

*MINUTES OF MAYOR NELSON AND BOARD OF TRUSTEES FOR THE REGULAR MEETING OF
THE VILLAGE OF FLOSSMOOR, ILLINOIS HELD ON SEPTEMBER 16, 2024*

VILLAGE HALL

SEPTEMBER 16, 2024

7:30 PM

Mayor Nelson called the meeting to order at 7:31 p.m.

Village Clerk LoGalbo took roll.

PRESENT: Mayor Nelson, Trustees Bradley-Scott, Daggett, Driscoll, Lofton, Mitros, Mustafa

ALSO PRESENT: Village Manager Bridget Wachtel; Assistant Village Manager Jonathan Bogue; Fire Chief Bob Kopec; Director of Police Services Carl Estelle; Assistant Director of Public Works Dan Milovanovic; Director of Building & Zoning Scott Bugner; Finance Director Ann Novoa; Community Engagement Manager Stephanie Wright; Assistant to the Village Manager/Communications Manager Nicole Castagna; Village Attorney Kathi Orr; 25 community members, media, and others.

Mayor Nelson reminded everyone that the Village Board meeting was being streamed via Zoom for the convenience of those unable to attend the meeting in person. Public commenters who signed up to speak would be called from the sheet they signed in on. Mayor Nelson explained that when commentators are called for public comment they should approach the podium, state their name and address, address the Village Board with decorum, and address the comments to the public body as a whole and not a certain member of staff. Mayor Nelson asked that speakers limit their comments to five minutes per person for a maximum of thirty minutes of public comment time in order to hear from as many members of the public as possible.

Recognitions and Appointments:

Mayor Nelson referred to Agenda Item #1 – Consideration of a Reappointment to the Vice Chair of the Green Commission. Mayor Nelson called for a motion to Approve the Reappointment of Eric Turnquest as Vice Chair of the Green Commission for a three-year term. Trustee Driscoll so moved, seconded by Trustee Bradley-Scott.

Mayor Nelson explained that Eric Turnquest has served two terms on the Green Commission and is the current co-chair of the Green Commission. He has a Master of Science in public health specializing in environmental and occupational health sciences, he is passionate about serving and volunteering, and one of his goals is to improve the sustainability of the services in Village Hall. Mayor Nelson noted that Turnquest has been a huge asset on the Green Commission.

Trustee Lofton stated that he had the opportunity to read Turnquest's resume and noted his desire to do things that enhance the environment.

Trustee Mustafa stated that she highly recommended Turnquest's reappointment, thanked him for deciding to stay with the Green Commission, and noted that she had the pleasure and the honor of working on volunteer projects with him and valued his contributions and input very much. She explained that having been a commissioner, to volunteer and to ask to volunteer again means a lot to the Village so she thanked all those who do such work.

Trustee Bradley-Scott stated that Turnquest serves very enthusiastically, that it is a pleasure to have him renew his services and she was glad to have him back.

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7:30 PM

Trustee Daggett stated that he agreed with everything everyone said and that Turnquest is awesome. Turnquest is at all of the events and puts in a lot of hard work, so Trustee Daggett is glad to have him back.

Trustee Driscoll echoed everyone's comments, thanked him again for his service, and noted that the Board looks forward to working with him.

Mayor Nelson called for a vote on the motion as presented. Motion passed by a roll call vote.

AYES: Trustees Bradley-Scott, Daggett, Driscoll, Lofton, Mitros, and Mustafa.

ABSENT: None

ABSTAIN: None

NAYS: None

Mayor Nelson referred to Agenda Item #2 – Consideration of a Reappointment to the Plan Commission. Mayor Nelson called for a motion to Approve the Reappointment of Harrison Maddox to the Plan Commission for a three-year term. Trustee Mustafa so moved, seconded by Trustee Bradley-Scott. Mayor Nelson explained that this would be Maddox's first reappointment, that he has worked in a variety of municipal and state government roles, served as a resident on a steering group for downtown improvements and street safety and has been an asset to the Plan Commission. Mayor Nelson recommended that he continue on the Commission, and he enthusiastically would like to do so.

Trustee Mustafa thanked Maddox for being willing to serve and noted that his resume is quite an appropriate fit for the Plan Commission.

Trustee Bradley-Scott agreed and noted that Maddox's resume is very thorough, that he has village work in other communities and has worked in other capacities, which supports his knowledge base. She thanked him for renewing his services.

