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MINUTES OF REGULAR MEETING,  
BOARD OF EDUCATION, SCHOOL  
DISTRICT #225, COOK COUNTY,  
ILLINOIS, OCTOBER 23, 2000

A regular meeting of the Board of Education, School District No. 225 was held on Monday, October 23, 2000, at approximately 7:40 p.m. at the Glenbrook High Schools Administration Building pursuant to due notice of all members and the public.

The president called the meeting to order. Upon calling of the roll, the following members answered present: Beyne, Lerner, Long, Olson, Rogal, Seymour, Shact. Note: Mr. Seymour left the meeting at approximately 9:00 p.m. Also present: Dill-Varga, Freeman, Hales, Helander-Heiser, Lacivita, Rainier, Riggle, Smith, Taccona.

RECOGNITION OF COMMUNITY VISITORS

President Rogal asked if any community visitors wished to be recognized.

James Kahan, Glenbrook North parent and chairman of the Northbrook Economic Development Committee addressed the Board. He thanked the Board for posting its minutes on the Glenbrook website, encouraged the Board's continued involvement on the Northbrook Economic Development Committee, and encouraged the Board to give the Beitler project its support.

Forest Schneider, President and CEO of Lane Industries, expressed that Lane is supportive of tax incentives for developers. However, he cautioned the Board regarding selective approval of such tax incentives as it related to equity and fairness in a competitive market. He requested that if the Board approved the Beitler proposal, that it also re-evaluate Lane's proposal.

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INTRODUCTION OF STUDENTS & STAFF WHO EXCEL

The Board recognized the Glenbrook South National Merit Semifinalists and their parents, who were honored at a reception prior to the Board meeting. Mr. Smith introduced and acknowledged the following merit semifinalists from Glenbrook South:

Emily Anderson, Daniel Averbukh, Jill Cabay, Thomas Clark, Avani Desai, Andrew DiMattina, Jennifer Niemi, Sonal Patel, Jacqueline Roe, Tatiana Sainati, Kathryn Veenker, Elena Vranas, Catherine Wong

BOARD AND SUPERINTENDENT REPORTS

Mrs. Rogal indicated the agenda was being amended by removing consent agenda Item #5.6 Award of Bid - Site Plan Work at Glenbrook South from the agenda and that action was expected after the consent agenda vote.

No Board or Superintendent reports were presented.

DISCUSSION REGARDING TAX ABATEMENT REQUEST FROM BEITLER DEVELOPMENT COMPANY

Dr. Hales presented the Beitler's tax abatement request for the Board's consideration. He explained that he had received a telephone call from John Novinson, Northbrook Village Manager, who clarified the village's position regarding the waiver and deferral of impact fees and indicated that the Board might consider a tax abatement for the project at its meeting Tuesday evening, October 24, 2000.

Mr. Olson asked for clarification with regard to length of the abatement.

Mr. Shact expressed a concern with regard to the premarketing of the project by the developer. He also noted that he had received a call from Northbrook Village Manager, Mark Damisch, with regard to the village board's possible approval of a tax abatement for the project. He encouraged the Board to table the motion pending possible action by the village.

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Mrs. Beyne felt that there were no new issues to discuss regarding the Beitler proposal and encouraged the Board not to delay action on this item.

MOTION TO TABLE TAX ABATEMENT REQUEST FROM BEITLER DEVELOPMENT COMPANY FOR A TAX ABATEMENT

Motion by Mr. Seymour, seconded by Mr. Shact, to table the tax abatement request from Beitler Development Company until the November 13, 2000 Board meeting.

Upon calling of the roll:

aye: Lerner, Seymour, Shact

nay: Beyne, Long, Olson, Rogal

Motion failed.

Mrs. Beyne reviewed the history of the Crate and Barrel and other tax abatement requests. She felt that the likelihood of this land eventually being developed was probable and that all school districts and governmental entities could realize full value from the eventual development of the Techny property. She also raised an issue of fairness in that the Board had recently denied a similar request from Lane Industries.

Mr. Olson said that the Board needed to be clear on the intent of its guidelines in an effort to be fair to all developers. He shared the following criteria that he personally used to evaluate each request:

1. The likelihood of the property being developed.
2. Any special or unique circumstances (i.e. Crate and Barrel).
3. Consistency of application (i.e. Lane Industries vs. Beitler).

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Mrs. Long noted that while she could not predict the likelihood of the Techny property being developed, she did consider the Beitler request a special circumstance in that one of our feeder elementary districts (District 30) would benefit from this development, and their students eventually become our students. She encouraged the Board to respect District 30's request to support the Beitler proposal.

