manage the funds. Because we have a Village Manager that has brought in
17 Millions of Dollars in Grants. How terrible. Why would we keep a Village Manager that brings
18 in Millions of Dollars in Grants? We've got to get rid of someone like that. Because we have a
19 Police Department that is the envy of every Municipality, why would we keep a Police Captain
20 like that? That's ridiculous. Why should we do national searches to find the best people to do the
21 jobs that have to be done? This is ridiculous. Why do we do all these things? We are the "Jewel
22 of the South Suburbs." What is wrong with you people? If you are not happy in Olympia Fields
23 find another Municipality that will please you and do all the things that you feel are positive.

24
25 Village President Meyers-Martin banged the gavel. Let her finish her statement. Please!

26
27 Mrs. Sokol stated that this is so demeaning. She has listened to all of you, and she continues to
28 listen to all of you. She would like to have the respect that she feels she deserves. A woman in
29 the audience stated that you are supposed to talk to the Board.

30
31 Village President Meyers-Martin stated excuse me. This is not a baseball game where you get to
32 cheer or boo. She is making a statement just as you have the opportunity to make a statement.
33 She would appreciate if we could have some silence. Let her complete her statement. If you have
34 a rebuttal during this public commentary you are welcome to come forward. But none of this
35 chatter while someone is speaking. Please!

36
37 A gentleman in the audience stated the comment "you people" that's very insulting. Village
38 President Meyers-Martin stated wait, excuse me. The same gentleman in the audience stated she
39 said "you people." He said as an African-American he finds it very insulting.

40
41 Mrs. Sokol stated that she is sorry if you interpret that that way. Another gentleman in the
42 audience stated that is what you said. Mrs. Sokol stated that she has been involved since 1963 in
43 bringing people together. Her record speaks for itself in terms of diversity. She was one of the
44 founding members of Healing Racism Chicago Southland. If you want her credentials, and you
45 want her to go further she will go further because there are many more events. She organized
46 Hands Across Southland, brought out 8,000 people to celebrate our diversity. She thinks that

1 speaks for her deepest feelings and she loves living in Olympia Fields because of the diversity
2 that she has experienced. (Trustee Waite clapped).
3 Mrs. Sokol stated that the other thing that she wanted to bring up is the fact that there was a
4 presentation made by professionals on the reasoning behind the 1% Non-Home Rule Tax. They
5 went out 30-years. This was not something that just came up in a month. They went out 30-years
6 to show why this Village with 90-year old infrastructure needs to have that increase. She wasn't
7 onboard at first when she heard Wal-Mart. Why aren't we getting Class "A.?" But she is
8 onboard. She has been over to Wal-Mart. She has shopped at Wal-Mart. Do you realize that 90%
9 of the people who will be paying that 1% tax increase are non-residents of Olympia Fields? So
10 we will have \$175,000.00 coming in to our Treasury. That is more than we had when we had the
11 automobile agencies. She stated that she could go on and on with positive things. She will stop
12 now. She wanted to say that there are many people who appreciate our Board, who appreciate
13 our Village Administrator, our Mayor, the Trustees. These are people giving so much of their
14 time, and their heart, and their integrity. Their integrity and their honesty. They are not going to
15 retire and fly off to LaLa Land and go to Paris because of the money they are making here. This
16 is a civic duty that they are performing. She stated that she is very grateful to all of you. She
17 stated to those of you in the audience who feel positively, please come forward sometime. It is
18 important that we energize our Administration not to put them down. Thank you very much for
19 listening. Trustee Waite thanked Mrs. Sokol.

20

21 Mr. McKenley Wilson stated that he has lived in the Village since 1996. He just has a couple of
22 questions. Trustee Waite inquired of Mr. Wilson what his background is.

23

24 Village President Meyers-Martin stated Trustee Waite, please!

25

26 Mr. Wilson stated that's okay. He stated that his background is he is a Senior Vice President at
27 Wells Fargo. He runs the Investment Division for the Midwest. He has nine States under his
28 jurisdiction and about 5,800 Financial Consultants under his direct rule. He stated that being a
29 numbers guy, his question is he has been over to Wal-Mart a couple of times. He keeps hearing
30 these figures that 90% of the shoppers are not Olympia Fields residents. He would like to know
31 where that figure came from because in the numerous amounts of times that he has been over to
32 Wal-Mart no one has asked him where he lives, no one has asked him his zip code. He would
33 like to see some verification on where that 90% came from. Thank you.

34

35 Village President Meyers-Martin stated that we will let you speak. She stated that David has the
36 explanation on how we came up with that figure.

37

38 Mr. Alfredo Arceo stated that he has lived in the Olympia Fields area for 13, 14-years. He stated
39 that when he moved into Olympia Fields he came with the intent to stay for three or four-years
40 until his kids graduated from Marian. As time went by he fell in love with the neighborhood,
41 with the area, with the community. He sees a lot of division among our neighbors. We are kind
42 of divided in the way we see things. That is not what he considers our community. He thinks we
43 are better than that. He thinks that we can make a difference in our community when we find the
44 solutions, and the solutions come from us. It's a community when we come together. If there's
45 an elected official, and he is sorry to say this, but no disrespect to anyone, if there is a Board
46 Member or someone that you do not agree with, your voice is your vote. Come November,
47 December on he doesn't think we have anybody up for election. But down the road then take the

1 step and do what you think is right. He will stand here as kind of an outsider. Obviously, he
2 doesn't get involved with any of the politics. He kind of makes his own decisions as to how he
3 sees things, and he tries to be a member of the community. He hopes that you can appreciate
4 that. He thinks that together we can make a difference. Let's find a way where we can do it
5 better.

6
7 Mr. Arceo stated that he cares so much about the elderly. He knows that our community is up in
8 age. When we hear about taxes going up, the cost of our water delivery to every home in
9 Olympia Fields it's getting expensive. People on a fixed income it is a problem for them. He
10 doesn't mind paying his fair share. He remembers when he moved in he paid a water bill of
11 \$59.00 he believes at that time. Now it is up to 300 and some dollars. A lot of the people here he
12 would imagine are on a fixed income, or the majority of the people that live in Olympia Fields.
13 He stated tell me how that is something that we can justify to our community, to our elders. That
14 is something that we have to approach, fight, and fix. He doesn't know how we are going to do
15 it. That is a big issue. He is sorry. That really upsets him. He works his butt off just like most
16 people. But someone with a fixed income paying \$200.00, \$300.00 for water to get delivered to
17 their home he thinks it is insane. Thank you.

18
19 Mrs. Sharon Eubanks-Polk stated that she moved to the south suburbs in 1989 to Flossmoor.
20 During her time of residency there she scouted around. She found a vacant lot that she really
21 thought was most gorgeous. She built her home on it and moved in in 1994. She found the
22 Village of Olympia Fields to be much more welcoming, and friendly, and neighborly. She has
23 enjoyed it and the beauty of the Village. However, she is distressed with some of the things that
24 are going on in the Village. She has dedicated her life to public service, to community things that
25 have gone on. She is very guilty of not standing before this Board, or being really involved in
26 this community because she is quite involved in Chicago. The Englewood Health Center at 63rd
27 and Lowe was a project that she personally spearheaded and got to come. It now has a senior
28 facility associated with it. She has been very active in the Kenwood Community there. She was a
29 member of the TIF Board there, The Cottage Grove TIF. If any of you go to the city you can see
30 the progress of that.

31
32 Mrs. Eubanks-Polk stated under Toni Preckwinkle who was then alderman has now become our
33 President of our Cook County Board, Toni spread a wide net among people in that community.
34 Mrs. Preckwinkle said that she wanted to do a TIF, and she wants an Advisory Council, because
35 she wants transparency and she wants the ability for people to feel like they've been involved
36 and they are getting what they want in the community. In addition to that, a very detailed
37 questionnaire went throughout the community and was returned where people put on that piece
38 of paper what they wanted to come to their community. That was our task then to bring it there.
39 Anyone who knows that community knows that it was called "The Bucket of Blood." It is no
40 longer "The Bucket of Blood." Through this, with every developer who came to the community
41 wishing to develop they had an RFP, a "Request for Proposal" that stated what they wanted to
42 do, how they planned to do it, how it was going to impact the community, and we had many
43 more than a "Preferred Developer." That just indicates when she reads through the paperwork
44 here a decision has been made and you are just looking for a rubber stamp. There needs to be
45 competition for what promises to come to this Village. But it will never come if you do not have
46 that type of competition.

47

1 Mrs. Eubanks-Polk stated that she looked over the Agreement for the cell phone tower while she
2 was sitting here. She went online at home earlier trying to figure out what were the details of it.
3 One thing that she sees that is kind of curious to her because it looks like the cell phone people
4 did an eminent domain against the Village. Normally, an eminent domain comes from a
5 Municipality to try to get land to do what you want to do. Never has she seen a lawsuit where it
6 has been reversed. And then all of these sorts of things in there, we had to sue to even have a
7 decent voice in this and yet we are paying the legal fees. There were negotiations that went on.
8 But there was no negotiation to try to relieve the Village of some of its expenses of what has
9 happened. She is looking to the Board. She is very busy. She is a developer. She developed on
10 the Drexel Boulevard block in Chicago between 51st Street which is known as Hyde Park
11 Boulevard and 35th Street. She was the first developer to develop on that Boulevard in 75-years.
12 She came out of that with her shirt and with her reputation, and something that is a complement
13 to the community. She does not want to live in a community where we have thrown up our
14 hands, given up, we take everything. In her golden years with her gray hair, she just doesn't want
15 to have to be bothered with it. She has four children all of whom are successful. Her youngest
16 daughter went to Marian. She sat on Marian's Advisory Board for six-years. If you want to know
17 about her ask the Sisters over there. They know who she is. In sitting on that Board they
18 entertained things about what was going to come to this community too. And it just plain did not
19 happen. She says to this body, we do have to find a way because we have to have transparency.
20 We have to have communications. This big document on this lawsuit it appears has already been
21 settled. It just needs signatures. It was discussed she sees at one time. It is no way to present to
22 the taxpayers here and say, "Here. This is this. These are our Minutes and we approve them. We
23 are the only ones who really see the figures. The rest of you don't need to see it. They said it was
24 okay and you have to trust them." It is just not the way to do business if you want something
25 open, transparent, productive. We have very intelligent people in this Village. People who have
26 moved here for this purpose. She wants all of you to ask yourselves this: How many of your
27 children have opted to come back and make their homes in this Village? That's a big question to
28 ask. The question is why. Because they get on the Internet and they search, and they see what the
29 School System looks like and a lot of the other things.

30
31 Mrs. Eubanks-Polk stated that her taxes have gone from \$6,000.00 when she moved here to
32 \$22,000.00 a year. What does she have to show for it? You understand? She would like some
33 answers. She wants to know where her money is going. She appreciates what you have done. But
34 something has to happen. We say we do not have a Policy Manual. We do not have reviews. We
35 are flying by the seats of our pants and that needs to stop. Thank you. (There was a round of
36 applause).

37
38 Mr. Lee Langon stated that he wants to comment and report. He requested an investigation of a
39 violation of Village Ethics Codes by Village employees. He is requesting the Village Ethics
40 Officer to review, investigate, and render findings regarding two e-mails that appeared to be in
41 violation of the following: Village Policy, Article 7, Governmental Ethics Section 2-301 and
42 Section 2-302 prohibiting political activities. This is a critical national and local election period
43 with an important Referendum Vote. The voting rights of Olympia Fields citizens must be
44 protected. Employee activities must be managed to insure Ethics Code Violations do not bias the
45 voting process. He is appalled that management allowed this to happen when our Policies are
46 crystal clear. "Employees while on official duty are prohibited from engaging, or utilizing

1 | Village resources in political activities that campaign for or against a Referendum question.” He
2 | ~~stated that this type of mismanagement just cannot continue.~~
3 |
4 |

5 | Mr. Burke stated that you heard a lot from people who are very, very concerned. This is not, and
6 | has not been aimed at the Board at all. We want the Board to understand that we feel that some
7 | of the things that you have been told, and some of the things that you have been given, are done
8 | in such a way at the last minute and you have not always had all the time to go through and
9 | understand everything that is going on. He stated for that reason, we are not looking at the Board,
10 | or throwing darts at the Board itself. You, as our elected officials, are the ones that are
11 | accountable as the gentleman said earlier to us as voters.
12 |

13 | Mr. Burke stated that our Village Administrator is the one who is hired by the Board and should
14 | be evaluated by the Board. ~~Some of the things that have been done were things that were done to~~
15 | ~~take care of those people who don't live here.~~ The consultants that work for the Village Manager,
16 | some of the Grants that we have heard about that we have gotten as a result of work done by the
17 | Village Manager, were things that those consultants get paid. There are no line items in your
18 | General Fund Budget that calls out Robinson, Teska, or other people. ~~Yet you are paying out~~
19 | ~~money to those Consulting Firms that act as a consultant for the Village Manager. Rarely, do you~~
20 | ~~ever see our Village Manager come and present anything at any meeting without a lawyer,~~
21 | ~~Teska, or Robinson.~~ We have Department Heads who make \$100,000.00 a year that defer to
22 | these consultants, yet they are generating revenue for themselves. One case in point, and he just
23 | can't understand this for the life of him how a Village of 2.9 square miles has undertaken and
24 | gotten a \$4.1 Million Grant to lower and widen Vollmer Road that is owned by Cook County,
25 | just to do a Study. So you got that money from someplace. Who is getting paid that money? You
26 | can say all you want about how we're going to do this. He stated that 95% of the people going up
27 | and down Vollmer Road don't even live in this Village. He stated for us to spend \$4.1 Million,
28 | or to have budgeted that kind of dollars to do something that is owned by Cook County, that is a
29 | lot more money than we would be getting from the 1% Sales Tax Increase. That is just an
30 | example.
31 |

32 | Mr. Burke stated that we have done TIF's that are setup in such a way that we are supposed to
33 | have a developer that's looking for business opportunities for us. Has the Board as a whole seen
34 | any prospect list that you go to on a weekly, monthly, or every six-month basis that says here is
35 | all the potential people that we think could go into any of these places that are TIF's? He doesn't
36 | think that you have seen it. We are spending money on projects that consultants get paid on.
37 | They are not on our payroll. They are not in a line item in our Budget. They did over \$6.8
38 | Million over the last five, six, seven-years where they have been paid by Grants. Those Grants
39 | don't always necessarily come back to us. If water and sewer are the things that we want to go
40 | out and get an increase for 1%, he thinks that we should have those consultants go find the
41 | money to pay for those things instead of them doing projects really that are not the number one
42 | priority.
43 |

44 | Mr. Burke stated that he would like to make a closing statement here. Olympia Fields is a
45 | wonderful place and community to live in. He actually loves this Village. He stated like Miss
46 | Polk, he has not been paying attention. It is only in the last five-months that he started to really
47 | pay attention. He assumed the people who we've elected were doing all the things they were

1 | suppose to do. But the people that we have elected have too heavily depended upon our Village
2 | Manager to do things. ~~Mr. Burke stated that in his opinion the Village Manager has not only~~
3 | ~~misled the public, but he has misled many of the Board Members.~~ He loves this community. If
4 | we did not believe that, we would not have made the greatest, single investment in our lives
5 | buying and living in Olympia Fields. This is a Village made up of very dedicated, successful
6 | people. Our residents include people who are entrepreneurs, lawyers, doctors, educators,
7 | consultants, bankers, and very civic-minded people. This chorus of very successful residents has
8 | become more aware of ~~the overwhelming evidence of mismanagement by our Village~~
9 | ~~Administrator matters such as . They are appalled at~~ the increasing number of Back Door Tax
10 | Increases like red light cameras.

