

## **MEETING OF FEBRUARY 20, 2008**

The regular meeting of the Board of Trustees, Village of Elwood, was called to order at 7:00 PM, February 20, 2008 by Pro Tem Village President Strawn. Village President Ruban absent.

Also present: Ed Graham, Lou Haussmann, Robert Dufkis, Robbie Day, Chief Albert, Deputy Chief Laveck, Bob Bland and several village residents.

A motion by Trustee LaPaglia to appoint Trustee Strawn to Village President Pro Tem. Seconded by Trustee Kucera. All voted in favor of motion. Motion carried.

Meeting opened with Pledge to the Flag.

### **PUBLIC COMMENTS**

None

### **PRESENTATION OF MINUTES**

Public Hearing – December 19, 2007

Workshop – January 9, 2008

Regular Meeting – January 16, 2008

The minutes of the Public Hearing of December 19, 2007 were presented. A motion by Trustee LaPaglia to approve minutes as presented. Seconded by Trustee Bernhard. All voted in favor of motion. Motion carried.

The minutes of the Workshop of January 9, 2008 were presented. A motion by Trustee LaPaglia to approve minutes as presented. Seconded by Trustee Bernhard. All voted in favor of motion. Motion carried.

The minutes of the Regular Meeting of January 16, 2008 were presented. A motion by Trustee LaPaglia to approve minutes as presented. Seconded by Trustee Jones. All voted in favor of motion. Motion carried.

## **PRESENTATION OF BILLS**

The bills for the previous month were presented. A motion by Trustee Kucera to approve bills as presented. Seconded by Trustee Jones. A voice vote was called: Trustee Bernhard – yes, Trustee Jones – yes, Trustee Kucera – yes, Trustee LaPaglia – yes, Trustee Matichak – yes, Trustee Strawn – yes. Motion carried.

## **PUBLIC HEARING – Petition for Annexation for Alberico Property**

The minutes of the Public Hearing was taken by Court Report LeAnn Hibler.

## **AN ORDINANCE AUTHORIZING THE EXECUTION OF AN AMENDMENT TO THE ANNEXATION AGREEMENT BETWEEN THE VILLAGE OF ELWOOD, WILL COUNTY, ILLINOIS AND CENTERPOINT INTERMODAL LLC, AND CENTERPOINT PROPERTIES TRUST**

Ed Graham explained the ordinance, amendment for re-zoning of Alberico parcel.

A motion by Trustee Matichak to approve Ordinance Authorizing the Execution of an Amendment to the Annexation Agreement Between the Village of Elwood, Will County, Illinois and CenterPoint Intermodal LLC, and CenterPoint Properties Trust. Seconded by Trustee LaPaglia. All voted in favor of motion. Motion carried. Ordinance No. 894

## **AN ORDINANCE ANNEXING CERTAIN TERRITORY COMMONLY REFERRED TO AS THE ALBERICO/CORSETTI PARCEL GENERALLY LOCATED EAST OF ILLINOIS ROUTE 53, SOUTH OF MISSISSIPPI AVENUE, WEST OF COLDWATER ROAD, AND NORTH OF HOFF ROAD**

A motion by Trustee LaPaglia to approve Ordinance Annexing Certain Territory Commonly Referred to as the Alberico/Corsetti Parcel Generally Located East of Illinois Route 53, South of Mississippi Avenue, West of Coldwater Road, and North of Hoff Road. Seconded by Trustee Kucera. All voted in favor of motion. Motion carried. Ordinance No. 895

## **AN ORDINANCE AMENDING THE ZONING MAP FOR THE VILLAGE OF ELWOOD REZONING CERTAIN REAL PROPERTY GENERALLY LOCATED EAST OF ILLINOIS ROUTE 53, NORTH OF MISSISSIPPI AVENUE FROM A-1 (COUNTY) TO C-1 (LOCAL SHOPPING DISTRICT)**

A motion by Trustee LaPaglia to approve Ordinance Amending the Zoning Map for the Village of Elwood Rezoning Certain Real Property Generally Located East of Illinois Route 53, North of Mississippi Avenue From A-1 (County) to C-1 (Local Shopping District). Seconded by Trustee Bernhard. A voice vote was called: Trustee Bernhard – yes, Trustee Jones – yes, Trustee Kucera – yes, Trustee LaPaglia – yes, Trustee Matichak – yes, Trustee Strawn – yes. Motion carried. Ordinance 896