Mrs. Rogal indicated that the Board does need to revisit its guidelines. She noted that when developers build speculative property, they must take the risk without expecting a subsidy. It is not the burden of the Board or other governmental units to support such developments. She also expressed a concern that Beitler had not provided all the information the Board had requested and noted significant differences between the Lane and Beitler requests and the Crate and Barrel proposal which was approved by the Board.

MOTION TO APPROVE TAX ABATEMENT REQUEST FROM BEITLER  
DEVELOPMENT COMPANY

Motion by Mr. Seymour, seconded by Mrs. Long, to approve the tax abatement request from Beitler Development Company.

Upon calling of the roll:

aye: Long

nay: Beyne, Lerner, Olson, Rogal, Seymour, Shact

Motion failed.

Note: See attached agenda item #4

MOTION TO APPROVE CONSENT AGENDA

The president asked if any Board member wished to have any item removed from the consent agenda for a separate vote (with the exception of Item #5.6 which had previously been removed from the consent agenda). No Board member requested to have an item removed from the consent agenda.

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Motion by Mrs. Long, seconded by Mr. Olson, to approve the following items on the consent agenda:

1.) the minutes of the regular Board meeting and closed session of October 10, 2000.

2.) to accept the resignation of the following educational support staff as recommended by the director of human resources:

RESIGNATIONS

NAME	POSITION	EFFECTIVE	SCHOOL
MALITZ, Maureen Assistant	Instructional	10/12/00	South
RUGER, Linda	Payroll/Bookkeeper	10/13/00	District

3.) the salary adjustments for academic attainment as contained in Mrs. Helander-Heiser's memorandum dated October 18, 2000.

4.) the issuance of Vendor Check Nos. 195283 through 195635 in the amount of \$2,188,851.34 as listed on the attached check list dated October 23, 2000 excluding voided checks Nos. 195283 through 195285 and 195635.

5.) the reissuing of replacement checks and to ratify the issuance of advance checks totaling \$461,929.75, canceled checks totaling \$8178.23 Less: Special bill list 10/10/00 (\$383,751.20) for a net of \$70,000.32 as shown on the attached Supplemental Bill List dated October 23, 2000.

6.) the issuance of Vendor Check Nos. 195636 through 195644 for a total of \$12,572.97 as listed on the attached check list dated October 23, 2000, excluding voided check Nos. 195636 and 195644.

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7.) to ratify the issuance of the electronic wire transfers for credit union, TRS, federal taxes, employee and employer portion of FICA and Medicare taxes and state taxes, and payroll check numbers 252656 through 253450, 253966 through 253978 and 254156 through 254466 totaling \$3,406,339.56. With adjustments of (\$4,344.12), employer TRS contributions of (\$14,282.45) and employer matching FICA and Medicare of (\$80,856.10), the gross payroll for the month of September was \$3,306,856.89.

8.) to accept the FY'00 audit report and management letter as provided by William F. Gurrie and Co., LTD.

9.) the Glenbrook North Debate Program Trip to Los Angeles, California, November 2-5, 2000.

10.) the Glenbrook South Debate Program Trip to San Antonio, Texas, November 2-5, 2000

Upon calling of the roll:

aye: Lerner, Long, Olson, Rogal, Seymour, Shact, Beyne

nay: none

Motion carried.

Note: See attached agenda item #5

DISCUSSION REGARDING AWARD OF BID - SITE PLAN WORK AT  
GLENBROOK SOUTH

Dr. Hales and Mr. Rainier reviewed the recommendations for excavation work, concrete/asphalt paving, and site utilities for the west parking lot site work at Glenbrook South. They explained that Chicagoland Paving, Inc., which was the apparent low bidder on the excavation work, had requested that its bid be withdrawn because the company neglected to include a stone based compound as part of its bid requirement. Mr. Lerner expressed a concern with regard to allowing the company to withdraw its bid, and asked for clarification with regard to the district's rationale and legal issues associated with allowing this practice. It was explained that the district could accept the Chicagoland bid of \$200,000 for the excavation work, and in this situation, the surety company which holds Chicagoland's bid bond would make up the difference

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between the Chicagoland bid and the next lowest bidder. The next lowest bidder was Lenny Hoffman Excavating at \$207,425, which was the administration's recommendation. During discussion, district administrators and architects shared that their rationale for allowing bids to be withdrawn when requested by the contractor facilitates good long term relations with the contractors, as well as quality work for the district.

MOTION TO APPROVE AWARD OF BID - SITE PLAN WORK AT GLENBROOK SOUTH

Motion by Mr. Olson, seconded by Mr. Shact, to reject the bid of Chicagoland Paving, Inc. for the excavation work and award construction contracts for site work at Glenbrook South to the following contractors:

Excavation work to Lenny Hoffman Excavating, Inc, 3636 Lake Avenue, Wilmette, IL 60091 in the amount of \$207,425.

Concrete/asphalt paving to Curran Contracting Company, 7502 S. Main Street, Crystal Lake, IL 60014 in the amount of \$200,900.

