

1 **MINUTES OF THE VILLAGE OF OLYMPIA FIELDS**
2 **REGULAR MEETING OF THE BOARD OF TRUSTEES**
3 **Held on November 26, 2012**

4
5 The Regular Meeting of the Board of Trustees was held on Monday, November 26, 2012,
6 at the Linzey D. Jones Municipal Building and was called to order by Village President
7 Debra Meyers-Martin at 7:03 P.M. The assembly recited the Pledge of Allegiance.
8 Administrator Mekarski/Village Clerk called the roll.

9
10 Present: Trustees – Gibson, Ormsby, Oliver, Pennington, Nale and Waite
11 Village President Debra Meyers-Martin
12 Village Administrator/Village Clerk, David Mekarski

13
14 Absent: None.

15
16 **MINUTES:**

17
18 **Motion by Trustee Nale, second by Trustee Gibson to suspend with the reading of**
19 **the Minutes of November 13th, 2012.**

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

21
22 **Motion by Trustee Gibson, second by Trustee Pennington to approve the Minutes of**
23 **November 13th, 2012, as presented.**

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

25
26 **BILLS FOR APPROVAL:**

27
28 Village President Meyers-Martin stated that she has Bills for Approval in the amount of
29 \$33,724.61. She stated that there is a Cover Memo in the Board Packet designating the
30 more significant bills.

31
32 Trustee Ormsby stated that we have a bill in the amount of \$5,302.00 from Robinson
33 Engineering. Trustee Ormsby inquired of Village President Meyers-Martin whether or
34 not the Village had an opportunity to talk to them about giving the Board an update of
35 open projects and where we are with them. She believes that she has asked for this many,
36 many times.

37
38 Administrator Mekarski stated that we have discussed that with Robinson Engineering.
39 They are preparing a Comprehensive Report. The Board should have it for their meeting
40 on December 10th.

41
42 Trustee Ormsby stated that she was going to hold that over until we got it. She stated that
43 if it is forthcoming that would be great.

1 **Motion by Trustee Pennington, second by Trustee Ormsby to approve the payment**
2 **of Bills for November 26th, 2012, in the total amount of \$33,724.61.**

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

4
5 **COMMUNICATIONS AND PETITIONS:**

6
7 Village President Meyers-Martin opened up Communications and Petitions at 7:07 P.M.

8
9 **Motion by Trustee Gibson, second by Trustee Pennington to amend the rules and**
10 **move up on the Agenda the Appointment and Confirmation of the Police Chief.**

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

12 *********

13
14 **REPORT OF VILLAGE PRESIDENT:**

15
16 **Appointment of the Police Chief by the Village President and Confirmation Vote by**
17 **the Village Board** – Village President Meyers-Martin stated that she is happy to
18 announce tonight that after months of evaluations and in a process that we were very,
19 very proud of, and very excited about through the Illinois Association of Police Chiefs
20 she is making a recommendation to the Board.

21 **As Village President, I am pleased to recommend John A. Krull to the position of**
22 **Chief of Police and respectfully request the confirmation of this appointment by my**
23 **Fellow Board of Trustees Members.**

24 **Motion by Trustee Nale, second by Trustee Oliver to confirm the appointment of**
25 **John A. Krull to the position of Chief of Police.**

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

27
28 **Motion by Trustee Oliver, second by Trustee Pennington to approve the**
29 **appointment of John A. Krull as the Chief of Police for the Village of Olympia**
30 **Fields, following completion and acceptance of the candidate's references and**
31 **background check being performed by the Illinois Association of Police Chiefs; for**
32 **an annual salary of \$115,000.00 effective on January 7th, 2013.**

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

34
35 Village President Meyers-Martin stated that we welcome our new Police Chief, John A.
36 Krull. (There was a round of applause and a standing ovation). The Village President
37 introduced Jennifer Krull. She is the wife of the new Police Chief. (There was a round of
38 applause).

39
40 Police Chief Krull stated that this is a great opportunity for him. He thanked the Village
41 President and the Board for the opportunity to be the Village's Chief of Police. He is
42 humbled and honored to be selected for this position. He extended his gratitude to the
43 entire Village Board for their hospitality, cohesiveness, and their patience during this
44 process. He stated that during one of the long Saturdays that he spent here he was lucky
45 enough to be given some heartfelt advice, which was for him to relax, to be himself, and
46 to wear his heart on his sleeve. He thanked Administrator Mekarski for that advice. He

1 stated that it certainly set him at ease during that time. He looks forward to working with
2 everyone for years to come. He stated that you have gotten to know me a little bit to
3 know that I like to use quotes sometimes to keep myself on track or on focus. He stated
4 that he and his wife have two wonderful kids. They are both in college. They are both
5 still on the payroll. He has told both of their children that “When you chase perfection
6 with 110% effort, you are going to catch success every time.” He stated that he will be
7 chasing perfection here for the Village. He will be chasing perfection for the residents of
8 the Village, the Board, and the police officers here. He stated that he would be remiss if
9 he didn’t recognize and publicly thank his wife, Jennifer, and their children, Megan and
10 John Kyle for their love and support, for without it he would not be standing in front of
11 you now. (There was a round of applause and a standing ovation).

12

13 Village President Meyers-Martin stated that our formal swearing-in will be in January.
14 Chief Krull stated that there will be a transitional process. He is hoping that he will be
15 here the second week of December.

16

17 **COMMUNICATIONS AND PETITIONS: (CONTINUED)**

18

19 There were members of the public that were present, but no one wished to address the
20 Board. Village President Meyers-Martin closed Communications and Petitions at 7:15
21 P.M.

22

23 **FINANCE:**

24

25 **Fiscal Year End 2012 Audit Presentation** – Trustee Pennington stated that he has two
26 items to report on this evening. The first item he will be assisted by the Village’s
27 Auditing Team from Sikich. They will present the findings of the 2012 Audit. Mr. Brian
28 LeFevre is the Managing Partner with Sikich and Matt Pehle will give the presentation.

29

30 Mr. LeFevre thanked Village President Meyers-Martin and the Board on behalf of Sikich
31 for inviting them to present the report on the Village Audit for the Fiscal Year ending
32 April 30th, 2012. He stated that everyone on the Board should have the Annual Financial
33 Report. Mr. LeFevre asked Mr. Pehle to walk the Board through what the process is, and
34 the standards that they are required to follow when they conduct an Audit.

35

36 Mr. Pehle stated that he would walk the Board through the Audit process. Mr. LeFevre
37 will go through the numbers and Financial Statements in more detail. Mr. Pehle stated
38 that the Audit process started about nine-months ago with a meeting in February where
39 they setup the preliminary plan for the entire Audit. The Audit process is broken down
40 into a couple of phases. First they come out for their preliminary planning and fieldwork
41 right around the end of the Fiscal Year. He stated that a couple months later they come
42 out for their final financial fieldwork. When they perform the Audit they follow
43 guidelines that are set by The American Institute for Certified Public Accountants or the
44 (AICPA). They are known as “Generally Accepted Auditing Standards”. Mr. Pehle
45 explained the process and procedures that they need to follow in providing opinions on
46 the Financial Statements. Once all of their testing is complete, and the procedures are

1 documented, they wrap up their Financial Audit, then they get into the report writing
2 phase. They get the numbers that were provided, certified, and tested, and they put them
3 in a Financial Statement Packet. The guidelines for putting that together are provided by
4 the Governmental Accounting Standards Board or (GASB). They lay down how they
5 have to put these numbers together and present them in order to provide an Unqualified
6 Opinion. Mr. Pehle stated that Mr. LeFevre will go over that document in great detail.

7
8 Mr. Pehle stated that this year as well as the last couple of years, we have had to perform
9 another test known as the “Single Audit.” Whenever the Village spends more than
10 \$500,000.00 of Federal Expenditures, they are required to have the Single Audit. They
11 test internal controls and compliance over the Village’s Federal Grants. The
12 Governmental Auditing Standards cover the standards for the Single Audit. They have to
13 issue a separate opinion stating that the Village is in compliance with the Governmental
14 Auditing Standards. The village also received an “Unqualified Opinion” on that report.
15 Mr. Pehle stated that Mr. LeFevre will have the financial highlights.

16
17 Mr. LeFevre stated that on Page 1 in the Annual Financial Report is the Independent
18 Auditors Report. He stated that we are pleased to present an “Unqualified Audit
19 Opinion.” That means that the Financial Statements have been presented fairly in
20 accordance with the Generally Accepted Accounting Principles free of material
21 misstatements. This is the highest level of opinion you can receive on the Financial
22 Statements.

23
24 Trustee Waite stated that a “Qualified Opinion” would be bad news. Mr. LeFevre stated
25 correct. He stated that if the Village received a Qualified Opinion it would not have the
26 AAA Bond Rating that it has. He stated that the Audit plays a very important role along
27 with your Financial Policies when it comes to the Village’s Bond Rating. He stated that
28 the standards related to the Single Audit on compliance with laws and regulations, could
29 have a material impact on the Village’s Financial Statements. He stated that you have an
30 “Unqualified Opinion on compliance with your major Federal Programs.” As part of the
31 Single Audit they have to test individual Grants. They did not have any findings or
32 question costs. He stated that it is all good news on the opinion.

33
34 Mr. LeFevre stated that next is the “Management Discussion and Analysis.” It is a
35 lengthy document. This is the executive summary. The Village prepares it. It is required
36 by GASB Statement 34 to receive that “Unqualified Audit Opinion.” The document is
37 inserted into the Financial Statement after a draft is provided to the Village. That is why
38 it has a separate page numbering scheme. On Page 4 is the first page of the Audited
39 Financial Statement. The Statement of Net Assets along with the Statement of Activities
40 are on Pages 5 and 6. He doesn’t have any comments on them. Those reports are the
41 global view of the Village’s Financial Statements. They are required by the GASB
42 Standards and they are required to receive that “Unqualified Audit Opinion.” He believes
43 that there are other statements that are more beneficial to focus on.

44
45 Mr. LeFevre stated that Page 7 is the Balance Sheet for the Village’s Governmental Fund
46 focusing on your main operating fund, the General Fund. The remainder of the Village’s

1 Funds fit into this non-major column. They are aggregated. The detailed information for
2 that column can be found in the back of the report. The Village adopted a Fund Balance
3 Policy. The reason for that was two-fold. The first reason was to put a document together
4 that complied with the new GASB Standard. Secondly, it was to get the Board thinking
5 about what your Fund Balance should be. What would you like your reserves to be in
6 your General Fund? It is also something that the Bond Agencies want to hear about and
7 know that you have a plan. The Village also has its 2040 Plan. All of these things make
8 the Village of Olympia Fields shine when it comes to its Financial Management. The
9 Fund Balance for the General Fund is \$2,900,000.00, which includes \$2,439,000.00 that
10 the Village has assigned for cash reserves. That is the five-month or 40% Fund Balance
11 Policy that the Village adopted during the Fiscal Year. You can see that you did have
12 some Fund Balance over and above that 5 month policy requirement. That was important
13 because it allowed the Village to loan some funds to the start up of your TIF and also of
14 your SSA in advance of those dollars coming in. The \$248,000.00 that is in brackets
15 allowed the Village to do some Economic Development within the community because
16 the Village had those reserves available in the General Fund. The Village made an
17 internal loan realizing that those dollars are coming back as the Economic Development
18 occurs. He stated that Sikich has developed some internal software which is a statistical
19 database of local governments in the State. The Village is in the category of local
20 Municipalities with a population of less than 20,000. In that peer group they have
21 developed some statistics so that you have some benchmarks. The Fund Balance of
22 \$2,900,000.00 is 49% of your expenditures. The Village's peer group in terms of a
23 benchmark was at 43%. The Village evaluated positively compared to its peer group.
24

25 Mr. LeFevre stated that on Page 9 are the Statement of Revenues and Expenditures and
26 Changes in Fund Balances. Revenues for the Fiscal Year were anticipated to be less than
27 expenditures based on the Village's Budget Document. There was a decrease in Fund
28 Balance of \$368,000.00. You never look at that number in one-year, but as a trend over
29 several years. The Village has not had a trend of decreasing Fund Balance. There were
30 some projects that occurred during the Fiscal Year that you anticipated that your Fund
31 Balance would decrease. The management to that is to know that you are above your
32 Fund Balance Policy as we discussed on the Balance Sheet. There is nothing to be
33 alarmed about there.
34

35 Mr. LeFevre stated that on Page 12 are the Operations for your Water and Sewer Funds.
36 This shows the revenues and expenses related to the water and sewer operations. Both the
37 water and the sewer had an operating loss. There are several significant items that
38 occurred during the year. The most significant is the Intergovernmental Agreement with
39 the Country Club. There are significant transactions that were recorded here. Specifically
40 the tap-in fees in non-operating revenue related to that Country Club Agreement were
41 over \$300,000.00. The contribution revenue represents the assets that were put into the
42 Water System during the year. That is how those are added to the Financial Statements,
43 that amount is \$700,000.00.
44

45 Mr. LeFevre stated that on Page 15 are the Police Pension Fund Revenues and Expenses.
46 "Employer Contributions" that is the Village's contribution to the Police Pension Fund. It

1 was just under \$580,000.00. Overall revenues in the fund were \$821,000.00. Expenses
2 for the year were \$575,000.00. That is an increase to the fund of \$245,000.00. That
3 leaves a Fund Balance or assets at the end of the year for the Police Pension Fund of
4 \$6,200,000.00.

