

VILLAGE OF HOMEWOOD
BOARD OF TRUSTEES MEETING
TUESDAY—OCTOBER 27, 2015
VILLAGE HALL BOARD ROOM

CALL TO ORDER: Village President Hofeld called the regular meeting to order at 7:30 p.m. Approximately 18 people from the public were present. Two press representatives were in the audience.

PLEDGE OF ALLEGIANCE: Village President Hofeld led the audience in the Pledge of Allegiance.

ROLL CALL: Village Clerk Marilyn Thomas recorded the roll call. Those present were Village President Richard Hofeld, Trustee Barbara Dawkins, Trustee Lisa Purcell, Trustee Karen Washington, Trustee Anne Colton, and Trustee Jay Heiferman. Trustee Ray Robertson was absent.

INTRODUCTION OF STAFF: Village President Hofeld introduced staff members in attendance: Village Attorney Christopher Cummings, Village Manager Jim Marino, Public Works Director John Schaefer, Economic & Community Development Director Tom Vander Woude, and Finance Director Dennis Bubenik.

MINUTES: There were no comments or corrections to the minutes of the regular meeting of October 13, 2015. A motion was made by Trustee Purcell and seconded by Trustee Heiferman to approve the minutes of October 13, 2015.

Roll Call: AYES – Trustees Dawkins, Purcell, Washington and Heiferman. NAYS – None. ABSTAIN- Trustee Colton. ABSENT- Trustee Robertson. Motion carried.

CLAIMS LIST: The Claims List of \$622,136.58 was reviewed. President Hofeld said three payments make up 70 percent of the payments: \$106,900 to Southwest Town Mechanical for HVAC work at the Public Works garage; payments of \$112,872.70 and \$133,751.95 to the State of Illinois as the Village's share for repaving work along 183rd Street from Sacramento to Riegel and along Willow Road; and payments of \$35,063.55 and \$38,989.50 for new non-skid floors in the Fire Department bays.

A motion was made by Trustee Colton and seconded by Trustee Purcell for the Board to approve the October 27, 2015 Claims List in the amount of \$622,136.58.

Roll Call: AYES – Trustees Dawkins, Purcell, Washington, Colton, and Heiferman NAYS – None. ABSENT- Trustee Robertson. Motion carried.

APPOINTMENTS: President Hofeld asked for approval for the reappointments of Cate Roberts to the Beautification Committee serving through Oct. 10, 2020; Levi Glass to the Fire and Police Commission serving through Oct. 10, 2018, and Thomas Brabec serving with the Chicago South Suburban Local Mass Transit District through Oct. 13, 2019.

A motion was made by Trustee Colton and seconded by Trustee Dawkins to approve the appointments of Cate Roberts, Levi Glass and Thomas Brabec.

***Roll Call: AYES – Trustees Dawkins, Purcell, Washington, Colton, and Heiferman
NAYS – None. ABSENT- Trustee Robertson. Motion carried.***

PROCLAMATIONS – NATIONAL FRENCH WEEK / 2015 JAMES HART BASEBALL TEAM: Village Clerk Thomas read a proclamation declaring the week of Nov. 4-10, 2015 as National French Week, and a proclamation recognizing the James Hart School Panthers on their success. The team took second place in the Illinois State Elementary Association Class 3 state baseball tournament.

HEAR FROM THE AUDIENCE: President Hofeld invited members of the audience to address any issues not on the agenda. No comments were offered.

OLD/NEW BUSINESS

NON-TIF BUSINESS INCENTIVE PROGRAM / 17841 AND 17845 BRETZ DRIVE / HOMEWOOD BAT COMPANY: Economic and Community Development Director Vander Woude asked the Board to consider approving a \$100,000 distribution from the Village's non-Tax Increment Financing (TIF) Business Incentive Program to help Todd Pals start the Homewood Bat Company. He will use the money to cover part of the purchase price for the property at 17841-45 Bretz Drive.

Director Vander Woude said Mr. Pals and his investors will be putting nearly \$700,000 into the site converting the vacant space into a baseball bat manufacturing business with a showroom at the front.

Mr. Pals had previously worked for Hoosier Bat Company and hopes to replicate and generate an interest in bats that will be used and sold to major and minor league ball players. He has conditional approval from Major League Baseball. Over time, Mr. Pals hopes to bring professionals in to Homewood for autograph signing parties and baseball clinics. The showroom will have a window into the manufacturing area giving people from across the country an opportunity to see how Homewood Bat Company makes the bats.

If the incentive is approved, Mr. Pals said he will begin work immediately and hopes to have bats sent to major league players for spring training.

Trustees applauded Mr. Pals for his interest in Homewood, his willingness to name his company for Homewood and his promises to host various programs for the public.

A motion was made by Trustee Purcell and seconded by Trustee Dawkins to authorize the Village President to enter into an agreement under the Business Incentive Program with Todd Pals of the Homewood Bat Company to provide financial assistance in the

amount of \$100,000 for the acquisition of 17841 and 17845 Bretz Drive, to be disbursed at a level of \$70,000 upon occupancy, \$15,000 after one year of occupancy and \$15,000 after two years of occupancy.

***Roll Call: AYES – Trustees Dawkins, Purcell, Washington, Colton, and Heiferman
NAYS – None. ABSENT- Trustee Robertson. Motion carried.***

ORDINANCE M-1979 / PUD AMENDMENT – MENARD, INC. / 17545 HALSTED STREET: Economic and Community Development Director Vander Woude said Menards is asking for an amendment to the Park Place Plaza Planned Unit Development of 1996. The store is located at 17545 Halsted St. and is landlocked. It has worked out agreements with the Village of Homewood, the Village of Thornton and Hanson Material Services that will allow for a more than 140,000 square-foot expansion of the store to the east and north of its current footprint.

