



Incorporated January 25, 1960

**MINUTES OF THE VILLAGE BOARD OF TRUSTEES REGULAR BOARD MEETING OF THE VILLAGE OF GREEN OAKS, LAKE COUNTY, ILLINOIS HELD WEDNESDAY, DECEMBER 18, 2024 MEETING ROOM OF THE VILLAGE HALL AT 2020 O'PLAINE ROAD IN THE VILLAGE, AND AT VIRTUAL LOCATIONS.**

**CALL TO ORDER:**

**ROLL CALL:** Village President Bernard Wysocki, Village Administrator Denise Kafkis. Trustees Pete Furlong, Rich Glogovsky, Kevin Griffin, Mahdi Sellami, Dan Sugrue, John Wagener. Also present: Village Attorney Rudy Magna. Village Engineer Ben Metzler. Jeremiah Yeksavich, (Virtual).

**PRAYER**

**PLEDGE OF ALLEGIANCE**

**Non Agenda Items and Visitors:**

The Village President and Board of Trustees Allocate Fifteen Minutes at this time for those Individuals who would like the Opportunity to Address the Village.

**Approve the Following Minutes:**

**MOTION:** Trustee Griffin moved the Board Approve the Minutes of the Regular Board Meeting Held Wednesday, November 20, 2024. Seconded by Trustee Furlong. Roll call vote: AYE: Trustees Furlong, Glogovsky, Griffin, Sellami, Sugrue, Wagener. NAY: None. Motion carried.

**MOTION:** Trustee Griffin moved the Board Accept the Resignation of Trustee John Wagener. Seconded by Trustee Glogovsky. Roll call vote: AYE: Trustees Furlong, Glogovsky, Griffin, Sellami, Sugrue, Wagener. NAY: None. Motion carried.

**VILLAGE PRESIDENT:**

## **Page Two – Minutes of the Regular Board Meeting on Dec. 18, 2024**

A Reminder was given regarding the Strategic Planning Meeting to be held Saturday, January 11, 2025 @ 8 am – 12 pm

**MOTION:** Trustee Sellami moved the Board Approve the Proclamation Recognizing Oak Grove School Receiving the 2024 National Blue Ribbon Award for Exemplary Performance in Education. Seconded by Trustee Sugrue. Roll call vote: AYE: Trustees Furlong, Glogovsky, Griffin, Sellami, Sugrue, Wagener. NAY: None. Motion carried.

Recommend Acceptance and Approval of the Annual Tax Levy Ordinance of the Village of Green Oaks, Lake County Illinois for the Fiscal Year Beginning May 1, 2024 & Ending April 30, 2025 - See 11.0 Ordinances & Resolutions for Passage Item #11.1

**MOTION:** Trustee Sellami moved the Board Approve the Village Reserve Policy. Seconded by Trustee Sugrue. Roll call vote: AYE: Trustees Furlong, Glogovsky, Griffin, Sellami, Sugrue, Wagener. NAY: None. Motion carried.

### **Committees:**

#### **ANNEXATION, PLANNING & ZONING – CHAIRMAN GLOGOVSKY**

The Plan Commission Meeting to be held Wednesday, January 8, 2025 at 7:30pm.

#### **BUILDING – CHAIRMAN FURLONG**

#### **FINANCE – CHAIRMAN SELLAMI**

**MOTION:** Trustee Sellami moved the Board Accept and Approve December 2024 Bills for Payment in the Amount of \$234,811.44 and Acknowledge Deposit Exhibits for November 2024 and December in the Amount of \$48,241.72. Seconded by Trustee Glogovsky. Roll call vote: AYE: Trustees Furlong, Glogovsky, Griffin, Sellami, Sugrue, Wagener. NAY: None. Motion carried.

**MOTION:** Trustee Sellami moved the Board Accept and Approve the December 2024 TIF Fund Bills for Payment in the amount of \$24,465.39. Seconded by Trustee Furlong. Roll call vote: AYE: Trustees Furlong, Glogovsky, Griffin, Sellami, Sugrue, Wagener. NAY: None. Motion carried.

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**MOTION:** Trustee Sellami moved the Board Approve the Treasure's Report for October and November 2024 and Place on File. Seconded by Trustee Furlong. Roll call vote: AYE: Trustees Furlong, Glogovsky, Griffin, Sellami, Sugrue, Wagener. NAY: None. Motion carried.

