

1 **MINUTES OF THE VILLAGE OF OLYMPIA FIELDS**
2 **REGULAR MEETING OF THE BOARD OF TRUSTEES**
3 **Held on November 23, 2009**
4

5 The Regular Meeting of the Board of Trustees was held on Monday, November 23, 2009,
6 at the Olympia Fields Village Hall and was called to order by President Jones at 7:33
7 P.M. The assembly recited the Pledge of Allegiance. Administrator Mekarski called the
8 roll in the absence of the Village Clerk.

9
10 Present: Trustees – Gibson, Ormsby, Oliver, Pennington, Nale and Meyers-Martin
11 President Linzey Jones
12 Village Administrator, David Mekarski
13

14 Absent: Village Clerk, Judi Kay Rangel
15

16 **MINUTES:**
17

18 **Motion by Trustee Nale, second by Trustee Pennington to approve the Minutes of**
19 **November 9, 2009, as amended.**

20 **Voice Vote: All Ayes Motion Carried.**
21

22 **BILLS FOR APPROVAL:**
23

24 President Jones stated that he has Bills for Approval totaling \$43,067.18. President Jones
25 apologized to the Board for the format in which the Bills for Approval was presented. He
26 stated that Naomi and Cindy were out ill last week and it was all hands on deck at Village
27 Hall to get this together. He stated that it does list all the individual items.

28 **Motion by Trustee Pennington, second by Trustee Gibson to approve the payment**
29 **of bills for November 23, 2009, in the total amount of \$43,067.18.**

30 **Roll Call: Ayes (6-0) Motion Carried.**
31

32 **COMMUNICATIONS AND PETITIONS:**
33

34 President Jones opened up Communications and Petitions at 7:38 P.M.

35 **Olympia Club Homeowners Association** - Ernie Gibson stated that he resides at 208
36 Wysteria Drive. He is the President of the Wysteria Homeowners Association. Mr.
37 Robert Lewis who resides at 605 Wysteria Drive is the Treasurer of the Wysteria
38 Homeowners Association. Mr. Lewis was present this evening. Mr. Gibson stated that 12
39 years ago when President Jones was running for the office of Village President, he
40 stressed the fact that the power of the Village lies in the Homeowners Associations. At
41 that time, President Jones started working with the newest Homeowners Association,
42 which was the Wysteria Homeowners Association. Wysteria had some problems with
43 their builder. President Jones helped to organize the Wysteria Homeowners Association.
44 Mr. Gibson stated that the Wysteria Homeowners Association is grateful to President
45 Jones and the Board for the support that they have given to them.
46

1 Mr. Gibson stated that a couple of months ago, residents of the Olympia Club wanted to
2 form a Homeowners Association. They had asked the Wysteria Homeowners Association
3 to speak to them about how they could form their own Homeowners Association. Mr.
4 Gibson stated that he and Mr. Lewis were honored to speak to the residents of the
5 Olympia Club on forming a Homeowners Association. Mr. Gibson introduced Mr. Lee
6 Langon, President of the Olympia Club Homeowners Association.

7
8 Mr. Langon stated that when the Olympia Club started a dialog with the Village last
9 summer they had a shopping list of issues. Mr. Langon, along with many of his neighbors
10 had second thoughts about moving to Olympia Fields. They have a substantial investment
11 at Olympia Club. They didn't have street signs or lights. They had issues with their
12 ponds. They needed mosquito abatement. They needed a final lift of asphalt. They had
13 dead trees in their common areas. They had curbs that needed repair. They had no snow
14 removal. They needed overall street maintenance. He went on to state that with a
15 collaborative effort with the Village and the Olympia Club residents they have resolved
16 all of their immediate concerns. They look forward to continually working as partners
17 with the Village and the Department Heads to resolve all the issues that they had. They
18 will continually work with the Village to resolve issues in the Village of Olympia Fields.
19 On behalf of the Olympia Club Homeowners Association, Mr. Langon thanked President
20 Jones for his assistance. He thanked the Village Trustees for their help. He thanked
21 Trustee Ormsby. She came out and walked their area and got to see their concerns
22 firsthand. He thanked all of the Department Heads of Olympia Fields. They helped to
23 facilitate a lot of the work with the developer on their behalf, to get a lot of things done.
24 He thanked Mr. Gibson and Mr. Lewis for their time, expertise, and help in getting the
25 Olympia Club Homeowners Association off the ground. He thanked the developer, Vince
26 and Maggie Igoe. He stated that they are really good builders. They are honest,
27 hardworking folks. Mr. Langon stated that the following individuals are the officers of
28 the Olympia Club Homeowners Association: Hardy Williams, Vice President; Carol
29 Beach, Secretary; Vince Igoe, Treasurer; and Lawrence Banks, Board Member. Mr.
30 Langon thanked the people in Olympia Club. They have accomplished a lot. He stated
31 that they have a lot of expertise in Olympia Club consisting of Doctors, Lawyers, a
32 Judge, four School Superintendents, business people and business owners. They look
33 forward to working with the community, and working with the Village, in order to move
34 the Village forward to truly make it the premiere place to live in the southland. (There
35 was a round of applause).

36
37 **Safety at School Board Meetings** – Jacqueline Upshaw stated that she has been a
38 resident of the Village for about seven years. She is currently serving her first term on the
39 Rich Township School Board. She is here tonight to express some concerns that she has
40 personally. She stated that the School Board is going through a Superintendent selection
41 process. It is a process that requires all of us. The Village has been very supportive of that
42 work. In the process of this being a huge endeavor, it is sparking a great deal of emotion,
43 passion, and even contention. She has grown increasingly concerned for her safety, for
44 the safety of the School Board, for the safety of the staff, and for the safety of community
45 members who might not have a common opinion or perspective. She stated that at recent
46 School Board Meetings it has been a very volatile, emotional environment.

1 Mrs. Upshaw stated that she had learned that if the School Board Meeting was held in
2 Olympia Fields, the police officers that might be on duty at the meeting, were not
3 allowed to wear their uniform. They had to come in plain clothes. Fifteen minutes before
4 a School Board Meeting was to begin, the Board was advised that because they had a
5 Court Order for a community member, that the police department was willing to support
6 the Board. However, then they learned that the police department would not be able to
7 support the Board. Mrs. Upshaw spoke with Chief Chudwin. Chief Chudwin addressed
8 her concerns and informed her of some precautions that she could take personally. Chief
9 Chudwin told her that it was protocol that the officers would only wear their uniforms if
10 they were on their designated duty. If they were doing extra duty, such as serving at a
11 Board Meeting, then they would be in plain clothes. On October 20th when the School
12 Board Meeting was contentious, they had two uniformed police officers from Olympia
13 Fields at the meeting. She believes that due to the fact the officers were in uniform, that it
14 gave a certain degree of order to their meeting. She is a diversity trainer. She is familiar
15 with people disagreeing. She is not familiar with disagreeing to the point where she has to
16 watch her back going to her car. She believes that the officers help to establish some
17 degree of order. She saw two incidents from her Board Chair that if they did not have the
18 support of the officers being there, it could have been an ugly situation for the Board. She
19 stated that Chief Chudwin informed her that with regard to the Court Order, the Village
20 Attorney was not in support of not recognizing and honoring the freedom of assembly
21 and the freedom of speech rights. She stated that she is all for that too and she has no
22 problem with that. She stated that they had incidents and there is a reason why the Court
23 Order is there.

