

**GREEN GARDEN TOWNSHIP
ANNUAL MEETING MINUTES
APRIL 8, 2025**

- I. The Green Garden Township Annual Meeting was called to order by Clerk Crissy Kraft at 7:00 p.m. on Tuesday, April 8, 2025, in the Green Garden Town Hall. There were 65 electors present, plus, 1 non-resident. The Pledge of Allegiance was recited.
- II. SELECTION OF MODERATOR - Clerk Kraft called for nominations for the meeting moderator. Monroe Striggow nominated Belinda Olszewski, seconded by Wes Shepherd. Clerk Kraft asked for any other nominations, hearing none, Clerk Kraft asked for a motion to close the nominations. Cherie Newton makes the motion, seconded by Donald Murday. After asking if anyone is opposed and hearing none, Clerk Kraft announced Belinda Olszewski to be the moderator at the Annual Town Meeting.
- III. OATH OF MODERATOR - Oath of Moderator administered by Clerk Kraft. Clerk Kraft turned the meeting over to Belinda Olszewski.
- IV. READING AND APPROVAL OF THE 2024 ANNUAL TOWNSHIP MEETING MINUTES - Clerk Kraft did not need to read the minutes of the Annual Town Meeting held April 9, 2024, as prepared by Clerk Kraft as there were copies available to the electors. Olszewski asked for a motion to approve the minutes from the last township meeting. Thomas Becker makes the motion, seconded by Don Murday, All in favor with Aye, motion carried unanimously.
- V. PUBLIC COMMENT – NO public comments.
- VI. CLERK – READING/PRESENTMENT OF TOWNSHIP ANNUAL FINANCIAL STATEMENT – Clerk Kraft had copies available for anyone needing one and is and has been available on the township website. Olszewski asks for a motion to accept the Supervisors Annual Financial Statement as submitted. Jeff Becker makes the motion, seconded by Bill Wagner, All in favor with Aye, motion carried unanimously.
- VII. OPPOSE TOWNSHIP CONSOLIDATION INTO COUNTY GOVERNMENT RESOLUTION 2025-002 – Olszewski explained the resolution states electors do not want to merge with another township and asked if current Trustees would like to add. Hearing none Olszewski asked the electors in favor to say AYE, anyone opposed, NONE, Motion passes unanimously.
- VIII. TOWN HALL UPDATE PRESENTATION AND VOTE ON SUBSEQUENT MEETING – Olszewski explained the meeting will be held on May 20th for all the electors, it was questioned that the agenda did not say May 20th, Olszewski read the request received by registered voters to be on the Annual Meeting Agenda. “A Town Hall update Presentation by the newly elected Supervisor or newly elected Trustee. After the presentation, registered voters will vote to have a Special Town Hall Renovation Meeting that all interested residents of Green Garden Township can attend on May 20th at 6:00 p.m. at Southern Charm Venue, 23504 S. Harlem Avenue, Frankfort, IL 60423. This will be done with a Yes or No vote that evening and will be posted according to the Green Garden rules for meetings. This is binding.” There was some back and forth with the residents about prior viewing, and not reading it beforehand, which Olszewski explained was presented by registered voters and is on the agenda, Olszewski said Dean Christofilos will do the presentation. There was some confusion as to it being a resolution, Olszewski explained it was a petition entered into the township via the clerk to get on the agenda. Christofilos will discuss current town hall renovations and second is an options overview, tonight is not the night to go into details on the options, May 20th is where the residents will show up and share their ideas on what they would like to see happen, add, or new options. Tonight is to mention the four that have already come in, look and hear about them to think about until the May meeting, so asked to resist getting into details, it’s an overview. Christofilos outlined the town hall renovation project currently underway is a \$1.2 million project split into two phases. Phase one is funded by a \$500,000 government ARPA grant, \$58,000 already been paid out, \$100,000 in signed obligated contracts, and phase two is not funded as of now and could cost the township that additional money. Bids have come in much higher than the grant money. *Resident Cesar Nova asked what the \$500,000 was earmarked for, Christofilos said it’s for renovations, Nova said grant money is for a specific reason so if renovation you can only utilize it for renovations. *Supervisor Murday clarified the townships original grant was

