

Village of Justice  
Economic Planning Board Meeting  
7800 S. Archer Road, Justice, IL 60458  
Minutes of Thursday, May 19, 2016



**CALL TO ORDER:** The meeting was called to order at 7:01PM

**ROLL CALL:** Economic Development Coordinator Brittany Abrams called the roll. Present are Chairman Matthew Zarebczan and Board Members: Orley O. Betcher Jr., John Kapecki, Fran Mills, and Joseph Chicola. Excused absence of Board Member Wojciech Dziechciowski.

**APPROVAL OF MINUTES:** The Chair will entertain a Motion: To approve the minutes of the April 21, 2016 regular Economic Planning Board meeting as submitted or if necessary as corrected.

Motion: Fran Mills. Moves: To approve the minutes as submitted.

Second: John Kapecki

VOTE: Orley O. Betcher Jr., John Kapecki, Fran Mills, and Joseph Chicola. All ayes. Motion passed.

**CHAIRMAN'S REPORT:** Chairman Matthew Zarebczan announced the cancelation of the Business and Craft Expo hosted by the Justice/Bridgeview Chamber of Commerce that was to be held on Saturday, May 21, 2016. The event was cancelled due to lack of participation. Following this meeting there will be a working session to finalize the Village of Justice Strategic Plan and all are welcome to join. An update on projects within the village was provided. Frontage Road now has curbs and surface base has been patched. The entire project is estimated to be completed by the first week of July, weather dependent. Illinois Jobs Now project has commenced. The underground sewer work is almost completed and grinding of the roadway surface at 85<sup>th</sup> Ave and 85<sup>th</sup> Court has been done. A toll way meeting was held with Chris Burke Engineering that Chairman Matthew Zarebczan attended. There was an update provided and there are three currently three options for placement of the ramps. Burke Engineering is working with traffic counts to conclude what would be the best option and estimates presenting the results to the Village Board at a workshop that will be in June or July. A remediation plan is currently being put together for the clean-up of the gas station located at 8801 W. 84<sup>th</sup> Place.

**COORDINATOR'S REPORT:** None

**CORRESPONDENCE:** None

**COMMITTEE REPORT:** Business Retention and Expansion:

John Kapecki visited with a business owner, located near the apartments on 88th Avenue, that inquired if there was any possibility of having a shuttle that would bring the children to and from the park located on the north side of town. The business owner also asked if there was any way to have a crosswalk built across Archer Road to make it safer and easier for children to cross Archer Road at 88<sup>th</sup> Avenue. Chairman Matthew Zarebczan mentioned that the apartments may be able to work with the Director of the Justice Park District to sort out a solution. Trustee Sue Small said that as for the crosswalk, it may be possible in future years with the reconfiguration of the toll way and Frontage Road but is not a quick solution at this time. Trustee Hank Oszakiewski mentioned that if a crosswalk was constructed, it would be hard to configure between the two intersections because they are all on the same system and the islands can cause an issue. This issue is something that has been brought up in past years and is a continuing issue that hopefully will be resolved in upcoming years. Orley O. Betcher Jr. said he visited with Brittany Abrams at the Rosary Hill Nursing Home, and the visit was very encouraging. Sister Natalie mentioned how much the village has changed for the better over the years. She now feels that good relationship has been established with the Village and finds the Village to be very helpful. Fran Mills will be working towards contacting the Home Occupation Businesses and asked if the Planning Board can look over the survey questions once more before she begins the process. A shorter survey may be more beneficial when speaking to the Home Occupation Businesses. Joseph Chicola said the time constraints with some of the planning board members has made it tough to schedule visits, but it is working out.

**OLD BUSINESS:** Orley O. Betcher Jr. has started delivering flower pots for the season and estimates that all flower pots will be delivered by Friday. The Welcome Signs for Justice only had half of the sponsors renew from last year. Chairman Matthew Zarebczan advised that he would like to organize a volunteer committee to clean, weed, and plant perennial flower's by the signs. A Straw Vote was requested by Chairman Matthew Zarebczan for consensus on the approval of forming an organized volunteer group to assist with the beautification of the Village Welcome Signs. Economic Development Coordinator Brittany Abrams called the roll; Orley O. Betcher Jr. voted no, John Kapecki yes, Fran Mills voted no, and Joseph Chicola voted yes. Chairman Matthew Zarebczan voted yes and stated that he and Brittany Abrams will research estimates for plants and will ask the approval from the Village Board.

**NEW BUSINESS:** None

**PUBLIC COMMENTS:** Mr. Randall Leise from Bethania Cemetery was present and asked about the development on the Lelko Triangle Property and asked if the Planning Board heard anything in regards to a Speedway possibly being developed in the vicinity of the Lelko Property. Chairman Matthew Zarebczan explained that there has been a proposal for a possible Durbin's, Steak n Egger, and possibly a Chinese restaurant with some store fronts still available on the Lelko Triangle. Nothing has been finalized and at this time more developers could possibly come in with other proposals. Chairman Zarebczan also advised that he has not heard of any interest from Speedway to develop in the Lelko Triangle area. Mr. Leise explained he is excited for development and enjoys being a part of the process when it comes to land use in Justice. Joseph Chicola invited Mr. Leise to join us after the meeting to look over the Strategic Plan for Justice.

**ADJOURNMENT:** The Chair will entertain a Motion to Adjourn.

MOTION: Fran Mills

SECOND: Joseph Chicola

VOICE VOTE: All ayes.

Meeting adjourned at 7:36pm

Respectfully submitted,

Brittany Abrams  
Economic Development Coordinator