

MINUTES OF A REGULAR MEETING OF THE ZION CITY COUNCIL HELD ON TUESDAY, JANUARY 17, 2006, AT 7:02 P.M. IN THE CITY COUNCIL CHAMBERS, CITY HALL, ZION, ILLINOIS

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Mayor Harrison called the meeting to order.

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

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

BEE-PRENTICE PROGRAM

Delaine Rogers stated that 18 students have been accepted into the Bee-prentice Program, and interviews will be conducted next week. The Bee-prentice applicants are:

Brian Abrams	Heather Meyerhofer
Edward Avila	Lauren Miller
Shanta Barnes	Christina Morrow-Stam
Max Davern	Brandon Orawiec
Andrew Duncan	Claire Reed
Sherman Henry	Antonia Sajuan
Elliott Hughes	Victorian Smith
Aisha Khan	Ashley Thomas
Kirby McDonald	Monica Williams

CONSENT AGENDA

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

- (a) **APPROVAL OF MINUTES** of a Regular Meeting held on January 3, 2006 at 7:03 P.M. and approval but not release of Closed Session minutes of a meeting held on January 3, 2006 at 8:35 P.M., with all members having previously received copies.
- (b) **DEPARTMENTAL REPORTS:** Building Inspector's Report, December 2005
- (c) **BILLS:** Vouchers 92736 through 92977 drawn on National City Bank, \$1,275,649.31 less manual check, \$26,000; Net Total: \$1,249,649.31
- (d) **PAYMENTS:** A-Rest-A-Pest, pest control services rendered, City Hall, \$456.00, Fire Station #1, \$360.00, Fire Station #2, \$200.00, Public Works, \$364.80; Total: \$1,380.80

The vote on roll call was: Commissioners Taylor, aye; Bennett, aye; DeTienne, aye; Flammini, aye; and Mayor Harrison, aye. Motion carried.

CHILD DAY CARE CENTER/SPECIAL USE/2647 SHERIDAN ROAD

It was moved by Commissioner Flammini, seconded by Commissioner Taylor that an Ordinance (06-0-6) be passed granting a Special Use Permit for the operation of a child day care business at 2647 Sheridan Road, Zion, Illinois. The vote on roll call was: Commissioners Taylor, aye; Bennett, nay; Flammini, aye; DeTienne, nay; and Mayor Harrison, aye. Motion carried. Ordinance passed.

ABATING TAX/SOUTH SHERIDAN ROAD

It was moved by Commissioner Taylor, seconded by Commissioner Bennett that an Ordinance (06-0-7) be passed abating the tax levied for the year 2005 to pay the principal of and interest on \$2,200,000 general obligation bonds, series 2004A, (Area 3 South Sheridan Road Special Tax Allocation Fund Alternate Revenue Source) of the City of Zion, Lake County, Illinois. The vote on roll call was: Commissioners Taylor, aye; Bennett, aye; Flammini, aye; DeTienne, aye; and Mayor Harrison, aye. Motion carried. Ordinance passed.

ABATING TAX/ROAD IMPROVEMENTS

It was moved by Commissioner Bennett, seconded by Commissioner DeTienne that an Ordinance (06-0-8) be passed abating the tax levied for the year 2005 to pay the principal of and interest on \$3,000,000 general obligation bonds, series 2003, (Combined Zion Energy LLC Agreement Fees and Motor Fuel Tax Receipts Alternate Revenue Source) of the City of Zion, Lake County, Illinois. The vote on roll call was: Commissioners Taylor, aye; Bennett, aye; Flammini, aye; DeTienne, aye; and Mayor Harrison, aye. Motion carried. Ordinance passed.

ABATING TAX/SHERIDAN ROAD STREETScape

It was moved by Commissioner Taylor, seconded by Commissioner Bennett that an Ordinance (06-0-9) be passed abating the tax levied for the year 2005 to pay the principal of and interest on \$5,000,000 general obligation bonds, series 2002-B, (Combined Zion Energy LLC Agreement Fees and Motor Fuel Tax Receipts Alternate Revenue Source) of the City of Zion, Lake County, Illinois. The vote on roll call was: Commissioners Taylor, aye; Bennett, aye; Flammini, aye; DeTienne, aye; and Mayor Harrison, aye. Motion carried. Ordinance passed.

It was moved by Commissioner DeTienne, seconded by Commissioner Bennett that an Ordinance (06-0-10) be passed abating the tax levied for the year 2005 to pay the principal of and interest on \$4,975,000 general obligation bonds, series 2002-A, (Special Tax Allocation Fund Alternate Revenue Source) of the City of Zion, Lake County, Illinois. The vote on roll call was: Commissioners Taylor, aye; Bennett, aye; Flammini, aye; DeTienne, aye; and Mayor Harrison, aye. Motion carried. Ordinance passed.

