

# Minutes

## Village of Deer Park Special Board of Trustees Meeting

**March 6, 2012 – 7:00 p.m.**

**Deer Park Vehe Barn**

**23570 W. Cuba Road, Deer Park, Illinois 60010**

**1) Pledge of Allegiance**

A Special Meeting of the Board of Trustees of the Village of Deer Park was held on March 6, 2012, 7:00 p.m. at Vehe Barn, 23570 W. Cuba Road, in the Village of Deer Park, in the counties of Lake and Cook, Illinois. President Kellermann called the meeting to order at 7:00 p.m. Village Officials and guests recited the Pledge of Allegiance.

**2) Roll Call and Determination of a Quorum**

Upon Roll Call, the following were present: President Kellermann, Denny, Thomason, Czarnik, Olson, Sands, and Finley.

Other Village Officials present included Village Administrator Connors, Clerk Schroeder, and Attorney Becky Bateman. Village Attorney James Bateman entered the meeting at 8:00 p.m.

**3) Approval of Agenda**

*Motion: Trustee Sands moved, seconded Trustee Olson, to approve the Agenda as presented.*

*Upon Roll Call – Voice Vote – 6 Ayes/0 Ayes – Motion Carried 6/0*

**4) Public Comments – Sign up prior to meeting on sign-in sheet on podium; 5 minutes time limit**

President Kellermann announced that this meeting is a limited public forum for public comments, but any statements made and/or opinions expressed therein do not necessarily reflect the views of the Village but represent only the views of the persons making such statements and/or presenting such opinions who are solely responsible for the content thereof.

Mr. Donald R. Potter of 32 Deer Path Road noted that he received a zoning violation letter from the Village of Deer Park. He indicated that his property is “grandfathered” from Village ordinances and claims the Village is violating his civil rights.

President Kellermann asked Mr. Potter to contact B&F Technical and/or Village Staff to further discuss his concerns.

Chris Nguyen of Deer Park Town Center (DDR) of Deer Park, expressed his support for working with the Deer Park Tourism Committee to promote the Deer Park Town Center retail businesses. Mr. Nguyen further suggested events/projects to be funded with the Village hotel tax funds.

Regina Verdico of Deer Park Town Center (DDR) of Deer Park, expressed her support and recommends approval for hotel tax funded projects.

Sherry Sorrells of The Waffle Gourmet in Deer Park, noted she has attended the Deer Park Tourism Committee. She expressed her support for the proposed GO Shop Deer Park website.

Richard Dale, General Manager of Hampton Inn in Deer Park, expressed his support for the Tourism Committee projects to be funded with Hotel Sales Tax.

Dan Perkins, owner of the UPS Store, Praedium Development Center, expressed his support of the Tourism Committee to help the retailers. Mr. Perkins expressed his concerns with the management of the store center. President Kellermann noted that he recognizes the center problems and noted the Tourism Committee along with the Village, will work with all the retailers on economic development.

Trustee Sands asked about the approval process for the shopping website. Trustee Finley indicated there would be an outside consulting company would handle the website and not the Village staff. Trustee Sands further asked if there would be other contributions for the website. It was noted that there would be no other contributions from the retailers.

With no further comments, the public portion of the meeting was closed at 7:29 p.m.

**5) Village Attorney – Report(s) & Recommendation(s)**

**6) Reports from President, Trustees, Administrator, Treasurer and Clerk**

**A. President Kellermann**

**i) BACOG Presentation**

President Kellermann introduced Janet Agnoletti, Executive Director and Kathleen Leitner, Village President of BACOG.

Both representatives provided a presentation on the many services offered with a BACOG membership. Both representatives were available to answer questions from the Board.

**ii) Print, Mail and Process Fees for an Electric Aggregation Newsletter to Residents for a cost not to exceed \$1,400.\***

Trustee Czarnik provided a visual draft of the Electric Aggregation information to be printed and mailed to the Deer Park residents. President Kellermann noted that a CTY message will also be sent to the residents.

***Motion: Trustee Czarnik moved, seconded by Trustee Finley to approve the print, process and mail the Electric Aggregation Newsletter for a not to exceed cost of \$1,400.***

***Ayes: Sands, Olson, Denny, Thomason, Czarnik and Finley***

***Nays: None***

***Motion Carried. 6/0***

**iii) Authorization for Williams & Associates to Commence Data Gathering and Space Planning Phases of Office Space Needs Study\***

Tabled until after Gii).

