

**VILLAGE OF MAYWOOD
BOARD OF TRUSTEES
REGULAR BOARD MEETING MINUTES
TUESDAY, AUGUST 21, 2018**

1. Call to Order

The Regular Board Meeting of Tuesday, August 21, 2018 was called to order by Mayor Edwenna Perkins at 7:04 p.m. in the Council Chambers at 125 South 5th Avenue, Maywood, IL 60153.

2. Roll Call

Upon roll call by Viola Mims, Village Clerk, the following answered **Present:** Mayor Edwenna Perkins, Trustee(s) H. Yarbrough, I. Brandon, A. Sanchez, K. Wellington, M. Lightford and R. Rivers. **Absent:** None
There being a Quorum Present, the meeting was convened.

Staff Attendance:

Willie Norfleet Jr., Village Manager
David Myers, Director of Community Development
Valdimir Talley Jr., Police Chief
Craig Bronaugh Jr., Fire Chief
Lanya Satchell, Finance Director
John West, Public Works Director
Michael Marrs, Village Attorney
Bill Peterhansen, Village Engineer

3. Invocation

Reverend Rice gave the invocation.

4. Pledge of Allegiance to the Flag

Everyone remained standing and recited the Pledge of Allegiance to the Flag of the United States of America.

5. Approval of minutes for the Village Board Meeting held on Tuesday, July 17, 2018.

Motioned by Trustee Brandon and Seconded by Trustee Wellington to approve the minutes for the Regular Board Meeting of Tuesday, July 17, 2018.

Discussion: None

Ayes: Mayor Perkins, Trustee(s) I. Brandon, A. Sanchez, K. Wellington and M. Lightford

Nays: None

Abstain: Trustee(s) H. Yarbrough and R. Rivers

Absent: None

Motion Carries

6. Oaths, Reports, Proclamations, Announcements and Appointments

A. Finance Management Report(s):

1. Approval of Village of Maywood Warrant List No. 200455 through August 15, 2018 in the total amount of \$2,045,410.49.

Motioned by Trustee Yarbrough and Seconded by Trustee Lightford to approve Warrant List No. 200455 through August 15, 2018 in the amount of \$2,045,410.49.

Discussion: None

Ayes: Mayor Perkins, Trustee(s) H. Yarbrough, I. Brandon, A. Sanchez, K. Wellington, M. Lightford and R. Rivers

Nays: None

Abstain: None

Absent: None

Motion Carries

B. Mayor's Report and Theme: "A shift is coming; things are changing in our favor, when the people get a mind to work."

1. A Declaration and Proclamation to declare Ms. Betty Lemons Day, a 100 year-old resident in the Village of Maywood. (No attachments)

Mayor Perkins read a Proclamation to declare Ms. Lemon's Day in the Village of Maywood.

There was a consensus to recess out of the meeting at 7:12 p.m. and recess back into the meeting at 7:16 p.m.

2. Consideration and approval of a Back-to-School Budget. (No attachment)

Motioned by Trustee Lightford and Seconded by Trustee Yarbrough to add Back-to-School to the budget.

Discussion: Trustee Rivers inquired who will manage this item. Mayor Perkins responded management of the item will continue to be maintained from her office. Trustee Wellington commented that the entire Board should be involved if the item is added to the budget. Trustee Sanchez asked if there was a desired amount and if consideration of an outside source to donate the bags. Mayor Perkins suggested \$5000.00 and an outside source has been previously used but requires a great deal of work to organize which is why there is a request to add to the item to the budget. Trustee Wellington requested 2017 and 2018 figures for the back-to-school items. Trustee Rivers mentioned the number of organizations including churches that sponsor give-aways in the Village and suggested making contributions to increase their resources instead.

Ayes: Mayor Perkins, Trustee(s) H. Yarbrough, I. Brandon, A. Sanchez, M. Lightford and R. Rivers

Nays: Trustee K. Wellington

Abstain: None

Absent: None

Motion Carries

3. Discussion regarding the status of the acquisition of the building located at 5th and Roosevelt. (No attachments)

Attorney Marrs reported the owner has until December 12, 2017 to pay the taxes, if not; the deeds can be sought with possession possibly by January or February of 2019.

