

MINUTES OF A REGULAR MEETING OF THE ZION CITY COUNCIL HELD ON TUESDAY, APRIL 19, 2011, AT 7:07 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 Flammini, Shantal Taylor, DeTienne, Jim Taylor and Mayor Harrison.

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

AGENDA CHANGES

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

- Deleting to consider Zoning Docket 11-Z-2 – request for relocation of Special Use Permit for Little Light Child Care, item 8.h.; tabling this item until the May 3 Council meeting.

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

ZBTHS “LADY BEES” GIRLS BASKETBALL TEAM

The Mayor presented a plaque recognizing and commending the Zion-Benton Township High School 2010-11 Varsity Girls’ Basketball Team for their achievement of second place in the Illinois High School Association Championships. Mayor Harrison also presented a large metal sign, which would be displayed in the gymnasium at ZBTHS, recognizing the team, team members and coaches.

It was moved by Commissioner Flammini, seconded by Commissioner Jim Taylor that a Resolution of Commendation (11-R-2) be passed commending the “Lady Bees” and coaches of the ZBTHS 2010-11 Varsity Girls’ Basketball Team for their outstanding performance and athletic achievement. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, aye; DeTienne, aye; Jim Taylor, aye; and Mayor Harrison, aye. Motion carried. Resolution passed.

ZION ENERGY SOLUTIONS

John Hess and Pat Daley, representing Zion Energy Solutions, presented two donation checks to the City:

1. \$40,000 – for restoration and maintenance of The Dome
2. \$56,000 – for two additional downtown traffic cameras

Mayor Harrison thanked Zion Energy Solutions for their donations and consideration for supporting these endeavors and thereby helping the City.

CONSENT AGENDA

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

- (a) **APPROVAL OF MINUTES** of a Citizen Comments Session held on April 5, 2011 at 6:33 P.M.; a Regular Meeting held on April 5, 2011 at 7:00 P.M. and approval but not release of Closed Session minutes of a meeting held on April 5, 2011 at 7:22 P.M.; and a Special Meeting held on April 12, 2011 at 1:04 P.M., with all members having previously received copies.

- (b) **DEPARTMENTAL REPORTS:** Building Department Monthly Report, March 2011; Public Works Department Monthly Report, March 2011; ESDA Monthly Report, March 2011
- (c) **BILLS:** Vouchers 110152 through 110265 drawn on PNC Bank, \$981,643.80

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

CONVEYING 2900-2902 GIDEON AVENUE & 3002-3004 GABRIEL AVENUE

It was moved by Commissioner Flammini, seconded by Commissioner Jim Taylor that an Ordinance (11-0-27) be passed conveying 2900-2902 Gideon Avenue and 3002-3004 Gabriel Avenue to Habitat for Humanity per the terms of the Donation Agreement. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, aye; DeTienne, aye; Jim Taylor, aye; and Mayor Harrison, aye. Motion carried. Ordinance passed.

POLICE DEPARTMENT INVOICE/MCDONOUGH MECHANICAL SERVICES

A memo (11-DOC-36) was received from Chief Brooks, requesting approval of payment for an invoice as follows:

McDonough Mechanical Services – repair to hot water valve	\$551.00
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This invoice would be paid from the building and grounds line item.

It was moved by Commissioner DeTienne, seconded by Commissioner Shantal Taylor to approve payment to McDonough Mechanical Services for the Police Department invoice, as presented. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, aye; DeTienne, aye; Jim Taylor, aye; and Mayor Harrison, aye. Motion carried.

POLICE DEPARTMENT INVOICES/UNIFORM DEN EAST, INC.

A memo (11-DOC-37) was received from Chief Brooks, requesting approval of payment for invoices as follows:

Uniform Den East, Inc. – 9 level II ballistic armor vests	\$3,545.55
- 2 level II ballistic armor vests	\$ 787.90
Total:	\$4,333.45

This is a budgeted item.

It was moved by Commissioner DeTienne, seconded by Commissioner Shantal Taylor to approve payment to Uniform Den East, Inc. for the Police Department invoices, as presented. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, aye; DeTienne, aye; Jim Taylor, aye; and Mayor Harrison, aye. Motion carried.

SURPLUS VEHICLES/POLICE DEPT.

A memo (11-DOC-38) was received from Chief Brooks, requesting to declare six Police squad cars as surplus property. Fleet maintenance considers these vehicles unsafe to operate. Elimination of these vehicles is part of an overall plan to reduce the Police Department from 43 vehicles to 36 vehicles. Commissioner Jim Taylor questioned whether or not these vehicles would be sold through bids. Chief Brooks stated the vehicles' only value would be as scrap. Commissioner Jim Taylor stated the parts or scrap should be advertised for bids.

It was moved by Commissioner DeTienne, seconded by Commissioner Flammini to 1) declare six Police squad cars, as presented, as surplus property, 2) for an ordinance to be prepared accordingly, and 3) to advertise for bids for the sale of the vehicles as scrap or parts only. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, aye; DeTienne, aye; Jim Taylor, aye; and Mayor Harrison, aye. Motion carried.

