

*VILLAGE OF*  
**STEGER**  
**BOARD OF TRUSTEES**  
**REGULAR MEETING AGENDA**  
Also being held VIA Teleconference/Zoom  
**Meeting ID: 814 8937 9585 Passcode: 432870**  
**312-626-6799**  
**3320 Lewis Avenue, Steger IL 60475**

**MONDAY, NOVEMBER 21, 2022 7:00pm**

- A. PLEDGE OF ALLEGIANCE
- B. ROLL CALL
- C. AWARDS, HONORS, AND SPECIAL RECOGNITION:
- D. MINUTES of NOVEMBER 7, 2022 Regular Board Meeting
- E. AUDIENCE PARTICIPATION
- F. REPORTS
  - 1. Administrator
  - 2. Department Heads
    - a. Public Infrastructure/Code Enforcement Director
    - b. Fire Chief
    - c. Police Chief
    - d. Community Center Director
    - e. EMA Chief
  - 3. Attorney
  - 4. Treasurer
  - 5. Clerk's Report

The Village of Steger, in compliance with the Americans With Disabilities Act, requests that persons with disabilities who require certain accommodations to allow them to observe and/or participate in this meeting or have questions about the accessibility of the meeting or facilities, contact the Human Resource Department at (708) 754-3395 to allow the Village to make reasonable accommodations for those persons

Village Hall will be closed November 24 and November 25 for the Thanksgiving Holiday!

6. Trustee/Liaison Report

G. PAYING OF THE BILLS:

H. CORRESPONDENCE

I. UNFINISHED BUSINESS

J. NEW BUSINESS

**MSI AMENDMENT #1**

**ORDINANCE NO. 1284 -**

**AN ORDINANCE APPROVING AND CONSENTING TO AN APPLICATION BY OAK RIDGE DEVELOPMENT, LLC FOR A CLASS 8 DESIGNATION PURSUANT TO THE COOK COUNTY REAL PROPERTY ASSESSMENT CLASSIFICATION ORDINANCE, AS AMENDED, FOR CERTAIN REAL PROPERTY LOCATED WITHIN THE VILLAGE OF STEGER, COUNTIES OF COOK AND WILL, STATE OF ILLINOIS**

New business license for Rong Jia Wu of Wu & Law Yong Fa Inc, DBA China Garden Chinese Restaurant at 18 E 33<sup>rd</sup> PL Plaza 4A

K. ADJOURNMENT

The Village of Steger, in compliance with the Americans With Disabilities Act, requests that persons with disabilities who require certain accommodations to allow them to observe and/or participate in this meeting or have questions about the accessibility of the meeting or facilities, contact the Human Resource Department at (708) 754-3395 to allow the Village to make reasonable accommodations for those persons

MINUTES OF THE REGULAR MEETING  
OF THE BOARD OF TRUSTEES OF THE  
VILLAGE OF STEGER, WILL & COOK  
COUNTIES, ILLINOIS

The Board of Trustees convened in regular session at 7:00 P.M. on this 7<sup>th</sup> day of November, 2022 in the Municipal Building of the Village of Steger and via Teleconference that was made available to all residents. Mayor Peterson led all in attendance in the Pledge of Allegiance to the flag.

The roll was called. The following Trustees were present; Thurmond, Lopez, Stewart, Trotier, Joyce and Perchinski. Mayor Peterson was present.

Also present: Village Administrator Mary Jo Seehausen, Director of Public Infrastructure Dave Toepper, Fire Chief Michael Long, Police Chief Greg Smith, EMA Chief Tom Johnston and Community Center Director Diana Rossi.

**AWARDS, HONORS AND SPECIAL RECOGNITION**

Chairperson Alice Peterson announced the winners of the 2022 Halloween Decorating Contest:

- 3<sup>rd</sup> Place: 345 Durham
- 2<sup>nd</sup> Place: 3646 Halsted Blvd
- 1<sup>st</sup> Place: 3220 Peoria St

**MINUTES**

Trustee Joyce made a motion to approve the minutes of the October 17<sup>th</sup> meeting as all members have copies. Trustee Perchinski seconded the motion. Voice vote; all ayes. Motion carried.

**AUDIENCE PARTICIPATION**

Trustee Thurmond introduced Juan Hernandez of Alicia's House and made a presentation on behalf of the Charity Softball event that took place at the same time as Steger Day of Music in August. Trustee Thurmond gave special thanks to all participants including Tim Glass and Jim Hanus for their donations for the event, the teams: The Police Department, The Fire Department, Spartan Baseball and King Steger. The softball game raised \$708.00 and I am honored to present this to Alicia's House. Juan Hernandez accepted the donation with gratitude and gave an overview of Alicia's House that his family started in 2001 and named for his granddaughter who was killed when she was four years old. Alicia's House feeds over 30,000 individuals annually in this area. They are gearing up for the holidays which is a very busy time for them. Alicia's House helps the Village of Steger every year with holiday food baskets that are distributed to families that need help at the holidays.

Mayor Peterson thanked Mr. Hernandez also, for all that Alicia's House does for the Village. The help from Alicia's House is in conjunction with other donations and the food collection that takes place during the Santa Parade through the whole town that will take place the Saturday after Thanksgiving. Canned goods can be left at the curb on Saturday November 26<sup>th</sup> and will be collected during the Santa Parade. Items can also be dropped off at Village Hall. Alicia's House also partners with the Village on other events such as Shop with a Cop.

Trustee Perchinski reminded everyone about Shop with a Cop that works a little different in Steger. Mr. Hernandez developed the idea where 2<sup>nd</sup> and 3<sup>rd</sup> grade children write letters to Santa Claus on who they want to make Christmas special for, why they want to make it special and what they want to get them.