Trustee Daggett stated that a lot of the Village commissions are unsung heroes as they really drive a lot of things that the Village Board does not have time to do, needs more information on, or the Board is just not able to do. The Commissions handle matters behind the scenes a lot and make their recommendations to the Board. He noted that he was ecstatic to have anyone who is qualified and willing to serve in these capacities.

Trustee Driscoll stated that everyone knows that the Plan Commission does a great job, and the Board wants them to continue to do that.

Trustee Lofton stated that Maddox sounds like a valuable asset to the Plan Commission and he would like to see Maddox stay there.

Mayor Nelson called for a vote on the motion as presented. Motion passed by a roll call vote.

AYES: Trustees Bradley-Scott, Daggett, Driscoll, Lofton, Mitros, and Mustafa.

MINUTES OF MAYOR NELSON AND BOARD OF TRUSTEES FOR THE REGULAR MEETING OF
THE VILLAGE OF FLOSSMOOR, ILLINOIS HELD ON SEPTEMBER 16, 2024

VILLAGE HALL

SEPTEMBER 16, 2024

7:30 PM

ABSENT: None
ABSTAIN: None
NAYS: None

Citizens Present Wishing to Address the Board:

Citizens Present Wishing to Address the Board on an Agenda Item & Non-Agenda Item
(It should be noted that in reporting these comments, the Village has not researched the accuracy of any
comments.):

Flossmoor resident Warren Engelberg's comments, in summary, were regarding government spending, the capitalist system, the production of goods and services, capitalist corporations, and the inequality of wealth.

Flossmoor resident Andrea Perry's comments, in summary, were regarding her being a thirty-seven-year resident, her investigation into the firing of former Police Chief Jerel Jones, and her love of living in Flossmoor. Perry explained that she was driven to protect, nurture, and build Flossmoor given what she witnessed take place at the Village Board meeting on March 4, 2024, and investigating thereafter into how such an atrocity as well as others have arisen, are why she is at every Board meeting making public comments. Perry asserted that the way in which the Village's leadership and management is leading and managing is not in alignment with loving and living in Flossmoor together, and that their actions propelled her out of her complacency bubble and blasted her into engagement mode. Perry discussed her disappointment in the current leadership and management of the Village, and described an example, which was the way the Mayor handled Perry's public comment at the last Board meeting, telling Perry that she assured her no violations were made. Perry asserted that she did not expect adversarial responses from the Mayor, which was what her comment was to Perry, and that after spending hours of preparation for her public comment, the Mayor's statement was made to nullify all of what Perry had done and said which she did not appreciate. Perry described the importance of the mayoral role, her expectations of same, how effective leaders and managers should conduct themselves and noted that she expected and demanded those characteristics from the leadership and management in Flossmoor which is not currently present.

Flossmoor resident Kiana Jones' comments, in summary, were regarding her being a four-year resident and her concerns about the lack of transparency, divisive nature, and dishonest communication regarding various recent issues in the community. Jones stated that many residents, including herself, feel that there has been a lack of clear and honest information on many matters and that effective, open, and honest communication for all is crucial for maintaining trust and ensuring that community members are well-informed. Jones noted issues she thought were handled poorly, lacking in inclusivity, honesty, and transparency, including the termination of former Police Chief Jerel Jones. Kiana Jones explained that on March 18, 2024, Mayor Nelson stated, "I am confident that when we are able to share all of the facts with you, the community will be supportive of our actions." Jones asserted that to date, the community remains in the dark regarding Chief Jones' unfair and untimely termination. Jones noted the premature departure of IJP Principal Felicia Clotworthy and asserted that Mayor Nelson turned a blind eye and a deaf ear to

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7:30 PM

the many issues and acts of racism that occurred during Clotworthy's tenure at IJP, yet Principal Charlotte Kelly was welcomed with open arms, which was prominently featured in pictures both on IJP's page, as well as Mayor Nelson's Facebook page. Jones described how there was inconsistent information on the Heather Hill Detention Basin, and that the Flossmoor Newsletter Fall 2024 edition dated August 6, 2024 reads, "In August, the permanent safety fence was installed and the contractor moved on to the last step in this phase, final restoration and project completion," when the Heather Hill School Newsletter dated September 10, 2024, stated that the installation of the permanent fence around the detention basin began Monday and is currently in progress." Jones explained that as of the date of the Board meeting, the Heather Hill detention basin was far from completion. She questioned where the honesty was in that and why the continuous lies which continue to cause divisiveness in the community, noting that the inconsistency goes hand in hand with what the Village has seen over the last several months including a lack of honesty and a lack of transparency which contributes to community frustration. Jones stated that she and others in the community are requesting detailed and accurate updates on these issues including any actions being taken on future plans as she continues to seek transparency and improve communication. She requested that the Village consider the community as a whole and implement more transparent practices to keep the community informed and engaged rather than unenlightened, unaware, uninformed, and divided.

