

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 2nd day of February 2026 in the Municipal Building of the Village of Steger, Illinois. Mayor Joyce led all in attendance in the Pledge of Allegiance to the flag.

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

Also present: Village Administrator Joseph Wiszowaty, Police Chief Greg Smith, Assistant Superintendent of Public Works Roy Stone, Fire Chief Mike Long, Code Enforcement Officer Paul Myers, EMA Chief Jason Stevenson, Village Engineer Melanie Arnold and Village Attorney Vlado Vranjes. Community Center Director Fay Kiaurakis was absent.

AWARDS, HONORS AND SPECIAL RECOGNITION

Mayor Joyce asked for a moment of silence for Harvey Mayor Christopher Clark who passed away suddenly this past week.

MINUTES

Trustee Perchinski made a motion to approve the minutes of the January 20th meeting as all members have copies. Trustee Thurmond seconded the motion. Voice vote; All ayes. Motion carried.

AUDIENCE PARTICIPATION

None

REPORTS

MAYORS REPORT

Mayor Joyce wished all a Happy Groundhog's Day. The Community Day of Prayer which has been held at various places throughout the years, most recently at the gazebo has asked that they move it to the Village Green Parking lot near the old K-Mart. That is the plan for this June. We will have the formal paperwork for that event at the first meeting in March. As you can tell, the remodeling of the Village Hall portion of this building is progressing, final touches are being completed this week. The updated ADA compliant bathrooms will be finished by the end of next week. The Village's budget was reviewed by most department heads and trustees; a few are left to complete. The public hearing for the budget that was announced for tonight has been changed to February 17, 2026 at

7 pm, here at 3320 Lewis Ave. There have been Help Wanted ads that were publicized in the paper and online looking for part-time bus drivers. We have one potential so far, still looking for a second and a third slot. We also advertised out for full-time laborer positions in the Public Works Department. I believe we have received some resumes at this point, but they are still accepting them and they will start interviewing them later this week. Steger's "250" Committee is meeting every two weeks. Plans are in motion for their upcoming events. The first one is the Daytona 500 Watch Party with fundraising raffles at the Steger American Legion on February 15th. Everyone is welcome to attend whether you buy a raffle ticket or not. Currently, we are working on multiple grant applications for infrastructure needs within the Village. SPAC, CBDG and Invest in Cook are a few that are in the works. That's all for this meeting.

VILLAGE CLERK Reminded department heads to send their reports in WORD format for accurate placement in the meeting minutes.

Village Administrator

I am pleased to present a balanced budget for Fiscal Year 2026 totaling \$23,187,367. This budget reflects careful consideration of departmental needs against available revenues, ensuring fiscal responsibility while addressing community needs.

Budget Review Process

- Collaboration with Department Heads:

Our team has engaged extensively with Department Heads, evaluating their budget requests and aligning them with our revenue capabilities. Adjustments were made where necessary to achieve a balanced budget.

- Trustee Engagement:

Individual meetings were held with the Trustees over the past week to gather their insights and feedback. We anticipate completing our budget discussions with Trustee Perchinski this Thursday.

- Public Hearing:

A public hearing is scheduled for ****February 17th****, prior to the Regular Meeting of the Board of Trustees, where the budget will be considered for adoption.

****Acknowledgments****

- GW and Associates:

Gratitude is extended to GW and Associates for their diligent work in compiling data and assisting with revenue projections.

- Department Heads:

I appreciate the contributions of our Department Heads for their input and the information provided for this budget.

Future Budget Planning

For the upcoming FY2027 budget process, we plan to initiate discussions in ****October**** to ensure approval occurs before the fiscal year ends, allowing us to be better prepared moving forward.

****Capital Projects****

This year, the Village Board will evaluate several significant capital projects, which will

be presented for consideration in due course.

****Staff Acknowledgment****

I would like to express my appreciation to our staff here at the temporary Village Hall for their patience and adaptability during recent renovations aimed at improving our facility's security, efficiency, and usability. We will finalize outstanding punch list items shortly.

