

**MEETING OF THE BOARD OF TRUSTEES REGULAR SESSION
11004 Carpenter Street, Mokena, Illinois 60448**

Session #006

March 25, 2019

CALL TO ORDER

Mayor Fleischer called the Regular Session of the Board of Trustees to order at 7:02 p.m.

PLEDGE OF ALLEGIANCE

The Board of Trustees and members of the audience recited the Pledge of Allegiance.

ROLL CALL/ESTABLISHMENT OF QUORUM

Clerk Martini called the roll and the following Trustees were present:

Joseph E. Budzyn
Debbie Engler
Jillian Hersted
George Metanias
Jim Richmond
Joe Siwinski

Also present were: Clerk Melissa Martini; Village Administrator John Tomasoski; Finance Director Barb Damron; Police Chief Steve Vaccaro; Community/Economic Development Director Alan Zordan; Public Works Director Lou Tiberi; Assistant Public Works Director Mark Detloff; and Village Attorney Carl Buck.

DISCOVER MOKENA

LaVerne Relford-Hall provided information on Fabulously Sweet Creations, located at 19070 Everett Blvd, Suite 112.

COMMUNITY CALENDAR

Clerk Martini presented the Community Calendar.

PUBLIC COMMENT

Jim Schlegel expressed his concerns regarding algae in Village Ponds.

Darlene Hentsch expressed her concerns regarding the dangers of 5G.

CONSENT AGENDA

Village Administrator John Tomasoski presented (5) items on the Consent Agenda for Board approval. These items are strictly administrative in nature.

- a. Motion to grant approval to the Mokena Baseball/Softball Association to conduct its annual MBSA Parade on Sunday, June 2, 2019, utilizing the McGovney Street commuter parking lot and Mokena Street from McGovney Street to Mokena Main Park for the parade route; and to authorize the use of Municipal/Village resources for event coordination.
- b. Motion to grant approval to the Mokena-Marley Clergy organization to conduct its annual Good Friday Cross Walk procession on Friday, April 19, 2019 utilizing Mokena Street between Second Street and LaPorte Road, and LaPorte Road from Mokena Street to Mokena United Methodist Church and Immanuel Evangelical Lutheran Church for the procession route, and to authorize the use of Municipal/Village resources for event coordination.
- c. Motion to grant approval to the Mokena Community Park District to conduct its Chi-Town Showdown 5K on Saturday, June 1, 2019, utilizing LaPorte Road from Mokena Street to Kirkstone, and to authorize the use of Municipal/Village resources for event coordination.
- d. Motion to grant approval to the Our Fallen Hero Foundation in Memory of PFC Aaron Toppen to conduct its 5th Annual PFC Aaron Toppen Memorial Motorcycle Run Saturday, August 17, 2019 and to authorize the use of Municipal/Village resources for event coordination.
- e. Motion to grant approval to the Our Fallen Hero Foundation in Memory of PFC Aaron Toppen to conduct the 6th Annual Our Fallen Hero 5K in memory of PFC Aaron Toppen, Saturday, September 28, 2019, and to authorize the use of Municipal/Village resources for event coordination.
- f. Motion to approve minutes from the March 11, 2019 Board Meeting and Work Session

Trustee Engler made a motion to approve Consent Agenda Items 6 (a), (b), (c), (d) and (e), as depicted in the March 21, 2019 Request for Board Action prepared by the Village Administrator. Trustee Metanias seconded.

AYES: (6) Budzyn, Engler, Hersted, Metanias, Richmond, Siwinski
 NAYS: (0)
 Absent: (0)
 Motion carried

PRESENTATIONS/APPOINTMENTS/PROCLAMATIONS
 N/A

PRE-SCHEDULED PROPOSALS/PRESENTATIONS AND VISITORS

Dr White, Superintendent of School District 159 spoke about the District's April 2, 2019 referendum.