5
6 Mr. LeFevre stated that on Page 25 is a note to the Financial Statement. Note 2(A) is a
7 discussion about deposits with financial institutions. Last year there were some dollars
8 that were uncollateralized. That issue was resolved quickly with the financial institution
9 after year end. He stated that when you have deposits in a financial institution as a local
10 government, you have your FDIC coverage. Over and above that you have the financial
11 institution pledge collateral to safeguard those deposits over and above the FDIC
12 Insurance. Only local governments have the ability to do that. All of the Village's
13 deposits were in accordance with your Investment Policy and were properly
14 collateralized. Those are some of the auditing standards that we are required to test as
15 part of our procedures.

16
17 Mr. LeFevre stated that on Page 50 of our prepared comments we start seeing a lot of
18 pension numbers and numbers that come from Actuaries that can often be very confusing.
19 He stated that in the newspapers the State will be talking about Pension Reform. He
20 wants everyone to have a good understanding of the two Pension Funds that the Village
21 is involved in and how they operate, and what the requirements will be for the Village in
22 the future. The Village has two Pension Funds: The Illinois Municipal Retirement Fund
23 and the Police Pension Fund. They are both Defined Benefit Pension Plans. They both
24 work differently. You work for a period of time and based on the Statute, it will
25 determine when you retire what your benefits will be. It is not like the 401K Plan he has
26 with Sikich. That is a Defined Contribution Plan. The monies that he puts into his
27 account earn interest. The firm might match some of those contributions.

28
29 Mr. LeFevre stated that for IMRF 4.5% is taken out of employees' checks each payroll.
30 The Village pays a percent of covered payroll based on what the Actuary from IMRF
31 tells you on a calendar year basis. Based on that process, the Actuary each year then says
32 what assets are being set aside in trust for the Village's full-time employees in the plan.
33 That is in column 1 on Page 50. Column 2 is the Actuaries' true Liability. That is the
34 service credits that have been earned by those employees. Column 3 is the funded ratio
35 which is Column 1 divided by Column 2. Assets divided by liability. It is often a measure
36 of the health of the Pension Fund. 89% funded. The peer group that he mentioned
37 previously is 70%. Column 4 is the mathematical difference, liabilities minus assets. The
38 \$390,000.00 number that is reflected on this report today in a few years, with one of the
39 new GASB pronouncements; it will be reported on the global statements at the front of
40 the report. It will be reported as a liability. Page 53 shows the Budgetary Impact for the
41 last six years. The most important column is "Percent Contributed" 100%. He stated that
42 under Illinois Compiled Statutes the Village doesn't have a choice. The Village will pay
43 in 100% of what is required by the Actuary because if you don't IMRF can make up the
44 difference on what the Village didn't pay from the Village's Income Tax Distribution
45 from the State. The Village doesn't have a choice. That is how IMRF is setup.

46

1 Mr. LeFevre stated that on Page 51 is the information for the Police Pension Fund. This is
2 operated at the local level. You have a Police Pension Board that manages through its
3 investment managers the assets of the Police Pension Fund. The information on Page 51
4 is prepared by the Independent Actuary for the Police Pension Fund. The assets are in
5 Column 1. Liabilities are in Column 2 with the funded ratio of 44%. It is an increase of
6 5% since a couple years ago. The peer group is at 61%. In Column 4 it states
7 "\$8,300,000.00 unfunded liability" that is the number that is going to grow and be a
8 liability on the global statements in a few years. How is this funded? Every year the
9 Actuary tells the Village what is recommended to contribute to the Police Pension Fund.
10 The Board makes an informed decision through the budgetary process to determine how
11 much is contributed.

12
13 Mr. LeFevre stated that Page 54 tells you that every year it may not be 100% of what the
14 Actuary recommended. It shows the history over the last six-years. Two-years ago there
15 was a change in Statute and the Village will be required by Fiscal Year 2018 to contribute
16 100% of what is recommended by the Actuary, or there will be the same ability for State
17 Income Tax dollars to be utilized by the Police Pension Fund to make up the difference if
18 the Village didn't voluntarily contribute 100% of the Actuarial requirement. Understand
19 that with all the things that are going through with Pension Reform, you are not doing
20 anything like what the State has done with some of its State Plans when they use
21 "Pension Holiday." That means in certain years there is a zero for some of those State
22 Plans. He stated funding at 0% puts you way behind. He stated that you know you have a
23 little bit of work to be done to get to that 100% by 2018. There are discussions at the
24 State level about Pension Reform because they realize that Municipalities are struggling
25 to be able to get to this 100%. They did receive all of the information that they needed for
26 the Audit on a timely basis. The Audit process went very smoothly, very professionally.
27 They had a detailed meeting with the Finance Committee that went very well.

28
29 Trustee Ormsby stated that she had a question on the Management Discussion and
30 Analysis. She is a little concerned. The Governmental Fund had a deficit of revenue over
31 expenditures of \$951,467.00. She knows that is because of our Sales Tax Revenue. She
32 stated that is almost a Million Dollars.

33
34 Mr. LeFevre stated that the \$951,000.00 is your Governmental Fund as a whole. During
35 the year you expended large dollars in your seizure fund. That's a big component to that
36 \$951,000.00. The focus should just be on the General Fund which had a decrease of
37 \$368,000.00. He stated that if you had a trend of a decrease of \$350,000.00 every year in
38 your General Fund, he would say that is a concern. He stated that you are still above your
39 Reserve Policy. If you decided to spend down your General Fund Balance that amount
40 for several years going forward, then he would tell the Village that you are operationally
41 out of balance. He doesn't see that being the case. There are several one-time
42 expenditures that occurred during Fiscal Year 2012. Your 2040 Plan will show you that
43 as well.

44
45 Trustee Ormsby stated that the way we get out of this, hopefully, is our Sales Tax
46 Revenue will increase and we won't have quite so many one-time charges. Mr. LeFevre

1 stated that either revenues go up or expenses go down. Trustee Ormsby inquired of Mr.
2 LeFevre whether or not this was a red flag to him. He stated no. Trustee Ormsby stated
3 that it seems like the Police Pension Fund could eventually be an issue in funding it. Mr.
4 LeFevre stated correct. You are below your peer group. The Village needs to figure out a
5 way to fund it at the 100% required contribution by law by Fiscal Year 2018. He stated
6 that this is challenge in a lot of communities as well. Trustee Ormsby inquired of Mr.
7 LeFevre how the Village is going to do this if we don't have a major Sales Tax increase.
8 It is a big concern to her. The Village's sewer and water is a big concern to her. She
9 agrees that it isn't bad right now. She stated that it sounds like we are a little soft. She
10 inquired of Mr. LeFevre whether or not she was reading that wrong. Mr. LeFevre stated
11 that he doesn't know. From a revenue stream if the focus is on Sales Tax that could
12 potentially be there. He stated that you have a number of revenue streams besides Sales
13 Tax. You have to make determinations on those revenue streams as well. He stated that I
14 am sure your 2040 Plan does this. You have to separate the recurring operational
15 expenditures versus those one-time capital expenditures and other projects that occurred.
16 Fiscal Year 2012 is very unique for the Village's Financial Statements, because the
17 transaction with the Country Club was a huge transaction, which makes the interpretation
18 of your Financial Statements for this one-year to be a little bit challenging. You have to
19 roll up your sleeves like the Finance Committee has done in a much more detailed
20 meeting than this to look at that. The 2040 Plan with your Treasurer will answer a lot of
21 those questions. The Village is so far ahead of the curve, not many communities do a
22 very good job of looking at more than one-year at a time.

23
24 Trustee Waite inquired of Mr. LeFevre what the expected revenue is that the Village
25 should expect coming from the Country Club. Mr. LeFevre stated that he doesn't think
26 that he is the person to answer that question. Mrs. Saenz stated that information would be
27 in our 2040 Plan that Mr. Theobald has worked on with Robinson Engineering. She
28 stated that we have to take a look at that.

29
30 Village President Meyers-Martin stated that is why we have so many meetings and
31 workshops with the 2040 Plan so that there is a better understanding going forward of
32 what it is that we need to do to keep up.

33
34 Mr. LeFevre stated that with regard to the Audit that is performed for the Grant
35 Programs, when you have more than \$500,000.00 in Federal Awards, there is not many
36 communities your size that has Single Audits, because there are not many communities
37 that have the type of projects that warrant the Federal Government feeling like they
38 should fund them. The Village has been able to do much more within the community
39 because you have had the ability to demonstrate that you have projects that will be
40 funded. He stated that everyone should pat themselves on the back here. He is aware that
41 Administrator Mekarski works diligently on obtaining Grants.

42
43 Trustee Gibson inquired of Village President Meyers-Martin whether or not Robinson
44 Engineering has assisted the Village in many of these Grants. Village President Meyers-
45 Martin stated yes. Administrator Mekarski stated especially with The Traditions.

46

1 Village President Meyers-Martin stated that they seek information on Grants that will fit
2 our projects. Trustee Gibson stated that is what she thought.

3
4 Administrator Mekarski stated that a lot of it is associated with our Federal Lobbyist
5 Strategy. He stated that 203rd Street/Governors Highway was money that the Village
6 received for 207th Street and Crawford. The Village was fortunate that the State found
7 alternate monies for that intersection to allow the Village to shift it to 203rd Street. He
8 stated that he wanted to mention something about the Fund Balance in regard to Trustee
9 Ormsby's question. In Fiscal Year 2010/2011 at the beginning of our new Mayor's
10 Administration, we made a budgetary decision that Fiscal Year to transfer \$500,000.00
11 from the unencumbered fund balance to launch the investigative work and limited
12 construction for one of the Bond initiatives we are going to be finalizing tonight. In order
13 to do that our Bond Counsel drafted a Reimbursement Resolution that this Board passed.
14 It indicated that the Board could spend monies preliminarily before a Bond initiative is
15 finalized. Tonight's second Bond initiative which is the lining of the Graymoor Laterals
16 includes a \$500,000.00 repayment to the General Funds unencumbered fund balance. He
17 stated that this board not only began to do Economic Development, but begin capitalizing
18 some of its infrastructure because of the internal loan. We walked that process through
19 our Bond Counsel to make sure that we could repay ourselves through the legal
20 instrument that James Shanahan recommended to the Board.

21
22 Trustee Waite inquired of Mr. LeFevre whether or not as part of their Audit they do any
23 checking on suppliers to the Village to determine if there is excessive entertainment, or
24 excessive payments to employees, or entertainment for employees.