PURCHASE OF VAN/POLICE DEPARTMENT

A memo (11-DOC-39) was received from Chief Brooks requesting approval to purchase a 2011 Ford Econoline E350 van for the Police Department. The requested vehicle is available through Sutton Ford at a price of \$22,700. The vehicle would be purchased from seized narcotics funds and not through the General Fund.

It was moved by Commissioner DeTienne, seconded by Commissioner Shantal Taylor to waive bids and approve the purchase of a 2011 Ford Econoline E350 van for the Police Department from Sutton Ford for a total cost of \$22,700. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, aye; DeTienne, aye; Jim Taylor, aye; and Mayor Harrison, aye. Motion carried.

PUBLIC WORKS INVOICE/CAMPANELLA AND SONS

A memo (11-DOC-40) was received from Ron Colangelo, requesting approval of payment for an invoice as follows:

Campanella and Sons – emergency sewer repairs in 2100 block of Elisha alley	\$21,009.67
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This invoice would be paid from the sanitary sewer system maintenance line item.

It was moved by Commissioner Flammini, seconded by Commissioner Jim Taylor to approve payment to Campanella and Sons for the Public Works invoice, as presented. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, aye; DeTienne, aye; Jim Taylor, aye; and Mayor Harrison, aye. Motion carried.

SURPLUS VEHICLE/PUBLIC WORKS

A memo (11-DOC-41) was received from Commissioner Flammini, requesting to declare a 1981 Ford E-350 van as surplus property. The van was previously deemed unsafe, but was never disposed. The Council agreed this van should be included in the advertisement for bids, along with the sale of the police vehicles, for scrap or parts only.

It was moved by Commissioner Flammini, seconded by Commissioner Jim Taylor that an Ordinance (11-0-28) be passed declaring a 1981 Ford E-350 van as surplus property, and for the van to be included in the bid with police vehicles for scrap or parts only. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, aye; DeTienne, aye; Jim Taylor, aye; and Mayor Harrison, aye. Motion carried. Ordinance passed.

BOSS DOGG CUSTOM WHEELS & TIRES/3059 SHERIDAN RD/SIGN VARIANCE

The Planning and Zoning Commission considered a request for approval of a sign height variance for 3059 Sheridan Road, as petitioned by Boss Dogg Custom Wheels & Tires – Zoning Docket 10-Z-17. The Planning/Zoning Commission recommended approval. The request is for the installation of a 14’6” pole sign with changeable letter board. This request is consistent with other existing signage and actually shorter than some other signs on the block.

It was moved by Commissioner Flammini, seconded by Commissioner Shantal Taylor to grant approval of the sign height variance for Boss Dogg Custom Wheels & Tires, as requested, and for an ordinance to be prepared accordingly. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, aye; DeTienne, aye; Jim Taylor, aye; and Mayor Harrison, aye. Motion carried.

A SAFE PLACE/PARKING LOT VARIANCE

The Planning and Zoning Commission considered a request for a parking lot variance for A Safe Place, as petitioned by A Safe Place – Zoning Docket 11-Z-1. The Planning/Commission recommends denial. A Safe Place requested that the existing parking lot serve as the only parking lot for both phases of the development. The total facility would include forty units, which per Code requires a minimum of eighty parking spaces, plus staff parking. During the Planning and Zoning meeting, neighbors voiced concerns of safety and supervision. Commissioner Shantal Taylor stated she has a letter from one of the neighbors, stating that the parking space request wouldn’t be a problem, as the existing parking spaces are not all used, noting that flooding would be more of an issue with more concrete. A resident on Jethro Avenue voiced concerns regarding more flooding problems with additional concrete. Ron Colangelo stated the detention drainage plan has been reviewed by Lake County Stormwater Management, wherein they approved the drainage and concrete parking plan as previously submitted. Mayor Harrison noted flooding concerns were not discussed at the Planning and Zoning meeting.

It was moved by Commissioner Jim Taylor, seconded by Commissioner Flammini to deny the request for a parking lot variance for A Safe Place. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, nay; DeTienne, aye; Jim Taylor, aye; and Mayor Harrison, aye. Motion carried.

A SAFE PLACE/FIRE LANE VARIANCE

The Planning and Zoning Commission considered a request for a fire lane variance for A Safe Place, as petitioned by A Safe Place – Zoning Docket 11-Z-5. The Planning/Commission recommends denial, noting the request was based solely on financial savings to the project. The building plans submitted to the City and the court ordered building permit detail a fire lane made of decorative concrete pavers. The request was to amend the installation in favor of a poured concrete driveway. At the Planning and Zoning meeting, neighbors shared their safety concerns that children would play on the fire lane, if it was just a concrete area.

It was moved by Commissioner Shantal Taylor, seconded by Commissioner Jim Taylor to deny the request for a fire lane variance for A Safe Place. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, aye; DeTienne, aye; Jim Taylor, aye; and Mayor Harrison, aye. Motion carried.

