

VILLAGE OF HOMEWOOD
BOARD OF TRUSTEES MEETING
TUESDAY, MAY 26, 2026
VILLAGE HALL BOARD ROOM

CALL TO ORDER: President Hofeld called the meeting of the Board of Trustees to order at 7:00 p.m.

PLEDGE OF ALLEGIANCE: President Hofeld led trustees in the Pledge of Allegiance.

ROLL CALL: Clerk Nakina Flores called the roll. Those present were Trustee Vivian Harris-Jones, Trustee Julie Willis, Trustee Jay Heiferman, Trustee Patrick Siemsen, Trustee Lauren Roman, and Village President Richard Hofeld. Trustee Phillip Mason was absent.

President Hofeld introduced staff present: Village Manager Napoleon Haney, Village Attorney Chris Cummings, Chief of Police Thomas Johnson, Assistant Director of Finance Lindsay Cabay, Interim Director of Economic and Community Development Noah Schumerth, Director of Public Works Joshua Burman, and Assistant Village Manager Terence Acquah.

MINUTES: The minutes of May 12, 2026 were presented. There were no comments or corrections.

A motion was made by Trustee Siemsen and seconded by Trustee Heiferman to approve the minutes as presented.

Roll Call: AYES --Trustees Harris-Jones, Heiferman, Siemsen, Roman. NAYS –None. ABSTAIN- Trustee Willis. ABSENT-Trustee Mason

CLAIMS LIST: The Claims List in the amount of \$456,505.58 was presented. There were no questions from the Trustees.

A motion was made by Trustee Harris-Jones and seconded by Trustee Willis to approve the Claims List as presented.

Roll Call: AYES --Trustees Harris-Jones, Willis, Heiferman, Siemsen, Roman. NAYS –None. ABSENT-Trustee Mason

OATHS OF OFFICE: The Village Clerk administered the oath of office to Ryan Jones for the position of utility technician in the Public Works Department

Clerk Flores administered the oath of office to Lorielle Brown for the position of police officer in the Police Department.

PRESENTATION(S):

The Village Clerk read a proclamation declaring the first Friday in June, June 5, 2026, to be National Gun Violence Awareness Day in the Village of Homewood.

The Village Clerk read a proclamation honoring Maureen Alfonso, Michael Cap, William O'Brien, and Fred Sierzega for their distinguished service on the Planning and Zoning Commission.

Charli Johnsos and Brian Grey from Kluber Engineering presented the proposed HVAC system for the public safety campus. After reviewing the current system which is a geothermal system, Kluber recommends a boiler system and a chill water system.

Geoffrey Dickinson from SB Friedman spoke about their proposal for conducting the North Halsted TIF Bond Feasibility Analysis. Geoffrey explained that when upfront capital is needed for major projects in a TIF, municipalities will typically bond to generate the needed cash flow instead of waiting for money from the TIF which could take 23 years to collect. Jeff said it could take around 30 days to complete the first round of TIF Bond analysis. Geoffrey also explained that if after the first round of analysis the TIF does not show the ability to generate the necessary cash, the analysis would end at that point.

HEAR FROM THE AUDIENCE: Seth Bransky stated that the Ravisloe neighborhood is being inundated with traffic when the viaduct floods and is asking for some signage. Amy Crump read from her book Keywords for Capitalism. A saxophone player played a short song on his instrument.

OMNIBUS VOTE: The board was asked to pass, approve, authorize, accept, or award the following item(s):

- A. R-3258/Executive Session Minutes/Approve/Destroy: Pass a resolution approving the minutes of Executive Sessions held from October 28, 2025 to April 14, 2026; and, approve the destruction of Executive Session minutes held from June 11, 2024 to November 12, 2024.
- B. R-3259/Release of Executive Session Minutes: Pass a resolution determining minutes or portions thereof from Executive Sessions no longer requiring confidential treatment.
- C. R-3260/Class 8 Real Estate Tax Classification/18123 Harwood Avenue/JWP Interpris Corporation/Old Fashion Donuts: Pass a resolution supporting and consenting to a Class 8 Cook County tax classification for the property located at 18123 Harwood Avenue, owned by Joe Peters of JWP Interpris Corporation.
- D. R-3261/Class 8 Real Estate Tax Classification/2345 183rd Street/Ace Group Inc.: Pass a resolution supporting and consenting to a Class 8 Cook County tax classification for the property located at 2345 183rd Street, owned by Ace Group Inc. (Berkot's Super Foods).
- E. M-2426/Special Use Permit/18332 Kedzie Avenue/Faded Creations: Pass an ordinance granting a Special Use Permit for a salon/spa establishment in the B-3 General Business zoning district at 18332 Kedzie Avenue to Faded Creations.
- F. M-2427/Special Use Permit/1820 Ridge Road/Advanced Healthcare Plus: Pass an ordinance granting a special use permit for an indoor commercial place of assembly in the B-2 Downtown Transition zoning district at 1820 Ridge Road to Advanced Healthcare Plus.
- G. M-2428/Increase of Class 2 Liquor Licenses/Bevda's Two Corp./3043 183rd Street: Pass an ordinance amending the Table of the Number of Liquor License Limitations by Class to increase the allowed number of Class 2 liquor licenses by one for the proposed Bevda's Wine & Spirits location at 3043 183rd Street.
- H. Agreement/North Halsted TIF Bond Feasibility Analysis/SB Friedman Development Advisors: Approve a budget amendment in the amount of \$9,700; and, authorize the Village Manager to enter into an agreement with SB Friedman Development Advisors of Chicago, IL in an amount not to exceed \$29,700 to conduct a comprehensive analysis of the