**Item C was discussed.**

President Kellermann referenced the proposal for the office space needs study prepared by Williams Architects and expressed his support for the project.

Trustee Czarnik noted the past discussions regarding this matter and suggested the Village Board further review all the options discussed at previous Village Board meetings.

Trustee Denny concurred with Trustee Czarnik's suggestion getting a proposal for an additional construction on the westside of the Vehe Barn; getting four lead architectural alternatives and sketch for a new municipal building.

Trustee Czarnik suggested looking at all the options and further discussion.

Trustee Finley pointed out prospective office space at DPTC that was a former Remax Office.

Trustee Sands expressed his support to review all the options and suggested getting real costs for all of the options.

Trustee Thomason suggested putting together an outline of the options for discussion.

Trustee Denny noted that he was in favor of Sheriff Deputies using the lower level of the Vehe Barn.

General discussion ensued.

It was the consensus by the Trustees to consider three options for Village space project to request a:

1) Cost quotation from architect on a 5,000 square foot separate building for a Village Hall building, 2) Cost quotation from the architect for an addition on the west side of the existing barn and, 3) Cost quotation for renovating the lower level of the barn.

The Village Administrator responded that he would contact the architect, Williams and Associates.

**B. Village Trustee Sands – Roads & Drainage**

**i) Revised FYE 2013 Road Program**

**ii) Expanded Streets Proposed\***

**iii) Rainbow Road Budget Update – Roads and Drainage Project\***

Trustee Sands gave an overview of the expanded program for 2012-2013 to include Chapel Hill Drive, Mayfield Lane, Bedlington Circle and Hearthsides Drive. This expanded program will re-surface 3.4 miles of Village streets.

The original 2003 Street Re-surfacing Program proposed to resurface all Village streets by 2013; this program was under funded, hence the program was revised and issued in November, 2008 providing both a 10-year and a 15-year program. At our current rate of work, we will be completed in 5-6 years at which time we can reduce our road resurfacing program to 1 to 1.5 miles per year.

The amended road program proposed for FY2012-2013 is \$1,142,624.87 which is comprised of \$576,605.30 (original road program) plus \$243,965.00 (amended for Chapel Hill Subdivision completion) plus \$222,718.43 (Rainbow Road and Middlefork) plus \$99,336.14 (Rainbow Road Widening and Concrete curbing). This acceleration of the road improvement funding will put us ahead of the ten year plan.

Trustee Sands distributed copies of his e-mail to the Board, dated 3/6/12 reflecting these items as discussed this evening.

It was the consensus of the Board to accept the expanded street proposal as presented by Trustee Sands. Trustee Denny adjusted the draft budget accordingly.

**C. Village Trustee Czarnik – Planning, Development & Zoning**

**Paul Property (Long Grove & Quentin Roads) – Barn Demolition Action**

Trustee Czarnik provided the Board with an update on the Paul property along Long Grove and Quentin roads regarding the barn demolition action.

Trustee Czarnik noted that the case has since been turned over to the Village Attorney who sent a letter on February 29<sup>th</sup> to the property owner citing a violation of the Village ordinance. Trustee Czarnik expressed his concern for safety hazards for the residents.

Trustee Sands asked if the barn could be demolished by a controlled –burn. Trustee Czarnik noted that he would look into that process.

**President Kellermann suggested moving agenda to Item Gii-iv.**

**Discussion after Item B:**

Trustee Czarnik proposed four Village boundary signs for \$8,000 each and one double-sided sign for the Village Hall for \$15,000. Trustee Czarnik noted the cost to illuminate each sign is an additional \$5,000 for each sign.

Trustee Czarnik noted the estimated budget to amend both the zoning and fencing code is \$20,000 each.

**D. Village Trustee Thomason - Parks & Recreation**

Trustee Thomason led in discussion regarding the outbuildings on the Vehe property. Trustee Czarnik expressed concern with renovating the storage shed for \$58,000.

There was general discussion to put a path around the pond on the Vehe property. Trustee Thomason noted that he would get a quote for a path around the pond.

Trustee Finley suggested looking for grants for the Village park funds.

**E. Village Trustee Olson – Vehe Farm**

Trustee Olson discussed the need for a generator for the Village. There was general discussion regarding the cost and upon the consensus of the Trustees, the item was omitted from the draft budget.