25
26 Mr. LeFevre stated that they do detailed and random testing of various invoices that are
27 paid throughout the year. Mrs. Saenz and her staff are very well aware of the volume of
28 invoices that they request for supporting documentation. They look at the use of the
29 Village's Credit Cards. They look at samplings of the use of the credit cards to make sure
30 that it is a valid expenditure of the Village and that it has been properly approved. They
31 are looking at the check and balance process that the Village has documented to them,
32 and to insure that indeed the process is being followed.

33
34 Trustee Waite inquired of Mr. LeFevre who the Village's largest supplier is. Mr. LeFevre
35 stated that he doesn't know that answer off the top of his head. Trustee Waite inquired of
36 Mrs. Saenz if she knew. Mrs. Saenz inquired in what aspect. Trustee Waite stated any
37 aspect. He inquired who the largest supplier is that the Village writes checks to. Mrs.
38 Saenz stated Oak Lawn for our water purchases and second would be the engineering
39 firms.

40
41 Trustee Waite inquired of Mr. LeFevre whether or not he does any cross-checking with
42 suppliers. Mr. LeFevre stated that they do. He stated for example, the Village of Oak
43 Lawn confirms back to us the payments made by Olympia Fields to Oak Lawn. Trustee
44 Waite inquired about Robinson Engineering. Mr. LeFevre stated that Robinson
45 Engineering would be invoices that they would review. They have looked at a lot of those
46 invoices each year. Trustee Waite inquired of Mr. LeFevre about entertainment expenses.

1 Mr. LeFevre stated that a lot of the entertainment expenses probably would be part of
2 those credit card purchases in a lot of cases. Trustee Waite stated we don't entertain
3 them. They entertain us. Mr. LeFevre stated that wouldn't be reflected in your Financial
4 Statements. Trustee Waite inquired of Mr. LeFevre if our employees are accepting
5 excessive amounts of entertainment on the part of suppliers. Mr. LeFevre stated that is
6 not something that would be on your Financial Statements so they would not be aware of
7 that. Trustee Waite stated unless you went to their firms. Mr. LeFevre stated that
8 wouldn't be part of the Village's Audit. That is not part of the Audit of the Village's
9 Financial Statements.

10
11 Trustee Pennington thanked Mr. LeFevre and Mr. Pehle and their team in putting this
12 together for us. They do a fantastic job. They pretty much have been on point with us
13 since their engagement and it is gratifying to see the type of work that they put in. Trustee
14 Pennington thanked Cindy Saenz, the Village's Finance Director, and her team for
15 putting the information together for the Audit. The Board knows that we do the absolute
16 best with respect to the funds that we have for the Village of Olympia Fields. It shows
17 how strong we are in our financial acumen as well as the stewardship that we show with
18 respect to the funds. He is astonished that the Village continues to outperform some of
19 our communities around us. He stated that we all should be proud for the work that we do
20 in this regard.

21
22 Village President Meyers-Martin stated that she agrees and thank you as well for all of
23 your hard work. She believes that the Board would agree with her that it is very
24 reassuring for all of us, the comprehensive nature of the Audit and the fact that at any
25 point throughout that Audit we can go to it and know exactly what the condition of the
26 Village is in, where we have been, and where we are going. It is quite reassuring to her
27 and she believes that it is to the Board as well. She thanked Cindy Saenz for her hard
28 work. She stated that you can call Cindy at any moment and she always has her numbers
29 right at her fingertips.

30
31 Trustee Pennington stated that he would be remiss if he didn't acknowledge the Finance
32 Committee. We have two members of the Finance Committee in the audience. He wanted
33 to thank them personally for their oversight, advice, and counsel in putting the Budget
34 together, as well as the activities that lead up to the presentation that we just experienced.
35 He thanked Willett Hudson and Arthur Byrd.

36
37 Trustee Waite stated that they have good direction. Trustee Pennington stated thank you.

38
39 **October 2012 Financial Statements – Corporate Fund** - Trustee Pennington stated that
40 the second phase of his report this evening is the reporting of the financial activity ending
41 October 31st, 2012. This financial summary details Period 6 of the Village's 2012/2013
42 Budget. He stated that with respect to the Corporate Fund for October, actual revenue for
43 the month of October exceeded Budget Projections by 5%. The Village's actual expense
44 was favorable to Budget Projections by 2%. We closed the month of October in surplus
45 status in the Corporate Fund. The Village realized actual fund revenue of \$350,652.65.
46 The Village's Plan Revenue Budget for October was \$333,835.84. In reviewing the

1 Village's core revenue generators: Sales Tax Revenue was unfavorable to Budget Plan by
2 13%. The Village's October Budget Figure for Sales Tax was \$52,083.33. The Village's
3 actual realized amount was \$45,565.28. State Income Tax Revenue was favorable to
4 Budget Projections by 25%. The Village's Plan Budget Figure in this line item was
5 \$31,666.67. The Village's actual realized revenue was \$42,314.93. The Village did not
6 Budget for Real Estate Tax Revenue in October. The Village did realize \$24,140.25 in
7 Real Estate Tax Revenue in this period. Utility Tax Revenue was unfavorable to October
8 Budget Projections by 17%. Our Budget for this line item was set at \$33,333.34. The
9 Village realized \$27,606.08 in revenue. Towing and Impound Revenue remained
10 unfavorable to Budget Plan by 55%. The Village's Revenue Budget for this line item was
11 \$25,833.34. The Village's realized Towing and Impound Revenue for October was
12 \$11,500.00. Revenue from the Village's RedFlex Operation was favorable to Plan by
13 22%. We realized \$17,080.80 in actual revenue as compared to the Budget Figure of
14 \$13,333.34. Wireless Revenue was unfavorable to Budget Projections by 16%. The
15 Village budgeted the sum of \$65,333.35 and realized \$55,084.02 in actual revenue.
16 Corporate Fund Expense actual was favorable to Budget Projections by \$6,452.69, or 2%
17 of Plan. The Village's Plan Expense Budget for October was set at \$354,821.24. The
18 Village's actual incurred expense in this fund was \$348,368.55. Trustee Pennington
19 stated when comparing total revenue actual with total expense actual, the Village realized
20 a total fund surplus of \$2,284.10. The Village's Fiscal Year to date actual plus
21 encumbrance in the Corporate Fund ending October 31st, 2012, is a surplus, \$356,296.48.
22

23 **Water Fund** – Trustee Pennington stated that with respect to the Water Fund, we closed
24 October at surplus status. Our actual revenue for October exceeded Budget Projections by
25 \$151,870.93, or 52% of Plan. October Projected Revenue Budget in this fund was set at
26 \$137,758.75. The Village realized actual water revenue of \$289,629.68. Expenses in the
27 Water Fund were favorable to Budget Projections by \$7,104.09, or 7% of Plan. The
28 Village's Expense Budget Projection was \$109,226.33. The Village's actual expense was
29 \$102,122.24. Trustee Pennington stated that when comparing the actual total fund
30 revenue with the actual total fund expense, the Village closed the month of October in
31 surplus status in the amount of \$187,507.44. The Fiscal Year to date actual plus
32 encumbrance in the Water Fund is a surplus \$314,711.78.
33

34 **Sewer Fund** – Trustee Pennington stated that with respect to the Sewer Fund, we closed
35 the month of October in surplus status. The Village's Revenue Budget in the Sewer Fund
36 was projected at \$84,640.08, with projected expenses of \$101,388.50. This resulted in a
37 Projected Total Fund Deficit of \$16,748.42, or 17% of Budget Plan. The Village's actual
38 realized revenue was favorable to Budget Projections by 35%. The Village's actual
39 realized revenue in the Sewer Fund for October was \$129,857.79 as compared to the
40 Budget Figure of \$84,640.08. Actual expenses were favorable to Budget Plan by 35%.
41 Actual Fund expense incurred was \$66,311.95 as compared to the Budget sum of
42 \$101,388.50. Trustee Pennington stated that when comparing actual total revenue with
43 actual total expense incurred, we closed the month of October in surplus status in the
44 amount of \$63,545.84. The Fiscal Year to date actual plus encumbrance in the Sewer
45 Fund for the month of October remains in deficit status at \$67,047.08.
46

1 Trustee Pennington stated that it is important to note that this is a 49% improvement over
2 September's numbers which closed out at \$130,592.92, in deficit status. The trend is
3 trending down as far as our overall revenue to expense in the Sewer Fund.

4
5 **Treasurer's Report of Cash Balances for October 2012** – Trustee Pennington stated
6 that in the Board Packet is the Treasurer's Report of Cash Balances for the month of
7 October 2012. Mr. Theobald will give the Board a comprehensive overview of the Cash
8 Balances in his presentation to the Board at the Board Meeting on December 10th. Trustee
9 Pennington stated that the Village's cash financial position is healthy. The cash by
10 financial institution is at \$5,272,846.06. That lays out with specificity the percentages of
11 that money that is being held by the various banks that the Village does business with.
12 The Village's Balance of Cash Net of Interfund by Fund spells out the Water Fund the
13 Sewer Fund, the General Fund, the Debt Service, etcetera. That balance is \$5,269,159.00.
14 Page 2 shows the graphing by fund including the Interfund Balances. He stated that the
15 Village's financial position is strong and it is something that we can be proud of.

16
17 Trustee Ormsby inquired of Trustee Pennington why we have such a low amount of
18 money with Seaway. She inquired whether or not the Village is taking money out of that.
19 Trustee Pennington stated that the Seaway Account handles our Bond activity. They
20 serve as our Bond Banking Facility. That is their total involvement.

21
22 **BUILDING:**

23
24 **Emerald Ash Borer Tree Removal Update** – Trustee Ormsby stated that when Trustee
25 Pennington and the Finance Committee met, she was asked to present the issue with the
26 removal of the Emerald Ash Borer Trees that exist in our Village and how to fund that.
27 Mr. Alexa prepared a running tally of the trees that are 100% dead along with a general
28 idea of the cost which is between \$15,000.00 and \$20,000.00. Trustee Ormsby stated that
29 she did not budget for that. At this point they have used this year almost \$30,000.00 out
30 Mr. Alexa's Budget, Trustee Ormsby's Budget and Mr. McDonnell's Budget. Trustee
31 Ormsby stated that at the last Board Meeting it was suggested that she present to the
32 Finance Committee what we do about these trees because they are now considered a
33 liability. When the Ash Trees are 100% dead they are very vulnerable to fall. The
34 Finance Committee agreed. Mr. Louis Lee was present. Mr. Lee would like to be part of
35 the negotiating team when we get a vendor to give us a comprehensive cost between
36 \$15,000.00 and \$20,000.00 to take these trees down. The money would come out of the
37 Unencumbered Fund Balance. Trustee Pennington and the Finance Committee agreed
38 that it is probably necessary because the Village is at risk. The trees are identified as
39 100% dead and we don't want any accidents to happen with any trees or limbs falling on
40 cars or people.

41
42 Trustee Pennington stated that he just wanted to follow-up. The amount that we agreed to
43 was \$20,000.00 which was the high end of the estimate. It was not to exceed \$20,000.00.
44 The trees are 100% dead. He stated that we have a tremendous amount of liability facing
45 the Village in the event that any one of these trees creates any type of damage, either
46 personal injury or property damage. It is probably going to take several months to get

1 through the entire process. He stated that it makes perfect sense to incur the cost to start
2 taking these trees down to mitigate and alleviate any possible liability that the Village
3 may face. The Finance Committee agreed to extend the funds to Trustee Ormsby. Louis
4 Lee who is a member of the Finance Committee will serve as the negotiator for the
5 vendor to make sure that we get the best possible price for the removal of these trees,
6 because the trees could be expensive to take down.

7
8 Trustee Ormsby stated that the cost is between \$1,000.00 to \$3,000.00 per tree. That is
9 where Mr. Lee thought he could have some influence on the vendor. She spoke with Mr.
10 Alexa briefly and told him that Mr. Lee would like to be a part of that. She believes that
11 Mr. Alexa feels that we have a group of three people that we use all the time. Smitty out
12 of Posen is our best team. They always seem to come in lower. Mr. Lee, Mr. Alexa and
13 the various vendors will meet and come back with a better number.

14
15 Trustee Waite stated that we always get multiple bids. He stated that he has not seen
16 anybody selected without four or five bids.

