

VILLAGE OF JUSTICE  
PRESIDENT AND BOARD OF TRUSTEES  
7800 ARCHER ROAD, JUSTICE, IL  
FIRST REGULAR BOARD MEETING OF DECEMBER  
Monday, December 11, 2017

President Wasowicz called the meeting to order at 7:30 pm

**ROLL CALL:**

Clerk Suzanne Small called the roll. Present are Mayor Kris Wasowicz, Trustees: Rich Sparr, Rick Symonds, Melanie Kuban, Hank Oszakiewski and Karen Warner. Trustee Rusch is attending electronically. Attorney Joseph Cainkar of the firm of Louis F. Cainkar Ltd. is present.

**PLEDGE:** President Wasowicz lead in reciting the Pledge of Allegiance.

**PRESENTATION:** Mr. Paris Fountis presented a potential development for a Conceptual review to the village board including senior independent living, commercial space and a hotel/motel component included in the site plan. The development plan is preliminary, but he will continue to pursue a more detailed proposal. The retail component will be around 6500 square feet with 110 senior living units, and the hotel would be around 80 – 90 rooms.

The development would require TIF participation and an extension of TIF #2. The village's first step will be to have the property appraised.

Financial Consultant Kelly Zabinski cautioned that at this point, the TIF will need to be extended to satisfy the junior liens and the debt certificates that currently exist. A development like this would significantly increase the TIF revenue, but the actual projections would need to be determined by Kane McKenna or another TIF consultant.

It was also discussed that Mr. Fountis will present his plan at the next Economic Development Planning Board meeting scheduled for Thursday January 18th at 7pm in the village hall board room.

Mr. Mohamad Eldibany explained his request to subdivide his strip-mall property into two distinct parcels. He would be separating the day care center from the rest of the strip mall for strictly financial reasons. A separate easement agreement will be included and recorded.

**APPROVAL OF MINUTES:**

The Chair will entertain a Motion: To approve the minutes of the November 27, 2017 board meeting as submitted, or if necessary, as corrected.

**MOTION:** Trustee Sparr Moves: To approve the minutes as corrected.

SECOND: Trustee Symonds  
VOTE: Trustees Sparr, Symonds, Rusch, Kuban, Oszakiewski and Warner, aye.  
All ayes. Motion passed.

**VILLAGE PRESIDENT’S REPORT:**

President Wasowicz expressed his sincere appreciation for the outstanding work done by all who planned and participated in the Winter Wonderland event. This year’s Winter Wonderland went off without a hitch. Attendance by the residents was outstanding and the cooperation between the Village, Park District and Library resulted in a truly well-run and enjoyable event.

**VILLAGE CLERK’S REPORT:**

Village Clerk Sue Small spoke about the recent presentation at the Southwest Municipal Clerk’s Association by the Chicago Ridge/Oak Lawn Fire Chief about Christmas Tree safety. The video he showed has been added to our website. The lesson it displays is startling and would encourage anyone to use extra care with a real tree.  
Clerk Small cautioned all to keep real trees well-watered.

**COMMITTEE REPORTS:**

**ADMINISTRATION, COMMUNICATIONS & RECREATION – Trustee Warner  
for Trustee Rusch**

MOTION: Trustee Warner Moves: To approve the rescheduling of the Committee Meeting of December 20, 2017 and the Board Meeting of December 25, 2017 to Tuesday, December 26 with committee meeting beginning at 6:30 pm and Board meeting at 7:30 pm.

SECOND: Trustee Kuban

VOTE: Trustees Symonds, Rusch, Kuban, Oszakiewski, Warner and Sparr, aye. All ayes.  
Motion passed.

Reminder: All village departments and buildings will be closed from the 21<sup>st</sup> to the 26<sup>th</sup> and again from the 29<sup>th</sup> to January 2<sup>nd</sup> in observance of the holidays.

Trustee Warner added her own congratulations for the huge success of the Winter Wonderland event.