MOKENA SCHOOL DISTRICT 159

APRIL 2, 2019 LIMITING RATE REFERENDUM

THIS IS A SUMMARY OF THE FULL PRESENTATION THAT CAN BE VIEWED AT
[HTTP://WWW.BIT.LY/D159REFERENDUMPresentation](http://www.bit.ly/D159REFERENDUMPresentation)

Good News: No Need to Build a New School

- We must **maintain repair, and update** current buildings.
- The Board is **considering a referendum on the April 2, 2019** ballot.

Year	Enrollment
2006-07	2,200
2007-08	2,150
2008-09	2,100
2009-10	2,050
2010-11	1,950
2011-12	1,900
2012-13	1,850
2013-14	1,800
2014-15	1,750
2015-16	1,700
2016-17	1,650
2017-18	1,600

Source: 5Sight

Facility Needs

- June 2018**
 - McKinstry Facility Condition Assessment
 - High-level assessment (buildings, grounds, and equipment)
- November 2018**
 - Community Research
 - Phone Poll
- December 2018**
 - Architect Selection
 - Begin detailed planning

Key Findings	Notes
1. Inadequate security measures in place	Lacking access control systems, key management, surveillance equipment, and integrated alarm system need remediation as soon as possible. Recommend comprehensive approach to staff and faculty training to ensure consistent and relevant understanding of up-to-date policies and procedures.
2. Poor temperature/humidity control	Aging and (in some cases) poorly configured HVAC systems negatively impact administrative and learning environments and should be addressed with long-term solutions. Unpredictable relative humidity controls induce additional wear on interior surfaces. (Primarily affects MES and MIS)
3. Interior surfaces need upgrade	Most flooring surfaces have areas showing signs of settling, heaving, or cracking, and need to be replaced to create a safe and visually appealing learning environment. Floors across the district are incredibly clean, but are beginning to show replacement need that cannot be "patched."
4. Envelope repairs and improvements needed	Windows and doors are in generally fair condition and should be evaluated for replacement to obtain higher efficiency, less energy loss, and a more comfortable learning environment. Many doors need door sweeps.
5. Hardscapes in need of repair	Parking lots exhibit signs of subgrade settling and associated sidewalks experience cracking and heaving. Drainage systems under parking areas are beginning to be adversely affected. Walkways need to be repaired for safety and long-term durability.

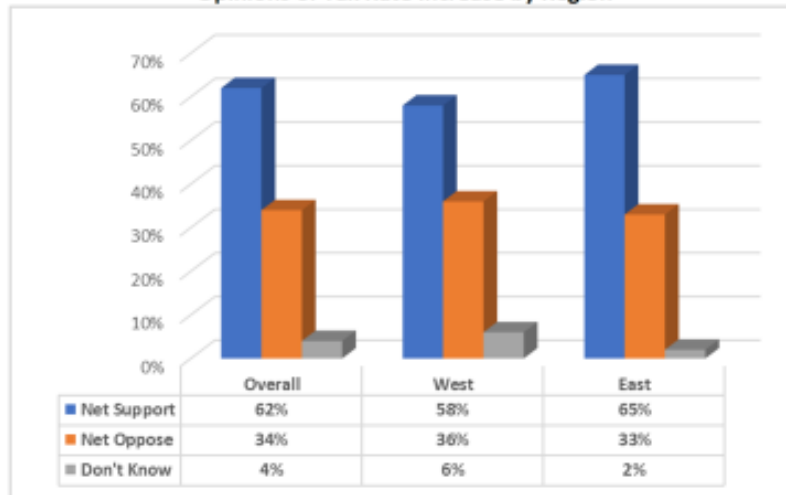
1. **Near Term Projects** (within 5 years): ~ \$5.1 - \$14.1 m
2. **Medium Term Projects** (6-10 Years): ~ \$6.5 - \$15.7 m
3. **Long Term Projects** (11-20 years): ~ \$11.5 - \$21.3 m

*Budgetary information is for planning purposes only.

Implementing a tax rate increase of thirty cents (.30) per thousand dollars in assessed value to fund ongoing building projects, facilities maintenance, educational environmental improvements and enhancements, and creating 21st century learning environments.

