

VILLAGE OF HODGKINS

BUILDING COMMITTEE

June 1, 2015

Meeting called to order: 7:00 pm

Those present: Paul Struve, Chairman
Don Cuttill, Member
Larry Rice, Member

Those Absent: Dominic Misasi, Member

Also Present: Stephanie Gardner, Clerk
Vicky Moxley, Trustee
John O'Connell, Village Attorney
Tim Kovel, Building Inspector
Dan Tholotowsky, Code/Life Safety Officer

Pledge of Allegiance

There was a discussion for a Business License for Fil Cab Taxi Cab Transportation operation and automotive repair. This business is located at 7099 Santa Fe Drive, Unit F. Rachel Belonio and Eugene Monteclaro co owner/operators were present for the meeting. They are leasing the unit from George Cody. Per Mr. Tholotowsky this owner has been non-compliant with code violations on other units that he owns, and he has not been cooperative with the fire inspectors. The building will have a fire and building inspection done. Mr. Kovel and Mr. Tholotowsky will schedule the inspections. This business leases taxi cabs to drivers. It has the potential to operate 24hrs a day. They do mechanical repairs on the taxi cabs when they break down, engine overhauls, and any other mechanical work that needs to be done. They also do mechanical work for family and friends vehicles. They will not do dispatch from this location at this time. There was a consensus to issue a business license upon the completion of the fire and building inspections. Consensus made by Mr. Struve, Mr. Cuttill, Mr. Rice, Mrs. Moxley.

On the agenda was a discussion regarding the inspection process for property transfers. According to Mr. Struve, the building committee, along with Mr. Kovel needs to come up with standard operating procedures and a checklist for the inspection process on properties, being that it is part of the ordinance. It was also suggested that the Mobile home form and business forms also be updated. There was a recent last minute inspection of a home at 6506 Chester Ave which was for sale. According to Mr. O'Connell the sale fell through after the inspection. He feels that this property would be

a good property to purchase by the village to demolish for the town beautification project. Mr. O'Connell feels that the trustees should make a recommendation to the planning committee to setup a fund so the village can purchase these types of properties in the future. According to Mrs. Moxley there is a line item in the beautification budget for purchases like these. The Village will make back a fair amount of money back when the property is sold and the money would go back into the fund. Consensus was made by Mr. Struve, Mr. Cuttill, Mr. Rice and Mrs. Moxley for Mr. O'Connell to contact the broker for the purchase of the property.

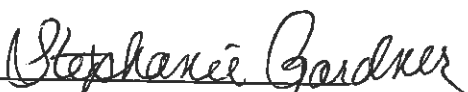
Next on the agenda was a discussion regarding the existing business license for Two Wires which is located at 6880 River Road Unit #15. This business has not renewed their license and it is uncertain if they are still operating out of the location. Mr. O'Connell knows the attorney for the owner and will reach out to him and find out the intentions of the business operation.

There was also a discussion for a business license for Partners Dimensional, which is located at 7195 Santa Fe Drive. They do have a current business license, but whether they have complied with the requirements that were set forth before them is questionable. The Village is not aware if there was a change of hands at this property. Mr. Kovel and Mr. Tholotowsky will contact the property owners to look into these issues.

According to Mr. Struve and Mr. Kovel, in the future we need to have more stringent requirements on what is needed to get a business license in the village. On the application we can possibly add an area if the business owner is leasing the property and who the owner is, and possibly a spot for a business license number on the application. It was discussed about sending a letter out and/or putting on our Village Web page the requirements for a business license.

Under Old Business, Jencho Corporation is starting to be in cooperation with the village to start working on the Lenzi Ave. apartments. Plans are suspected to be submitted and reviewed by Mr. Kovel and Mr. Tholotowsky. There will be more discussion in the next few weeks.

Adjourned: 7:42 P.M.


Stephanie Gardner, Clerk