Recommend Approval of an Ordinance Abating the \$173,900 Tax Heretofore Levied for Tax Levy Year 2024 to Pay Debt Service on \$1,780,000 General Obligation Refunding Bonds, Series 2014, of the Village of Green Oaks, Lake County, Illinois (Abatement of Entire Tax Year 2024 Bond Levy; Series 2014 G.O. Refunding Bonds – See 11.0 Ordinances & Resolutions for Passage Item #11.2

Recommend Approval of an Ordinance Abating the \$249,450 Tax Heretofore Levied for Tax Levy Year 2024 to Pay Debt Service on \$3,500,000 General Obligation Bonds (Alternative Revenue Source), Series 2019 of the Village of Green Oaks, Lake County, Illinois (Abatement of Entire Tax Year 2024 Bond Levy; Series 2019 Road Referendum) – See 11.0 Ordinances & Resolutions for Passage Item#11.3

Recommend Approval of an Ordinance Abating the \$447,100 Tax Heretofore Levied for Tax Levy Year 2024 to Pay Debt Service on \$4,000,000 General Obligation Bonds (Alternate Revenue Source), Series 2019A, of the Village of Green Oaks, Lake County, Illinois (Abatement of Entire Tax Levy Year 2024 Bond Levy; Series 2019A Inland TIF Project – See 11.0 Ordinances & Resolutions for Passage Item 11.4

Recommend Approval of an Ordinance Abating the \$36,000 Tax Heretofore Levied for Tax Levy Year 2024 to Pay Debby Service on \$1,200,000 General Obligation Bonds (Alternate Revenue Source), Series 2021, of the Village of Green Oaks, Lake County, Illinois (Abatement of Entire Tax Levy Year 2024 Bond Levy; Series 2021 Additional Road Funds) – See 11.0 Ordinances and Resolutions for Passage Item #11.5

**MOTION:** Trustee Sellami moved the Board Approve the Seventh Memorandum of Understanding Made as of December 18, 2024 By and Between the Village of Green Oaks, and SHI-II SLD Green Oaks, LLC, and to Authorize the Payment as TIF Assistance Pursuant Thereto Upon the Receipt of the Seventh Memorandum signed by SHI-II-SLD Green Oaks, LLC. Seconded by Trustee Sugrue. Roll call vote:

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AYE: Trustees Furlong, Glogovsky, Griffin, Sellami, Sugrue, Wagener. NAY: None. Motion carried.

**MOTION:** Trustee Sellami moved the Board Approve the TIF Assistance Payment to SHI-II SLD Green Oaks, LLC in the Amount not to exceed \$245,363.58. Seconded by Trustee Furlong. Roll call vote: AYE: Trustees Furlong, Glogovsky, Griffin, Sellami, Sugrue, Wagener. NAY: None. Motion carried.

### **PUBLIC AFFAIRS – CHAIRMAN GRIFFIN**

An Update was given regarding the Santa Parade Sunday, December 8, 2024

### **PUBLIC WORKS – CHAIRMAN WAGENER**

**MOTION:** Trustee Wagener moved the Board Approve David Eubanks Invoice #120124 in the Amount Not to Exceed \$522,50 for Ecological Seconded by Trustee Sugrue. Roll call vote: AYE: Trustees Furlong, Glogovsky, Griffin, Sellami, Sugrue, Wagener. NAY: None. Motion carried.

### **STREETS AND ROADS – CHAIRMAN SUGRUE**

#### **VILLAGE ATTORNEY**

#### **VILLAGE ADMINISTRATOR**

Total Bills Paid for the Month of December is \$1,411,090.41.

TIF Funds Payable for the Month of December is \$ 694,164.44.

### **ORDINANCES FOR PASSAGE/PROCLAMATIONS/RESOLUTIONS FOR ADOPTION – Last Ordinance Passed – 2024-O-9 & Resolutions – 2024-R-4**

**MOTION:** Trustee Sellami Moved the Board Approve Ordinance #2024-O-10. An Ordinance to Approve the Annual Tax Levy of the Village of Green Oaks, Lake County Illinois for the Fiscal Year Beginning May 1, 2024 and ending April 30, 2025. Seconded by Trustee Sugrue. Roll call vote: AYE: Trustees Furlong, Glogovsky, Griffin, Sellami, Sugrue, Wagener. Sellami. NAY: None. Motion carried.

**MOTION:** Trustee Glogovsky moved the Board Approve Ordinance #2024-O-11. An Ordinance Abating the \$173,900 Tax Heretofore Levied for Tax Levy Year 2024 to Pay Debt Service on \$1,780,000 General Obligation Refunding Bonds, Series

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2014, of the Village of Green Oaks, Lake County, Illinois (Abatement of Entire Tax Year 2024 Bond Levy; Series 2014 G.O. Refunding Bonds; Atkinson Road Improvements). Seconded by Trustee Furlong. Roll call vote: AYE: Trustees Furlong, Glogovsky, Griffin, Sellami, Sugrue, Wagener. NAY: None. Motion carried.

**MOTION:** Trustee Griffin moved the Board Approve Ordinance #2024-O-10 an Ordinance Authorizing Acquisition of Ownership of Certain Real Estate, or Portions Thereof, Through Negotiation or Condemnation in Furtherance of the Goals and Objectives of the Plan of Redevelopment for Redevelopment Project Area #1 Rondout Area. Seconded by Trustee Furlong. Roll call vote: AYE: Trustees Furlong, Griffin, Sellami, Sugrue. NAY: None. Absent: Trustees Glogovsky, Wagener. Motion carried.

**MOTION:** Trustee Griffin moved the Board Approve Ordinance # 2024-O-12, an Ordinance Abating the \$249,250 Tax Heretofore Levied for Tax Levy Year 2024 to Pay Debt Service on \$3,500,000 General Obligation Bonds (Alternate Revenue Source), Series 2019 of the Village of Green Oaks, Lake County, Illinois (Abatement of Entire Tax Levy Year 2024 Bond Levy; Series 2019 Road Referendum). Seconded by Trustee Glogovsky. Roll call vote: AYE: Trustees Furlong, Glogovsky, Griffin, Sellami, Sugrue, Wagener. NAY: None. Motion carried.

**MOTION:** Trustee Sugrue moved the Board Approve Ordinance #2024-O-13, an Ordinance Abating the \$447.100 Tax Heretofore Levied for Tax Levy Year 2024 to Pay Debt Service on \$4,000,000 General Obligation Bonds (Alternate Revenue Source), Series 2019A of the Village of Green Oaks, Lake County, Illinois (Abatement of Entire Tax Levy; Series 2019A Inland TIF Project). Seconded by Trustee Glogovsky. Roll call vote: AYE: Trustees Furlong, Glogovsky, Griffin, Sellami, Sugrue, Wagener. NAY: None. Motion carried. .

**MOTION:** Trustee Furlong moved the Board Approve Ordinance #2024-O-14, an Ordinance Abating the \$36,000.00 Tax Heretofore Levied for Tax Levy Year 2023 to Pay Debt Service on \$1,200,000 General Obligation Bonds (Alternate Revenue Source), Series 2021, of the Village of Green Oaks, Lake County, Illinois (Abatement of Entire Tax Levy Year 2023 Bond Levy; Series 2021 Additional Road

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funds). Seconded by Trustee Griffin. Roll call vote: AYE: Trustees Furlong, Glogovsky, Griffin, Sellami, Sugrue, Wagener. NAY: None. Motion carried.

**MOTION:** Trustee Wagener moved the Board Approve Ordinance #2024-O-15, an Ordinance Authorizing and Providing for the Issue of not to Exceed \$1,510,000 General Obligation Bonds (Alternate Revenue Source), Series 2025, of the Village of Green Oaks, Lake County, Illinois, to finance the Costs of the design, construction and installation of potable water mains within Special Service Area Number 14 and Special Service Area Number 15 of the Village and the Acquisition of easements and licenses in real estate related thereto, together with related appurtenances, all electrical, professional, financial, bond registrar, legal, mechanical and other services necessary useful or advisable to such construction and improvements; prescribing the details of said bonds; providing for the imposition of taxes sufficient to pay the same and for the collection, segregation and application of certain Village revenues to pay said bond. Seconded by Trustee Sellami. Roll call vote: AYE: Trustees Furlong, Glogovsky, Griffin, Sellami, Sugrue, Wagener. NAY: None. Motion carried.

**OLD BUSINESS**

Possible Sewer Extension/Rockland Road

**NEW BUSINESS**

**UNFINISHED BUSINESS**

Lake County/Libertyville Sewer Agreement.

**Next Meeting Dates:**

**January Meeting Schedule:**

Cancelled Combined TIF & Committee of the Whole Meeting for Wednesday, 1-1-25 @ 7:30 pm

Plan Commission Meeting for Wednesday, January 8, 2025 @ 7:30 pm

Strategic Planning Meeting Saturday, January 11, 2025 @ 8am – 12 pm

Committee of the Whole Meeting Wednesday, January 15, 2025 @ 7:30 pm

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Regular Board Meeting Wednesday, January 22, 2025 @7:30 pm

**February Meeting Schedule:**

Combined TIF Committee Meeting Wednesday, February 5, 2025 @7:30 pm

Plan Commission Meeting Wednesday, February 12, 2025 @7:30 pm

Committee of the Whole Meeting Wednesday, February 19, 2025 @ 7:30 pm

Regular Board Meeting Wednesday, February 26, 2025 @ 7:30 pm

**Adjourn:**

**MOTION:** Trustee Sellami Moved the Board Adjourn this meeting at 8:15 p.m.  
Seconded by Trustee Sugrue. Voice Vote: "ALL AYE". Motion carried.

Approved:- 1.22.25

Clare Michelotti

Clare Michelotti – Village Clerk