Mayor Nelson inquired whether Jones had a student at Heather Hill Elementary School and noted that the principal has been sending out updates on the Heather Hill detention basin project so Jones could get information from there as well.

Flossmoor resident Valencia Dantzler/Mother Diva's comments, in summary, were regarding her being a twenty-five-year resident and her idea for September 28th which was an opportunity for Mayor Nelson and the Village of Flossmoor to make history. Dantzler described how in 2016 she was diagnosed with a severe sinus disease which caused her dizziness and vertigo and was ultimately diagnosed with a mild case of Chiari malformation which is a condition that affects about one in 1,000 people and occurs when the cerebellum bulges into the spinal canal through the opening of the base of the skull. Dantzler described characteristics of the Chiari malformation condition and some of her other health issues. She noted that she has been a Chiari warrior since 2017 and recently discovered that there is a Chiari Walk every year to spread awareness, which would be on September 21st and September 28th. Dantzler noticed that there was not a registered walk in Illinois or Indiana, thought it would be possible to incorporate the Chiari Walk on the date of the Village's festival on September 28th, and asked that the Village consider having the Chiari Walk.

Mayor Nelson responded that she would look into the Chiari Walk, noted that there was likely not enough time to organize a walk by the requested dates, and that she was glad Dantzler was feeling better.

Mayor Nelson referred to the Consent Agenda (which encompassed Agenda Items 3-8):

- 3. Approval of the Minutes of the Regular Meeting Held on September 3, 2024*
- 4. Presentation of Bills for Approval and Payment as Approved by the Finance Committee (September 16, 2024)*
- 5. Consideration of an Ordinance of the Village of Flossmoor, Cook County, Illinois, Granting a Variation*

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VILLAGE HALL

SEPTEMBER 16, 2024

7:30 PM

from the Requirements of Section 285-21-1 F. (1)(a)[2] of the Flossmoor Zoning Ordinance (1308) Dixie Highway)

6. *Consideration of a Capital Equipment Replacement Purchase of One Pick-up Truck (3/4 Ton)*
7. *Consideration of a Capital Equipment Replacement Purchase of One Utility Vehicle*
8. *Consideration to Purchase Mobile Data Terminals and Mobile Routers for Use by the Flossmoor Fire Department*

Mayor Nelson called for a motion to approve the Consent Agenda as presented. Trustee Mitros so moved, seconded by Trustee Daggett.

Mayor Nelson called for a vote on the motion as presented. Motion passed by a roll call vote.

AYES: Trustees Bradley-Scott, Daggett, Driscoll, Lofton, Mitros, and Mustafa.

ABSENT: None

ABSTAIN: None

NAYS: None

Reports of Committees, Commissions and Boards:

Mayor Nelson that there was no formal report but noted that on September 21st Flossmoor's Recyclepalooza would take place from 9 a.m. – noon where volunteers would be taking residents' recycled goods at Parker Junior High School. Mayor Nelson stated that the Village was really appreciative of all the volunteers who come out, including the students from Homewood-Flossmoor High School and Parker Junior High School.

Trustee Daggett inquired whether there was a fee for dropping off televisions to be recycled.

Village Manager Bridget Wachtel responded that for the first time this year there would be no fee for televisions being recycled.

Action Items:

Mayor Nelson referred to Agenda Item #9 – Consideration to Reject Bids for the FY25 Sidewalk Replacement Program. Mayor Nelson called for a motion to Approve the Rejection of the Bids for the FY25 Sidewalk Replacement Program. Trustee Daggett so moved, seconded by Trustee Mitros.

