

Council Minutes

November 21, 2000

MINUTES OF A REGULAR MEETING OF THE ZION CITY COUNCIL
HELD ON TUESDAY, NOVEMBER 21, 2000, AT 7:03 P.M. IN THE CITY
COUNCIL CHAMBERS, CITY HALL, ZION, ILLINOIS

Chief LaBelle gave inspirational comments.

Mayor Harrison called the meeting to order.

On call of the roll the following answered present: Commissioners Taylor, Monk, Bennett, Rogers and Mayor Harrison.

Mayor Harrison led in the Pledge of Allegiance to the Flag.

AGENDA CHANGES

Clerk Mackey requested deleting a payment from the Consent Agenda for Rydin Decal, vehicle decals and aluminum tags, \$1,690.00, item 6.d.

Commissioner Rogers requested adding to consider an expenditure for a water heater for City Hall, item 8.i.

Commissioner Taylor requested a separate vote for the approval of the minutes of the Regular Meeting and Executive Session held on November 7, 2000, item 6.a.

PUBLIC HEARING/ LOCAL LAW ENFORCEMENT BLOCK GRANT

Mayor Harrison opened the public hearing for the Local Law Enforcement Block Grant Program at 7:07 P.M. Captain Nugent stated the Local Law Enforcement Block Grant is for \$32,126 plus the City's portion of \$3,570 for a total of \$35,696. Captain Nugent stated the Block Grant Advisory Board recommends this grant be used to purchase the following: · a security control system for the Police Building at an estimated cost of \$17,000 · a digital phone system for the Police Department at an estimated cost of \$17,000 Commissioner Rogers questioned when these funds would be available. Captain Nugent stated they need to draw down on the funds by December 14. Questions and/or comments were invited from the public, and there were none. Mayor Harrison declared the public hearing closed at 7:11 P.M.

NOVEMBER 7, 2000 MINUTES

It was moved by Commissioner Monk, seconded by Commissioner Rogers to approve the minutes of a Regular Meeting and Executive

Session held on November 7, 2000 at 7:02 P.M. The vote on roll call was: Commissioners Taylor, pass; Monk, aye; Bennett, aye; Rogers, aye; and Mayor Harrison, aye. Motion carried.

CONSENT AGENDA

It was moved by Commissioner Monk, seconded by Commissioner Bennett that the Consent Agenda be approved as follows:

(a) MINUTES of a Workshop/Special Meeting held on November 13, 2000 at 5:03 P.M., with all members having previously received copies.
(b) DEPARTMENTAL REPORTS: Building Inspector's Report, month ending October 31, 2000; Fire/Rescue Department Monthly Report, October, 2000; Public Works Department Monthly Report, October, 2000
(c) BILLS: Vouchers 73519 through 73666 drawn on the National City Bank, \$596,681.53; First Midwest Bank, \$76,399.13: Total: \$673,080.66
(d) PAYMENTS: Kane, McKenna & Associates, Inc., professional services rendered on the South Sheridan Road TIF Project, \$6,903.75; Belski Electric, street light installation, \$5,698.00; Illinois Municipal League, 2001 Drug/Alcohol Program, \$1,072.00; Jetco, Ltd., painting of carillon, \$6,000.00; Schulmerich Carillons, Inc., equipment, \$5,081.94; Deigan & Associates, professional engineering consulting services, \$1,508.54; Ciorba Group, Inc., professional engineering services rendered on Galilee Avenue reconstruction project, \$32,397.03; Fraunhoffer Engineering Associates, P.C., professional engineering services rendered on Route 173 sanitary sewer project, \$307.50 & \$1,267.50 and 21st Street sanitary sewer project, \$872.50 & \$1,562.50; Total: \$4,010.00 (e) RECEIVE & PLACE ON FILE: Treasurer's Report, April 30, 2000 The vote on roll call was: Commissioners Taylor, aye; Monk, aye; Bennett, aye; Rogers, aye; and Mayor Harrison, aye. Motion carried.

AUTHORIZING CONTRACT/LANDSCAPING/POLICE BUILDING

It was moved by Commissioner Rogers, seconded by Commissioner Taylor that an Ordinance (00-0-90) be passed authorizing a contract for a landscaping project for the Police Administration Building with C.W. Landscape Company for a total cost of \$14,670.00. The vote on roll call was: Commissioners Taylor, aye; Monk, aye; Bennett, aye; Rogers, aye; and Mayor Harrison, aye. Motion carried. Ordinance passed.

