

**MINUTES**  
**Special Meeting of the Committee of the Whole**  
**September 29, 2020 – 6:00 p.m.**  
**Village Hall of Tinley Park – Council Chambers**  
**16250 S. Oak Park Avenue**  
**Tinley Park, IL 60477**

President Pro Tem Glotz called the special meeting of the Committee of the Whole on September 29, 2020, to order at 6:08 p.m.

At this time, President Pro Tem Glotz stated this meeting was conducted remotely via electronic participation consistent with Governor Pritzker’s Executive Orders suspending certain requirements of the Open Meetings Act provisions relating to in-person attendance by members of a public body due to the COVID-19 pandemic. President Pro-Tem Glotz introduced ground rules for effective and clear conduct of Village business. Elected officials confirmed they were able to hear one another.

Clerk Thirion called the roll. Present and responding to roll call were the following:

Members Present:                    M. Glotz, Village President Pro Tem  
   K. Thirion, Village Clerk  
   C. Berg, Village Trustee (Participated Electronically)  
   W. Brady, Village Trustee  
   W. Brennan, Village Trustee  
   M. Mueller, Village Trustee

Members Absent:                    J. Vandenberg, Village President  
   D. Galante, Village Trustee

Staff Present:                        D. Niemeyer, Village Manager  
   P. Carr, Assistant Village Manager  
   L. Godette, Deputy Clerk  
   J. Urbanski, Public Works Director  
   K. Clarke, Community Development Director  
   F. Reeder, Fire Chief  
   D. Framke, Marketing Director  
   H. Lipman, Management Analyst

Others Present:

**Item #2 - CONSIDER APPROVAL OF THE MINUTES OF THE SPECIAL COMMITTEE OF THE WHOLE MEETING HELD ON SEPTEMBER 15, 2020** – Motion was made by Trustee Glotz, seconded by Trustee Brady, to approve the minutes of the Special Committee of the Whole meeting held on September 15, 2020. Vote by roll call. Ayes: Berg, Brady, Brennan, Glotz, Mueller. Nays: None. Absent: Galante. President Pro Tem Glotz declared the motion carried.

**Item #3 DISCUSS CONTRACT WITH RICK DANDAN (DBA LAKESIDE CONSULTANTS)** – K. Clarke, Community Development Director presented the contract. The Community Development Department’s last full-time inspector (plumbing) is retiring September 30, 2020. The next step for the department is to expand the existing professional services agreement with its current consultant, Rick Dandan, to include plumbing inspections. The Village has been using Rick Dandan for building permit plan review, and building inspections since 2017.

During the budget process, the re-organization of the Community Development Department was discussed. It was stated that when the full-time inspectors (plumbing & electrical) retired, their positions would not be filled as there are not enough of those inspections to warrant full-time positions. Instead, the Village would expand our current consultants' scope of work to include those trade's inspections. There is a need to have a full-time building official to assist with the management of the department as well as having someone in the office to assist residents and builders with their technical questions. That position was filled in February by Jim Ostrom and has been working out well. The majority of the inspections currently are building related which are being handled by Jim who is also fulfilling the role of building inspector. This will not be sustainable in the long run, but can be absorbed for now with the assistance from our consultant.

The same fees that were charged in the original agreement from 2017 remain. The majority of the Villages inspections will cost \$40 and the average permit cost is \$50. If an inspection has failed, the consultant will charge the Village a re-inspection fee which will be passed onto the applicant. The current Building Code has language that states any fees incurred by outside parties will be paid by the applicant.

Motion was made by Trustee Mueller, seconded by Trustee Brennan, to recommend the contract with Rick Dandan (dba Lakeside Consultants), be forwarded to the Village Board for approval. Vote by roll call. Ayes: Berg, Brady, Brennan, Glotz, Mueller. Nays: None. Absent: Galante. President Pro Tem Glotz declared the motion carried.

**Item #4 - DISCUSS 80TH AVENUE TRAIN STATION SETTLEMENT AGREEMENT** – D. Niemeyer, Village Manager, presented the settlement agreement. In 2010, the Village entered into a contract with Zcorp Services Company for the 80<sup>th</sup> Avenue Train Station project. There were several disputes over the quality of the construction and the Village had to make several repairs/replacements, including replacing several staircases, railings and ramps and installing erosion control. Zcorp is no longer in business and the Village placed a claim on the contractor's performance bond in 2016. The bonding company disputed the claim and after extended negotiations, the bonding company agreed to pay the Village \$175,000 to settle the dispute.

Motion was made by Trustee Brady, seconded by Trustee Mueller, to recommend the 80th Avenue train station Settlement Agreement, be forwarded to the Village Board for approval. Vote by roll call. Ayes: Berg, Brady, Brennan, Glotz, Mueller. Nays: None. Absent: Galante. President Pro Tem Glotz declared the motion carried.