17
18 Trustee Ormsby stated that you still won't see anybody selected without a bid. You will
19 see a bid.

20
21 Village President Meyers-Martin inquired of Trustee Ormsby whether or not she was
22 doing an RFP, or if she was just going to the various vendors that they have used in the
23 past.

24
25 Trustee Ormsby stated that Mr. Alexa has used three vendors almost 90% of the time. He
26 uses these three because they are always the lowest.

27
28 Village President Meyers-Martin stated that the question that everyone is trying to ask is,
29 are they going to bid, or is Mr. Lee going to negotiate. Trustee Ormsby stated that they
30 are going to have to bid. Village President Meyers-Martin stated that Mr. Lee is on a
31 team doing what? Trustee Ormsby stated that he can negotiate, but they are still going to
32 have to bid.

33
34 Trustee Waite stated that what we want to avoid in the bidding process is somebody that
35 goes back to the other bidders and says, "Well, you know, why don't you submit another
36 bid because your bid isn't low enough." He stated that is not negotiating.

37
38 Trustee Pennington stated that he doesn't think that is going to happen quite frankly.
39 Trustee Waite stated that there are some things curious about the bidding. The last time
40 he looked at it he thought it was very curious that the lowest bid was maybe 40% of the
41 highest bid. He looks at something like that and he wonders if the bidders aren't getting
42 together and figuring out who will get the job.

43
44 Trustee Ormsby inquired of Trustee Waite whether or not he was talking about seeing
45 bids for tree removal. Trustee Waite stated tree removal and other activities that take
46 place in Public Works. Village President Meyers-Martin stated like snow removal where

1 you will have a bid that is just outrageous and then you will have one that is lower.
2 Trustee Ormsby stated that is not a surprise. That has happened many, many times.
3 Trustee Waite stated that he knows that, but from his experience it usually happens when
4 the bidders are getting together and deciding who is going to get the bids. He stated that
5 we don't have a system for determining that.
6
7 Village President Meyers-Martin stated that at this point we are interested in the lowest
8 bidder. Trustee Ormsby stated that Louis Lee asked to sit on that Committee. Village
9 President Meyers-Martin inquired whether it was to review the bids. Trustee Ormsby
10 stated that it is not particularly exciting to Mr. Alexa.
11
12 Trustee Waite inquired of Trustee Ormsby why Louis Lee would want to be involved in
13 that. Trustee Ormsby stated that Mr. Lee thinks that he can negotiate a better price.
14 Trustee Waite stated that he can't. They come in by bids. Trustee Pennington stated that
15 Mr. Lee is a member of the Finance Committee. He has every right to be there. Trustee
16 Waite stated that Mr. Lee doesn't have the right to negotiate with suppliers. Trustee
17 Pennington stated that we didn't say he was going to negotiate with the suppliers. Trustee
18 Waite stated that is what Trustee Ormsby just said. He wants to be there to negotiate.
19 Trustee Pennington stated that we can limit his activity. Trustee Waite inquired of
20 Trustee Ormsby whether or not she said that he wanted to negotiate. Trustee Ormsby
21 stated that she would give her understanding of what Mr. Lee wanted. Mr. Lee only
22 wants to do this to get the best price for the Village. That is what he is trying to do. He
23 clearly thinks that he can do better pricing than Mr. Alexa can do. That's what he is after.
24 Trustee Waite stated so he wants to negotiate. Trustee Ormsby stated that she spoke to
25 Mr. Alexa on the phone and told him what happened at the Finance Committee Meeting.
26 She told him about Mr. Lee wanting to sit in. She also spoke to Administrator Mekarski
27 about it and asked him what she should do about this going forward. She believes that
28 Mr. Alexa should get the three bids of the three vendors that he uses in the Village all the
29 time. He can look at those three bids. If Mr. Lee doesn't like them, or there needs to be
30 further negotiations on behalf of Mr. Lee representing the Finance Committee, then
31 further negotiation is possible. She contacted Administrator Mekarski because she didn't
32 know how to handle Mr. Lee.
33
34 Trustee Waite stated that he talks to Mr. Alexa all the time. Mr. Alexa knows how to get
35 the best prices out of vendors. You ask them to bid. They give their bids and you take the
36 lowest bid. He stated that to go back to them and give them a chance to bid again is not
37 the way to get the lowest bid.
38
39 Trustee Pennington inquired of Trustee Waite who said they will go back and do it again?
40 He said why make that statement. Trustee Waite stated let me finish. Why have Mr. Lee
41 who says that he wants to negotiate for a better price after the bids come in? He
42 understands that he is part of the Finance Committee and he can be anyplace that he
43 wants. Trustee Pennington inquired of Trustee Waite whether or not he could have the
44 floor now. Trustee Waite stated sure. Trustee Pennington stated that the best thing to do
45 is to do as Trustee Ormsby indicated. He stated do an RFP and do the three estimates.

1 Then have Mr. Lee, given the fact that he wants to be a reviewer, review the lowest bid.
2 If he is in agreement, then we go with the lowest bid.

3
4 Trustee Ormsby believes that is a better word “review.” She stated “review” as opposed
5 to “negotiate.” Trustee Pennington stated that we have never negotiated these things.
6 Village President Meyers-Martin stated a poor choice of words. Trustee Ormsby stated a
7 poor choice of words on her part and Mr. Lee’s part.

8
9 Administrator Mekarski stated that what Mr. Alexa has been doing is soliciting three to
10 five quotes, but not sealed bids because they have been small, incremental amounts under
11 the threshold. He believes that is where the confusion is. He stated now that you are
12 doing a comprehensive program of something that is probably over the threshold, there is
13 going to be some economies of scale. He stated that Trustee Waite’s suggestion is
14 probably the best one to allow sealed bids to be submitted to Mr. Alexa based on a
15 comprehensive RFP, or a comprehensive bid with all the detailed specifications and then
16 it is a matter of black and white. You don’t negotiate.

17
18 Trustee Waite stated that some of these bids are \$30,000.00 and \$40,000.00. He stated
19 that we take the lowest bid which is maybe \$14,000.00. When he reviews the bids with
20 Mr. Alexa and others that ask questions about them, it looks to him like they are doing an
21 adequate job. They don’t need any assistance in negotiating a price. He stated that
22 someone from the Finance Committee would be most welcome to sit in.

23
24 Village President Meyers-Martin stated that just so we don’t go round and round, we are
25 retracting the “negotiating” term. We are saying that we are going to go out to bid, review
26 all of the bids, and take the lowest bid. She stated that if Mr. Lee wants to take a look at
27 the bids that come in and give his opinion that certainly would be fine.

28
29 Trustee Ormsby believes that Trustee Pennington needs to have a discussion with Mr.
30 Lee. She stated that Mr. Lee does think at some level he is negotiating. She stated that we
31 have to revisit with him. Trustee Waite stated that if it is with Public Works he would like
32 to participate in that discussion. Trustee Ormsby stated sure. Trustee Pennington stated
33 that is fine. He has no problem with that. He stated that he and Trustee Waite can meet
34 with Mr. Lee and clearly define what his role will be.

35
36 Trustee Gibson stated that she can’t find anything that would be out of order for a
37 Finance Committee Member to assist in that. She doesn’t see any problem with it.

38
39 Village President Meyers-Martin stated that she doesn’t believe that there is any problem
40 with him being involved in the process. She believes that the original phrase or concept
41 that was introduced of him actually negotiating with these agencies or companies is not
42 proper.

43
44 Trustee Ormsby stated that she wanted to be clear. That is what he asked to do. That is
45 why she called Administrator Mekarski. She stated that is why we are discussing it now.
46 She stated that in the interest of everything that happened, that is what happened.

1 Trustee Nale stated that it just needs some clarification that is all. Trustee Pennington
2 stated that we will meet with him. Trustee Ormsby stated that going forward she doesn't
3 need to be a part of this. It goes to Trustee Waite and Trustee Pennington. Administrator
4 Mekarski stated just to review the specifications. Trustee Ormsby stated that she will
5 review them. She stated that we have the list of the 100% dead trees.

6
7 Trustee Waite stated that when you are talking about the trees, this is a work in process.
8 He inquired as of now how many trees have to come down. He stated that by spring there
9 will probably be another 20% to 30% more trees. Trustee Ormsby stated right. She stated
10 that she brought that up at the Finance Committee Meeting and they are aware of that.
11 Trustee Pennington stated that we will have to budget for this in the next Fiscal Year.
12 Trustee Ormsby stated in the next three to five-years.

13
14 **Marketing Plan – Vacant Land Next to Village Hall** – Trustee Ormsby stated that
15 there is a brand new multi-Million Dollar restaurant being built in Homewood. She
16 wishes that it was being built on the lot next door. Trustee Ormsby would like to be able
17 to market that property and not have it sit vacant. She stated that there is not a single
18 restaurant in this Village. She doesn't know if we have to wait until April. Trustee
19 Ormsby stated that she definitely wants money available to market that property. She
20 stated that Economic Development is our Village President's goal. It is certainly our goal.
21 She stated that the sting of having that restaurant in Homewood and not next door to us is
22 upsetting. We don't have a restaurant. She stated that we have a perfect lot and a perfect
23 opportunity. She stated that if it is not that lot, somewhere in this Village. She stated that
24 we should be able to get a restaurant in this Village. She is looking at the Budget. She
25 doesn't know how we go about that.

26
27 Trustee Waite stated that the owners of the restaurant live in the Village. Trustee Ormsby
28 stated that she knows that. Trustee Waite stated that he met them.

29
30 Village President Meyers-Martin stated that she asked them why they chose Homewood
31 instead of Olympia Fields. Their response was that that particular building where they are
32 building the restaurant already had a kitchen. This property had to be built from the
33 ground up.

34
35 Trustee Ormsby stated just so she makes it clear on that, being a designer, they put a
36 Million Dollar kitchen in. That man had a kitchen, but they put a Million Dollar kitchen
37 in. She stated that for some reason we missed our opportunity. She stated maybe they
38 wanted to go to Homewood. She stated that we don't have a restaurant in this Village.
39 She believes that it is important that we get some money to market that property.

40
41 **Family Dollar Store** – Trustee Ormsby stated that the good news on the Family Dollar
42 Store is that construction is starting. She stated that we have something being built here
43 and that is our good news.

44
45 **Removal of Tree Stumps along 207th Street** – Trustee Oliver stated that there was some
46 discussion a couple months ago about setting aside some monies to finish off the removal

1 of the tree stumps along 207th Street. Trustee Oliver inquired of Trustee Ormsby what the
2 status is of that.

3
4 Trustee Ormsby stated that Mr. Alexa is going to do that. Mr. Alexa still has some money
5 in his Budget. She stated that perhaps Trustee Waite can follow-up on that.

6
7 Trustee Waite stated that we did have a discussion about that. He thought that perhaps
8 Trustee Ormsby wasn't here at that time. He stated that when all of the trees are taken
9 down, or enough of them are taken down to make a sizeable project out of removing the
10 stumps, they will then get bids.

11
12 Trustee Gibson stated that it was her understanding at the meeting she was at with Mr.
13 Alexa, Mr. McDonnell, the Arborist, and Trustee Ormsby, that Mr. Alexa has money to
14 do that with his staff. She stated that we wouldn't have to go out for any bids for that
15 because he has the money.

16
17 Trustee Waite stated that Mr. Alexa's staff takes down most of the trees. The larger trees
18 are where Smitty comes in and takes them down. Trustee Ormsby stated that what
19 Trustee Oliver is talking about is just the tree stumps on 207th Street. It was agreed that
20 those were ready to come out because all of the trees were taken down. She stated that
21 Trustee Waite should just have a discussion with Mr. Alexa that we thought the tree
22 stumps would be out by now on 207th Street. She stated that it is the end of November.
23 She stated that his staff needs to pull those because they were going to pull them. The
24 reason they need to be removed there is because it is a very busy walking area. We don't
25 want people to trip and fall. She stated that Mr. Alexa is aware of that.