4. Discussion regarding the status of the acquisition of Bushwood, LLC. (No attachments)

Attorney Marrs reported there is no information available on this privately owned property.

5. Further discussion and approval to lift the moratorium on Class "M" Liquor License and recommend the approval of the Class "M" Liquor License Application for Ramzi Fakhouri, Lucky Bernie's at 614 South 5th Avenue, Maywood, IL. 60153. This item was discussed at the July 17, 2017 Board Meeting.

Motioned by Trustee Rivers and Seconded by Trustee Wellington to lift the moratorium on the Class M Liquor Licenses.

Discussion: None

Ayes: Mayor Perkins, Trustee(s) H. Yarbrough, A. Sanchez, K. Wellington, M. Lightford and R. Rivers

Nays: Trustee I. Brandon

Abstain: None

Absent: None

Motion Carries

6. Presentation by Ms. Ingram, representative for Commonwealth Edison Company related to Customer's participation in the ComEd Energy Efficiency programs. (No attachment)

No Action Taken

7. Historic Preservation Commissions to make presentation on Historic Housewalk and Trolley Tour that occurred in July 2018.

Commissioner Kus gave a PowerPoint presentation on the July 2018 Housewalk in the Village of Maywood.

7. Public Comments:

Comments from the Public – Comments were made by the following individuals: M. Larry, L. Mason, T. Ban, K. Sorenson, D. Smith, G. Clay and T. Montana

Response to Public Comments – Mr. Norfleet, Trustee(s) Wellington, Rivers, Sanchez and Attorney Marrs. Comments are available upon request in the Clerk's Office.

There was a consensus to direct administration to move forward and work with the Paranormal Moms Society.

8. Village Manager's Report:

- A. Discussion and consideration regarding PC/ZBA Case #18-003 Findings of Act – A proposal and Planned Unit Development review for a multi-use trucking and heavy transportation facility at 1001 St. Charles Road (also known as 901 St. Charles Road) in the Village of Maywood.

Mr. Myers gave an update on the SMC Management Project for Special Use – trucking & fueling (on-site fueling only, off street parking (parking lot for trucks) and retail sales (to sell trucks on-site). The Zoning Board added the following conditions: 1) "No Left Turn" sign (eastbound) onto St. Charles Road and 2) an exception to allow 18 month PUD time frame for remediation purposes.

Information only

- B. Discussion and consideration regarding a request by Fire Chief, Craig Bronaugh, to purchase Turnout for four firefighters. Two quotes were received: The first quote is from **W. S. Darley Co.** for \$9,068.00 and the second quote is from **The Fire Store** for \$9,754.50. The recommendation is for the Board of Trustees to approve purchase from W. S. Darley.

Chief Bronaugh requested the garments to provide tailored equipment to four (4) firefighters to replace the used garments currently being worn. The firefighters have 18 – 24 months of service.

Motioned by Trustee Brandon and Seconded by Trustee Sanchez to approve.

Discussion: None

Ayes: Mayor Perkins, Trustee(s) H. Yarbrough, I. Brandon, A. Sanchez, K. Wellington, M. Lightford and R. Rivers

Nays: None

Abstain: None

Absent: None

Motion Carries

- C. Discussion and consideration regarding acceptance of Tree Bid Proposals for the Public Works Department.

Mr. West gave a summary on the only bid received in response to the Tree Bid Proposal from Winkler Tree Service.

Motioned by Trustee Brandon and Seconded by Trustee Yarbrough to approve.

Discussion: None

Ayes: Mayor Perkins, Trustee(s) H. Yarbrough, I. Brandon, A. Sanchez, K. Wellington, M. Lightford and R. Rivers

Nays: None

Abstain: None

Absent: None

Motion Carries

- D. Discussion and consideration regarding painting of Interior areas (hallways and office areas) within the Village Hall at 40 Madison Avenue.

Mr. West recommended accepting the bid from City Wide Maintenance (lowest bidder) in the amount of \$20,895.52 to paint, prime and patch all offices, foyers stair/hallways, bathrooms, doors, common areas and frames within the building.