24
25 Mrs. Upshaw stated that a community member had inquired of her as to why the Board
26 changed their meeting from Rich Central to Rich South. They moved the meeting to Rich
27 South because Richton Park stated that they would be able to have the officers at the
28 meeting in uniform. She stated that the community member, who had asked her why they
29 had changed the location of the meeting, stated that he was offended, and he inquired of
30 Mrs. Upshaw as to whether or not she was making the inference that the Olympia Fields
31 Police Department will not serve and protect. She stated that was not her concern at all.
32 She stated that they can't have a police officer everywhere, but if they don't have a visible
33 presence they literally were causing more exposure to there being some things going on.
34 She thanked everyone for listening to her. She sits on the Board and she has an obligation
35 to represent and insure the safety for anyone that comes to the School Board Meeting.
36 That is the reason and the purpose that she is here this evening. She appreciates the
37 support that everyone has given to the School Board. President Jones inquired of Mrs.
38 Upshaw as to whether or not she could stay to hear some responses. Mrs. Upshaw stated
39 that she could stay.

40
41 President Jones stated that the issue of uniformed police officers at the School Board
42 Meeting became an issue, approximately, six weeks ago when President Jones learned
43 that the Village of Olympia Fields Police Officers were routinely at the School Board
44 Meetings, and were being used by the School Board President to remove people from the
45 School Board Meetings. President Jones stated that as a lawyer, and someone who
46 believes in the absolute fundamental right of the people to assemble and to voice their

1 opinions, having uniformed police officers at a public meeting in his view, tends to be
2 antithetical to the free exercise of speech. There can be an abuse of power by their
3 presence in the room and how the Board President uses them. The Village Attorney was
4 in agreement with the thoughts of President Jones on this matter. The Village informed
5 Superintendent Hunigan that the Village of Olympia Fields would no longer have
6 uniformed police officers at the School Board Meetings. They would be available, as they
7 are always available to assist any of the residents, businesses, or any of the operations in
8 the Village in the event they are called at 911 to deal with any kind of an issue for
9 someone that is, in fact, engaged in disorderly conduct.

10
11 President Jones learned that Superintendent Hunigan and the School Board President had
12 issued a Letter of No Trespass to a citizen. He stated that is not a Court Order. There is
13 no Court Order, unless there is something that has happened only in the last few days that
14 he is not aware of. At the time that the matter was addressed by President Jones and the
15 police department, a Letter of No Trespass was issued to a citizen to attend public
16 meetings. This citizen had already had such a letter issued to him about four years ago.
17 That was deemed illegal, and a violation of his First Amendment Rights by the Courts
18 then. It is in litigation now as to whether or not the School Board has violated his rights
19 again by issuing this No Trespass Letter. No Court has affirmed this No Trespass Letter.
20 No Court has issued an Order forbidding this citizen to come onto public property to
21 exercise his First Amendment Rights. President Jones stated that the issue in question on
22 that night when that citizen was there and got into a verbal shouting match with either the
23 Board or then, subsequently, with a relative of one of the School District's officials, was
24 not deemed by the police department to constitute a violation of law. He stated that this
25 Village would first and foremost always have as its hallmark as long as he is Village
26 President that the Village will err in favor of the protection of the rights of speech and
27 assembly. He stated that there have been no violent incidents at the School Board
28 Meetings. He appreciates, and is sensitive to Mrs. Upshaw's concerns, but he does not
29 think they are justified.

30
31 President Jones stated that the Village of Olympia Fields Police Officers are available. He
32 stated that some of the officers work part-time outside of their uniforms for Rich
33 Township at Rich Central. They continue to do that. Those services are still permitted by
34 the police department. President Jones believes that there is a good relationship between
35 the Village and the School District to have the officers who are highly skilled, and highly
36 trained, and are devoted to the protection of anything that goes on at Rich Central, to be
37 involved in the life of the students, the faculty, and the administration at Rich Central to
38 make sure that it is a safe environment. The officers continue to provide those services.
39 President Jones stated that uniformed police officers of the Village of Olympia Fields are
40 not going to be assigned to work over there on a regular, routine basis at School Board
41 Meetings. He believes that it is a totally inappropriate use of our resources, and an
42 inappropriate display of power in a setting in which many residents in this community, as
43 well as in other communities, are at the School Board Meetings, and they are expressing
44 their concerns about: A. The Superintendent Process, which we think is not a good
45 process. It is not an effective process, and B. Are very concerned, as are the newspapers,
46 and the Illinois State Board of Education with the practice of the Rich Township High

1 School District of essentially hiding 40% of its junior population from taking the test and
2 not reporting those test results when, in fact, they do take the test. This was the subject of
3 an article today. He hopes that Mrs. Upshaw has read that article.

4
5 Mrs. Upshaw stated that she did see the article. She did not come here for that reason.
6 She came about safety.

7
8 President Jones stated that is why the residents are at the meetings. President Jones stated
9 that this administration would not join with the School Board in any tactics, which we
10 believe are designed to quell dissent. That is why they have evaluated the situation. They
11 do not believe that there is any reason to be fearful at the School Board Meeting. He
12 stated that there are so many people there that are not at all interested in any kind of
13 violent activity. They are only interested in getting a fair opportunity to share their views
14 with the Board, which they often find frustrating. That is how the Village has analyzed
15 the situation through his administration with consultation with the Chief of Police and the
16 Village Attorney. That is why there is not a uniformed police officer at the School Board
17 Meetings. They will certainly be available if they are needed to deal with any real
18 security and safety issue as they always have been, and they always will continue to be.
19 President Jones stated that is his thoughts on the situation. He is glad that Mrs. Upshaw
20 came in tonight to share some of her thoughts on it.

21
22 **Articles on District 227 Test Scores** – Mr. Fred Veazey stated that he is here this
23 evening to clarify, or answer any questions regarding the most recent articles about the
24 District 227 Test Scores. He also wanted to address the issue that was just mentioned. Mr.
25 Veazey stated that he is the resident that inquired about the change of venue for the
26 School Board Meeting. He has attended School Board Meetings for the last seven or
27 eight years and he has never seen a meeting changed so quickly at the last minute. He
28 inquired as to the reason for the change of venue during the public portion of the meeting.
29 That is when the discussion about security concerns and those sorts of things came up. He
30 stated that over the seven or eight years that he has attended the School Board Meetings,
31 the vast majority of the time when there is security they are not in uniform. There are two
32 gentlemen that are officers at the Harvey Police Department that have provided security
33 for Rich Township. They attend the meetings in street clothing. It is not typical that
34 uniformed officers are there.

35
36 Mr. Veazey stated that he did take offense at the characterization of the fact of the
37 Olympia Fields Police Department not protecting its citizens, and guests to the
38 community. He believes that is a very serious allegation when there is no evidence to
39 support that. He believes that it is dangerous, and insulting to any member of the
40 community, for any person to publicly state that they don't think that they are safe in our
41 community. Mrs. Upshaw stated that she did not say that. Mr. Veazey stated that is what I
42 heard. He went on to state that Mrs. Upshaw made comments, and Mrs. Owens who is a
43 resident of Olympia Fields made comments. He stated that Mr. Brunson made it clear that
44 those were not the comments of the School Board. Mr. Veazey stated that he has known
45 for many years the individual that was mentioned that there was concern about. He is a
46 vocal advocate for education for this community. He is very knowledgeable and very

1 emotional about it. He has never seen him utter a threat, nor physically accost anyone, or
2 even appear to physically accost anyone. He stated in all the years that he has attended
3 School Board Meetings there have been two situations where someone was physically
4 touched, and both times it was District 227 employees that did the touching. He believes
5 that this issue is bigger than the issue of safety. It is his opinion, that the issue has
6 something to do with the Village's very noble stance for better education for all of our
7 children, not just Olympia Fields, but for the entire Rich Township Community. He
8 believes that is the underlying issue here. He believes that the issue of safety is a
9 convenient cover.