26
27 **PLANNING:**

28
29 **Educational Commission Activity Update** – Trustee Oliver stated that in the Board
30 Packet are three reports concerning the Educational Commission and our activities for the
31 last couple of years. Trustee Oliver asked Commissioner Ilene Waite to come up and
32 speak to the Board about the activities that the Educational Commission has been
33 engaged in for the last couple of years.

34
35 Commissioner Waite thanked the Board for their patience with the Educational
36 Commission. She stated that we should have had reports before this. The people on the
37 Commission are very dedicated and very sincere people. The Commission takes one
38 month off in the summer. Other than that, the Commission meets the first Tuesday of
39 every month from 6:30 P.M. to supposedly 8:30 P.M. but the meetings always go over.
40 They have to chase us out the door. They have people who are really involved in what we
41 are doing and trying to figure things out.

42
43 Commissioner Waite stated that it is a big job. We have six different School Districts.
44 The Commission has spent a lot of time talking and trying to figure out what to do. We
45 are trying to figure out how to promote excellence in our School Systems. After looking
46 at the different School Districts, the Commission zeroed in on District 162 which is the

1 Elementary District and serves most of the Village's students, and District 227 which is
2 our High School District. We do have some kids going to a couple of other High School
3 Districts. District 162 is very well-run and has wonderful schools. The problem seems to
4 be with District 227. The Commission came up with the Mini Grant Program. She
5 believes that has been really meaningful. The teachers in the School Systems that taught
6 children from Olympia Fields were given the opportunity to win a Grant of up to
7 \$1,000.00 for a project that they had created. In the Board Packet is a report that tells you
8 the specifics of the Mini Grants. They are very well set out. She believes that the
9 Commission really affected some of the people in the School System and got some
10 attention that way. She stated that no one from District 227 put in for the Grants this year.
11 Unfortunately, the teachers didn't find out about it. Apparently, there was a mix up. She
12 is sure that we will have people from District 227 applying this year. Commissioner
13 Waite is looking forward to the Mini Grants as being a way that the Commission will
14 have a very positive effect on the School System.

15
16 Trustee Pennington wanted to personally thank Commissioner Waite and the
17 Commission for putting this together. He stated that this is a wonderful, wonderful series
18 of reports and it clearly outlines with specificity what the Educational Commission has
19 done. He wanted to thank Commissioner Waite, Trustee Kelvin Oliver, and Chairman
20 Pro Tem Mekarski.

21
22 Commissioner Waite stated that Chairman Pro Tem Mekarski keeps us on task. Trustee
23 Pennington stated that this is great. He trusts that the Board will be getting Annual
24 Reports on a timely basis going forward. Commissioner Waite stated that we certainly
25 hope to do that in the future. Commissioner Waite stated that the activities were put
26 together by our wonderful secretary. She takes the minutes too. Commissioner Waite
27 thanked the Recording Secretary, Faith Stine.

28
29 Commissioner Waite stated that Commissioner Fred Veazey is working on putting
30 together archives of what we did in the previous years where we didn't get to the Annual
31 Reports. Trustee Pennington stated that would be good too. Commissioner Waite stated
32 that the Annual Report and the Activities are currently on the Educational Commission
33 Website. She stated that when Commissioner Veazey gets his archives completed she
34 will put them on the website as well.

35
36 Trustee Nale inquired of Commissioner Waite whether or not the Educational
37 Commission is geared strictly toward educating the children as far as College Prep,
38 and/or is there anything in your group that would deal with students who have no
39 intention of going to college if that is not their forte. She stated for instance, people that
40 do electrical work, plumbers, and things like that. She inquired whether or not there is
41 anything based in the Commission that deals with that particular type of student. Trustee
42 Nale agrees that all students need a certain amount of education, but all students aren't
43 college bound people that are actively pursuing a college career. She inquired whether or
44 not there is anything to apply to students that don't want to go into a Professional College
45 Career Program.

46

1 Commissioner Waite stated that these are the kinds of questions that we are asking the
2 School Systems. The Commission doesn't have a program to tell them what to do. She
3 stated that some of them don't even want to know what we think. Commissioner Waite
4 stated that this is a concern the Commission also has. She stated that as it stands now the
5 students at District 227, about 25% to 30% of them are doing very well. She stated that
6 for those students it is a good School System. The Commission is concerned about the
7 other 75% that are falling through the cracks. She stated that one of the things that needs
8 to be done is some kind of Vocational Training so that when these kids graduate from
9 high school, if they are not going to college, they are prepared to go out and make a
10 decent living and make a contribution to society.

11
12 Trustee Nale inquired of Commissioner Waite whether or not any thought has been given
13 to provide a building for Vocational Training. Commissioner Waite stated not that she is
14 aware of. She stated that there has been talk of possibly having the three high schools
15 concentrate on different areas. She stated that one would be more like a College Prep.
16 She stated but who knows. It is a lot of talk.

17
18 Trustee Nale stated that she also congratulates the Commission on the work that is being
19 done. Commissioner Waite thanked Trustee Nale. She stated that the people on the
20 Commission really care and they really do work. Trustee Nale stated that she is sure that
21 they do.

22
23 Trustee Ormsby stated that just reading this you guys are everywhere. She can't imagine
24 trying to accomplish what you are trying to accomplish with so many different visions.
25 Commissioner Waite stated that sometimes that is part of our problem. Trustee Ormsby
26 stated that she could see that that could be part of your problem. Trustee Ormsby inquired
27 of Commissioner Waite whether or not the Commission still tries to have someone at
28 each of their School Board Meetings. Commissioner Waite stated yes. She is usually the
29 one that goes to the meetings for District 227. She stated that the one meeting started at 7
30 o'clock and ended at a quarter to 11.

31
32 Trustee Ormsby stated that she would be incredibly interested in a synopsis on what they
33 say at the high school in those Board Meetings. Trustee Ormsby inquired of
34 Commissioner Waite just generally, what possibly is that discussion? Commissioner
35 Waite stated that mostly they talk about how well they are doing. Trustee Gibson stated
36 that is true. It is always on their website. Commissioner Waite stated that U.S. News and
37 World Report named two of the high schools as two of the best high schools in the
38 United States. She went on the website to try to find out what their criteria were and how
39 they did this. She stated that if you go to the ISAB where they rank the schools we are in
40 the bottom 10%. She doesn't know who the people were at the magazine that decided to
41 give them the award.

42
43 Trustee Waite inquired of Commissioner Waite how many School Board Meetings she
44 missed in the last year. Trustee Waite stated that she believes that she missed one because
45 they had one that they didn't announce. They had it on a Friday night. She stated that it

1 had to be announced because it is a public meeting. She didn't find out about it until
2 afterwards.

3
4 Trustee Ormsby inquired of Commissioner Waite how many citizens attend the School
5 Board Meetings. Commissioner Waite stated very few. She stated that one of our
6 problems is apathy. They have 4,000 students. She stated that you would think that a
7 handful of people would show up. They do a presentation for the Student of the Month
8 for each of the schools. They show up with all of their relatives. She stated that if you
9 have 20-people there that would be a lot. She stated that by the end of the meeting the
10 other night she was the lone soldier.

11
12 Trustee Waite inquired of Commissioner Waite whether or not the School Board meets
13 twice a month. Commissioner Waite stated that some months they meet twice a month. In
14 December they will meet twice a month. They will have a working meeting the beginning
15 of the month and the regular meeting. Trustee Waite inquired of Commissioner Waite
16 whether or not they would have as many as 24-meetings. Commissioner Waite stated no.
17 There are 12 monthly meetings and then there are six working meetings. Commissioner
18 Waite attends all of those. Commissioner Waite is on the Citizens Advisory Council. It
19 meets four times a year. Trustee Waite inquired of Commissioner Waite whether or not
20 that is when Dr. Leak talks about leadership. Commissioner Waite stated that Dr. Leak
21 talks about whatever she wants to talk about. Commissioner Waite stated that she is
22 mostly there to listen. Commissioner Waite stated that if you are interested in watching a
23 School Board Meeting or part of one, you can go to their website. They are televising
24 their meetings.

25
26 Trustee Ormsby inquired of Commissioner Waite whether or not they have an Open
27 Session where you can ask a question to the Board. Commissioner Waite stated that they
28 started something this year. They have a half an hour before their regular meeting for
29 citizens to come and ask questions. Then it was sort of incorporated into the regular
30 meeting. You can fill out a card and speak in front of them at the beginning. That goes on
31 for a half an hour if they have that many people that want to speak. There is another
32 portion during the meeting where you can fill out a card and you can speak to them again
33 and ask questions. She stated that you can't talk on the same thing two-months in a row.
34 You use to have three-minutes to speak. They have expanded that to four-minutes.

35
36 Trustee Waite inquired of Commissioner Waite whether or not everyone that fills out a
37 card gets to speak. Commissioner Waite stated yes. Trustee Waite inquired of
38 Commissioner Waite whether or not they review those cards. Commissioner Waite stated
39 yes. You are supposed to write on the cards who you are and what you want to speak
40 about. Trustee Waite inquired of Commissioner Waite what happens if they don't like
41 what you are going to talk about. Commissioner Waite stated that they let you come up
42 anyway. They kind of let people go on and rant and rave if they want to.

43
44 Trustee Oliver thanked Commissioner Waite for her report. He thanked her for giving
45 kudos to all of the members of the Educational Commission. He thanked Faith Stine for
46 her help with the report.

1 **Motion by Trustee Pennington, second by Trustee Nale to amend the Agenda to**
2 **move up Item 11, the Report of the Village Administrator.**

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

4 *****

5
6 **REPORT OF VILLAGE ADMINISTRATOR:**

7
8 **Ordinance #2012-20 – An Ordinance Authorizing and Providing for the Issuance of**
9 **\$1,700,000 General Obligation Bonds (Alternate Revenue Source), Series 2012A of**
10 **the Village of Olympia Fields, Cook County, Illinois, and for the Levy of a Direct**
11 **Annual Tax sufficient to Pay the Principal of and Interest on said Bonds (First and**
12 **Second Reading) -** Administrator Mekarski stated that the first item up is Ordinance
13 #2012-20 - An Ordinance Authorizing and Providing for the Issuance of \$1,700,000
14 General Obligation Bonds (Alternate Revenue Source), Series 2012A of the Village of
15 Olympia Fields, Cook County, Illinois, and for the Levy of a Direct Annual Tax
16 sufficient to Pay the Principal of and Interest on said Bonds He stated that this is on First
17 and Second Reading. Administrator Mekarski stated that in the audience is Mr. James
18 Shanahan our Bond Counsel to explain the Ordinance that is before the Board. This is to
19 accomplish 50% of your Comprehensive Road Program. It will allow the Village to
20 perform repaving of 5.5 miles of road network in the entire Village. These are roads that
21 have been identified by our G.I.S. Photometric System as falling below a certain level or
22 engineering criteria. If the Village does not do them in a timely fashion, rather than
23 resurfacing these roads the Village would have to rebuild them which would increase the
24 cost to two to four times the amount. The total amount of road in the Road Program that
25 is under an engineering criteria of 80 or less is 8.4 miles. The goal is to do 5.5 miles this
26 year utilizing not property tax, but encumbering \$100,000.00 of the Village’s Motor Fuel
27 Tax annually and amortizing it over a 20-year period, and supplementing that
28 \$100,000.00 with a small increment of approximately \$23,000.00 for actual Debt Service
29 from Sales Tax, and then a small increment for Bond coverage for a total amount of
30 approximately \$153,000.00.

31
32 Administrator Mekarski stated that Mr. Shanahan will explain the Ordinance and
33 summarize for the public what process we have gone through since we initiated this
34 process approximately 60-days ago.

35
36 Mr. Shanahan stated that the Ordinance that we are presenting tonight is called a
37 “Parameters Ordinance.” This is the third step that we started. Initially, we did an
38 authorizing Ordinance that indicated we were going to consider selling Bonds and
39 pledging property taxes as your primary security for those Bonds, so that we would
40 obtain the AAA Rating on those Bonds and therefore the lowest interest rate that we
41 could get. We are pledging the Alternate Revenue Source, the Motor Fuel Tax for these
42 Bonds. After adopting that Ordinance we published Notice to give the taxpayers and the
43 voters the right to indicate whether they wanted to submit this to a Referendum. That 30-
44 day period expired last week. He stated that we did not receive any Petition requesting
45 that this be put to a Referendum.

