

**Village of Homer Glen**

14933 South Founders Crossing  
Homer Glen, Illinois 60491

**May 11, 2016**

**Board of Trustees  
Board Meeting**

**Village Board Room  
14917 South Founders Crossing  
Homer Glen, IL**

**A. CALL TO ORDER**

The meeting was called to order on May 11, 2016 by Mayor Yukich at 7:00 p.m. in the Village Board Room, 14917 S. Founders Crossing, Homer Glen.

**B. PLEDGE OF ALLEGIANCE TO THE FLAG****C. ROLL CALL**

Present were Mayor George Yukich, Trustees Sharon Sweas, Brian Burian, Beth Rodgers, and Carlo Caprio. Trustees Mike Costa and Christina Neitzke-Troike were absent. All remained present throughout the meeting. Also present on behalf of the Village were Village Clerk Ann Holtz, Village Attorney Eric Hanson, Chief Building Official Joe Baber, Development Services Director Mike Salamowicz, Director of Planning and Zoning Mike Schwarz, and Interim Village Manager Heather Kokodynsky.

A quorum was established.

**D. APPROVAL OF AMENDMENTS TO THE AGENDA**

None

**E. APPROVAL OF MINUTES****1. April 13, 2016 Minutes**

Trustee Caprio made a motion to approve the Board minutes of April 13, 2016, seconded by Trustee Rodgers.

Voice Vote:

Ayes: (4) Trustees Sweas, Rodgers, Caprio, and Burian

Nays: (0)

Abstained: (0)

Absent: (2) Trustees Costa and Neitzke-Troike

The Mayor did not vote.

*Motion Carried*

**F. REPORTS AND COMMUNICATIONS FROM MAYOR AND OTHER OFFICERS****1. Mayor Yukich:****• Will County Now Offering Electronic Recycling at Lockport Drop-Off Location**

The Lockport Public Works electronic recycling drop-off location re-opened on May 10 to Will County residents - Tuesday and Friday only, 6am - 11am. Only two TV's per vehicle are allowed. The address for the site is 17112 Prime Blvd (East of I-55), Lockport, IL 60441-1311 (lines will be cut off at 11am). Front Door Service is available through A-Team Recyclers for \$60 per TV. If you are interested in this service please call 800-600-3608. For more information, visit [www.willcountygreen.com](http://www.willcountygreen.com).

**• Lemont Classic Car Club**

I'm happy to announce that the Lemont Classic Car Club will have their first Classic Car Cruise Event of the season, Sunday, May 15 from 4-7p.m. The event will take place in the Big R Parking lot

located at 159<sup>th</sup> and Bell Rd. This event will have antique, classic and specialty autos on display for the general public to view. More information about the event can be found on the Village's website at [homerglenil.org](http://homerglenil.org).

Mayor Yukich gave a brief update of the planned burn of a vacant house located adjacent to the Bengtson property on 151<sup>st</sup> Street.

2. Trustees

Trustee Caprio: The annual Homer Community Festival will be June 23-26, 2016. Parade applications can be found at the Homer Township website. More information will be reported at future Village Board Meetings.

Trustee Sweas:

The Earth Day-Arbor Day event will take place on May 21 at Konows Farm located at 168th & Cedar Road in Homer Glen. More information can be found at [www.earthdayarborday.info](http://www.earthdayarborday.info). Volunteers are needed throughout the day and community service hours are available. For more information, please contact Sue Steilen, at the Village by calling 708-301-0632. A new exhibitor this year is Crosstown Exotics, which will bring a bird eating spider, Asian forest scorpions and a hissing cockroach, among other unusual bugs. We would like to thank Meijer for choosing to be a sponsor again this year along with Home Depot, Bret Mar Landscaping, Apple Chevrolet, Dan Kenney Homes, Homewood Disposal and Willowbrook Ford. We would appreciate any additional sponsors for this event.

3. Treasurer - None

4. Clerk – Village Clerk Holtz expressed her gratitude for Deputy Clerk Kathy Carik for her valuable service to the Village and wished her well in her future endeavors. Deputy Clerk Carik was also the Office Manager. Her presence will be greatly missed by the entire staff. Her last day will be May 20.