Site utilities to DiPaolo Company, 4350 DiPaolo Center, Glenview, IL 60025 in the amount of \$348,888.

Upon calling of the roll:

aye: Lerner, Long, Olson, Rogal, Shact, Beyne

nay: Seymour

Motion carried.

Note: See attached agenda item #5.6.

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PROGRESS REPORT ON NORTH CENTRAL SELF STUDY

Allan Ruter, chairman of the Glenbrook South Steering Committee, and Kristi Powers, and Dick Rosholt, co-chairpersons of the Glenbrook North Steering Committee provided an update on the North Central Association Planning/School Improvement Process at both schools. They provided the Board with the most recent draft of the district's mission and belief statements, as well as other publications and documents that are being utilized in the planning process. The superintendent and Board commended the chairpersons and their committees on their outstanding efforts thus far and thanked them for their report.

DISCUSSION REGARDING TEMPORARY PARKING LOT AT GLENBROOK NORTH

Representatives from Arcon & Associates described the need and the location of a temporary parking lot at Glenbrook North. After discussion the Board took the following action.

MOTION TO APPROVE TEMPORARY PARKING LOT AT GLENBROOK NORTH

Motion by Mr. Shact, seconded by Mrs. Beyne, to approve a temporary gravel parking lot at Glenbrook North, at a cost not to exceed \$9,140.

Upon calling of the roll:

aye: Long, Olson, Rogal, Shact, Beyne, Lerner

nay: none

Motion carried.

PRESENTATION BY ARCHITECT REGARDING BUILDING PROJECTS

Representatives from Arcon reviewed the progress on the Facilities Master Plan at Glenbrook North and Glenbrook South. Items covered included the exterior design of the Glenbrook North cafeteria, Glenbrook North parking/traffic patterns, Glenbrook North carpet and tile selection, the Glenbrook South site plan, Glenbrook South main entry design, and the Glenbrook South tile selection for the east cafeteria.

Note: See attached agenda item #7

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During the discussion the Board authorized Arcon to:



- > Proceed with the final engineering and construction documents for the site/parking design at Glenbrook North as described at the meeting.
- > Design an alternate to extend the entry canopy along the northern facade adjacent and associated with the new cafeteria at Glenbrook North.
- > Design an expanded horticulture greenhouse at Glenbrook North in the scope of work documents.
- > Include as alternates a new main entry and corridor link extensions at Glenbrook South.
- > Agree with the new carpet and tile for Glenbrook North as described at the meeting.
- > Agree with the new floor tile for the east cafeteria at Glenbrook South as described at the meeting.

MOTION TO APPROVE RESOLUTION AND APPLICATION FOR BUILDING PERMIT

Motion by Mr. Shact, seconded by Mr. Lerner, to approve the resolution and application for building permit to the Regional Office of Education for the Glenbrook South site work.

Upon calling of the roll:

aye: Olson, Rogal, Shact, Beyne, Lerner, Long

nay: none

Motion carried.

Note: See attached copy of resolution and application.

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OTHER

Members of the Board requested that a presentation by the Glenview/Northbrook Youth Services be made at a future Board meeting and the Board's tax abatement guidelines be added to a future Board meeting agenda.

MOTION TO MOVE INTO CLOSED SESSION

Motion by Mrs. Long, seconded by Mr. Lerner, to move into closed session at approximately 11:00 p.m. to consider the appointment, employment, compensation, discipline, performance, or dismissal of specific employees; and to consider student disciplinary cases (Sections 2 (c) (1), and (9) of the Open Meetings Act)

Upon calling of the roll:

aye: Long, Rogal, Olson, Shact, Beyne, Lerner

nay: none

Motion carried.

The Board returned to open session at approximately 11:35 p.m.

MOTION TO EXPEL STUDENT #01-8

Motion by Mrs. Beyne, seconded by Mrs. Long, to expel student #01-8 under the terms and conditions described in the closed meeting minutes of this meeting.

Upon calling of the roll:

aye: Rogal, Shact, Beyne, Lerner, Long

nay: Olson

Motion carried.

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ADJOURNMENT

Motion by Mrs. Long, seconded by Mrs. Beyne, to adjourn the meeting at approximately 11:35 p.m.

Upon call for a vote on the motion, all present voted aye.\*

Motion carried.

\* Means Beyne, Lerner, Long, Olson, Rogal, and Shact all voted aye.

CERTIFIED TO BE CORRECT:

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PRESIDENT - BOARD OF EDUCATION

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SECRETARY - BOARD OF EDUCATION

NEXT REGULAR MEETING: NOV. 13, 2000      Glenbrook Admin. Bldg.  
7:30 P.M.                                      1835 Landwehr Road  
Glenview, Illinois