**AN ORDINANCE AMENDING THE ZONING MAP FOR THE VILLAGE OF ELWOOD REZONING CERTAIN REAL PROPERTY GENERALLY LOCATED EAST OF ILLINOIS ROUTE 53, NORTH OF HOFF ROAD, WEST OF COLDWATER ROAD, AND SOUTH OF MISSISSIPPI AVENUE FROM A-1 (COUNTY) TO C-3 (DOWNTOWN CENTRAL BUSINESS DISTRICT)**

A motion by Trustee Kucera to approve Ordinance Amending the Zoning Map for the Village of Elwood Rezoning Certain Real Property Generally Located East of Illinois route 53, North of Hoff Road, West of Coldwater Road, and South of Mississippi Avenue From A-1 (County) to C-3 (Downtown Central Business District). Seconded by Trustee Jones. A voice vote was called: Trustee Bernhard – yes, Trustee Jones – yes, Trustee Kucera – yes, Trustee LaPaglia – yes, Trustee Matichak – yes, Trustee Strawn – yes. Motion carried. Ordinance 897

**AN ORDINANCE AMENDING THE ZONING MAP FOR THE VILLAGE OF ELWOOD REZONING CERTAIN REAL PROPERTY GENERALLY LOCATED EAST OF ILLINOIS ROUTE 53, NORTH OF HOFF ROAD, WEST OF COLDWATER ROAD AND SOUTH OF MISSISSIPPI AVENUE FROM A-1 (COUNTY) TO I-4 (CATEGORY B) (LARGE SCALE INDUSTRIAL PLANNED DEVELOPMENT DISTRICT)**

A motion by Trustee Jones to approve Ordinance Amending the Zoning Map for the Village of Elwood Rezoning Certain Real Property Generally Located East of Illinois Route 53, North of Hoff Road, West of Coldwater Road and South of Mississippi Avenue from A-1 (County) to I-4 (Category B) (Large Scale Industrial Planned Development District). Seconded by Trustee Kucera. A voice vote was called: Trustee Bernhard – yes, Trustee Jones – yes, Trustee Kucera – yes, Trustee LaPaglia – yes, Trustee Matichak – yes, Trustee Strawn – yes. Motion carried. Ordinance 898

**AN ORDINANCE APPROVING A FOURTH AMENDMENT  
CONCEPT PLAN OF DEVELOPMENT FOR THE DEER RUN  
INDUSTRIAL PARK**

A motion by Trustee LaPaglia to approve Ordinance Approving a Fourth Amendment Concept Plan of Development for the Deer Run Industrial Park. Seconded by Trustee Jones. All voted in favor of motion. Motion carried. Ordinance 899

**AN ORDINANCE APPROVING A FINAL SITE PLAN FOR  
BUILDING #10 LOCATED WITHIN THE DEER RUN INDUSTRIAL  
PARK**

A motion by Trustee Kucera to approve Ordinance Approving a Final Site Plan for Building #10 Located Within the Deer Run Industrial Park. Seconded by Trustee Jones. All voted in favor of motion. Motion carried. Ordinance 900

**AN ORDINANCE APPROVING A NINTH AMENDMENT TO THE  
MASTER PLANNED UNIT DEVELOPMENT PLAN FOR DEER  
RUN INDUSTRIAL PARK**

Ed Graham explained we are just cleaning up some ordinances that were never completed. The ninth amendment is for the Bernhard property. Will be doing ordinances for the ninth, tenth, eleventh and twelfth amendments.

A motion by Trustee LaPaglia to approve Ordinance Approving a Ninth Amendment to the Master Planned Unit Development Plan for Deer Run Industrial Park. Seconded by Trustee Jones. All voted in favor of motion. Motion carried. Ordinance 901

**AN ORDINANCE APPROVING A TENTH AMENDMENT TO THE  
MASTER PLANNED UNIT DEVELOPMENT PLAN FOR DEER  
RUN INDUSTRIAL PARK**

A motion by Trustee Kucera to approve Ordinance Approving a Tenth Amendment to the Master Planned Unit Development Plan for Deer Run Industrial Park. Seconded by Trustee LaPaglia. All voted in favor of motion. Motion carried. Ordinance 902

**AN ORDINANCE APPROVING AN ELEVENTH AMENDMENT TO THE MASTER PLANNED UNIT DEVELOPMENT PLAN FOR DEER RUN INDUSTRIAL PARK**