Fako Research – Household Support

Graph 1
Opinions of Tax Rate Increase by Region



- Households **With school-Aged Children** (69% Net Support)
- Households **Without School-Aged Children** (57% Net Support)
- Households **With Current Student in District** (67% Net Support)
- Households **With Both Current Enrollee and Graduate** (62% Net Support)
- Households **Without a Current or Past Student** (61% Net Support)

Current MJHS Debt (~\$0.30) (~\$1.8 m per year)

- The bonds for Mokena Junior High School will be paid off in 2020.

PMA SECURITIES GENERAL OBLIGATION DEBT SERVICE

Non-Referendum Debt Service				Referendum Debt Service				Total General Obligation Bonds Debt Service					
Ley Year	Fiscal Year	GO Limited School Bonds, Series 2016A		Non Referendum Debt Service Extension Base Created W/1994 Ley (1)	Remaining Margin	GO Capital Appreciation School Bonds, Series 2000 (FGIC)		GO Refunding School Bonds, Series 2016B		Total	EAV	Growth Rate	B&I Tax Rate
		Total	Total			Total	Total						
2015	2017	\$ 207,648	\$ 207,648	\$ 208,422	\$ 977	\$ 1,890,000	\$ 188,638	\$ 2,038,638	\$ 2,246,183	\$ 592,208,184	-0.69%	0.4224	
2016	2018	207,260	207,260	209,884	2,634	1,890,000	152,950	2,042,950	2,250,200	593,652,807	4.03%	0.4064	
2017	2019	205,050	205,050	214,286	9,236	1,890,000	152,950	2,042,950	2,248,000	574,488,096	3.76%	0.3913	
2018	2020	207,800	207,800	218,788	10,988	1,890,000	152,950	2,042,950	2,250,750	574,488,096	0.00%	0.3918	
2019	2021	204,925	204,925	218,788	13,863	-	345,025	345,025	549,500	574,488,096	0.00%	0.0967	
2020	2022	206,400	206,400	218,788	12,388	-	344,100	344,100	550,500	574,488,096	0.00%	0.0958	
2021	2023	207,725	207,725	218,788	11,063	-	343,025	343,025	550,750	574,488,096	0.00%	0.0969	
2022	2024	203,975	203,975	218,788	14,813	-	341,800	341,800	545,775	574,488,096	0.00%	0.0950	
2023	2025	205,150	205,150	218,788	13,638	-	340,425	340,425	545,575	574,488,096	0.00%	0.0950	
2024	2026	205,500	205,500	218,788	13,288	-	342,700	342,700	548,200	574,488,096	0.00%	0.0000	
2025	2027	205,000	205,000	218,788	13,788	-	343,500	343,500	548,500	574,488,096	0.00%	0.0000	
2026	2028	204,300	204,300	218,788	14,488	-	343,900	343,900	548,200	574,488,096	0.00%	0.0000	
2027	2029	208,300	208,300	218,788	10,488	-	343,900	343,900	552,200	574,488,096	0.00%	0.0000	
2028	2030	207,000	207,000	218,788	11,788	-	343,500	343,500	550,500	574,488,096	0.00%	0.0000	
2029	2031	205,500	205,500	218,788	13,288	-	342,700	342,700	548,200	574,488,096	0.00%	0.0000	
2030	2032	203,800	203,800	218,788	14,988	-	341,500	341,500	545,300	574,488,096	0.00%	0.0000	
2031	2033	206,800	206,800	218,788	11,988	-	344,800	344,800	551,600	574,488,096	0.00%	0.0000	
2032	2034	204,500	204,500	218,788	14,288	-	342,600	342,600	547,100	574,488,096	0.00%	0.0000	
2033	2035	206,900	206,900	218,788	11,888	-	344,900	344,900	551,800	574,488,096	0.00%	0.0000	
2034	2036	204,000	204,000	218,788	14,788	-	341,700	341,700	545,700	574,488,096	0.00%	0.0000	
2035	2037	-	-	218,788	218,788	-	-	-	-	574,488,096	0.00%	0.0000	
2036	2038	-	-	218,788	218,788	-	-	-	-	574,488,096	0.00%	0.0000	
2037	2039	-	-	218,788	218,788	-	-	-	-	574,488,096	0.00%	0.0000	
Total DS From Current FY:		\$ 3,702,625	\$ 3,702,625	\$ 4,590,052	\$ 887,427	\$ 3,780,000	\$ 5,795,975	\$ 9,575,975	\$ 13,278,600				