ABATING TAX/MIDWESTERN REGIONAL MEDICAL CENTER

It was moved by Commissioner Bennett, seconded by Commissioner Taylor that an Ordinance (06-0-11) be passed abating the tax levied for the year 2005 to pay the principal of and interest on \$30,000,000 taxable general obligation bonds (Alternate Revenue Source), series 2002 (Midwestern Regional Medical Center Project), of the City of Zion, Lake County, Illinois. The vote on roll call was: Commissioners Taylor, aye; Bennett, aye; Flammini, aye; DeTienne, aye; and Mayor Harrison, aye. Motion carried. Ordinance passed.

ABATING TAX/WATERWORKS & SEWERAGE SYSTEM

It was moved by Commissioner Bennett, seconded by Commissioner DeTienne that an Ordinance (06-0-12) be passed abating the tax levied for the year 2005 to pay the principal of and interest on \$3,500,000 taxable general obligation bonds (Waterworks & Sewerage System Alternate Revenue Source), series 2001, of the City of Zion, Lake County, Illinois. The vote on roll call was: Commissioners Taylor, aye; Bennett, aye; Flammini, aye; DeTienne, aye; and Mayor Harrison, aye. Motion carried. Ordinance passed.

1504 WINTHROP COURT/MINOR RESUBDIVISION

A memo (06-DOC-3) was received from John Jones, considering the minor subdivision of 1504 Winthrop Court. The pre-development team recommends denying this request, as the size of this parcel is due to the vacation of the Kedron Blvd. right of way, and the wish is for the development of a same-quality home as surrounding properties. Mr. Jones stated an adjacent neighbor has requested placing this issue on hold. Commissioner Flammini stated the vacation of Kedron Blvd. was approved with the understanding that one home would be constructed. Property owner, Jason Gold, stated the property is zoned R-13, and including the vacated right-of-way portion, the property is now 30,000 square feet.

It was moved by Commissioner Flammini, seconded by Commissioner Bennett to deny the request for the minor subdivision of 1504 Winthrop Court. The vote on roll call was: Commissioners Taylor, aye; Bennett, aye; Flammini, aye; DeTienne, aye; and Mayor Harrison, aye. Motion carried.

L & C, INC/2300 SHERIDAN ROAD/SETBACK VARIANCE

The Planning and Zoning Commission considered a request for approval of a frontage setback variance for the service station at 2300 Sheridan Road, as petitioned by L & C, Inc. and Sunny Joseph – Zoning Docket 06-Z-1. The Planning/Zoning Commission recommended approval. Mr. Joseph wishes to construct a new retail sales mart with gas pumps and a car wash facility. The weather canopy would encroach into the Sheridan Road setback by approximately seven feet. John Jones stated there is also a need to consolidate all lots into one.

It was moved by Commissioner Bennett, seconded by Commissioner Flammini to grant approval for a frontage setback variance for 2300 Sheridan Road, as requested, consolidating all lots into one parcel, and for an ordinance to be prepared accordingly. The vote on roll call was: Commissioners Taylor, aye; Bennett, aye; Flammini, aye; DeTienne, aye; and Mayor Harrison, aye. Motion carried.

PURCHASE OF GUN RACKS/POLICE DEPT.

A memo (06-DOC-4) was received from Chief Malcolm, requesting permission to purchase thirteen (13) gun racks for Police squad cars. A quote was received from Custom Vehicle Systems, Inc. for a total amount of \$5,135 for this purchase. The purchase of the gun racks would be funded from donations provided by Exelon Corp.

It was moved by Commissioner DeTienne, seconded by Commissioner Bennett to grant permission to purchase thirteen (13) gun racks for the Police Department from Custom Vehicle Systems, Inc. for a total amount of \$5,135. The vote on roll call was: Commissioners Taylor, aye; Bennett, aye; Flammini, aye; DeTienne, aye; and Mayor Harrison, aye. Motion carried.

VEHICLE PURCHASES/BUILDING/PUBLIC WORKS & ECONOMIC DEVELOPMENT

On behalf of the Building Department, Public Works and Economic Development, a memo (06-DOC-5) was received, requesting permission to purchase replacement vehicles through the Illinois Joint Purchase Program as follows:

<u>Building Department</u>	<u>Public Works</u>	<u>Economic Development</u>
2-Dodge Dakota pickups	1-12 passenger van	1-Passenger vehicle
Total cost: \$32,000	Cost: \$20,271.64	Cost: \$25,000

All vehicles are budgeted items.

It was moved by Commissioner Taylor to grant permission to purchase replacement vehicles for the Building Department, Public Works and Economic Development through the Illinois Joint Purchase Program as requested.

Commissioner Bennett recommended checking into other sources for the vehicle for Economic Development, suggesting comparing the state program pricing with other options and competitive quotes prior to making this purchase.

