

MINUTES OF A REGULAR MEETING OF THE ZION CITY COUNCIL HELD ON TUESDAY, DECEMBER 20, 2011, AT 7:02 P.M. IN THE CITY COUNCIL CHAMBERS, CITY HALL, ZION, ILLINOIS

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Mayor Pro Tem Jim Taylor called the meeting to order.

On call of the roll the following answered present: Commissioners Flammini, Shantal Taylor, DeTienne and Mayor Pro Tem Jim Taylor. Mayor Harrison was absent.

Mayor Pro Tem Jim Taylor led in the Pledge of Allegiance to the Flag.

AGENDA CHANGES

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

- Move Item 5, Public Hearing – Proposed Property Tax Levy for 2012, to after Item 14d
- Move Item 9a, Providing for levy of taxes for City of Zion for 2011, to after Item 14d
- Move Item 9b, Providing for 2011 Tax Levy for Street and Bridge Purposes, to after Item 14d
- Add a special presentation from GPT Enterprises – Dungeon of Doom, Item 5
- Add discussion regarding departmental monthly reports, Item 14d

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

SPECIAL PRESENTATION/DUNGEON OF DOOM HAUNTED HOUSE ATTRACTION

Peter Koklamanis, owner of the Dungeon of Doom haunted house attraction, presented a check in the amount of \$11,849.65 for the City's 4th quarter entertainment tax. Mr. Koklamanis stated attendance increased 1% from 2010. They experienced a successful season and had no issues.

CITIZEN COMMENTS

Miguel Lehman, 1812 Gideon, stated that he has \$4,000 in outstanding tickets and water service has been terminated. He stated that his girlfriend did not tell him the tickets were received. He has no money to pay the tickets. Commissioner Flammini stated the tickets were for debris and gravel piled and left in the alley from a driveway removal. The pile has been removed. Mayor Pro Tem Jim Taylor asked if Mr. Lehman has made an attempt to pay and he stated that he has not. Mayor Pro Tem Jim Taylor recommended that Mr. Lehman make every effort to make payments and schedule a meeting with Rich Ianson and Frank Flammini who will make a subsequent recommendation to the City Council.

CONSENT AGENDA

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

- (a) **APPROVAL OF MINUTES** but not release of a Closed Session meeting held on November 21, 2011 at 1:10 p.m and approval of Minutes of a Regular Meeting held on December 6, 2011 at 7:00 p.m. and approval but not release of Closed Session Minutes of a meeting held on December 6, 2011 at 8:14 p.m

- (b) **DEPARTMENTAL REPORTS:** Building Department Monthly Report, November 2011; ESDA Monthly Report, December 2011
- (c) **BILLS:** Vouchers 112168 through 112307 drawn on PNC Bank, Total: \$1,339,524.22

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

**20 YEARS OF SERVICE EMPLOYEE RECOGNITIONS
RESOLUTIONS OF COMMENDATION**

It was moved by Commissioner Shantal Taylor, seconded by Commissioner DeTienne that Resolutions of Commendation (11-R-14, 11-R-15, 11-R-16, 11-R-17, 11-R-18) be passed recognizing Debra Mason (Building Department), William Haske (Fire/Rescue Department) Aaron Cain (Public Works Department), Dana Criger (Police Department) and David Munding (Police Department) for 20 years of dedicated service to the City of Zion. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, aye; DeTienne, aye; and Mayor Pro Tem Jim Taylor, aye. Motion carried. Resolutions passed.

ORDINANCE/PROPERTY CONVEYANCE/1821 JOANNA AVENUE & 2015 ELIM AVENUE

It was moved by Commissioner Flammini, seconded by Commissioner Shantal Taylor that an Ordinance (11-O-65) be passed conveying certain property located within the City of Zion, commonly known as 1821 Joanna Avenue and 2015 Elim Avenue, to Youth Build – Lake County. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, aye; DeTienne, aye; and Mayor Pro Tem Jim Taylor, aye. Motion carried. Ordinance passed.

ORDINANCE/AUTHORIZING CLEANING & MAINTENANCE CONTRACT

It was moved by Commissioner Flammini, seconded by Commissioner DeTienne that an Ordinance (11-O-66) be passed authorizing execution of a contract for cleaning and maintenance services for City Hall, the Police Administration Building and the Public Works facility with VMG Quality Services. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, nay; DeTienne, aye; and Mayor Pro Tem Jim Taylor, aye. Motion carried. Ordinance passed.