****Upcoming Meetings****

- A ****Committee of the Whole**** meeting will be scheduled soon to discuss vehicle leasing options for future acquisitions.
- Please note that the Village Hall will be closed on ****February 16th**** in observance of Presidents Day. Consequently, the Village Board meeting will be held on ****Tuesday, February 17th, at 5 PM****.

Thank you Mr. Mayor... that concludes my report

Village Attorney No Report

Village Engineer No report.

Police Chief Greg Smith No report.

Fire Chief Mike Long No report.

Assistant Superintendent of Public Works Roy Stone

Good evening everyone,

Before I get to my report, I would like to thank our Public Works Team. Over the past ten days, with the frigid temperatures, water main breaks, and snow removal, all the guys have shown their dedication to the Village of Steger. I am proud of all of them. Just today, the team completed two water main breaks.

Thank you to the Public Works Team for doing such an outstanding job!

The Dept. of Public Works has been busy completing day to day tasks, as well as dealing with cold weather related issues.

There have been two emergency water shut off's at vacant properties due to broken water lines inside homes, along with three occupied homes.

DPW has repaired five water main breaks since the last meeting.

The Department salted and plowed roadways for the snow events.

Five Star Lead Line update:

Between 1/19/26 and 1/30/26 Five Star only worked two days due to the frigid weather. They completed 10 home assessments, replaced 8 services and hydrovac'd 34 holes.

Community Center Fay Kiaurakis Chris Calmese spoke on behalf of the Community Center. He reviewed the report given at the January 20th meeting of the Village Board. From being in there and watching how things have gone, our process, the issue has been that people have denounced the center in the community. Most people don't even know that anything is going on there. They also think that it still closes at 4 pm. We are working on getting the word out. Google still has us as closed at 4 pm. We don't have the ability to change that. I have been going out and inviting people to come see what is happening there. We are trying to get people from Steger to come in, but we get a lot of people from outside of Steger. Hoping you come out for my cooking class, I keep it simple. It's all about making it easy.

EMA Chief Jason Stevenson I don't really have anything; I was able to meet with my guys last week to see what projects they have going on. We will have some stuff coming up that I will report on at next meeting.

Code Enforcement Good evening Mr. Mayor and Board of Trustees. Code Enforcement has issued 15 Snow related tickets during last Sunday's snow, 10 - 48 hour notices and warnings and 15 inspections. I have completed 2 trainings in pyro-technic and taser training through the Steger Police Department. We have had 5 ongoing issues with frozen pipes with flooded basements. Remember to keep the water dripping.

TRUSTEES REPORTS

None

BILLS

Trustee Perchinski made a motion to pay the bills as listed when funds become available. Trustee Thurmond seconded the motion. Roll was called. The following Trustees voted aye; Hanus, Kaminski, Stewart, Thurmond, Trotier and Perchinski. Motion carried.

CORRESPONDENCE None

UNFINISHED BUSINESS None

NEW BUSINESS

Trustee Perchinski made a motion to un-table Resolution No. 1207. Trustee Hanus seconded the motion. Roll was called. The following Trustees voted aye; Hanus, Kaminski, Stewart, Thurmond, Trotier and Perchinski. Motion carried.

Trustee Perchinski made a motion to adopt Resolution No. 1207. Trustee Trotier seconded the motion. Trustee Perchinski asked for discussion.

Trustee Perchinski: We don't have a copy of the Credit Card policy statement, which I would like to see before we pass anything like this. Secondly, this allows unilateral purchase power by the Village President up to \$35,000. We have many residents in this Village that don't make \$35,000. I feel that is way too high. In past practices, anything remotely close to \$10,000 was brought to the Village Board who is ultimately responsible for the budget. Also, it has Village Employees and officials should not purchase goods or services, but what are we considering a Village Employee? It seems we have 1099 employees that are able to access some of our vendors.