At this time Commissioner Taylor amended his motion, which was seconded by Commissioner Bennett to grant permission:

- to purchase replacement vehicles for the Building Department and Public Works through the Illinois Joint Purchase Program, as requested, and
- to purchase a replacement vehicle for Economic Development, as requested, through either the Illinois Joint Purchase Program or competitive quotes, whichever is less.

The vote on roll call was: Commissioners Taylor, aye; Bennett, aye; Flammini, aye; DeTienne, aye; and Mayor Harrison, aye. Motion carried.

ZION CYCLERY/2750 SHERIDAN ROAD

A memo (06-DOC-6) was received from Delaine Rogers, regarding a proposed TIF Grant for Zion Cyclery. This grant is to fund work related to fire safety at 2750 Sheridan Road. The TIF Review Board recommends approval of a grant not to exceed \$1,233.75, which is 75% of the proposal for this work, provided it meets code. The Fire Department has verified that the proposal meets the fire safety code.

It was moved by Commissioner Flammini, seconded by Commissioner Taylor to approve a TIF Business Grant not to exceed \$1,233.75 for Zion Cyclery for the purpose of fire safety improvements for 2750 Sheridan Road. The vote on roll call was: Commissioners Taylor, aye; Bennett, aye; Flammini, aye; DeTienne, aye; and Mayor Harrison, aye. Motion carried.

LAKE COUNTY BROWNFIELD GRANT/24TH ST & SHERIDAN RD.

A memo (06-DOC-7) was received from Delaine Rogers, requesting to proceed with the Lake County Brownfield Grant application for the development project at 24th Street and Sheridan Road. The grant would be for 50% reimbursement of work completed at the former Raper Service Station site. There would be no cost to the city. Lake County Board representative Brent Paxton stated Lake County has set aside \$200,000 each year for this program since 2000. The original project was the demolition of the former Candy Factory. Mayor Harrison stated Zion has received Brownfield grants for the former Candy Factory and the clean up of both the southeast and southwest corners of Route 173 and Sheridan Road.

It was moved by Commissioner Flammini, seconded by Commissioner Taylor to approve the submittal of an application for the Lake County Brownfield Grant for the development project at 24th Street and Sheridan Road. The vote on roll call was: Commissioners Taylor, aye; Bennett, aye; Flammini, aye; DeTienne, aye; and Mayor Harrison, aye. Motion carried.

SPECIAL COUNCIL MEETING/WORKSHOP

Delaine Rogers recommended scheduling a Special Council Meeting/Workshop for the purpose of discussing the Comprehensive Plan, Subdivision Codes, Downtown Redevelopment Concept and Youth Build.

The Council agreed to schedule a Special Council Meeting/Workshop on Thursday, February 2 at 4:00 P.M.

ELECTRONIC COUNCIL MEETINGS

Chief LaBelle presented information regarding networked electronic Council meetings. Council packets would be computerized, and Council members would have the materials available on laptops, allowing for less paper and quicker updates. Mayor Harrison noted that wireless connections are still slow, and asked if the laptops would be hard-wired. Chief LaBelle stated the Council's laptops would be hard-wired in the Council Chambers. Commissioner Bennett questioned how subdivision prints could be duplicated. Brian Usher stated the blue print copier is being updated, which will allow scanning these prints. Chief LaBelle noted the Council would also have access to the City's website and email during meetings, as well as being able to look up past supporting documents. Commissioner Bennett noted current wireless connections are not all being utilized, and questioned the Council's access to closed session materials. Chief LaBelle stated confidential documents could just be accessible in Council's files. Chief LaBelle stated, if Council agreed, he could continue to gather further information with the attorney's input regarding legal issues. Chief LaBelle will have an update ready for the new fiscal year.

The Council agreed for Chief LaBelle to proceed gathering information for this project.

ANNOUNCEMENTS

February 7 Next Regular City Council Meeting

February 21 Next Township Board Meeting

CLOSED SESSION

It was moved by Commissioner Taylor, seconded by Commissioner DeTienne that the Council recess to Closed Session at 7:55 p.m. to discuss personnel, purchase and sale of real estate, and probable and pending litigation. The vote on roll call was: Commissioners Taylor, aye; Bennett, aye; DeTienne, aye; Flammini, aye; and Mayor Harrison, aye. Motion carried.

It was moved by Commissioner Bennett, seconded by Commissioner DeTienne to reconvene the Regular Council meeting at 9:07 p.m. with all members present. The vote on roll call was: Commissioners Taylor, aye; Bennett, aye; DeTienne, aye; Flammini, 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 Flammini, seconded by Commissioner Bennett and unanimously approved the meeting be adjourned at 9:07 p.m. Motion carried.

City Clerk

Approved February 7, 2006