Discussion: Trustee Brandon recommended the use of The Braun Group to show support to a business with longevity in the Village. Trustee Lightford mentioned the additional \$13,000.00 on The Braun Group's proposal. Trustee Sanchez mentioned quality of work. Mr. West mentioned the low bid submitted by City Wide was based on the desire for the company to remain as a service provider (janitorial services) in the Village of Maywood and does not reflect on the type of service that will be provided.

Motioned by Trustee Brandon and Seconded by Trustee Yarbrough to reject all bids and direct staff to negotiate with The Braun Group.

Discussion: Trustee(s) Brandon, Yarbrough, Sanchez, Lightford and Wellington made comments.

Ayes: Mayor Perkins, Trustee(s) H. Yarbrough and I. Brandon

Nays: Trustee(s) A. Sanchez, K. Wellington, M. Lightford and R. Rivers

Abstain: None

Absent: None

Motion Failed

Motioned by Trustee Yarbrough and Seconded by Trustee Lightford to approve the lowest bidder City Wide in the amount of \$20,895.52.

Discussion: None

Ayes: Trustee(s) H. Yarbrough, A. Sanchez, K. Wellington, M. Lightford and R. Rivers

Nays: Mayor Perkins and Trustee I. Brandon

Abstain: None

Absent: None

Motion Carries

9. Village Attorney Report:

- A.** Cover memo dated August 15, 2018 from Klein, Thorpe and Jenkins, Ltd. Regarding Chronic Public Nuisance at 5th Avenue/Quincy Street Apartment Building.

Attorney Marrs reported the property owners/managers are cooperating and working with the code enforcement regarding adhering to Village Ordinances and taking action on problem tenants and security precautions through private resources.

10. Omnibus Agenda Items:

- A. Motioned by Trustee Wellington and Seconded by Trustee Rivers for the approval of the Omnibus Agenda Items A – Y**

A. A cover memo dated August 15, 2018 from Klein, Thorpe and Jenkins, Ltd., with the following: **1)** Resolution Approving and Authorizing the Execution of an Independent Contractor Services Agreement for Lawn Care Maintenance Services (Lewis Lawn Service), including as Group Exhibit "A" Independent Contractor Services Care Maintenance Services (Lewis Lawn Service), including the summary abatements on vacant and other properties within the Village of Maywood, in accordance with its 2018 Lawn Care Maintenance Services Proposal and Pricing Schedule. **2)** A Resolution Approving and authorizing the Execution of an Independent Contractor Services Agreement for Lawn Care Maintenance Services (Magnus and Anderson Landscaping, Inc.), including as Group Exhibit "A" Independent Contractor Services Agreement for Lawn Care Maintenance Services (Magnus and Anderson Landscaping, Inc.), including the summary abatements on vacant and other properties within the Village of Maywood, in accordance with its 2018 Lawn Care Maintenance Services Proposal and Pricing Schedule. **B.** A Resolution Authorizing acceptance of an invest in Cook/Connecting Cook County Grant for Fiscal Year 2018 in the amount of \$200,000 and Execution of a related Intergovernmental Agreement with Cook County for Phase 1 Engineering Services (19th Avenue Improvement Project: Madison Street to St. Charles Road). **C.** A cover memo dated August 15, 2018 from Klein, Thorpe and Jenkins, Ltd., with the following: **1)** Resolution Approving and Authorizing the Execution of a Music Performer / Music Event Production Agreement with Krunchtime Productions for Music Performer / Music Event Production Services at 2018 Maywood Fest (2018 Maywood Fest September 14, 15 and 16, 2018). **2)** Resolution Approving and Authorizing the Execution of an Independent Contractor Agreement with Empire Security Firm for Security Services at the 2018 Maywood Fest (2018 Maywood Fest September 14, 15 and 16, 2018). **3)** Resolution Approving and Authorizing the Execution of an Independent Contractor Agreement with Fabfun for Entertainment Services at the 2018 Maywood Fest (Service dates: September 15 and 16, 2018 Only). **D.** A Resolution Approving the Settlement Agreement and General Release and Authorizing the Payment of Settlement Fund in the Duff v. Maywood, et al Litigation (Village share of Settlement Amount \$32,500.00). **E.** Ordinance Authorizing the Creation and Issuance of a Class "E" Liquor License (Temporary License to sell or transfer liquor on municipally owned property) (2018 Maywood Fest – September 14, 15, and 16, 2018). **F.** Ordinance Approving a planned unit development, Special Use Permit and Certain Zoning Variations for Applicant SMC Management, LLC for Development of the property located at 1001 St. Charles Road with a trucking logistics business consisting of a truck and trailer storage parking lot, a truck service garage, a truck tractor and trailer wash bay, an on-site diesel fueling business, truck and trailer sales office and corporate office building (northwest corner of St. Charles Road and 9th Avenue). **G.** A Statement for Legal Services for June 2018 Pertaining to General Matters, in the amount of \$9,406.50. **H.** A Statement for Legal Services for June 2018 Pertaining to 911 Dispatch Consolidation, 2015 G.O. Bond Covenant Matters, Employment and Labor Matters, Economic Redevelopment Matters, and Litigation Matters, in the total amount of \$25,191.63.

