

**October 18, 2011  
Executive Session**

**State of Illinois  
County of Cook  
Village of Stickney**

**The Board of Trustees of the Village of Stickney met in Executive Session on Tuesday, October 18, 2011, at 7:28 p.m. in the Stickney Village Hall, Conference Room, 6533 W. Pershing Road, Stickney, Cook County, Illinois**

**Audrey McAdams, Village Clerk stated that the session began at 7:18 p.m. with the following people in attendance: Trustees Mares, Morelli, Walik, White and Zeedyk, Trustee Schimel was absent, President O'Reilly, Village Clerk Audrey McAdams, and Attorney Stanley T. Kuser Jr.**

**President O'Reilly explained that since the previous time we met, the asbestos has been resolved. He used an example that asbestos only has to be abated if something has to be moved such as a wall. If it was involving the tile we wouldn't have take out the tile if we were taking out the wall. President O'Reilly said, "Back when we got the pricing, they quoted \$14,000 to fix the ceiling after the \$23,000, but with the \$14,000 you would have to strip the ceiling down yourself and get it out of the way." On our end, you are going to do that before we purchase it. They (the Sokol people) had to get stuff checked, get it opened up and take care of any potential problems. They stripped the ceiling next to the beam that needs to be fixed.**

**President O'Reilly claimed that he is pretty sure that we could stay within our threshold. We had our plumber out there to look into the bathroom situation. We were advised that a water feed can be tapped upon from the parkway. He noted that the check valve was disabled possibly causing the flooding they experienced. The plumber felt that the drain can be produced. The left side of the front entrance is currently a coat room. They proposed that this could be the location of two new bathrooms. Some adaptations can be made to create the**

bathroom doorways with two window frames that are currently there. Hot water can be accommodated.

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There was no pricing given. President O'Reilly felt that it could stay in the range we want. We could stay within the threshold. He then asked for a consensus from the Trustees to move forward. In addition, he reminded the board that we have until the end of this month before the property can be legally taken from the Sokol people. Then it could be more costly for us. Trustee Mares questioned if the threshold was at \$75,000 for everything combined. Trustee Mares then questioned if the bathrooms had to be done prior to us holding a function there. Attorney Kuser advised us that it would be better if we waited until the remodeling was done prior to holding a function there. We learned that we are responsible to repair the beam.

President O'Reilly reminded us that the closing property taxes needed to be factored in. These taxes are not due yet. All this was included. The property taxes currently owed by the Sokol are approximately \$39,000. Then there is \$14,000 for repairs. Trustee Schimel estimated the bathroom installation at \$10,000. Trustee Mares explained that the Sokol has a small grant that they may use to fix other things. President O'Reilly surmised that they may work on the basement.

Trustee Mare's consensus was to go forward even if the cost went as high as \$85,000.

President O'Reilly reminded us that the appraised value was \$285,000.

Trustee White was pro and voiced his opinion that Trustee Schimel previously had a consensus that he would accept the plan plus or minus 10% of the price. Attorney Kuser then figured it to be \$82,500.

Trustee Walik agreed to the consensus as did Trustee Morelli.

Trustee Zeedyk agreed to the consensus to accept the cost up to \$100,000.

President O'Reilly noted that all the trustees gave a consensus to go ahead.

Attorney Stanley T. Kuser explained the actions necessary pertaining to taking a previous tabled motion from the regular session at the August 16, 2011 board meeting. The motion pertained to purchase of the Sokol Hall.

President O'Reilly adjourned the meeting at 7:31 p.m.

Respectfully submitted,

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**Audrey McAdams, Clerk**

**Approved by me, this 19th day of October, 2011**

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**Daniel O'Reilly, President**