Trustee Rusch offered his sincere thanks for the get-well wishes and the fruit basket he received from the Mayor, clerk and board members. He is feeling much better.

**PUBLIC SAFETY AND HUMAN SERVICES: Trustee Kuban**

Trustee Kuban stated that the final pick-up of non-perishables at the drop-off points will be done tomorrow. All foodstuffs will be transported to the village administration building by noon on Wednesday and the boxes will be constructed.

“Share the Magic” has again come through with toys for the children and along with donated toys, Wilkins students will be wrapping and sorting those toys on Thursday.

Friday, members of the Greater Christian Life Church will be here to help pack baskets.

Once again, Technicraft has donated the hams and the turkeys for all the recipients; they will be delivered on Friday. Public Works will be joining us on a trip to Aldi’s to pick up other perishable food items also on Friday.

Clerk Small added that our Public Works crew has really helped and gone above and beyond recently helping with all seasonal events. Sincere thanks to Joe Cekus and the Public Works workers!

**ECONOMIC DEVELOPMENT AND BUSINESS LICENSES: Trustee Oszakiewski**

**MOTION:** Trustee Oszakiewski Moves: To approve Ordinance 2017-30: An Ordinance to approve the addition of a class “B” Liquor license for Quick Pick Food and Liquors and remove their current class “A.”

**SECOND:** Trustee Kuban

**VOTE:** Trustees Rusch, Kuban, Oszakiewski, Warner, Sparr and Symonds, aye. All ayes. Motion passed.

**MOTION:** Trustee Oszakiewski Moves: To approve the MOU for the CMAP IGA for the I&M trail extension. This is just a basic agreement for the study and we will still have to enter an IGA by Resolution with CMAP before we start the project.

**SECOND:** Trustee Warner

**VOTE:** Trustees Kuban, Oszakiewski, Warner, Sparr, Symonds and Rusch, aye. All ayes. Motion passed.

**MOTION:** Trustee Oszakiewski Moves: To approve the business license for Justice Group Inc. d/b/a Vape & Tobacco to operate as a Tobacco Store located at 8027 W. 79<sup>th</sup> Street, Justice, IL 60458. This is contingent on passing all inspections

**SECOND:** Trustee Sparr

**VOTE:** Trustees Oszakiewski, Warner, Sparr, Symonds, Rusch and Kuban, aye. All ayes. Motion passed.

**MOTION:** Trustee Oszakiewski Moves: To approve a village tobacco license for Justice Group Inc. d/b/a Vape & Tobacco located at 8027 W. 79<sup>th</sup> Street, Justice, IL 60458.

**SECOND:** Trustee Warner

**VOTE:** Trustees Warner, Sparr, Symonds, Rusch, Kuban and Oszakiewski, aye. All ayes. Motion passed.

MOTION: Trustee Oszakiewski Moves: To approve an appraisal of the property located at 88th Ave and 83rd Street in Justice. The cost of this appraisal will not exceed \$3,000. This expense will be paid from TIF 2 funds.

SECOND: Trustee Kuban

VOTE: Trustees Sparr, Symonds, Rusch, Kuban, Oszakiewski and Warner, aye. All ayes. Motion passed.

Trustee Oszakiewski added his sincere congratulations to Justice resident, Mr. Ray Hodson for being honored as a “2017 Senior Citizen of the Year” by Congressman Dan Lipinski at an award ceremony earlier today.

Matt Zarebczan added that the Economic Development Commission meeting is cancelled for December and will resume on January 18<sup>th</sup>.

This Wednesday, December 14<sup>th</sup> from 4:00 pm until 7:00 pm at the Lipinski Community Center a overview and a public comment opportunity will be hosted by the village and the Tollway regarding the proposed tollway improvements.

Trustee Oszakiewski thanked all who participated in the Winter Wonderland. He offered our own Mrs. Claus for hire.

#### **PUBLIC UTILITIES: Trustee Symonds**

Public Works Work Schedule for weeks of:  
November 27 to December 8, 2017

One new employee was hired to fill the maintenance worker/laborer vacancy.