Amending the current PUD will allow for variances on the number of required parking spaces, property fencing, additional landscaping and from the signage height and area limitations because the store is set far back from Halsted Street.

A motion was made by Trustee Colton and seconded by Trustee Purcell to pass an ordinance amending the Park Place Plaza Planned Unit Development permitting the expansion of the existing Menards Store at 17545 Halsted Street, Homewood, Cook County, Illinois.

***Roll Call: AYES – Trustees Dawkins, Purcell, Washington, Colton, and Heiferman
NAYS – None. ABSENT- Trustee Robertson. Motion carried.***

ORDINANCE M-1980 AND M-1981 / 1844 EVERGREEN ROAD – VARIANCES FROM MINIMUM LOT WIDTH AND AREA / LOT CONSOLIDATION: The Board was asked to consider a variance to the Zoning Ordinance that would allow developer Terry Sullivan to make two 25-foot lots into one lot 50-foot across. The lot at 1844 Evergreen Road will be 125-feet deep. The Village's code calls for lots to be 60-foot across, but these lots are in a neighborhood that was developed before the wider lots were required.

Mr. Sullivan has agreed to provide an easement on the property because the neighbor's sewer runs across the property.

A motion was made by Trustee Colton and seconded by Trustee Washington to pass an ordinance granting variances to allow the consolidation of two lots into one substandard lot at 1844 Evergreen Road, Homewood, Cook County, Illinois.

***Roll Call: AYES – Trustees Dawkins, Purcell, Washington, Colton, and Heiferman
NAYS – None. ABSENT- Trustee Robertson. Motion carried.***

A motion was made by Trustee Colton and seconded by Trustee Washington to pass an

ordinance approving a lot consolidation for the property at 1844 Evergreen Road, Homewood, Cook County, Illinois.

Roll Call: AYES – Trustees Dawkins, Purcell, Washington, Colton, and Heiferman NAYS – None. ABSENT- Trustee Robertson. Motion carried.

RESOLUTION R-2235 - STAR INVESTMENTS / 1501 WEST 175TH STREET / CLASS 8 PROPERTY TAX DESIGNATION: Economic and Community Development Director Vander Woude presented the Board with information on Star Investments' request for the Village's support of an extension of the Class 8 tax designation for the property at 1501 W. 175th Street that is occupied by Homewood Disposal. The company is allowed to re-apply for the extension in 2016.

Mr. Tom Tomaszewski, representing Star Investments, said he was hoping the Trustees would agree to support the tax extension, in part as a recognition of all that Homewood Disposal does for the Village and its residents. Mr. Tomaszewski said what the company is receiving in reduced taxes it gives back to residents through the senior discount on trash pick-up which he estimated at \$80,000. The company also services for free the garbage cans in the business districts, picks up Department of Public Works yard waste at no charge, serves all the Village's festivals for no charge, and sends a truck out to pick up after block parties.

The company has 183 employees and representatives of the company serve on boards of various local organizations, including the Economic Development Committee.

Trustees offered their thanks to Homewood Disposal for all it has done over the years. Trustee Heiferman said he would abstain on the vote because of his business relationship with Homewood Disposal.

A motion was made by Trustee Purcell and seconded by Trustee Washington to pass a resolution supporting and consenting to a Class 8 Cook County tax classification for the property located at 1501 W. 175th Street, Homewood, Cook County, Illinois, on behalf of Star Investments LLC.

Roll Call: AYES – Trustees Dawkins, Purcell, Washington, and Colton. NAYS – None. ABSTAIN - Trustee Heiferman. ABSENT- Trustee Robertson. Motion carried.

RESOLUTION R-2232 / 3355 183RD STREET / CLASS 8 PROPERTY TAX DESIGNATION: Economic and Community Development Director Vander Woude said the building at 3355 183rd Street has been brought up to code, and the various issues cited by the Fire Department have been corrected.

A motion was made by Trustee Colton and seconded by Trustee Purcell to pass a resolution supporting and consenting to a Class 8 Cook County tax classification for the property located at 3355 183rd Street, Homewood, Cook County, Illinois, on behalf of Zenah Taher.

Roll Call: AYES – Trustees Dawkins, Purcell, Washington, and Colton. NAYS – Trustee Heiferman. ABSENT- Trustee Robertson. Motion carried.

MANGER'S REPORT: None

GENERAL BOARD DISCUSSION: Trustee Heiferman thanked members of the Beautification Committee for their outstanding work during spring and summer. He said the hanging flower baskets and the planters in the business district looked terrific.

EXECUTIVE SESSION: A motion was made by Trustee Colton and seconded by Trustee Purcell for the Board to move into Executive Session for discussion of employment of a specific employee or employees and probable litigation.

Roll Call: AYES – Trustees Dawkins, Purcell, Washington, Colton, and Heiferman NAYS – None. ABSENT- Trustee Robertson. Motion carried.

The Board adjourned to Executive Session at 8:30 p.m. and returned to regular business at 9:25 p.m.

A motion was made by Trustee Purcell and seconded by Trustee Washington to adjourn the regular Board meeting at 9:25 p.m.

Roll Call: AYES – Trustees Dawkins, Purcell, Washington, Colton, and Heiferman NAYS – None. ABSENT- Trustee Robertson. Motion carried.

Respectfully submitted,

Marilyn Thomas
Village Clerk