## **REPORTS**

**Village Administrator Mary Jo Seehausen** We are continuing to work on our budget reports for 2023, almost all departments have turned them in. They have been sent over to finance. I have given all trustees a copy of the tentative tax levy that will be available to be viewed here in the clerk's office. We will be passing our tax levy at the first meeting in December.

**Director of Public Infrastructure Dave Toepper** Hydrant flushing is done for the season, we start back up in the Spring. Just been out cleaning up a lot of storm damage from Saturday and getting ready for the Winter Season.

**Fire Chief Michael Long** We finished up our coloring contest last week. Gave three lucky kids a ride to school in the Fire Engine. Winning drawings are on display in Village Hall. The Fire Department has raffle tickets available for their drawing to be held on November 27<sup>th</sup> at their Pancake Breakfast.

**Police Chief Greg Smith** Just finished up the Pizza War with the Fire Department. The two departments will meet at Bambino's to celebrate the contest of which both were winners. November 15<sup>th</sup> Kim Fox will be hosting an event at Prairie State College. It is community-based conversation with Kim Fox from 6-7 pm.

**EMA Chief Tom Johnston** We had branch clean up from the recent wind storm and some power lines down that we helped with traffic control. Waiting for more particulars on a vehicle that Monee EMA has that they are willing to donate to Steger EMA.

**Community Center Director Diana Rossi** For our Halloween Party we had 260 kids and 50 parents. We had a full house; everyone had a great time and hopefully it will help build use of the facility. There were over 1100 people through the community center over the past two weeks and turnout was very good for early voting.

**Village Attorney** No report.

**Treasurer** Trustee Lopez reported that we have received September 2022 financials and hope to have the current month soon from our audit team.

**MAYORS REPORT** I want to remind everyone that tomorrow is election day. Get out, cast your vote and be heard. For my report I would like to appoint Dave Mendez as President of the Steger Recreation Board.

Trustee Perchinski made a motion to accept the mayor's appointment of Dave Mendez to President of the Steger Recreation Board. Trustee Lopez seconded the motion. Roll was called. The following Trustees voted aye; Thurmond, Lopez, Stewart, Trotier, Joyce and Perchinski. Mayor Peterson voted aye. Motion carried.

Village Clerk Zagone gave Dave Mendez the Oath of Office installing him as President of the Steger Recreation Board.

**VILLAGE CLERK** Clerk Zagone read a thank you note from family of Luanne Thurmond. Additionally, Clerk Zagone read from an invite to a public meeting to be held in Sauk Village in regards to the Sauk Village Multi-Use Path Project that the Village of Steger is interested in connecting to in the future. The date of the meeting is November 15, 2022 from 5-7 pm at the Sauk Village Municipal Center at 21801 Torrence Ave.

### **TRUSTEES REPORTS**

**Trustee Joyce** November 30<sup>th</sup> will be the last day of yard waste collection in the village. We still have one street sweeping left for the year, both of these items will be posted on the Village website. This Wednesday I will be going with Dave Toepper to the Cook County Government Surplus. They are doing property donation of heavy equipment to municipalities within Cook County. We are going to go see if there is anything that could be put to use in Steger. November 27, Caroline Pfeiffer will turn 100 years old. She was a long-time member of the Steger Fire Department Auxiliary and her husband was the Deputy Chief for many years. Cards can be sent to her at Beecher Manor room 25.

**Trustee Trotier** Just working on grants. We have had a couple productive conversations.

**Trustee Lopez** No report.

**Trustee Thurmond** I want to comment on what a great turn out there was for the St. Liborius Trunk or Treat event. There were 36 trunks and over 700 attendees. I just want to say what a great event it was.

**Trustee Stewart** I want to thank Dave Mendez for stepping in to my old role. I appreciate it and want to let you know that I am here to support you. Also, I want to congratulate the Steger Storm Football Program. They hosted the Super Bowl this past weekend and it was a great success. The turnout was great. Congratulations to all the young men and their coaches and staff. Sign-ups for basketball and volleyball are still ongoing. Currently we have 51 in basketball program. I had a meeting with Chicago Heights and they have 15 kids who want to join us in Steger to help make our program bigger and better.

**Trustee Perchinski** Just want to remind everyone to get out and vote tomorrow.

### **BILLS**

Trustee Joyce made a motion to pay all bills as listed when funds become available. Trustee Lopez seconded the motion.

Discussion: Trustee Joyce questioned two identical amount bills from M&J Underground. Administrator Seehausen confirmed that they were two separate main breaks with the same amount.

Roll was called. The following Trustees voted aye; Thurmond, Lopez, Stewart, Trotier, Joyce and Perchinski. Mayor Peterson voted aye. Motion carried.

### **CORRESPONDENCE**

None

### **UNFINISHED BUSINESS**

Emily Moharam introduced herself and described the Vape Shop they want to open in a space previously occupied by another Vape Shop that relocated nearby.

Trustee Perchinski stated that from my perspective, I don't think our constituents want another Vape Shop in town.

Trustee Perchinski made a motion to deny the new business license application for Emily Moharam of Poisoned Apple Smokes LLC at 3412 Chicago Road. Trustee Stewart seconded the motion. Roll was called. The following Trustees voted aye; Thurmond, Stewart, Trotier, Joyce and Perchinski. Mayor Peterson voted aye. Trustee Lopez abstained. Motion carried.

Trustee Perchinski made a motion to deny the new business license application for Truth Hookah & Cigars at 3345 Chicago Road. Trustee Thurmond seconded the motion. Roll was called. The following Trustees voted aye; Thurmond, Lopez, Stewart, Trotier, Joyce and Perchinski. Mayor Peterson voted aye. Motion carried.

