

**MINUTES OF A REGULAR MEETING OF THE ZION CITY COUNCIL HELD ON TUESDAY, MAY 20, 2008, AT 7:00 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 DeTienne, Taylor, Flammini, Bennett, and Mayor Harrison.

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

**AGENDA CHANGES**

It was moved by Commissioner Flammini, seconded by Commissioner DeTienne to accept the Council agenda with amendments as follows:

- Adding consideration of appointments to the Human Relations Commission, Item 9h
- Deleting consideration of a resolution amending the Host City Agreement with Veolia Zion Landfill, Item 7b
- Move request to promote Fire/Rescue Lieutenant to Battalion Chief, Item 7d, to after Closed Session

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

**SPECIAL PRESENTATION**  
**ANNOUNCEMENT OF 2008 "BEE PRENTICE" CHALLENGE PARTICIPANTS**

Announcement of the 2008 "Bee Prentice" Challenge participants was tabled until the next meeting.

**CONSENT AGENDA**

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

- (a) **APPROVAL OF MINUTES** of a Regular Meeting held on May 6, 2008 at 7:00 p.m. and approval but not release of Closed Session Minutes of a meeting held on May 6, 2008 at 7:43 p.m.; and a Workshop/Special Meeting held on May 13, 2008 at 3:35 p.m. and approval but not release of Closed Session Minutes of a meeting held on May 13, 2008 at 4:15 p.m.
- (b) **DEPARTMENTAL REPORTS:** Public Works Monthly Report, April 2008
- (c) **BILLS:** Vouchers 101294 through 101458 drawn on National City Bank, Total: \$1,243,813.46
- (d) **PROCLAMATION:** Buddy Poppy Days – May 23 & 24, 2008  
Memorial Day – May 26, 2008

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

**AMEND PERSONNEL AUTHORIZATION/ECONOMIC DEVELOPMENT DEPARTMENT**

It was moved by Commissioner DeTienne, seconded by Commissioner Flammini that a Resolution (08-R-7) be passed amending the Personnel Authorization adding five temporary/seasonal trolley drivers in the Economic Development Department. The vote on roll call was: Commissioners DeTienne, aye; Taylor, aye; Flammini, aye; Bennett, aye; and Mayor Harrison, aye. Motion carried. Resolution passed.

**GRANTING VARIANCES/ROOF HEIGHT, RESIDENTIAL UNITS ON GROUND FLOOR, OFF STREET PARKING/2414 SHERIDAN ROAD**

It was moved by Commissioner Flammini, seconded by Commissioner Bennett that an Ordinance (08-0-32) be passed granting a variance from Zion Municipal Code Section 102-61(b)(1) regarding roof height, Section 102-61(a)(2) regarding residential units on the ground floor, and Section 102-126(1)(d) regarding off street parking as petitioned by Midwestern Regional Medical Center to allow for the construction of guest quarters at 2414 Sheridan Road. The vote on roll call was: Commissioners DeTienne, aye; Taylor, aye; Flammini, aye; Bennett, aye; and Mayor Harrison, aye. Motion carried. Ordinance passed.

**AMEND MUNICIPAL CODE/ WEAPONS DEALERS BUSINESS LICENSES**

It was moved by Commissioner Taylor, seconded by Commissioner Bennett that an Ordinance (08-0-33) be passed amending Zion Municipal Code Chapter 14, Sections 14 – 662, 663, 667, 668, 669, 692, 693, 711, 712, 713, 714, and 715 regarding weapons dealers business licensing procedures. The vote on roll call was: Commissioners DeTienne, aye; Taylor, aye; Flammini, aye; Bennett, aye; and Mayor Harrison, aye. Motion carried. Ordinance passed.

**PURCHASE OF 3004 GABRIEL AVENUE**

It was moved by Commissioner Flammini, seconded by Commissioner Taylor that an Ordinance (08-0-34) be passed approving the purchase of certain property located within the City of Zion, commonly known as 3004 Gabriel Avenue. The vote on roll call was: Commissioners DeTienne, aye; Taylor, aye; Flammini, aye; Bennett, aye; and Mayor Harrison, aye. Motion carried. Ordinance passed.