**Item #5 - DISCUSS VIDEO GAMING LICENSE FOR POP'S BEEF** – Hannah Lipman, Management Analyst, presented the request from Pop's Beef. Pop's Italian Beef, located at 7301 183<sup>rd</sup> St., Units A & B. A video gaming license was approved by the Board on June 4, 2019. Around the same time, another establishment in the same strip center petitioned the Illinois Gaming Board (IGB) for video gaming and was approved. That establishment approached the Village thereafter, but was never approved for video gaming at the local level.

While the Village approved Pop's Italian Beef for video gaming, the IGB denied their request due to local concentration. Local concentration, per the Illinois Video Gaming Act, means that the combined number of licensed video gaming locations within a mall exceed half of the separate locations within the mall. In that strip center, of the four businesses, one other restaurant already has video gaming, therefore resulting in what the IGB considered a local concentration.

The petitioner for Pop's Italian Beef, Burke Matyas, resolved the situation with the IGB and received approval. However, largely due to COVID-19, Mr. Matyas wishes to change the location of the video gaming terminals from the location proposed in June 2019. There will be a seven (7) foot wall in place to act as a barrier between the gaming terminals and the rest of the restaurant.

Trustee Glotz asked if there will be cameras. Mr. Matyas responded yes.

Trustee Brennan asked for clarification on the location of the machines. Mr. Matyas explained the configuration.

**Item #6 – DISCUSS SIDEWALKS ON OAK PARK AVENUE BETWEEN 167TH STREET AND 171ST STREET.** – John Urbanski, Public Works Director, presented the sidewalk project. During the efforts to coordinate prioritizing areas with missing sidewalks or “sidewalk gaps” in 2017, the area on Oak Park Ave. from 167<sup>th</sup> St. to 171<sup>st</sup> St. was previously discussed by the Public Works Committee as a possible route to prioritize. Robinson Engineering (REL) was tasked with creating a possible solution in the current “congested” parkways adjacent to Oak Park Ave. The engineer’s estimate in 2017 was \$305,000.

Trustee Glotz asked if the estimate was for both sides of Oak Park Ave. Mr. Urbanski replied it is for the east side only. Trustee Glotz would like this to be discussed as a budget item next year.

Trustee Brady asked why the project was not completed in 2017. Mr. Urbanski replied this was due to fund availability and priority.

A resident expressed his safety concerns with this area with regards to those with physical limitations and children.

**Item #7 - DISCUSS HALLOWEEN UPDATES** – Donna Framke, Marketing Director, presented the Halloween updates. The Village has been hosting the Boo Bash, a Halloween kiddie event in Downtown Tinley, for many years. As done with summer events, it has been reinvented to conform to the State’s phase 4 guidelines. Participation in this year’s event will be limited to Tinley Park residents who will pre-register on Ticket Tailor. Families will be placed in a group of up to 45 people and the groups will be guided through a flow event to various activity stations which will include things such as making slime, creating crafts, watching a magic show, participating in a costume parade, and dancing. Business booths will also be part of the event so kids can safely “trick or treat”. The train station will be decorated as a haunted house and Cavallini’s will have food available for purchase. Each group will take roughly 35-45 minutes to complete the trail of activities (not including the optional train station visit).

A Halloween house decorating contest is also planned. Participating residents are asked to submit their information by October 16. Marketing commissioners will judge the houses between October 19 – 22. Homes will be judged in one of three categories: Scariest, Best Overall Theme and Best Special Effects, with winners to be announced on October 23<sup>rd</sup>. The winner in each category will receive a \$100 gift card to the Tinley Park business of their choice. A list of participating homes will be published so residents and visitors can drive around at their leisure to enjoy the decorations.

Staff has recommended Halloween trick-or-treating hours be observed in the Village of Tinley Park from 3:30 to 7 p.m. on Saturday, October 31. Due to COVID-19, the Village is making several recommendations to ensure everyone has a safe time this year. Trick-or-treaters and homeowners are encouraged to wear masks when interacting with each other, and homeowners are asked to not leave bowls of candy outside to help prevent the spread of coronavirus.

Homeowners who don’t wish to hand out candy this year can download a sign on the Village website and hang it on their front doors or windows. These signs will let trick-or-treaters know not to ring the bell and to be respectful of the sign and the homeowner’s wishes. Signs will also be available for pick up at the Village Hall.

Trustee Glotz stated social distancing should be maintained and groups should wait to approach a home until the previous group has dispersed. Trustee Brennan concurred.

**Item #8 - RECEIVE COMMENTS FROM THE PUBLIC –**

President Pro Tem Glotz asked if anyone from the public wished to comment. No one came forward.

President Pro Tem Glotz asked if there were any written comments or requests to speak telephonically from members of the public. Laura Godette, Deputy Village Clerk, stated there were none.

Motion was made by President Pro Tem Glotz, seconded by Trustee Brennan, to adjourn the Committee of the Whole. Vote by roll call. Ayes: Berg, Brady, Brennan, Glotz, Mueller. Nays: None. Absent: Galante. President Pro Tem Glotz declared the meeting adjourned at 6:32 p.m.