ORDINANCE/AUTHORIZING 2012 CITY TOWING CONTRACT

It was moved by Commissioner DeTienne, seconded by Commissioner Flammini that an Ordinance (11-O-67) be passed authorizing execution of the 2012 City towing contract with Roger's Towing Services. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, aye; DeTienne, aye; and Mayor Pro Tem Jim Taylor, aye. Motion carried. Ordinance passed.

ORDINANCE/LICENSE SECOND AMENDMENT AGREEMENT/B.C. AUTOMOTIVE

It was moved by Commissioner Flammini, seconded by Commissioner DeTienne that an Ordinance (11-O-68) be passed authorizing execution of a License Second Amendment Agreement with B.C. Automotive for lease renewal for 2809 Damascus Avenue with an end date of April 30, 2017. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, aye; DeTienne, aye; and Mayor Pro Tem Jim Taylor, aye. Motion carried. Ordinance passed.

ORDINANCE/AMENDING MUNICIPAL CODE/BUSINESS LICENSES AND FEES

It was moved by Commissioner Flammini, seconded by Commissioner Shantal Taylor that an Ordinance (11-O-69) be passed amending Zion Municipal Code Section 14-40 deleting real estate offices and clarifying the description of filling and service stations in the business license fee schedule. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, aye; DeTienne, aye; and Mayor Pro Tem Jim Taylor, aye. Motion carried. Ordinance passed.

BOILER REPAIRS/POLICE ADMINISTRATION BUILDING

A memo (11-DOC-135) was received from Rich Ianson requesting acceptance of a proposal from Northern Weathermakers for repair of the pilot assembly on the boilers at the Police Administration Building in the amount of \$691.76. This repair would be charged to budget line item 10-03-1-04-795, Building and Grounds.

It was moved by Commissioner DeTienne, seconded by Commissioner Shantal Taylor to accept the proposal of Northern Weathermakers for repair of the pilot assembly on the boilers at the Police Administration Building in the amount of \$691.76. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, aye; DeTienne, aye; and Mayor Pro Tem Jim Taylor, aye. Motion carried.

HVAC REPAIRS/POLICE ADMINISTRATION BUILDING

A memo (11-DOC-136) was received from Rich Ianson requesting acceptance of a proposal from Northern Weathermakers for replacement of the humidifier pan, high water cut off switch and steam canister for the Liebert system servicing the 911 area at the Police Administration Building in the amount of \$1,251.00. This repair would be charged to budget line item 10-03-1-04-795, Building and Grounds.

It was moved by Commissioner DeTienne, seconded by Commissioner Shantal Taylor to accept the proposal of Northern Weathermakers for replacement of the humidifier pan, high water cut off switch and steam canister for the Liebert system servicing the 911 area at the Police Administration Building in the amount of \$1,251.00. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, aye; DeTienne, aye; and Mayor Pro Tem Jim Taylor, aye. Motion carried.

VARIANCE REQUEST/2900 & 2904 ELIZABETH AVENUE

A memo (11-DOC-137) was received from Rich Ianson stating that the Planning and Zoning Commission considered a request for a variance from Municipal Code Section 102-206(b)(2) "Discontinuance" for two buildings located at 2900 and 2904 Elizabeth Avenue, as petitioned by Bassam Kardoush - Zoning Docket 11-Z-16. The Planning/Zoning Commission recommended approval of this request. Mr. Ianson stated that the two buildings were built in 1957 and 1958, each as a four-unit apartment building, and their use has always been multi-family dwellings. Mr. Kardoush submitted plans to update the buildings to current code and meet all property maintenance requirements. Mayor Pro Tem Jim Taylor asked how long Mr. Kardoush as owned the buidings. Mr. Kardoush stated he purchased one eighteen months ago and the other twelve months ago. He confirmed that the buildings have been vacant, condemned and foreclosed properties since late 2009. Commissioner DeTienne asked if the buildings would be rented to Section 8 tenants. Mr. Kardoush stated that he is not prejudice against anyone and will screen all tenants. Commissioner Shantal Taylor stated that the buildings are in close proximity to a grocery store where senior citizens frequently shop and also an elementary school. She stated that tenants must be carefully screened and security measures must be provided. Mayor Pro Tem Jim Taylor asked if the buildings were purchased without a contingency on zoning. Ms. Babara Swanson, attorney for Mr. Kardoush, stated that the purchase was made based on a letter from John Jones, former Director of Building and Zoning, which stated that occupancy had been revoked and the buildings must be rehabilitated. If not approved, the property, which is currently zoned R2 Multi-family Residential, would revert to R5 Single Family Residential.