Mayor Joyce: So this purchase policy is being put in place and this is calling for the credit cards that will be issued to Department Heads. This formalizes what we don't have in writing anywhere. Currently there is no policy. State statutes referenced in here is done so that if the state statute changes, we don't have to change the ordinance. As far as the procedural limitations of what the policy are, prior authorization, documentation may be required up to \$1,499. As long as they fall within the budget parameters of the department head and are accounted for in the budget year, the department does not have to go to the Village Administrator to get approval to spend the money. Trustee

Perchinski: I feel that is reasonable. Mayor Joyce: From \$1,500 to \$10,000 they must contact the Village Administrator for approval prior to purchase. They shall complete the request to purchase form, give that to the Village Administrator to approve or deny. For those approved, a purchase order will be issued by the Village Administrator. From \$10,001 to \$24,999 it is the responsibility of the Department Head with the Village Administrator shall complete the request for purchase form, the Village Administrator shall then obtain the signature of the Village President for approval upon the request of the purchase form. If the office of Village President is vacant, or declared incapacitated, only then can alternate approval from four trustees be obtained. Purchase from \$25,000 to 34,999 the Village President shall inform the Village Board members before that action is taken. This is only for purchases that fall within our budget. Like the Well pump, was not within the budget, so that was brought to the board. Trustee Perchinski: This

says between \$25,000 and \$34,999 you just have to let us know. Mayor Joyce: Because it's following what State Statute says. Trustee Perchinski: But, the state law doesn't really fit with us. The State Law also fits larger communities that have the money to do this. I think we need more oversight here. Or, checks and balances here to protect the Village Taxpayer. Mayor Joyce: I am not the one initiating the purchase. It is coming from the Department Head and going through the Village Administrator and staff and then coming to me. This is not going to be a daily occurrence. We don't spend that much money on anything normally. Trustee Perchinski: But, we have recently. Mayor Joyce:

with board approval twice, yes. Trustee Perchinski: We did not have board approval for this remodel. I was even told of it until it was being done. I am all for it, it looks great, but we have to make sure we are doing it the right way also. We have to make sure people are properly insured when they come to work for us. Mayor Joyce: Let's stay on the purchase agreement; are there any other questions or comments?

Cindy Trotier: Who wrote the agreement? VA Wiszowaty: The purchase policy is adapted from other communities purchase policies to fit the Village of Steger. Trustee Thurmond: And it has gone through legal? Village Attorney: I have not looked at it.

Trustee Perchinski: I motion to table this, we need a lot more work on this. Trustee Trotier: Don't we... Mayor Joyce: Hold on, there is motion to table, Trustee Perchinski: before that can we finish the discussion? Mayor Joyce: You have to rescind your motion. Trustee Perchinski: I rescind my motion to table. The other thing I think we should have in here, because this is to hire contractors too, right? Mayor Joyce: No. Trustee Perchinski: It is for services, so that could be a contractor. I think we need to add in that any contractor doing work for the Village should have a certificate of insurance that is outlined right here which is what we have from our cleaning service naming the Village as and additional insured just to protect our interest. Mayor Joyce: Understood. VA Wiszowaty: To Trustee Perchinski's point, if we are entering into an agreement with a contractor, then yes, that would make sense. If they are providing services to the Village I don't know if it necessarily, Trustee Perchinski: Actually, it's probably more important that you have this documentation because if you are doing a time and material job, now you are their boss. So, if they get hurt on the job, it all comes back on us. It's very, very important that we have an additional insured with the workman's comp. VA Wiszowaty: I am not even referring to that. I am just saying that if you are buying salt from a vendor, Trustee Perchinski: You don't need it for that. VA Wiszowaty: If they are doing service for the Village, they should have insurance as a best practice, they should also be licensed and bonded. Mayor Joyce: Can we get back to the purchase policy? Trustee Perchinski: That is what I want to see as part of this Purchase Policy. Trustee Stewart: If the purchase policy is being used to solicit an outside vendor, then I agree with you Tim. If it is just to make a purchase, we don't need it. Mayor Joyce: So, I am fine with adding whatever you like. Let me get this straight. If they are providing service for us, you want the documentation. When we buy our salt and they drive their truck on Village property, we want them to provide us with their insurance paperwork. Trustee Stewart: No, not for that. Trustee Perchinski: That is providing a product. I am talking when we have someone physically doing work for the Village, say a painter or a carpet layer, they; VA Wiszowaty: As far as a carpet layer, I don't think we even require them to be licensed. Trustee Perchinski: But, if they are doing work for the Village, they absolutely need to be licensed and insured with Workman's Comp. because if not, we are on the hook for that. VA Wiszowaty: I am not disagreeing with your point, as it stands right now, there is absolutely no policy to that affect. Mayor Joyce: Which at this point is the whole purpose of this is there is no policy. VA Wiszowaty: The language can be added to where a service provider is required to provide certificate of insurance, it can be written very simply. Mayor Joyce: I will do it this way. Will someone motion to table this? Village Clerk Zagone: Do we have to rescind the original motion? Mayor Joyce: No, the motion was rescinded.