11 |
12 | Mr. Burke stated that he is the President of The Greens Subdivision. He has people who have
13 | \$1500.00 water bills. It is just he and his wife and theirs is \$380.00 for just the two of them. He
14 | has a whole lot of people who are in the \$1,000.00 range. That's a big jump as the gentleman
15 | said earlier from \$35.00, \$40.00, \$50.00. That's the Back Door Tax Increase. The money that
16 | went in the 2016/2017 Budget, there is \$850,000.00 being taken out of the Water and Sewer
17 | Fund and put into the General Fund. That money is greater than the 1% tax increase that you
18 | want to do. Now somebody moved those numbers around to balance the General Fund. But the
19 | money came from the very Fund that we are trying to do a tax increase to pay for infrastructure.
20 | Let me finish. People are appalled at the increase in the Back Door Tax Increases, and lack of
21 | transparency associated with the growing Village financial issues. Olympia Fields debt has
22 | grown as he said before from \$2,000,000.00 to over \$15.7 Million since 2008. ~~O We have~~
23 | ~~entrusted our Village reputation and image in the hands of an outsourced Administration where~~
24 | ~~95% do not live in our Village. These~~ outsiders are managing our money and determining our
25 | destiny all without any consequences. They are not elected people like the Board is. They have
26 | misled the public and the Board of Trustees. A lack of accountability to the taxpayers and
27 | residents has resulted in programs and policies that reward those that have no stake in Olympia
28 | Fields other than being paid people. ~~Mr. Burke pointed to programs e. The Administrator has~~
29 | ~~further violated the residents' trust by pursuing financial programs~~ that have grouped us with the
30 | likes of Chicago Heights, Ford Heights, and other blighted and economically depressed
31 | communities. We are in an Enterprise Zone with Ford Heights. He can't understand for the life
32 | of him why we would be put into an Enterprise Zone with Ford Heights and Chicago Heights. He
33 | stated that Flossmoor and Homewood are not. When Wal-Mart was going in Homewood, Wal-
34 | Mart did not get a TIF. Meijer did not get any TIF money. We have TIF money that went to Wal-
35 | Mart that takes our tax money and puts it into a General Obligation Bond and holds it for 23-
36 | years. We are going to give money to Wal-Mart to come and use the Village of Olympia Fields
37 | as a prestige address for them to sell stuff to people who live in Chicago Heights and other
38 | places.

39 |
40 | Mr. Burke stated the Dollar Store is not what he calls a Class "A" organization. We have a
41 | Dollar Store sign right underneath the Village of Olympia Fields sign on the corner of Western
42 | and Route 30. Who made that decision he doesn't know. People on the Zoning Committee didn't
43 | make that decision. That is not taking care of our image at all. The Village of Olympia Fields is
44 | much better than this. ~~Public trust has further been damaged when the Administrator as we said~~
45 | ~~earlier, hired four people who just weeks prior asking for a 1% Sales Tax increase. In 10 years~~
46 | ~~our Administrator has presided over the mismanagement of issues which demonstrates that he~~
47 | ~~does not have the residents, community, or our property values as his highest priority.~~ He stated

1 for these and other reasons we have lost all trust and confidence in the Village Administrator.
2 We are asking that by the next Board Meeting, the Board of Trustees to whom the Administrator
3 is directly accountable, give him notice that his contract will not be renewed. (There was a round
4 of applause).

5
6 Village President Meyers-Martin stated let me just talk about Vollmer Road for a minute. The
7 Village of Olympia Fields is not paying any money for the engineering that is taking place on
8 Vollmer Road. Village President Meyers-Martin stated that she called the meeting of 39
9 stakeholders involved in Vollmer Road, so not only Cook County. It is a Cook County Road.
10 IDOT was present. The Village of Flossmoor was present because we share that corridor.
11 Representatives from Senator Durbin's Office, Senator Kirk's Office, Congresswoman Kelly's
12 Office, from Metra, and CSX Railroad were there. She stated if you have over 400 hits to a
13 bridge, isn't it reasonable to think that the integrity of that bridge may have been compromised,
14 and therefore needs to be addressed. And any time that there is a strike at that bridge, or a near
15 strike where you get an 18-wheeler down close to the bridge and then they can't get out, traffic is
16 tied up for hours. She is sure that you have experienced that. We then have to call out emergency
17 ESDA to direct traffic. Our police officers have to spend an exorbitant amount of time directing
18 traffic there. And as she has said so many times to so many entities, whether it is Cook County,
19 the State, do we really want a fatality to happen at that bridge before we do something. So yes, as
20 a result of that Stakeholder Meeting, Cook County, IDOT, and Robinson Engineering, came up
21 with a \$1,000,000.00 Grant to do Phase I of Engineering to figure out what is going to be the
22 final resolution to fixing that problem. That has been happening for over 30-years. Our Police
23 Chief gathered statistics that in a three-year span, there were over 700 near misses or incidents at
24 that bridge, over 700, and over 400 actual strikes to the bridge.

25
26 Village President Meyers-Martin stated that is a major thoroughfare that goes through Olympia
27 Fields. It is one of the few ways to get from east to west. That is something that needed to be
28 addressed. She stated anybody that would criticize the fact that we had to take a look at that, she
29 doesn't think that you have all of the facts. She doesn't think that you are looking clearly at the
30 issue. We are not paying money. We are getting a Grant which we are not paying any money.
31 She has been going to D.C. for years to lobby and work with a lobbyist to get discretionary
32 dollars to bring back to this community. That is why we have been able to do so many things
33 without asking the residents for property tax increases or any back door taxes because we have
34 been able to bring Millions of Dollars in Grants back to do some of this work. She just couldn't
35 let the Vollmer Road comment go. The Mayor of Flossmoor was under a bridge when the truck
36 hit it. He came to her and said that he nearly died today. She stated that when those trucks hit that
37 bridge all of their merchandise spills out. You have steel beams that come out and struck a car
38 with two teenagers in it. It nearly missed her this much from decapitating her. And you want us
39 to just turn away and not try to address that. She can't believe that someone would bring Vollmer
40 Road up. As she said, it is an important project that needs to be addressed. She would really hate
41 to see that someone was killed when we know that's something that needs to be addressed.

42
43 Trustee Waite stated that open and transparent is not two words that you normally hear in a
44 sentence with Cook County. When you say that we are not open and transparent and Cook
45 County is, you are not living in this world.

46
47 Village President Meyers-Martin stated that she just had to speak to the Vollmer Road comment.

1
2 Mrs. Sandra Finley stated that it is kind of cool Madam President that you did talk about your
3 trips to D.C. in an effort to bring what you felt were opportunities to our community. But here's
4 the deal. She is thinking about "we" the people. If you think of yourself any reason thinking
5 model as the Senate, then we would be the House of Representatives. You cannot do what it is
6 that you intend to do that is leading our united best interests without us. We should be able to
7 speak to you whenever the forum permits it like this, without having to pass Litmus Tests, ~~and~~
8 ~~Literacy Tests~~, and have to give our credentials and our Résumés. The only credential and the
9 Résumé that we need to ever have to give is that we are your citizens. (There was a round of
10 applause). We are the residents. We are your people.
11

12 Mrs. Finley stated the very complex business of trying to figure out how to make the best
13 decisions for this golden gem of 2.9 square miles is as important to all of us as if you were trying
14 to run a massive, major state all by yourselves. We are here for that. The explanation that you
15 just gave about why you felt that you needed to go and do something about the bridge, had it
16 been something that was said to us ahead of time, you would have gotten our feedback and then
17 whatever was to be done on the other side of that would have gone with the full wind of our
18 support at your back. Our general thought is that going forward, we will do our duty and we will
19 be here. And we will respect, and expect to be respected, and follow leadership on how to best
20 serve our united investment in Olympia Fields. We are here actually in support of the Board,
21 wanting to help the Board. She doesn't know how it feels today. We elected the Board to work in
22 our best behalf but not work alone. It is our thought in looking at what we can see that our Board
23 is not being well-served like we aren't being well-served. We believe that the focus of that
24 ill-service, that miss service, that lack of making decisions in the best interest of this community
25 is actually a person who is not elected at all but an employee, the Village Administrator. You
26 have the authority. We have the responsibility to ask you to review whether or not that service is
27 as it should be at excellent levels. And if for any reason it does not deliver what it is that you
28 need in order to satisfy what we require, then we've asked you to do what companies do all the
29 time. They ask you to make another decision and tell somebody he has to go be employed
30 someplace else. You shouldn't feel criticized because we talk to you like this. Critique is our
31 right and our responsibility. Critique is different from criticizing. A united voice in an effort to
32 provide information to you all in this effort is our responsibility.
33

34 Mrs. Finley stated that she was in Washington, D.C. about two and a half weeks ago. She was
35 invited to lobby the Senate. She went to the Senate with a group of people. They talked to the
36 Senators Chiefs of Staff and people like that. You know how it goes. But we did. She was
37 invigorated. She saw people gathering from all parts of the states talking to their Legislators.
38 There were so many there they couldn't get into the Senate Offices. They had their chat in the
39 hallway. But people come out of these very small places that are their offices and that is where
40 you have your chat oftentimes. If you are really lucky, you are having a chat with somebody you
41 already met in your District. You mentioned Robin Kelly, Toni Preckwinkle; we know these
42 people and they know us. We are here to say that we are here in support of your efforts to do the
43 best job possible for the strategic future of the Economic Development of Olympia Fields. This
44 is a business meeting. We are here as business-minded people about the business of Olympia
45 Fields and all possibilities.
46

1 Mrs. Finley stated for the last time she is saying to you that we elected you because we wanted
2 you to be leading us, but you have to learn to respect the followership which is our responsibility
3 and our voices. We are saying to you right now very clearly as we possibly can, that for you to
4 do what it is that you have pledged to do, you are going to have to have a much, much better
5 quality and caliber of talent ~~on staff. in the job of Village Administrator than you have currently~~
6 ~~enjoyed.~~ That is the voice of “we” the people. The same way that we applaud you for your
7 efforts, and someday when this is all settled you are going to applaud us and say, “I’m glad they
8 were there. And I’m glad they are still here.” She stated that she wants to thank you for the time.
9

10 Trustee Waite stated so are you saying you represent all these people in this room. By a
11 gentleman in the audience, yes, yes. Village President Meyers-Martin banged the gavel and
12 stated do not respond. Trustee Waite stated you can make a comment but he can’t. Village
13 President Meyers-Martin stated yes, she can. (There was a round of applause).
14

15 The Recording Secretary, Faith, stated excuse me, Ma’am. May I have your name? Trustee
16 Pennington stated could we have your name please, Madam? Mrs. Finley stated Sandra Finley.
17 The Recording Secretary, Faith, stated thank you. Trustee Waite stated that he has not missed a
18 meeting in five-years and he has not seen Sandra Finley. A gentleman in the audience stated that
19 she was here at the last meeting. Village President Meyers-Martin banged the gavel and stated
20 Bob, please!
21

22 Mr. Langon stated that he just has to comment on this Vollmer Road thing. We all agree that the
23 Vollmer Road viaduct is an issue. It’s a serious issue and it should be addressed. However, our
24 issue is with why is a Village of 4900 residents, that’s 2.9 square miles taking a lead on a road
25 that we don’t own, on a bridge that we don’t own. The skin in the game on Vollmer Road folks,
26 it ends at that viaduct. East of that viaduct is unincorporated Cook County and the golf course.
27 We go from Crawford to that viaduct and that’s the end of our skin in the game on Vollmer
28 Road, County Road. The viaduct doesn’t belong to us. It belongs to the railroads. Our resources
29 and energies would be better spent not taking a lead on that project on something that we don’t
30 own. That is his comment and thank you.
31

32 Village President Meyers-Martin stated just as a matter of clarity, Olympia Fields is not taking
33 the lead. She called the meeting because we were spending so many resources directing traffic
34 when there were accidents, and when there were trucks hitting the bridge. She called the
35 meeting. The Village of Flossmoor, Cook County, and Olympia Fields have collaborated
36 together to figure out what the final resolution to that problem should be, could be, and when it
37 can be done. So mistakenly she guesses people believe that we took the lead. We are working
38 collaboratively with the Village of Flossmoor because we share that road, and we are working
39 with Cook County. She stated just so there is clarity. Village President Meyers-Martin stated that
40 she has always offered that if there is a question, if there is a concern, if there is a feeling of
41 negativity regarding anything that transpires in this Village, she has always made herself, as well
42 as the Trustees, as well as our staff, our Department Heads, they have been available to answer
43 questions to provide clarification, to provide facts, to provide documents.
44

45 Village President Meyers-Martin stated that there was a story that went out about how much
46 money Department Heads were making, and how many people were making over \$100,000.00.
47 The information came from a FOIA. As you all know, at least she hopes you know, that you can

1 take facts and you can twist them anyway that you want to to prove a particular point that you
2 would like to demonstrate. She went out purposely to say, “Information that you receive from
3 FOIA always needs to be put in context to what is occurring.” In that particular case there were
4 staff that were making over \$100,000.00. But as it turns out, the majority of them were making
5 that amount because there were two police officers out on workmen’s comp. The rest of the
6 officers had to pick up the slack in terms of overtime. If you are paying overtime it kills you in
7 terms of how much you are expending. We felt that it was necessary to always make sure that the
8 level of police protection, police presence in this Village was crucial. Therefore, the other
9 officers had to pick up the slack. As it turned out one of those officers ended up not even coming
10 back.

11
12 Village President Meyers-Martin stated in terms of the four people that were hired, talking about
13 staff. The Utility Clerk that was hired was a replacement for someone who was fired. That is not
14 really a new hire. The police officers that were hired, one was taking the place of another one
15 that did not come back. The second officer is our response to our due diligence to make sure that
16 Wal-Mart remains a safe and valued place to shop. Our Police Chief did his due diligence
17 checking with other towns that have Wal-Mart, what is the type of crime that you are going to
18 start to see and what that increase is going to look like, and let’s be proactive in addressing that.
19 When you have a big box like Wal-Mart there is going to be shoplifting. There is going to be
20 identity theft. There are going to be issues in the parking lot. She stated not only were we
21 preparing for Wal-Mart, but also the expansion of the St. James Emergency Room. They are
22 tripling the size of their Emergency Room because they are consolidating those two Hospitals. It
23 has been our experience both with this Chief as well as our previous Chief, that anytime you
24 have that kind of expansion of services in the Emergency Room arena you are going to have
25 issues that have to be addressed, and you have to be able to send officers that can address them.
26 We are only being proactive in terms of addressing that. She would be happy to tell anyone that
27 that had asked her that, or had asked the Board. She hosts Coffee with the Mayor every second
28 Saturday of the month in a response to be transparent, to be available for you to come in and ask
29 anything from soup to nuts. There are people that have come and they realize, and they know
30 that we talk about anything and everything at the Coffee with the Mayor. When you come here
31 and you have issues that you need addressed, whether it is Public Works, whether it is Building,
32 whether it is Administration, we address those right away because now we know. But you have
33 to tell us and then we can address it. That happens with Coffee with the Mayor all the time. If
34 they are speeding on 207th Street and the parents are concerned about their children that are
35 going to Arcadia, we then are in touch with our police so that they can address that and begin to
36 monitor speeding on that street.

37
38 Village President Meyers-Martin stated that she really appreciates the fact that you have taken
39 the time to come here, and to provide your concerns to the Board. She is sure that they appreciate
40 it too. But if, in fact, we are going to forge this great relationship, she thinks there has to be a
41 level of let’s not be disagreeable, but let’s work together. Give her the information that she needs
42 in order to address those things. That is all she asks. Give her the information and she will be
43 happy to give you the information that is in context that is accurate as opposed to something that
44 may appear to be a certain way but really is not.

45
46 Trustee Waite stated and trying to get rid of David Mekarski who does a quality job here. Village
47 President Meyers-Martin stated sir, do you want to speak? Trustee Waite stated that he would

1 like to have some input. They've been insulting the Board and insulting David Mekarski. And he
2 has done a terrific job. If you wanted to know about what was going on on Vollmer Road, you
3 would go on the Internet and you would look at the previous meetings where we have had
4 information in the Minutes on multitudes of meetings in the last several years. This isn't the first
5 time that this has been discussed. Village President Meyers-Martin banged the gavel. Trustee
6 Waite stated and two of the police officers that are over performing duties at Wal-Mart are paid
7 for by Wal-Mart. A woman in the audience stated no, they are not. Trustee Waite stated the hell
8 they are not. Village President Meyers-Martin banged the gavel and stated, Bob, Bob. Bob.
9 Trustee Waite inquired where do you get your information.