North Halsted TIF district's ability to generate sustainable increment required to support the debt service for bond issuances.

- I. Agreement/Engineering and Design Services/Public Safety Campus/Kluber Architects: Authorize the Village President to enter into an agreement with Kluber Architects and Engineers of Aurora, IL to provide professional engineering and design services for the replacement of the existing geothermal system at the Public Safety Campus (Police and Fire Departments), with a new Heating, Ventilation, and Air Conditioning (HVAC) system in the amount of \$217,750.
- J. Purchase Approval/2026 Ford Police Interceptor/Currie Motors: Waive competitive bidding due the purchase being made through an approved governmental purchasing cooperative; and, approve the purchase of one (1) 2026 Ford Police Interceptor Utility vehicle through the Suburban Purchasing Cooperative from Currie Motors of Frankfort, IL, in the amount of \$45,574, plus associated emergency equipment, decals, and vehicle upfitting in an additional amount of \$13,426, for a total cost not to exceed \$59,000.
- K. Purchase Approval/2026 Ford F-150/Currie Motors: Waive competitive bidding due to the purchase being made through an approved governmental purchasing cooperative; and, approve the purchase of one (1) 2026 Ford F-150 through the South Suburban Purchasing Cooperative from Currie Motors of Frankfort, IL in the amount of \$45,189, and the cost to purchase and install lighting, accessories, and equipment for an additional cost of \$14,700, in a total amount not to exceed \$59,889.
- L. Purchase Approval/2026 International HV607 Chassis/Rush Truck Centers: Waive competitive bidding due to purchasing through a joint governmental or cooperative purchasing program; and, authorize the purchase of one (1) 2026 International HV607 chassis from Rush Truck Centers of Springfield, IL for a total purchase price of \$116,126.
- M. R-3262/Allowable Flag Display/Village-Owned Flagpoles: Pass a resolution establishing allowable flag display for Village-owned flagpoles.

Before the omnibus vote, President Hofeld invited comments.

Item M: Trustees Heiferman read a statement providing context for his support of the flag policy as a matter of municipal governance and that it should not be interpreted as being in opposition to any community or group in Homewood. Trustee Siemsen echoed Trustee Heiferman's comments. Trustee Siemsen also shared that their jobs as a board is to be very objective and fair to all parties and all groups. Trustee Roman shared that she didn't think that she could share her thoughts as eloquent as Trustee Heiferman, but shared that she agrees with Trustee Heiferman's comments.

A motion was made by Trustee Siemsen and seconded by Trustee Roman to approve the Omnibus Report as presented.

Roll Call: AYES --Trustees Harris-Jones, Willis, Heiferman, Siemsen, Roman. NAYS -None. ABSENT-Trustee Mason

Trustees thanked residents for coming out to the meeting. Trustee Siemsen announced that the police officer sworn in tonight was the first black woman to serve as a Homewood police officer. Trustee Roman said she didn't want the Village parking lot to change ownership until the project could financially demonstrate its ability to definitively move forward - so that the Village can continue to utilize the parking lot for as long as possible.

EXECUTIVE SESSION: A motion was made by Trustee Roman and seconded by Trustee Heiferman to enter into executive session to discuss following: Purchase or lease of real property under 5 ILCS 120/2(c)(5).

Roll Call: AYES --Trustees Harris-Jones, Willis, Heiferman, Siemsen, Roman. NAYS –None. ABSENT-Trustee Mason

The board moved to Executive Session at 7:58 p.m.
The board returned from Executive Session at 8:15 p.m.

ADJOURN: A motion was made by Trustee Siemsen and seconded by Trustee Roman to adjourn the regular meeting of the Board of Trustees.

Roll Call: AYES --Trustees Harris-Jones, Willis, Heiferman, Siemsen, Roman. NAYS –None. ABSENT-Trustee Mason

The meeting adjourned at 8:15 p.m.

Respectfully submitted,

Nakina Flores
Village Clerk