

**BOARD OF EDUCATION
SCHOOL DISTRICT 162
COOK COUNTY
RICHTON PARK, IL 60471
April 16, 2019**

“Excellence Is the Expectation.”

TEFRA PUBLIC HEARING

Convened: 6:45 p.m.

Adjourned: 6:50 p.m.

BOARD MEMBERS PRESENT: Felix Simpkins, President; Ron Bean, Vice President; Kevin Murphy, Secretary; Alicia Rodman McCray; Evelyn Green; Sandi Gordon; Karen McCray

BOARD MEMBERS ABSENT: None

OTHERS PRESENT: Dr. Blondean Y. Davis, Lee Stanton, Earnestine Foster, Mark Walczak, Yvonne Williams, Deborah Duskey, David Rupert, Latunja O. Williams, Sheloanda Porche-Box, Jo Ross, Carl Cogar, Narishea Parham, Stephanie Healy, Camilla Covington, Brenda Calvin, Greg Huelsman, Kim McGuire, Sandra Banger, Bill Howard, Lara Reznick, Amanda Godin, Dr. Rob Tomic, Cory Gold, Tracye Hutsona, Karen Clay, Pat Ransford, Don Ransford, Trina Matthews, Emilse Jones, Patrice Cogar, S.B. Angelo, Monica Fountain, Leticia Eddings, Kristina Smith-Ross, Karmyn Smith-Ross, C. Dupre, Debbie Szczecina, Lorrie Clayton, Eric Lites, Jessica Washington

MINUTES OF THE TEFRA PUBLIC HEARING

Mr. Simpkins conducted the TEFRA Public Hearing and called the meeting to order at 6:45 p.m. He noted that there was a quorum and directed the Board secretary to make a roll call notation. Mr. Simpkins explained that, pursuant to the Internal Revenue Code of 1986, the TEFRA hearing was being held to receive public comment on the District’s proposal to sell

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bonds in the amount not to exceed \$14,500,000 for the purpose of building and equipping additions to and altering, repairing, and equipping District buildings, including a District building currently being leased to Southland College Prep Charter High School located at 4601 Sauk Trail, Richton Park, Illinois 60471.

Mr. Craig Englert, assistant superintendent of business services, stated that pursuant to the Internal Revenue Code of 1986, the District is required to hold a TEFRA Hearing in order to issue bonds for the purpose of constructing something that will be used in whole or in part by a 501(c)(3) organization (Southland College Prep).

Mr. Simpkins presented a copy of the publisher's affidavit, with a newspaper clipping attached, showing the publication on March 22, 2019, of the notice of the TEFRA Hearing in the *Daily Southtown*, a newspaper of general circulation in the District, which affidavit is on file in the office of the District as part of the permanent record of the District.

Mr. Simpkins invited public and Board member comment and written testimony on the bond proposal. There was no public comment and no written testimony on the matter; however, Board Member Bean asked Mr. Robert Hall, the attorney for the District, to discuss the allocation of costs between the District and Southland College Prep regarding operation of the District's 4601 Sauk Trail Property, where an addition is anticipated to occur, with funding of the addition to be provided from the proceeds of the bond issue that is the subject of this hearing. Mr. Hall explained that, pursuant to a lease agreement between District 162 and Southland, Southland pays to District 162 a fair market rate of \$17 per square foot for the space that Southland utilizes at the 4601 Sauk Trail Property. Mr. Hall referenced the Board's approval of its most recent lease with Southland at the Board's meeting in March 2019, after the Board had received documentation from the District's Chief Financial Officer, which established that the lease rate of \$17 per square foot continues to align with the current market rate for leases in the area. Mr. Hall noted that, to the extent that Southland utilizes additional space at the 4601 Sauk Trail Property after the addition to the property is completed, Southland

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will continue to make market rate lease payments to District 162 for all space that Southland utilizes, just as it has in the past.

Mr. Simpkins then announced that all persons desiring to be heard had been given an opportunity to present oral and written testimony with respect to the proposed issuance of the Bonds.

Adjournment

The Board closed the TEFRA hearing without further comment from the public or the Board members. Mr. Murphy moved, seconded by Mrs. Gordon, to finally adjourn the TEFRA Hearing.

The motion carried by a unanimous roll call vote:

YES

NO

Bean

Green

Murphy


Rodman McCray

Gordon

McCray

Simpkins

Mr. Simpkins finally adjourned the TEFRA Public Hearing at 6:50 p.m.


President


Secretary