10

11 | Village President Meyers-Martin stated all right, let's stop. ~~A gentleman in the audience stated~~
12 ~~that he is out of line. Another gentleman stated he must be drunk.~~

13

14 Village President Meyers-Martin stated that as she stated before, we are not at the Cubs Game.
15 We are in a Board Room at a Board Meeting. And therefore she welcomes your comments, but
16 not yelling out comments. Please, if you want to rebut anybody or anything that has been said on
17 this dais, you have the ability to come forward with a microphone. She stated that she is not a
18 believer in chaos. She is not a believer in this type of out of control dialog. There's no need for
19 that.

20

21 Mr. Maurice Smith stated all right, calm down. He stated that he has been out here about 12-
22 years. He is retired so he doesn't really get into this kind of wrangling and all different kind of
23 stuff. We all know about eight-years ago we had a Recession, a serious Recession throughout the
24 country. Most Municipalities, Chicago, schools, everything has been affected. Housing values
25 that went down everywhere. Everybody is lauding Olympia Fields about this is a real great place
26 to live. It is losing its value. You tell the growth of a community a lot of times by the vibrance of
27 young people moving in. When you look around the room, you don't see a lot of young, 20, 30-
28 year olds working, businesses. You just see us. What's happening is taxes are real high. It's a
29 distance center for a lot of people to come here because taxes are so high. The housing stock in
30 some spots is pretty good, but in a lot of other spots it is not so good. We are not attracting a lot
31 of people. It's a fact that we don't have enough income and money to deal with expenditures.
32 Everybody is aware of that. Somebody mentioned things that escalated in price. What is
33 happening throughout the state and at universities is that administrative costs are real high. He
34 stated for some reason administrators like to take care of administrators. It just happens. Mayor
35 Rahm, all these people do that. They are in this group. And then they try to hire the best people
36 and the best this, but if you look around, Matteson, Harvey, all these other south suburban
37 places, they are cutting back and laying off. You know what I am trying to say? People can't
38 afford it. He thinks what the people are trying to get across to this Board and you Mayor, is that
39 you got to show some consideration about who you hire, how much you pay people, and then
40 you got to understand the financial difficulty we all are in all across the state. Chicago State had
41 to cut back a few things. You've got to modify. The new hires, you got to negotiate. The
42 perception that Olympia Fields is something great, we are losing that value, not only us,
43 Flossmoor, all these places. It's not the same like it use to be. Some people if they had a choice
44 would find a different spot. Now what's real great is the addition to the Hospital over there.
45 That's going to draw in people, hopefully young people. The Wal-Mart is not bad because that's
46 about all we can get across America now is Wal-Mart. He stated to be truthful about it that's the

1 only thing everybody is getting, Wal-Mart and service type of things. It is a start. It is a help. Do
2 you see what I am trying to say? He shops there. He likes it. But the thing is it's a problem.
3

4 Mr. Smith stated that another situation and he heard this because he is not real active, you got
5 Public Works and you got all these departments. A lot of those people, he hasn't done any
6 research so he is not going to say the majority, the perception is a lot of these people are making
7 decent money but they are not spending it at Wal-Mart around here because they don't live
8 around here. If the people think it's a problem, it is a problem. You and the Board should have an
9 ear to that because you serve us. We don't serve you, or you. You serve us. He doesn't keep up
10 when your term is up. He is watching the Cubs and Big Ten Football. He is not into that. He is
11 retired. He is through with all that. He has been hearing it and it is a big problem. There are a lot
12 of people that is concerned about it. When you hire a consultant to consult with people, they
13 come here they do a Study. They do a job. A lot of times they are making bank. If they are
14 making bank we want to see results. We don't want to wait forever for results. The stuff you are
15 suppose to be getting, the new housing around the Metra and all that kind of stuff that sounds
16 good. We want to see some groundbreaking so we can justify paying these consultants all this
17 money. Do you understand what I'm trying to say? That's all he is going to say. That make any
18 sense?
19

20 Mr. Fred Patterson stated that he has been around here since 1991. He has a comment about
21 Vollmer Road and the trestle and all that kind of stuff. There is a simple solution, simple. We
22 talk about the amount of money that Olympia Fields spends on police directing traffic and stuff
23 like that. The solution is Cook County Police, not Olympia Fields Police, not Flossmoor Police.
24 Cook County Police right now they have 24/7 policing in Ford Heights. They are right down the
25 street. They have cruisers. He doesn't know if you noticed, but they are starting to write tickets
26 too. Did you ever notice that? They are cruising. They are around. It's not like you have to call
27 down to 26th and California to have them come on down. Solution, do not have handsome, young
28 men like this stopping it. Call the Cook County Police to control Cook County Road property. It
29 is as simple as that. Thank you. (There was a round of applause).
30

31 Trustee Waite stated let's all go take a drive through Ford Heights tonight. Village President
32 stated, Bob. Trustee Waite stated the crime rate is way up here.
33

34 Mr. Patterson stated no, no, no, no. That's not the point. The point is that we pay our real estate
35 taxes to Cook County. You, the services, that's what the point is. Trustee Waite stated that he
36 pays them also. Village President Meyers-Martin banged the gavel. She stated Trustee Waite
37 stop responding. Trustee Waite stated you can talk all you want to talk, and you are telling us
38 that we don't have a right to say anything. Village President Meyers-Martin stated no, that we
39 are not getting into this back and forth. Trustee Waite stated okay.
40

41 Mr. Jerome Klose stated that he is listening, but he is not convinced very much from what was
42 said by anybody. He has been in Olympia Fields over 55-years. In the early days Olympia Fields
43 was about the third wealthiest area around the whole metropolitan area. Trustee Waite stated in
44 the whole country. Mr. Klose stated for income. We had a Village President who did the job
45 from his home. We had no problem with anything. He is just amazed that these so-called
46 problems exist now. He sees no future for Olympia Fields other than as a bedroom community.
47 That's the way we should look at it and not go off with any grandiose ideas like the one that was

1 proposed to put the Village Government over closer to the railroad, and spend a lot of money
2 where no one would want to go over there anyway. He is not at all sure what you mean by
3 “Economic Development.” Where is the land available to do that? You want manufacturing
4 plants in town? What do you want? He doesn’t think it is likely. He wants to live peacefully here
5 with the lowest cost possible and not come up with any great ideas by our government to spend
6 money on all kinds of infrastructure that we don’t need, particularly on 207th Street. Why were
7 all of those lights put in? Why? And the sidewalks are so narrow you can hardly go by there.
8 Those are the kinds of projects that we should not get engaged in. But the people are not even
9 told about them until after they see what is going on.

10
11 Mr. Klose stated that another gripe he has is the Village participating in that Red Light Program,
12 which to him is just full of fraud and deceit. He has gone to some of those Judgments. He looks
13 at them as a lawyer as Kangaroo Courts, despicable places. Nobody should be forced to go to
14 them. He advises the Village to get out of their contracts as fast as they can and stop using that as
15 a source of income.

16
17 Trustee Pennington inquired whether we could have your name, counsel. Mr. Klose stated,
18 Jerome Klose, Attorney At Law, K L O S E. Trustee Pennington thanked Mr. Klose. Mr. Klose
19 stated that he wants his water bill reduced too. (There was a round of applause).

20
21 Mr. Klose stated that he thinks she is absolutely right about the bridge. It was obvious as long as
22 he has been here that it should have been widened just like the one was on Lincoln Highway.
23 That was very narrow too. It’s dangerous. He doesn’t think that is much of our business in this
24 Village. It is owned by a Canadian Railroad Company now. It’s their problem and squeezing the
25 money out would be hard.

26
27 Trustee Waite stated that the Canadian Railroad is paying us fees to use those tracks. Mr. Klose
28 stated that he is not quite certain about that. Trustee Waite stated that he is. Mr. Klose stated that
29 he doesn’t think that they would want to pick up the cost for it.

30
31 Village President Meyers-Martin stated thank you, sir. She stated let me just say about the
32 sidewalk and lights on 207th Street. Again, that was conciliation between IDOT and the Village
33 because we wanted a traffic light to protect the children trying to cross to go to Tolentine Park.
34 They didn’t give us a traffic light. They gave us the Pedestrian Beacon and they gave us a
35 sidewalk, and they gave us the lights. That was their replacement for not doing a traffic light.
36 Trustee Waite stated and the stripes on the pavement.

37
38 Mr. Klose stated that he hasn’t seen any children walking up and down that sidewalk. What is all
39 the infrastructure you want to work on? He wants to know what it is. Village President Meyers-
40 Martin stated that she just knows that Senator Hutchinson tried to cross from the Old Village
41 Hall to Tolentine Park and she couldn’t do it. We feel it was because you really need a traffic
42 light there. But again, IDOT looks at pedestrian traffic and there wasn’t enough for them to
43 warrant putting a light, in spite of the fact that cars go 60-miles an hour on Governors Highway
44 and it’s very difficult for adults to get across. We were trying to be proactive in terms of
45 requesting a traffic light there. Mr. Klose stated that you won’t solve it with a traffic light. All
46 you do is stop a lot of cars. There are not enough children going back and forth to justify putting
47 a stoplight right there. Village President Meyers-Martin stated that it also would have helped cars

1 that are trying to exit from that park as well. They have trouble if they are trying to make a left-
2 hand turn. Mr. Klose stated that they have it at 203rd Street getting on the highway. That would
3 be one more down where the children go back and forth.
4

5 Mr. Klose stated what is the infrastructure you have in mind? Roads? We don't have the roads
6 that are that bad to justify a lot of expense. It seems to him the biggest cost now is all the
7 increased wages everybody in the government gets.

8 Trustee Waite stated that they haven't increased his wages. Mr. Klose stated that he doesn't
9 know what he gets paid. Trustee Waite stated nothing.
10

11 Village President Meyers-Martin stated in terms of the roads, we use to just eyeball roads. We
12 drive over them. We looked to see if they were crumbling, if there were cracks, if there were
13 lumps, if there were bumps in the road. Now because of technology it is a much more
14 sophisticated project and process that you do. There is GIS Tracking where you drive a vehicle
15 over the roads and they can measure because of the technology the level of deterioration in the
16 road. A road may look as though it's fine. When you actually use the Tracking System you find
17 that it is below 80% in terms of deterioration. If you let it get to a certain point you then end up
18 having to reconstruct the road as opposed to just paving it. Reconstructing a road is three times
19 the cost of just resurfacing. We now are privy to that information in terms of roads. There are
20 roads that are getting close to that deterioration factor and they must be addressed. Otherwise, we
21 will be in a much more costly position to have to reconstruct them. That is why roads are
22 important.
23

24 Village President Meyers-Martin stated that the infrastructure in terms of sewer is also important.
25 She stated from 2008 until now the Illinois EPA and the MWRD have gotten highly involved in
26 how Water Systems and how Sewer Systems are working in Villages. She stated things that
27 maybe you were able to patchwork to say, "Well, we will fix this, but we will wait to fix that."
28 They now are threatening you with fines because of the Clean Water Act. That is a new thing
29 that was never in place before, but now Villages have to address it. And they have to do it in a
30 timely way otherwise they are vulnerable to fines on a daily basis. Butterfield Creek is protected.
31 We now have leakage because of old pipes, old infrastructure in terms of our Sewer System. So
32 you have cracks where you are getting sewer water mixing with rainwater that is both going into
33 Butterfield Creek. You cannot have that. The EPA is watching so that you have to at least put a
34 Plan in place of how you are going to address it so that they don't distribute fines in town. It is
35 not only Olympia Fields, but all of the Villages. She works with South Suburban Mayors and
36 Managers. All of the Villages are suffering from old infrastructure. Olympia Fields dates back to
37 1927. We are going on 90-years old. The pipes and the sewer lines that were put in then do not
38 work today. They are crumbling. We were trying to do that on an implemented basis by
39 televising and Smoke Testing to see exactly where the problems are. She has gone to
40 Washington. We got a Grant, thanks to David, from the Army Corps of Engineers to address
41 some of that infrastructure in Graymoor. It is needed throughout the Village. You talk about the
42 Administration that was here long ago when we were a bedroom community, what we are
43 discovering is they didn't do their due diligence. They just kicked all of this work down the road.
44 They didn't address it. They didn't ask their residents for money. They just kicked it down the
45 road. So now we are at the point of it must be addressed now. There is no more kicking it down
46 the road.
47

1 Trustee Waite stated that we are subject to criminal prosecution, “we” as Trustees, criminal
2 prosecution if we don’t do something.
3

4 Village President Meyers-Martin stated that she realizes that is a lot of information to kind of put
5 in perspective. It is, in fact, what is occurring. That is the challenge that this Board is faced with
6 in terms of mandates not only from the State, mandates from the EPA, both U.S. and Illinois, and
7 mandates from MWRD. She stated that most people will say what does MWRD do. Now they
8 are actually investigating and researching all of the towns to make sure that they are in
9 compliance with their new guidelines. These are all new guidelines that were not in place in
10 2008.
11

12 Trustee Waite stated that we are better than 90% of the communities that they look at in terms of
13 our infrastructure.
14

15 Mr. Klose stated that you said you had \$1,000,000.00 with respect to studying that bridge.
16 Village President Meyers-Martin stated for engineering, and that is coming from the County, not
17 from us. Mr. Klose inquired what did you achieve by the Study. Village President Meyers-
18 Martin stated no, no, no. In order to address the problems that exist and to resolve them, you
19 have to do engineering in order to figure out how to do it. You are not going to be able to raise
20 that bridge. That is impossible. You have to lower the road. She stated that if you lower the road,
21 then that is going to bring drainage issues. That is going to bring issues related to ComEd, issues
22 related to Nicor Gas, issues related to water mains. All of those things run along Vollmer Road.
23 You can’t just say, “All right, well let’s lower the road.” All of those things have to be addressed
24 so that you don’t have flooding and drainage issues.
25

26 Mr. Klose stated that all you know is you have issues, but you have not solved the problem. You
27 are not taking \$1,000,000.00 to find the issues. God, anybody with his brains could see that you
28 are going to have to widen it. Almost everybody knows there are going to be electric and other
29 things along in the apron. It wouldn’t take \$1,000,000.00.
30

31 Trustee Waite inquired of Mr. Klose are you an engineer. Mr. Klose stated that he studied
32 engineering at West Virginia University. He worked with engineers in the patent intellectual
33 property area and Chicago Bridge and Iron, Inland Steel. I understand what you can see. Trustee
34 Waite stated but that doesn’t qualify you to engineer a highway.
35

36 Village President Meyers-Martin banged the gavel and stated Trustee Waite, please. Village
37 President Meyers-Martin thanked Mr. Klose. She stated we appreciate it. Mr. Klose stated you
38 think people are willing to come to Olympia Fields. Whenever he goes around they say, “No,
39 that is no place to go and live anymore.” You all are assuming it’s a great place. But the people
40 around do not consider it that. He thinks the primary problem is the schools, particularly our high
41 school as a starter. It doesn’t even show up on the list in standing anymore. His four children
42 went there and it was a great high school. But that was long ago now. If you don’t address that
43 and solve it you won’t raise the character of this Village anymore. It’s gone. Now it’s happening
44 with Homewood. It’s happening with Flossmoor.
45

46 Trustee Waite stated that none of those communities have any direct control over the School
47 Systems. Those are separate entities. Mr. Klose stated that they all relate to who wants to live

