

**VILLAGE OF BELLWOOD
COMMITTEE OF THE WHOLE MEETING MINUTES
July 10, 2023**

The Village of Bellwood conducted a Committee of the Whole meeting on Monday, July 10, 2023, at 3:30p.m. in the Village Board Room at 3200 Washington Boulevard, Bellwood, IL. 60104-1984.

Call to Order

The Committee of the Whole meeting of the Board of Trustees of the Village of Bellwood was called to order by Mayor Harvey at 3:31p.m. on Monday, July 10, 2023.

Roll Call

Those in attendance were Mayor Harvey, Clerk Janel Moreland, Trustees Ciavattone, Boston, Holman, Robinson, Delgado, Nightengale, Willie Norfleet (Finance), Attorney Michael Castaldo.

1. Pledge of Allegiance
2. Approve Minutes of last Committee of a Whole Meeting
3. Approve Agenda for Committee of a Whole Meeting
4. Trustee Committee Reports
 - a. Public Works – Trustee Ciavattone, Chairman; Trustee Delgado, Member
 - b. Community Development – Trustee Boston, Chairman; Trustee Robinson, Member
 - c. Quality of Life - Trustee Holman, Chairman; Trustee Boston, Member
 - d. Administration – Trustee Robinson, Chairman; Trustee Ciavattone
 - e. Public Safety – Trustee Delgado, Chairman; Trustee Nightengale, Member
 - f. Finance – Trustee Nightengale, Chairman; Trustee Holman, Member
 - g. Ad Hoc Committees – Traffic Safety
5. Department Head Reports
 - a. Economic Development
 - i. Capital Project
 - ii. Developmental Projects
 - b. Finance Director/Comptroller
 - i. Utility Collection Billing and collection Status
 - ii. Payments of Bills
 - iii. Review of Revenue and Investments
 - iv. Inventory
 - v. Bidding
 - c. Police Department – Police Chief
 - d. Fire Department – Fire Chief
 - e. Director of Public Works
 - i. Street Department
 - ii. Water Department
 - f. Village Engineer
 - g. Building Commissioner
 - h. Director of Human Resources
 - i. Village Attorney/Corporation Counsel
 - i. Litigation (item to be reported on in executive session if required)
 - ii. Contract negotiations (item to be reported on in executive session if required), and
 - iii. Pending legal matters.
6. Clerk’s Report – Per Mayor Harvey & Attorney Castaldo, removed from agenda.
7. Mayor’s Report
8. New Business – Discussion/Agenda Items for upcoming board meeting
9. Unfinished Business
10. Public Comment
11. Adjournment

Mayor Harvey requested a motion to approve the agenda for the July 10, 2023, COW meeting. Trustee Delgado made a motion and Trustee Nightengale seconded to accept the agenda of the regular COW meeting. Upon a voice vote, the motion was carried unanimously to approve the July 10, 2023, COW Meeting Agenda.

Mayor Harvey requested a motion to approve the minutes of the June 12, 2023, regular COW meeting. Trustee Robinson made a motion and Trustee Delgado seconded to accept the minutes of the last regular

COW meeting. Upon a voice vote, the motion was carried unanimously to approve the June 12, 2023, COW meeting minutes.

Committee Reports

Trustee Ciavattone: regular report

Trustee Boston: regular report

Trustee Holman: regular report

Trustee Robinson: regular report

Trustee Delgado: regular report

Trustee Nightengale: regular report

Ad Hoc: no report

Department Head Reports

Economic Development

Peter Tsois reported the following:

- i. Finalize TIF Annual Reports for the seven remaining TIFs to present to the review board sometime in August.
- ii. Appraised and started finalizing negotiations for two properties: 2700 block of St. Charles Road what will eventually be the beginning of downtown St. Charles Road. Properties on southside.
- iii. Senior Building will be completed on August 31st at 12:59am.
- iv. House #26 should take off shortly. Single Family New homes initiative. Looking at another 15 properties. Starting a new phase. Will have different style homes with detached garages, smaller lots, and larger lots. First 8 years these homes will be assessed at half the value, which will result in cutting property taxes in half. Years 9 and 10 will be 1/3. Home 26-50 homes sold should be more successful than homes sold 1-25.

Finance Director/Comptroller

Willie Norfleet reported the following:

- i. Utility billing- Beginning to see an increase as the new meters are going in. Approximately \$263,000 for the current billing in May, not just because of the meters but because of spring and summer, more usage is occurring.
- ii. Collection of revenue we're doing the same. However, year to date were about \$3million ahead of the year before and a lot of that is because of property taxes coming in. Last year we had lags and hold ups, now we're pretty much on our regular schedule. Doing very well in collecting revenues.
- iii. Current with all our bills. Have enough revenue to carry on with our billing.
- iv. Continuing to do well in our interest collection.