5. Village Attorney - None

6. Public Safety Officials- None

7. Interim Village Manager – The electronic version of the Village Code is available on the website at [homerglenil.org](http://homerglenil.org). Future updates to the Code will be posted quarterly.

## G. PUBLIC COMMENT

1. John Kooi, Homer Glen resident, expressed his concern about the high rate of foreclosures. He also stated that in his opinion it is very wrong that Illinois American is proposing another increase in rates and stated that IAW is making record profits and we need to have documentation and provide it to the ICC.

## H. LEGISLATION AND ACTION ITEMS

1. **Motion to Approve Ordinance No. 16-015, An Ordinance Granting Approval of (1) A Variation to reduce the required minimum lot frontage from 270 feet to 15 feet, and (2) A Variation to reduce the required minimum lot width from 300 feet to 165 feet, for an existing parcel of land in the E-2 Single-Family Rural Residential District, for certain real property located at 15811 W. 139th Street, Homer Glen, Illinois. [Louis J. Voltarel and Faye A. Voltarel, Co-Trustees of the Voltarel Family Self Declaration of Trust dated July 18, 1997; Case No. HG-1604-V].**

Trustee Burian made a motion to approve the Ordinance, seconded by Trustee Caprio.

Trustee Sweas stated she had voted against this in 2013. She asked Director Schwarz to explain the history of the case that dates back to 2006. Director Schwarz updated the Board on the case and the issues before the Board. Trustee Rodgers stated that basically the back lot is considered a "flag lot". Trustee Sweas stated this is basically an extension of what was approved in 2013 and all of the

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conditions and rules would still apply. The petitioners attorney explained why they were coming before the Board, and stated that the Petitioners had a cash buyer and the buyer is ready to proceed with construction. A driveway easement is already in place and the back lot has full access to 139<sup>th</sup> Street. Trustee Rodgers stated she would Abstain as she owns a flag lot and feels she has a conflict.

Trustee Burian amended his original motion with the condition of item #3. Seconded by Trustee Caprio.

*The Mayor asked the Clerk to call the Roll:*

Roll Call Vote:

Ayes: (4) Trustees Sweas, Caprio, and Burian and Mayor Yukich

Nays: (0)

Abstained: (1) Trustee Rodgers

Absent: (2) Trustees Neitzke-Troiike and Costa

*Motion Carried*

2. **Motion to Approve Ordinance No. 16-016, An Ordinance Granting Approval of a Variance From the Exterior Construction Standards of Section 6.13.1(E)(ii) of the Zoning Ordinance, to Permit the use of Fiber Cement Board on the First Floor of a Proposed Single-Family Residence, for certain real property located at 14638 W. Spring Creek Road, Homer Glen, Illinois. (Renee Johnson on behalf of William and Anita Sokolis; Case No. HG-1606-V).**

Trustee Caprio made a motion to approve the Ordinance, seconded by Trustee Sweas.

Trustee Sweas asked Chief Building Official Baber to update the Board on the use of fiber cement board. He stated that the style of the home and use of this product would compliment each other and fit in well with the area. Trustee Sweas asked the petitioner to give a brief explanation of their request for a variance.

*The Mayor asked the Clerk to call the Roll:*

Roll Call Vote:

Ayes: (4) Trustees Sweas, Caprio, Burian and Rodgers

Nays: (0)

Abstained: (0)

Absent: (2) Trustees Neitzke-Troiike and Costa

The Mayor did not vote.

*Motion Carried*

3. **Motion to Approve Resolution 16-007, a Resolution approving the release of Letter of Credit No. 68090479 for Meijer Great Lakes Limited.**

Trustee Sweas made a motion to approve the Resolution, seconded by Trustee Caprio.

Director Salomowicz gave a brief explanation of the history of the letter of credit and stated the conditions have been met.

*The Mayor asked the Clerk to call the Roll:*

Roll Call Vote:

Ayes: (4) Trustees Sweas, Caprio, Burian and Rodgers

Nays: (0)  
Abstained: (0)  
Absent: (2) Trustees Neitzke-Troiike and Costa  
The Mayor did not vote.  
*Motion Carried*

**4. Motion to approve a one-time contribution of \$1,000 to the Will County Center for Community Concerns (WCCCC) to support their programs and services.**

Trustee Caprio made a motion to approve the contribution, seconded by Trustee Rodgers.