Crews assisted with holiday decorations and Winter Wonderland set-up.

Continued food pick-ups for the Christmas basket program.

A strobe light was installed on #5A.

A new tire was mounted on #2

Front brakes were replaced by Southwest Springs Inc., on truck #4.

The V-salt box was repaired.

The Snow blower was repaired for Village Hall.

Numerous stop signs and street signs were repaired after wind damage.

Streets were plowed and salted on Saturday morning.

Our newly hired maintenance worker, David Englehardt has started and we welcome him to the Public Works family.

#### **BUILDING, ZONING AND ORDINANCES:**

Trustee Sparr reported that the Zoning Board of Appeals is recommending approval of the two petitions they reviewed recently. One for 7128 S. Cork to divide one lot into three with a variance for an irregular lot dimension and the other at 8507 S. Cork Ave. to divide a commercial strip-mall property for tax purposes.

MOTION: Trustee Sparr Moves: To accept the changes proposed in zoning petition 2017-01 as recommended by the Zoning Board of Review.

SECOND: Trustee Kuban

VOTE: Trustees Sparr, Kuban, Oszakiewski and Warner, aye. Trustee Symonds voted no, and Trustee Rusch abstained. Motion passed.

MOTION: Trustee Sparr Moves: To accept the changes proposed in zoning petition 2017-02 as recommended by the Zoning Board of Review.

SECOND: Trustee Oszakiewski

VOTE: Trustees Kuban, Oszakiewski, Warner, Sparr and Symonds, aye. Trustee Rusch abstained. Motion passed.

Trustee Sparr spoke about the outstanding cooperation we now have with the Park District and the Library. Winter Wonderland was a huge success. Thanks to all who participated.

#### **FINANCE AND INSURANCE - Trustee Karen Warner**

MOTION: Trustee Warner Moves: To approve posted payables 1-21 of \$28,216.89, Recurring Expenses of \$16,116.53 and MFT expenses of \$4,182.16 for a total of \$48,515.58.

SECOND: Trustee Oszakiewski

VOTE: Trustees Oszakiewski, Warner, Sparr, Symonds, Rusch and Kuban, aye. All ayes. Motion passed.

MOTION: Trustee Warner Moves: To approve Ordinance 2017-31: AN ORDINANCE PROVIDING FOR THE LEVYING, ASSESSMENT AND COLLECTION OF TAXES FOR THE 2017 TAX YEAR OF THE VILLAGE OF JUSTICE, COOK COUNTY, ILLINOIS

SECOND: Trustee Oszakiewski

VOTE: Trustees Oszakiewski, Warner, Sparr, Symonds, Rusch and Kuban, aye. All ayes. Motion passed.

Financial Consultant Kelly Zabinski reminded that we didn't levy this year for Fire Protection but did indeed add the amount to the Police Pension levy. We are still short on the Police Pension Levy but are hoping by next year we can rectify the annual shortage. We also didn't levy for Fire Pension. There are questions about how that will continue going forward, but it is the village's intention to drain those funds as soon as possible. We have one spousal pensioner and will pay that liability from the general fund.

Through October, the Sewer fund is in a deficit position. The General fund has around a \$250,000.00 surplus. There is a transfer to the Capital Improvement Fund due from General and Kelly projects a surplus of around \$100,000.00 as a result.

#### **ATTORNEY'S REPORT:**

Attorney Joseph Cainkar had no formal report.

**CORRESPONDENCE:**

We received a very nice holiday greeting form the Roberts Road Bible Church.

Also, Brittany Abrams had penned a very nice thank you note to Mike Ohland of Ohland Signs for donating his time and effort changing the Winter Wonderland signs. Brittany makes sure we acknowledge our business partners who help us with all events.

**OLD BUSINESS:**

Trustee Rusch asked about Phase II of the 75<sup>th</sup> and Archer intersection and if the school district has confirmed their participation.

