

**MINUTES OF A REGULAR MEETING OF THE ZION CITY COUNCIL HELD ON TUESDAY, MAY 7, 2019, AT 7:00 P.M. IN THE CITY COUNCIL CHAMBERS, CITY HALL, 2828 SHERIDAN ROAD, ZION, ILLINOIS**

.....

Mayor Hill called the meeting to order.

On call of the roll the following answered present: Commissioners Fischer, McKinney, DeTienne, McDowell, and Mayor Hill. A quorum was present.

Also present: Chief of Police Steve Dumyahn, Fire/Rescue Chief John Lewis, Public Works Director Ray Roberts, City Administrator David Knabel, and Building/Zoning Director Richard Ianson.

Mr. William Bremner led in the Pledge of Allegiance to the flag.

**AGENDA CHANGES**

It was moved by Commissioner Fischer, seconded by Commissioner McKinney to accept the Council agenda as presented.

The vote on roll call was: Commissioners Fischer, aye; McKinney, aye; DeTienne, aye; McDowell, aye; and Mayor Hill, aye. Motion carried.

**CITIZEN COMMENTS**

John Jones, Zion, stated he and his wife have been residents of Zion for many years. They attended the last Council meeting and heard the concerns of the residents near the landfill and their hearts go out to them. He was a City of Zion Department Head and met with Browning Ferris many times over many different subjects, the expansion being one of them. Expansion was discussed over 20 years ago. There have been several owners of the property over that time and it has always been a topic of conversation whenever the business changed hands. Citizens have made it clear that they have not gotten any cooperation regarding their issues. He stated it seems as though the multi-million dollar company will get its way. He encouraged the citizens not to give up and stay strong together and fight for improvements. It is his hope that the Council act in defense of the citizens and approve the annexation.

Choice Harris, Zion, wished Mayor Hill the best in his future endeavors. He stated he lives in Shepherd's Crossing subdivision. He called Public Works to report a street light out in front of his house. Cars have been broken into due to the darkness. He is concerned about the children walking in the dark. He was told that replacing street lights is not in the budget. He decided to come in person to tell the Council the street lights are necessary and would like the item to be part of budget discussions. He also has a concern with the turn on Green Bay Road and Kenosha Road. The speed limit on the curve is 45 mph. People speed around the curve and it is very dangerous. He asked that a study be done to see if the speed limit can be lowered. Mayor Hill stated he is of the understanding the whole intersection is going to be changed. Commissioner Fischer stated there is money in the upcoming budget for streetlights and they will be following up soon.

Al Rogers, Zion, thanked Mayor Hill for putting the City on the road to recovery. He stated he tried to talk Mayor Hill out of leaving but he lost. He congratulated Commissioner McDowell on his re-election and commented on their 40 year history. He also congratulated Mayor-elect McKinney. He stated he and Commissioner DeTienne have agreed on nothing but believes he has been dedicated to the community and thanked him for his service. He stated he has received phone calls questioning who Jacqueline Holmes was related to. He stated he and Ms. Holmes are cousins.

William C. Bremner, Zion, thanked Mayor Hill and Commissioner DeTienne for their years of service to the community. He stated he has attended the last two or three meetings and has heard the concerns of the neighbors near the landfill and sympathizes with them. He stated he has also heard the concern of Commissioner Fischer if the City does not annex the property. He stated if the City does not annex the property they will have no control over what happens. He suggested the City annex the property and then they can choose to control the zoning and decide there will be no further expansion. Mayor Hill stated if the property is not sited for a landfill, the property would automatically be de-annexed.

Denise Lear, Zion, congratulated the newly elected officials. She stated there have been discussions at previous Council meeting regarding peddlers. She stated on May 1<sup>st</sup> two young black males solicited her at her home. She asked to see their permits and asked if they were aware of the regulations. She stated it is scary for single older women living alone when strangers come to their door. Chief Dumyahn stated solicitors must be licensed. If they do not show their permit, people should call the police and try and get a thorough description of the person. He stated they have talked about changing the hours of solicitation and should amend the code.

Terry Boone, Zion, stated he owns 21 rental units in the City of Zion. He stated the rental inspection ordinance gives the City legal rights to go into a tenant's home but cannot enter into a homeowner's house without permission. The City believes owners of rental properties and the tenants that live in them are incapable of taking care of themselves and the perspective properties. The inspection fee started out at \$100 per unit, per year and the City received \$400,000 from property owners. After some pushback they decided to lower the fee to \$75.00 per unit. He stated there is a constitution and has concerns with the fourth and the fourteenth amendment. He would like the new Council to revisit the necessity of the rental inspection program. He would like to see it dissolved. He feels there is too much power given to government entities to enter private property. Mayor Hill stated Mr. Boone has given inaccurate information. He stated the ordinance was passed because there are numerous landlords that live far away and own rental units in the community and do not keep up their properties. He stated the City goes in to inspect the properties for life safety reasons. Only seven units failed inspections but numerous units have been deemed unsafe. At the start of the program, the City had a meeting and out of 1,000 landlords, 600 showed up. He was naive enough to think that the landlords would want to keep their rental properties as nice as they would keep their own properties, but that is not the attitude of many landlords in the community. He clarified the fee is \$75.00 for two years and once an inspection is passed, there is not an inspection for another two years. The City does not make any money off of the program. The fees cover the costs to make sure the rental units in the City are safe. He stated the City has been to court on the constitutional issues and won.

