

**MINUTES OF A REGULAR MEETING OF THE ZION CITY COUNCIL HELD ON TUESDAY, JULY 16, 2013, AT 7:10 P.M. IN THE CITY COUNCIL CHAMBERS, CITY HALL, ZION, ILLINOIS**

.....  
Mayor Harrison called the meeting to order.

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

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

**PUBLIC HEARING/APPROPRIATION ORDINANCE**

Mayor Harrison opened the Public Hearing at 7:12 p.m. for the Appropriation of the City of Zion for the Fiscal Year beginning May 1, 2013 and ending April 30, 2014.

Finance Director David Knabel stated that the City must pass an appropriation ordinance within 90 days of the beginning of the fiscal year. He stated that the ordinance is an internally governing document which serves as the legal authority on what the City of Zion can spend while allowing for unknown or emergency expenditures. He stated the Appropriation Ordinance is in the total amount of \$37,399,336.

Mayor Harrison asked if there were any comments and/or questions from the public, and there were none.

Mayor Harrison declared the Public Hearing closed at 7:14 p.m.

**CITIZEN COMMENTS**

Mayor Harrison stated that Zion Senior Cottages residents were in attendance. He stated that the retention pond in the area of the Kmart Plaza and the Cottages continues to draw the concern of residents. He stated that the property is in receivership and the City has identified the pond owner, a bank, and is awaiting their response. He stated that the City Attorney is working to clean up the pond and get it mowed as soon as possible. He stated that Public Works Director Colangelo has been working on the matter even though the City is not responsible for the pond and its condition. Mr. Larsen, Senior Cottage resident, stated that Gerrie Holmes, fellow resident, learned that the pond is not part of the property currently in foreclosure. Mayor Harrison stated that, legally, the pond is part of the foreclosure. Attorney Randall stated that there was nothing new to report regarding the status of the pond. She stated that the City could rectify the problem and lien the property, however, the City does not have the funds for much of the needed work and there are many legal issues. Commissioner Hill asked if an estimate on the cost of the cleanup had been received. Director Colangelo stated that proper equipment is needed to mow due to the incline on the property and the debris will have to be hauled away. He has solicited a quote but has not received a response to date. He stated that the fountain needs to be cleaned and an algaecide must be applied to the water to reduce the excess algae. He stated that this pond may be part of a tributary to the surrounding wetlands and involvement of the Army Corps of Engineers may be required. Commissioner Hill asked how this property differs from an unmaintained residential lot with tall grass. Commissioner Flammini stated that the City can go on the property to mow, however, much more than mowing is needed to clean up the pond. Attorney Randall stated that she will report on the status of the pond cleanup at the next City Council meeting.

Janet Jones, 1728 23<sup>rd</sup> Street, asked how the City Council came to the decision to ban video gaming in the City of Zion. She asked if it was the lack of revenue it would generate or a matter of the businesses not wanting it. She asked why the Council would turn down the revenue unless there was a serious downside or a large constituent outcry. Mayor Harrison stated he would be happy to discuss the details.

Charles Fitzgerald, 1818 Gideon, thanked Director Colangelo and the Public Works Department for dealing with the tree issue on the parkway in front of his home. He commended the Department for their efforts to save the City's trees. Mr. Fitzgerald stated his concerns regarding the City's plans to handle medical marijuana if the Governor signs the legislation. He stated that he hopes the City is prepared and not caught

passing an ordinance after the fact. He also asked if the City is prepared to handle licensing for this type of business. He stated that the Illinois Municipal League will be conducting a meeting on July 18<sup>th</sup> to discuss the issue. Mr. Fitzgerald encouraged the City to “get on this” for the residents’ sake.

Commissioner Hill asked, in response to Ms. Jones’ question, what the rationale was for the Council to ban video gaming in Zion. Mayor Harrison stated that it is not in the best of interest of the City Council and there would be legal issues if he spoke what he knows. He stated that he would be happy to talk privately regarding the matter, but it was way deeper than what should be discussed on the Council floor. Mayor Harrison stated that it’s all about who controls the video gaming machines. He stated that video gaming is out and out gambling with winnings being paid out from behind the counter. He stated that he would divulge machine ownership after the meeting to anyone who came forward to inquire.

Commissioner Hill asked, with regard to medical marijuana distribution, if Cancer Treatment Centers of America would be contacted. Attorney Randall stated that the legislation, if signed, will not take effect until January 2014. The City is approaching the issue from a zoning and personnel matter perspective and the appropriate action will be taken in time. She stated that the City will be proactive rather than reactive with regard to this issue.

### CONSENT AGENDA

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

- (a) **APPROVAL OF MINUTES:** of a Regular Meeting held on July 2, 2013 at 7:00 p.m. as amended (Page2–Ordinance/First Amendment/Option & Development Agreement/Trumpet Park – 2<sup>nd</sup> paragraph “. . . extending the original agreement until October 29, 2018, {adding} “contingent upon Panattoni’s purchase of property the City of Zion is acquiring from North Shore Sanitary District for the ATC Transmission line project.”
- (b) **BILLS:** Vouchers 116093 through 116197 drawn on PNC Bank, Total: \$309,352.29

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

### RESOLUTION/TEMPORARY ROAD CLOSURE/JUBILEE DAYS

It was moved by Commissioner DeTienne, seconded by Commissioner Flammini that a Resolution (13-R-11) be passed requesting permission of the Illinois Department of Transportation for the temporary closure of Sheridan Road on September 2, 2013 between 12:00 P.M. and 3:30 P.M. for the Jubilee Days Parade. The vote on roll call was: Commissioners Taylor, aye; DeTienne, aye; Flammini, aye; Hill, aye; and Mayor Harrison, aye. Motion carried. Resolution passed.