Mayor Nelson introduced Assistant Director of Public Works Dan Milovanovic who explained that included in this year's budget is \$100,000.00 for the sidewalk replacement program, and that the project is picking up where the last project left off replacing sidewalk on Flossmoor Road between Village Hall and Brassie Avenue, as well as a few miscellaneous locations which were on the Village's in-house sidewalk repair list. Milovanovic explained that eight sets of bid documents were sent out, an ad was placed in the newspaper, bids were posted on publicnoticellinois.com, and that on September 9th the bids were opened and were higher than both the Village's estimate and the approved budget. The average unit price for sidewalk removal and replacement was \$19.83, when the Village's estimate was \$13.50 per square foot and was based on the concrete prices that the Village had received for this year's MFT resurfacing project which

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THE VILLAGE OF FLOSSMOOR, ILLINOIS HELD ON SEPTEMBER 16, 2024

VILLAGE HALL

SEPTEMBER 16, 2024

7:30 PM

was awarded in June. Milovanovic explained that with that in mind, staff recommends that the Village should reject the bids for the project and go back out to bid with a new completion date in the Spring and reduce the quantities to prevent the Village from potentially going over budget if the Village receives higher prices again. If the Village receives favorable unit prices the Village can easily increase the quantities and get more work done. Milovanovic explained that pushing the completion date back to Spring could potentially attract contractors whose schedules for the remainder of this year might be tight.

Mayor Nelson inquired about how many companies picked up bid packages, whether the two that responded had any feedback on why their quantity pricing was so high, whether Public Works was doing any grinding or patching along the planned routes since the work is not getting done now, and that she was specifically thinking of the squares in front of the building where Valentino's is located.

Milovanovic responded that there were eight companies that picked up the bid packages and that the Village did not receive any feedback from the bidders, however they did receive feedback from a contractor who did not bid who stated that with a Spring completion date that their prices be significantly lower than what the Village had obtained. Milovanovic noted that Public Works could do some grinding and patching but were not planning on it given it was a pretty significant effort, although if there were any significant displacements they would definitely tackle those and that what is existing there now are minor trip hazards, and cracks and that they can take a look at it again this Fall to make sure that there is nothing that is of obvious hazard to anybody.

Trustee Driscoll stated that he agreed with Milovanovic's analysis completely and the plan to take a pause and re-bid in the Spring and that with eight potential contractors next year the Village should get a better price.

Trustee Daggett inquired whether in Milovanovic's experience, whether only having two of the eight packets submitting bids was the reason for the prices being so high and that it was hard to believe that there was a 40% increase in concrete over three months. He also noted that it was good that Public Works got the numbers from the resurfacing project in June, that the numbers should not have increased by 40% in three months, and that he agreed with the recommendation as well.

Milovanovic answered that in the last project, they had three that returned bids and that contractors had their schedules booked out, and that it was probably the reason that the prices were so high.

Trustee Bradley-Scott inquired if the Village has minor projects or significant projects to complete that are causing trip hazards, where the money comes from, and whether it will come from the allocated \$100,000.00 for the project, or whether there is a separate fund for the smaller projects.

Milovanovic answered that for general sidewalk repairs, Public Works has money allotted for concrete work to get done, whether its residents bringing it to the Village's attention or employees seeing it out in the field and that Public Works plans to rebid soon with the new date and the reduced quantities.

*MINUTES OF MAYOR NELSON AND BOARD OF TRUSTEES FOR THE REGULAR MEETING OF
THE VILLAGE OF FLOSSMOOR, ILLINOIS HELD ON SEPTEMBER 16, 2024*

VILLAGE HALL

SEPTEMBER 16, 2024

7:30 PM

Trustee Mustafa stated that it was a prudent decision to reject and start again and inquired about the disparities in the unit prices between the engineer's unit prices and the bid prices, and whether it was the bids that were not as expected or whether the engineer needs to re-evaluate the project.

Milovanovic answered that the engineer estimates came from numbers used for the MFT resurfacing project, and there might be a bigger disparity just because there are only two contractors and that if the numbers were extrapolated amongst five or six contractors the numbers might not be so great in terms of differences. He explained that Public Works will take the numbers and use them to adjust their quantities not aligned with the approved budget amount.

Trustee Mustafa also inquired about the scope of the project, whether when they re-bid the project they would change the RFP to fine tune it, and what they are expecting to receive so that Public Works can move forward with the project.

Milovanovic answered that the change in quantities will be primarily sidewalk, and that the sidewalk that they are looking at is the miscellaneous locations including the ones that were on the Village's in-house list that had been brought to Public Works' attention by residents. Milovanovic noted that those locations were the priority ones since they are trying to go down Flossmoor Road as it receives much more pedestrian traffic. In Public Works' adjusted numbers, the four or five locations that were in other parts of the Village would be the first ones that would be reduced and removed and that Public Works would be reducing the scope and changing the date of the project and that by pushing it until Spring, contractors who had full schedules will now have an opportunity to get it done first thing next year. Milovanovic noted that Public Works will send the information to the plan holders who received the bid packets, and they will try to find another few contractors based on some recommendations from neighboring communities in order to attract more contractors' interest.