\$58,000 for water issues, the additional grant for \$500,000 also earmarked for water issues. Due to the language and restrictions of the grants they worked with County and consultants who oversee the projects. We were able to gain approval from the county to go ahead to do the renovation which would include some work with water, i.e. bathrooms, and potentially septic system, even though the project didn't fit foursquare within the grants identity. The architect broke the project into two phases, first for the \$558,000 and the second phase for later when additional grant monies could be secured, that is where the project left off, no monies have been paid from the township. *Belinda Olszewski asked Murday roughly how much has been paid out thus far and Murday said somewhere between \$50 and \$70 thousand; *Jim Hilliard asked where phase one starts and stops, what does phase one remodeling give us? *Don Murday said replacement of bathrooms, HVAC system, Assessor's office in the current kitchen area, access to and from the building for ADA purposes, and smaller things staying within the grant monies; *Dean Christofilos stated the newly elected township board is unanimously opposed to the renovation of this project, that was the platform they ran on, a few residents questioned the discussion being at the next meeting and Christofilos said it was an update. Christofilos appreciates the efforts of the current board, they are opposed at the 1.2 million costs with both phases, cannot expand the building that sits on a 1/4 acre, parking issues. *Bill Wagner asked if there were any talks about expanding the square footage of the building in which Christofilos said no they were giving the reasons they were opposed, cannot grow here, cannot do an addition if township grows, no equity in the building since Kusemarks own it, there is a quick claim deed, if you don't use it you lose it, and public safety concern, the cars are very close to the street and with the widening of Manhattan-Monee Road with a stop light not sign makes it very dangerous for how close the building is to the road *Wagner said the growth plans are for the property adjacent from the park property down the road and for parking tearing down the garage for more parking. *Cesar Nova said they need a traffic assessment; *Olszewski explained this is general information; *Sue Shepherd says the intersection needs a traffic light; *Christofilos said Monroe spoke with engineer at County and the road will curve around the building; *Matt Kowakowski said they are taking good money and throwing it at bad, the bids are off the charts and his company could do better and would love the chance for them to bid; *Christofilos said he would not like his office where the planned Assessors office is so close to the road; *Joshua Sneed asked how many times the building has been hit in the past; *Christofilos presented the options, not to discuss, but after the presentation there would be a vote for a Special Town Hall Meeting on May 20th.

Option 1 – Continue Phase 1 renovations for \$500,000 grant

Option 2 – Move the existing town hall to the 40 acres owned by the township and partially renovate. *Wagner pointed out being limited to the 7.4 acres, cannot put on park, plan was to share between park and town. More details on May 20th meeting.

Option 3 – Build town hall community center and park with walking trails on the 40 acres of land;

*Chuck Van Groningen questioned if it meant physically pick up building and move, Christofilos said yes, to discuss more on May 20th.

Option 4 – Purchase existing building

*Christofilos explained not wanting to go into details now, the whole point is promote the May 20th meeting to have an open discussion on the options; *Linda Wolf asked where the existing is, Christofilos said Monroe's building on Monee-Manhattan Road; *Ed Colby asked if the road widening was two or four lanes, Christofilos said from his understanding it was turn lanes here and when roads expand traffic increases; *Olszewski asked how long Mark and Cherie worked on the current renovation, about 2 years, so this project will also take time; *Barbara Rizzo asked what outcome they are expecting from the meeting on the 20th, Christofilos said definitely not, they want to hear what the residents want and ideas *Sue Shepherd asked how long they have for the grant money, Christofilos said until the end of 2026; *Barbara Rizzo said the presentation was prejudicial and the meeting on the 20th needs to have more facts for the residents, Christofilos said they want it known they are opposed to the \$1 million investment in this property and is open to three of the options presented. Barbara asked if the entire populace votes on something of this magnitude, not just a board decision? Olszewski asked Murday if the residents voted on any money decisions made thus far. Murday said the distinction is between renovation and purchasing.