1 here. Trustee Waite stated that we have the President of the School Board for 227 sitting right
2 here.
3
4 Village President Meyers-Martin banged the gavel and stated Trustee Waite. Mr. Klose stated
5 that it was a fine school. That is one item of great importance to people who want to live close
6 here. He doesn't think it is going to be a great city again until they put an airport in. That will
7 bring the people here because it is a great way to get downtown from the airport. That is what
8 might be a salvation. He will be long dead when that happens.
9
10 Trustee Waite stated no you won't. He stated on Friday there is a meeting over at the ball field,
11 and you can go to that meeting and see what is developing as far as that airport is concerned.
12
13 Village President Meyers-Martin stated Bob. Trustee Waite stated both fields you can land a 747.
14 Village President Meyers-Martin banged the gavel. She stated Trustee Waite, please. Village
15 President Meyers-Martin thanked Mr. Klose. Trustee Waite stated Madam President, please
16 don't hammer me down. He doesn't sit here as a dumb cluck. He sits here with an opinion and
17 when people disparage. Village President Meyers-Martin stated that she asked you not to get into
18 a dialog. You are prolonging. Trustee Waite stated that you do it about every 10-minutes. Chief,
19 come arrest me.
20
21 Trustee Pennington stated let's have some civility here, ladies and gentlemen, and move on.
22
23 Mr. George Chandler stated that he is the President of the Vienna Woods Homeowners
24 Association. He stated that is going to be a tough act to follow there. He is so right on many
25 levels. We all want the Village to be a great Village. We are all in the same boat. Some of us
26 agree, and some of us don't agree on different things. He stated five or six-years ago his wife
27 said that he should be President of the Association. He said, "No." Now he is in front of you
28 guys and it is very interesting. If we are all here today, we should all go to the meeting tomorrow
29 night right here because it is going to discuss the 1% Referendum. You can get the whole story
30 about what it is, and why you need it.
31
32 Village President Meyers-Martin stated that it is Wednesday night. Mr. Chandler stated that he
33 thought it was tomorrow. Trustee Waite inquired what time is it Wednesday. Administrator
34 Mekarski stated 6:30.
35
36 Mr. Chandler stated that the more meetings he would go to, the more he would learn about what
37 really is going on in the Village. He goes to a lot of the Board Meetings. He goes to the
38 Economic Development Committee Meetings. He has had a chance to see what happens behind
39 some of the inner workings. He doesn't really know what is going on. He attends the meetings.
40 He believes the Board is passionate about trying to do a good job for the Village. He thinks Dave
41 works his butt off trying to do a good job and gets the Grants. He understands that you have to
42 do the Studies before you can get the Grants is the way he understands the process. He didn't
43 really know that. If we are going to have the streets done, the sidewalks done, and the lights
44 done, and things like that, somebody has to prove to the Grant givers that you actually need it.
45 You just can't go down there and say, "I'm the President or Village Manager; we would like to
46 have this." You have to give them a Study. If you want somebody different than whom they have
47 do it, then get somebody different. They are all going to come up with the same thing. You have

1 got to have the Study before you get the Grants. Thank you for taking care of Graymoor even
2 though he doesn't live in Graymoor. They took care of the ponds. They did some stuff with that
3 right? They spent a Million Bucks or something over there.
4

5 Trustee Pennington stated no. Mr. Chandler stated okay, that was the wrong story. He supports
6 the Board in what they do. He supports Dave. If you have a Committee with all the people that
7 live in the Village that have lots of talents and know how to do accounting, and how to run the
8 big companies and everything, he is just a local, little guy that is trying to survive through all the
9 economic times for the last 68-years. There is a lot of Committees to join so that you can assist
10 these guys and the Village, make the good decisions, or have alternate discussions about what
11 some of the various solutions are. We may not agree on everything. Let's talk about what it is
12 and the different options that are available.
13

14 Mr. Chandler stated that the water bill is not going down anywhere. It is not going to get cheaper
15 as the Mayor has said at many meetings. It is going to get more expensive. The City of Chicago
16 is going to keep raising the bills. Our infrastructure is wearing out. If you want to keep your Real
17 Estate Taxes down, if you want to keep the water bills down, at least keep them down to not as
18 high as they could be, the 1% Sales Tax is going to help relieve some of that pressure on your tax
19 bill. It's not going to make it go down a lot, but it is not going to make it go up as high. It's going
20 to be an extra \$200,000.00, \$300,000.00 a year. As more Economic Development comes to the
21 Village, it's not just Wal-Mart; it is whenever they get the plaza going across the street at the
22 Jewel and anywhere else that they are doing business in town that has to deal with non-drug
23 items and non-grocery items and stuff like that. It is going to help pay for our stuff. When
24 somebody comes from Homewood over here and they spend their money here, we will get some
25 of their 1%. He stated that if you want to go to Tinley Park and shop, if you want to go to
26 Homewood and any of these other towns that are around here, they area already charging you the
27 1% too. Right now we are at 9%. We are going to be 10% if you buy certain products. If you go
28 to any of these other towns you are at nine and three-quarters or 10, or 11. So you are paying it
29 no matter where you go. You might as well pay it here in our town. He has signs if anybody
30 wants a sign that says, "Vote for the Referendum." He has them in the trunk of his car. He will
31 be glad to stick around and give you guys a couple.
32

33 Mr. Chandler stated that last night there was a Tax Appeal Forum. Mr. Smith was here from the
34 County Appeal Board. Village President Meyers-Martin stated that it was last Thursday. Mr.
35 Chandler stated that there were like eight people here. So he guesses maybe the taxes are okay.
36 There was an e-mail sent out. It was kind of at the last minute. He filled out a Tax Appeal Form.
37 They said, "File your appeal every year." He stated even though it is a quadrennial reassessment
38 you need to file it every year anyways. That's it.
39

40 Mrs. Thomas stated again, to the Board, she is going to speak only to the Board. She is here
41 again to say that we hope: 1. That you are listening to us. She stated hearing us is one thing. But
42 we want you to listen to us. We are standing here because we are passionate about the Village of
43 Olympia Fields. We are standing here because the information that we have received is the
44 information that we have received. She stated Madam President, she thinks what you have done
45 here tonight is what should happen more. She doesn't know the format or the forum that you
46 should do it. She knows that you do coffee on Saturdays, but most of us that work on Saturdays
47 we are trying to take care of business. But you have to figure that out. What she is here to say to

1 the Board, again we are not attacking you, any of you Trustees. She is taking notes of the
2 Trustees. We want to spread the word. We are going to spread the word that there needs to be
3 change in the Village of Olympia Fields. If we are to remain the “Jewel of the south suburbs,”
4 change has to start. We hope, and she prays to God, that you are listening. We want change. And
5 change starts with one person saying something. But as you can see, the word is being spread.
6 What is being spread is we want the Trustees that we have entrusted with our confidence to listen
7 | to us and to hold the Administration~~er~~ accountable for doing the things that will benefit the
8 Village of Olympia Fields. We are not personally attacking anyone. But we are saying the time
9 has come for you to engage us in the conversation. We need the information before we walk in
10 the building. We need to know, and don’t just say it is on the Website because sometimes the
11 Website is not the most up-to-date tool to use. And take the critiques as an opportunity to start to
12 make change. When you leave here tonight we want you to have a conversation. She sees that
13 some of you are taking notes. She sees that some of you are not looking, holding your head
14 down. Maybe you are meditating. Whatever you are doing, she prays to her God. When she gets
15 on her knees she prays for the place that she lives. She prays that it sustains what it currently has.
16 She prays that we have leaders in place that are concerned about us, the taxpayers. And we don’t
17 want you to take us for granted. We want you to hear us. And we want you to take action. We
18 pray that you continue to maintain protocol on the Board when it comes to how you interact, how
19 you talk to, how you receive us when we come up as taxpayers. She is not going to debate that
20 any further. She just wants to leave you on this note to say, “Please take us serious.” She knows
21 one thing that when you pray, change will come. (There was a round of applause).

22

23 Trustee Waite stated that the average number of people that come out for these meetings is less
24 than 10. Village President Meyers-Martin banged the gavel.

25

26 Mr. Wilson stated that he spoke earlier. He believes that one of the reasons Bob asked him to
27 state his credentials is because he knows his background, and he has known me a long time.
28 What he failed to say is that he served on the Olympia Fields Finance Committee for eight-years,
29 mostly under Al Riley, and one-year under Mr. Pennington although he wasn’t very active when
30 he came onboard. He had a couple of questions.

31

32 Mr. Wilson stated that he heard a lot of talk about infrastructure, Water Systems, and sewers. He
33 stated that his water bill, the one before this one was \$800.00. Last month it was \$500.00. He
34 lives in a house with only two people he and his wife. They are empty nesters. He went to the
35 Village and talked to Public Works. They were very responsive. They said they would send
36 someone out. They came out that day. He thought maybe he had a water leak because last year it
37 was over \$1,000.00 during the same time period. They came out and took a look. He said it was
38 his toilet running. Mr. Wilson stated, “Well if it was running, then why wasn’t it \$800.00 this
39 month like it was last month.” He really didn’t have an answer. Mr. Wilson couldn’t believe that
40 one toilet that was barely running would go up so high from one month to the next and then
41 down the next month when the condition hadn’t changed. He would like to get some type of
42 answer on why the water bills are so high. He hasn’t heard that yet.

43

44 Mr. Wilson stated that the second question he has is are we making any profit off of the water.
45 Are we just buying the water coming through Oak Lawn or wherever it is coming from, and
46 paying what we owe, or is there a profit that is being made? And if there is a profit that is being

1 made, why isn't that profit going toward the water and sewer reconstruction that we supposedly
2 need?

3
4 Mr. Wilson stated that his third and final point is he heard a lot about Administrative costs and
5 Administrative salaries. He knows the Board gets very little, if anything. He knows they get
6 some expense money. He knows that is about it. His question is he has heard a lot about Mr.
7 Mekarski and his costs. He would like to ask what is Mr. Mekarski's salary, and who approves
8 that salary, and how do you go about giving raises for that salary if there are no appraisal
9 systems, or employee reviews. He stated if someone could address that, please.

10
11 Village President Meyers-Martin stated that Jim Landini would be the one that can tell you why
12 that fluctuation occurs or does not occur in terms of the water bill. She stated in terms of the
13 rates, water bills it is a proprietary account. Therefore users pay for what they use. She stated
14 what is affected by that is the rate that we are charged from Oak Lawn, because Oak Lawn is our
15 middleman between us and Chicago because we get Lake Michigan water. Chicago then passes
16 on rate increases to Oak Lawn who therefore passes it on to their users. She believes that it is 11-
17 towns that are customers of Oak Lawn. You have Orland, Tinley Park, Mokena, Oak Forest,
18 New Lenox, Country Club Hills, Matteson, and Olympia Fields. We are at the very end of the
19 pipeline. We are the smallest users in terms of water. She stated just by that mere fact you don't
20 get a lot of respect from Oak Lawn. She stated if you listen to Mayor Emanuel, he was not
21 passing on rate increases to the residents at the time. He was passing it on to all of their suburban
22 users because suburbanites do not vote for the Mayor of Chicago, so therefore he thought it was
23 very important to pass it on to the suburban users. At any given time in the last two to three-
24 years, the rate increase came down from Chicago 14%, 15%, 12%, passing it on to Oak Lawn.
25 Trustee Waite stated 20%. Village President Meyers-Martin stated then Oak Lawn tax on their
26 own costs for supplying the water to us. By the time we are dealing with it, it is already a very
27 high rate increase. Add to that, that the Village of Oak Lawn is in the midst of a \$220,000,000.00
28 rehab to their system which was long needed in terms of what their users needed.

29
30 Village President Meyers-Martin stated that what we had done because again, we don't like to
31 spend money unless we know where the money is going to come from, so in preparation for
32 those Capital Improvements that were going to be required through the Village of Oak Lawn, we
33 provided an increase to address that in preparation. She stated that we have been exploring other
34 options. We just had a meeting here today with 11-towns, Homewood, Flossmoor, South
35 Holland, Country Club Hills, Matteson, where we are looking at creating our own Water
36 Authority, which would take Oak Lawn and Chicago out of the mix. We would be in more
37 control of the water rates and be able to stabilize them if we are going to move forward with this
38 project. That is not to say that that is not a costly adventure. It is an option that we are looking at
39 so that we are not at the mercy of the City of Chicago. She stated the water would come from
40 Hammond. It is still Lake Michigan water. She believes that is preferable to us going back to
41 well water or us going to a privatized company like some towns have done, University Park
42 being one of them. They privatized their water. That company gets their water from the
43 Kankakee River. She doesn't think anybody wants to do that.

44
45 Village President Meyers-Martin stated that in order to do our due diligence to make sure that the
46 water quality remains high, and that we can stabilize the costs, we have been talking not only to
47 this conglomeration of towns about a Water Authority, we also have had conversations with the

1 City of Chicago Heights, which has also offered to provide an alternate option for us to Oak
2 Lawn. That is where the rates go.

3
4 Mr. Wilson stated that he understands the Mayor's answer. It doesn't address his question of the
5 volatility. He lives in a house where there are two people. We take showers every day and it
6 takes us whatever time. We are not spending an hour in the shower one day or 15-minutes. Our
7 water usage is pretty stable from month to month. He doesn't understand why there would be
8 such great volatility in the swings of his bill from month to month, especially when we are
9 talking \$300.00 worth of costs. He understands what she said, but that doesn't address the
10 situation. It doesn't answer his question. Why is there such volatility to where every summer or
11 this time of year his water bill shoots up 300%? He would love a \$300.00 water bill. He would
12 take anybody's \$300.00 water bill and swap his with it. That is his point, the volatility.
13 Something is going on that he can't figure it out because there is no way that his water bill
14 should be that high. We can pass on that. We don't have to spend any more time on that.

15
16 Village President Meyers-Martin stated that she was going to ask Jim Landini to speak to that. If,
17 in fact, you see these increases in the summer, let me just ask, do you water your grass?

18
19 Mr. Wilson that is the same thing he said. Mr. Wilson stated that he has not used his Sprinkler
20 System since the spring. Mr. Wilson stated that he told me it was my toilet. There is no way his
21 toilet running for the same length of time every month makes his water bill so volatile. That's
22 okay. We've addressed that.

23
24 Mr. Nate Grant stated that he has a question that is very much related to his question. Village
25 President Meyers-Martin stated that after Mr. Burke speaks we really need to get to our Public
26 Hearing.

27
28 Mr. Wilson inquired whether or not you can address the question about ~~the Administrator's~~
29 ~~salaries~~. Village President Meyers-Martin stated yes. Administrator Mekarski stated that his
30 current salary is \$165,000.00 annually. Mr. Wilson inquired how many other employees do we
31 have making over \$100,000.00. Administrator Mekarski stated that he doesn't have that at-hand.
32 Village President Meyers-Martin stated four Department Heads. A gentleman in the audience
33 stated it's 11. Village President Meyers-Martin stated that it is not 11. She tried to explain that.
34 When that information came out there were police officers whose base salary is not \$100,000.00.
35 She stated because of overtime that expanded it to that amount. She stated let me just talk about
36 increases. We do not have merit increases here. What we do is a cost of living across the board.
37 That fluctuates from year to year. Sometimes it's 1%. Sometimes it's 2%. Mr. Wilson inquired
38 whether or not it is based on inflation or CPI. What is it based on? Village President Meyers-
39 Martin stated that it is based on a conglomeration of things. However, the one-year that we
40 decided that nobody would get a raise because of the Recession, and because of the Village's
41 Budget and the finances, and that year decided we would not give a raise. That very year the
42 police unionized and we spent much more money having to deal with attorneys and having to
43 negotiate in order to do the union. Our philosophy has been to keep everybody stable because we
44 did not want any more creation of unions. She stated that David and the other Department Heads
45 are then subject to that cost of living increase whatever that may be. It fluctuates from 1%, 2%,
46 sometimes two and a half percent. The Finance Committee reviews that in terms of rate increase
47 and the Board votes on it during the Budget Cycle. Mr. Wilson stated thank you.