Mayor Wasowicz replied that we will complete the initial street improvements. Any addition work will be wholly at the school districts discretion and expense.

**NEW BUSINESS:**

**SCHEDULE OF COMMITTEE MEETINGS:**

**Tuesday, December 26, 2017 (6:30 pm)**

**PUBLIC SAFETY AND HUMAN SERVICES:** Trustee Kuban

- Any matters before the committee including
- Recap from Holiday Basket Program

**ECONOMIC DEV. & BUSINESS LICENSES:** Trustee Oszakiewski

- Any matters before the committee including:
- Discussion to approve sale of and sign permit for Holy Cross Church to conduct a Weekly Fish Fry on Fridays from 4:00pm – 8:00pm. Church has submitted sanitation certificates for 3 members and is already approved by the health department to cook meals

**PUBLIC UTILITIES:** Trustee Rick Symonds

- Any matters before the committee including:

**BUILDINGS, ZONING AND ORDINANCES:** Trustee Sparr

- Any matters before the committee including:
- Discussion to approve an ORDINANCE NO. 2017- \_\_\_\_: AN ORDINANCE APPROVING THE ADAM'S SUBDIVISION OF REAL PROPERTY LOCATED 8507-8531 SOUTH 88<sup>TH</sup> AVENUE, JUSTICE, ILLINOIS

**FINANCE & INSURANCE:** Trustee Warner

- Any matters before the committee including:
- Discussion to approve ORDINANCE NO. 2017- 33: AN ORDINANCE ABATING THE 2017 TAX YEAR DEBT SERVICE TAX LEVY FOR THE \$6,000,000 GENERAL OBLIGATION CAPITAL APPRECIATION BONDS

(ALTERNATE REVENUE SOURCE), SERIES 2002, OF THE VILLAGE OF JUSTICE, COOK COUNTY, ILLINOIS

- Discussion to approve ORDINANCE NO. 2017-\_\_\_: AN ORDINANCE ABATING THE 2017 TAX YEAR DEBT SERVICE TAX LEVY FOR THE \$722,615.20 GENERAL OBLIGATION CAPITAL APPRECIATION BONDS (ALTERNATE REVENUE SOURCE), SERIES 2003A, OF THE VILLAGE OF JUSTICE, COOK COUNTY, ILLINOIS
- Discussion to approve ORDINANCE NO. 2017-\_\_\_: AN ORDINANCE ABATING THE 2017 TAX YEAR DEBT SERVICE TAX LEVY FOR THE \$2,265,000 TAXABLE GENERAL OBLIGATION BONDS (ALTERNATE REVENUE SOURCE), SERIES 2008A, OF THE VILLAGE OF JUSTICE, COOK COUNTY, ILLINOIS
- Discussion to approve ORDINANCE NO. 2017-\_\_\_: AN ORDINANCE ABATING THE 2017 TAX YEAR DEBT SERVICE TAX LEVY FOR THE \$885,000 GENERAL OBLIGATION BONDS (ALTERNATE REVENUE SOURCE), SERIES 2008B, OF THE VILLAGE OF JUSTICE, COOK COUNTY, ILLINOIS
- Posted payables

ADMINISTRATION, COMMUNICATIONS & RECREATION: Trustee Rusch

- Any matters before the committee including:
- Update on progress for the Civic Upgrade
- Discussion to Approve: RESOLUTION NO. 2017-\_\_\_ A RESOLUTION OF THE VILLAGE OF JUSTICE AMENDING THE EMPLOYEE SEXUAL HARASSMENT POLICY

**PUBLIC COMMENTS:**

Mr. Mike Perillo commented on the fine job the board of trustees does administrating the business of the village, often making difficult decisions.

**ADJOURNMENT:**

The Chair will entertain a Motion: To Adjourn.

MOTION: Trustee Sparr Moves:

SECOND: Trustee Warner

VOTE: All ayes.

Meeting Adjourned at 8:04 pm.

Respectfully Submitted,

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Kathleen M. Svoboda  
Deputy Village Clerk