Purchasing is a matter for electors; *Ron Christenson questioned if the property is 1.4 acre or ½ acre, it's his understanding the original ¼ acre was measured from the center of the road, when wanting to be built they measured from the right of way, Murday said there is a survey conducted by the engineers showing property lines in the vestibule; *Christofilos said when they take office will have access to more information; *Murday does not feel this was an objective presentation on the town hall and hopes at the May 20th meeting that folks will hear both sides, the current building is an asset to the township and should never sell it, the future was save money to build a new town center with fields, not enough money so, refurbish this until and then use the current building as a museum or something the township can continue to use to never lost don't walk away from an asset; *Christofilos said getting into the specifics is for the May 20th meeting, he thought it was in transparency so people know the current board is in opposition, not of all options; *Wagner said the current board is in favor and the new board opposition, Christofilos said yes and its a to be transparent and get resident input; *Mike Shepherd appreciates the transparency and giving a chance to work together, if money in old building it's not an asset if you cannot sell; *Cesar Nova said does not matter what meeting if they don't find out what they can spend the money on because they may not be able to bring it elsewhere; *Christofilos said they are working to get a straight answer and working on a proposal to present to county. *Wagner said they are circumventing the effort of the next meeting trying to see if he can put his plan in place, Christofilos said no it to get as much information for the meeting. *Joshua Sneed asked if an expert from county will be available at the May 20th meeting to explain the grant requirement, they said they could ask and hope to get the engineer also; they discussed changing dates, changing venues, and researching; *Matt Kowakowski does not want to wait with fear of losing building down the street.

Motion:

Donald Murday makes a motion to have the meeting on May 27th at a place to be determined, advertised on website and in the Vedette when location is confirmed. Bill Wagner seconds the motion. ALL in favor with AYE, NONE opposed, motion carries unanimously.

- IX. EXPLANATION AND DISCUSSION REGARDING OFFICE OF COLLECTOR – *Mr. Thomas Becker the write in republican candidate for Collector, the decision on the race is not over yet, with around 60 mail in ballots to be counted and wants to share his concerns regarding Collector position and why it should not be used. There are 102 counties in Illinois with 99 of them eliminating the position, county does tax collections, issue bills, fines, tax sales, etc. Mr. Becker explained all the reasons for not having a Collector position, what could happen with the position, and responsibilities along with statutes. Would hate to see the position be abused or take advantage of the township board. Mr. Becker wanted to make a motion that the township board defines the duty of collector as based on Illinois statutes 35ILCS200 and 60ILCS1 so the Collector position cannot be abused; *Flanagan argued the motion is out of order and not one the agenda; *Olszewski explained to Mr. Becker not being able to take his motion but can bring before the township board *Michael Flanagan said he has been a public servant for 27 years and never had to fight so hard to donate his time to the township, its free of charge, puts facts over fear. Many townships have collectors that the county has not turned over to the collector, he is here to merely serve the community, you cannot get rid of the position so why not use. Can only abolish with a referendum, the position is not going away, and he is here to serve the community without pay. Olszewski said anyone here could raise their hand and be a volunteer, Wes Shepherd and many others asked Flanagan why he wants it in which Flanagan said to do whatever he can, manage cemeteries that fall under the township management or ownership; *Heidi Christofilos reiterated what Flanagan said if the township owned a cemetery it would fall under the collector, the current board has had the wisdom to maintain cemeteries remain independent with boards running them, many residents have helped to keep the cemeteries looking good and they always welcome help. Heidi also wanted to let everyone know Ron Wagner, who mowed for over 15 years for free, and the current board paid him for two years, then friends of union cemetery took overpaying him, he has passes away. He was a hero, who volunteered and quietly showed up to serve the community and would challenge everyone to be that kind of person who steps up for the community. *Km Koran asked if Mr.

Becker would be stepping down, Mr. Becker said there are several options, confine collector to statutory requirements, certainly resign through a county board ordinance, or a declaratory judgment, or a local referendum and if he can remove the position he will resign, his moto was always "vote me in to vote me out." *Ralph Dietz said Collector's term starts in January as well as the Assessor. *Mike Shepherd asked how many years since we have had a collector, Flanagan said 2001.

- X. NEXT ANNUAL TOWN MEETING - Olszewski entertained a motion to set the Annual Town Meeting from Tuesday, April 13, 2021 at 7p.m. Monroe Striggow makes the motion, seconded by Joshua Sneed . All in favor Aye, motion carried unanimously.
- XI. ADJOURNMENT – Olszewski ask for a motion to adjourn the meeting. makes the motion seconded by John Meuris. Motion carried. Meeting adjourned at 8:15 p.m.