10
11 Mr. Veazey stated that he came here this evening to answer any questions about the
12 recent articles. He is very close to the issue of the District 227 Testing and the omission
13 of certain students from taking the test. He along with the PTSO and the Education
14 Commission has discussed this for the past three years. As unfortunate as it is, he is glad
15 that this has finally come to light. It is bigger than just District 227. It is wide spread
16 throughout the State. It largely affects black students, or communities where there is a
17 large percentage of black students and poor students. He stated that is wrong. He stated
18 that he could answer any questions when Administrator Mekarski discusses the
19 Superintendent Search.

20
21 Administrator Mekarski stated that we are talking about education. It is prudent at this
22 point in time to outline sort of a tale of two cities that are going on in the community.
23 The Education Commission and the Board of Trustees have expressed some fundamental
24 concern about the performance of the high school. It was reported in some of the
25 newspapers that the State average for the standardized test is approximately 75%. That is
26 the average grade point for the PSAT/ACT. The Rich Township Schools are only
27 yielding 40.1%. That percentage comes after disqualifying 40% of the Junior Class. (At
28 this time the Board viewed a partial video of the Arcadia Blue Ribbon Award Ceremony
29 held on November 8, 2009, consisting of Dr. Davis introducing President Jones, along
30 with the speech given by President Jones). (There was a round of applause).

31
32 Administrator Mekarski stated that if we have a dream, the Village President and the
33 entire Board would be up for another Blue Ribbon Award, not only for Arcadia, but also
34 for our high school. The high school is so critical for the property values and the future of
35 the children. He stated that all we are asking for with our request for the Superintendent
36 Search and with the process of reporting grades is that the School Board listen to the
37 concerns of the citizens, and getting the citizens involved with what we are all working
38 towards which is educational excellence in our high school.

39
40 **Crossover from Travers to Graymoor** – Mrs. Taffy Mack who resides at 71 Graymoor,
41 stated that there was a meeting at her home last week with Trustee Pennington and
42 Reverend Tichenor. They are trying to get people who would be effective in helping with
43 the safety on Joe Orr Road.

44
45 **Dinner Dance Signs** – Mrs. Mack stated that the Dinner Dance Signs are littered all over
46 Graymoor. She stated that the phone number on the sign is very small. President Jones

1 stated that we want every resident to know about the Holiday Party. The Homeowners
2 Associations have joined together on this. That is why the signs are up.

3
4 **Thank you to President Jones** - Mr. Arthur Byrd who resides at 20640 Corinth Road
5 stated that he has an educational matter for the Board. He brought thanks from the Theta
6 Mu Lambda Charitable Foundation and the Alpha Phi Alpha Fraternity, Inc. for
7 providing them with a Proclamation for their 20th Anniversary Scholarship Celebration
8 that took place last Saturday. They have provided Scholarships in the amount of
9 \$125,000.00 for the past 20 years. A lot of the scholarships went to students from Rich
10 Central, Rich South and Rich East. They also provide a program for young men that are
11 seeking to improve themselves during the year called "Leaders for Tomorrow." Mr. Byrd
12 thanked President Jones and his wife for attending. President Jones closed
13 Communications and Petitions at 8:20 P.M.

14
15 **FINANCE:**

16
17 Trustee Pennington stated that he did not have a formal report this evening.

18
19 **BUILDING:**

20
21 Trustee Ormsby stated that she did not have a formal report this evening.

22
23 **PLANNING:**

24
25 **T-Mobile proposed Cell Tower** - Trustee Gibson stated that the Plan Commission met
26 on November 17th to consider the cell tower at Irons Oaks. The Motion that was passed at
27 that time was not a Motion that was considered by the Village Attorney to be the correct
28 Motion, and the matter is being brought before the Board this evening.

29
30 President Jones stated that the matter before the Board relates to the placement of a
31 cellular tower at the Irons Oaks facility. A Public Hearing was held before the Plan
32 Commission. After deliberation, the Plan Commission, despite the advice of legal counsel
33 in making their decision whether to recommend approval or disapproval of this request
34 by T-Mobile, which would have taken the form of an amendment to the Zoning
35 Ordinance, passed a Motion recommending approval of the request, but as an approval as
36 a variance. There is a recommendation to approve the request, but the form of the
37 recommendation is not the form in which this Board must consider this matter. The form
38 in which the Board must consider the matter, is to consider the request on the merits with
39 respect to whether the Zoning Ordinance should be amended in the matter in which it is
40 proposed in the Ordinance on First Reading in order to permit the installation of this
41 facility at Irons Oaks. President Jones stated that the Village has asked T-Mobile to stake
42 out the area affected within the Irons Oaks facility. He believes that it is immediately
43 west of the main building where this would be located. The Village also asked T-Mobile
44 to install a balloon so that the Trustees can get a better sense of the height of the proposed
45 cell tower. President Jones hoped that the Trustees read the legal analysis prepared by the
46 Village Attorney. It gives a proper context of how the Board must evaluate this request.

1 The Board does not have unbridled discretion. The request is highly regulated by Federal
2 Law. There are a number of cases cited to provide the Board with a factual and legal
3 context for the analysis.

4
5 Administrator Mekarski stated that Mike Hoffman looked into insuring that this is not
6 going to create a precedent that will be a concern to the other residential zones. Trustee
7 Gibson stated that she would like the representative from Irons Oaks to have an
8 opportunity to speak. President Jones stated that after the technical presentations, then the
9 representative from Irons Oaks can explain their rationale for bringing this matter
10 forward. He stated they are the owner of the property. They have decided that it is in their
11 best interest to do this. He stated that any residents present this evening would have the
12 opportunity to make any comments that they would like to state to the Board.

13
14 Mr. Mike Howley stated that he represents T-Mobile in its application request for zoning
15 relief to allow the construction of a cell tower at the Irons Oaks Nature Facility. They are
16 proposing a stealth design cell tower. The process has taken over two years of negotiating
17 with Irons Oaks. The proposed location of the cell tower is in the northeast corner, just
18 north of the parking lot. This does not affect the parking. It has no affect on the very
19 mature Oak Trees that you see throughout the property. In particular, the Oak Trees that
20 surround the building itself. The proposed lease area where the proposed cell tower and
21 ground equipment will be located is roughly 30 feet by 30 feet. It will involve the
22 removal of the existing arbor by the Evergreen type tree. At the request of Irons Oaks, the
23 proposal involves a request for the removal of some scrub trees and a diseased tree
24 immediately to the west. Mr. Howley understood that aesthetics would be an important
25 factor, due to the residential nature of the area. He did feel that the typical cell tower with
26 the triangular platform, which is a stark, steel looking structure with the exposed antennas
27 would be inappropriate here. Initially, a Stealth Flagpole Design was proposed and
28 negotiated. Mr. Howley provided photographs to the Board of a Stealth Flagpole Design
29 located at the West Chester Park District. A cedar board on board fence would surround
30 the ground area. It is currently proposed at six feet. It could be any height that is desired
31 by the Board or staff. Due to the American Flag at the top of the flagpole there is a
32 lighting element involved per the Federal Guidelines. Photocells would turn on, triggered
33 much like the traditional streetlights. The lights would shine on the flag. That was a bit of
34 concern because of the rural nature of the area. What is now being proposed and was
35 requested by the Park District Staff is a brown painted, flagless pole that would blend in
36 with the mature Oak Trees. Mr. Howley circulated photographs to the Board of the
37 design that is now being proposed.