1
2 Mr. Grant stated that his water bill is around 300 and some dollars. He has been here in the
3 Village over 10-years. There are two of us. We are empty nesters. The kids come over once in a
4 while. He would like to know that fluctuation. If his is \$800.00 and mine is \$300.00 and we are
5 in the same Village, there's a shower and toilet it shouldn't be that much. He is just asking the
6 question.
7
8 Trustee Waite stated that he has a leak someplace and he's talking to the Director of Public
9 Works.
10
11 Mr. Grant stated on the salary, from the figures he got off of your information that you have on
12 the Website, the salary that he looked at for the Administrator was \$167,500.00, \$25,000.00 in
13 benefits, and \$6,000.00 in a car allowance. That's what he saw. He also saw from 2005 or 2006,
14 and he will bring it in the next time, he is not just dreaming up this stuff. Mr. Mekarski had a
15 raise from \$36,000.00 when he started part-time with no benefits to \$167,000.00, \$25,000.00 in
16 benefits and a \$6,000.00 car allowance. One year it went from \$100,000.00 to \$99,000.00 and
17 then back up to \$126,000.00 in an increment based on your figures every year.
18
19 Mrs. Doris Langon stated that her biggest concern and what is most serious and sensitive to her
20 is the day-to-day management of this Village. She is concerned about the allegations that there is
21 no HR Policy implemented the fact that there are no Performance Appraisals. We constantly hear
22 concerns about problems with our School Districts, and we could not run a School District or a
23 school without basic HR procedures. She is very concerned. She knows much of our Budget is
24 personnel. She hears this issue now about avoiding a union. She is concerned about how people
25 are managed day-to-day. She is concerned about how they are hired. Is there a vetting process?
26 She recommends that we have some kind of Plan in place so that residents can get some priority
27 so that diversity can be addressed in this Village. She is also concerned at how are they operating
28 if there is no HR procedure. On a day-to-day basis, who manages who? She would like some
29 response to that.
30
31 Village President Meyers-Martin stated that there is an HR Policy in place. She stated whoever
32 was speaking to the fact that the Policy had not been provided to them, the updates to the Policy
33 have been going through an extended period of time. There is one in place. In terms of updating
34 it and making it more relevant in terms of new laws and new mandates that have come down,
35 that is what the process is currently taking place.
36
37 Mrs. Langon inquired of Village President Meyers-Martin whether or not staff members here
38 have job descriptions. Village President Meyers-Martin stated yes. Mrs. Langon inquired of
39 Village President Meyers-Martin who monitors that. How do you have a job description and not
40 a Performance Appraisal? Village President Meyers-Martin stated that we have a job description
41 through the Department Heads. If, in fact, there is a Public Works employee that is to be hired,
42 then the Public Works Director would provide to the Committee, and there is a Committee that
43 vets the candidates that come in, what skill sets are needed, what experience is needed, what
44 salary should be offered. All of those things come from the Department Head. The Committee
45 then reviews those things. We do reach out to residents through our Presidents Association,
46 through the Web, through our Channel 4 if, in fact, there is a position that is available at the
47 Village of Olympia Fields. The other thing that she thinks has been left out of the conversation is

1 that in our Village and most Villages, the jobs are quite desirable. You will have people that
2 come and they are here for 25, 30-years before they retire. There is not a lot of turnover, or a lot
3 of opportunity for hiring. It just so happened that this year there was an employee that was fired.
4 There was an employee that died. There was an employee that was hurt and had to retire
5 prematurely. So there were some opportunities. Our former Public Works Director was here for
6 31-years. The Police Chief had been here over 20-years. There is not a lot of turnover. We have,
7 in fact, had discussions about ways to address diversity as well as residents.
8 Mrs. Langon stated that her question is day-to-day operations. She inquired whether or not the
9 employees have probationary periods. Village President Meyers-Martin stated that they do. Mrs.
10 Langon inquired whether or not they are evaluated at the end of their probationary period.
11 Village President Meyers-Martin stated yes. Mrs. Langon stated but if there is no Performance
12 Appraisal.

13
14 Administrator Mekarski stated that there is a lot of misinformation. There is an Employee
15 Appraisal System. The Chief of Police regularly appraises all of his employees. Public Works
16 does the same. Finance does the same. There's a lot of misinformation that has been
17 communicated. He stated if he could just give two-minutes of comments because obviously he
18 can't comment to two-hours of comments that were given tonight. He would love to have that
19 opportunity. Administrator Mekarski stated that he has been your Village Administrator for 11-
20 years. Each and every day he puts in 100% of his energies, 100% of his heart, 100% of his
21 passion, 100% of his tenacity to fight for the best of this Village, to fight for some of the civil
22 injustice that is done not only to this community, but to the region as a whole, to fight for our
23 Economic Development and our position in the region. He is very, very proud, very proud of this
24 Board's accomplishments over the last 11-years. He believes that the Village of Olympia Fields
25 is recognized. If you go to the Mayors and Managers Meetings of 44-communities, you will see
26 that while we are a community of 5,000 we are recognized as one of the leaders in the region. Of
27 all the individuals here that expressed their appreciation for your comments, he is most
28 appreciative, because he has a reverence for Democracy. He has a motto in his office. You can
29 ask his Department Heads or his employees, he tells them each and every day, "Remember who
30 pays your salary. It's not me. It's not the Village President. It's not the Board of Trustees. It's
31 that person on the other side of the window. It's the person on the other end of the phone. It's the
32 folks at all the Town Hall Meetings." He understands that there may be frustration and concerns,
33 and maybe there might be a difference of our recommendations. That's good. That's healthy.
34 That's what makes a Democracy strong. That's what makes the Village strong. All he asks is that
35 you give him an opportunity to come to your Homeowners Association, to come to a coffee,
36 possibly to set up some strategy sessions where we can talk about water billing, sanitary sewer
37 billing. We can talk about a Capital Improvement Program. We can talk about our Grants and
38 aids. He would welcome to have a one-on-one. He stated that any of the Departments will tell
39 you that if a citizen comes in, no matter what he is doing, if they want to spend some time with
40 him in the conference room and go in detail about any program or initiative he will take that
41 time. He stated because he is doing your work. If he is not doing your work to the best of his
42 abilities he is failing. Clearly he is humble tonight. He is humble tonight because he has failed
43 you in communication. He has failed the Board in communication, because obviously he has not
44 done his best in communicating one of the best records of Public Policy and Public
45 Administration in the State of Illinois. You need to hear that. He stated that he doesn't make a
46 single decision. It's the Mayor and the Board that make the decision on behalf of you. He is
47 proud of every single decision this Mayor and this Board has passed, and proud of every decision

1 that the previous Board and the Board Members passed. He stated that he sees a lot of new faces
2 in the audience that he doesn't see on a regular basis. There are about 10 people in this audience
3 that come to the meetings on a weekly basis. They come to our Town Hall Meetings. They come
4 to our Public Hearings. He stated pull them aside. They may not be coming to the podium, but if
5 you pull them aside they will tell you about his character. They will tell you about his
6 professionalism. They will tell you about his integrity. He is working your work. He failed you.
7 Give him a chance to communicate with you and spend some time to talk about our initiatives
8 and our programs, and he is convinced that once you give him that opportunity whether it is at a
9 coffee, or a neighborhood meeting, that you are going to be just as proud. You are going to be as
10 proud as every single member on this Board, and also proud as the people that know him and
11 know of the Board. He stated thank you for coming tonight. Thank you for giving him
12 constructive criticism. He will do his best to be the best. That is what he strives for each and
13 every day.

14

15 Mrs. Langon stated that she is still concerned. She hears a former Trustee sharing concerns about
16 personnel. She knows that is the bread and butter of any organization. She would like to see
17 some real changes in that. She stated one reason because of the numbers and what are they
18 doing. Do they have desk audits? What are these people doing in our Village? How are they
19 adding value? When she hears that the number of staff has gone up so high, she hears that they
20 are not monitored, evaluated.

21

22 Administrator Mekarski stated they are being evaluated. And the number of staff has not gone
23 up. He stated invite me to your Homeowners Association, invite me into your living room, he
24 will be happy to answer your questions as long as you would like him to stay and he will bring
25 his entire team.

26

27 Trustee Waite stated that you spent several years as a consultant and were heavily involved in
28 227, the High School District, 227. Mrs. Langon stated 100-days. Trustee Waite inquired of Mrs.
29 Langon what she accomplished in those 100-days that improved the High School District. Mrs.
30 Langon stated okay. Mr. Langon stated, "Tell them Honey." Trustee Waite stated you can't
31 criticize us. Mrs. Langon stated that she is not criticizing. She stated that's the problem. Did you
32 not hear them say "critique?" Mrs. Langon stated that what she accomplished was to re-stabilize
33 that District. And you can go to the State Board and find evidence to reflect that. But anytime
34 somebody comes up, it's not that we are being divisive. It's not that we are being criticizing. She
35 is concerned about the day-to-day operation of this community. She is concerned about her home
36 value. She is concerned about Economic Development. Mrs. Langon stated to come and talk is
37 not that we are being divisive. This is her role as a citizen and as a taxpayer in Olympia Fields.
38 So don't ask her what she accomplished.

39

40 Village President Meyers-Martin banged the gavel and stated Trustee Waite please refrain from
41 further comment. We are trying to close out this segment of the Agenda so we can get to the
42 Public Hearing which we still have to do. She stated Mr. Collier and then we will close Public
43 Comment.

44

45 Mr. Collier stated that he has to say this, and he has to say this because he is black. He thinks that
46 we have tiptoed around it for long enough. He would be remiss as a black man if he didn't bring
47 out one of the real heartaches that we have. Currently, our community is over 75% black. But if

1 you walk in our Administrative Office you are going to find that we are 80% white. This is why
2 we question whether or not you can't hire someone from our community. The question is can't
3 you hire someone that's black. You just indicated that you hired four new employees, two police
4 and two office staff. Were any of those black?

5
6 Village President Meyers-Martin stated yes. Mr. Collier inquired how many were black. Trustee
7 Pennington stated one. Mr. Collier stated out of four people you hired one black person, yet our
8 community is 75% black. That is one thing that bothers all of us. Now people haven't said it, but
9 that's a problem. That is one reason Doris was questioning what your Human Resources Policies
10 were. Because we have to feel that there's some black people who apply for those jobs and don't
11 get them. And if they don't apply for them, why are they not told about them? Why do they not
12 know about them? If you said that no blacks applied, then therein lies another problem. We are
13 75% black. But if you walk in that Administrative Office you don't see it. If you look at this
14 audience out here what do you see? You see black people, okay. What he is saying, he doesn't
15 know what they are saying, he wants to see some more black people employed. He wants to see
16 some black police stop us. He wants to see black Administrative people in this Village.

17
18 Village President Meyers-Martin stated that we have black police officers. Mr. Collier stated that
19 on a ratio of 75% black, we are way behind. That's a problem that black people have dealt with
20 for a long time. This is 2016 and we are still under-served. (There was a round of applause).

21
22 Village President Meyers-Martin closed Communications & Petitions at 9:08 P.M.

23
24 **Continuance of the September 19, 2016, Public Hearing to Consider a Proposed Consent**
25 **Judgment in the Case of Central States Tower III, LLC v. Village of Olympia Fields, No.**
26 **2016 CV 07984, currently pending in U.S. District Court** – Village President Meyers-Martin
27 stated that brings us to the Public Hearing. She stated that before she actually opens the Public
28 Hearing for testimony she is going to ask John Murphey who is our Village Attorney just to
29 preface what the Board will be reviewing and voting on this evening.

30
31 Mr. John Murphey stated that we had a lengthy Public Hearing on the Proposed Settlement of the
32 Cell Tower Case on September 19th. At the conclusion of the Public Hearing on September 19th,
33 he requested that the matter remain open because there were some open issues being negotiated
34 in the Settlement Agreement that he thought needed to be worked through before he would
35 recommend that the matter be voted on by the Board. Those three matters were making sure in
36 the Agreement there was a commitment to the construction of a Monopine structure. As we
37 talked about at the last Public Hearing, a "Monopine" is a tower that is disguised to look like a
38 pine tree. Secondly, he thought we needed much more detail and certainty as to the specifics of
39 the shrouding which would be the Monopine. Third, he thought we needed to have more security
40 to secure the removal of the structure in the event the tower was to be abandoned.

41
42 Mr. Murphey stated that in the month since the Public Hearing, those issues have been addressed
43 in the Proposed Consent Order and the Ordinance which would authorize the Special Use. In
44 particular, the Agreement now has specific dimensions for the shrouding of the tower by way of
45 what is called "Simulated Branches." The tower has a maximum height of 110-feet. The
46 Agreement now provides that from top to bottom the shrouding with the simulated branches will
47 be at least 50-feet-nine-inches. On a percentage basis what that means is, the top 45% of the

1 structure will now have the specific Monopine appearance with the simulated branches and the
2 like. He thinks that is important particularly for the residents living directly east because their
3 view will be primarily of the upper reaches of the structure, and now those upper reaches will all
4 have the simulated branching which is important. Secondly, we added language to the
5 Agreement that in the event the operator decides to add additional arrays, “arrays” means
6 additional locations of the little cell things that we are trying to block. The Agreement now
7 provides that if they go lower with their arrays, then the simulated branches have to go
8 correspondingly lower in order to shroud or stealth the additional improvements. Finally, as to
9 the issue of security for the removal of the structure in the event of abandonment,
10 “abandonment” is defined in the Agreement if they go out of business or they stop utilizing it, we
11 now have three forms have security. 1. The Agreement provides that as a condition of permitting,
12 they are going to have to post a Removal Bond, which essentially is a Bond with an insurance
13 company. If they don’t do it we can resort to the Bond. That is in the amount of \$20,000.00.
14 Secondly, the Agreement provides that if for one reason or another the Bond lapses, or the
15 insurance company doesn’t write those Bonds anymore, then they have to post \$20,000.00 in
16 cash. So if the question arises, “Well what happens if the Bond expires and they don’t post the
17 cash or the \$20,000.00 cash is not enough.” The answer is this is going to be approved by the
18 Judge as a Consent Judgment. The operator is obligated to the Village to remove the tower on
19 abandonment come hell or high water. So in the event the Bond lapses or they don’t post a
20 Bond, we can go into Court to get a Court Order to require removal, and the Agreement provides
21 on top of that, if we have to do that and if the Court orders the removal of the tower finding that
22 Central States is in violation of the Agreement, they in addition have to pay our attorneys fees.
23 On the issue of abandonment, he believes that we have a triple layer of security in the event this
24 structure is abandoned. A Demolition Bond is going to be posted now. If a Demolition Bond,
25 Removal Bond lapses, they have to post cash. If they don’t post the cash we go in front of the
26 Judge and get a Court Order to that affect. He believes that the Revised Consent Agreement
27 which the Board will be asked to vote on addressed three issues that were outstanding at the
28 conclusion of the September 19th Public Hearing. He would be happy to answer any questions
29 first from the Board and then from the public.
30

31 Village President Meyers-Martin stated just for clarity for Board Members, it has been suggested
32 and/or recommended that we might fight this Consent Agreement.
33

34 Mr. Murphey stated that this will be kind of a repeat of what we talked about last month. We are
35 dealing not with a traditional Zoning Case, but with a Zoning Case brought under what is called,
36 “The Telecommunications Act.” The Telecommunications Act is a very pro-ownership, or
37 pro-cell tower law. What is the reason for that? He guesses to some extent the reason for that is
38 because society is demanding more and more wireless. The law is an effort, which is a law from
39 Congress to accommodate that to facilitating the construction of these devices. Secondly, the law
40 provides that if a local zoning authority, meaning the “Village Board” as the ultimate authority,
41 denies an Application, it must be based on two-things, what’s called “Substantial evidence,” and
42 secondly in a written record. He stated going back some months when the Application came in,
43 the Plan Commission conducted a Public Hearing on the matter. It was continued. The Village
44 Board authorized the expenditure of money for an Independent Appraiser to make a
45 determination as to whether the presence of this cell tower will have an adverse impact on nearby
46 property values. The result of the Independent Appraisal was that there would be no adverse
47 impact. Secondly, during the course of the Public Hearings none of the immediate neighbors

1 testified in opposition to the Proposal. Finally, our Plan Commission recommended that the
2 Application be approved subject to various conditions. One of them being the Monopine and a
3 lot of other conditions dealing with perimeter landscaping and things of that nature. So if we
4 were to continue on with the litigation in this setting, first of all there would be an expense.
5 Secondly, there will be a very high probability that the developer, that the Applicant would
6 succeed. There would be certainly an adverse impact to the Village from a decision of the Court
7 approving the Original Application. That adverse impact would be they would be under no
8 obligation to do the Monopine. The Application as submitted did not include the Monopine. So
9 in essence, what we have done through negotiations, we've enhanced a case that had very little
10 likelihood of success with the Settlement Agreement that provides for State of the Art shrouding
11 or stealthing of the upper 45% of the structure so as to minimize any adverse aesthetic impact on
12 those residences particularly to the east who might otherwise be adversely affected.