Respectfully submitted, Crissy Kraft, Clerk for Green Garden Township

Moderator: Belinda Olszewski

Clerk: Crissy Kraft



**Oath of Moderator
of
Annual Township Meeting 2025**

STATE OF ILLINOIS)
Green Garden Township) SS.
Will County)

*I do solemnly swear (affirm) that I
will faithfully and impartially discharge
the duties of Moderator at this Town
Meeting, to the best of my ability.*

Belinda Olszewski

Printed name of Moderator

Belinda Olszewski

Moderator Signature

Signed and sworn to before me on

April 8, 2025

Crissy Kraft
Crissy Kraft, Green Garden Township Clerk

Green Garden Board of Trustee Annual Meeting

Green Garden Township Community Building

25506 S. Center Road
Monee, IL 60449

VISITOR LOG

Date: April 8, 2025

| Print Name | Address | Phone # | Email Address |
|----------------------|----------------------------------|--------------|---------------------------------|
| 1. RALPH DIETZ | 25625 S. B. Bristol | | |
| 2. Cherie Newton | 11816 W. offner Peotone IL | 815-474-9255 | ncherie99@yahoo.com |
| 3. DEAN CHRISTOFILOS | 25625 S. B. Bristol Monee, IL | 708-372-8752 | DEAN CHRISTOFILOS @GMAIL.COM |
| 4. Bill Wagner | 10905 W. BROS | 815-469-4272 | |
| 5. Christina Kraft | | | |
| 6. MARK KORAN | 10324 Monee-Markottam | | |
| 7. Deana Nassat | | | |
| 8. Barbara Rizzo | | | |
| 9. Kim Koran | | | |
| 10. Michael Franagan | | | |
| 11. LINDA ROSS | | | |
| 12. Jim Ross | | | |
| 13. JANET SCHAEFER | | | |
| 14. M. Brand | | | |
| 15. Bonnie Lamb | | | |
| 16. TED LAMB | | | |
| 17. MARK SARKISIAN | | | |
| 18. CESAR NAVA | | | |
| 19. DONALD BUSHONG | | | |
| 20. Jane Bushong | | | |

Green Garden Board of Trustee
Annual Meeting

Green Garden Township Community Building

25506 S. Center Road
Monee, IL 60449

VISITOR LOG

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| Print Name | Address | Phone # | Email Address |
|-----------------------|---------|---------|---------------|
| 21. Belinda Olszewski | | | |
| 22. Dennis Olszewski | | | |
| 23. Ann Marie Nagel | | | |
| 24. Carol Hilliard | | | |
| 25. Craig Finstrom | | | |
| 26. Jim Hilliard | | | |
| 27. Sue Shepherd | | | |
| 28. Mike Shepherd | | | |
| 29. Donald Stoen | | | |
| 30. John McLean | | | |
| 31. Mary K. Treutz | | | |
| 32. Wesley Shepherd | | | |
| 33. Mike Kavanagh | | | |
| 34. JAKE REYLING | | | |
| 35. Kathy Dettmering | | | |
| 36. RAY Dettmering | | | |
| 37. Stacie Stank | | | |
| 38. David M Wolf | | | |
| 39. Linda Wolf | | | |
| 40. Dave Wolf | | | |

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Green Garden Township Community Building

25506 S. Center Road
Monee, IL 60449

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Date: April 8, 2025

| | Print Name | Address | Phone # | Email Address |
|-----|------------------------|---------|---------|---------------|
| 41. | Davey TARWATER | | | |
| 42. | Carl Schmitt | | | |
| 43. | Heidi Clark | | | |
| 44. | JOHN LOVEJOY | | | |
| 45. | C. J. Hill | | | |
| 46. | R. W. Wally | | | |
| 47. | Judy Blake | | | |
| 48. | Thomas Burk | | | |
| 49. | James Wayman | | | |
| 50. | Laura Preuch | | | |
| 51. | Randy Kowser | | | |
| 52. | Kenneth Stachnik | | | |
| 53. | CAROL LINCOLN | | | |
| 54. | GARY Lincoln | | | |
| 55. | TON MURDAY | | | |
| 56. | Nancy Nowakowski | | | |
| 57. | Matt Nowakowski | | | |
| 58. | Lash Zutter | | | |
| 59. | John Suddler | | | |
| 60. | Ed Qasmok | | | |

OVER

61- Simon G. Mezydlo

62- Laura Van Groningen

63- Charles Van Groningen

64- KYLIE CANTONTE (No voting)

65