38
39 Tracey Anderson stated that she has been the Manager at Irons Oaks for nine years. She
40 stated that this has been a two-year process. Irons Oaks is named after the Betty and
41 Spencer Irons Family. Irons Oaks is a premiere outdoor learning center. They serve pre-
42 schoolers all the way through corporate adults. They have an Environmental Education
43 Center. They have the Adventure Center. They don't have a restoration maintenance
44 person. They don't have an influx of money coming in. They would receive around
45 \$24,000.00 a year from T-Mobile. This would allow Irons Oaks to pay for people to
46 come in to plant new trees. There are native plants under the heavily forested area. They

1 don't have the manpower. The Park Districts don't have the manpower. The Homewood-
2 Flossmoor and Olympia Fields Park Districts jointly own Irons Oaks. Both directors and
3 two commissioners govern her. That is one of the reasons that the process has taken so
4 long. She stated that they aren't getting the donations like they use to. \$24,000.00 for a
5 guaranteed five years, plus an additional four-year stint where they can do an additional
6 20 years, is a lot of money to preserve Irons Oaks. Irons Oaks is a word of mouth entity.
7 They do not do a lot of marketing because they don't have to. A lot of people that came
8 there when they were young come out there with their own children. They thought that
9 the proposed design was less intrusive. Mr. Gibson inquired as to how many students
10 come there. Ms. Anderson stated that about 40,000 people a year come through Irons
11 Oaks. She stated that a lot of the schools participate. Arcadia comes to Irons Oaks. The
12 programs that they offer tie into the State Standards that are offered.

13
14 Mr. Mike Hoffman stated that there are two issues before the Board this evening. The
15 first issue is changing the Code to accommodate these types of facilities. The other issue
16 is the specific request by T-Mobile. Regarding the Code, what they are suggesting is two
17 significant changes. The first is adding the definitions of Wireless Communication
18 Facilities into the Code so that the Village knows what it is regulating and talking about,
19 and making a provision in the Code that will allow these facilities as Special Uses. The
20 Ordinance that was provided to the Board this evening provides that a Public Hearing
21 would have to be held. In order to avoid this type of facility popping up in a truly
22 residential neighborhood, one of the required conditions is that a facility of this type
23 would have to be on a lot of two acres or more. That would rule out most of the single-
24 family homes. It would apply to schools, parks and commercial property. It was
25 suggested that any tower be located a minimum of 150 feet from the nearest residential
26 structure. The Ordinance provides that as with any Special Use, the Board can put
27 additional conditions on the approval of any future wireless tower that may be proposed
28 to the Board.

29
30 Mr. Hoffman stated that with regard to the specific proposal of T-Mobile, he provided a
31 fairly lengthy Memo to the Board. They did go through the Special Use Standards that
32 are in the Code. Mr. Hoffman stated that as the Village Planner, Teska Associates, Inc.
33 was recommending approval of the T-Mobile Tower subject to three conditions: 1. It has
34 to comply with all the FAA and FCC Regulations, which T-Mobile had proposed to do.
35 2. Teska suggested that some snow fencing might be appropriate. 3. Mr. Hoffman
36 believes that the brown color of the tower stands out. He suggested field-testing that.
37 Teska is very happy they are proposing a stealth facility. It sits back from the street and
38 there is tree cover in front of it between Western Avenue and where the tower would be
39 located. Teska believes it is an acceptable location for the cell tower.

40
41 President Jones stated that in looking at the legal/factual standards it says, "A
42 Municipality's regulation of the placement, construction, and modification of cell towers
43 cannot: 1. Unreasonably discriminate among providers of functionally equivalent
44 services. 2. Prohibit or have the effect of prohibiting wireless service. 3. Regulate on the
45 basis of environmental effects of radio frequency emissions if the proposed facilities
46 comply with the FCC's regulations on emissions." If the Board turns this down it has to

1 do it based upon a record of substantial evidence to support it with written findings.
2 President Jones inquired of Mr. Hoffman as to whether or not he was able to provide the
3 Board with any factual basis for denying this application. Mr. Hoffman stated that he was
4 not. He stated that they submitted evidence showing a need for it in this area. Teska went
5 out and looked at the site and at what is being proposed. It is Teska's opinion that it won't
6 be obtrusive and it shouldn't have any negative impact on the adjacent residences.

7
8 Trustee Nale inquired of President Jones as to whether or not we are asking for an
9 Ordinance to amend, versus putting forth a variance. President Jones stated yes. The legal
10 action that the Board must decide upon is whether it will approve an Ordinance that
11 amends the Village's existing Ordinance to provide for the terms set forth in the
12 Ordinance. Section I of the proposed Ordinance would amend the definitions to include
13 what would be a definition of a Wireless Communication Facility. Section II would
14 amend the section of the Ordinance related to Special Uses. It would permit Wireless
15 Communication Facilities in any Use District provided it is located on a lot having an
16 area of not less than two acres, and located 150 feet from the nearest residential structure,
17 and other conditions as approved by Ordinance for the specific Special Use requested.
18 That is part "A" of the Ordinance.

19
20 President Jones stated that the second Ordinance, which is 2009-22 establishes whether a
21 Special Use Permit will be granted under Section I. Section II of that Ordinance
22 establishes the conditions under which the Special Use Permit would be granted, and it
23 described in subsections (a) through (f) what those components would be. And they are
24 consistent with the design and location of this proposed use. The two Ordinances work in
25 tandem. The first Ordinance establishes the general framework for these types of matters
26 for now and in the future. The second Ordinance establishes the authority to implement
27 the specific use at that location.

28
29 Trustee Nale inquired as to in the future, if other requests come through for this type of
30 apparatus, the Village would have already set a precedent. President Jones stated that the
31 law requires the Board to address these requests in a different way. He stated normally
32 when the Board acts, it is virtually free to make its own good judgment, based upon
33 aesthetics, and what the neighbors feel about it. He stated that the Board could listen to
34 what the community says, and evaluate that, and make their best judgment as a Board. In
35 these matters, the Board has less discretion because Federal Law governs the request that
36 the landowner and the wireless company are making to the Board. The Courts, as they
37 have interpreted the law, have told the Municipalities that are faced with these kinds of
38 things, that if they are going to turn these down, the burden of proof is on the
39 Municipality to establish a record that demonstrates that this is improper. According to
40 the cases, if they make the basic prima fascia case that they need this tower, and they are
41 doing the best job they can to place it in a way that minimizes any impact on the
42 surrounding areas, unless there is a strong case for argument that there is a diminution in
43 property values, you can't just come in and say that. The Village Planner states that there
44 is nothing there to support that. The Ordinance is designed to make it difficult to find
45 locations in the Village with two acres of land and that is 150 feet from a residence. The
46 Ordinance is designed to minimize the likelihood of this occurring except in unusual

1 cases like this. That is what the first Ordinance is designed to do. He stated that he is sure
2 that there are residents that believe that they will be able to see this cell tower and they
3 will not like that. But that alone, is not going to be enough to justify this Board to turn
4 down the request.

5
6 Trustee Nale inquired as to why this area was chosen to begin with. Mr. Howley stated
7 that T-Mobile has customers that are not happy with their service in the Village. He
8 stated that a stealth facility could be double the cost of a monopole facility. Mr. Howley
9 referred to the "Propagation Map." He stated that the green area on the map is the "In
10 Building Coverage" which is very good. That means you can trust the reliability of
11 making a phone call or receiving a phone call if you are in an office building, house or
12 basement. The worse level of coverage is depicted in gray and it is what is called "On
13 Street Coverage." The yellow depicted on the map is the "In Vehicle Coverage." In your
14 car you have a pretty good signal to make a call and receive a call. In the gray area, the
15 "On Street Coverage," even in your car you will have trouble in certain areas making and
16 receiving calls. Irons Oaks is located in the gray area on the map. The map indicates that
17 if the tower is built, it will significantly increase the level of coverage.