Police Department

Chief Allen reported the following:

- i. We currently have two officers in Triton College Cook County Sherriff Police Academy doing well. Should be graduating in a couple of months.
- ii. We're getting ready for the Taste of Bellwood. We're going to start having our security meetings. I know it's going to be bigger and better.
- iii. We are interviewing for secretary and records clerk positions.

Fire Department

Chief Ritz reported the following:

- i. We had zero firework related fires or injuries this year.
- ii. It's been very calm these past three weeks with the fires in town.
- iii. We had three firefighters go through the CPR instructor class and they were able to give their first class.
- iv. We are currently looking forward to the new firefighter.

Director of Public Works

Superintendent Marty Walker reported the following:

- i. The water meter project is moving forward. It's 80% complete.
- ii. The water rec. project televising is completed of the sanitary sewers. The next phase is to fix the issues found during televising. The first phase would be to repair the emergency locations where we have issues with the sewers.
- iii. Hydrant flushing begins July 24th. We will notify residents by door hangers and street signage when we're in their area.
- iv. Street resurfacing project phase one streets have been picked will begin in August.

Village Engineer

Chuck Hodges from Hancock Engineering reported the following:

- i. We had the rebid for the 24th Avenue Street Resurfacing Project on Thursday, July 6th. MJ Asphalt was the lowest bidder. We recommend the contract be issued to them.

Building Commissioner

Jim Stock reported the following:

- i. As Peter said the senior building is expected to be completed on August 31st. They are on target and don't expect any delays.
- ii. The Aldi's reopened. They opened with temporary occupancy. There are a few things they need to complete.
- iii. Construction is underway for Dunkin Donuts. The foundation footings, slab and underground plumbing are being worked on.
- iv. We have a new inspector that started this morning, her name is Geraldine.
- v. (Mayor reported hiring a new supervisor and Zoning Administrator for the Building Dept.) Jim Stock wasn't aware that he accepted the offer.

Director of Human Resources

Tonita LeShore reported the following:

- i. Loyola Ronald McDonald Mobile Unit will be at the village of July 27th from 9:30-2pm.
- ii. The second phase of the summer youth work program begins today. The first phase was completed on Friday.

BOEM

Mike Sabel reported the following:

- i. We assisted the water department with a main break on Mannheim. We were there for fourteen hours.
- ii. We did traffic for the village clean up that was done on Saturday.

Village Clerk - The Village Clerk Report has been removed from the COW Agenda and the Clerk was not asked to report.

Mayor

Mayor Harvey reported the following:

- i. Condolences to the Police Dept. for the passing of Dinell Grace Williams.
- ii. Thanks to the finance and economic departments. We won a financial award.
- iii. Thanks to those that came out to Speaker Welch Juneteenth Event.
- iv. Thanks to Tonita for having the Tax assessor's office come out to explain how they're taxed and how to get their exemptions.
- v. Newly appointed 1st district cook county commissioner Tara Stamps. Tara is a good friend of the village of Bellwood. She was the emcee at the taste of Bellwood this year and will be this year as well. Very soon will be a meet and greet for her at the village on the weekend. She has to run for election very soon. We will be throwing our support behind Ms. Stamps.
- vi. Quick Trip is doing well. People kept saying they didn't want another gas station. They are filled and have the cheapest gas. We are going to capitalize on greater property taxes with Quik Trip being there.
- vii. I went to Proviso East High School cookout. It was a lot of residents there and they like what's going on in Bellwood. They asked a lot of questions about taxes, detention pond and Bellwood.

New Businesses

Attorney Castaldo reported the following:

- i. The foreign fire insurance with IML. We will collect the 2% fee. We discussed that last time. It will appear on the agenda.
- ii. The village is looking to acquire 346 23rd Avenue from the land bank authority. That will be on the agenda for final approval.
- iii. The Finance Department will be purchasing new software. That contract will also appear on the agenda.
- iv. We are now at the time of year when we renew our insurance. The village is in the process of putting together information required to get the renewal. Insurance is increasing.

Unfinished Business

None.

Public Comment

Mayor Harvey requested a motion to open the floor for Public Comment. Trustee Boston made a motion and Trustee Holman seconded to open the floor for public comment.

All Trustees were in favor of opening the floor for public comment. Upon a voice vote, the motion was carried unanimously. Mayor Harvey declared the floor for public comment open.

Hearing no Public Comment – Mayor Harvey asked for a motion to close the floor for Public Comment. Trustee Ciavattone made a motion and Trustee Boston seconded to close the floor for public comment.

All Trustees were in favor of closing the floor. Upon a voice vote, the motion was carried unanimously. Mayor Harvey declared the floor for public comment closed.

Adjournment

Mayor Harvey requested a motion to adjourn the Committee of The Whole. Motion made by Trustee Holman seconded by Trustee Delgado to adjourn the meeting. Upon a voice vote, the motion was carried unanimously. Mayor Harvey declared the meeting adjourned, with no further business to come before this Board, this meeting stands adjourned at 3:54p.m.

Respectfully submitted,

Janel Moreland
Village Clerk