It was moved by Commissioner Flammini, seconded by Commissioner DeTienne to approve the request for a variance from Municipal Code Section 102-206(b)(2) "Discontinuance", as presented, for two buildings located at 2900 and 2904 Elizabeth Avenue, as petitioned by Bassam Kardoush , and for an ordinance to be prepared accordingly. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, aye; DeTienne, aye; and Mayor Pro Tem Jim Taylor, aye. Motion carried.

EMERGENCY DEMOLITION/2115 LYDIA AVENUE

A memo (11-DOC-138) was received from Rich Ianson requesting acceptance of a proposal from Campanella & Sons in the amount of \$16,545.00 for the emergency demolition of the home at 2115 Lydia Avenue which suffered significant structural damage as the result of a fire, causing a dangerous situation for the neighborhood residents. This expense would be charged to budget line item 10-05-1-02-930 "Demolition".

It was moved by Commissioner Flammini, seconded by Commissioner Shantal Taylor to accept the proposal from Campanella & Sons in the amount of \$16,545.00 for the emergency demolition of the home at 2115 Lydia Avenue. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, aye; DeTienne, aye; and Mayor Pro Tem Jim Taylor, aye. Motion carried.

LEASE RENEWAL/METRA STATION PASSENGER SHELTER

A memo (11-DOC-139) was received from Rich Ianson requesting consideration of lease renewal for the passenger shelter at the Metra Station on Shiloh Blvd. The twenty-year lease with Chicago and Northwestern Transportation Company expired on December 16, 2011. The railroad requested that the City renew the existing lease for another twenty years and that the City update insurance coverage. The proposed Renewal Rider Agreement was reviewed and approved with amendments by Mesirow Financial who also issued an updated Certificate of Insurance. Commissioner Flammini stated that the coffee vendor located inside the passenger shelter should list the City of Zion as an additionally insured on their insurance certificate. Clerk Burkemper stated that the Certificate of Insurance for the coffee vendor expired on September 1, 2011. The owner has been contacted regarding insurance renewal, however, has not responded. Commissioner Flammini stated, even though the City owns the shelter, the coffee vendor has a lease with the railroad not the City, and until the insurance with this vendor is satisfied, he would not support renewal of the passenger shelter lease with the railroad. Attorney Puma stated he could investigate the matter and report to the Council in two weeks. This item was tabled until the January 3, 2012 City Council meeting.

LAPTOP COMPUTER/POLICE DEPARTMENT

A memo (11-DOC-140) was received from Chief Brooks requesting permission to purchase a Dell laptop computer for use in an office and the Police training room to replace an eight-year old laptop, which is no longer cost effective to repair, at a cost of \$1,252.08. Help Key, the City's IT provider, negotiated the price through Dell which is the preferred vendor. This is a budgeted item and would be charged to budget line item 10-03-1-03-550.

It was moved by Commissioner DeTienne, seconded by Commissioner Shantal Taylor to approve the purchase of a Dell laptop computer for the Police Department in the amount of \$1,252.08. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, aye; DeTienne, aye; and Mayor Pro Tem Jim Taylor, aye. Motion carried.

FLOORING REPAIRS/ANIMAL CONTROL FACILITY

A memo (11-DOC-141) was received from Chief Brooks requesting consideration of quotes for floor repairs at the animal control facility and the squad room at the Police Administration Building. He asked that the squad room be removed from consideration, giving the animal control facility first consideration. The floor at this facility has become a health issue subjecting the City to possible failure of the annual state

inspection as the floor must be sealed making it non-porous. Chief Brooks recommended accepting the quote of Epoxy Wizard in the amount of \$7,767.00 for the floor repairs. This is a budgeted item under budget line item 10-03-3-04-795.

It was moved by Commissioner DeTienne, seconded by Commissioner Shantal Taylor to accept the quote of Epoxy Wizard in the amount of \$7,767.00 for repairs to the flooring at the animal control facility. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, aye; DeTienne, aye; and Mayor Pro Tem Jim Taylor, aye. Motion carried.

