



Village of Homer Glen

**14240 W. 151st Street
Homer Glen, Illinois 60491**

April 23, 2019

**Board of Trustees
Special Village Board Meeting**

**Village Board Room
14240 W. 151st Street
Homer Glen, IL 60491**

A. CALL TO ORDER

The special meeting was called to order on April 23, 2019 by Mayor Yukich at 7:06 p.m. in the Village Board Room, 14240 W. 151st Street, Homer Glen.

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

Present were Mayor Yukich, Trustees Sharon Sweas, Brian Burian, Beth Rodgers, Carlo Caprio, Christina Neitzke-Troiike, and Keith Gray. 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, Facilities Manager John Robinson, Director of Planning and Zoning Vijay Gadde, Finance Director John Sawyers, Community Relations Coordinator Sue Steilen, Administrative Analyst Matt Walsh, Assistant Village Manager Heather Kokodynsky and Village Manager Karie Friling. *A quorum was established.*

D. APPROVAL OF AMENDMENTS TO THE AGENDA

None

E. RECOGNITION

Congratulations to the Homer Junior High School Mustang Wrestling Team on winning State Title in the Illinois Elementary School Association's youth wrestling competition. This is the second straight year for winning the state championship. Mayor Yukich recognized Coach David Rush for leading the team through another winning season and in the State Championship event. He recognized the entire team for their outstanding performance and recognized each wrestler by handing out certificates. The team and Coach Rush posed for pictures with the Mayor. He also recognized the parents who assisted the coaches and applauded the team members that have made our community proud.

F. APPROVAL OF MINUTES

1. Trustee Gray motioned to approve the Minutes of December 12, 2018, second by Trustee Sweas.

Voice Vote:

Ayes: (6) Trustees Sweas, Neitzke-Troiike, Gray, Caprio, Rodgers and Burian

Nays: (0)

Abstained: (0)

Absent: (0)

The Mayor did not vote.

The motion carried.

2. Trustee Sweas motioned to approve the Minutes of February 13, 2019, second by Trustee Burian.

Voice Vote:

Ayes: (6) Trustees Sweas, Neitzke-Troiike, Gray, Caprio, Rodgers and Burian

Nays: (0)

Abstained: (0)

Absent: (0)

The Mayor did not vote.

The motion carried.

3. Trustee Neitzke-Troike motioned to approve the Minutes of April 10, 2019, second by Trustee Caprio.

Voice Vote:

Ayes: (6) Trustees Sweas, Neitzke-Troike, Gray, Caprio, Rodgers and Burian

Nays: (0)

Abstained: (0)

Absent: (0)

The Mayor did not vote.

The motion carried.

G. REPORTS AND COMMUNICATIONS FROM MAYOR AND OTHER OFFICERS

1. Mayor Yukich:

- Mayor Yukich thanked the Heritage Corridor Business Alliance for hosting the annual State of the Village luncheon.
- Mayor Yukich thanked Trustee Carlo Caprio for all his dedication and commitment these past four (4) years serving the residents of Homer Glen as Village Trustee. Carlo has also been a valuable member of the Administration and Finance Committee helping to guide and implement the financial and administrative decisions that will continue to move the Village in the direction our Founding Fathers envisioned. Carlo has also been an instrumental member and Chairman of the Homer Fest Committee, tirelessly working to ensure Homer Fest provides outstanding entertainment and the best festival events in the area. Thank you Carlo for Making the Difference! He presented Trustee Caprio with an award in honor of his service to the Village.

2. Trustees:

Trustee Gray: Thanked Trustee Caprio for his service stating that it has been a pleasure working with him on Homer Fest. He congratulated Trustee Neitzke-Troike for her election as Village Clerk, as well as Ann Holtz and Ruben Pazmino for their election as Trustee.

Trustee Neitzke-Troike: Stated she echos Trustee Gray's sentiments about Trustee Caprio, and will keep her remarks short so she does not become overcome with emotion.

Trustee Burian: Thanked Trustee Caprio for his dedication and service and feels the Village would not be where it is today were it not for his role as Trustee.

Trustee Rodgers: Thanked Trustee Caprio for his service. In addition, she stated she has been working with a small group of individuals over at Marian Village and is pleased to announce they will have formed American Legion Post 2011 in honor of Michael Oliveri. The grand opening event should take place on May 26th. She added that she is very proud of the group and all of the efforts they have made to make this brand new post come to fruition.