13
14 Mrs. Head stated so John what she is hearing is we are getting a cell tower whether we like it or
15 not. Trustee Waite stated point of order, Madam President.

16
17 Village President Meyers-Martin asked her to hold on until we get to the Public Hearing. She
18 inquired whether or not there were any questions from the Board for John. She stated that she
19 hasn't opened the Public Hearing yet.

20
21 Trustee Pennington inquired of Mr. Murphey whether or not the photograph here showing this
22 particular model of Stealth Tower represents 45% of the coverage with this particular tower.

23
24 Mr. Murphey stated that he doesn't know because the Agreement in the Ordinance provides that
25 is conceptual. That's why he wanted the language in the Agreement to specify that percentage of
26 coverage. Trustee Pennington inquired of Mr. Murphey whether or not they could provide us
27 with any type of data on what a 45% coverage stealth tower would look like. Mr. Murphey stated
28 that it is in their Building Plans that shows it. His concern with the Plans was that it wasn't
29 dimensioned. It didn't give him certainty as to what that meant. The overall height was
30 dimensioned, but the simulated branching is not.

31
32 Trustee Pennington inquired with respect to the Bonds, he presumes they are irrevocable. Mr.
33 Murphey stated no they are revocable on 30-days Notice from the Bonding Company, but that
34 does not relieve the owner of posting a Replacement Bond. He stated so let's assume that the
35 Bond is posted by the XYZ Insurance Company and it is for an indefinite term. Sometimes you
36 see in the Letter of Credit it is for a one-year term. This is for an indefinite term, but it is
37 revocable for whatever reason the company decides, that and they have to give the Village
38 Notice. That revocation by the first company does not relieve the provider of submitting a
39 Replacement Bond. And if it doesn't, then Alternative 1 is they have to post cash. If they default
40 on that obligation, then he goes back into Court. Trustee Pennington stated that he understands.

41
42 Village President Meyers-Martin stated that she is going to open the Public Hearing which is
43 required in order to move forward with this Consent Agreement that has been proposed from
44 Central States Tower. **(Village President Meyers-Martin opened the Public Hearing at 9:24**
45 **P.M.)**

46

1 Village President Meyers-Martin stated that if you have commentary, she would ask that you
2 come forward, and take a microphone and state your name. We have had several Public Hearings
3 over the course of this process from the very beginning that Pastor Hinkle was approached and
4 he negotiated a contract with Central States Tower. Hopefully, the comments will be new, or an
5 addition to what we have already discussed in the past.
6

7 Mrs. Wynette Head stated that she is a resident of the Village. She doesn't know how new her
8 question is. She renews her question to John. Are we at a point now where we are getting a cell
9 tower no matter what? Mr. Murphey stated yes. The lawsuit has been filed. When he mentioned
10 about substantial record, it goes to the Court similar to Administrative Review. It goes on the
11 record. No new evidence, no new presentation. We don't have substantial evidence which is
12 what the law requires to turn down the Application.
13

14 Mrs. Head inquired of Mr. Murphey what an example of substantial evidence is. Mr. Murphey
15 stated a Real Estate Appraisal that would say that the presence of the cell tower where it is
16 located there on Western Avenue in the vicinity of a residential subdivision would result in a
17 diminution of property values of X percent. He believes the Village paid \$10,000.00 to hire an
18 Independent Appraiser who did a Study of comparables and comparable communities. The Study
19 came in that there is no adverse impact.
20

21 Mrs. Head stated that the residents' opinions and concerns that it would reduce property values
22 do not fall into the category of substantial evidence. Mr. Murphey stated no. He stated lay
23 opinions that are concerns that it may affect my property values are not evidence.
24

25 Village President Meyers-Martin stated that the Village reached out even before we went to the
26 consultants. We reached out to several Real Estate Agents; several appraisers to ask would they
27 be willing to come forward and testify at the Public Hearing so we did have a Public Record that
28 that condition potentially could have hurt. They all refused because in their professional life that
29 is something that would be detrimental to their reputation. That is what they expressed to us and
30 their reluctance therefore to testify. We could not get anyone agent wise, or appraiser wise, to
31 come. That is why we went to the consultants because they were not immediately negative in
32 terms of being able to do that. They were going to base their information on research and data
33 that they collected. That is, in fact, what occurred. We would have loved if someone from the
34 Planning and Zoning, anybody that had been at the Public Hearings, if they had a Real Estate
35 Agent who maybe had expressed that opinion and was willing to come forward, we certainly
36 would have welcomed them. But that did not occur in terms of our research.
37

38 Trustee Waite stated that he doesn't think that anybody from Wysteria came forward, any
39 resident from Wysteria. Trustee Gibson stated there were plenty that came forward. Village
40 President Meyers-Martin stated residents came forward, yes. Trustee Pennington stated several.
41

42 Village President Meyers-Martin stated that what would carry weight was the residents that are
43 immediately surrounding the tower, both through phone calls and written correspondence did not
44 respond. They refused to come. Mr. Murphey stated that is correct. Trustee Gibson stated that is
45 correct.
46

1 Mr. McKenley Wilson stated John you had indicated that we had some security in this. What
2 happens if the Bond expires, and the company does not put up the cash because they are going
3 through some type of Bankruptcy? Mr. Murphey stated that you are essentially a doomsday
4 scenario. Mr. Wilson stated it could happen. Stuff can happen. Mr. Murphey stated that he
5 understands. Let him back up. Three forms of security: 1. The Bond. They are obligated under
6 the Court Order to post and maintain the Bond. 2. Cash. 3. If they default on any of those
7 obligations, we get to go to Court to get a Court Order to require the removal of the structure and
8 that they pay our attorneys fees.

9
10 Mr. Murphey stated that if, during the course of that the company files for Bankruptcy, and a lot
11 of things would have to happen: The Bond would expire; They don't post cash; And they go into
12 Bankruptcy Court before we get the Court Order then we would become a creditor.

13
14 Mr. Wilson stated that most companies know what their situation is far in advance. If they
15 foresee that coming, then why wouldn't they take that path?

16
17 Mr. Murphey stated that he can't predict a Business Plan of somebody. He would think that if
18 there were big problems we would have advance notice of it. Mr. Wilson inquired of Mr.
19 Murphey how. Mr. Murphey stated for example, if you read something in the paper. Mr. Wilson
20 stated so basically we don't have the 100% security that you said we had. Mr. Murphey stated to
21 the extent that the company files for Bankruptcy, we would have to be a creditor, if everything
22 else occurred, the Bond expired, no cash to supplement, a Bankruptcy in defiance of the Court
23 Order. Mr. Wilson stated so we become a creditor. Mr. Wilson inquired of Mr. Murphey whether
24 or not it is a publicly traded company. Mr. Murphey stated no, it is privately owned. Mr. Wilson
25 inquired of Mr. Murphey where will we fall in that pecking order. A woman in the audience
26 stated pennies on the dollar. Mr. Wilson stated exactly that is what he is saying, so the security
27 could be non-existent. It is a private company so they are not obligated to turn over their
28 financials. So we have no idea if they don't voluntarily give it to the public, we have no idea
29 what their financials are.

30
31 Mr. Murphey stated that if you are talking about that sort of doomsday obligation we would have
32 to take our chances in the Bankruptcy Court. He stated that a lot of things would have to go
33 wrong before that.

34
35 Mrs. Eubanks-Polk stated that this company is incorporated in the State of Delaware, which has
36 the most liberal rules in terms of LLC's and corporations. Who owns the land where this tower is
37 being erected?

38
39 Village President Meyers-Martin stated Cathedral of Joy, Pastor Hinkle. Mrs. Eubanks-Polk
40 inquired that in order to erect it and do what we are doing; we are going to get a public easement
41 for that land. Is that correct? She stated like you would with ComEd. Mr. Murphey stated that it
42 is not a public easement. Central States has a Lease with the Cathedral of Joy. When you say a
43 "public easement," this is not a Village structure. It is a private structure. They have a Lease for a
44 small part. Mrs. Eubanks-Polk stated so they will be paying the Cathedral of Joy. Mr. Murphey
45 stated yes, ma'am.

46

1 Mrs. Eubanks-Polk inquired of Mr. Murphey that in the event of abandonment or non-
2 performance, will the land revert to the owners. Mr. Murphey stated yes, sure. They are leasing a
3 small portion of the parking lot. He stated that while these structures go up, what is needed in the
4 perimeter is not very big at all. If their Lease expires for whatever reason, it goes back to the
5 Cathedral of Joy.

6
7 Mrs. Eubanks-Polk stated that in terms of appraisal, there are several levels of appraisals. You
8 will get Market Analysis from a Real Estate Broker or something like that. You have other
9 appraisers who appraise homes. And you have MAI Appraisals which go with commercial
10 buildings and stuff. And then for something that is dealing with a Municipality that is a different
11 level of appraisal. Here again, and she would like to say we need RFP's, "Request for
12 Proposals." When that goes out and it is published then you are subject to get an appraiser who
13 would stand behind their appraisal and wouldn't be afraid to come and talk to the Village. She
14 stated thank you.

15
16 Mr. Klose stated that with respect to the evaluation of the property, one thing he would do is go
17 to the Cook County Recorder's Office because they keep records on all the sales of property. The
18 records would show what it sold for. He would want to get the tax papers as to what they paid
19 each year in taxes because that would have the assessed valuation. Those are very good starting
20 points to get some understanding. He thinks that most good appraisers could tell you whether the
21 land is going up a certain percentage each year or down. He thinks that you would get pretty
22 close to good figures on the value of the land. He stated also keep in mind if they put that
23 pinecone tower up, all of that has to be put in the Recorder's Records, any interest in land. What
24 they are getting is an easement for a limited period of time. Fee simple for the property remains
25 with the person or corporation that owns the whole land. This brings him down to the election
26 where whether or not the Cook County Recorder's Office should be merged into the Cook
27 County Clerk's Office. He hopes to God it is not, because if you go back 150-years or so, this
28 was a real trust arrangement by the State of Illinois to keep all of the records on real estate with
29 the County Recorder's Office. Those records are still very important 100-years later.

30
31 Mr. Klose stated that he was involved in a Township lawsuit over in Ottawa. The dedication
32 supposedly took place somewhere around 1858 or so. The law said that those records had to be
33 kept with the Township Clerk. And not one person in the Township had any idea what happened.
34 All they had was a ledger which had a record that there was a dedication. The Illinois Supreme
35 Court years ago said, "That's not enough. You must have the original records to establish the
36 Township rights in the road." There is so much property in Cook County, particularly Chicago.
37 He stated Billions of Dollars for real estate and to have that shifted over to the Clerk's Office
38 would be a terrible tragedy because he doesn't think they have any interest at all in preserving
39 something that old. All they want to get is money every year or so on the tax bills that they send
40 out. He hopes that you will all consider that carefully when you vote in the coming election. He
41 was over at the Recorder's Office in Ottawa. They have really fine people over there. They will
42 take you right to the original records and show you what they have. He stated but you try to do
43 that in Chicago and you don't make much progress at all, even though they are suppose to be
44 open to the public to go in with them. He would like to see Mrs. Yarbrough who he believes is a
45 black woman, held in that office and it kept open. It would benefit everybody who works with
46 real estate. He stated great, great trust by the state to hold those records. That is a real way to

1 show ownership. He stated without that you can't do much of anything. Village President
2 Meyers-Martin stated that's true. Thank you.
3
4 Mrs. Janeen Waller stated that she lives in Wysteria. You mentioned that you could not get
5 anybody from Wysteria on that particular side to say that they were not interested in the cell
6 tower.
7
8 Village President Meyers-Martin stated no, she didn't say, "We couldn't get anyone." She said
9 the homeowners that are immediately affected by the tower being practically in their backyard.
10
11 Mrs. Waller stated that one of the questions she has is that at one of the meetings because she
12 invited him, the Pastor from the Church of the Nazarene, Randy Dodd, which is the church that
13 is in Chicago Heights. Out of all the meetings and everything, they have never, ever, been
14 informed of any of the proceedings. She had to tell him about the proceedings. He came here to
15 the meeting and strongly advised that his church was against it. How come their voice is not
16 being taken into consideration about the tower?
17
18 Village President Meyers-Martin stated that she believes that he testified before the Planning and
19 Zoning so Trustee Pennington could speak to that.
20
21 Trustee Pennington stated that he did come before the Planning and Zoning Commission. He was
22 very vocal, and he was vehemently opposed to the erection of the tower, simply because of the
23 children and the possible health issues that may be derived from that. However, we have to be
24 clear that we could not use health as a compelling reason not to give the tower approval. That
25 was one of the issues that we had. But remember, this Board voted against the tower. Mrs.
26 Waller stated that she is very much aware of that. Trustee Pennington stated that this lawsuit is
27 the subsequent reaction to our denial. And with this particular Consent Judgment, this matter is
28 going to be dismissed with prejudice. We are getting much more than we would have gotten had
29 we continued on with the litigation. He stated to your point, the Church of the Nazarene's Pastor
30 did come. He was very, very vocal about not putting the tower in. Unfortunately, the other
31 residents in that primary vicinity did not come at all.
32
33 Mrs. Waller stated that she believes that a lot of the animosity that a lot of us feel has to do with
34 the Representative from Central States. He was the one that caused so much agitation, his
35 arrogance, his disregard and respect to the Village, to the people of the Village, to the Board, to
36 everybody. He caused more damage than anything.
37
38 Village President Meyers-Martin stated that she agrees with her wholeheartedly. We actually
39 expressed that to Central Towers. They kind of assured us that he would not be representing
40 them any longer because they were aware his total demeanor was very dismissive and
41 disrespectful, and as you said arrogant.
42
43 Mrs. Waller stated that some of his comments were offensive. She thinks that is why a lot of us
44 have so much anger because of how he represented the company itself. And just kind of like
45 would say anything off the cuff and then come back with, "Oh, I am just joking." She thinks that
46 has made us more angry than anything.
47

1 Mr. Carlando Owens stated that he is currently the President of the Olympia Fields East
2 Homeowners Association. His question is the cell tower was able to be constructed because there
3 was nothing in our Zoning Laws to prevent it. Are there changes that can be made to our Zoning
4 Laws to prevent future cell towers?
5

6 Village President Meyers-Martin stated let her answer on two fronts. What happened is they
7 satisfied the elements that our Ordinance requires. That's the first point of why there was no
8 really legal standing to deny, because they satisfied everything that we asked for. Secondly, yes.
9 As she said at a previous Public Hearing Meeting, the advent of cell phone towers and a lot of
10 issues that are coming before not only Olympia Fields but many Municipalities are things that
11 we never dreamed would come about. This is all as a result of the digital age where there is
12 technology and projects that maybe are unpleasant to the Municipal setting, but unless you can
13 foresee that is something that is going to come down the road you may not have addressed it in
14 your Ordinance. These Ordinances go back many, many years prior to cell phones, cell phone
15 towers, all of those things. So yes, it is the Plan that we have already scheduled reviews of our
16 existing Planning and Zoning Laws to tighten them up, to make them more resistant to projects
17 that "we", as a Board, or "we" as a Village would be resistant to. Those Plans have already
18 begun.
19

20 Trustee Waite stated tell us what the law is. Mr. Murphey stated let him finish with his follow-
21 up.
22

23 Mr. Owens stated that another question he had is how much money has been expended in trying
24 to fight the cell tower.
25

26 Village President Meyers-Martin stated before we answer that, Bill, did you want to address
27 something.
28

29 Trustee Pennington stated that he just wanted to say very quickly, the Ordinance that went in
30 regarding cell phone towers here in the Village of Olympia Fields was back in 2009, 2010.
31 That's when the first cell phone tower went up in Irons Oaks. This is the second. The Planning
32 Commission has received another request for a cell tower. The Planning Commission has denied
33 that request and the Board of Trustees has denied that request. One of the things that we are
34 concerned about, and he is sure the residents of the Village of Olympia Fields are concerned
35 about is the proliferation of cell towers coming into this area. This is one of the things that "we"
36 the Planning Commission is really looking at in terms of tightening up our Ordinances because
37 that is the last thing we want. We do not want a proliferation of cell phone towers coming into
38 the Village. He is sure that we will get some blow back from T-Mobile who is the most recent
39 communication service that wants to erect a cell phone tower. We will just have to wait and see
40 what happens when they send us their documents and Proposals. Aside from that, we are looking
41 at that and he just wanted to make that point clear to the residents here this evening.
42