Trustee Mitros stated that it was a good logical rejection that makes sense, and he appreciated that Public Works thinks that way. He noted that whenever the Village goes to lower quantities and the price is favorable to the Village, the Village obtains more whether it is asphalt or concrete.

Trustee Lofton stated that he agreed with the rejection as well and inquired about the MFT resurfacing project number based on the cost of concrete and whether the cost refers to labor and material or just the material.

Milovanovic confirmed that the numbers used for the project at hand were from the MFT resurfacing project, that it is the unit price that the contractor is putting forward for both the removal of the concrete as well as the replacement of the concrete, and that the cost of concrete has been going up significantly over the years although it is more likely that the cost of the concrete was not the primary reason for the increased bids.

Mayor Nelson called for a vote on the motion as presented. Motion passed by a roll call vote.

AYES: Trustees Bradley-Scott, Daggett, Driscoll, Lofton, Mitros, and Mustafa.

ABSENT: None

MINUTES OF MAYOR NELSON AND BOARD OF TRUSTEES FOR THE REGULAR MEETING OF
THE VILLAGE OF FLOSSMOOR, ILLINOIS HELD ON SEPTEMBER 16, 2024

VILLAGE HALL

SEPTEMBER 16, 2024

7:30 PM

ABSTAIN: None

NAYS: None

Discussion Items:

None.

Other Business:

Trustee Mustafa inquired whether all of the Village's commissions currently have a full complement of commissioners, and which ones do not. She noted that it was encouraging that interviews had been held as it was a busy time for the Community Relations Commission (CRC) with upcoming events.

Mayor Nelson answered that all of the Commissions were not all fully staffed including the Community Relations Commission which the Village is working to fill and interviews had been held. There was also an opening on the Zoning Board of Appeals. Mayor Nelson stated that she expected either the first or the second meeting in October to be able to have a slate of folks for the Board to vote on.

Assistant Village Manager Jonathan Bogue explained that the CRC has a quorum on paper, but one person does not regularly attend so they do not have a quorum to meet.

Trustee Mustafa asked whether examples could be provided of how the drones are being contemplated to be used and noted that she was in support of the use of drones by the Fire Department.

Flossmoor Fire Chief Bob Kopec responded that they have seen drones come into use with public safety started in the last seven to ten years and they were waiting to see how the technology was going to be used in the first responder playbook, and that they have observed over the last seven to ten years just how much drones can actually expand operations. Chief Kopec explained that they had a drone in town about a month and a half ago for a lost civilian with a mental condition who wandered away and where the drone was able to locate them very quickly, and there was another incident just down south about two weeks ago in which the drone got on scene and was able to pinpoint the mark within about twenty to thirty minutes of airtime (after about four to five hours of search and rescue operations on the ground). Chief Kopec explained that drones have unlimited capabilities, and that they are looking at the lens' capability on thermal capabilities, brush fire, structure fire, and search and rescue operations, and that they are excited to bring the usage of drones to Flossmoor because it is going to be great for the community and they will be a regional asset for all of Cook County. Chief Kopec explained that they are also looking at the final stages of training for the drone operators to make sure all of the pilots are FAA certified and making sure the Fire Department is in compliance with all the regulations. They are looking to have at least one drone operator from each shift, and they have talked with the Flossmoor Police Department about obtaining additional training for additional drones. He explained that they are looking to have 24/7 coverage with the drones, so one shift personnel per day will be certified as a pilot, and that the drone pilots would be part of the existing staff.

*MINUTES OF MAYOR NELSON AND BOARD OF TRUSTEES FOR THE REGULAR MEETING OF
THE VILLAGE OF FLOSSMOOR, ILLINOIS HELD ON SEPTEMBER 16, 2024*

VILLAGE HALL

SEPTEMBER 16, 2024

7:30 PM

Trustee Daggett inquired about the general range of the drones they are planning to purchase, and noted his interest in understanding the scope of how effective the drones can be.

Chief Kopec answered that he was not exactly sure of the range, but thought it was perhaps three to four miles, and one he demo'd was absolutely mind blowing because of the technology.