18
19 Mr. Howley stated that when he first goes out to an area to find a site, he looks for a
20 water tank, a tall building, or an existing tower. There is no existing structure anywhere
21 around this site. The blue areas on the map represent existing sites. Trustee Pennington
22 inquired as to how large that area is. Mr. Howley stated that there is the Hazel Crest
23 Water Tank. There is the Western Avenue Water Tank. That is a co-location where they
24 place antennas on the existing structure. To the south and to the west is the Olympia
25 Fields Country Club site where it is on an existing building. Further south is an Olympia
26 Fields Water Tank. Also south, is a Sprint owned monopole tower that T-Mobile co-
27 located on. Also south, is St. James Hospital, which is a rooftop site.

28
29 President Jones inquired as to whether or not the Olympia Fields Water Tank on Vollmer
30 and Crawford Road was an acceptable location. Mr. Howley stated that is too far west.
31 He stated that at the Plan Commission Meeting it was brought up about the Water
32 Pumping Station as a possible site on Vollmer Road. He stated that is too far west. Mr.
33 Howley stated that Irons Oaks would receive \$24,000.00 a year. He stated every year
34 there is an additional 3% that goes towards Irons Oaks.

35
36 Trustee Gibson asked Mr. Howley to describe to the Board the difference between a
37 "stealth tower" and a "monopole tower." Mr. Howley stated that many of the existing cell
38 towers have exposed, panel antennas, which are rectangular, typically white antennas that
39 are affixed to a triangular platform at the top of the tower and perhaps at different levels
40 of the tower. In this case, because of the aesthetic sensitivities, the stealth tower houses
41 the antennas inside of the pole itself. The top area where the antennas are housed at the
42 top of the tower is a radio frequency permeable material, which blends in with the rest of
43 the tower, and a signal is emitted through the radio frequency permeable material.

44
45 Trustee Nale inquired of Mr. Howley as to whether or not the residents in the surrounding
46 communities would benefit from the tower. Mr. Howley stated that the immediate area

1 surrounding the proposed tower will receive enhanced radio signal. The whole network is
2 setup in a checkerboard or honeycomb pattern. This provides seamless coverage.

3
4 President Jones inquired as to why the tower could not be located across the street from
5 Irons Oaks in Flossmoor. Irons Oaks owns property in Flossmoor. They would have
6 Flossmoor Country Club across the street as opposed to Graymoor. There are fewer
7 houses around that area.

8
9 Tracey Anderson stated that when this was first mentioned to Irons Oaks they didn't want
10 it because of the impact of taking the Oak Trees out. They did go to Flossmoor, but that is
11 not the target area that T-Mobile wanted. If the tower were to be located to the north side,
12 10 to 15 Oak Trees would have to be removed. They also looked at the corner of Western
13 and Vollmer where the sign for Irons Oaks is located. That would be the ideal place for a
14 flagpole design. But you would have to remove 10 to 15 Oak Trees. She stated that the
15 area of the proposed site is in the wetlands. It is right by the parking lot. It will have the
16 least impact.

17
18 President Jones inquired as to what if the towns got together and guaranteed Irons Oaks
19 \$25,000.00 a year for 25 years. Ms. Anderson asked if she could have that in writing.
20 President Jones stated that she would have to get it in writing. It would be a contractual
21 obligation. She stated that would make her very happy along with the Park Districts. She
22 stated that she would only entertain having the cell tower there if the money they
23 received from T-Mobile was earmarked for restoration only.

24
25 Mr. Ian Braunstien stated that he resides at 20020 Western Avenue. He has lived there for
26 about 30 years. His property is five acres. He is less concerned with the aesthetics of the
27 proposed structure than he is with the health concern of the radio frequency emissions.
28 He stated that studies are coming to light that this whole technology is causing cancer. He
29 would be happy to put a presentation together for the Board if he was given the time to do
30 that. He just learned about the proposed tower about a week ago. He does not think that
31 there is any Federal Law that would guarantee that Irons Oaks has the absolute right to
32 put anything like this on their property. They have the ability if they so desire to request
33 it. He does not believe that there is any precedence that would force that absolute right.
34 He stated that if it is just money Irons Oaks is after, he would give them \$1,000.00 a year
35 for the next 20 years or whatever it is. He stated that he could probably go out and raise
36 that money in about two weeks if he wanted to. He stated if Irons Oaks needs money, and
37 it is about the environment, we could put a windmill up. He would have no objection to a
38 windmill. They could obtain a Special Use Permit for that. It wouldn't endanger anybody.
39 He stated that with intelligence and creativity there are all sorts of options to raise money.
40 He stated that he lives a short distance from the proposed site. There are other residents
41 nearby, and across the street in Graymoor. He stated that a lot of people will contradict
42 his suggestions that there is a health concern with cell phones. He has a tumor on his
43 right-hand that is directly attributable to holding a palm trio and texting with it. He
44 showed his tumor to the Board. He has a passion in opposition to this technology. He
45 stated that he could tell the Board, and President Jones, that if this proceeds, he would not
46 be unwilling to go through whatever process he had to, in order to prevent it, not limited

1 to a lawsuit and take it as far as he would have to go. He is not an expert in radio
2 frequency transmission technology. He has read a lot on the subject. He has had
3 conversations with Dr. Horowitz. Dr. Horowitz is starting to treat patients that wear
4 Bluetooth's with cancer. Mr. Braunstien stated that Irons Oaks is a wonderful facility. He
5 would give them \$1,000.00 and help them raise the other \$23,000.00. He believes that
6 there are other ways to raise the money without further endangering any residents or
7 diminishing the value of the property. He thanked everyone for his or her time.

8
9 Mr. Howley stated that the radio frequency emission by Federal Law is something that
10 the decision cannot be based on. He stated that many of the sites that they are on are
11 schools, and they are in Park Districts, and there are residential communities around
12 where the sites are situated. T-Mobile has a Radio Frequency Emission Study conducted.
13 A study was done in this particular case. He stated that we are talking hundreds of watts
14 of power as opposed to 50,000 watts of power. Mr. Howley stated that the typical
15 exposure from a cell site is 0.1. A baby monitor emits 1. The cell site on the ground is 10
16 times below what is emitted from a baby monitor. The police and mobile radio emits 250.
17 That is 250 as opposed to 0.1 from a cell tower.

18
19 Trustee Pennington inquired of Mr. Howley as to whether or not he anticipates any
20 additional towers going up in the general vicinity based upon the T-Mobile network. Mr.
21 Howley stated that this would fill the much needed coverage hole in the Olympia Fields
22 area. Trustee Ormsby inquired as to why the flagpole design was dismissed. Ms.
23 Anderson stated due to the fact it has the flag on it, it would have to be lit, and that would
24 disturb the environment. And the cost to replace the flag is around \$3,000.00 due to the
25 size of the flag.

26
27 President Jones inquired of Ms. Anderson as to whether or not Irons Oaks has a signed
28 contract with T-Mobile. Ms. Anderson stated that the Park Districts have signed off on
29 the contract if it gets passed here. President Jones stated that since they signed contracts
30 with T-Mobile, he doesn't know if the Village has the leeway to get them out of the
31 contract. He suggested that we come up with an alternative revenue source for Irons
32 Oaks. Ms. Anderson stated that the attorneys for the Park Districts have reviewed the
33 contract. It is not a done deal until the Village approves it. She believes that there is some
34 leeway with that.

35
36 Administrator Mekarski stated that many tower leases have co-lease requirements, or co-
37 lease allowances. He inquired of Ms. Anderson as to whether or not the lease with Irons
38 Oaks has an allowance for T-Mobile or the Park Districts to allow co-location, which
39 would allow more RF energy being transmitted from the tower. Ms. Anderson stated no.
40 She understands that it is a single tower. They don't want the tower to be any higher. Mr.
41 Howley stated that the antennas have to see above the tree line. If another carrier were
42 able to house their antennas inside of the tower, the antennas would actually be in the
43 trees and their signal would not be effective. He stated that the tower is designed solely
44 for T-Mobile.