1 Mr. Shanahan stated that at the last meeting he attended, we had a Public Hearing that
2 talked about the issuance of these Bonds. The room was almost as packed as tonight. He
3 stated that we did complete that Hearing. This is the third step which is to authorize the
4 Bonds. Mr. Shanahan stated that we intend to sell the Bonds on December 10th. That is
5 why this is called a “Parameters Ordinance.” It sets forth the maximum details, the
6 maximum amount of the Bonds, and the maximum amount of the interest rate, the
7 maximum Maturity Schedule, and the maximum Property Tax Levy. Last week they had
8 a Rating Agency call. As far as he knows it went well. They have not received the rating
9 yet. They anticipate receiving it either late this week or early next week, which will
10 precede the Bond Sale. That is why the Bond Sale is scheduled for December 10th. He
11 stated that it normally takes about two-weeks to get the rating. This past week was a short
12 week because of Thanksgiving. That is why they allowed more time to receive the rating.
13 The people from Speer Financial have already prepared the official statement that will be
14 released as soon as they get the rating.

15
16 Mr. Shanahan stated that once we have the Bond Sale all the details will be known, the
17 interest rates, the actual tax levy, whether the Bonds are sold as regular Serial Bonds,
18 whether they mature every year, or they are sold as Term Bonds where they mature in
19 five-years or 10-years. He stated that from the Village’s perspective it is all the same as
20 Serial Bonds. You pay the same amount every year whether they have a serial maturity or
21 like a bullet maturity in five or 10-years. The Mayor will sign a Bond Order that finalizes
22 all those details. He stated that if, in the worse case happening, the bids come in that are
23 outside the parameters we would have to bring that back to the Village for approval. They
24 don’t think that is going to happen. All of the financial terms have been based on what
25 Speer Financial has recommended as conservative numbers. They are well within the
26 Budget that we have been talking about from when the process started about 60-days ago.
27 He stated that they expect to do better than that because the market is doing very well
28 which is good. He stated if you are borrowing money it is not good if you are buying the
29 Bonds. At this point the Village is on the side of the seller and not the buyer.

30
31 Mr. Shanahan stated that the purpose of the Ordinance we have the maximum maturity,
32 the maximum interest rate, and the maximum tax levy, the form of the Bond is in there.
33 The Ordinance is very similar to what the Village has used in the past.

34
35 Village President Meyers-Martin reminded everyone that this element is crucial in the
36 strategy that we have discussed previously in workshops in order to maintain our roads
37 according to our G.I.S. Road Strategy.

38
39 Administrator Mekarski stated that it is our hope that we can accomplish Phase II in
40 approximately two to three-years from now when the Board is anticipating new Sales Tax
41 Revenues from some of our Economic Development Plans on our TIF District on Lincoln
42 Highway and Western Avenue. That is why this was reduced from a \$3,200,000.00 Bond
43 to \$1,700,000.00. The \$1,700,000.00 is what the Village can finance with State Shared
44 Revenues with only a small increment of Sales Tax, about \$25,000.00 to actually cover
45 the Bonds and another \$30,000.00 for Bond Coverage. He stated that it is really not

1 money that we are spending. Administrator Mekarski asked Mr. Shanahan to explain
2 Bond Coverage.

3
4 Mr. Shanahan stated that Bond Coverage is the margin of error. He stated that if we are
5 selling Bonds that require \$100.00 repayment, we would have to show revenues equal to
6 \$125.00. That \$25.00 provides coverage or a margin of error for the people who are
7 looking for that \$100.00 payment. The 1.25 coverage is required by the Statute. They
8 have to have revenues that show 1.25 coverage so that we can pledge our tax levying
9 capacity without impacting our expectation of needing to actually levy that tax. The
10 Ordinance and the Order will have a tax levy that will be in place for the life of the
11 Bonds. But we will abate the taxes every year based on that Alternate Revenue providing
12 125% of what we anticipate we need for the Debt Service that year. The 125 is not put
13 into a bank account and left there. They don't take 125 cents. They only take 100 cents,
14 but they have to show that they have that extra revenue in existence. Once it is received,
15 they only need to set aside what they need to pay the Debt Service. The other money
16 stays in the fund in which it would ordinarily be deposited.

17
18 Trustee Ormsby stated that she had a question. She brought it up in the one and only
19 workshop she was at regarding this. Trustee Ormsby's concern is that we are not doing
20 100% of the work. In a few years we would have to come back and do another
21 Referendum to get the rest of it done. She was wishing that the Village could have done it
22 all in this one Bond, and ask for more money. It seems to her that the Village can't
23 service that Bond. Trustee Ormsby inquired of Administrator Mekarski if that is what she
24 is hearing that we can't service that Bond.

25
26 Administrator Mekarski stated that it is a very good question. He believes that everyone
27 would like to do \$3,200,000.00 because the interest rates are so low. The sooner we can
28 do the roads, the sooner we can insure that we can repave and not rebuild increasing it
29 two to four times. He stated that the Village would have to identify at least another
30 \$150,000.00 annually. We cannot do that under an Austerity Budget without laying off
31 human resources, i.e. a police officer or a Public Works Employee, or administration. It is
32 impossible under our Budget to find another \$150,000.00 without personnel cuts. We are
33 trying to be fiscally conservative. We have identified MFT Funds, \$100,000.00 a year.
34 That is State Shared Revenues, and about \$25,000.00 of actual cash of Sales Tax. The
35 Village gets \$600,000.00 in Sales Tax annually that supports the General Fund activities.
36 We anticipate that as early as two-years, construction could be completed on new Retail
37 Development. He stated that within the third year you would see Sales Tax Revenue
38 generated that will more than replace what was lost with Jewel-Osco.

39
40 Trustee Waite inquired of Administrator Mekarski whether or not the first part of the
41 project is more than 50% of all the roads to get us to the 80%. Administrator Mekarski
42 stated that it is 60%. Trustee Waite stated that in a couple of years the Village could be in
43 a position to move forward on the balance of these roads. Typically, the roads are going
44 to last 20-plus years. He stated that hopefully the interest rates will continue to be low
45 enough to be attractive in a year or two from now. Administrator Mekarski stated that is

1 absolutely correct. Village President Meyers-Martin stated that is the strategy that we
 2 discussed.

3
 4 Trustee Ormsby stated that the strategy is great. It just needs to work. She stated that in
 5 three-years we need to have that revenue so we can go forward. She inquired if not, we
 6 are back asking for another Bond. Trustee Waite stated no. We may be asking for another
 7 Bond in two-years. He stated that part of the Bond that the Village will have is going to
 8 be paid for so you will have excess funds.

9
 10 Administrator Mekarski stated that we can only issue a certain amount of Bonds on an
 11 annual basis. We didn't want to over extend debt in the Village which could have had a
 12 negative impact on our Bond Rating as well. They are staggered between the two Fiscal
 13 Years, the four initiatives that we set. There are two large initiatives that we are holding
 14 in abeyance, the \$6,800,000.00 for water and \$2,100,000.00 for the Graymoor Ponds
 15 until we evaluate SSA participation with the Graymoor Homeowners Association, and we
 16 have some meetings with Oak Lawn. The Village received correspondence today from
 17 Larry Deetjen from Oak Lawn, trying to establish a meeting to update the Village on the
 18 Master Water Agreement and to provide some answers to the questions that the Village
 19 provided to them in writing about four-months ago.

20
 21 Trustee Waite inquired of Administrator Mekarski whether or not Mr. Deetjen heard
 22 about what the Village was doing. Administrator Mekarski stated that he may have
 23 because it was written in the paper. The Hammond Mayor made a comment "We can't
 24 wait to sell water to the Village of Olympia Fields."

25 **Motion by Trustee Waite, second by Trustee Oliver to waive First Reading and to**
 26 **adopt in Second Reading Ordinance No. 2012-20 – An Ordinance authorizing and**
 27 **providing for the issuance of \$1,700,000 General Obligation Bonds (Alternate**
 28 **Revenue Source), Series 2012A of the Village of Olympia Fields, Cook County,**
 29 **Illinois, and for the levy of a Direct Annual Tax sufficient to pay the principal of and**
 30 **interest on said Bonds.**

31 **Roll Call: Ayes (6-0) Motion Carried.**
 32

33 **Ordinance #2012-21 – An Ordinance Authorizing and Providing for the Issuance of**
 34 **\$2,100,000 General Obligation Bonds (Alternate Revenue Source), Series 2012B of**
 35 **the Village of Olympia Fields, Cook County, Illinois, and for the Levy of a Direct**
 36 **Annual Tax sufficient to pay the principal of and interest on said Bonds - (First and**
 37 **Second Reading) –** Administrator Mekarski stated that the second item is also a Bond
 38 initiative. This is Ordinance #2012-21 - An Ordinance Authorizing and Providing for the
 39 Issuance of \$2,100,000 General Obligation Bonds (Alternate Revenue Source), Series
 40 2012B of the Village of Olympia Fields, Cook County, Illinois, and for the Levy of a
 41 Direct Annual Tax sufficient to pay the principal of and interest on said Bonds. This is on
 42 First and Second Reading. He stated that \$2,100,000.00 is to complete the lining of the
 43 Graymoor laterals, the Graymoor Sanitary Sewer Tributary.

44
 45 Administrator Mekarski stated that the laterals are in disrepair. They are causing
 46 infiltration and inflow of rainwater to surcharge the Sanitary Sewer System. During

1 flooding conditions the Sanitary Sewer System is experiencing storm water overflows
2 which are causing sewer surcharging either on the first floor of homes, the basements of
3 Graymoor residents, and/or direct discharges into public right-of-ways and sometimes in
4 protected streams. The Village is under a Compliance Order from a sanitary sewer
5 overflow on Country Club Drive. That occurred in 2006. The Village settled that with a
6 Compliance Agreement to indicate that we would repair the infiltration and inflow going
7 into our Sanitary Sewer System. That was followed up this year with a six-inch report
8 detailing our Capital Improvement Strategy to the EPA. The Village has a legal
9 obligation to reduce the rainwater to the system to prevent overflows into Butterfield
10 Creek and into private property and public road right-of-ways. This Bond includes
11 \$500,000.00 which was issued approximately one and a half to two Fiscal Years ago
12 when our new Mayor first took office. The \$500,000.00 initiated the Graymoor Sanitary
13 Sewer Investigation, Sewer Rodding, sewer televising, sewer cleaning, and installation of
14 cleanouts because all the lining of the laterals will be performed in the public right-of-
15 ways.

16
17 Village President Meyers-Martin stated and Smoke Testing. Administrator Mekarski
18 stated that for the past four-years we have been working on the possibility of Army Corp
19 of Engineer Funding. The Village President attended two sessions in D.C. to try to solicit
20 funding for either the Graymoor Ponds or the Graymoor Laterals and met with Corp
21 Officials. The Office of Former Congressman Jesse Jackson, Jr. was able to help direct
22 anywhere from \$250,000.00 to \$500,000.00 to subsidize this program. He stated that
23 while the Village is going out for \$2,100,000.00 of work, \$500,000.00 will be paid back
24 to the General Fund out of this Bond. The Village might be able to subsidize it with a
25 direct subsidy from the U.S. Army Corp of Engineers in the amount of anywhere from
26 \$250,000.00 to \$500,000.00. Administrator Mekarski is assuming that if the Village
27 receives that Grant the Village could pay back the Bonds early or do some advance
28 payments. Trustee Waite stated or increase the scope of the project.