43 Mr. Owens inquired what basis was the T-Mobile cell tower denied. Trustee Pennington stated
44 that it was based upon the acreage. They wanted 1.6 acres and our Ordinance calls for a
45 minimum of two-acres. So just a matter of difference caused them to not have it erected.
46

1 Mr. Owens stated that he comes to Board Meetings on a regular basis. He sees that they are
2 agreeing to the Monopine as a condition of constructing the cell tower. But they had agreed to
3 that previously. So how is what they are agreeing to now different from what they wanted
4 before?
5

6 Mr. Murphey stated the Application did not specify Monopine. They sued on their original
7 Application which did not show the Monopine. So we brought it back in.
8

9 A gentleman in the audience stated that you didn't answer the other question about how much
10 you spent on it. Village President Meyers-Martin stated that you have to have a microphone. Mr.
11 Murphey stated the question is how much was expended by the Village. Village President
12 Meyers-Martin stated \$10,000.00 for the consultant that we brought in hoping that he would
13 provide some professional evidence that we could then submit for the Court Case.
14

15 Trustee Waite inquired of Mr. Murphey what is the ballpark that you charged. Mr. Murphey
16 stated at this point it has probably been a few thousand dollars because once the lawsuit was filed
17 we went into negotiations immediately.
18

19 Mrs. Eubanks-Polk stated in terms of the Consent Decree or the Agreement that was made, it is
20 just too bad that it wasn't made a part of that Agreement that that company pay our legal
21 expenses that have taken place to-date. But what this company has done is in effect as a private
22 entity executed eminent domain which is generally a privilege of the governmental bodies. As
23 you revise our Zoning Laws and things like that, that might be something that you try to tuck in
24 there that you will not allow a private entity to execute eminent domain. And you know that this
25 has to be done with the permission of the Village. And that might be something they cannot get
26 around in Court.
27

28 Mr. Kelvin Oliver stated that he resides at 824 Tenu Court. It seems to him that when the original
29 concept of the cell phone tower was proposed, it was just a stealth tower, probably the cheapest
30 that they make. This one probably costs a lot more he imagines. There's probably some
31 additional technologies maybe, he doesn't know. He stated something that is underground or
32 something that is not even seen above ground. He is wondering if you are thinking about the
33 revision of these Zoning Ordinances if something more costly, if we are going to have to do this,
34 why should we look at a stealth tower which is the first thing you threw out at us. And now we
35 did make Agreements, we did make a request to have the tree or something that looks
36 aesthetically pleasing. Maybe there is something else too that we wouldn't even have to see since
37 we have to have them at some point in time.
38

39 Mr. Murphey thanked Mr. Oliver. Mr. Murphey stated that the original Application called for
40 zero stealthing, just a pole stuck up in the sky. He stated that he thinks maybe to go to Bill's
41 point; maybe one of the things we will look at is mandatory stealthing. The word "stealthing" it
42 is disguising it. You have seen them where they look like the trees. He has seen them mixed up
43 at Little League Ballparks and it looks like part of the lighting. He stated that he thinks maybe
44 mandatory stealthing ala simulated branching would be a good idea that they will follow-through
45 here.
46

1 Mrs. Beverly Sokol stated that she resides at 10 Wysteria Drive. Are we still asking for a brick
2 wall? Is it going to be like this? She remembers at one point we talked about a brick wall that
3 would hide some of the components. Will we have those components visible?
4

5 Mr. Murphey stated that is a prototype illustration. The Agreement requires the Monopine
6 Design. the planting of six trees along the property line; the planting of least four Evergreens,
7 minimum six-feet in height, two Red Maple Trees and a seven to eight-foot tall brick wall
8 without barbed wire around the cell tower to match the existing building. The brick work that
9 you are talking about is part of the deal.
10

11 Mrs. Sokol stated that is wonderful. She is sorry she didn't read the entire document. The other
12 thing is because she doesn't understand. She stated \$20,000.00 is the amount of money that they
13 would pay if it is not occupied within a year.
14

15 Mr. Murphey stated let me back up on that. If they abandon it, meaning they don't operate it for
16 a year, they have to take it down for whatever it cost. If they don't take it down, we will have an
17 Insurance Policy posted in the amount of \$20,000.00 which we would draw on from the
18 insurance company and then we would hire the contractor to take it down. If it turns out that the
19 costs are more than that, we go back into Court and the Judge will order it because that's part of
20 the Agreement.
21

22 Mrs. Sokol stated so we can't have an Insurance Policy for more than \$20,000.00. Mr. Murphey
23 stated that he was provided estimates of what the takedown would be. Mrs. Sokol stated that she
24 understands now. She stated thank you so much.
25

26 Mr. Burke stated that he provided to the Zoning Board a document that showed where every one
27 of Central States Towers was located. He stated and three-quarters of those towers were not
28 occupied. The gentleman who is a lawyer said you can go right to David Orr's Office he thinks it
29 was and do a research on finding out the property values that is associated with it. We spent a
30 boat load of money with Teska drawing up some stuff. We had the third party group come down
31 here and tell us. And as she indicated before they were very condescending that it was not going
32 to affect our property values. When he asked the question of the guys who did the Appraisal,
33 "Would you buy a house adjacent to the cell phone tower?" They said, "No, we wouldn't." It just
34 seems to him that we spent he is sure, more than \$2,000.00 for his services. Teska was paid
35 money as a consultant to go and put together the land layout where it is going to go. We found
36 out just now that the Church of the Nazarene, this tower is built right adjacent to them and
37 nobody ever spoke to them, all be it they are not part of Olympia Fields. This is what we mean
38 by mismanagement; where there are other things that could be done that we did not do that could
39 have done something totally different. That's how he got involved in all this stuff because he
40 started coming to these meetings about this cell phone tower. The cell phone tower he gave and a
41 number of other people gave testimony that there is other technology that you could do that
42 would render this cell phone tower obsolete. What our lawyer has done is use what was the law
43 as laid out by Congress against us to go do this. And we are right now getting ready to make a
44 financial decision based on how much it may cost us even though there is overwhelming
45 opposition by the people here. His question is this has been going on since April. We denied T-
46 Mobile the ability to put a tower up because of how much acreage. It seems to him it would be
47 real simple to just do one simple thing and that is increase the acreage that is required for a cell

1 phone tower to something that is so onerous that they could not necessarily want to do that. He
2 heard over, and over, and over that we are working on an Ordinance to address these things. Has
3 anybody in your office put out, or worked on an Ordinance that would specifically fix anything
4 that would prevent this from happening? Who started it? What was the date? And when are they
5 going to complete it?
6

7 Mr. Murphey stated that he doesn't have that information with him. Mr. Burke stated that is the
8 "I'll get back to you," that we talked about. We always hear that. "We'll get back to you with
9 that." This has been going around and around since April. If you truly wanted to stop it then you
10 can find a way to stop it. One way you can stop it is the same way you stopped T-Mobile, and
11 that is increase the acreage. Make it very costly for them to go do that.
12

13 Village President Meyers-Martin stated and certainly going forward if we're going to review and
14 revise these Ordinances that is something that we could implement. You cannot change an
15 Ordinance in the middle of the process.
16

17 Mr. Burke stated that in this case he agrees with Madam President. He is just saying this started
18 in April. You had in your back pocket that you need 2 acres to put a cell phone tower up. Why
19 did you not just go in then and put an Ordinance in place going forward at that time? He doesn't
20 think he heard anybody say anything that they have changed, or altered the Ordinance to protect
21 and insure that this will not happen again. He stated even though this horse is out of the barn,
22 you are going to make a financial decision because you don't want to go fight this anymore.
23 Actually there is nothing that we negotiated that they had already agreed to. All those meetings,
24 they basically agreed to put camouflage on it. They agreed to put gates and things around it to
25 make sure that anybody could get in and anybody could get hurt. They agreed to take it down.
26 We didn't have to spend a whole lot of money going through getting a legal document for them
27 to do that because they had already agreed to do that.
28

29 Trustee Pennington stated at the third meeting of the Planning and Zoning Commission that is
30 when those terms were agreed to that they would put up a stealth, increase the size of the wall to
31 make it a brick wall, and the other landscaping, shrubbery and trees. Yes, that was done at the
32 third meeting. Mr. Burke stated they agreed to all of those things. Trustee Pennington stated they
33 agreed at that time. Mr. Burke stated since then it has been like two or three-months that have
34 transpired and we spent time going to Court and doing a bunch of other things. He knows that
35 they responded with a lawsuit. But we just spent some more money, paying some more
36 consultants to go do some things. That's part of what the argument here is that we are spending
37 money with outside people. John McDonnell was suppose to be our guy that's doing this. But
38 he's paying money to Teska, to the third party who came in and did the evaluation, to Mr.
39 Murphey here, to go build a case to cave in at the final in opposition to what the public wants to
40 do. A very simple thing is you got something already that says two-acres, make it five-acres.
41 What are they going to do? They going to challenge us on a five-acre requirement? Not these
42 guys, but anybody else. You can stop this if you just do something with the Ordinance like right
43 now.
44

45 Trustee Waite stated why don't we make it 50-acres. Mr. Burke stated do that. Village President
46 Meyers-Martin banged the gavel she stated Bob. Trustee Gibson stated Bob, Bob, Bob, Bob, stop
47 it. Trustee Waite stated everything that has been said here is a matter of Public Record, available

1 to a Plaintiff's Attorney and he can go get it and haul it out and say, "They did that. They made it
2 that way so that we couldn't build a cell tower." And a Judge would strike it down.

3
4 A gentleman in the audience stated why don't we do like the lady over here said, put in an
5 Eminent Domain Law where they can't do it, a private company.

6
7 Trustee Waite stated that eminent domain has a group of laws in the United States of America.
8 He stated now if you want to change the Constitution and say, "Well, you can't take land away
9 from a property owner to build a water main."

10 At this time the Court Reporter interrupted due to more than one person speaking at a time. The
11 Court Reporter stated excuse me, excuse me. Hold it! Sir, excuse me, with all due respect, may I
12 please have your name for the record. Thank you.

13
14 Mr. Jody Thompson stated that he stated that there are three fail safes. Who watches to see if the
15 company abandons the property?

16
17 Mr. Murphey inquired of Trustee Pennington if he wanted to answer that. Trustee Pennington
18 stated that he was sorry. He didn't hear the question. Mr. Thompson inquired who watches, who
19 is on the watch to make sure that the company takes care of that property, that they don't
20 abandon it to apply those three fail safes. Trustee Pennington stated that our Building
21 Department will be making visits and inspections of the unit in question.

22
23 Mr. Thompson stated a lot of times homeowners abandon properties and you don't know it is
24 abandoned until way down the line. Trustee Pennington stated this is on a church property. The
25 chances of that church closing its doors he can't predict that, but he doesn't think it will happen.
26 Central States Towers will maintain the property. In terms of due diligence, and vigilance, and
27 taking a strong look at what is really going on during the course of construction and going
28 forward, that would be the responsibility of our Building Department.

29
30 Mr. Langon stated that he attended a lot of these Planning and Zoning Meetings concerning this
31 105-foot, 110-foot, 120-foot tower. The Zoning Committee decided to pass up, bring it on to the
32 Board of Trustees. The Board of Trustees voted unanimously not to move forward with this cell
33 tower after numerous testimony by the citizens of Olympia Fields. We don't want it. We were
34 willing to take the consequences if it was a lawsuit. All due respect to our Village Attorney, he
35 has told us, gave us his opinion as to we couldn't win this, but you never said anything about the
36 strategy of fighting this where there is a possibility we could win it. Maybe another attorney may
37 have a different opinion. The citizens of Olympia Fields said, "We didn't want this." You heard
38 it loud and clear. You voted unanimously. Now you want to make a deal. Mr. Langon stated that
39 he says, "We fight this thing period." Stand by your guns. Stand by your convictions. We don't
40 want this. (There was a round of applause).

41
42 Mrs. Eubanks-Polk stated one final point. She read in this Consent Judgment that the authority to
43 construct and maintain this cell tower will run with the land. She also has heard that this church
44 is not on the most stable financial grounds. If the land is foreclosed on and this runs with the
45 land, whoever is able to get that land after this church has to put up with it.

46

1 Mrs. Langon stated that the issue that she came before you before is proactivity. She doesn't
2 know, as you said this is a done deal, but proliferation. What is it that we are going to do soon to
3 prevent this from happening? She knows that there are best practices. She is sure there are other
4 Municipalities that have prevented this from occurring. She doesn't know what the language is,
5 but this needs to happen soon so that we don't have to be dealing with other Proposals. Why
6 can't they give us 20K and we put that in escrow as opposed to the other three things you are
7 talking about?

8
9 Mr. Murphey stated a Bond with a reputable insurance company is the equivalent. Mrs. Langon
10 stated yes, but these insurance companies are not as reputable as they use to be. Mr. Murphey
11 stated they are all rated, and the rating of the insurance company that is going to provide this
12 Bond is they are a quality carrier. Mrs. Langon inquired but why not escrow. Mr. Murphey stated
13 because we made the determination that the Bond satisfies us.

14
15 Mrs. Langon stated that she understands that this is a group of Trustees. We do have staff. We
16 could have staff be more proactive. She is not saying consultants. She stated somebody needs to
17 study what other Municipalities have done to prevent this from happening and to come back so
18 we can field it. It will come. We can prevent it.

19
20 Village President Meyers-Martin stated that she will speak to the due diligence in terms of
21 research of other communities. The only other communities that they were able to ascertain, and
22 that is not saying globally there wasn't some other situation, but for the towns and the research
23 that we did, what we discovered is the only towns that were able to successfully fight a cell
24 phone tower is if the structure blocked a significant view. So for instance, if you had a home and
25 it was right on the ocean and somebody put up a cell phone tower right in the middle of your
26 direct line that would be fightable in terms of Court. That is her understanding of the towns that
27 have been successful in doing that. She stated globally there may be other situations where some
28 other circumstance sufficed. She stated for our due diligence that we did, and looking into it, our
29 attorneys looking into it that is what we were able to ascertain was the successful fight of that.

30
31 Mrs. Langon stated that we know there are new technologies for cell towers. Why can't that be
32 part of our Ordinance that we don't take a structure?

33
34 Trustee Pennington stated that we are looking at new technologies. Mrs. Langon stated that the
35 issue is you have already had T-Mobile and you turned them down because of acreage. She is
36 sure they are coming back with something. She is just trying to say proactively, how quickly can
37 we get it signed, sealed, and done so that in anticipation in the spring or whatever somebody else
38 comes. She doesn't know globally. She knows that there are new technologies. She is hearing
39 now that some of these are already there. They are not active, other towers that this company has.
40 Some of these companies are really fly by night companies. Good luck in getting 20K from them
41 later on.

42
43 Administrator Mekarski stated that we are in the process of rewriting the Zoning Ordinance
44 relative to cell towers. We are under contract to rewrite the entire Zoning Ordinance. We are
45 prioritizing the cell towers immediately. It is anticipated that the drafts will probably be
46 completed sometime in November. It will go to some type of Work Session in December,
47 probably a Joint Work Session of the Planning Commission and the Board of Trustees. It will

1 probably go to the Commission formally in January and with their recommendations then
2 forwarded to this Board probably for action in March. We have a calendar made. He stated that
3 Judy Kolman, John's partner in the law firm is working on the best practices around the state.
4 We are looking at both Federal Law and State Law. He stated that Mike Hoffman is also working
5 on it as part of the Zoning Ordinance contract. We can improve the Ordinance. We can't write an
6 Ordinance outright prohibiting cell towers. Mrs. Langon stated that she understands that.
7 Administrator Mekarski stated that he believes that John can tell you that.