Following discussion:

Trustee Perchinski made a motion to table Resolution No. 1207 to the next meeting. Trustee Stewart seconded the motion. Roll was called. The following Trustees voted aye; Hanus, Kaminski, Stewart, Thurmond, Trotier and Perchinski. Motion carried.

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Trustee Perchinski made a motion to approve a Professional Services Engagement with McConnel Jones for Fiscal Year 2025 Audit Services for the Village of Steger with \$52,000 (Municipal Audit Funds) and \$10,000 from the TIF Fund.

Trustee Thurmond seconded the motion.

Roll was called. The following Trustees voted aye; Hanus, Kaminski, Stewart, Thurmond, Trotier and Perchinski. Motion carried.

Trustee Hanus made a motion to approve an agreement between Absolute Best Cleaning Service, LLC and the Village of Steger for Janitorial Services for 2026 with a change from 15 to 30 days for payment due. Trustee Trotier seconded the motion.

Discussion:

Mayor Joyce: Your motion and second should be subject to final legal review. We have gotten it back from our legal department. It's going with Absolute Best. They are going to review it in case they want to make a change on their side, I want approval for our lawyer to make that change and then put the contract into effect pending our lawyer's final approval. Village Attorney: I took what was originally drafted as a proposal and put it in the form of a contract. You will see in Exhibit A is the scope of services, Exhibit B has the price and Exhibit C has the standards of performance. I also included the insurance requirements.

Trustee Kaminski: I just have one question, when it refers to the floors at the Community Center, does that include the gym as well? Mayor Joyce: It has not traditionally included the wood floor in the gym. We have a machine for doing that floor.

With no more discussion:

Roll was called. The following Trustees voted aye; Hanus, Kaminski, Stewart, Thurmond, Trotier and Perchinski. Motion carried.

At 7:32 pm

Trustee Perchinski made a motion to adjourn to Executive Session pursuant to Section 2(c)(5) of the Open Meetings Act, 5 ILCS 120/2(c)(5), for discussion of the purchase or lease of real property for the Village of Steger; and for the purposes of discussion of the appointment, employment, compensation, discipline, performance, or dismissal of specific employees of the public body pursuant to 5 ILCS 120/2 (1).

Trustee Hanus seconded the motion. Roll was called. The following Trustees voted aye; Hanus, Kaminski, Stewart, Thurmond, Trotier and Perchinski. Motion carried.

At 8:09 pm

Trustee Perchinski made a motion to reconvene the regular meeting of the Village Board. Trustee Thurmond seconded the motion. Roll was called. The following Trustees voted aye; Hanus, Kaminski, Stewart, Thurmond, Trotier and Perchinski. Motion carried

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Being no further business:

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

Meeting adjourned at 8:10 pm.

William Joyce, Village President

Joseph M. Zagone, Jr., Village Clerk