29
30 Mr. Shanahan stated that you can do any of those options. Right now they would
31 anticipate expanding the scope. If we did not need to expand the scope, we have the
32 ability to either pay the Bonds back now, or set the money aside and use it to make
33 payments on the Bonds over the next year, two-years, or three-years; however the dollars
34 are designed or used for. He stated that it would be more efficient to pay them off
35 because we wouldn't earn very much on that money while it was sitting there. Sometimes
36 buyers ask for a premium to be paid off early. The interest rates are at .75%, 1.1%, 1.4%
37 and people don't like to buy Bonds with the coupons like that. He stated that we use
38 coupons that are 2.5% or 3%. The yield is still the same to the buyers so they have to give
39 us more money. Instead of giving us \$5,000.00 for a \$5,000.00 Bond, they give us
40 \$5,200.00. Since they have given a premium they don't want to pay it off early. They
41 don't want the \$5,000.00 back. They want the \$5,000.00 plus the \$200.00 they paid extra
42 to get that 2% or 2.5% interest for the next five-years or 10-years. He stated that
43 depending how we actually sell the Bonds; these Bonds are intended to be sold at a
44 competitive sale. Everyone will be able to bid any way they want to bid. If they have
45 people that are doing the actual market, they will get 100 cents on the dollar. If we have
46 people who want to get a higher coupon, they will give us 105 cents on the dollar. He

1 stated that depending which way that happens, that will dictate whether we can prepay
2 them early. They will not let us prepay them early if they have given us a premium.

3
4 Administrator Mekarski inquired of Mr. Shanahan whether or not we need to identify the
5 possibility of this Federal intervention into this project and the specifications before sale.
6 Mr. Shanahan stated yes. He stated that when we know how much we are talking about,
7 then we can identify if it is \$300,000.00, then we can say that \$300,000.00 of those
8 Bonds are subject to a special call feature. When the Bond holders bid on the Bonds they
9 know that \$300,000.00 could be paid off in two-years or whenever we get the money. On
10 the other hand, they can say that they will sell \$2,100,000.00 but we may reduce it to
11 \$1,800,000.00 if we get the commitment from the U.S. Army Corp of Engineers before
12 the deal is closed.

13
14 Administrator Mekarski stated that to assist the Village in that Grant process, Jim
15 Shanahan and John Murphey participated in a conference call with the attorneys for the
16 U.S. Army Corp of Engineers relative to the public purpose of this project, and to address
17 some legal questions on real estate interests that the U.S. Army Corp of Engineers had.
18 He believes that through their intervention this Grant is still alive. Administrator
19 Mekarski thanked Mr. Shanahan for that.

20
21 Trustee Waite inquired of Administrator Mekarski whether or not there will be a Special
22 Taxing District for Graymoor. Administrator Mekarski stated not for the Laterals Project.
23 This will be financed through the Sanitary Sewer Fund Village-wide. He stated that we
24 have 60% of the Village to go through neighborhood by neighborhood, subdivision by
25 subdivision and address leaking laterals. The Village had a choice to this and other
26 projects. The Village could say in Olympia Fields East where lateral lines are leaking or
27 in Graymoor, that it is not a public responsibility it is the responsibility of the homeowner
28 and send a Code Enforcement Officer to say that they have a year to drop \$5,000.00 to
29 \$15,000.00 in sanitary sewer repairs. The Board didn't think that was a reasonable
30 approach to address a very public issue that's required by the MWRD, EPA, and the
31 IEPA to reduce storm water. The Village did everything it could in the main lines, lining
32 the forced sewer lines and doing Code Enforcement house to house. The laterals are a
33 major component which allows water to get into the system. The Village is utilizing this
34 strategy to go forward.

35
36 Trustee Waite inquired of Administrator Mekarski if this would do all 144-laterals that
37 Graymoor has. Administrator Mekarski stated that this calls for 114. Trustee Waite stated
38 that this will complete that and then Graymoor is done. Administrator Mekarski stated
39 that Graymoor should be done. Trustee Waite inquired of Administrator Mekarski that if
40 the Village has some significant money that it has identified from various sources like the
41 U.S. Army Corp of Engineers, whether or not that money could then be used to further
42 this project in other parts of the Village without paying back any Bonds. Administrator
43 Mekarski stated that is correct. He stated that we would probably jump to another
44 neighborhood that is in the second worse condition. He doesn't know what neighborhood
45 that is. Trustee Waite stated that it will be much cheaper in the other neighborhoods per
46 unit because the laterals are much shorter. He is aware that a number of them in the

1 Olympia Fields East area have already been done with outside contractors. He stated that
2 his has been done. He has no need for lining his laterals. He knows of other neighbors
3 that fixed their problems. He stated that it might not be as large as we think it is.
4

5 Trustee Gibson inquired of Administrator Mekarski what the Village found out about the
6 residents on Western Avenue between The Greens and north to Vollmer Road.

7 Administrator Mekarski stated that the Village looked aggressively to see if that was part
8 of the Sanitary Sewer District that contributes to the flow into that part of the Graymoor
9 Tributary but it does not. He stated that was unfortunate because just the one house on
10 Western Avenue could equal almost 30-houses in Graymoor because of its assessed
11 value. He stated that we were exploring that for the Storm Water Management for the
12 Ponds. Trustee Gibson stated that she thought it was runoff from there into Graymoor
13 anyway. Administrator Mekarski stated that it is a separate Drainage District. He stated
14 that is one of the projects that we are holding off on tonight.

15 **Motion by Trustee Oliver, second by Trustee Pennington to waive First Reading**
16 **and to adopt in Second Reading Ordinance No. 2012-21 – An Ordinance authorizing**
17 **and providing for the issuance of \$2,100,000 General Obligation Bonds (Alternate**
18 **Revenue Source), Series 2012B of the Village of Olympia Fields, Cook County,**
19 **Illinois, and for the levy of a District Annual Tax sufficient to pay the principal of**
20 **and interest on said Bonds.**

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

22
23 Mr. Shanahan stated that he will get back to Administrator Mekarski after we get the
24 rating and the sale results. Administrator Mekarski stated that he and Cynthia Saenz have
25 been working with a lot of Bond Counsels over the years. They really appreciate the
26 efforts of Jim Shanahan and his whole office. He is very sensitive to the Village’s needs
27 and our time constraints. He has always done a professional job for the Village.
28 Administrator Mekarski thanked Mr. Shanahan. Village President Meyers-Martin
29 thanked Mr. Shanahan.
30

31 **Ordinance No. 2012-22 – An Ordinance Amending Section 17-19, “Part-Time Police**
32 **Officers” of Chapter 17, Article II, “Police Department,” of the Olympia Fields**
33 **Village Code – First and Second Reading** – Administrator Mekarski stated that the next
34 item is Ordinance No. 2012-22 - An Ordinance Amending Section 17-19, “Part-Time
35 Police Officers” of Chapter 17, Article II, “Police Department,” of the Olympia Fields
36 Village Code . This is on First and Second Reading. The Board had passed this
37 Ordinance earlier in the year. The Ordinance is required through the State of Illinois and
38 administered through the State Police Department. It provides minimum standards for the
39 hiring of part-time officers. After going through the Ordinance, Chief Kickert noted three
40 elements of the Ordinance that need further amendment. The changes are as follows: 1.
41 The Ordinance as written requires a driver’s license from the State of Illinois. He stated
42 that many of our officers live in Indiana. He stated that most communities recognize a
43 valid U.S. Driver’s License. He stated that we would strike “Illinois” to recognize just a
44 valid driver’s license. 2. The second requirement is a State FOID Card to authorize the
45 use of firearms. That has been struck in its entirety. FOID Cards are not required for
46 certified police officers, both part-time and full-time and we do not have to make it a

1 police requirement for hire. 3. The provision that part-time officers can carry their service
2 firearms within corporate boundaries of the Village has been struck in its entirety. That is
3 to allow the Public Safety Officers who may cross State boundaries whether it is in
4 Wisconsin, Iowa or Indiana to maintain and allow the use of their side arm. He stated that
5 a Motion has been recommended for the consideration.

6
7 Trustee Waite stated that he believes that most police officers that live in Illinois have an
8 FOID anyway. Administrator Mekarski stated that is probably true. Trustee Waite stated
9 that it is just redundant.

10 **Motion by Trustee Gibson, second by Trustee Oliver to waive First Reading and to**
11 **adopt in Second Reading Ordinance No. 2012-22 – An Ordinance amending Section**
12 **17-19, “Part-Time Police Officers” of Chapter 17, Article II, “Police Department,”**
13 **of the Olympia Fields Village Code.**

14
15 Trustee Pennington stated that in Section 1, Paragraph A in Section 17-19, calls for the
16 Village Administrator to make the appointment of a part-time police officer. He believes
17 that appointment should come from the Village President with the advice and consent of
18 the Village Administrator and Public Safety Committee. It is the responsibility of the
19 Village President to authorize those appointments. He stated, of course, one can do
20 whatever they wanted to. He believes that it makes better sense if that appointment came
21 from the Office of the President.

22
23 Village President Meyers-Martin stated that she believes that the reason why that is
24 contained in Section 17-19 is according to our Employee Handbook and our
25 Organizational Chart.

26
27 Trustee Waite inquired whether or not part-timers come and go on a regular basis.
28 Village President Meyers-Martin stated no. Trustee Waite stated then the same part-
29 timers are always there. Village President Meyers-Martin stated that they have longevity.

30
31 Administrator Mekarski stated that it wouldn't be the Village Administrator blindly
32 making an appointment. He stated that it would be starting with the Chief of Police. He
33 stated that because it is an appointment of the Mayor, the Chief of Police would give
34 counsel to the Mayor on that appointment. It goes to the Administrator for processing
35 because all line employees are under the Administrator and not any individual elected
36 officials.

37
38 Trustee Waite inquired of Administrator Mekarski whether or not the Chief of Police is
39 too. Administrator Mekarski stated correct. He stated that it is worded in there that the
40 Administrator would also take advice and counsel from the Public Safety Committee. He
41 stated that he takes advice and counsel from the Mayor and the Board on a daily basis. He
42 stated that there is not a single decision that he does in an autonomous manner.

43
44 Trustee Waite inquired of Administrator Mekarski whether or not the Public Safety
45 Committee gets involved. Administrator Mekarski stated that with part-time officers they
46 usually give recommendations.

1 Village President Meyers-Martin stated that the Police Chief makes a recommendation to
2 the Public Safety Committee which is then brought to the Board.

3
4 Trustee Oliver stated that in the Ordinance, 3 states “Part-time police officers shall not be
5 assigned under any circumstances to supervise or direct full-time police officers and shall
6 not be used as permanent replacements for permanent full-time police officers.” He
7 inquired whether or not that is to suggest that a part-time police officer could not be
8 elevated to a full-time position.

9
10 Village President Meyers-Martin stated no because it is done all the time. Administrator
11 Mekarski stated that there were minimum standards in here that were required by State
12 Statute. This is one of them. This was an element that was inserted in the State Statute
13 under the pressure of organized labor. Organized labor did not want to see Municipalities
14 replace their full-time officers with part-time officers eliminating benefits. He stated that
15 this was inserted in the State Statute and this is something that we cannot actually waive
16 or cross out because it is an actual minimum standard. It was designed and lobbied for by
17 organized labor to prevent departments from becoming all part-time officers thereby
18 eliminating the payout of benefits. They took away the right of the Municipality to allow
19 supervision.

20
21 Trustee Gibson stated that is true. She is agreeing with Trustee Oliver that it does appear
22 that it says they cannot be full-time officers. She stated that as long as we can get around
23 that, that is fine.

24
25 Trustee Waite inquired of Administrator Mekarski that if a full-time police officer quits,
26 whether or not you could replace that officer with two part-timers. Administrator
27 Mekarski stated that they can be advanced to a full-time officer. They are saying that you
28 can’t layoff a full-time officer and hire two part-timers. Trustee Waite stated that if the
29 full-time officer resigns, then you can replace that officer with two part-timers.
30 Administrator Mekarski stated no it is by the employee complement not by the employee
31 itself. Trustee Waite inquired of Administrator Mekarski whether or not you have to
32 maintain those numbers. He stated that is illogical. Administrator Mekarski stated that
33 you can reduce your employee complement, but you can’t replace the employee
34 complement with an equivalent amount of part-time FTE’s with a full-time equivalent.
35 Trustee Waite stated the first time was to layoff a full-time police officer and replace the
36 officer with two part-timers. Now, you are not going to layoff that officer he is going to
37 quit. So now you decide you are not going to replace him. You are going to see how it
38 goes. Then you decide we can have one part-timer take care of that and we don’t need
39 another full-timer.

