

**VILLAGE OF LANSING
COMMITTEE OF THE WHOLE MINUTES
FEBRUARY 2, 2021**

CALL TO ORDER

Mayor Eidam called the meeting to order at 7:12 p.m.

ROLL CALL

Roll call revealed the following Trustees present:
Zeldenrust, Grady-Perovich, Hardy, Abbasy, Valencia, Fish

APPROVAL OF MINUTES

Mayor Eidam asked if there were any questions or discussion on the minutes of the January 19, 2021, Committee of the Whole meeting. There were none.

Trustee Grady-Perovich made a motion to approve the minutes from the January 19, 2021, Committee of the Whole meeting.
Trustee Hardy seconded the motion.

ROLL CALL

Yeas – 6 Trustees

Nays – 0

Minutes Approved

Grady-Perovich, Hardy, Zeldenrust, Abbasy, Valencia, Fish

MAYOR'S REPORT

None

VILLAGE ADMINISTRATOR REPORT

**A. St. Anthony Senior Campus Planned Unit Development
Residency Preference Language**

Administrator Podgorski explained that this continuing discussion on the St. Anthony Senior Campus relates to the intended residency preference language for the ordinance. Mr. Zach Leonard of Bravo Properties was introduced, and discussed the residency preference. It is the goal of the Village and Bravo Properties to institute a policy that provides preference for selection of St. Anthony residents that live or work in Lansing, or who are family members of people that live in Lansing. Mr. Leonard stressed the importance of complying with the Fair Housing Act while trying to achieve this goal. The residency preference must be approved by both IHDA and HUD and the decision for residency preference ultimately lies with them. Mr. Rick Banas of Gardant Management discussed the marketing strategy for the new senior campus. Approval of the PUD will be on the agenda in a few weeks.

B. IHDA Strong Communities Program Grant - \$175,000

Administrator Podgorski stated that the Village recently received an Illinois Housing Development Authority Strong Communities Grant in the amount of \$175,000. This grant will be used for the Village's property rehabilitation program. A resolution must be approved to accept the grant funds. The resolution will be on the next regular board meeting agenda for approval.

C. Property Tax Assessment Resolution & Update

Administrator Podgorski explained that the Cook County Assessor has recently sent out reassessment notices, and it appears that they are shifting more of the tax burden on commercial & industrial properties, rather than residential properties. Many Lansing businesses will see

exorbitant property tax increases next year and have indicated that they will relocate their business across the state line or walk away from their buildings. The Village administration will put some pressure on the Assessor's office and plead for equity in the assessment process. The Village is in the process of putting together a portal for gathering data on the assessments. Various other taxing bodies within the Village have also reached out to offer their help in advocating on behalf of the businesses. Attorney Welch has drafted a resolution that the Village hopes to be supported by other taxing bodies and ultimately submitted to the Cook County Assessor for reconsideration of the increases. Podgorski acknowledged many business owners that were present in the audience. There was board discussion regarding the tax increases and how other communities are dealing with the situation. Further discussion and updates will be brought before the board in the near future.

D. COVID Update

Executive Assistant and Communications Director Reynolds gave an update on the County's move into Phase 4 today. This is the first time we have been in Phase 4 since last November. The Village is also helping residents understand how to get registered for the vaccine, and we are hoping that both the vaccination sites and supply will increase soon. The Village has been in discussion with Cook County Commissioner Stanley Moore to make the Municipal Center a drive-thru COVID testing site for a period of time. Further information will be released soon. The Village also recently announced a *Love for Lansing Restaurants* program to support local restaurants during Valentine's Day weekend. Folks are encouraged to show their support by visiting or ordering from one of our local restaurants and posting a digital Valentine of their favorite restaurant. The digital Valentine will be shared by the Village on social media.

VILLAGE ATTORNEY REPORT

A. Telecommunicators Collective Bargaining Agreement – Side Letter of Agreement

Attorney Welch referenced a side letter of agreement that board members received in their packets. When the bargaining agreement for the Telecommunicators was ratified, there was a typo on the hourly wages and the side letter of agreement simply corrects the typo. Attorney Welch asked that approval of this item be on the agenda for the next regular meeting.