**NEW BUSINESS:**

Village Administrator Seehausen explained the Amendment to Standard of Terms between DACRA Tech company and the Village of Steger. This program is currently used by our Police Department for AO and Parking Citations. We also use it for when we start writing our housing violations. Currently we are in contract with them and we pay them a percentage of what is collected. For the past 5 years we have averaged payments to DACRA of \$14,883.00 per year (1240.25 per month) by percentages. The difference is they are going to flat rate instead of percentages. This means no matter how many tickets we collect, the payment is the same. DACRA is switching all their clients from percentage to standardized billing. Trustee Perchinski asked why it jumped so much in 2024? Administrator Seehausen explained that we have been with this company since 1997. We have paid the same rate which has included all program updates. There is basically no increase for 2023 and the first increase is not felt until 2024. Trustee Thurmond stated he is not in favor of the 20% increase. I would rather see if we can go 4.5% for the three years, it still gives them an increase. Administrator Seehausen replied, we do know that the CPI is 9.91% this year.

Trustee Joyce made a motion to approve the Amendment to Standard of Terms between DACRA Tech company and the Village of Steger. Trustee Perchinski seconded the motion.

Discussion:

Trustee Trotier asked if this is to increase it by 20%? Mayor Peterson stated no: This is to change our billing from percentage to flat rate. The flat fee in 2023 would be \$1250.00 per month. In 2024 it would be \$1500.00 and 1567.50 in 2025. There would be no increase for 2023 and then a jump for 2024-25. If we deny it, effectively what will happen is they will come back and put an increase in for next year. The rule of thumb is to push increases off as long as we can. If you don't want the 20% increase in 2024, we can go back to them and increase it in 2023 and then it is a smaller increase in 2024. We could do it over three years, or do what is beneficial to us and not get an increase next year and then take the increase over 2024-25 when CPI has gone up 9.9%. Trustee Trotier confirmed that it would be no increase in 2023 if passed.

Roll was called. The following Trustees voted aye; Joyce and Perchinski. The following Trustees voted no; Thurmond, Lopez and Trotier. Mayor Peterson did not vote (Mayor's vote only counts to break a tie). Trustee Stewart abstained. Motion was denied.

Minutes November 7, 2022 page 6

Being no further business:

Trustee Perchinski made a motion to adjourn the meeting. Trustee Joyce seconded the motion. Voice vote; all ayes. Motion carried.

Meeting adjourned at 7:28 pm.

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Kenneth A. Peterson, Jr., Village President

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Joseph M. Zagone, Jr., Village Clerk



A / P W A R R A N T L I S T

REGISTER # 77

DATE: 11/17/22

Thursday November 17, 2022

PAYABLE TO	INV NO	G/L NUMBER	CHECK DATE	CHECK NO DESCRIPTION	AMOUNT DIST
MUNICIPAL SYSTEMS LLC	MS 2022-10-69	01-00-32901		MAINT-COMPUTER SO	781.25
COMED	34133 11-1-22	01-00-33100		ELECTRICITY	21.85
NICOR GAS	3-0319 611-7-22	01-00-33200		HEAT	203.81
NICOR GAS	5283 8 11-7-22	01-00-33200		HEAT	82.17
HERITAGE F/S, INC.	35011892	01-00-33300		GAS	98.21
CINTAS CORPORATION LOCKBOX	5131273562	01-00-33500		OFFICE SUPPLIES	97.71
READY REFRESH	12K6702706135	01-00-33500		OFFICE SUPPLIES	186.73
ABSOLUTE BEST CLEANING SERVICES, INC.	13876	01-00-33502		CLEANING SERVICE	608.33
COMCAST BUSINESS	158966337	01-00-33700		TELEPHONE	466.73
VERIZON WIRELESS	9919743958	01-00-33700		TELEPHONE	483.65
COMCAST BUSINESS	158966334	01-00-33701		ETHERNET	232.32
QUADIENT FINANCE USA, INC.	NOVEMBER 2022	01-00-33901		RENTAL-EQUIPMENT	500.00
T & T BUSINESS SYSTEMS, INC.	112870	01-00-33901		RENTAL-EQUIPMENT	141.00
DEL GALDO LAW GROUP LLC	29782	01-00-34100		LEGAL SERVICES	9933.75
DEL GALDO LAW GROUP LLC	29783	01-00-34100		LEGAL SERVICES	3640.00
GIANOPOLUS, DENNIS G. P.C.	61833	01-00-34100		LEGAL SERVICES	3602.00
B&F CONSTRUCTION CODE SERVICES, INC	60122	01-00-34102		PRO SERVICE OTHER	225.00
B&F CONSTRUCTION CODE SERVICES, INC	60355	01-00-34102		PRO SERVICE OTHER	225.00
PROSHRED SECURITY	1065500	01-00-34102		PRO SERVICE OTHER	49.50
PROSHRED SECURITY	990126285	01-00-34102		PRO SERV. OTHER	49.50
OTTOSEN DINOLFO & CASTALDO, LTD	150010	01-00-34500		CONSULTING SERVIC	1404.00
EIGHNER'S FLOWERS-GIFTS	LUANNE THUR	01-00-38900		MISC. OTHER	135.95
ILLINOIS MUNICIPAL LEAGUE	2023 MEMBERSHIP	01-00-38901		DUES, SUBSCRIPTIO	1000.00
ACE HARDWARE IN STEGER	153640	01-00-39701		STEGER EVENTS-EXP	12.58
ACE HARDWARE IN STEGER	153671	01-00-39701		STEGER EVENTS-EXP	12.21
ACE HARDWARE IN STEGER	153677	01-00-39701		STEGER EVENTS	100.40
TOTAL FOR FUND 01		DEPT. 00			24293.65