40
41 Administrator Mekarski stated that might be possible, laying off a full-time equivalent
42 and then bringing a single part-timer may be allowed. But if you did two, it clearly would
43 be a violation of the State Statute. It is an equivalent amount of FTE’s if you will.

44
45 Trustee Waite stated that you can fill up the growth of your need for police officers with
46 part-timers. Administrator Mekarski stated that he doesn’t believe so. Trustee Pennington

1 stated that you might have a problem with Collective Bargaining too. Administrator
2 Mekarski stated that we can get a further reading on this from Judy Kolman. The State
3 Police gave the Model Ordinance with the minimum standards. There was a certain
4 amount of sections over there that we had some latitude to increase, like we could require
5 a Community College Degree. Trustee Oliver had previously mentioned that is something
6 that we may want to look into in the future because it is currently a High School Degree.
7

8 Trustee Ormsby inquired of Administrator Mekarski whether or not the word that is
9 confusing is shall not be “used” as a permanent replacement. It does not say shall not be
10 “hired.” Administrator Mekarski stated that it is “permanent replacement” too.
11

12 Trustee Waite stated that he thought that whenever we had an opening we would look to
13 part-timers first because they are the less expensive. Trustee Gibson stated and they have
14 already been on our force. Trustee Waite stated that they may not be on our force. He
15 stated that you may need another part-timer who has experience and is qualified under the
16 State Statute. He believes that you would always look first at the possibility of a part-
17 timer because they are less expensive.
18

19 Village President Meyers-Martin stated that what we have done traditionally is if we have
20 lost a full-time officer which we have done recently, that full-time officer is replaced by
21 hiring one of the part-time officers to full-time. Trustee Waite stated that is perfect.
22

23 Village President Meyers-Martin stated that is what we have done in the past. Trustee
24 Waite stated that is the perfect place to get a replacement for a full-time officer.
25

26 Administrator Mekarski stated that if the Board would like, he can get Judy Kolman who
27 researched the initial Ordinance to reduce what she discussed with him verbally in
28 writing and he could share that with the Board.
29

30 Village President Meyers-Martin stated that you may ask her to change some of the
31 language as opposed to “use” versus “replace.” Administrator Mekarski stated if we can.
32 He stated that it might be directly from State Statute. Trustee Waite stated that regardless
33 of the language, he believes that the Village should look first to the part-timers.
34

35 Administrator Mekarski stated that he will have Judy Kolman look at that and see what
36 kind of latitude there is, and report back to the Board hopefully by the December 10th
37 meeting.

38 **Motion by Trustee Pennington, second by Trustee Nale to table Ordinance No.
2012-22.**

39 **Voice Vote: All Ayes. Motion Carried.**
40

41 **2011 Annual Municipal Franchise Report** – Village President Meyers-Martin inquired
42 of Administrator Mekarski whether or not he has the 2011 Annual Municipal Franchise
43 Report. Administrator Mekarski stated that he does not have the 2011 Municipal
44 Franchise Report.
45
46

1 **HUMAN RESOURCES:**

2
3 Trustee Nale stated that she did not have a Formal Report this evening. Trustee Nale
4 wanted to let the Board know that she has been in contact with Crystal Goldberg. She is
5 associated with the Horton Healthcare Group. Miss Goldberg is gathering information
6 regarding some ideas that they have in regard to improving employee health. Trustee
7 Nale had a web discussion with her on November 20th. Miss Goldberg went through a
8 series of stages of programs that the Village could offer its employees to help improve
9 their health, and also make them more receptive to any changes in Insurance Policies that
10 we may have in the future. They had a very detailed discussion. Trustee Nale has to
11 review the information that she received from Miss Goldberg to see how it would benefit
12 the Village's employees and whether it would be worthwhile adopting for the Village.
13 Miss Goldberg stated that Flossmoor and Matteson were already contributing finances to
14 this program and we could adapt our needs to their situation. Trustee Nale stated that
15 until she gets more information and reviews the information that she has, she will not be
16 making any recommendations to the Board. She will keep the Board informed. Trustee
17 Nale would like to discuss the situation with Administrator Mekarski.

18
19 **PUBLIC WORKS:**

20
21 Village President Meyers-Martin apologized to Trustee Waite for skipping over him.
22 Trustee Waite stated that he did not have anything to add.

23
24 **PUBLIC SAFETY:**

25
26 Trustee Gibson stated that she did not have a Formal Report this evening.

27
28 **REPORT OF VILLAGE PRESIDENT:**

29
30 **Health Insurance Plan Update** – Village President Meyers-Martin stated that she
31 wanted to talk about the Health Insurance Plan update. She stated that our Finance
32 Director, Cindy Saenz, graciously stayed so that she could give more specific input
33 regarding the health insurance.

34
35 Mrs. Saenz stated that she wanted to let the Board know that last week we did receive
36 confirmation from Blue Cross/Blue Shield that they did approve our anniversary date. It
37 changed from October 1st to January 1st. They did receive the renewal in the rates. They
38 received a reduction in the rates of 6.22%. Mrs. Saenz stated that she and Fred Veazey
39 have Benefit Open Enrollment Meetings scheduled on Wednesday for the employees.
40 They have a meeting scheduled at 8:30 A.M. on Wednesday to hopefully catch some of
41 the police officers going off shift or on shift. There is a 12:30 P.M. meeting for the
42 daytime employees to attend. There is a meeting planned at 7:00 P.M. for those
43 employees that would like to bring their spouses or that may have additional questions
44 from the morning meeting. They are going to see how many employees attend and how
45 many questions they have. They will schedule additional meetings either later that week
46 or early next week in accordance to the attendance.

1 Trustee Nale stated that she would like to be involved in at least one of those meetings.
2 Mrs. Saenz stated that Trustee Nale could attend whichever meeting she would like. Mrs.
3 Saenz stated that hopefully within a week or two we will know which employees will
4 elect the third option, the HSA, and which employees will remain with either the PPO or
5 the HMO. She will be able to report back to the Board by mid December. Mr. Veazey
6 wants to have all of the applications done by then. She stated that we should have
7 numbers by mid December as to how it will affect our Budget and who will be
8 transitioning over, and what our plan will be.

9
10 Village President Meyers-Martin inquired of Mrs. Saenz whether or not she found any
11 interest in Saturday meetings. She stated that originally we discussed that just to be as
12 flexible and as assessable as possible to the employees. She stated that the key is the
13 education of the program.

14
15 Mrs. Saenz stated that they are going to wait and see what happens Wednesday. She
16 stated that already there are employees that are saying they will not be attending. Mrs.
17 Saenz stated that we will see how the attendance is and if there are additional questions.
18 She stated that if we have to schedule a Saturday meeting we will. Mrs. Saenz and Mr.
19 Veazey are open to whatever the employees want to do and how they want to handle the
20 meetings.

21
22 Trustee Gibson inquired of Mrs. Saenz whether or not they are getting comments from
23 employees that they don't want to come only because they don't want to change the plan.
24 Mrs. Saenz stated that the Memorandum went out last Wednesday. She hasn't received
25 any questions or comments. Prior to the Board making the decision to add the third
26 option, there were some employees that were saying that they would not change the plan.
27 Mrs. Saenz is hoping that after hearing how the plan works and sitting through the
28 program and the PowerPoint, they will get more people involved. She stated that perhaps
29 the people that attend the meeting will go back and spread the word so that we can go
30 ahead and schedule additional meetings.

31
32 Village President Meyers-Martin stated that going back to the Saturday meeting, maybe
33 nobody has expressed interest because they don't know that it is available to them, unless
34 in your Memo you gave that as an option if someone wanted a Saturday meeting that you
35 would be open to holding that. Mrs. Saenz stated that was not in the Memo at all. She
36 stated that we can let them know. She stated that her issue is that whenever we have Open
37 Enrollment Meetings, the only department that shows up is Public Works. Mrs. Saenz
38 stated that she and Mr. Veazey don't want to sit here on a Saturday and we don't have
39 participation. That is why they are having the three meetings on Wednesday. She stated
40 that she can pool the employees and if they want to meet on a Saturday we will. She
41 stated that we will definitely pool the employees. Village President Meyers-Martin
42 thanked Mrs. Saenz.

43
44 **Village-Wide Holiday Party** – Village President Meyers-Martin stated that she wanted
45 to remind everyone that the Village-wide Holiday Party which is given in partnership
46 with all of the Homeowners Associations is scheduled for Saturday, December 15th at the

1 Olympia Fields Country Club. Tickets are being sold at the Village Hall as well as from
2 your Homeowners Associations Presidents. It is a very nice event. She hopes that
3 everyone will attend.

4
5 **UNFINI SHED BUSINESS:**

6
7 **Employees Christmas Luncheon** – Trustee Ormsby inquired of Village President
8 Meyers-Martin whether or not the Village’s Christmas Luncheon date has been set.
9 Village President Meyer’s-Martin stated that is scheduled for Friday, December 21st at
10 12:30 P.M. at Carlos Lorenzetti’s.

11
12 Trustee Gibson stated that she will be out of town and will not be able to attend.

13
14 Administrator Mekarski stated that it is always a nice affair.

15
16 **NEW BUSINESS:**

17
18 **2013 Holiday Schedule and the 2013 Public Meeting Schedule** – Village President
19 Meyers-Martin stated that in the Board Packet you have the 2013 Holiday Schedule, as
20 well as the 2013 Public Meeting Schedule.

21
22 Trustee Gibson stated that the only thing that is missing is the Public Safety Meetings.
23 Administrator Mekarski stated that we have three conflicts with the Board of Trustees.
24 He stated that the Board didn’t have to resolve these this evening. He stated that we could
25 do that at the December 10th Meeting. He stated that we will ask consideration of the
26 Board to juggle some of those dates so you can meet on a Tuesday or Wednesday or the
27 following Monday. May 27th is Memorial Day. October 14th is Columbus Day.
28 November 11th is Veterans Day. Those are all holidays.

29
30 Village President Meyers-Martin stated that Trustee Gibson pointed out that the Public
31 Safety Meetings are not listed on here. Trustee Gibson stated that we do have regularly
32 scheduled meetings now. Trustee Ormsby stated that the Beautification Committee does
33 too.

34
35 Trustee Waite inquired who is going to pick the replacement dates. Administrator
36 Mekarski stated that we can take a look at some alternate dates. He will bring them back
37 to the Board on December 10th. He can circulate it with some e-mails. He stated that we
38 can act on this on December 10th. Trustee Ormsby suggested just moving it one day. She
39 stated that seemed to work.

40
41 Trustee Gibson stated that the regularly scheduled meetings of the Public Safety
42 Committee are held on the second Wednesday of every other month beginning in January
43 at 2:00 P.M.

1 **RESIGNATIONS AND APPOINTMENTS:**

2
3 Village President Meyers-Martin stated that she did not have any Resignations or
4 Appointments this evening.

5
6 **EXECUTIVE SESSION:**

7
8 **To Discuss Matters of Litigation – Open Meetings Act Section 5ILCS120/2(c)(11) -**
9 **Motion by Trustee Gibson, second by Trustee Nale to go into Executive Session at**
10 **9:37 P.M. to Discuss Matters of Litigation according to the Open Meetings Act**
11 **Section 5ILCS120/2(c)(11).**

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

13
14 Village President Meyers-Martin stated that we will not take any action once we come
15 back into Open Session.

16
17 **RETURN TO OPEN SESSION:**

18
19 **Motion by Trustee Gibson, second by Trustee Nale to go back into Open Session at**
20 **10:23 P.M.**

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

22
23 **ADJOURNMENT:**

24
25 **Motion by Trustee Gibson, second by Trustee Oliver to adjourn at 10:23 P.M.**

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

27 **Respectfully submitted by Faith Stine.**

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29
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