The deadline to impact the 2019 levy is March 1, 2020

Costs per Home Value (~\$0.30)

Home Value	Equalized Assessed Value	If Debt for MJHS Is not Replaced (estimated decrease in taxes)	Increase to Maintain This Portion of the Tax Levy/Rate
\$100,000	\$33,334	\$100	\$0.0
\$300,000	\$100,000	\$300	\$0.0
\$400,000	\$133,334	\$400	\$0.0
\$500,000	\$166,667	\$500	\$0.0

Two Primary Options

- Limiting Rate Increase (~1.8 million per year)**
 - Approximately \$0.30 will maintain current taxes
 - Board could approve a lower amount
 - No Interest Payments (100% of proceeds used to complete projects)
 - Continuous source of revenue (permanent increase unless district abates proceeds)
 - Could increase over time due to inflation
- Bond Sale**
 - Proceeds received within specific number of years
 - Does not provide continuous source of revenue
 - Must pay interest that could be a substantial amount
 - Just like a home mortgage
 - Estimate = \$23m total (\$8m interest payments for \$15m in bonds)

Maintaining Already Low Tax Rate

- Mokena **D159 has the lowest tax rate of all comparable districts.**
- The **current tax rate** being used to pay for bonds needed to build Mokena Junior High School **will be applied to maintain, repair, and update all current facilities.**

	2013	2014	2015	2016	2017
Joliet PSD 86	\$4.29	\$4.62	\$4.64	\$4.48	\$4.33
Manhattan SD 114	\$4.04	\$4.28	\$4.26	\$4.27	\$4.26
Troy CCSD 30C	\$4.16	\$4.31	\$4.25	\$4.24	\$4.12
Summit Hill SD 161	\$3.90	\$4.11	\$4.16	\$4.11	\$4.10
Homer CCSD 33C	\$4.09	\$4.23	\$4.20	\$4.10	\$4.07
New Lenox SD 122	\$3.93	\$4.03	\$4.05	\$3.98	\$4.02
Lockport SD 91	\$4.22	\$4.37	\$4.22	\$3.97	\$3.84
Frankfort CCSD 157C	\$3.93	\$4.02	\$4.04	\$3.91	\$3.83
Will County SD 92	\$3.19	\$3.18	\$3.18	\$3.18	\$3.15
Mokena SD 159	\$2.89	\$3.01	\$2.99	\$2.92	\$2.89

Source: 5Sight

OEPP

- Operating Expense Per Pupil (OEPP) is **below the average and very near the bottom of our comparable districts.**

Average of Operating Expense Per Student District	Year	2013	2014	2015	2016	2017
Will County SD 92		\$12,613	\$13,240	\$14,223	\$15,142	\$15,525
Homer CCSD 33C		\$12,153	\$11,990	\$12,515	\$12,419	\$12,212
Troy CCSD 30C		\$9,350	\$9,495	\$9,769	\$10,617	\$11,810
Summit Hill SD 161		\$9,295	\$10,198	\$10,467	\$10,588	\$11,166
Frankfort CCSD 157C		\$10,243	\$10,786	\$11,041	\$10,419	\$10,967
Channahon SD 17		\$8,604	\$10,371	\$9,829	\$10,487	\$10,916
Mokena SD 159		\$9,254	\$10,209	\$10,711	\$11,336	\$10,727
Manhattan SD 114		\$8,399	\$8,597	\$9,360	\$9,022	\$8,939
Grand Total		\$10,058	\$10,622	\$11,020	\$11,234	\$11,511

Source: 5Sight FY17

Ballot Question: Limiting Rate Increase

Shall the limiting rate under the Property Tax Extension Limitation Law for Mokena School District Number 159, Will County, Illinois be increased by an additional amount equal to .30% above the limiting rate for school purposes for levy year 2017 and be equal to 2.7967% of the equalized assessed value of the taxable property therein for levy year 2019?