AUTHORIZING CONTRACT/PAVEMENT REPAIRS/LEWIS AVENUE

It was moved by Commissioner Taylor, seconded by Commissioner Bennett that an Ordinance (00-0-91) be passed authorizing a contract for emergency pavement repairs on Lewis Avenue north of 25th Street with Meridian Construction for a total cost of \$13,100.00. The vote on roll call was: Commissioners Taylor, aye; Monk, aye; Bennett, aye; Rogers, aye; and Mayor Harrison, aye. Motion carried. Ordinance passed.

AUTHORIZING CONTRACT/ENGINEERING SERVICES/WATER & SEWER MAINS

It was moved by Commissioner Bennett, seconded by Commissioner Monk that an Ordinance (00-0-92) be passed authorizing a contract for engineering services for the extension of water and sewer mains in Stella Court and the Jethro-Horeb alley with Fraunhofer Engineering Associates for a total cost of \$4,990.00. The vote on roll call was: Commissioners Taylor, aye; Monk, aye; Bennett, aye; Rogers, aye; and Mayor Harrison, aye. Motion carried. Ordinance passed.

AMEND MUNICIPAL CODE/CONTAINERIZED GARBAGE

It was moved by Commissioner Monk, seconded by Commissioner Rogers that an Ordinance (00-0-93) be passed amending the Municipal Code of the City of Zion, as amended, Section 74-10, regarding the duty to provide a container for garbage. Commissioner Rogers noted that residents may use the metal containers for yard waste. Any resident, who can show proof of financial hardship preventing the purchase of a container, may apply to the city for assistance. Any resident who receives a non-compliance ticket regarding this ordinance may appeal the violation to the Building Department Advisory Panel. The Advisory Panel is a recommending body only, with the final decision to be made by the City Council. Commissioner Taylor noted any assistance would be through the General Fund, since this is an Enterprise Fund. The vote on roll call was: Commissioners Taylor, aye; Monk, aye; Bennett, aye; Rogers, aye; and Mayor Harrison, aye. Motion carried. Ordinance passed.

ZION LIQUOR CONTROL ORDINANCE

Mayor Harrison stated changes have been made since the first reading of the Zion Liquor Control Ordinance, therefore an additional first reading of the amended ordinance is necessary. Attorney Lombardo noted only three (3) licenses are authorized. Attorney Lombardo also noted a section of this ordinance pertains specifically to persons ineligible to be licensed. It was moved by Commissioner Taylor, seconded by Commissioner Rogers to approve the amended first reading of the Zion Liquor Control Ordinance, and for the second reading to be held on December 5. The vote on roll call was: Commissioners Taylor, aye; Monk, aye; Bennett, aye; Rogers, aye; and Mayor Harrison, aye. Motion carried.

ANNEX/5600 9TH STREET

It was moved by Commissioner Rogers, seconded by Commissioner Bennett to deny the pre-annexation and annexation, as petitioned, of certain territory to the City of Zion known as 5600 9th Street. The vote on roll call was: Commissioners Taylor, aye; Monk, aye; Bennett, aye; Rogers, aye; and Mayor Harrison, aye. Motion carried.

DKI/HORIZON VILLAGE

A memo (00-DOC-164) was received from Peter Cioni, regarding a proposal from DKI Real Estate Investment & Development for the acquisition of Horizon Village. Daniel Kotcher, representing DKI, and Richard Goldstein, representing Ludwig and Company, requested approval of an inducement resolution authorizing the issuance of tax-exempt bonds. These bonds would allow for the acquisition and renovation of the apartment complex. Horizon Village was built in 1984, and has been managed by Ludwig and Company since 1989. Mr. Kotcher stated this financing would allow for the continuation of housing for low-income seniors. The bond financing would make available approximately \$2 million for the renovation of all 276 apartments. Renovations are anticipated to take between 12 to 14 months. This acquisition would ensure that Ludwig and Company would continue to provide property management. Commissioner Bennett questioned whether or not this project would be competing for funds with other industrial development. Mr. Kotcher stated the project would be in competition for State funds. Mayor Harrison questioned whether or not this would impair the City's ability for industrial projects. Mr. Cioni stated since funds are highly sought throughout the state, such funds are expended early in each year, so any other projects would have to be ready now to apply. The Council agreed for an Inducement Resolution to be prepared and to be brought before the City Council on December 5.