*The Mayor asked the Clerk to call the Roll:*

Roll Call Vote:  
Ayes: (4) Trustees Sweas, Caprio, Burian and Rodgers  
Nays: (0)  
Abstained: (0)  
Absent: (2) Trustees Neitzke-Troiike and Costa  
The Mayor did not vote.  
*Motion Carried*

**5. Motion to approve Resolution 16-008, a Resolution approving the release of Letter of Credit No. 2014-1600 for the Hidden Cove Subdivision.**

Trustee Burian made a motion to approve the Resolution, seconded by Trustee Rodgers

Director Salomowicz gave a brief explanation of the history of the letter of credit and stated the conditions have been met. Trustee Sweas asked if the dam is part of the LOC and Director Salomowicz stated it is not part of the LOC. The dam will be maintained through the HOA.

*The Mayor asked the Clerk to call the Roll:*

Roll Call Vote:  
Ayes: (4) Trustees Sweas, Caprio, Burian and Rodgers  
Nays: (0)  
Abstained: (0)  
Absent: (2) Trustees Neitzke-Troiike and Costa  
The Mayor did not vote.  
*Motion Carried*

**6. Motion to approve TRIA Architecture's Invoices for Professional Services Related to the Village Hall Renovation Project in the Total Amount of \$72,587.10.**

Trustee Caprio made a motion to approve the invoices, seconded by Trustee Sweas.

*The Mayor asked the Clerk to call the Roll:*

Roll Call Vote:  
Ayes: (4) Trustees Sweas, Caprio, Burian and Rodgers  
Nays: (0)  
Abstained: (0)

Absent: (2) Trustees Neitzke-Troiike and Costa  
The Mayor did not vote.  
*Motion Carried*

**7. Motion to approve the March 2016 Mahoney, Silverman & Cross, LLC legal bills, in the amount of \$3,997.50.**

Trustee Burian made a motion to approve the legal bills, seconded by Trustee Rodgers.

*The Mayor asked the Clerk to call the Roll:*

Roll Call Vote:  
Ayes: (4) Trustees Sweas, Caprio, Burian and Rodgers  
Nays: (0)  
Abstained: (0)  
Absent: (2) Trustees Neitzke-Troiike and Costa  
The Mayor did not vote.  
*Motion Carried*

**1. OLD BUSINESS**

1. Continued discussion on the naming of the Village Park. Ideas were discussed again on the various names. Trustee Burian asked if the Board was voting on it tonight. The consensus was to wait for a future meeting when Trustees Neitzke-Troiike and Costa could attend.

**J. NEW BUSINESS**

None

**K. ANY AND ALL OTHER BUSINESS**

1. Appointment of new Village Manager.

Trustee Burian made a motion to approve the Mayor's Appointment of Mike Mertens as Village Manager and to authorize the contract subject to final Attorney review and modification. The motion was seconded by Trustee Rodgers.

Village Attorney Hanson gave a brief history of the candidate search process and touched on Mr. Merten's experience in municipal government.

*The Mayor asked the Clerk to call the Roll:*

Roll Call Vote:  
Ayes: (4) Trustees Rodgers, Caprio, and Burian and Mayor Yukich  
Nays: (0)  
Abstained: (1) Trustee Sweas  
Absent: (2) Trustees Neitzke-Troiike and Costa  
*Motion Carried*

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**L. ADJOURNMENT**

Trustee Caprio made a motion to adjourn the meeting, seconded by Trustee Sweas.

Voice Vote:

Ayes: (4) Trustees Sweas, Caprio, Burian and Rodgers

Nays: (0)

Abstained: (0)

Absent: (2) Trustees Neitzke-Troike and Costa

The Mayor did not vote.

*Motion Carried*

The meeting was adjourned at 8:03p.m.

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Ann Holtz, Village Clerk

*Approved at the Board of Trustees Meeting dated July 13, 2016*