DATE: 11/17/22

Thursday November 17, 2022

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PAYABLE TO	INV NO	G/L NUMBER	CHECK DATE	CHECK NO DESCRIPTION	AMOUNT DIST
MUNICIPAL COLLECTION SERVICES	022900	01-06-34901		C-TICKET EXPENSES	341.75
TOTAL FOR FUND 01		DEPT. 06			341.75
VERIZON WIRELESS	9919743958	01-07-33700		TELEPHONE	85.16
MUNICIPAL SYSTEMS LLC	MS 2022-10-68	01-07-34902		ADMIN BLDG CODE_M	330.00
TOTAL FOR FUND 01		DEPT. 07			415.16
ANDY FRAIN SERVICES INC	328960	01-19-30900		SALARY-CROSSING G	3469.38
TOTAL FOR FUND 01		DEPT. 19			3469.38
A BEEP LLC	111350	01-20-31100		MAINT BUILDING	85.90
A BEEP LLC	111785	01-20-31100		MIANT BUILDING	97.90
A BEEP LLC	112605	01-20-31100		MAINT BUILDING	177.00
MONARCH AUTO SUPPLY INC	6981-574652	01-20-31805		MAINT-VEHICLES	83.96
NICOR GAS	3-0319 611-7-22	01-20-33200		HEAT	203.82
NICOR GAS	5-1000 911-9-22	01-20-33200		NATURAL GAS	226.22
HERITAGE F/S, INC.	35011892	01-20-33300		GAS	303.24
HERITAGE F/S, INC.	35011955	01-20-33300		GAS	303.38
CINTAS CORPORATION LOCKBOX	5131273562	01-20-33500		OFFICE SUPPLIES	97.71
ACE HARDWARE IN STEGER	153523	01-20-33501		SHOP SUPPLIES	6.83
ACE HARDWARE IN STEGER	153588	01-20-33501		SHOP SUPPLIES	9.87
MENARDS - MATTESON	74571	01-20-33501		SHOP SUPPLIES	51.10
VERIZON WIRELESS	9919743958	01-20-33700		TELEPHONE	261.32
COMCAST BUSINESS	158966334	01-20-33701		ETHERNET	232.32
AIRGAS USA LLC	161098	01-20-33702		AMBULANCE SERVICE	97.49
AIRGAS USA LLC	9992256223	01-20-33702		AMBULANCE SUPPLIE	145.50
HENRY SCHEIN	27368571	01-20-33702		ANBULANCE SERVICE	469.01

PAYABLE TO	INV NO	G/L NUMBER	CHECK DATE	CHECK NO DESCRIPTION	AMOUNT DIST
=====					
HENRY SCHEIN					
27368847		01-20-33702		ANBULANCE SERVICE	53.70
CANON FINANCIAL SERVICES, INC					
29534055		01-20-33901		RENTAL EQUIPMENT	238.20
OSBY WATER CONDITIONING					
11/1-11/30		01-20-33901		RENTAL EQUIPMENT	65.26
COUNTY OF WILL					
10/2022-001 BR		01-20-34252		EASTCOM DISPATCH	188.16
COUNTY OF WILL					
10/22-001		01-20-34252		EASTCOM DISPATCH	4580.34
AIR ONE EQUIPMENT, INC.					
186637		01-20-37302		NEW UNIFORMS	98.00
TOTAL FOR FUND 01					8076.23
DEPT. 20					
JAMES HERR & SONS					
119806		01-40-31805		MAINT-VEHICLES	1978.10
JAMES HERR & SONS					
119813		01-40-31805		MAINT-VEHICLES	92.26
NICOR GAS					
5-1000 511/3/22		01-40-33200		HEAT	604.89
HERITAGE F/S, INC.					
35011892		01-40-33300		GAS	1214.47
HERITAGE F/S, INC.					
35011955		01-40-33300		GAS	946.77
RUNCO OFFICE SUPPLIES AND EQUIP CO.					
887272-0		01-40-33500		OFFICE SUPPLIES	84.94
ABSOLUTE BEST CLEANING SERVICES, INC.					
13876		01-40-33502		CLEANING SERVICE	1216.67
COMCAST					
75247 11-3-22		01-40-33700		TELEPHONE	107.82
VERIZON WIRELESS					
9919743958		01-40-33700		TELEPHONE	771.66
COMCAST BUSINESS					
158966334		01-40-33701		ETHERNET	1843.64
COMCAST					
75247 11-3-22		01-40-33701		CABLE/INTERNET	154.87
COMCAST					
95698 11-6-22		01-40-33701		CABLE/INTERNET	62.60
MOTOROLA SOLUTIONS-STARCOM13108 COLLECTI					
6939920221003		01-40-33702		RADIO SERVICE	1318.00
CINTAS CORPORATION LOCKBOX					
5131273550		01-40-33900		ALL OTHR SUPPLIES	138.24
CANON FINANCIAL SERVICES, INC					
29534055		01-40-33901		RENTAL EQUIPMENT	238.20
WORKING WELL					
00393864-00		01-40-34200		MEDICAL	84.00
ASSOCIATES IN BEHAVIORAL SCIENCE					
11-3-2022		01-40-34202		PSYCHOLOGICAL TEST	750.00
COUNTY OF WILL					
10/2022-001 BR		01-40-34252		EASTCOM DISPATCH	188.16
COUNTY OF WILL					
10/22-001		01-40-34252		EASTCOM DISPATCH	20999.16
COUNTY LINE PET HOSPITAL, P.C					
174130		01-40-34600		IMPOUNDING FEES	630.00