1 Mr. Lee Langon who resides at 20111 Aegina Drive inquired as to whether or not the
2 Village would receive any tax revenue if the tower goes up. President Jones stated that
3 the Village wouldn't receive any tax revenue from Irons Oaks because they don't pay
4 taxes. He stated that there are seven different wireless companies located on the two
5 water towers in the Village. He suggested if they put it on the water tower on Vollmer
6 Road, the Village could give the revenue to Irons Oaks. He understands that is not a good
7 location for T-Mobile. Mr. Langon stated that he could see commercial properties in the
8 Village wanting to lease 30 feet by 30 feet for a couple grand a month. It changes the
9 intended use for the land. President Jones stated that the legal context is what it is. If they
10 get other property owners who are in commercial zoned areas, there will be another set of
11 standards the Board would take a look at. He stated that \$25,000.00 for a commercial
12 business operation is not a lot of money. It is a lot of money to Irons Oaks. He stated that
13 we couldn't just say no, we don't like it. We have to go through the process and evaluate
14 the pros and cons of it. He stated that if the Board feels compelled to approve this one,
15 and another Petition like this comes along, it would be subject to its own scrutiny. He
16 stated that it is cheaper for them to put it on the water tower if they can, rather than to
17 build one of these towers.

18
19 President Jones thought that the Village Attorney should review with the Park Districts
20 Attorney on exactly what their contractual relationships are at this point, to see how
21 binding this agreement already is. Trustee Pennington stated that he thought that was the
22 most appropriate measure to take at this time. President Jones stated that in fairness to T-
23 Mobile, he hopes that they appreciate that the Village is deliberating on this. He stated
24 that the location of any of these facilities in the Village is always worrisome. He hopes
25 the Park Districts appreciate that the Village is looking for a way to see if it can solve
26 Irons Oaks financial issue without upsetting the aesthetics of Irons Oaks.

27
28 Trustee Meyers-Martin inquired of President Jones that if the Board felt that safety was a
29 concern, whether or not that would be an eligible reason to deny this. President Jones
30 stated that whatever reasons the Board might rely on to deny it, it will have to be based
31 upon a very detailed, factual record. The Board can't just say they think it is unsafe. He
32 stated that the Village would have to pay to have an analysis done. The studies would
33 have to be prepared and reviewed. He stated that we have a resident that spoke very
34 eloquently on his own knowledge of these issues and his willingness to come back and
35 present us with scientific information. He stated that Mr. Hoffman, as the Village
36 Planner, and given his broad background, is in a position to gather that information as
37 well. He stated that everything costs money. Trustee Meyers-Martin inquired as to
38 whether or not someone could go on the Internet and find studies. President Jones stated
39 that could be done. He encouraged the Trustees to do that. He stated that we would work
40 with Mr. Hoffman on that as well. He stated that no Court has said that there is sufficient,
41 scientific evidence upon which the Municipality could deny the request on the ground of
42 safety. There is not enough scientific evidence to support that according to the Courts.

43
44 President Jones stated that the landowner could withdraw the request if they so desire.
45 President Jones stated that he appreciates the presentation. It was a very good

1 presentation. Mr. Howley stated that he assumes that his application is entered into the
2 record as a matter of course. President Jones stated absolutely.

3 **Motion by Trustee Pennington, second by Trustee Oliver to table proposed**
4 **Ordinances 2009-21 and 2009-22 on First Reading.**

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

6
7 President Jones stated that we have tabled this matter. The matter will be back before the
8 Board for consideration at the Board Meeting on January 11th, 2010. In the interim, there
9 will be a discussion between the Village Attorney and the attorney for Irons Oaks to
10 determine what the contractual obligations are. If the contractual obligations permit, we
11 will explore the possibility of coming up with the money, even if this Board decides it is
12 going to come up with it on its own. President Jones asked Mr. Braunstien to speak with
13 Administrator Mekarski to see if Mr. Braunstien can provide further information to the
14 Board.

15
16 **Re-appointments to the Plan Commission** - President Jones stated that the
17 recommendations for re-appointments to the Plan Commission would be held at the end.

18
19 **PUBLIC WORKS:**

20
21 **Accept Recommendation to Award Bid to Insituform Technologies USA, Inc. –**
22 Trustee Oliver stated he would like Mr. Thomas Mathews who is one of the Senior
23 Engineers at Robinson Engineering to provide information to the Board regarding a
24 couple of bids.

25
26 Mr. Mathews stated that they took bids for a lining project. This is part of the continuing
27 Village Program to fix the Sewer System. The sewers were built in the '50s and '60s. He
28 stated that over time you get ground sediment and materials breakdown, and you get
29 leaks in the sewers, and that contributes a lot of extra flow, which has to be treated. The
30 IEPA and the MWRD mandated that you have to fix the sewers. These projects are in
31 Arcadia, Suburban Woods, Athenia Park and Olympia Woods. As part of the Stimulus
32 Project, the State is giving a quarter of the project for free, and then financing the rest of
33 the project at zero percent interest for a 20-year loan. This lets the Village apply to get the
34 IEPA Loan Money and the Grant.

35
36 President Jones inquired of Mr. Mathews as to whether or not this is the final phase of the
37 project as we designed it. Mr. Mathews stated that this is, basically, the final phase, lining
38 the sewers. President Jones stated that these bids did come in lower than the Engineer's
39 Estimate, which is a good thing, because we build our Budget around the Engineer's
40 Estimate. There was a Million Dollar savings on the first phase based on the bids, over
41 what we had projected the cost to be, and what we have projected the cost for this second
42 and final phase to be.

43
44 Administrator Mekarski stated that the Manhole Rehabilitation was 42% under bid. The
45 Engineer's Estimate was \$623,000.00. The low bid came in at \$360,260.00. The Cured-
46 In-Place Pipelining was 27% below bid. The Engineer's Estimate was \$2,569,950.00. The

1 low bid came in at \$1,836,389.00. He stated that we are close to a Million Dollars below
2 estimate.

3 **Motion by Trustee Oliver, second by Trustee Meyers-Martin to accept the**
4 **recommendation of Robinson Engineering to award the Contract to the lowest and**
5 **best bidder, Insituform Technologies USA, Inc., in the amount of \$1,836,389.00**
6 **contingent upon IEPA review and approval, and subsequent authorization of the**
7 **zero-interest Loan and 25% Grant; as part of the Village CSSRP IEPA Loan No.**
8 **L170052.**

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

10
11 **Motion by Trustee Gibson, second by Trustee Nale to accept the recommendation of**
12 **Robinson Engineering to award the Contract to the lowest and best bidder, Kim**
13 **Construction Company in the amount of \$360,260.00 contingent upon IEPA review**
14 **and approval, and subsequent authorization of the Zero-Interest Loan and 25%**
15 **Grant; as part of the Village CSSRP IEPA Loan No. L170052.**

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

17
18 Trustee Pennington stated that it is a savings in the amount of \$996,500.00.

19
20 **HUMAN RESOURCES:**

21
22 Trustee Nale stated that she did not have a formal report this evening.

23
24 **PUBLIC SAFETY:**

25
26 **Public Safety Meeting** - Trustee Meyers-Martin stated that the Public Safety Committee
27 met on November 16th. They reviewed the monthly Police Activity Incident Report. They
28 were please to find out that because of the increased traffic safety, along with the
29 RedFlex Cameras, they have decreased accidents within the Village due to the new safety
30 measures that were put in place. A lot of the overtime that was done as part of the traffic
31 safety step up was due to the Grant. The Grant covered the overtime costs.

32
33 Trustee Meyers-Martin stated that at the Public Safety Committee Meeting, the members
34 of the Public Safety Committee got to meet Lars, the Village's K-9 Dog. She stated that
35 Lars is well behaved and well trained. Officer Metzger and Lars have been paired
36 together for three weeks.