APPOINTMENT/ADMINISTRATIVE ADJUDICATION HEARING OFFICER

Commissioner DeTienne stated that a real need exists for a process to be in place for the review and appeal of Building Department and parking violations. He recommended re-instating the administrative adjudication process, as provided for in the Zion Municipal Code. Attorney Tim Evans is willing to resume his responsibilities as administrative adjudication hearing officer. Administrative adjudication hearings would take place in the City Council Chambers.

It was moved by Commissioner DeTienne, seconded by Commissioner Flammini that the administrative adjudication process be re-instated and that Tim Evans be appointed as the administrative adjudication hearing officer. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, aye; DeTienne, aye; and Mayor Pro Tem Jim Taylor, aye. Motion carried

“KRINGLE’S KINGDOM” DISPLAYS

A proposal (11-DOC-142) was received from Ebenezer Events, LLC regarding a community effort to acquire the Kringle’s Kingdom displays. Phillip Ferrell, 2701 Deborah Avenue, Zion, spoke on behalf of the proposal. He stated that a plan was being prepared by a private venture to relieve the City of Zion of the burden of display rental. He stated that the group would absorb the full cost/rent of storing the inventory as of January 1, 2012. Rick Delisle has offered January 2012 rent-free to the group. Peter Koklamanis, Dungeon of Doom owner and adjacent space lessee, stated that the group has invited him to attend meetings and offer show production advice as a consultant to guide them, but he has made no private commitment in their endeavor. Mayor Pro Tem Jim Taylor asked Mr. Koklamanis if he was offered the displays prior to the offer being made to Elkader, Iowa. Mr. Koklamanis stated that he was offered the displays but was not interested in taking possession of them. John, Warwick Building employee, asked if the City has paid the rent through December and if the displays would be moved out at the end of December. Mayor Pro Tem Jim Taylor stated that the December rent will be paid and the City would like to stop paying rent as soon as possible.

It was moved by Commissioner Shantal Taylor that the Kringle’s Kingdom displays ownership be transferred to Ebenezer Events, LLC and that they be responsible for the storage of the displays effective January 1, 2012. The motion died for lack of a second.

Mr. Ferrell stated that a permanent Christmas-themed display would be offered to the public, both inside and outside the Warwick Building as well as across the street. Commissioner Flammini stated that the area was unattractive at night and would not be the best location for such an event. He also stated that many of the displays were custom built to fit the pool area in which they were located. Many displays are large and he does not believe that local businesses could accommodate them nor would they be willing to give up retail space to display them or have an area to store them. Commissioner Shantal Taylor asked why displays were stored at the Warwick Building free until 2007 and who negotiated the lease. Commissioner Flammini stated that in 2007 the building changed ownership and rent was charged. He also stated that he negotiated the original lease with Rick Delisle. Mayor Pro Tem Jim Taylor stated that the City needs to stop paying to store these displays and there is a party from Iowa interested in purchasing them for \$5,000 and will move them at their expense. Commissioner Flammini asked what would happen to the displays if the group’s plans fail. Mr. Ferrell stated that they would go up for auction or be given back to the people who made them. Commissioner DeTienne stated that the City of Zion was not offered a month’s free rent. Mayor Pro Tem Jim Taylor asked if the City could be extended that same offer while a decision on

disposition of the displays is being made. Mr. Ferrell stated that the offer of one month's free rent would not be offered to the City. Mayor Pro Tem Jim Taylor stated that he could support transferring ownership of the displays to the Zion group but they would have to pay \$5,000 just as the Iowa group offered. Mr. Ferrell stated that the group would offer \$5,000 as well to keep the displays in Zion, however, he did not have the authority to make such an offer. Mayor Pro Tem Jim Taylor recommended that Ebenezer Events LLC prepare a written offer for the transfer of ownership of the displays, taking over the responsibility for the rent and utilities at the Warwick Building, and the purchase price of \$5,000. This item was tabled until December 22, 2011 at 6:30 pm. at which time the City Council will reconvene the December 20, 2011 meeting.

DEPARTMENTAL COMMENTARY

Commissioner Shantal Taylor wished the Department Heads a Merry Christmas and thanked them for their service during the past year.