I. Approval of payment to Allied Waste Service for garbage pick-up and roll over services for the month of June - July 2018 in the amount of \$300,864.20. J. Approval of payment to Baker Tilly Virchow Krause, LLP for services in connections with the April 30, 2018 Financial Statement Audit in the amount of \$8,013.00. K. Approval of payment to City Wide of Chicago for janitorial services for the Village of Maywood Public Works Department in the amount of \$14,401.00. L. Approval of payment to Comcast for recurring Telephone/Ethernet Services at the Fire Department, Police Department, 200 Building and Village Hall in the amount of \$21,023.92. M. Approval of payment to Core and Main for the purchase of water and sewer supplies for the Village of Maywood in the amount of \$6,558.64. N. Approval of payment to Fleet Services for Retail Fuel Purchases for the Village of Maywood in the amount of \$18,729.43. O. Approval of payment to Hackie Cement Corporation for sewer collapse repairs and street removal and replacements for the Village of Maywood Public Works Department in the amount of \$10,895.00. P. Approval of payment to Hancock Engineering for engineering services rendered for the Village of Maywood Public Works Department in the amount of \$81,580.00. Q. Approval of payment to Illinois Council of Police and Sheriffs for Health and Dental Insurance Premiums for the month of September 2018 in the amount of \$85,558.96. R. Approval of payment to Illinois Environmental Protection Agency (I.E.P.A.) for Fiscal Year 2019 Annual NPDES Fees in the amount of \$5,000.00. S. Approval of payment to J. Nardulli Concrete, Inc. for the referenced project that includes roadway and drainage improvements along South Maywood Drive from 17th Avenue to 11th Avenue and 2nd Avenue from the prairie path to Wilcox Street. This project also includes improvements of alleys 143, 328, 304, 147, 107, 352 and 135 in the Village of Maywood in the amount of \$342,280.35. This project will be charged to the Madison Street TIF. T. Approval of payment to Twin Supplies, Ltd. for pricing that includes all applicable ComEd Public Sector Small Facilities Program (PSSFP) in the amount of \$5,582.02. U. Approval of payment to Village of Melrose Park for water services provided from the Village of Melrose Park to the Village of Maywood in the amount of \$31,235.57. V. Approval of payment to Utility Service Company for 500,000 Pedisphere - St. Charles Road TANK-Quarterly in the amount of \$6,707.18. W. Approval of payment to West Central Municipal Conference for Fiscal Year 2018-2019 Membership Dues in the amount of \$19,303.11. X. Approval of payment to Triggi Construction for referenced project that includes roadway and drainage improvements along 20th Avenue from Madison Street to Washington Boulevard, as well as Warren Street from 19th Avenue to 17th Avenue in the amount of \$119,052.00. Y. Approval of payment to Accu-Tron Computer Service for computer consulting services for the month of August 2018 in the amount of \$6,300.00.