A motion by Trustee LaPaglia to approve Ordinance Approving an Eleventh Amendment to the Master Planned Unit Development Plan for Deer Run Industrial Park. Seconded by Trustee Bernhard. All voted in favor of motion. Motion carried. Ordinance 903

**AN ORDINANCE APPROVING A TWELFTH AMENDMENT TO THE MASTER PLANNED UNIT DEVELOPMENT PLAN FOR DEER RUN INDUSTRIAL PARK**

A motion by Trustee Kucera to approve Ordinance Approving a Twelfth Amendment to the Master Planned Unit Development Plan for Deer Run Industrial Park. Seconded by Trustee Jones. All voted in favor of motion. Motion carried. Ordinance 904

**WEBSITE PRESENTATION**

Aimee Ingalls explained the new Website. Showed a brief power point on the website.

**GARDEN GLEN**

Jeff Hitz and David Howat present.

David Howat from Inland Real Estate. Want to re-introduce the project to you, our commitment has not waivered. We have paid fees and investment in this project, we need to get moving. Yielded several issues. Water and sewer capacity one issue that needs to have answers, need to release information of water and sewer to evaluate the project. Payment of fees. Structure of deal not able to achieve. Housing market has changed. Has impacted the Village as well. We are interested of finding a way that Inland and RHA to start the process for your development and look to the Board for suggestions to go from here.

Aimee Ingalls asked the board for any suggestions, give to her and she will pass onto Inland and RHA.

**PROVENA ST. MARY OCCUPATIONAL HEALTH FACILITY CONCEPT PLAN**

Doug Jones – we are purchasing three acres from CenterPoint off Route 53 and Walter Strawn Road. Health clinic services for employees in the area.

Will benefit the community, urgent care with someone on site at all times.  
Will care for small injuries, will have x-ray on site.

Will be a 4,000 square foot building, parking around building with additional parking for trucks. Second road west of Route 53 for cars. Will be a one story building.

We have agreement ready to sign for lease and purchase. Would like to have the facility up by late spring. Explained the placement of the facility on Walter Strawn Drive. Will have entrance for cars and one for trucks.

Aimee Ingalls – this is a concept plan. Need to come with final engineering and site plan.

A motion by Trustee Bernhard to approve the Concept Plan for Provena St. Mary Occupational Health Facility. Seconded by Trustee LaPaglia. All voted in favor of motion. Motion carried.

#### **LETTER OF CREDIT REDUCTION – Bank of Shorewood**

Aimee Ingalls – Letter of Credit for lights in parking lot. Had to put temporary lights in, so they posted a Letter of Credit. The lights have been installed. Letter of Credit was for \$22,895.68.

A motion by Trustee Kucera to eliminate the Letter of Credit for Bank of Shorewood in the amount of \$22,895.68. Seconded by Trustee Jones. A voice vote was called: Trustee Bernhard – yes, Trustee Jones – yes, Trustee Kucera – yes, Trustee LaPaglia – yes, Trustee Matichak – yes, Trustee Strawn – yes. Motion carried.

#### **PAY REQUEST NO. 17 – WIGHT – Village Hall**

Recommend to approve pay request in the amount of \$101,824.12.

A motion by Trustee Jones to approve Pay Request No. 17 for Wight in the amount of \$101,824.12. Seconded by Trustee Kucera. A voice vote was called: Trustee Bernhard – yes, Trustee Jones – yes, Trustee Kucera – yes, Trustee LaPaglia – yes, Trustee Matichak – yes, Trustee Strawn – yes. Motion carried.

**PAY REQUEST NO. 1 – Water Tower Demolition**

Recommend to approve pay request in the amount of \$30,254.00.

A motion by Trustee Kucera to approve Pay Request No. 1 for Water Tower Demolition in the amount of \$30,254.00. Seconded by Trustee LaPaglia. A voice vote was called: Trustee Bernhard – yes, Trustee Jones – yes, Trustee Kucera – yes, Trustee LaPaglia – yes, Trustee Matichak – yes, Trustee Strawn – yes. Motion carried.

**PAY REQUEST – D CONSTRUCTION – Matteson-Jackson Street Reconstruction**

Aimee Ingalls – Matteson Jackson project, will close the project this summer. Recommend to approve pay request in the amount of \$60,505.75.