ANNOUNCEMENTS

December 23, 26, 30 & January 2		City Offices Closed for Holidays
January 3	7:00 p.m.	Zion City Council Meeting
January 17	6:30 p.m.	Zion Township Board Meeting
	7:00 p.m.	Zion City Council Meeting

CLOSED SESSION

It was moved by Commissioner DeTienne, seconded by Commissioner Shantal Taylor that the Council recess to Closed Session at 8:26 p.m. to discuss personnel, purchase and sale of real estate, and probable and pending litigation. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, aye; DeTienne, aye; and Mayor Pro Tem Jim Taylor, aye. Motion carried.

It was moved by Commissioner Flammini, seconded by Commissioner Shantal Taylor to reconvene the Regular Council meeting at 10:29 p.m. with all members present. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, aye; DeTienne, aye; and Mayor Pro Tem Jim Taylor, aye. Motion carried.

JOB DESCRIPTION/ACCOUNTS & FINANCE COORDINATOR

It was moved by Commissioner Flammini, seconded by Commissioner Shantal Taylor to approve the job description for an Accounts and Finance Coordinator in the Accounts and Finance Department as presented. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, aye; DeTienne, aye; and Mayor Pro Tem Jim Taylor, aye. Motion carried.

SALARY/ACCOUNTS & FINANCE COORDINATOR

It was moved by Commissioner Shantal Taylor, seconded by Commissioner Flammini to approve a salary of \$70,000 for the Accounts and Finance Coordinator in the Accounts and Finance Department until the end of the fiscal year, April 30, 2011. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, aye; DeTienne, aye; and Mayor Pro Tem Jim Taylor, aye. Motion carried.

CONTRACT/FINANCE & ACCOUNTING MANAGEMENT

It was moved by Commissioner DeTienne, seconded by Commissioner Flammini to approve a Contract for Finance and Accounting Management with Larry Pannell through the end of the fiscal year, April 30, 2011. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, nay; DeTienne, aye; and Mayor Pro Tem Jim Taylor, aye. Motion carried.

DEPARTMENT HEAD REPORTS

It was the consensus of the Council that the City Clerk will provide a monthly report regarding the receipt and disposition of Freedom of Information Act (FOIA) requests.

MEETING RECESS

It was moved by Commissioner Flammini, seconded by Commissioner Shantal Taylor, to recess this regular City Council meeting to Thursday, December 22, 2011 at 6:30 p.m. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, aye; DeTienne, aye; and Mayor Pro Tem Jim Taylor, aye. Motion carried.

RECONVENED DECEMBER 22, 2011

On Thursday, December 22, 2011, at 6:31 p.m., Mayor Pro Tem Jim Taylor called the meeting back to order.

On call of the roll the following answered present: Commissioners Flammini, Shantal Taylor, DeTienne and Mayor Pro Tem Jim Taylor. Mayor Harrison was absent.

“KRINGLE’S KINGDOM” DISPLAYS

A proposal (11-DOC-143) was received from Ebenezer Events, LLC regarding a clarification of their proposal presented on December 20, 2011. Mr. Phillip Ferrell asked what items were offered to Elkader, Iowa. He asked for a walk through of the storage area to see what items would be transferred to them. He stated the group would apply for a Special Use Permit. Commissioner Flammini stated that they would have to follow the Planning/Zoning process. Mr. Ferrell asked that the entertainment tax be waived or postponed for the first few years. He asked if the Council would accept \$2,500 dollars, not \$5,000 which Elkader would pay, as the City would not have to pay January rent. He stated that the City could continue to store the items not included in the transfer in the space until the end of January. Commissioner DeTienne asked Dee Stratmoen how many displayed she made. Ms. Stratmoen stated that she made about 20 displays, most of which were paid for by the City of Zion, but a handful were paid for by her and her family members. Commissioner Flammini stated that he wanted to keep Kringle’s Kingdom whole. He stated that 70% of it did not lend itself to display without the rest and much of it was custom made for the pool area. He stated he would rather see it stay in Zion, but asked, if Ebenezer Events failed, what would happen to the displays. Mr. Ferrell stated parts of it would be given back to the designers, they would sell off the rest to pay any outstanding rent and what’s left would be given bay to the City to start something new. Howard Burkemper stated that the Kingdom has not been displayed for two years. He asked where this group was in 2009 when an effort to raise money to save the displays was made. He stated, if the Council agreed to transfer the displays to Iowa, they would not have to address this issue again if the Ebenezer Events efforts failed. Mayor Pro Tem Jim Taylor asked if Ebenezer Events was an LLC. Attorney Puma stated that the Secretary of State website lists no company with the name Ebenezer Events LLC. Mr. Ferrell stated it was not, however, two members of the group are organized as an LLC. Attorney Puma stated that there must be a bill of sale for the transfer of the displays and that a official 30 day notice to the landlord would be necessary.