### APPROPRIATION ORDINANCE

It was moved by Commissioner Hill, seconded by Commissioner Taylor that an Ordinance (13-0-38) be passed making appropriations, totaling \$37,399,336 for all funds, for the City of Zion, Illinois for the Fiscal Year beginning May 1, 2013 and ending April 30, 2014. The vote on roll call was: Commissioners Taylor, aye; DeTienne, aye; Flammini, aye; Hill, aye; and Mayor Harrison, aye. Motion carried. Ordinance passed.

### JOINT TAXING BODY COMMITTEE MEETING UPDATE

David Knabel, Director of Accounts/Finance, updated the City Council regarding the July 1, 2013 joint meeting of representatives from the Zion taxing bodies. He stated that twelve elected officials representing six taxing bodies were present at the meeting. The purpose of the meeting was to address challenges that affect the community as a whole. He stated that the taxing bodies share many of the same challenges. He stated that residents perceive the local government as the community of Zion and do not realize that the various taxing bodies exist. He stated that these challenges are difficult to overcome as individual taxing

bodies, but together, progress can be made. Each representative was assigned the task of returning to their respective boards to request that they engage in discussion to identify the top three challenges they face and report back to the joint committee. Mr. Knabel asked the Council to discuss the challenges the City of Zion faces and select the top three to report back to the joint committee. Commissioner Hill stated that the concept of the joint committee started with Commissioner Flammini, Mr. Knabel and Township Supervisor Cheri Neal addressing the Township budget. Revenues were down due to a property value decrease. They discussed why the values had decreased and how it was affecting the schools. It was then determined that the joint taxing body committee should be formed. He stated it is time to hold the tax levies steady and stop “cash grabbing” in order to offer more programs or provide more services. He quoted a school district representative stating that the long term financial sustainability of this town is the issue. Commissioner Hill stated that the taxing bodies need to rebuild trust and forget past differences as there are new “players” involved. He stated that there is a need to start over and work together. Mayor Harrison stated that the City’s greatest challenges are financial, quality of life issues and working with the other taxing bodies. Commissioner Hill stated that he believes the City’s greatest challenges are 1) learning to do more with less revenue, 2) economic development, 3) housing (reduce number of rental units to a reasonable percentage of the housing stock, address proliferation of foreclosures, vacant properties, Section 8 housing) 4) quality of schools and public safety (top issues for home buyers considering Zion), and 5) high taxes. Commissioner Hill stated that there is a lot of talent in Zion, and it would behoove everyone over the long haul to get everyone working together. He stated that working together needs to come from the elected officials down, not just at the staff level. Director Knabel stated that he would take the following to the joint committee as the City of Zion’s top three challenges: 1) housing stock, 2) learn to provide more services with less revenue, and 3) public safety.

#### **PLAYBACK & MESSAGE EQUIPMENT/CHANNEL 19**

A letter (13-DOC-72) was received from Tom Angelos, Zion Park District, regarding replacement of the playback and message system equipment required to operate Cable Channel 19. He stated that, in order to continue to do messages and broadcast events in Zion and the City Council meetings on Channel 19, a large cash outlay, approximately \$40,000, would be necessary to replace this worn out equipment. He stated that Frank Duel, Government Affairs liaison with ComCast, stated that the quote received from Mediastar-SG was reasonable and that the Council could view the equipment at the Village of Lake Zurich who uses the same system. Mayor Harrison asked if the audio would improve and Mr. Angelos stated that the audio problem should have already been corrected. Finance Director Knabel stated that the City could enter into a three-year lease and make installments at the end of each fiscal year. Mr. Angelos stated that Mediastar is willing to breakdown the payments over at least a two-period. Commissioner Hill asked if any components of the quote could be eliminated to reduce the cost. Mr. Angelos stated that the weather station, for one, could be removed. He stated that ComCast is not offering any grant money, however, perhaps an increase could be added to the accounts in the amount of \$.35 per month. Mayor Harrison stated that he was not in favor of raising resident fees and suggested that cable franchise fees be designated for capital expenditures in the future. Mr. Angelos stated that he would work with Director Knabel to create specifications, including payment options, in preparation for going to bid for this replacement equipment. Mr. Angelos also stated that he would approach AT & T U-Verse to determine if they are interested in carrying Channel 19, and therefore, may be willing to help support it.

#### **DEPARTMENTAL COMMENTARY**

Chief Lewis thanked the City Council and all who offered support in preparation for and during the visitation and funeral services for fallen firefighter Anthony Rose this week. He stated that he was proud to see so many Zion residents lining the street as the procession carrying his remains from the Waukegan Airport to Congdon’s Funeral Home passed down Sheridan Road.

Ron Colangelo stated that residents who suffered flood damage in the storms this spring can still apply for FEMA assistance as the deadline has been extended to July 24, 2013.

Ron Colangelo stated that a public hearing will be held on August 1, 2013 regarding changes to PACE bus Route 571, changing the hours from hourly to every half hour.

Ron Colangelo stated that the street program start-up will be delayed for a couple of weeks due to the pending award of a \$100,000 grant for the project.

**ANNOUNCEMENTS**

Thursdays through September 26th	11:00 a.m. to 7:00 p.m.	Zion Farmer's Market Sheridan Road & Shiloh Blvd.
July 20 August 3	9:00 a.m. to 12:00 noon	Electronic Recycling at the Public Works Facility 3220 27 <sup>th</sup> St.
August 6	7:00 p.m.	Zion City Council Meeting

**ADJOURN**

There being no further business to come before the Council at this time, it was moved by Commissioner Hill, seconded by Commissioner DeTienne and unanimously approved the meeting be adjourned at 8:12 p.m. Motion carried.

---

City Clerk

Approved August 6, 2013