**HUSSEY'S RESTAURANT/3077 SHERIDAN ROAD**

A memo (08-DOC-26) was received from Delaine Rogers regarding a proposed TIF Grant for Hussey's Restaurant at 3077 Sheridan Road. The owner wishes to remodel the former restaurant by demolishing interior dividing walls and other restrictions to create a more open and casual dining atmosphere. Renovations would include a fenced outdoor patio and landscaping. The request is for a TIF grant in the amount of \$65,000. The TIF Review Board recommended approval of this grant request. Commissioner Bennett stated that since 2002, \$157,000 has been invested in the property in previous TIF grants and the façade grant program and he does not anticipate an increase in the EAV of the property if the current TIF grant request is approved. Mayor Harrison stated that the former Hennessey's Restaurant owner invested \$160,000 in the property. The property owner, Steve Kravitz, has invested \$64,000. Mike Hussey will be investing in excess of \$100,000 in the property. Commissioner DeTienne questioned access to the proposed additional parking on the north side of the building. Mayor Harrison stated that the IDOT lane will remain open in front of the building, a fence will be erected, and there will be no alley access to the parking area on the north side of the building.

It was moved by Commissioner Taylor, seconded by Commissioner Flammini to approve a TIF Assistance Grant in the amount of \$65,000 for renovations to Hussey's Restaurant at 3077 Sheridan Road. The vote on roll call was: Commissioners DeTienne, nay; Taylor, aye; Flammini, aye; Bennett, nay; and Mayor Harrison, aye. Motion carried.

### **DOWNTOWN WIRELESS SOUND SYSTEM**

A memo (08-DOC-27) was received from Delaine Rogers regarding a proposed TIF Grant for installation of a downtown wireless sound system. The system would be installed in the 2500 through 2800 blocks of Sheridan Road, both east and west, and be mounted on the decorative light poles. Commissioner Flammini stated that the Nostalgia Days Committee purchased six wireless speakers, transmitters and an operating unit in the amount of \$3,000 which they will donate to the project. The TIF Review Board recommended approval of the purchase of nine additional speaker sets and the required weatherproofing protection in an amount not to exceed \$10,000.

It was moved by Commissioner Flammini, seconded by Commissioner Taylor to approve a TIF Assistance Grant in an amount not to exceed \$10,000 for the purchase of components of a downtown wireless sound system. The vote on roll call was: Commissioners DeTienne, aye; Taylor, aye; Flammini, aye; Bennett, aye; and Mayor Harrison, aye. Motion carried.

### **AUTOZONE RELOCATION**

A memo (08-DOC-28) was received from Delaine Rogers regarding a clarification of the AutoZone relocation fee waiver. In November 2007, the Council authorized the waiver of permit fees for the AutoZone relocation project. At that time it was not clear which fees were waived. The City required the general contractor to pay all fees before a permit could be issued. All fees should have been waived with the exception of sewer and water tap on fees. The amount collected was \$26,273.00. The sewer and water tap on fees were \$15,865.00. It was requested that a refund in the amount of \$10,408.00 be issued to the general contractor on behalf of AutoZone.

It was moved by Commissioner Flammini, seconded by Commissioner Taylor to approve a permit fee refund in the amount of \$10,408.00 to be issued to the general contractor on behalf of AutoZone. The vote on roll call was: Commissioners DeTienne, aye; Taylor, aye; Flammini, aye; Bennett, aye; and Mayor Harrison, aye. Motion carried.

### **VEHICLE EXHAUST SYSTEM/NEW FIRE STATION NO. 1**

A memo (08-DOC-29) was received from Chief LaBelle requesting permission to purchase a vehicle exhaust system for new Fire Station No. 1. This purchase was included in the construction bid, however adjustments had to be made to accommodate equipment. In order to reduce the amount of the cost increase from nearly \$12,000 to \$7,947.86, the general contractor voided their contract with the subcontractor allowing the City to purchase directly from Hastings Air-Energy Control of New Berlin, Wisconsin at a total cost of \$64,347.86 after the prepay discount.