A motion by Trustee LaPaglia to approve Pay Request for D Construction for the Matteson Jackson Project in the amount of \$60,505.75. Seconded by Trustee Jones. A voice vote was called: Trustee Bernhard – yes, Trustee Jones – yes, Trustee Kucera – yes, Trustee LaPaglia – yes, Trustee Matichak – yes, Trustee Strawn – yes. Motion carried.

**FINAL PAY REQUEST – AUSTIN TYLER CONSTRUCTION – Meadowbrook Subdivision Rear Yard Drainage**

Recommend to approve pay request in the amount of \$8,556.54.

A motion by Trustee LaPaglia to approve Final Pay Request for Austin Tyler Construction for Meadowbrook Subdivision Rear Yard Drainage in the amount of \$8,556.54. Seconded by Trustee Bernhard. A voice vote was called: Trustee Bernhard – yes, Trustee Jones – yes, Trustee Kucera – yes, Trustee LaPaglia – yes, Trustee Matichak – yes, Trustee Strawn – yes. Motion carried.

**PAY REQUEST – S. A. ISSERT CONSTRUCTION – Semi Final Payment for Mississippi Ave/II Route 53**

Aimee Ingalls – this is for Route 53 to St. Louis Street in the amount of \$135,972.02.

A motion by Trustee Jones to approve Pay Request for S. A. Isert Construction for Mississippi Ave/II Route 53 in the amount of \$135,972.02. Seconded by Trustee Bernhard. A voice vote was called: Trustee Bernhard – yes, Trustee Jones – yes, Trustee Kucera – yes, Trustee

LaPaglia – yes, Trustee Matichak – yes, Trustee Strawn – yes. Motion carried.

**REDUCTION OF RETAINAGE – D CONSTRUCTION**

Recommend to approve reduction of retainage, this is for Mississippi C Project, in the amount of \$56,726.36.

A motion by Trustee LaPaglia to approve the reduction of retainage for D Construction in the amount of \$56,726.36. Seconded by Trustee Jones. A voice vote was called: Trustee Bernhard – yes, Trustee Jones – yes, Trustee Kucera – yes, Trustee LaPaglia – yes, Trustee Matichak – yes, Trustee Strawn – yes. Motion carried.

**DONATION – Senior Citizens**

Recommend a donation of \$1,000.00.

A motion by Trustee Kucera to approve the donation of \$1,000.00 to the Senior Citizens. Seconded by Trustee Jones. A voice vote was called: Trustee Bernhard – yes, Trustee Jones – yes, Trustee Kucera – yes, Trustee LaPaglia – yes, Trustee Matichak – yes, Trustee Strawn – yes. Motion carried

**DONATION – Elwood Jr. High Eighth Grade Class**

Recommend to donate \$150.00.

A motion by Trustee Jones to approve the donation of \$150.00 to the Elwood Jr. High Eighth Grade Class. Seconded by Trustee Bernhard. A voice vote was called: Trustee Bernhard – yes, Trustee Jones – yes, Trustee Kucera – yes, Trustee LaPaglia – yes, Trustee Matichak – yes, Trustee Strawn – yes. Motion carried.

**STAFF REPORTS**

Aimee Ingalls reported this is the first month for my report. This is to keep you informed of what I have been doing and projects for your interest.

EMC – nothing to report

POLICE – Chief Albert – nothing to report.

## **PUBLIC COMMENTS**

Mike Cerniak and Laurie Machen

Residents of Meadowbrook #5 asking about the ice and snow on the roads in Meadowbrook, asking for assistance from the Village to get the developer to take care of the ice, does a good job with snow plowing. Asking for the Village truck to put salt down on the road.

Aimee Ingalls – will work with Chalen to get this resolved. The road is not complete and has not been turned over to the Village.

Mary Goines of 960 Meadowbrook asked about mail boxes on the other side of the street. Fell and broke leg walking across the icy street.

The post office designates the placement of mail boxes.

Lou Hausmann of Baxter Woodman – there is a Letter of Credit for the sub-division, if he does not live up to the agreement, we have some recourse. The sub-division must be 70% complete before he has to complete the street.

Dean Lowrence of 958 Meadowbrook – we have a problem and asking for a salt truck. We may have to take legal action.

Chalen responsible.

A motion by Trustee LaPaglia to adjourn meeting. Seconded by Trustee Kucera. All voted in favor of motion. Motion carried.

Pat Buchenau  
Village Clerk





