A / P W A R R A N T L I S T

REGISTER # 77

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Thursday November 17, 2022

PAYABLE TO	INV NO	G/L NUMBER	CHECK DATE	CHECK NO DESCRIPTION	AMOUNT DIST
ILLINOIS HOMICIDE INVESTIGATORS ASSOC.	2022A085	01-40-38700		POLICE TRAINING	500.00
NORTH EAST MULTI-REGIONAL TRAINING INC	314244	01-40-38700		POLICE TRAINING	255.00
LEXISNEXIS RISK SOLUTIONS	1213944-2022103	01-40-38901		DUES, SUBSCRIPTIO	150.00
ILLINOIS ASSOCIATION OF CHEIFS OF POLICE	11253	01-40-38901		DUES, SUBSCRIPTIO	115.00
PROSHRED SECURITY	1065491	01-40-38917		RECORD DISPOSAL	56.10
TOTAL FOR FUND 01		DEPT. 40			34500.55
TOTAL FOR FUND 01					71096.72
CALUMET CITY PLUMBING	54900	03-30-31100		MAINT-BUILDING	259.50
MERTS HVAC	43719400	03-30-31100		MAINT-BUILDING	997.00
COMED	19001 10-31-22	03-30-33100		ELECTRICITY	38.28
NICOR GAS	4-1000 411-8-22	03-30-33200		HEATING	555.47
ABSOLUTE BEST CLEANING SERVICES, INC.	13876	03-30-33502		CLEANING SERVICE	1825.00
MARIE RZAB	YOGA	03-30-33504.01		INSTRUCTOR-AEROBI	240.00
COMCAST BUSINESS	158966334	03-30-33701		ETHERNET	365.63
KONICA MINOLTA BUSINESS SOLUTIONS	9008967404	03-30-33703		MAINTENANCE CONTR	44.30
SMITHEREEN COMPANY	2893411	03-30-33703		MAINT. CONTRACTS	68.00
JOHNSON CONTROLS SECURITY SOLUTIONS	38095430	03-30-33704		SECURITY SYSTEM	285.66
TOTAL FOR FUND 03		DEPT. 30			4678.84
PET WASTE CO.	515065	03-31-31300		MAINT-PARKS/PLAYG	141.56
COMED	29006 11-1-22	03-31-33100		ELECTRICITY	1278.86
COMED	66000 11-1-22	03-31-33100		ELECTRICITY	193.01
COMED	82008 11-1-22	03-31-33100		ELECTRICITY	490.01
NICOR GAS	5-1000 1 11-3-2	03-31-33200		HEATING	138.97
NICOR GAS	5-1000 411-8-22	03-31-33200		HEATING	204.41
TOTAL FOR FUND 03		DEPT. 31			2446.82

PAYABLE TO	INV NO	G/L NUMBER	CHECK DATE	CHECK NO DESCRIPTION	AMOUNT DIST
TOTAL FOR FUND 03					7125.66
MERTS HVAC	43593105	06-00-31100		MAINT-BUILDING	521.00
BRITES TRANSPORTATION LTD	80651	06-00-31204		MAINT-PATCHING	1950.73
CLARKES GARDEN CENTER	0323	06-00-31204		TOP SOIL	300.00
CORE & MAIN	R712989	06-00-31504		MAINT-MAINS	2335.16
CORE & MAIN	R746048	06-00-31504		MAINT-MAINS	6356.07
CORE & MAIN	R747033	06-00-31504		MAINT-MAINS	218.52
GASVODA & ASSOCIATES INC.	INV22MSR0888CHF	06-00-31508		MAINT-CHOLORINATO	753.07
COMPLETE DIESEL CARE INC	8470	06-00-31805		MAINT-VEHICLES	3356.50
MONARCH AUTO SUPPLY INC	6981-572315	06-00-31805		MAINT-VEHICLES	527.61
MONARCH AUTO SUPPLY INC	6981-574328	06-00-31805		MAINT-VEHICLES	27.49
MONARCH AUTO SUPPLY INC	6981-575020	06-00-31805		MAINT-VEHICLES	666.64
MONARCH AUTO SUPPLY INC	6981-575117	06-00-31805		MAINT-VEHICLES	139.57
MONARCH AUTO SUPPLY INC	6981-575119	06-00-31805		MAINT-VEHICLES	15.29
MONARCH AUTO SUPPLY INC	6981-575128	06-00-31805		MAINT-VEHICLES	218.55
MONARCH AUTO SUPPLY INC	6981-575165	06-00-31805		MAINT-VEHICLES	53.98
MONARCH AUTO SUPPLY INC	6981-575628	06-00-31805		MAINT-VEHICLES	13.16
MONARCH AUTO SUPPLY INC	6981-576053	06-00-31805		MAINT-VEHICLES	258.25
MONARCH AUTO SUPPLY INC	6981-576341	06-00-31805		MAINT-VEHICLES	24.99
MONARCH AUTO SUPPLY INC	6981-576433	06-00-31805		MAINT-VEHICLES	46.46
MONARCH AUTO SUPPLY INC	6981-576473	06-00-31805		MAINT-VEHICLES	185.96
R&R MAINTENANCE FIRE & FLEET	13576	06-00-31805		MAINT-VEHICLES	1350.00
STONY TIRE INCORPORATED	1-180414	06-00-31805		MAINT-VEHICLES	614.05
TRL TIRE SERVICE CORP	274167	06-00-31805		MAINT-VEHICLES	207.10
TRL TIRE SERVICE CORP	31291	06-00-31805		MAINT-VEHICLES	56.98
GEMINI II SEWER RODDING IRRIGATION, LLC	11-01-2022	06-00-32900		MAINT-OTHER	475.00
COMED	52003 11-9-22	06-00-33100		ELECTRIC	23.63
COMED	76056 11-9-22	06-00-33100		ELECTRIC	953.21