It was moved by Commissioner Bennett, seconded by Commissioner Taylor to approve the purchase of the Plymovent vehicle exhaust system from Hastings Air-Energy Control for a total cost of \$64,347.86 after the prepay discount. The vote on roll call was: Commissioners DeTienne, aye; Taylor, aye; Flammini, aye; Bennett, aye; and Mayor Harrison, aye. Motion carried.

**APPLIANCES/NEW FIRE STATION NO. 1**

A memo (08-DOC-30) was received from Chief LaBelle requesting permission to purchase appliances for new Fire Station No. 1. Quotes were obtained from two local suppliers. Chief LaBelle requested that bids be waived and the quote from Grand Appliance and TV in Zion in the amount of \$9,152.00 be accepted.

It was moved by Commissioner DeTienne, seconded by Commissioner Flammini to waive bids and accept the quote from Grand Appliance and TV in Zion for appliances for new Fire Station No. 1 in the amount of \$9,152.00. The vote on roll call was: Commissioners DeTienne, aye; Taylor, aye; Flammini, aye; Bennett, aye; and Mayor Harrison, aye. Motion carried.

**WINDOW TREATMENTS/NEW FIRE STATION NO. 1**

A memo (08-DOC-31) was received from Chief LaBelle requesting permission to purchase window treatments for new Fire Station No. 1. Quotes were solicited from three companies and only one proposal was received. Chief LaBelle recommended accepting the proposal of House of Roland, Inc., Crestwood, Illinois, in the amount of \$6,500.00 for window treatments for new Fire Station No. 1.

It was moved by Commissioner DeTienne, seconded by Commissioner Flammini to accept the proposal of House of Roland, Inc., Crestwood, Illinois, for the purchase of window treatments for new Fire Station No. 1 in the amount of \$6,500.00. The vote on roll call was: Commissioners DeTienne, aye; Taylor, aye; Flammini, aye; Bennett, aye; and Mayor Harrison, aye. Motion carried.

**APPOINTMENTS/HUMAN RELATIONS COMMISSION**

It was moved by Commissioner DeTienne, seconded by Commissioner Flammini to appoint Tim Glover and Kimberly Cyphers to the Human Relations Commission. The vote on roll call was: Commissioners DeTienne, aye; Taylor, aye; Flammini, aye; Bennett, aye; and Mayor Harrison, aye. Motion carried.

**ANNOUNCEMENTS**

May 26		City offices closed in observance of Memorial Day
June 3	7:00 p.m.	Next regular City Council Meeting
June 14	9:00 a.m. to 5:00 p.m.	“Trash to Treasure” Community Lawn Sale
June 17	6:30 p.m.	Next Zion Township Board Meeting

Mayor Harrison stated that the annual Memorial Day Service will begin at 10:30 a.m. at Memorial Park on Monday, May 26, 2008.

**CLOSED SESSION**

It was moved by Commissioner Taylor, seconded by Commissioner Bennett that the Council recess to Closed Session at 7:44 p.m. to discuss personnel, purchase and sale of real estate, and probable and pending litigation. The vote on roll call was: Commissioners DeTienne, aye; Taylor, aye; Flammini, aye; Bennett, aye; and Mayor Harrison, aye. Motion carried.

It was moved by Commissioner Flammini, seconded by Commissioner DeTienne to reconvene the Regular Council meeting at 9:43 p.m. with same members present. The vote on roll call was: Commissioners DeTienne, aye; Taylor, aye; Flammini, aye; Bennett, aye; and Mayor Harrison, aye. Motion carried.

**PROMOTION/FIRE/RESCUE DEPARTMENT**

A memo (08-DOC-32) was received from Chief LaBelle requesting authorization for the Fire and Police Commission to promote Lt. John Lewis to Battalion Chief, to replace retiring Battalion Chief Michael Stried, effective May 21, 2008.

It was moved by Commissioner Taylor, seconded by Commissioner Bennett to authorize the Fire and Police Commission to promote Lt. John Lewis to Battalion Chief effective May 21, 2008. The vote on roll call was: Commissioners DeTienne, aye; Taylor, aye; Flammini, aye; Bennett, 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 DeTienne, seconded by Commissioner Bennett and unanimously approved the meeting be adjourned at 9:45 p.m. Motion carried.

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Deputy City Clerk

Approved June 3, 2008