Trustee Sweas: On behalf of the Environment Committee: Just a reminder that this Saturday from 10-3 p.m. is the Homer Community Clean Up event. Information can be found on the Homer Community Clean Up Facebook page, and on the Village's website. There will be an information table in the Jewel parking lot for those who need community service hours. The Committee has an opening for a new member; interested parties can apply for the volunteer Committee position by contacting the Village at 708-301-0632. The 2019 Big Tree Contest has begun, and applications are available on the Village's website. Nominations must surpass the champions selected in the 2018 contest and that list is also on the website. The next Stargazing event will take place at Heritage Park on May 10 from 8-10 p.m. Lastly, she also thanked Trustee Caprio and kept her remarks short so she too would not become emotional.

Trustee Caprio: On behalf of the Homer Community Festival Committee: The Homer Community Fest will take place June 20-23. The Committee still has a lot of work left to do related to the transition to Heritage Park. The Fireworks display will take place on Thursday. He will not give the raindate because it will not rain. The Board will be receiving future status reports from Trustee Gray. He stated he will still be highly involved in the festival activities. He thanked everyone for the kind words and the opportunity to serve.

3. Clerk – Village Clerk Ann Holtz thanked the Village staff, stating that they are the unsung heroes of the Village and thanked them for their hard work and dedication. Working with staff and learning the daily functions of the Village from the inside has been an incomparable experience. She will miss working alongside them in the office on a daily basis, but is happy that she will still be working with them as Trustee. She thanked the residents for their support and the opportunity to serve as Trustee.
4. Village Attorney – Village Attorney Hanson thanked Trustee Caprio and stated it has been a pleasure to work with him.
5. Public Safety – Lt. Holuj stated it has been an honor and privilege to get to know Trustee Caprio and work with him.
6. Administrative Analyst: Matt Walsh gave a brief update on Heritage Park construction, stating they are still waiting for the asphalt plants to open. They are working on a dedication date and the timeline for opening the Active Core. Approximately 9% of the plantings have been installed. Starting with Pay Request number seven (7), the staff will collect all of the original waivers prior to submitting to the Board for approval. This is a change in the process from the previous six (6) pay requests and should make things easier for the Board and staff.
7. Village Manager – Karie Friling thanked Trustee Caprio for his service, adding that even though they have only worked together a short time she recalls he made quite an impression on her during the interview process. Marian Village is hosting an open house breakfast on Thursday from 7:30-10 a.m. and that if any are interested the Trustees can RSVP to them directly. She stated that Mayor Yukich and herself attended the recent Southland Convention and Visitors Bureau meeting and they have graciously added another seat on the Board so that Homer Glen will be represented. She stated that she took a tour around the Village with Road District Commissioner DiVivo for three (3) hours and it was very educational. Lastly, the interview process has begun for the filling of vacant staff positions.

H. PUBLIC COMMENT

Mayor Yukich asked that since fourteen (14) people signed up to speak, it would be appreciated not to repeat previous remarks in the essence of saving time.

1. Dr. Michelle Burns, Homer Glen resident, a master bee keeper and a member of the Will County Beekeepers Association, stated she keeps bees and chickens on her one (1) acre lot. She stated her experiences and background about beekeeping. She also provided information regarding the habits of honeybees and the hives. She would like the Board to consider allowing residents to keep bees and chickens and not restrict them, and allow the residents to live in community and nature in harmony in keeping with the Village motto.

Trustee Rodgers stated to clarify there was a post on Facebook that was misleading and made it sound like the Village is looking to restrict it, when in reality, the proposed Ordinance is designed to make it LESS restrictive.

2. Rachel Sweet, Homer Glen resident, encouraged everyone to come out and participate at the Community Clean Up day this coming Saturday.
3. Calvin Kozor, a student from Homer Glen, spoke in favor of allowing chickens on smaller lots. He spoke about the benefits of kids like himself being involved in a constructive activity that will have them outside and away from video games and teaches them the benefits of responsibility, farming and agriculture.
4. Chad Morris, Homer Glen resident, spoke in favor of allowing the keeping of chickens even on smaller lots and encouraged lowering the proposed setback restriction.
5. Michele Parcherre, Homer Glen resident, spoke in favor of opening up access to Heritage Park. She encouraged surveying the Homeowners Association in her subdivision to find out what the entire subdivision wants, because she had read in the paper that a resident spoke on behalf of the HOA Board stating that they did not want access, but that has not been determined.
6. Christine Tren, echoed her statements and also would like to see more access to Heritage Park.