37
38 Trustee Meyers-Martin stated that at the December 14th Board Meeting, the police
39 department will be bringing their recommendations for the reorganization of some of the
40 staffing that has to be done in the police department. There will be some
41 recommendations that will need action by the Board.

42
43 Trustee Meyers-Martin stated that at the Public Safety Committee Meeting there was a
44 recommendation, and there will continue to be discussion as far as a Citizens Police
45 Academy. Officer Dean has been involved with the academy in Flossmoor and
46 Schererville. He suggested that Olympia Fields might want to look at something similar

1 to that. The Public Safety Committee wasn't 100% sure that would be something that
2 would work in Olympia Fields. They are going to continue discussion on that matter.

3
4 **Cameras on the 203rd Street Corridor** – Trustee Meyers-Martin stated that the cameras
5 on the 203rd Street Corridor should be up and running by the end of December. All of the
6 cameras are in place.

7
8 President Jones asked Trustee Meyers-Martin to discuss with Administrator Mekarski the
9 complexity of the information that the Board has to think about at the next meeting
10 regarding the reorganization and some of the staffing at the police department. If it is
11 something that the Board needs to do in December, then we will do it. He stated that the
12 Board Meeting on December 14th has a heavy agenda, and there is a Public Hearing on
13 the TIF Process. Due to the heavy agenda at the next Board Meeting, President Jones
14 would like the Board to agree to commence the Board Meeting at 6:30 P.M. The Public
15 Hearing regarding the TIF starts at 7:00 P.M.

16
17 **REPORT OF VILLAGE ADMINISTRATOR:**

18
19 **Ordinance #2009-20 – An Ordinance Amending the Olympia Fields Village Code,**
20 **Section 4-9 (2.1), "Hours of Sale," of Chapter 4, Article I, Section 4-32, "Classes,"**
21 **by adding a new Class B-3 thereto and Section 4-35, "Maximum Number," of**
22 **Chapter 4, Article II, "Licenses," of the Olympia Fields Village Code –**

23 Administrator Mekarski stated that the two Walgreens have asked the Village to give
24 them a Beer and Wine License. This is something that all of the Walgreens are doing
25 throughout the country. They feel like they have to compete. The CVS in Olympia Fields
26 has a full Liquor License. Administrator Mekarski recommends that the Board favorably
27 support this.

28
29 President Jones stated that Walgreens are good businesses. He stated that if the Board
30 approves this on First Reading, it is still subject to full review by the police department of
31 their security and surveillance operation. This is similar to what we did with CVS.

32 President Jones stated that there is no representative from Walgreens present this
33 evening. He stated that one of the conditions is that between now and December 14th

34 when this comes before the Board again for Second Reading, that Walgreens has to
35 contact the police department for a full security evaluation. Administrator Mekarski
36 stated that we are going to get NIU involved to look at the cameras. President Jones

37 inquired as to whether or not NIU was going to do that for free. Administrator Mekarski
38 stated that they were, because they are hoping to get some business from Walgreens.

39 President Jones stated that he would like Walgreens to pay NIU's fee. He stated that NIU
40 has been fabulous in assisting the Village in building our video surveillance system.

41 Administrator Mekarski stated that he received an e-mail from the attorney for Walgreens
42 stating that he arranged for the appropriate person to contact the Chief tomorrow.

43 Administrator Mekarski stated that he would work with Walgreens to setup escrow to
44 reimburse NIU and the vendors.

45 **Motion by Trustee Gibson, second by Trustee Oliver to approve on First Reading,**
46 **proposed Ordinance 2009-20, an Ordinance amending the Olympia Fields Village**

1 **Code, Section 4-9 (2.1), "Hours of Sale," of Chapter 4, Article I, Section 4-32,**
2 **"Classes," by adding a new Class B-3 thereto and Section 4-35, "Maximum**
3 **Number," of Chapter 4, Article II, "Licenses," of the Olympia Fields Village Code;**
4 **and schedule Second Reading and consideration of adoption at the Board of Trustee**
5 **Meeting on December 14, 2009; conditioned on completion of the Olympia Fields**
6 **Police Department's security surveillance review and recommendations thereof.**

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

8
9 **Designation of FOIA Officer –**

10 **Motion by Trustee Pennington, second by Trustee Ormsby to appoint David**
11 **Mekarski, Village Administrator and Deputy Randy Kickert as the Village of**
12 **Olympia Fields Freedom of Information Officers in compliance with Public Act 96-**
13 **542.**

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

15
16 **District 227 Superintendent Search Process –** Administrator Mekarski stated Mr. Fred
17 Veazey who is a member of the Education Commission and former President of the
18 PTSO, would like to address the Board regarding the next steps with regard to the
19 Education Commission and the PTSO's efforts towards getting an open, deliberative
20 process for the next Superintendent.

21
22 Mr. Veazey stated that he would like to characterize some of the frustrations that the
23 individuals felt at the Forum. Then he will give a report on the Petition Drive that the
24 PTSO is waging and sort of outline the next steps. Mr. Veazey stated that the Forum was
25 held last Thursday. Those that attended the Forum were under the impression that it was
26 to relay to the community information on the past year's PSAT/ACT Testing. They were
27 under the impression that the Forum agenda and format would be similar to the Forum
28 that was held two years ago and co-hosted by the PTSO and the Education Commission
29 at Rich Central High School. When the Forum started they found out that the format was
30 very different. It was setup for a presentation, and then group settings, where the group
31 talks and then you come up with your ideas and then you give them to the moderator.
32 There is no discussion. Principal Rainey opened up the session with an opening monolog
33 to stay on the topic, don't mention anybody's name, etc. There were a large number of
34 students present as well as small children. Mr. Veazey stated that the results of the testing
35 are pretty dismal even though 40% of the kids aren't taking the exam.

36
37 Mr. Veazey stated that Administrator Mekarski stood up very strong that night making
38 sure that the public got the type of presentation and the type of format that we deserved.
39 Administrator Mekarski stated what the people expected and what they wanted to have.
40 He brought up the fact of 40% of the juniors not taking the test. At Administrator
41 Mekarski's initiation, others joined in, and before long they had the meeting that they
42 wanted in the first place. Some of the students came up to Mr. Veazey and Mr. McNeal
43 and stated that they wanted to say something. The students told the gentlemen that they
44 never get a chance to say anything at the school. Nobody wants to hear what he or she
45 has to say. Mr. Veazey and Mr. McNeal got everyone's attention and the students got to
46 have their say. Mr. Veazey stated that it was great for those students to have the

1 opportunity to speak. He stated that it was very sad, because those students are crying out
2 for help. He stated that the kids told everyone that nobody listens to them and nobody
3 gives them an opportunity to voice their opinions. Mr. Veazey stated that you have to
4 listen to kids. He stated that even though in the beginning he was not happy with
5 Principal Rainey's monolog, and the setup, he did have to give Principal Rainey credit for
6 going with the flow and allowing the audience to dictate what happened from that point
7 on.

8
9 President Jones inquired as to whether or not any School Board Members were at the
10 Forum. Mr. Veazey stated that no School Board Members were present. He stated that
11 Superintendent Hunigan was present before the meeting, but when the meeting started he
12 had left. Mr. Veazey stated that this was a meeting to discuss the test results of one of the
13 three high schools and there was no Superintendent present, and no Assistant
14 Superintendent in charge of Teaching and Learning present, and no School Board
15 Members present.