AMERICAN TRANSMISSION COMPANY/ELECTRIC TRANSMISSION LINE

A memo (11-DOC-42) was received from Delaine Rogers, regarding a request from American Transmission Company (ATC) to access City-owned property within Trumpet Park for conducting tests prior to construction of an electric transmission line. ATC is pursuing the extension of a 5.3-mile transmission line from the Pleasant Prairie Substation to the Zion Energy Substation. As part of their due diligence process, ATC needs to conduct various surveys and engineering studies. ATC would be responsible for any property damage, as well as any injury to persons or property. ATC has already submitted liability coverage naming the City of Zion as an additional insured party. Ms. Rogers recommended approving the Permission/Permit form with a \$500.00 signing fee, and establishing a maximum time limit of 90 days for access to the City-owned property. Attorney Randall stated stronger indemnification language is needed, and she can incorporate this language into the agreement.

It was moved by Commissioner Flammini, seconded by Commissioner Jim Taylor to approve the Permission/Permit with American Transmission Company, including the \$500.00 signing fee, for access to City-owned property, subject to city attorney review, with a maximum time limit of 90 days,. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, aye; DeTienne, aye; Jim Taylor, aye; and Mayor Harrison, aye. Motion carried.

GRAND APPLIANCE/ANNUAL INCENTIVE REBATE

A memo (11-DOC-43) was received from Delaine Rogers, regarding a request from Grand Appliance & TV for the annual tax rebate incentive per the Business Recruitment Agreement. The rebate is for the City's portion of the 2009 tax payment in the amount of \$7,697.07. The agreement will expire after ten years or at the maximum rebate of \$50,000, whichever comes first. Ms. Rogers stated, per Grand Appliances' investment in construction, this agreement should be satisfied in the spring of 2012.

It was moved by Commissioner Shantal Taylor, seconded by Commissioner DeTienne to approve payment in the amount of \$7,697.07 to Grand Appliance & TV for the 2009 real estate tax rebate incentive. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, aye; DeTienne, aye; Jim Taylor, aye; and Mayor Harrison, aye. Motion carried.

TIF GRANT/CULVERS/3335 SHERIDAN ROAD

A memo (11-DOC-44) was received from Delaine Rogers, recommending payment of the second installment for the TIF assistance grant to Culver's of Zion. The grant includes three annual installments of \$20,000 each. Ms. Rogers stated Culvers would need to perform the work first, prior to receiving this reimbursement. This is a budgeted item.

It was moved by Commissioner Shantal Taylor, seconded by Commissioner Flammini to authorize payment to Culver's of Zion in the amount of \$20,000 for the second installment of the TIF assistance grant. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, aye; DeTienne, aye; Jim Taylor, aye; and Mayor Harrison, aye. Motion carried.

TIF DISTRICT/TAX REDISTRIBUTION

A memo (11-DOC-45) was received from Delaine Rogers, requesting approval for the annual TIF District #1 rebate to fellow taxing bodies. Ms. Rogers stated this \$70,000 rebate represents the agreement between all parties. The proceeds would be forwarded to the County of Lake, who in turn would disseminate the funds to all affected taxing bodies. This is a budgeted item and supported by the TIF Review Board.

It was moved by Commissioner Jim Taylor, seconded by Commissioner Shantal Taylor to approve the TIF District #1 \$70,000 rebate to affected taxing bodies, with proceeds to be forwarded to the County of Lake. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, aye; DeTienne, aye; Jim Taylor, aye; and Mayor Harrison, aye. Motion carried.

DEPARTMENTAL COMMENTARY

Chief Brooks stated the Bicycle Auction is scheduled for Saturday, April 30 with viewing at 9:00 a.m. followed by the auction at 10:00 a.m.

Larry Pannell stated the deadline to purchase City Stickers for \$30.00 is Friday, April 29. There is no longer a grace period, and City Stickers will double in cost to \$60.00 on Monday, May 2.

Rich Ianson stated a Coffee with Commissioner Shantal Taylor will be held Saturday, April 23 from 3:00 p.m. to 4:30 p.m. at City Hall.

ANNOUNCEMENTS

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| April 22 | City Offices closed for Holiday |
| April 23 | U.S. Senator Mark Kirk and U.S. Representative Joe Walsh will be holding a Town Meeting at Christian Faith Fellowship from 3:30 p.m. to 5:00 p.m. |
| April 30 | National Rebuilding Day in Zion |
| April 30 | Bicycle Auction at Zion Police Administration Building |
| May 3 | Citizen Comments Session – 6:30 P.M.
City Council Meeting – 7:00 P.M. |
| May 17 | Town Board Meeting – 6:30 P.M.
City Council Meeting – 7:00 P.M. |

CLOSED SESSION

It was moved by Commissioner Jim Taylor, seconded by Commissioner Shantal Taylor that the Council recess to Closed Session at 8:01 p.m. to discuss personnel, collective bargaining and sale of real estate. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, aye; DeTienne, aye; Jim Taylor, aye; and Mayor Harrison, aye. Motion carried.

It was moved by Commissioner Shantal Taylor, seconded by Commissioner Flammini to reconvene the Regular Council meeting at 9:06 p.m. with all members present. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, aye; DeTienne, aye; Jim Taylor, 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 Shantal Taylor, seconded by Commissioner Flammini and unanimously approved the meeting be adjourned at 9:06 p.m. Motion carried.

City Clerk