Trustee Driscoll thanked the Fire and Police Departments for their help with the IJP Block Party the previous Saturday. He noted that the Departments brought their vehicles, and families were checking out the equipment which was fantastic and a great opportunity. Trustee Driscoll also noted that the Knights of Columbus' Intellectual Disabilities Tootsie Roll Drive would be the upcoming Friday and Saturday where volunteers, including him, would be out at Flossmoor and Sterling soliciting donations for local charitable organizations that support adults and children with intellectual disabilities including the Illinois Special Olympics.

Village Attorney Kathi Orr explained that election season was beginning, and that the Village has a resolution on file that was adopted several years ago that restricts political speeches during Village Board meetings. Orr noted that there were a lot of candidates for judicial positions and lesser-known positions that wanted to use the Village Board meetings as their platform because of the wonderful coverage the Board gets, so the Board at the time adopted a resolution to try to maintain the Village Board meetings for the Board to discuss Village Board matters. Orr stated that she hoped that the Board and public would respect that position so that they will not have any need to remind people.

Mayor Nelson wished everyone a happy Hispanic Heritage Month and noted that the Village has had a great time celebrating and partnering with different organizations throughout the community over the past three years and this year is no different as the Village was partnering with the Flossmoor Public Library on Thursday night starting at 6 p.m. where there would be a special performance by Mariachi Tradicional Juvenil. Mayor Nelson thanked the Village's Events Coordinator Stephanie Wright for helping bring that forward.

Mayor Nelson noted that Oaktoberfest would be on September 28th and she encouraged the community to check the Village's website for more information. Mayor Nelson thanked all of the partners who were helping that day, noting that there would be great educational opportunities for kids in the morning and then a party for everyone in the evening and she encouraged residents to join in and check it out.

Mayor Nelson gave a shout out to the Public Works Department noting that the street resurfacing was going well, and that a resident filmed the resurfacing project in front of their home with a drone and set it to music. Mayor Nelson noted that Brumley was completed right before the Hidden Gem Half Marathon and that it felt like running down the Emerald Isle, noting that all of the finishing work looks gorgeous.

Mayor Nelson announced that the Hidden Gem Half Marathon was another huge success, noting the social media comments from people around the world who were talking about being in the Village of Flossmoor, that they accomplished finishing the race, and that some obtained personal records. Mayor Nelson thanked Eric Crump and the Homewood-Flossmoor Chronicle, for recapping the neighborhood participation which

MINUTES OF MAYOR NELSON AND BOARD OF TRUSTEES FOR THE REGULAR MEETING OF
THE VILLAGE OF FLOSSMOOR, ILLINOIS HELD ON SEPTEMBER 16, 2024

VILLAGE HALL

SEPTEMBER 16, 2024

7:30 PM

was just phenomenal. Mayor Nelson noted that twice within the past couple of months, Chicago Magazine has featured the Village of Flossmoor and in the September issue, Tom Dobrez, the Executive Director of the Hidden Gem Half Marathon, talked about the Shops on Sterling including Ruby Ella Sweets, which are in the downtown area. Mayor Nelson noted the Flossmoor Sculpture Park, Flossmoor Station, and the Homewood-Flossmoor High School campus, which is a really fun time for runners and a crowd favorite. Mayor Nelson thanked Dobrez for his work on the Hidden Gem Half Marathon, and getting the Village its second feature in Chicago Magazine within a couple of months which is a big deal.

Mayor Nelson referred to Agenda Item #10 – A Motion to go into Executive Session to Discuss the Employment of Specific Individuals, Property Acquisition and Litigation. Mayor Nelson called for a motion to go into Executive Session to Discuss the Employment of Specific Individuals, Property Acquisition and Litigation. Trustee Driscoll so moved, seconded by Trustee Daggett.

Mayor Nelson called for a vote on the motion as presented. Motion passed by a roll call vote.

AYES: Trustees Bradley-Scott, Daggett, Driscoll, Lofton, Mitros, and Mustafa.

ABSENT: None

ABSTAIN: None

NAYS: None

The Board entered executive session at 8:23 p.m.

The Board returned to open session at 9:00 p.m.

As there were no other items to discuss, Mayor Nelson called for a motion to adjourn the meeting. Trustee Bradley-Scott so moved, seconded by Trustee Lofton, and passed by a voice vote.

AYES: Trustees Bradley-Scott, Daggett, Driscoll, Lofton, Mitros, and Mustafa.

ABSENT: None

ABSTAIN: None

NAYS: None

The Regular Meeting was adjourned at 9:00 p.m.

Respectfully Submitted,



Gina A. LoGalbo
Village Clerk