CHRISTMAS IN APRIL

Frank Flammini and Jim Weidner presented a video regarding the Christmas in April program. This past April, four homes in Zion were repaired through this program. The National chapter of Christmas in April noted that great support was evidenced in Zion, especially for a first year. The date for next year is April 28, 2001. Eleven applications have been received so far, with a deadline of November 30. Volunteers are needed for this one-day project, and donations are always appreciated.

ZION PARK DISTRICT HOME & TRADE SHOW

A letter (00-DOC-165) was received from the Zion Park District, requesting participation in the 2001 Home and Trade Show. This show will take place on April 20-22, 2001. The City has participated in the past utilizing two booths for a cost of \$330.00, plus the donation of a door prize. It was moved by Commissioner Taylor, seconded by Commissioner Monk to approve participation in the Zion Park District's 24th Annual Home and Trade Show on April 20-22, 2001, utilizing two booths, and authorizing the expenditure of \$330.00, plus a door prize donation. The vote on roll call was: Commissioners Taylor, aye; Monk, aye; Bennett, aye; Rogers, aye; and Mayor Harrison, aye. Motion carried.

EMPLOYEE HOLIDAY GIFTS

A memo (00-DOC-166) was received from Clerk Mackey, regarding holiday gifts for City employees. Ms. Mackey recommended checks be processed as follows: All full-time and part-time employees, auxiliary, paid-on-call & volunteers \$25.00 It was moved by Commissioner Taylor, seconded by Commissioner Rogers to approve the preparation of employee holiday checks, as recommended. The vote on roll call was: Commissioners Taylor, aye; Monk, aye; Bennett, aye; Rogers, aye; and Mayor Harrison, aye. Motion carried.

TAB OF BIDS/TELEPHONE SYSTEM/FIRE/RESCUE DEPT.

A Tabulation of Bids (00-DOC-167) was received from Chief LaBelle regarding the purchase of a telephone/paging system for the Fire/Rescue Department. Chief LaBelle recommends awarding the contract to the lowest responsible and responsive bidder, Radicom, Inc., in the amount of \$15,483.00. It was moved by Commissioner Monk, seconded by Commissioner Bennett to approve the purchase of a telephone/paging system for the Fire/Rescue Department with Radicom, Inc. in the amount of \$15,483.00, and for an ordinance to be prepared accordingly. The vote on roll call was: Commissioners Taylor, aye; Monk, aye; Bennett, aye; Rogers, aye; and Mayor Harrison, aye. Motion carried.

THERMAL IMAGING CAMERA/FIRE/RESCUE DEPT.

A memo (00-DOC-168) was received from Chief LaBelle, requesting permission to consider a joint purchase of a thermal imaging camera unit. The Quad One North Departments, made up of Zion, Winthrop Harbor, Newport and Bonnie Brook, have agreed to a cooperative purchase of this equipment. The camera unit would be kept on Zion's ladder truck, and would be made available to all departments, as needed. Seven units were examined, resulting in a decision to purchase the Bullard unit for a total cost of \$17,000.00. The City of Zion would be responsible for one-fourth or \$4,250.00. This is a budgeted item. Firefighter Tom Bailey stated this camera allows firefighters to see in a limited visibility environment, and this particular unit tested best overall of the cameras compared. 11/21/00 It was moved by Commissioner Monk, seconded by Commissioner Bennett to approve the joint purchase of a Bullard thermal imaging camera unit with the Quad One North Departments, authorizing a payment in the amount of \$4,250.00 as the City's portion of this purchase. The vote on roll call was: Commissioners Taylor, aye; Monk, aye; Bennett, aye; Rogers, aye; and Mayor Harrison, aye. Motion carried.

UNIMPROVED NORTH AVENUE/VACATION

A memo (00-DOC-169) was received from Peter Cioni, considering a proposed vacation of the unimproved portion of North Avenue. This unimproved right-of-way is between Yale Avenue and Illinois Avenue. Doug Roberts of 3339 Sharon Place has requested this vacation, which is adjacent to his property. Parts of North Avenue are in Zion and parts are

in Beach Park. Mr. Cioni stated Beach Park has agreed that this right-of-way would probably never be developed. Mr. Cioni also stated that Mr. Roberts' attorney has requested, if the City supports this vacation, to waive any conflict of interest regarding his representation. Commissioner Monk questioned whether or not utilities would be affected. Mr. Cioni stated utilities are located off Sharon Place. A motion was made by Commissioner Monk to approve the vacation of the unimproved portion of North Avenue. Commissioner Bennett stated the entire roadway should be vacated, if it is going to remain undeveloped. Mr. Cioni stated all adjoining property owners would then be affected, and part of this roadway is in Beach Park. Commissioner Rogers suggested requesting a letter from Beach Park, asking them to state in writing whether or not they have any objections to the vacation. At this time, Commissioner Monk withdrew his motion. A motion was made by Commissioner Rogers to waive any known conflict regarding the representation of Mr. Roberts' attorney. No second was made on this motion. The Council directed Peter Cioni to obtain a letter from Beach Park in order to ascertain their interest in vacating North Avenue along three properties, and to defer this item until the December 5th meeting.