(Face of Ballot)
OFFICIAL BALLOT
MOKENA SCHOOL DISTRICT NUMBER 159
WILL COUNTY, ILLINOIS
April 2, 2019
PROPOSITION TO INCREASE LIMITING RATE

Shall the limiting rate under the Property Tax Extension Limitation Law for Mokena School District Number 159, Will County, Illinois be increased by an additional amount equal to .30% above the limiting rate for school purposes for levy year 2017 and be equal to 2.7967% of the equalized assessed value of the taxable property therein for levy year 2019?	Yes	
	No	

- (1) The approximate amount of taxes extendable at the most recently extended limiting rate is \$14,355,842, and the approximate amount of taxes extendable if the proposition is approved is \$16,080,820.
- (2) For the 2019 levy year the approximate amount of the additional tax extendable against property containing a single family residence and having a fair market value at the time of the referendum of \$100,000 is estimated to be \$100.
- (3) If the proposition is approved, the aggregate extension for 2019 will be determined by the limiting rate set forth in the proposition, rather than the otherwise applicable limiting rate calculated under the provisions of the Property Tax Extension Limitation Law (commonly known as the Property Tax Cap Law).

QUESTIONS?



superintendent@mokena159.org

This is a summary of the full presentation that can be viewed at
<http://www.bit.ly/D159ReferendumPresentation>

Trustee Siwinski pointed out the school district's low tax rate compared to other local school districts.

Dr. White emphasized that the schools are safe for students, visitors and staff. The referendum will be used for building maintenance.

PUBLIC HEARINGS

N/A

OLD BUSINESS

N/A

NEW BUSINESS

Mosquito Abatement Bid Recommendation

Public Works Director Lou Tiberi presented a contract for the 2019 & 2020 Mosquito Control Program. Included in this program is the inspection of potential breeding areas, applications of EPA approved larvicides when breeding is found, treatment of all street catch basins, manholes and inlets, adult mosquito surveillance, and arbovirus testing. The treatment of these potential breeding areas occurs during the months of May through September. Any mosquito larvae found would be identified by species. The distribution and density of mosquito populations can then be determined and included in the Village's report to determine if there are patterns in order to prevent public health situations.

The bid opening was held on Wednesday, March 13, 2019. One (1) bid was received from Clarke Environmental in the amount of \$29,150, which is \$14,575 for 2019 & 2020. Clarke Environmental is in compliance with the requirements of the bidding documents and specifications. They have performed this work for the Village of Mokena over the past fourteen years and completed the required work with few residential or Staff

concerns or complaints. Clarke Environmental also won the last two-year bid in the amount of \$37,810. This contract was bid for two years with an option to renew for a third year.

Trustee Engler made a motion to award a contract for the 2019 and 2020 Mosquito Control Program to the lowest bidder, Clarke Environmental of St. Charles, Illinois, in the amount of \$29,150.00, with an option to renew the contract for a third year and to authorize the Village President and Village Clerk to execute same. Trustee Siwinski seconded.

AYES: (6) Budzyn, Engler, Hersted, Metanias, Richmond, Siwinski
NAYS: (0)
Absent: (0)
Motion carried

Pond Treatment Bid Recommendation

Public Works Director Lou Tiberi presented a contract for the 2019 Pond Maintenance Program. Services include water quality monitoring to ensure a healthy aquatic environment along with chemical applications to address water quality and aquatic vegetation (algae control). This contract requires the successful bidder to treat eighteen ponds bi-weekly and comply with all environmental and EPA regulations.

The bid opening was held on Wednesday, March 13, 2019. We received three (3) bids and the low bid was received from Eternally Green Lawn Care in the total amount of \$19,800.00. Eternally Green Lawn Care has been in business for eighteen years and is located in Frankfort, Illinois. Staff checked the references that they provided for other municipal work and all responses were positive.