**F. Village Trustee Finley – Health, Sanitation & Public Utilities**

Trustee Finley distributed a budget spreadsheet with input on the Tourism page as highlighted in yellow.

Trustee Finley explained the items highlighted on the amended spreadsheet and was available

to answer questions.

**G. Village Trustee Denny – Finance/Public Safety**

**i) Overview of Draft 2012-2013 Budget (Version 3.0) Proposal\***

The Board discussed budget initiatives, Trustee Denny adjusted the proposed budget accordingly.

It was the consensus of the Board to delete \$20,000 for road patching as being a duplication in the 2012 Road Program.

There was general discussion regarding a back-up generator whether or not it was necessary at this time. Trustee Olson explained the background on the use and cost features. After a lengthy discussion, the majority of the Board did not want to budget for a back-up generator at this time.

President Kellermann recommended budgeting \$5,500 for NWML membership.

President Kellermann suggested a special Board meeting on March 22<sup>nd</sup> at 7:00 p.m. to finalize the budget with final approval at the April meeting.

President Kellermann allocating \$5,000 for consultation for the Electric Aggregation project.

- ii) Consideration of Approval for an Ordinance of the Village of Deer Park Abating a Portion of the Tax Hereto Levied for the year 2011 to Pay the Principal of and Interest on \$3,210,000 Special Service Area Number Three Refunding Bonds, Series 2006A and \$2,850,000 Special Service Area Number Three Refunding Bonds, Series 2006B of the Village of Deer Park, Lake and Cook Counties, Illinois\***
- iii) Consideration of Approval for an Ordinance of the Village of Deer Park, Lake and Cook Counties, Illinois, calling a Portion of the \$815,000 Special Service Area Number Eight Bonds, Series 2002, of Said Village for Redemption and Payment Prior to Maturity and Abating a Portion of the Taxes Levied for said Special Service Area Eight Bonds\***
- iv) Consideration of Approval for an Ordinance of the Village of Deer Park, Lake and Cook Counties, Illinois, Abating a Portion of the Taxes Levied for Special Service Area Number Nine Bonds, Series 2002, of said Village\***
- v) Consideration of Approval for an Ordinance of the Village of Deer Park, Lake and Cook Counties, Illinois, Calling a Portion of the \$725,000 Special Service Area Number Ten Bonds, Series 2002, of said Village for Redemption and Payment Prior to Maturity and Abating a Portion of the Taxes Levied for said Special Service Area Ten Bonds\***

Trustee Denny explained items ii) through v). Trustee Denny further indicated one of his initiatives is to refinance all the bonds. Trustee Denny recommended putting items ii through v on a consent agenda.

*Motion: Trustee Denny moved, seconded by Trustee Olson, to put items ii) through v) on a consent agenda for consideration of approval.*

*Upon Roll Call – Voice Vote – 6 Ayes/0 Nays – Motion Carried. 6/0*

*Motion: Trustee Denny moved, seconded by Trustee Finley, to approve Consent Agenda items ii) through v).*

*Ayes: Czarnik, Sands, Olson, Thomason, Denny and Finley*

*Nays: None*

*Motion Carried. 6/0*

**Go to item 7Aiii)**

**H. Village Administrator Connors**

None

**I. Village Treasurer**

None

**J. Village Clerk Schroeder**

None

**7) Executive Session: Pending Litigation, Litigation which is probable or eminent, Personnel**

None

**8) Any and/or All New Business**

None

**9) Adjournment**

President Kellermann entertained the following motion:

*Motion: Trustee Finley moved, seconded by Trustee Sands, to adjourn at 11:19 p.m.*

*Upon Roll Call – Voice Vote – 6 Ayes/0 Nays – Motion Carried. 6/0*

Respectfully Submitted,

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Elizabeth A. Schroeder  
Village Clerk

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Robert Kellermann  
Village President

*The Village of Deer Park is subject to the requirements of the Americans with Disabilities Act of 1990. Individuals with disabilities who plan to attend this meeting and who require certain accommodations in order to allow them to observe and/or participate in this meeting, or who have questions regarding the accessibility of the meeting or the Village's facilities, are requested to contact the Village's ADA Coordinator at (847) 726-1648 promptly to allow the Village to make reasonable accommodations for those persons.*