SIGN ORDINANCE AMENDMENTS

Commissioner Rogers stated amendments to Zion's Sign Ordinance have just been received, therefore, she requested this item be deferred until the next meeting, in order to allow ample time to study all changes. It was moved by Commissioner Rogers, seconded by Commissioner Taylor to table the amendments to the Sign Ordinance until the December 5th meeting. The vote on roll call was: Commissioners Taylor, aye; Monk, aye; Bennett, aye; Rogers, aye; and Mayor Harrison, aye. Motion carried.

CITY HALL WATER HEATER

Commissioner Rogers noted City Hall is without a working water heater. Building Department staff has determined that the replacement of the water heater including labor would be \$525.00. The new heater would also need an expansion tank and a backflow preventor at a cost of \$1,923.00, including labor and electrical work. Ernie Peterson Plumbing and Osborne Electric have done the needed work to date. Commissioner Rogers also informed the Council of the existence of asbestos around the pipes. Mayor Harrison noted that this emergency request is less than \$2,500.00. It was moved by Commissioner Rogers, seconded by Commissioner Taylor to authorize expenditures totaling \$2,448.00 to Ernie Peterson Plumbing and Osborne Electric for the City Hall water heater and related equipment. The vote on roll call was: Commissioners Taylor, aye; Monk, aye; Bennett, aye; Rogers, aye; and Mayor Harrison, aye. Motion carried.

CITIZEN COMMENTS

Jennifer Lejman and the Neighborhood Watch Group of the 3000 block of Emmaus are requesting brighter street light bulbs on existing poles at four intersections. This group has been working with Captain Booth, and feels the brighter lights would help deter criminal activity. Brian Usher stated he will have cost information available for the next meeting.

June Potter thanked everyone for their participation in this Neighborhood Watch Group.

ANNOUNCEMENTS

November 23 & 24	City Hall closed for Thanksgiving
December 1	Chamber of Commerce Tree Lighting and Santa arrival Festival of Lights Parade of Lights and Kringle's Kingdom opening
December 2	Dedication of carillon
December 5	City Council meeting

EXECUTIVE SESSION

It was moved by Commissioner Taylor, seconded by Commissioner Monk that the Council recess to Executive Session at 8:49 p.m. to discuss possible litigation, collective bargaining and the sale and purchase of real estate. The vote on roll call was: Commissioners Taylor, aye; Monk, aye; Bennett, aye; Rogers, aye; and Mayor Harrison, aye. Motion carried.

The Council reconvened at 11:20 p.m. with all members present.

POLICE DEPARTMENT PATROLMAN

It was moved by Commissioner Monk, seconded by Commissioner Bennett to approve the addition and hiring of one Patrolman in the Police Department, and to amend the Personnel Authorization accordingly. The vote on roll call was: Commissioners Taylor, aye; Monk, aye; Bennett, aye; Rogers, aye; and Mayor Harrison, aye. Motion carried.

BELLI & KENNY DEVELOPMENT SERVICE

It was moved by Commissioner Bennett, seconded by Commissioner Rogers to authorize Mayor Harrison to sign the Belli & Kenny, L.L.C. consultant summary for development services. The vote on roll call was: Commissioners Taylor, aye; Monk, aye; Bennett, aye; Rogers, aye; and Mayor Harrison, aye. Motion carried.

APPRAISAL/2700 SHERIDAN ROAD

It was moved by Commissioner Taylor, seconded by Commissioner Monk to authorize payment to Leech Associates Appraisal Service in the amount of \$900.00 from the TIF District Fund for the appraisal of 2700 Sheridan Road. The vote on roll call was: Commissioners Taylor, aye; Monk, aye; Bennett, aye; Rogers, aye; and Mayor Harrison, aye. Motion carried.

ADJOURN

There being no further business to come before the Council at this time, it was moved by Commissioner Bennett, seconded by Commissioner Rogers and unanimously approved the meeting be adjourned at 11:35 p.m. Motion carried.