FINANCE & HUMAN RELATIONS COMMISSION

A. Independent Audit Report of annual Financial Report for the Year Ended 4/30/2020 – John George & Kelly Kirkman, RSM

Former Village Treasurer Frye introduced John George & Kelly Kirkman from RSM, the Village auditors. John and Kelly gave a video presentation that recapped highlights of the Village's annual audit. Ms. Kirkman pointed out that the Village once again had no adjusted journal entries and no internal control weaknesses. All of the audit reports had positive findings. Ms. Kirkman also reviewed pension fund liabilities and TIF Reports. This most recent audit was conducted remotely due to the COVID-19 pandemic. There was discussion regarding the pension fund liabilities and the local impact of changes the State of Illinois has made in reference to how pension funds are managed.

- B. 2020 Property Tax Levy Abatement Ordinances**
 - i. G.O. Bond Series 2019B**
 - ii. G.O. Bond Series 2011**
 - iii. G.O. Bond Series 2014**

Former Treasurer Frye explained that each year the Village adopts ordinances to abate the required tax levy for bond payments. The G.O. Bond Series 2019B will be paid through the Village's Motor Fuel Tax (MFT) fund and Bond Series 2011 is a library bond and will be paid by library funds. Bond Series 2014 will include 22.137% to be paid from MFT funds and 77.863% to be paid from the General fund. G.O. Bond Series 2019A will not be abated. These ordinances will be on the next regular meeting agenda for approval.

C. COVID-19 Cares Funding Supplemental Request

Former Treasurer Frye announced that the Village received an additional \$12,000 in Cares Act funding from Cook County.

AIRPORT & ECONOMIC DEVELOPMENT

A. Cook County Community Development Block Grant (CDBG) 2021 Project Application

Trustee Fish explained that the Village applies each year for the maximum \$400,000 in Community Development Block Grant (CDBG) funding for street resurfacing. As part of the application process, a resolution must be approved by the Village board. This resolution will be on the agenda for approval at the next regular board meeting.

POLICE & FIRE

A. Purchase of SCBA Fill Station

Fire Chief Kooyenga is requesting approval to purchase a Self-Contained Breathing Apparatus (SCBA) Fill Station. Every Fire Department has their own compressed air system, and the Lansing Fire Department uses their SCBA compressor several times a week. It is also used to fill scuba tanks for our Dive Team. The current compressor is at least 20 years old and is worn out. Chief Kooyenga is asking that the bid process be waived, as they would like to make the purchase through a trusted source. This is a budgeted item and the cost is just over \$48,000. Purchase approval will be on the next meeting agenda.

BUILDING & PUBLIC WORKS

A. IDOT Resolution for Construction on State Highways

Trustee Hardy explained that a resolution must be approved every 2 years that requires any person, firm or corporation doing work on state maintained roads to obtain written permission from IDOT. Any private firm doing work must also be required to obtain a surety bond. Approval of the resolution will make it acceptable for municipal employees to perform emergency work in lieu of a surety bond. This resolution will be on the agenda for approval at the next meeting.

B. Special Use Permit Request for an Electronic Message Center to Add to Existing Pole Sign – Jorge Trujillo, 17904 Torrence Avenue

Trustee Hardy explained that Rancho Grande Tacos and Burritos is requesting a Special Use Permit for a digital pole sign at the location of their new restaurant, 17904 Torrence Avenue. A Planning & Zoning hearing was held on January 27, and the request was approved by the P&Z Board. The sign would be 3'2" x 9'2". There was discussion regarding the size of the sign and required electrical. Approval of the Special Use Permit will be on the next meeting agenda.

IT, LNN & ADA

No Report

YOUTH CENTER & INSURANCE

No Report

PUBLIC COMMENT

None

OLD BUSINESS

None

NEW BUSINESS

Trustee Grady-Perovich asked if the Village had any thoughts about the Bill sitting on the Governor's desk regarding Police Officers. Attorney Welch said there is a lot of lobbying going on and that it is rumored that the Governor will sit on the Bill until it automatically becomes law. The Illinois Municipal League actively opposed the Bill.

ADJOURNMENT

With no further business, Mayor Eidam asked for a motion to adjourn the Committee of the Whole meeting at 8:58 p.m.
Trustee Fish so moved.
Trustee Hardy seconded

ROLL CALL

Yeas – 6 Trustees

Nays – 0

Meeting Adjourned

Respectfully Submitted,

Vivian Payne
Lansing Village Clerk
/vp