7. Marty Pavlik, Homer Glen resident, spoke regarding the future park development plans and presented a petition signed by the residents of Glenview Walk Estates requested the Village's parklot be developed in the subdivision.
8. Jan Czapke, Homer Glen resident, here to support a park in Glenview Walk Estates.
9. Jason Pangracs, Homer Glen resident, here to support a park in Glenview Walk Estates.
10. Michael Postel, Homer Glen resident, here to speak against granting the variance requested under Agenda item J2.

I. CONSENT AGENDA

1. **The Accounts Payable for the Period of April 12 through April 24, 2019 in the amount of \$515,754.71.**
2. **The Treasurer's Report of Cash and Investments for the period ending March 31, 2019.**
3. **The Special Village Board Meeting Minutes from March 20, 2019.**

Trustee Burian motioned to approve the Consent Agenda, second by Trustee Neitzke-Troike.

The Mayor asked the Clerk to Call the Roll:

Ayes: (6) Trustees Sweas, Neitzke-Troike, Gray, Caprio, Rodgers and Burian

Nays: (0)

Abstained: (0)

Absent: (0)

The Mayor did not vote.

The motion carried.

J. LEGISLATION AND ACTION ITEMS

1. **Motion to approve the attached proclamation declaring April 26, 2019 as Arbor Day in the Village of Homer Glen.**

Trustee Sweas motioned to approve the proclamation, second by Trustee Caprio.

The Mayor asked the Clerk to Call the Roll:

Ayes: (6) Trustees Sweas, Neitzke-Troike, Gray, Caprio, Rodgers and Burian

Nays: (0)

Abstained: (0)

Absent: (0)

The Mayor did not vote.

The motion carried.

2. **Motion to approve Ordinance No. 19-014, an Ordinance approving a Variance to increase the impervious surface area from 40 percent to 44.8 percent for certain real property located in the R-4 Single-Family Residential District at 12103 Joan Marie Drive, Homer Glen, Illinois [12103 Joan Marie Drive, Case No. HG-1904-V].**

Trustee Gray motioned to approve the Ordinance, second by Trustee Neitzke-Troike.

Trustee Sweas reiterated her concerns regarding flooding, stating that even with revised plans after the Plan Commission hearing, she is concerned that flooding issues could still be a problem that will affect neighboring properties. Trustee Gray asked about the conditions the petitioner has agreed to. Director Salamowicz gave a brief explanation of the discussions that have taken place and the conditions being placed on the homeowner given the size and shape of the lot. Trustee Rodgers stated she doesn't see the need for a variance because she doesn't think owning a pool is a hardship and

usually variances should be granted for hardships. Trustee Gray countered that if the resident wanted to reduce the amount of impervious area to the minimum, then he would have to do some of the other things that will reduce drainage issues. By finding a compromise, like installing pavers instead of concrete, it could benefit everyone in the long run. The petitioner stated he is willing to consider a larger area of pavers to bring the percentage of impervious coverage down. He stated he does not want to do anything that would cause a flooding issue to the neighbors. After some discussion, the Board consensus was to table this item for a future meeting to allow more opportunity to obtain further information on the issue to try and reach a compromise on the percentage of impervious area.

Trustee Gray amended his original motion to approve, instead motioning to table the Ordinance, second by Trustee Neitzke-Troiike.

The Mayor asked the Clerk to Call the Roll:

Ayes: (6) Trustees Sweas, Neitzke-Troiike, Gray, Caprio, Rodgers and Burian

Nays: (0)

Abstained: (0)

Absent: (0)

The Mayor did not vote.

The motion carried.