Discussion: Trustee Sanchez asked for an update on the cleaning service trial period for the Village. Mr. West reported that he is completely satisfied with the janitorial services provided by City Wide during the 90 day trial period

Ayes: Mayor Perkins, Trustee(s) H. Yarbrough, I. Brandon, A. Sanchez, K. Wellington, M. Lightford and R. Rivers

Nays: None

Abstain: None

Absent: None

Motion Carries

11. New Business:

- A. Further discussion regarding KaBoom, Inc. in the construction of a new playground at 1800 South Maywood Drive, Maywood, IL 60153.

Mr. Norfleet advised that KaBoom did not accept the amendments from the Regular Board Meeting held on July 17, 2018 and in order not to nullify the grant the original contract was signed. The potential risk to the Village is liability for any injuries. Attorney Marrs confirmed the amendments were made to the original agreement in order to protect the Village from being responsible for claims.

Discussion: Trustee Wellington inquired if liability was during construction only or the life of the park. Attorney Marrs responded continuous until the park district takes possession. Trustee Brandon asked why the park district's insurance was not utilized. Mr. Norfleet responded the park district obtained a grant for placement of equipment on Village owned property which was approved by the Board. The KaBoom Agreement with the park district was amended via a Resolution to include protection for liability purposes to the Village of Maywood, as previously mentioned, KaBoom did not accept the changes. The Board can make the decision to negate the original contract and not have the equipment installed. The Village will relinquish the parks to the park district at a time that has yet to be determined.

No Action Taken

12. Old Business

- Trustee Rivers requested an update on the status of Rod-Out invoices. Mr. Norfleet responded there is no change since Rod-Out is not in agreement with the terms for an issuance of a check.
- Trustee Sanchez requested train station parking for discussion at the next Board meeting.
- Trustee Sanchez requested wood chips at the Tots Lot Park north on 4th Avenue. Mr. West responded public works will distribute wood chips at the parks because the expense was not in the budget and will improve the entire look of the park.

- Trustee Brandon mentioned maintaining sidewalk weed growth and maintaining shrubbery in the alleys. Mr. West responded weed killer was received on Friday and weeds are being addressed. In response to the alleys, Public Works is doing what can be done with the staff on hand and stated that residents need to be responsible for maintaining their own property. Mr. Norfleet mentioned the Village has a grant to handle abatement as long as a lien is not filed against the property.

13. For Information Only - None

14. Closed Meeting Session:

Motioned by Trustee Brandon and Seconded by Trustee Rivers to recess into the Closed Session at 10:11 p.m. for the purpose of discussing:

- A. Pending Litigation (5 ILCS 120/2(c)(11)).
- B. The setting of a price for sale or lease of property owned by the Village, pursuant to (5 ILCS 120/2(c)(6)).
 - 1. Redevelopment Agreement for 615 South 5th Avenue (Maywood Market).
- C. The appointment, employment, compensation, discipline, performance or dismissal of a specific employee of the public body or legal counsel for the public body (5 ILCS 120/2(c)(1)). (Village Manager Review)

Discussion: None

Ayes: Mayor Perkins, Trustee(s) H. Yarbrough, I. Brandon, A. Sanchez, K. Wellington, M. Lightford and R. Rivers

Nays: None

Abstain: None

Absent: None

Motion Carries

Reconvene back into the Regular Board Meeting at 11:06 p.m.

Upon roll call by Viola Mims, Village Clerk, the following answered present: Mayor Edwenna Perkins, Trustee(s) H. Yarbrough, I. Brandon, A. Sanchez, K. Wellington, M. Lightford and R. Rivers. **Absent:** None
There being a Quorum Present, the meeting was convened.

15. Adjournment

Mayor Perkins and the Board of Trustees adjourned the August 21, 2018, Regular Board Meeting with a Motion by Trustee Lightford and a Second by Trustee Rivers at 11:07 p.m. in the Village of Maywood Council Chambers.

The Vote was affirmed unanimously by the Board of Trustees at 11:07 p.m.


Edwenna Perkins, Mayor


Viola Mims, Village Clerk

Cc: Mayor Perkins
Board of Trustees
Village Clerk, Viola Mims