PAYABLE TO	INV NO	G/L NUMBER	CHECK DATE	CHECK NO DESCRIPTION	AMOUNT DIST
COMED	80004	11-1-22	06-00-33100	ELECTRIC	31.67
COMED	67036	11-9-22	06-00-33101	ELCTRIC-WATER PUM	1090.51
NICOR GAS	1000 3	11-7-22	06-00-33200	HEATING	899.62
NICOR GAS	5-1000	111-8-22	06-00-33200	HEATING	93.79
NICOR GAS	5-1000	211/3/22	06-00-33200	HEATING	82.32
HERITAGE F/S, INC. 35011892			06-00-33300	GAS	706.91
HERITAGE F/S, INC. 35011955			06-00-33300	GAS	110.58
CINTAS CORPORATION LOCKBOX 5131273558			06-00-33501	SHOP SUPPLIES	69.18
MONARCH AUTO SUPPLY INC 6981-574823			06-00-33501	SHOP SUPPLIES	8.30
QUADIENT, INC 16832634			06-00-33600	POSTAGE	1195.21
VERIZON WIRELESS 9919743958			06-00-33700	TELEPHONE	303.72
COMCAST BUSINESS 158966334			06-00-33701	ETHERNET	365.63
REPUBLIC SERVICES #721 0721-007328601			06-00-33710	GARBAGE CONTRACT	67665.45
UNIFIRST CORPORATION 062 0531491			06-00-33800	UNIFORM SERVICE	.01
UNIFIRST CORPORATION 062 0532598			06-00-33800	UNIFORM SERVICE	81.66
WATER SOLUTIONS UNLIMITED 108157			06-00-33907	CHEMICALS	4145.00
TOTAL FOR FUND 06		DEPT. 00			98498.53
TOTAL FOR FUND 06					98498.53
MERTS HVAC 43593105			07-00-31100	MAINT-BUILDING	521.00
CENTRAL PARTS WAREHOUSE 687096A			07-00-31700	MAINT-MOTORIZED E	2082.16
COMPLETE DIESEL CARE INC 8470			07-00-31805	MAINT-VEHICLES	3356.50
MONARCH AUTO SUPPLY INC 6981-572315			07-00-31805	MAINT-VEHICLES	527.60
MONARCH AUTO SUPPLY INC 6981-575117			07-00-31805	MAINT-VEHICLES	139.58
MONARCH AUTO SUPPLY INC 6981-575119			07-00-31805	MAINT-VEHICLES	15.29
MONARCH AUTO SUPPLY INC 6981-575128			07-00-31805	MAINT-VEHICLES	218.55
MONARCH AUTO SUPPLY INC 6981-575165			07-00-31805	MAINT-VEHICLES	53.99
MONARCH AUTO SUPPLY INC 6981-576053			07-00-31805	MAINT-VEHICLES	258.25

SYS DATE:11/17/22

VILLAGE OF STEGER

SYS TIME:11:21  
[NW2]

A / P W A R R A N T L I S T

REGISTER # 77

DATE: 11/17/22

Thursday November 17, 2022

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PAYABLE TO	INV NO	G/L NUMBER	CHECK DATE	CHECK NO DESCRIPTION	AMOUNT DIST
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MONARCH AUTO SUPPLY INC 6981-576341		07-00-31805		MAINT-VEHICLES	25.00
MONARCH AUTO SUPPLY INC 6981-576433		07-00-31805		MAINT-VEHICLES	46.46
MONARCH AUTO SUPPLY INC 6981-576473		07-00-31805		MAINT-VEHICLES	185.96
R&R MAINTENANCE FIRE & FLEET 13570		07-00-31805		MAINT-VEHICLES	2020.00
R&R MAINTENANCE FIRE & FLEET 13571		07-00-31805		MAINT-VEHICLES	1325.00
STONY TIRE INCORPORATED 1-180414		07-00-31805		MAINT-VEHICLES	614.06
TRL TIRE SERVICE CORP 274184		07-00-31805		MANT-VEHICLES	70.00
HERITAGE F/S, INC. 35011892		07-00-33300		GAS	706.90
HERITAGE F/S, INC. 35011955		07-00-33300		GAS	110.58
TRL TIRE SERVICE CORP 274184		07-00-33500		OFFICE SUPPLIES	5.00
ACE HARDWARE IN STEGER 153610		07-00-33501		SHOP SUPPLIES	36.89
ACE HARDWARE IN STEGER 153677		07-00-33501		SHOP SUPPLIES	30.39
CINTAS CORPORATION LOCKBOX 5131273558		07-00-33501		SHOP SUPPLIES	69.18
CRETE LUMBER & SUPPLY CO B164737		07-00-33501		SHOP SUPPLIES	114.12
UNIFIRST CORPORATION 062 0532598		07-00-33800		UNIFORM SERVICE	81.66

TOTAL FOR FUND 07		DEPT. 00			12614.12
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TOTAL FOR FUND 07				12614.12	
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COMED	22049 10-31-22	08-00-33102		ELECTRICITY-TRAFI	83.88
COMED	24002 11-1-22	08-00-33102		ELECTRICITY-TRAFF	118.40
COMED	73007 10-31-22	08-00-33102		ELECTRICITY-TRAFF	114.98
COMED	80004 10-31-22	08-00-33102		ELECTRICITY-TRAFF	39.14
COMED	81001 10-31-22	08-00-33102		ELECTRICITY-TRAFF	23.22
COMED	84103 11-10-22	08-00-33102		ELECTRICITY-TRAFF	217.11

TOTAL FOR FUND 08		DEPT. 00			596.73
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TOTAL FOR FUND 08				596.73	
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DATE: 11/17/22

REGISTER # 77  
Thursday November 17, 2022

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PAYABLE TO	INV NO	G/L NUMBER	CHECK DATE	CHECK NO DESCRIPTION	AMOUNT DIST
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WILL COUNTY HEALTH DEPARTMENT					
IN0182578		13-52-33930		CONCESSION STAND	127.50
PRO-AM TEAM SPORTS					
5955		13-52-37305		NEW UNIFORMS	399.84
PRO-AM TEAM SPORTS					
661		13-52-38101		MISC EXPENSES	245.00
TOTAL FOR FUND 13		DEPT. 52			772.34