16
17 **Petition Drive** – Mr. Veazey stated that he is not as close to the Petition Drive as he
18 would like to be. He doesn't believe that there is a lot of energy behind the door-to-door,
19 person-to-person type drive. He stated that the Petition could be sent out via e-mail. They
20 would like the current search to be scrapped and have the District start over again and
21 find a firm that will be more professional, and more organized, and more customer
22 friendly. They want them to open up the search process to permit greater stakeholder
23 involvement. And they should have greater stakeholder involvement in the actual
24 interview process and recommendation to the School Board on who should be selected.
25 The District is paying \$11,000.00 to select an individual who they will easily be paying
26 between \$200,000.00 and \$400,000.00.

27
28 Administrator Mekarski stated that if members of the audience would like to help support
29 the PTSO, the Education Commission, and the Board of Trustees, they could send Letters
30 to the Editor of the SouthtownStar, the Sun-Times, and the Chicago Tribune. This is to
31 help protect your investment and to protect the interest of your children, our future.

32
33 President Jones stated that it was relayed to him that the School Board President Sonya
34 Norwood stated that the people that are coming to complain at the School Board
35 Meetings represent a small portion of the population. Most of the people that she talks to
36 are very pleased with the performance and the quality of the school. He stated that 40%
37 of the student population is not at the grade level that they are suppose to be at for the
38 PSAE/ACT Test. Rich Township is the worse offender in removing kids from the Testing
39 Program.

40
41 Mr. Veazey stated that the State of Illinois decided that the PSAE/ACT Test would occur
42 in the third year of high school. He stated that the high schools decided to define what a
43 junior year meant. Rich Township took it to the extreme and defined the junior year that
44 you had to have 12 credit hours in certain core areas of study. Mr. Veazey stated that a
45 student that didn't have a "D" or above, was disqualified from taking the test. 40% of the
46 kids couldn't qualify to sit for the test. At some point those kids still have to take the test.

1 But then they don't have to report the results. A woman from the Illinois State Board of
2 Education informed Mr. Veazey that the State of Illinois wanted the students tested in the
3 third year of high school. She stated that they probably wouldn't have a problem with
4 this, if the students that were being excluded from taking the PSAE/ACT Test in the third
5 year were then put on a five-year graduation track. But the students in Rich Township
6 that are being excluded from the test are graduating on time. Mr. Veazey stated that we
7 have to continue to demand more from the School District. He stated that prior to the
8 arrival of Dr. Davis, the Elementary District was not in that great a shape. He stated that
9 shows you what leadership can do. He stated that we need a leader in this School District.
10 We need everybody to pitch in on this thing and make sure that it is done right this time.

11
12 Administrator Mekarski stated that we need the support of the Homeowners Associations.
13 The Homeowners Association Members could come out to the School Board Meetings.
14 The residents of Olympia Club could come to a School Board Meeting and insist that
15 each of you be given a chance to be heard at the beginning of the meeting or at the end.

16
17 Mr. Veazey stated that if the Homeowners Associations have e-mail lists, they could get
18 the Petitions out that way. They are going to try to do that with the rest of the Rich
19 Township communities. He stated that at the Forum, the school brought up the fact that
20 75% to 80% of the ninth graders are coming in below standards. Mr. Veazey told them
21 that they should state what School District these students are from.

22
23 Trustee Oliver stated that only 10% of the student population comes from Olympia
24 Fields. The vast majority comes from Country Club Hills. He stated that we need other
25 Village Presidents to assist in the establishment of Education Commissions and become
26 involved in this very important District issue. He stated that until we get some other
27 groups, it is going to be tough. President Jones stated that we are working on that. He and
28 Administrator Mekarski went out Sunday morning and spoke with Mayor Welch and
29 some of his aldermen. He stated that we have to get Park Forest and Richton Park more
30 active. He has asked Administrator Mekarski to reach out to the Mayors of Richton Park
31 and Matteson.

32
33 President Jones told Mr. Veazey to keep up the good work. He stated that the Education
34 Commission is keeping up the good work along with Trustee Oliver. He stated that we
35 are making some progress.

36
37 **2010 Federal Program Priorities** – Administrator Mekarski stated that we met with our
38 Consulting Team to put together our booklet of priority projects for next year because of
39 changes in D.C. relative to earmarks. They are going to do more collaborative projects
40 and less individual projects per community. Our first priority will be to advance the
41 Sewer Lift Station Improvement Program, which we omitted from the Stimulus Bill. The
42 estimated cost is \$1,340,000.00. This affects every neighborhood in the Village of
43 upgrading the improvements of the Lift Stations to last another 20 years.

44
45 Administrator Mekarski stated that the second priority is to work collaboratively with the
46 Village of Matteson and Park Forest in beautification efforts along the Lincoln Highway

1 Corridor, and as it relates to the 211th Metra Facility which is located in Olympia Fields,
2 Park Forest, and Matteson. This would include pedestrian access, street lighting, and
3 right-of-way improvements. That will be about \$1,250,000.00 for three communities.
4

5 Administrator Mekarski stated that the third item would be a collaborative approach
6 between the four communities for extending the Video Surveillance Program. This would
7 accentuate the cameras that we have at St. James, Rich Central, and the Metra Facility
8 and some of our other hot spots in the Village. In the packet are some of the other
9 brainstorming ideas.

10
11 Administrator Mekarski stated that it looks like we have another \$100,000.00 on the way
12 for the Retail Redlining Project. It is in Committee right now. There is no guarantee.
13 Administrator Mekarski will be working with Trustee Gibson and Trustee Ormsby on the
14 consultant selection process in the next two weeks. He stated that to-date; they have
15 brought in close to \$6,000,000.00 for the four communities in Federal Earmarks to the
16 small Villages of Olympia Fields, Park Forest, Matteson and Richton Park. He stated that
17 is unprecedented around the State.

18
19 **REPORT OF VILLAGE PRESIDENT:**

20
21 President Jones stated that he did not have a report this evening.
22

23 **UNFINISHED BUSINESS:**

24
25 **Holiday Lights** – Trustee Gibson stated that she hopes that everyone has seen the
26 beautiful holiday lights.
27

28 **Arcadia Blue Ribbon School Banners** – Trustee Gibson stated that there are six Arcadia
29 Blue Ribbon School Banners along Kedzie Avenue. They missed one light pole going
30 down towards the post office right in the center. They will be placing one in that location.
31 There are eight banners on the light poles along Route 30 and Governors Highway. There
32 is one banner outside the Village Hall. There is one banner in the Board Room. There is
33 one by the Greek Church. One will be placed in the island way that goes down to the post
34 office.
35

36 **NEW BUSINESS:**

37
38 The Board did not have any new business to discuss.
39

40 **RESIGNATIONS AND APPOINTMENTS:**

41 **Motion by Trustee Pennington, second by Trustee Ormsby to approve the**
42 **reappointment of Victor Blackwell as Chairman, and Larry Green and Jay Readey**
43 **as members to the Plan Commission for a term ending April 30th, 2013.**

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

1 **Motion by Trustee Pennington, second by Trustee Ormsby to approve the**
2 **reappointment of Carolyn Gibson as Board Liaison to the Plan Commission for a**
3 **term through April 30th, 2010.**

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

5
6 **Motion by Trustee Oliver, second by Trustee Ormsby to accept the resignation of**
7 **Theresa McGuire-Jackson and appoint Reginald Ford as a Full Member of the**
8 **Education Commission with a date of expiration of September 30th, 2010.**

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

10
11 **BOARD MEETING ON DECEMBER 14TH, 2009, TO START AT 6:30 P.M. –**

12 **Motion by Trustee Gibson, second by Trustee Pennington to start the next Board**
13 **Meeting on December 14th at 6:30 P.M.**

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

15
16 **ADJOURNMENT:**

17
18 **Motion by Trustee Pennington, second by Trustee Nale to adjourn at 10:23 P.M.**

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

20
21 **Respectfully submitted by Faith Stine.**