8
9 Mrs. Langon stated the point is in April this entity came to us as a Village. She stated the way
10 that she does business, in April she would have been relooking at her Ordinance. That is just her
11 point. In terms of those things that really impact us as citizens should be prioritized. She stated
12 cell towers, Affordable Housing, Economic Development, as you plan your staffing, your
13 expenditures, your time that is what the citizens want to happen. Here it is October you already
14 had T-Mobile. She is sure other people are coming. That is her point where there are priorities
15 we have to be proactive and tighten up these gaps and holes so that somebody else doesn't come
16 and then we are all upset again because here is a tower. Administrator Mekarski stated that he
17 agrees with her. Mrs. Langon stated something that is obsolete almost, towers.

18
19 Village President Meyers-Martin stated that we are actually working on Right-of-Way
20 Agreements now for small cells which are an alternate technology. Mrs. Langon stated okay.

21
22 Village President Meyers-Martin inquired whether or not there is any other commentary for the
23 Public Hearing. No one else wished to comment. **(Village President Meyers-Martin closed the**
24 **Public Hearing at 10:10 P.M.)**

25 **Motion by Trustee Waite second by Trustee Hudson to Approve the Consent Judgment**
26 **between the Village of Olympia Fields and Central States Tower III, LLC.**

27 **Roll Call: (Trustee Waite voted Aye) (No-4) (Trustee Hudson Abstained) Motion is**
28 **Defeated.**

29
30 Trustee Waite inquired whether we could have discussion about this. Trustee Pennington stated
31 that she asked for discussion. Village President Meyers-Martin stated that she just asked for
32 discussion. Trustee Waite stated that he doesn't think everybody realizes what a "No" vote
33 means. A No vote means we will have to obstruct what it is they want to do over here, and we'll
34 have to pay money in litigation and we are certain we are going to lose it. They've already got a
35 Judgment.

36
37 Trustee Pennington stated Robert, we do know what "No" means. We do know the consequences
38 thereof. Trustee Waite stated you don't necessarily. Trustee Pennington stated yes, we do.
39 Trustee Waite stated not everybody does. Not everybody in the audience does. Trustee
40 Pennington stated yes, he is sure they do. He is sure they do. He is sure they do.

41
42 **Ordinance #2016-17 – An Ordinance Granting a Special Use Permit Subject to Certain**
43 **Terms and Conditions (Central States Tower III, LLC/20401 Western Avenue) (First and**
44 **Second Reading) – Administrator Mekarski stated that Ordinance #2016-17 would be moot.**

45
46 **BUILDING:**
47

1 Village President Meyers-Martin stated that you weren't here. We are moving on with the
2 Agenda. She inquired of Trustee Hudson whether or not she has a Report for Building.

3
4 Trustee Hudson stated that she has no Formal Report this evening.

5
6 **HUMAN RESOURCES:**

7
8 Trustee Robinson stated that he did not have a Formal Report this evening.

9
10
11 **REPORT OF THE VILLAGE ADMINISTRATOR:**

12
13 Administrator Mekarski stated that he did not have a Formal Report this evening.

14
15 **REPORT OF THE VILLAGE PRESIDENT:**

16
17 **Ordinance #2016-16 – An Ordinance Amending Section 4-35, “Maximum Number,” of**
18 **Chapter 4, Article II, “Licenses,” of the Olympia Fields Village Code (First and Second**
19 **Reading) -** Village President Meyers-Martin stated that she was going to bring before you
20 Ordinance #2016-16, which was an Ordinance Amending Section 4-35, “Maximum Number,” of
21 Chapter 4, Article II, “Licenses.” The Petitioner could not be here this evening. She is asking for
22 a Motion to Table that to the first Meeting in November.

23 **Motion by Trustee Pennington, second by Trustee Gibson to table this to the first Meeting**
24 **in November.**

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

26
27 **Board of Trustee Committee Assignment – Trustee Howard O. Robinson as Liaison to**
28 **Human Resources, Executive Safety Committee and the Library Board –** Village President
29 Meyers-Martin stated that as part of her Committee Assignment, she would like to recommend
30 that Trustee Howard Robinson be the Liaison to Human Resources, the Executive Safety
31 Committee, and the Library Board as was Trustee Nale before him.

32 **Motion by Trustee Pennington, second by Trustee Byrd to Approve the Recommendation**
33 **that Trustee Howard Robinson be the Liaison to Human Resources, the Executive Safety**
34 **Committee, and the Library Board.**

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

36
37 **UNFINISHED BUSINESS:**

38
39 The Board did not have any Unfinished Business to discuss this evening.

40
41 **NEW BUSINESS:**

42
43 **Annual Homeowners Associations Presidents Meeting & New Resident Reception –**
44 **October 29, 2016 –** Village President Meyers-Martin stated that on October 29th we will be
45 holding our Annual Homeowners Associations Presidents Meeting and the New Residents
46 Reception. That will be held in the Board Room. It is sponsored by the Community Relations
47 Committee. It is an opportunity for us to inform new residents about Village Laws and

1 Ordinances, who the Department Heads are, and the services in town. It is very important to do
2 that, and for them to meet their Homeowners Associations Presidents. She asked that the
3 Presidents be here on October 29th for the opportunity to meet the new residents. Usually at that
4 time she distributes the monies from the Golf Outing. She has already done that.

5
6 Trustee Waite inquired of Village President Meyers-Martin whether or not she could mention the
7 Holiday Party and the date.

8
9 **Holiday Party at Olympia Fields Country Club on December 17th, 2016** – Village President
10 Meyers-Martin stated that citizens have come forward and wanted to continue the Holiday Party
11 that is normally given at the Olympia Fields Country Club. We are in support of that because the
12 residents have asked us to do that. That date is December 17th. It starts at 6:00 P.M. It is at the
13 Olympia Fields Country Club. We will be having information on the ticket prices. She stated that
14 tickets will be sold at Village Hall. Trustee Waite has been working with that group of citizens
15 and Carlando Owens as well. It is a wonderful opportunity to go to the Country Club at
16 Christmastime. It is a Village-wide, resident Holiday Party. The tickets are \$55.00. She stated for
17 a table of 10 it is \$500.00. She encouraged everyone to attend.

18
19 Trustee Gibson stated that it is imperative that the persons who hold positions such as the
20 Homeowners Associations Presidents, the Department Heads, the Trustees, as well as the Park
21 District Board, and the Library Board be present this coming Saturday. We cannot present to
22 new residents if we don't have people to present and give information on what you do, and who
23 they should contact if they need help. She is asking that you please be here at the 9 o'clock
24 meeting on October 29th.

25
26 Mr. Langon inquired whether or not he could make a comment.

27 **Motion by Trustee Pennington, second by Trustee Gibson to suspend the Rules in order to**
28 **let Mr. Langon speak.**

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

30
31 (The Rules were suspended at 10:00 P.M.)

32
33 Mr. Langon stated that he is also the Chairman of the Presidents Association of Olympia Fields.
34 We have 15 distinct neighborhoods in Olympia Fields. They all have Presidents for their
35 Homeowners Associations. We have an Association of which he is the Chairman. They would be
36 very happy to meet our new residents. However, we can't get a list of who the new residents are
37 because of Privacy Laws. He requested that the Village please send out a letter ASAP, even
38 tomorrow to these new residents so we can get their participation. Sure we will get the Presidents
39 here. We will get all of the Department Heads. We will get other people and we will be the only
40 ones here. The residents won't because we haven't had an opportunity to knock on their door,
41 ring their bell, introduce ourselves, or anything else. We need to take a look at this. As Presidents
42 of our Associations we should be privileged to this list of who is moving in and out of our
43 neighborhoods. He stated that Olympia Fields East has over 400-homes. Their President has no
44 idea who is moving in and out. Maynegaithe has 170-homes. They have no idea who is moving in
45 and out, and on and on. We don't know this unless we get this list that he assumes is generated
46 off your water bill. He stated make this list available to the Presidents so we can welcome these

1 people, so we can have them come to our meeting and introduce them to their new
2 neighborhoods.

3
4 Village President Meyers-Martin stated that she has had discussions about that because the
5 Attorney General has put those Privacy Laws in place. We certainly can't violate a resident's
6 privacy. However, if when they sign up for water, if they are willing to give a Disclaimer that
7 they don't mind that we share their name with their Homeowners Association President, she
8 would be happy to do that. Until she gets their permission to do that, it prevents us from going
9 forward that way. She talked to the Administrator about that and actually our Director of
10 Finance. We will be moving forward to see if that is something we can implement right away
11 and get that in place so when new residents sign-up they give their permission that we share their
12 names and contact information.

13
14 Trustee Waite stated that he is a member of the Olympia Fields East Homeowners Association.
15 "We," on a regular basis, would notify the keeper of the addresses of our constituents. If a new
16 person is moving in we try to have people go welcome them to the neighborhood and come out
17 to the meetings of our Homeowners Association. Did we discontinue that, Carlando? Mr. Owens
18 stated no. Trustee Waite stated so we are still doing it. Mr. Owens stated when we find out who
19 the people are. Trustee Waite stated Sam gets those. Mr. Owens stated that we only know if we
20 happen to see somebody moving in.

21
22 Village President Meyers-Martin stated that as she said previously, these are new wrinkles that
23 we never had to deal with before. Nobody was ever concerned about sharing their name when
24 they moved into a town because they welcomed people knocking on their door bringing apple
25 pies or whatever. Now, nobody relishes that. Nobody wants that intrusion. So it is something that
26 you now have to recalculate in terms of the way that you address it in order to protect their
27 privacy, but also be able to share so that the Presidents do know who is moving into their
28 subdivision.

29
30 **Problems with Squatters** - Mrs. Langon stated that she would like to speak on a more serious
31 note. In our subdivision we have had at least two squatters. She doesn't know legally what can
32 be done. She knows that they all come to get water. She would like the Board to look into ways
33 that we could identify people who are illegally living in homes. The one most recent the bank
34 just paid them 3K to leave, an infamous bank. This is an issue that she understands is happening.
35 She doesn't know what can be done. They are clearly squatters. They have their water on. She is
36 sure that they don't want us to know who they are. The point is the house just sold for an
37 incredibly low sum at auction that is going to hurt us still. These are things that need to be
38 addressed. She doesn't know what other Municipalities are doing. She knows that a lot of them
39 buy places. We can't afford to do that yet like Oak Brook. It is an issue here.

40
41 Administrator Mekarski stated that he would be happy to look into that. Mrs. Langon stated
42 thank you. She is sure that other subdivisions have the same issue. Mr. Langon stated that the
43 address is 3105 Hermes. It sold at auction for \$166,000.00. It is a 3700-foot square home and it
44 is nine-years old. Mrs. Langon stated that there have been two sets of squatters in it since the
45 original owners left. Mr. Langon stated that a Real Estate Investor bought it out of San Jose,
46 California.

47

1 Mr. Burke stated that he was going through some files. He has been the President and the
2 Treasurer of The Greens for 15-years. He was going through some old files. He found a letter
3 from Linzey and Toi Hutchinson that lists all the houses in Olympia Fields that were for sale. It
4 came from the Village. They were tracking them. Why don't we get a letter like that to let us
5 know? We have had squatters in The Greens. He stated because people are keeping an eye out
6 we have run them out. The person had to go to the people who were listing the houses. They
7 said, "We are not going to have these people in here. Don't let them get these keys." Our Police
8 Department and our Liaison person does a pretty good job of going around and kind of keeping
9 track when we call. He thinks that we need to have an official policy or program that not only
10 keeps track of the 65 houses in foreclosure so we can do something collectively to try to keep our
11 property values up, but also help keep these squatters out. The other thing is in the meeting that
12 we had with the Presidents, there were a number of people that were talking about Group Homes.
13 People are buying or renting homes around the Village. When we call the Village about it they
14 refer people back to the Homeowners Association to look at our By-Laws. He thinks that this is
15 another thing we could put into our Ordinances to insure that we don't have these independent
16 Group Homes that is popping up.

17

18 Trustee Waite stated that the law is you cannot keep out Group Homes. That's the law. We have
19 a Group Home in OFEHA. They are some of the best neighbors we've got. If a piece of paper is
20 out in the front yard they rush out and pick it up because they don't want any complaints coming
21 in.

22

23 Mr. Burke stated that he is just offering a suggestion. It would be helpful if we had a Village-
24 wide Program, not only helping to keep track of the houses that are in foreclosure, and maybe
25 have a Marketing Program. George has been very supportive of the things that the Village wants
26 to do. He is a Real Estate Agent. Maybe George could work out some kind of deal with the
27 Village to try to keep track of these opportunities that can do something about some of these
28 foreclosures.

29

30 Trustee Hudson stated that we currently have a way that we keep track of all of those things
31 foreclosures, whatever the situation is we keep track of that. Are you saying that you want to be
32 notified if it is in your area?

33

34 Mr. Burke stated yes. He stated that he was going through files. He found a letter from Linzey
35 and Toi Hutchinson. At the time she was the clerk. It was a regular thing. They sent the Minutes
36 out for one thing. They sent out the actual list of all the houses and what they were for sale for.
37 So if you can do that for sale, then those houses that are in foreclosure. He has a Website that he
38 puts up for The Greens. One of the things that he did with that Website was to make sure people
39 can see how beautiful our neighborhood is. There are documents that people need to get their
40 hands on are out there. The Budget is out there. The houses that are for sale we try to put those
41 out there so people can see that. He is just thinking on a Village-wide basis more marketing of
42 the Village would be advantageous and most helpful for us as homeowners to do things that will
43 keep as much as possible our property values high. We have the foreclosures. We have
44 something for sale and people know that it is available. That is not scaring people. It is just
45 saying let's all work together.

46

1 Trustee Waite inquired of Mr. Burke what the date is of the Linzey letter. Mr. Burke stated 2005.
2 Trustee Pennington stated that was a practice that we did at that time. Trustee Hudson stated we
3 have that information. Trustee Waite stated John McDonnell keeps track of those, if the grass
4 isn't cut. Trustee Hudson stated that she thinks that she already spoke to that. We can provide
5 that for you if you would like to have it.

6
7 Village President Meyers-Martin closed the suspended session at 10:30 P.M.
8

9 Trustee Pennington stated that he thinks this is important. We spent two and a half, almost three-
10 hours in Communications and Petitions this evening. Clearly a lot has been said from our
11 residents. He thinks it is incumbent upon this Board to meet to discuss the points that have been
12 brought up by the residents of our Village, and directed directly to our Village Administrator. He
13 would propose that we set a date, set a time where we could all meet to discuss the points. He
14 took a lot of notes this evening, to take a look at what their concerns are, what our concerns are
15 as a Board, and perhaps create an end to this chaos because that is exactly what it is, it is chaos.
16 Since he has been back on this Board in the last year he has seen a lot that did not occur when he
17 was on the Board eight-years ago. He only says that to say that he thinks it deals with
18 transparency, he thinks it deals with giving the residents what they are looking for, and he is sure
19 it will give the Board what it is looking for too. He is just putting it out there.
20

21 Trustee Waite stated that he agrees wholeheartedly with what Bill Pennington said. He thinks
22 there are a lot of ways and we have a lot of tools that are in existence right now where the
23 communication can be wide open. The telephone line is one. You can call John McDonnell. You
24 could call the Chief of Police. There are all kinds of things that you could do, or you can talk to
25 your Homeowners Association President who all have a vested interest in improving our areas.
26

27 Village President Meyers-Martin stated that she appreciates Trustee Pennington's input. She
28 believes that previously we tried to address some of those concerns by having some of our
29 meetings with the Homeowners Associations Presidents in hopes that we would get input from
30 the Presidents, and therefore be able to then disseminate that information forward in terms of
31 policy creation. She stated that because that still hasn't been satisfied in terms of some of the
32 concerns that she has heard tonight, she agrees that having an additional meeting where we could
33 maybe open it up past Homeowners Associations Presidents, but just residents generally like a
34 Citizens Advisory would be appropriate in order to address some of these concerns. We will do
35 that soon in terms of a date.
36

37 **RESIGNATIONS AND APPOINTMENTS:**

38
39 Village President Meyers-Martin did not have any Resignations or Appointments this evening.
40

41 **ADJOURNMENT:**

42
43 **Motion by Trustee Hudson, second by Trustee Byrd to adjourn at 10:33 P.M.**

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

45
46 **Respectfully submitted by Faith Stine.**