TOTAL FOR FUND 13 772.34

NICOR GAS					
1000 2 11-7-22		16-00-33200		HEATING FUEL	206.29
HERITAGE F/S, INC.					
35011955		16-00-33300		GAS	87.81
VERIZON WIRELESS					
9919743958		16-00-33700		TELEPHONE	115.15
COMCAST BUSINESS					
158966334		16-00-33701		ETHERNET	308.63
TOTAL FOR FUND 16		DEPT. 00			717.88

TOTAL FOR FUND 16 717.88

** TOTAL CHECKS TO BE ISSUED					191421.98
01	CORPORATE				71096.72
03	PLAYGROUND/RECREATION				7125.66
06	WATER/SEWER FUND				98498.53
07	ROAD & BRIDGE				12614.12
08	MOTOR FUEL TAX				596.73
13	BOOSTER CLUB				772.34
16	H.S.E.M.				717.88
TOTAL FOR REGULAR CHECKS:					191,421.98



DATE: 11/17/22

Thursday November 17, 2022

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A/P MANUAL CHECK POSTING LIST  
 POSTINGS FROM ALL CHECK REGISTRATION RUNS(NR) SINCE LAST CHECK VOUCHER RUN(NCR)

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PAYABLE TO	REG NO	CHECK DATE	CHECK NO	AMOUNT
INV NO	G/L NUMBER	DESCRIPTION		DIST

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M&M HOME REMODELING SERVICE	913	11/16/22	15338	
271863	25-00-33800	BUILDING IMPROVEM		20760.00

TOTAL FOR FUND 25	DEPT. 00			20760.00
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TOTAL FOR FUND 25			20760.00	
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** TOTAL MANUAL CHECKS LISTED			20760.00	
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** TOTAL OF ALL LISTED CHECKS			212181.98	
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**Amendment #1**  
**to**  
**Standard Terms and Conditions-**  
**Administrative Building Code and Municipal Ordinance Violation Enforcement**  
**Village of Steger**

This Amendment #1 (the "**Amendment #1**") is dated November 11, 2022, by and among Village of Steger ("**Village of Steger**"), and Municipal Systems LLC, a DACRA Tech company ("**Municipal Systems**") shall be effective on January 1, 2023 (the "**Amendment #1 Effective Date**").

Whereas Village of Steger is a party to the Standard Terms and Conditions agreement dated July 17, 2002, covering the Administrative Building Code System and the Municipal Ordinance Violation Enforcement System, as amended by the Amendment to Agreement dated July 7, 2014 (the "**ABC MOVE Agreement**");

Whereas Village of Steger is a party to the Standard Terms and Conditions - Administrative Parking and Compliance Hearing System agreement dated February 3, 1997, as amended by the Addendum to Standard Terms and Conditions (Administrative Parking and Compliance Hearing System) dated March 31, 2008 ( the "**MOS Agreement**");

Whereas Village of Steger is a party to the Software License and Support Agreement covering the Implementtion of TAG (Municipal Stickers, Parking Permits, and Animal Tags) dated November 1, 2010 (the "**TAG Agreement**");

Whereas the ABC MOVE Agreement, MOS Agreement and the TAG Agreement were assigned to Municipal Systems LLC, as notified by the Notice of Assignment dated January 25, 2021. The ABC MOVE Agreement, MOS Agreement and the TAG Agreement, as assigned, shall hereinafter be referred to as the "**Original Agreements**;"

Whereas the parties have agreed to amend and extend certain terms and conditions of the Original Agreements as follows:

1. Incorporation of Recitals: The foregoing recitals are herein incorporated herein in this paragraph as if set forth herein in their entirety.
2. The term, as outlined in each of the respective Original Agreements shall be modified as follows:

The Initial Term of this Agreement shall terminate on December 31, 2022 (the "**Initial Term**"). After the Initial Term, the Agreement shall be extended to December 31, 2025 (the "**Extended Term**"). After the Extended Term, this Agreement shall automatically renew in successive

periods of one (1) year each, beginning on January 1 of each year, unless either party serves written notice to the other a minimum of 90 days prior to the end of the relevant term then in effect. During each renewal period, all terms and conditions in this Agreement shall continue unchanged except that the Monthly Amount (the “**Monthly Service Fee**”) shall increase 4.5% for each renewal period. (The Initial Term, Extended Term and any successive renewal terms shall collectively be referred to as the “**Term**”).

3. The license fees as outlined in each of the respective Original Agreements shall be modified to provide for the following:

Village of Steger shall pay a fee to Municipal Systems for all service contained in the Original Agreements as follows (the “**Monthly Service Fee**”):

<b>Period</b>	<b>Amount</b>
January 1, 2023 to December 31, 2023	\$1,375.00 per month
January 1, 2024 to December 31, 2024	\$1,500.00 per month
January 1, 2025 to December 31, 2025	\$1,567.50 per month

4. Notices – all notices required under the Original Agreements shall be modified as follows:

If to Municipal Systems LLC:  
 707 Osterman Ave.  
 Unit 1693  
 Deerfield, IL 60015

If to the Village of Steger:  
 Village of Steger  
 3320 Lewis Avenue  
 Steger, IL 60475

Attn: General Counsel

Attn: \_\_\_\_\_

Email: [Bobby.Schur@dacratech.com](mailto:Bobby.Schur@dacratech.com)

Email: \_\_\_\_\_

5. Except as set forth in this Amendment #1, the Original Agreements remain unaffected and shall continue in full force and effect in accordance with its terms. If there is conflict between this Amendment #1 and the Original Agreements, the terms of this Amendment #1 shall prevail.
6. Other Agreements:
  - a. Notwithstanding anything herein to the contrary, the Collection Services Agreement dated January 15, 2015 between Village of Steger and Municipal Collections Services Inc, as amended by that certain Amendment to Collection Services Agreement dated February 22, 2018, as assigned to Municipal Collections Services LLC, per the Notice of Assignment letter dated June 2, 2021 (the “**Collections Agreement**”) shall remain in full-force and shall

not be modified by this Agreement.