It was moved by Commissioner Shantal Taylor, seconded by Commissioner Flammini, that the Kringle’s Kingdom displays ownership be transferred to Ebenezer Events, LLC, effective January 1, 2012, subject to

1) Ebenezer Events name being in good standing with the Secretary of State, 2) Ebenezer Events makes payment of \$2,500 to the City of Zion, 3) Ebenezer Events assumes the rent of the storage space at 2701 Deborah Avenue (Warwick Building) effective January 1, 2012, and 4) completion of proper paperwork as required by the City Attorney. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, nay; DeTienne, aye; and Mayor Pro Tem Jim Taylor, nay. Motion carried.

2011 TAX LEVY

Mayor Pro Tem Jim Taylor stated that an effort was made to keep the tax levy down but it is a struggle to provide services. Attorney Puma recommended that the City levy at the full amount to which they are entitled and then abate the tax if monies become available or develop a rebate program later in the year if possible. He stated that it would be beneficial to the City in securing financial assistance from financial institutions if they know that funds will be available in the next fiscal year. Mayor Pro Tem Jim Taylor recommended levying at the maximum allowed. He stated that this action would relieve some of the financial pressure but it is no guarantee that the need for severe budget reductions or layoffs would be eliminated. He stated the Zion Assessor has predicted that the City can expect a 15% reduction in EAV for 2012. Commissioner DeTienne stated that he did not want to raise taxes, but the City has to provide services. Commissioner Flammini stated that both the elementary and high school districts have increased their taxes. He stated that he would support the increase in the levy but with reservation and reluctance because of what it will do to the community. Commissioner Shantal Taylor stated that numerous complaints have been received stating that assessments are too high. She stated that she would like to bring in outside assessors to confirm the high figures. She stated that she cannot support any increase in the tax rate as residents can't afford the current taxes. She recommended doing an assessment of services and making plans for the future. Mayor Pro Tem Jim Taylor stated that it's not the assessed value that is too high, it's the property tax rate that's high. He provided a workup of the real estate taxes for the current, proposed and maximum tax rates for various valued homes.

PUBLIC HEARING – TAX LEVY

Mayor Pro Tem Jim Taylor opened the public hearing for the 2011, payable in 2012, City of Zion tax levy at 7:35 p.m.

Mayor Pro Tem Jim Taylor invited questions and/or comments from the public.

William Bremner asked if the City is current with its pension payments. Mayor Pro Tem Taylor stated that the City is current. Commissioner Flammini stated that the City does not have the authority to reduce pension payments.

Mayor Pro Tem Jim Taylor invited other questions and/or comments from the public, and there were none.

Mayor Pro Tem Jim Taylor declared the hearing closed at 7:37 p.m.

TAX LEVY – CORPORATE PURPOSES

It was moved by Commissioner DeTienne, seconded by Commissioner Flammini that an Ordinance (11-0-63) be passed providing for the levy of taxes for corporate purposes in the total amount of \$6,394,500 for the tax levy year 2011 to be collected in the year beginning January 1, 2012 and ending December 31, 2012 for the City of Zion, Lake County, Illinois. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, nay; DeTienne, aye; and Mayor Pro Tem Jim Taylor, aye. Motion carried. Ordinance passed.

TAX LEVY-STREET AND BRIDGE

It was moved by Commissioner Flammini, seconded by Commissioner DeTienne that an Ordinance (11-0-64) be passed providing for a 2011 tax levy in the amount of \$209,540 for street and bridge purposes for

the City of Zion, Lake County, Illinois. Mayor Pro Tem Jim Taylor stated this is a dedicated levy for street and bridge purposes, however the amount is already included as part of the overall corporate tax levy. The vote on roll call was: Commissioners Flammini, aye; Shantal Taylor, nay; DeTienne, aye; and Mayor Pro Tem Jim Taylor, aye. Motion carried. Ordinance passed.

ADJOURN

There being no further business to come before the Council at this time, it was moved by Commissioner Flammini, seconded by Commissioner Shantal Taylor and unanimously approved the meeting be adjourned at 7:43 p.m. Motion carried.

City Clerk