3. **Motion to approve Ordinance No. 19-015, an Ordinance approving: (1) a Variance to allow a 6-foot-high fence in the corner side yard; and (2) a Variance to permit a deck less than 10 feet from the side property line for certain real property located in the R-4 Single-Family Residential District at 14423 S. Pine Grove Drive, Homer Glen Illinois [14423 S. Pine Grove Drive, Case No. HG-1906-V].**

Trustee Gray motioned to approve the Ordinance, second by Trustee Neitzke-Troiike.

Trustee Gray asked for confirmation that the petitioner is replacing the existing fence with a similar fence as shown in the pictures in the Board packet, which was confirmed by the petitioner. Trustee Gray suggested that given this is another variance to the Ordinance, perhaps a deeper discussion by the Board giving a harder look at possible revisions would be appropriate in the near future.

The Mayor asked the Clerk to Call the Roll:

Ayes: (6) Trustees Sweas, Neitzke-Troiike, Gray, Caprio, Rodgers and Burian

Nays: (0)

Abstained: (0)

Absent: (0)

The Mayor did not vote.

The motion carried.

4. **Motion to approve Ordinance No. 19-016, an Ordinance Adopting the Village of Homer Glen's Budget for Fiscal Year Beginning May 1, 2019 and Ending April 30, 2020 Homer Glen, IL.**

Trustee Burian motioned to approve the Ordinance, second by Trustee Gray.

Trustee Burian stated the Village does more with less than any other town around us, and this is a testament to staff. He wants residents to understand the value of the dollar they are getting; especially, considering the Village does not levy a property tax. He is proud, the staff should be proud and the Board should be proud. He thanked Director Sawyers for all of the hours of work that has gone into preparation for the budget. Director Sawyers stated he is proud of the budget and happy to answer any questions. Trustee Neitzke-Troiike thanked Director Sawyers for all of the time he spent answering her many questions. Trustee Burian added that he feels the Village is far more transparent with its

finances than surrounding communities and that we are one of the only communities that puts just about everything on the Village's website.

The Mayor asked the Clerk to Call the Roll:

Ayes: (6) Trustees Sweas, Neitzke-Troike, Gray, Caprio, Rodgers and Burian

Nays: (0)

Abstained: (0)

Absent: (0)

The Mayor did not vote.

The motion carried.

5. Motion to approve Ordinance No. 19-013, an Ordinance amending Section 220-839 of Chapter 220 of the Code of the Village of Homer Glen pertaining to the Keeping of Farm Animals [Village of Homer Glen, Case No. HG- 1903-A].

Trustee Neitzke-Troike motioned to approve the Ordinance, second by Trustee Caprio.

Trustee Neitzke-Troike stated she has spent a lot of time researching this issue and she would encourage residents to call the Village to confirm information rather than believe something that might just be a rumor on Facebook. Trustee Gray stated that as of now, chickens and bees are not allowed anywhere in the Village unless the land is zoned agricultural. And so to some it may appear the Village is being too restrictive; in essence, this ordinance would lessen the current restrictions and allow the keeping of chickens and bees in certain residential areas. At the request of Trustee Sweas, Director Gadde gave a brief explanation of the proposed revisions to the language following the discussion at the last Board workshop. The Board discussed the proposed lot size restriction as well as setback restrictions. Homer Glen resident Michelle Burns was asked about surrounding communities and their restrictions on bees, and she stated that many areas do not restrict at all, and even Chicago allows bees and they have very small lots. There was no clear consensus. Village Manager Friling stated that there were a lot of staff hours spent on research and changes to the current Village Code are meant to occur slowly and take six (6) months to a year to assess how this was working and re-evaluate in the future. Trustee Neitzke-Troike reiterated that she feels the lot sizes and setback requirements seem too restrictive. Further discussion about the current "stay" on enforcement of the existing restrictions took place. The Board determined that tabling the motion to allow for further information gathering and discussion was appropriate at this time.

Trustee Neitzke-Troike amended her original motion, and motioned to table the Ordinance, second by Trustee Caprio.

The Mayor asked the Clerk to Call the Roll:

Ayes: (6) Trustees Sweas, Neitzke-Troike, Gray, Caprio, Rodgers and Burian

Nays: (0)

Abstained: (0)

Absent: (0)

The Mayor did not vote.

The motion carried.

6. Motion to approve Resolution No. 19-001, a Resolution that selects Gougar Road as the new alignment for the North-South Connector, for the Caton Farm Road-Bruce Road SRA Route.