7. This Amendment #1 may be executed in two or more counterparts, each of which shall be deemed to be an original, and each of which together shall constitute a single instrument. This Amendment #1 may be executed, signed, and transmitted by a party using electronic means, including but not limited to PDF, and may be transmitted electronically and shall be deemed for all purposes as containing the original signature of the transmitting party and legally binding upon such transmitting party.

IN WITNESS WHEREOF, the parties have executed this Amendment #1 as of the date first above written.

**Village of Steger**

**Municipal Systems LLC**

By: \_\_\_\_\_

By:  \_\_\_\_\_

Printed Name: \_\_\_\_\_

Printed Name: Robert L. Schur

Title: \_\_\_\_\_

Title: Chief Executive Officer

Date: \_\_\_\_\_

Date: November 11, 2022



WHEREAS, the Classification Ordinance allows for an assessment classification known as a Class 8 (the “Class 8 Designation”) for real estate that is used primarily for industrial and commercial purposes, is considered abandoned or is substantially rehabilitated and that is located within certain designated areas; and

WHEREAS, a Class 8 Designation is also conditioned upon certain findings and approvals of the municipality governing said real estate; and

WHEREAS, a Class 8 Designation results in a substantial reduction of the real estate taxes levied against such commercial or industrial property by reducing the assessment level for the real estate; and

WHEREAS, there exists certain real estate located in the Village commonly known as 3045 Holeman Avenue, Steger, Illinois, with the following property index numbers: 32-33-400-021-0000, 32-33-400-022-0000, and 32-33-400-023-0000 (the “Subject Property”); and

WHEREAS, Oak Ridge Development, LLC (the “Applicant”) is the contract purchaser and future occupant of the Subject Property; and

WHEREAS, the Applicant seeks a Class 8 Designation for the Subject Property; and

WHEREAS, the Subject Property is located in Bloom Township, is currently vacant and is eligible for Class 8 Designation; and

WHEREAS, the Applicant has proven to the Village that the real estate tax incentive that would be provided by a Class 8 Designation is necessary to successfully redevelop the Subject Property; and

WHEREAS, the Applicant has submitted an Economic Disclosure Statement to the Village; and

WHEREAS, the Corporate Authorities have hereby determined that a Class 8 Designation is necessary for the redevelopment of the Subject Property to occur, and the commercial use of the Subject Property is, or will be, necessary and beneficial to the Village's economy; and

WHEREAS, the Corporate Authorities have further determined that "special circumstances" exist to justify waiving the twelve (12) month vacancy requirement, as "but for" a Class 8 Designation, the purchase, rehabilitation, and re-occupancy of the Subject Property is not economically viable; and

WHEREAS, the Corporate Authorities have determined that approving a Class 8 Designation for the Subject Property is in the best interests of the Village because it will, among other things, further the growth of the Village, increase the real estate tax base of the Village, provide employment opportunities within the Village, increase the economic activity within the Village and eliminate blight within the Village; and

WHEREAS, based on the foregoing, the Corporate Authorities hereby approve, support and consent to an application for a Class 8 Designation for the Subject Property being submitted to and approved by the Cook County Assessor;

NOW, THEREFORE, BE IT ORDAINED by the Mayor and Board of Trustees of the Village of Steger, Counties of Cook and Will and State of Illinois as follows:

SECTION 1: The Corporate Authorities hereby find that all of the statements set forth in the preamble to this Ordinance are full, true and correct and do hereby, by reference, incorporate and make them part of this Ordinance.

SECTION 2: The Corporate Authorities recognize that the incentive benefits provided by the Class 8 Designation are necessary to carry out the redevelopment of the Subject Property. The Corporate Authorities hereby support, approve and consent to a Class 8 Designation for the Subject Property. The Mayor is hereby authorized and directed to execute, and the Village Clerk is hereby authorized and directed to attest to, countersign and affix the Seal of the Village to any and all such documentation as may be necessary to carry out and effectuate the purpose of this Ordinance. The officers, employees and/or agents of the Village, shall take all action necessary or reasonably required to carry out, give effect to and effectuate the intent of this Ordinance.

SECTION 3: The headings of the sections, paragraphs and subparagraphs of this Ordinance are inserted solely for the convenience of reference and form no substantive part of this Ordinance, nor should they be used in any interpretation or construction of any substantive provision of this Ordinance. The provisions of this Ordinance are hereby declared to be severable. If any part of this Ordinance is held to be invalid or determined to conflict with any law, statute, or regulation by a court of competent jurisdiction, that portion shall be stricken from this Ordinance and the remaining portions of this Ordinance shall continue in full force and effect to the fullest extent possible.

SECTION 4: All prior actions of the Village's officials, employees and agents with respect to the subject matter of this Ordinance are hereby expressly ratified.

SECTION 5: All ordinances, resolutions, rules and orders, or parts thereof, in conflict herewith are, to the extent of such conflict, hereby superseded.



SECTION 6: This Ordinance shall be immediately in full force and effect after passage, approval and publication. A full, true and complete copy of this Ordinance shall be published in pamphlet form as provided by the Illinois Municipal Code, as amended.

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PASSED this 21<sup>st</sup> day of November 2022.

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Joseph M. Zagone, Jr., Village Clerk

APPROVED this 21<sup>st</sup> day of November 2022.

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Kenneth A. Peterson, Jr., Village President

Roll call vote:  
Voting in favor:  
Voting against:  
Not voting: