



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, SEPTEMBER 24, 2025 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. Also present: Village Attorney Rudy Magna. Village Engineer Ben Metzler. Jeremiah Yeksavich, (Virtual). Absent: Trustee Flaig.

**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

**VILLAGE PRESIDENT:**

**MOTION:** Trustee Griffin moved the Board Award Contract to Drake Concrete Inc. for the Demolition of 1961 Buckley Rd. In the Amount Not to Exceed \$29,600. Seconded by Trustee Furlong. Roll call vote: AYE: Trustees Furlong, Glogovsky, Griffin, Sellami, Sugrue. NAY: None. Absent: Trustee Flaig. Motion carried.

**MOTION:** Trustee Glogovsky moved the Board Accept the Resignation of Justin Beger as a Plan Commission/ZBA Member Effective September 1, 2025. Seconded by Trustee Sugrue. Roll call vote: AYE: Trustees Furlong, Glogovsky, Griffin, Sellami, Sugrue. NAY: None. Absent: Trustee Flaig. Motion carried.

**MOTION:** Trustee Sellami moved the Board Approve the Appointment of Kate Siegel as a Member of the Plan Commission/ZBA Effective September 24, 2025.

**Page Two – Minutes of the Regular Board Meeting on September 24, 2025**

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

Recommend Acceptance and Approval of a Resolution Approving the Commitment of Local Funding for a Subdivision Beautification Grant for One Saddle Hill I - See Ordinances and Resolutions for Passage Item #11.1

**Committees:**

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

**BUILDING – CHAIRMAN FURLONG**

**MOTION:** Trustee Furlong moved the Board Approve Village Engineer’s RFP Recommendation for Village Hall Sidewalk & Stairs Repairs Awarding Contract to Viking CRC in the Amount Not to Exceed \$9,927.50. Seconded by Trustee Glogovsky. Roll call vote: AYE: Trustees Furlong, Glogovsky, Griffin, Sellami, Sugrue. NAY: None. Absent: Trustee Flaig. Motion carried.

Recommend Acceptance and Approval for an Ordinance Requiring Maintenance of the Parkway Area by Adjacent Property Owners – See 11.0 Ordinances and Resolutions for Passage Item #11.2.

Recommend Acceptance and Approval for an Ordinance Regulating Exterior Property Maintenance for Residential Premises – See 11.0 Ordinances & Resolutions for Passage Item #11.3

The Motion to Approve a Moratorium on Ground Mounted Solar Panels will be kept in Committee.

**MOTION:** Trustee Furlong moved the Board Approve 2 Flock Safety Invoices that Total \$18,000 for the Following Invoices:

-Flock Safety Renewal 1 Year Term – 10-25-25 to 10-25-27 in the Amount Not to Exceed \$12,000 for 4 Flock Camera Located at:

- (1) Rt. 176 East of I 94 (WB)
- (2) O’Plaine Rd @ Dan Patch Ln (SB)
- (3) Route 176 @ Bayonne Dr (WB)

**Page Three – Minutes of the Regular Board Meeting on September 24, 2025**

(4) Rt. 137 (Buckley Rd) @ Sage Ct. (WB)

Flock Safety Renewal 1 Year of 24 Month Term 8-20-25 to 8-20-26 Amount Not to Exceed \$6,000 for 2 Flock Cameras Located at:

(5) Guerin & River Roads (EB)

(6) O'Plaine Rd and Rt. 137 (NB)

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

**FINANCE – CHAIRMAN SELLAMI**

**MOTION:** Trustee Sellami moved the Board Accept and Approve September 2025 Bills for Payment in the Amount of \$294,833.74 and Acknowledge Deposit Exhibits for September and August 2025 in the Amount of \$252,376 Seconded by Trustee Glogovsky. Roll call vote: AYE: Trustees Furlong, Glogovsky, Griffin, Sellami, Sugrue. NAY: None. Absent: Trustee Flaig. Motion carried.

**MOTION:** Trustee Sellami moved the Board Accept and Approve the September 2025 TIF Fund Bills for Payment in the Amount of \$85,298.04. Seconded by Trustee Sugrue. Roll call vote: AYE: Trustees Furlong, Glogovsky, Griffin, Sellami, Sugrue. NAY: None. Absent: Trustee Flaig. Motion carried.

**MOTION:** Trustee Sellami moved the Board Approve The Treasurer's Report for September 2025 was given and place on file. Seconded by Trustee Griffin. Roll call vote: AYE: Trustees Furlong, Glogovsky, Griffin, Sellami, Sugrue. NAY: None. Absent: Trustee Flaig. Motion carried.

Recommend Acceptance and Approval of an Ordinance Imposing a Non-Home Rule – Municipal Service Occupation Tax: See 11.0 Ordinances & Resolutions for Passage Item 11.4

**MOTION:** Trustee Sellami moved the Board Approve the Village of Green Oaks Audit for Fiscal Year Ending April 30 2025. Seconded by Trustee Furlong. Roll call vote: AYE: Trustees Furlong, Glogovsky, Griffin, Sellami, Sugrue. NAY: None. Absent: Trustee Flaig. Motion carried.

**Page Four – Minutes of the Regular Board Meeting on September 24, 2025**

**MOTION:** Trustee Sellami moved the Board Approve Village Auditor Swarztrauber & Company Invoice # 23873 for Auditing of the Villages FY 2025-2026 Financial Statements Period Ending April 30, 2025 in the Amount Not to Exceed \$10,250. Seconded by Trustee Glogovsky. Roll call vote: AYE: Trustees Furlong, Glogovsky, Griffin, Sellami, Sugrue. NAY: None. Absent: Trustee Flaig. Motion carried.

**PUBLIC AFFAIRS – CHAIRMAN GRIFFIN**

Oaktoberfest was discussed with regard to a great success, higher expenses and a date for 2026.

**PUBLIC WORKS – CHAIRMAN FLAIG**

**MOTION:** Trustee Furlong moved the Board Approve Village Engineer Memo September 16, 2025 Re: Creekside Lift Station Partial Repair of the Fence with Arteaga Fence in the Amount Not to Exceed \$1,405. Seconded by Trustee Glogovsky. This motion was withdrawn.

**MOTION:** Trustee Sugrue moved the Board Approve David Eubanks 3 Invoices that Total an Amount Not to Exceed \$19,870 for Ecological Restoration at the Following Sites – Invoice Breakdown Below

David Eubanks Invoice #082225 (Lake Kathryn) \$9,220

David Eubanks Invoice #082725 (Lake Kathryn) \$2,250

David Eubanks Invoice #091225 (Lake Kathryn) \$6,550

David Eubanks Invoice #091125 (TIF) – PHASE 1 Slope @ Rt. 176) \$1,850

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

**STREETS AND ROADS – CHAIRMAN SUGRUE**

**VILLAGE ATTORNEY**

**VILLAGE ADMINISTRATOR**

Total Bills for the month of September is \$ 342,953.74

**Page Five – Minutes of the Regular Board Meeting on September 24, 2025**

**ORDINANCES FOR PASSAGE/PROCLAMATIONS/RESOLUTIONS FOR ADOPTION  
Last Ordinance Passed – 2025-O-7 & Resolutions – 2025-R-7**

**MOTION:** Trustee Glogovsky moved the Board Adopt Resolution #2025-R-08, a Resolution Approving the Commitment of Local Funding for One Subdivision Beautification Grant for Saddle Hill I. Seconded by Trustee Sugrue. Roll call vote: AYE: Trustees Furlong, Glogovsky, Griffin, Sellami, Sugrue. NAY: None. Absent: Trustee Flaig. Motion carried.

**MOTION:** Trustee Furlong moved the Board Adopt Ordinance #2025-O-08, an Ordinance Requiring Maintenance of the Parkway Area by Adjacent Property Owners. Seconded by Trustee Sugrue. Roll call vote: AYE: Trustees Furlong, Glogovsky, Griffin, Sellami, Sugrue. NAY: None. Absent: Trustee Flaig. Motion carried.

**MOTION:** Trustee Furlong moved the Board Approve Ordinance #2025-O-09, an Ordinance Regulating Exterior Property Maintenance for Residential Premises. Seconded by Trustee Sellami. Roll call vote: AYE: Trustees Furlong, Glogovsky, Griffin, Sellami, Sugrue. NAY: None. Absent: Trustee Flaig. Motion carried.

**MOTION:** Trustee Sellami moved the Board Approve Ordinance #2025-O-10, an Ordinance Imposing a Non-Home Rule Municipal Retailers Occupation Tax and a Non-Home Rule Municipal Service Occupation Tax. Seconded by Trustee Griffin. Roll call vote: AYE: Trustees Furlong, Glogovsky, Griffin, Sellami, Sugrue. NAY: None. Absent: Trustee Flaig. Motion carried.

**OLD BUSINESS**

Possible Sewer Extension/Rockland Road

**NEW BUSINESS**

**UNFINISHED BUSINESS**

Lake County/Libertyville Sewer Agreement.

**Next Meeting Dates:**

**October 2025 Meeting Schedule Below:**

Combined TIF Committee Meeting Wednesday, October 1, 2025 @ 7:00 pm

**Page Six – Minutes of the Regular Board Meeting on September 24, 2025**

Annual Joint Review Board (JRB) Meeting Wednesday, October 8, 2025 @3:00 pm

TIF Working Group Meeting Wednesday, October 8, 2025 @ 6:00 pm

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

Committee of the Whole Meeting Wednesday, October 15, 2025 @7:00 pm

Regular Board Meeting Wednesday, October 22, 2025 @ 7:00 pm

**November 2025 Meeting Schedule Below:**

Combined TIF and Committee Meeting Wednesday, November 5, 2025 @7:00 pm

TIF Working Group Meeting Wednesday, November 12, 2025 @ 6:00 pm

Plan Commission Meeting Wednesday, November 12 @7:30 pm

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

Rescheduled Regular Board Meeting Wednesday, November 19, 2025 @ 7:00 pm

Cancelled Regular Board Meeting Wednesday, November 26, 2025 @7:00 pm

**December 2025 Meeting Schedule Below:**

Combined TIF and Committee Meeting Wednesday, December 3, 2025 @7:00 pm

Cancelled TIF Working Group Meeting Wednesday, December 10, 2025 @6:00 pm

Cancelled Plan Commission Meeting Wednesday, December 10, 2025 @ 7:30 pm

Cancelled Committee of the Whole Meeting Wednesday, December 17, 2025 @7:00 pm

Rescheduled Regular Board Meeting Wednesday, December 17, 2025 @ 7:00 pm

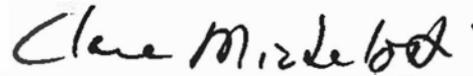
Cancelled Regular Board Meeting Wednesday, December 24, 2025 @ 7:00 pm

**Adjourn:**

**Page Seven – Minutes of the Regular Board Meeting on September 24, 2025**

**MOTION:** Trustee Griffin moved the Board Adjourn this meeting at 7:51 pm.  
Seconded by Trustee Furlong. Roll call vote: AYE: Trustees Furlong, Griffin,  
Glogovsky, Sellami, Sugrue. NAY: None. Absent: Trustee Flaig. Motion carried.

Approved:- 10/22/2025



Clare Michelotti – Village Clerk