Trustee Caprio motioned to approve the Resolution, second by Trustee Gray.

Director Salamowicz gave a brief background explanation of the purpose of the Resolution.

The Mayor asked the Clerk to Call the Roll:

Ayes: (6) Trustees Sweas, Neitzke-Troike, Gray, Caprio, Rodgers and Burian

Nays: (0)

Abstained: (0)

Absent: (0)

The Mayor did not vote.

The motion carried.

7. Motion to approve the February 2019 Mahoney, Silverman & Cross, LLC legal bills, in the amount of \$14,666.

Trustee Sweas motioned to approve the legal bills, second by Trustee Burian.

Trustee Rodgers stated that the bills were discussed during the A & F Committee and have been higher than normal for the last few months and they wanted the residents to know that much of that was related to the electoral board process as well as the interview process for a new Village Manager which was handled by the Village Attorney.

The Mayor asked the Clerk to Call the Roll:

Ayes: (6) Trustees Sweas, Neitzke-Troike, Gray, Caprio, Rodgers and Burian

Nays: (0)

Abstained: (0)

Absent: (0)

The Mayor did not vote.

The motion carried.

8. Motion to approve an Agreement with USIC to perform Utility Locating Services for the Village of Homer Glen as part of the Joint Utility Locating Information for Excavators (JULIE) Program.

Trustee Rodgers motioned to approve the Agreement, second by Trustee Neitzke-Troike.

The Mayor asked the Clerk to Call the Roll:

Ayes: (6) Trustees Sweas, Neitzke-Troike, Gray, Caprio, Rodgers and Burian

Nays: (0)

Abstained: (0)

Absent: (0)

The Mayor did not vote.

The motion carried.

K. WORKSHOP ITEMS

Administrative Analyst Matt Walsh presented the following for Board Discussion:

1. Requests for private access to Heritage Park.

Staff is looking for direction on how to handle requests from residents for access gates along the Village's fence to their yards. The Board discussed liability issues as well as practical issues related to granting these type of access gates and what to do during times of special events and the possibility of locking the gates. The Board also discussed proposed public access points that would allow access to the neighboring subdivisions. The Board consensus was that further information and discussion is needed.

2. Parks and Recreation Committee's Recommended Park Prioritization List.
Trustee Neitzke-Troiike stated that much discussion has taken place by the Parks Committee and the information in the packet shows how the recommendation to move forward with a park at Glenview Walk Estates was reached, as well as the suggestion that the Village acquire the adjoining lot in the future, that simply building on the existing lot will not allow for much of a park in terms of amenities and equipment. The Board also reviewed other potential sites throughout the Village and the possible development of those sites in the future, in addition to potential funding mechanisms. Trustee Burian stated that it is very likely the state will implement a capital funding program for the first time in a long time and the Village should be poised to take advantage of that. Trustee Neitzke-Troiike mentioned she had discussed the possibility of an intergovernmental agreement with the township to possibly develop Lamers Park.
3. Special Events and Rental Policies of Village Parks.
Analyst Walsh stated the Village is receiving requests for rental of various park facilities. Staff is looking for Board direction for setting policy on this issue. He stated that it had been discussed at the A & F Committee meeting but the Committee felt full Board opinion on how to move forward was appropriate. Trustee Gray pointed out that the new staff position will be handling this type of issue and the Village should hold off on a policy decision for now.

L. OLD BUSINESS - None

M. NEW BUSINESS - None

N. ADJOURNMENT

Trustee Caprio motioned to adjourn, second by Trustee Neitzke-Troiike.

Voice Vote:

Ayes: (6) Trustees Sweas, Neitzke-Troiike, Gray, Caprio, Rodgers and Burian

Nays: (0)

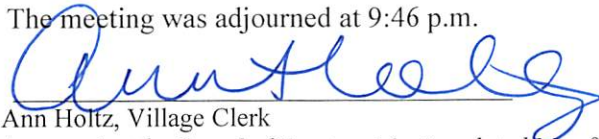
Abstained: (0)

Absent: (0)

The Mayor did not vote.

The motion carried.

The meeting was adjourned at 9:46 p.m.



Ann Holtz, Village Clerk

Approved at the Board of Trustees Meeting dated May 8, 2019