The contract was previously awarded to Clarke Aquatic in the amount of \$20,356 for the 2018 season. After reviewing the bids, all bidders were in compliance with the requirements of the bidding documents and specifications and Eternally Green Lawn Care of Frankfort, Illinois was the low bidder in the total amount of \$19,800.00.

Trustee Engler made a motion to award a contract for the 2019 Pond Maintenance Program to the lowest bidder, Eternally Green Lawn Care of Frankfort, Illinois, in the amount of \$19,800.00, with an option to renew the contract for a second season in 2020 if both parties agree, and to authorize the Village President and Village Clerk to execute same. Trustee Metanias seconded.

AYES: (6) Budzyn, Engler, Hersted, Metanias, Richmond, Siwinski
NAYS: (0)
Absent: (0)
Motion carried

VILLAGE ADMINISTRATOR'S COMMENTS

Village Administrator Tomasoski requested Community/Economic Development Director Alan Zordan update the Board on development and business activities. Mr. Zordan provided an update on pending development projects and highlighted businesses offering landscaping services.

Administrator Tomasoski provided information on Accelerate Raceway's anniversary celebration on Thursday, April 11th.

Administrator Tomasoski wished Public Works employee Dan Siwinski a happy retirement and thanked him for his hard work and dedication.

TRUSTEES' COMMENTS

Trustee Richmond encouraged everyone to attend Makerfest. He reminded everyone to not text or talk on your phone while driving.

Trustee Engler thanked Jim Richmond for his help with Makerfest. She also commented on Student Government Day.

Trustee Metanias commented on Student Government Day. He congratulated all the students that participated and stated they did a great job.

Trustee Siwinski congratulated Dan Siwinski on a long and successful career.

Trustee Hersted commented on Student Government Day. She also thanked the Board and staff for their support during her first year as Trustee.

CLERK'S COMMENTS

Clerk Martini provided information on early voting.

MAYOR'S COMMENTS

Mayor Fleischer encouraged everyone to vote.

RECESS REGULAR SESSION

Trustee Siwinski made a motion to recess the regular meeting session subject to recall of the Mayor and enter into the scheduled work session at 7:42 p.m.

AYES: (6) Budzyn, Engler, Hersted, Metanias, Richmond, Siwinski

NAYS: (0)

Absent: (0)

Motion carried

RECONVENE BOARD MEETING

Trustee Siwinski made a motion to recall the regular meeting back to order at 8:27 p.m. Trustee Metanias seconded.

AYES: (6) Budzyn, Engler, Hersted, Metanias, Richmond, Siwinski

NAYS: (0)

Absent: (0)

Motion carried

EXECUTIVE SESSION

Trustee Engler made a motion to enter executive session at 8:28 p.m. to discuss the appointment, employment, compensation, discipline, performance, or dismissal of specific employees of the public body or legal counsel for the public body, including hearing testimony on a complaint lodged against an employee of the public body or against legal counsel for the public body to determine its validity pursuant to 5 ILCS 120/2 (c) (1). Trustee Metanias seconded.

AYES: (6) Budzyn, Engler, Hersted, Metanias, Richmond, Siwinski

NAYS: (0)

Absent: (0)

Motion carried

Trustee Siwinski made a motion to reconvene the regular session at 8:45. Trustee Metanias seconded.

AYES: (6) Budzyn, Engler, Hersted, Metanias, Richmond, Siwinski

NAYS: (0)

Absent: (0)

Motion carried

ADJOURNMENT

Trustee Siwinski made a motion to adjourn the Regular Session at 8:45 p.m. Trustee Metanias seconded.

AYES: (6) Budzyn, Engler, Hersted, Metanias, Richmond, Siwinski

NAYS: (0)

Absent: (0)

Motion carried

Respectfully submitted,

Frank A. Fleischer, Village President

ATTEST:

Melissa Martini, Village Clerk