Morgan Battley, Zion, thanked the residents for coming out to the meeting as it is encouraging to see the community come together for positive communication. He thanked Mayor Hill and the Council for their outstanding service. He stated he has had an opportunity to work with all the Department Heads in the City and has nothing but positive responses. He was told that years ago there was an organization within City government comprised of homeowners, renters and landlords that addressed issues similar to what was just discussed. He stated he has quite a few rental units in close proximity to where he lives. He has had quite a few uncomfortable situations including some drive-by shootings with bullets going into the rental units. He stated building inspectors have come to his house to assist him with surrounding rental properties. He stated he makes it a point to keep his property clean as well as the alley behind him. He encouraged all citizens whether a renter or homeowner to take a personal responsibility where they live. He hopes to see the new administration support the continued improvement of the City and work together in a positive way. He would also like to see the new administration do the best they can to protect Zion's heritage.

### CONSENT AGENDA

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

- (a) **APPROVAL OF MINUTES:** a Regular Meeting held April 16, 2019 at 7:07 p.m. and approval but not release of Closed Session Minutes of a meeting held on April 16, 2019 at 8:50 p.m.
- (b) **BILLS:** Vouchers 131844 through 132144 drawn on Huntington National Bank, N.A.  
Total: \$1,233,138.70

Approved by omnibus vote as follows: Commissioners Fischer, aye; McKinney, aye; DeTienne, aye; McDowell, aye; and Mayor Hill aye. Motion carried.

**RESOLUTION/IMPROVEMENTS BY MUNICIPALITY/MFT FUNDS**

A memo (19-DOC-20) was received from Director Roberts regarding a housekeeping requirement requested by IDOT. Director Roberts stated IDOT has changed the forms for the estimated costs for routine maintenance items using the Motor Fuel Tax Fund. The Council previously approved two separate resolutions for HMA Patching and Road Salt at the April 2, 2019 meeting and three separate resolutions for Street Light, Traffic Signal, and Parkway Tree maintenance at the April 16, 2019 meeting. He is recommending approval of the maintenance resolution for housekeeping purposes.

It was moved by Commissioner Fischer, seconded by Commissioner McKinney that a Resolution (19-R-10) be passed for housekeeping purposes as required by IDOT. The vote on roll call was: Commissioners Fischer, aye; McKinney, aye; DeTienne, aye; McDowell, aye; and Mayor Hill, nay. Motion carried. Ordinance passed.

**ORDINANCE/AMENDING ZION MUNICIPAL CODE/  
FEE INCREASES**

It was moved by Commissioner McKinney, seconded by Commissioner Fischer that an Ordinance (19-O-14) be passed amending various Zion Municipal Code Sections regarding increasing fees as presented. The vote on roll call was: Commissioners Fischer, aye; McKinney, aye; DeTienne, aye; McDowell, nay; and Mayor Hill, aye. Motion carried. Ordinance passed.

**ORDINANCE/AMENDING ZION MUNICIPAL CODE/  
FINES AND PENALTIES INCREASES**

It was moved by Commissioner Fischer, seconded by Commissioner DeTienne that Ordinance (19-O-15) be passed amending various Zion Municipal Code Sections regarding fines and penalties. The vote on roll call was: Commissioners Fischer, aye; McKinney, aye; DeTienne, aye; McDowell, aye; and Mayor Hill, aye. Motion carried. Ordinance passed.

**TABULATION OF BIDS/ANNUAL FUEL, BITUMINOUS & CONSTRUCTION MATERIALS**

A Tabulation of Bids (19-DOC-21) was received from Director Roberts regarding the annual purchase of fuel, bituminous and construction materials for the 2019/20 fiscal year. Director Roberts recommended awarding contracts to the lowest responsible and responsive bidders as follows:

Feece Oil	Summer Diesel and Winter Blend
	Automatic Transmission Fluid and All Purpose Grease
PetroChoice	5 W 30 Dexos, 5 W 20 Full Synthetic Motor Oil, SAE #5 W 40 Full Synthetic Diesel Motor Oil, Universal Anti-Freeze Concentrate, 75 W 140 Synthetic Gear Lube, Diesel Exhaust Fluid D.E.F.
Avalon	All Purpose Hydraulic Fluid and 2 Cycle Oil
Lester's	Pulverized Top Soil,
Peter Baker & Son's	Cold Patch, Hot Mix Surface, Hot Mix Binder, UPM Cold Patch
Thelen	#7 Road Gravel, Seal Coat Aggregate, ¾ inch chips
Kirschhoffer Trucking	TB Sand Backfill, #8 Wash Stone, CA-6 Crushed White Limestone
No bids received	Emulsified Asphalt

It was moved by Commissioner Fischer, seconded by Commissioner McDowell to award contracts for various fuels, bituminous and construction materials, as recommended. The vote on roll call was

Commissioners Fischer, aye; McKinney, aye; DeTienne, aye; McDowell, aye; and Mayor Hill, aye. Motion carried.

**TABULATION OF BIDS/2019 HMA SURFACE REMOVAL/REPLACEMENT PROGRAM**

A Tabulation of Bids (19-DOC-22) was received from Director Roberts regarding the 2019 HMA Surface Removal and Replacement Program. He recommended awarding the project to the lowest responsible, responsive bidder Chicagoland Paving Contractors, Inc., Lake Zurich, Illinois, in the amount of \$108,000.00. Funds for this project will come from the MFT Fund.

It was moved by Commissioner Fischer, seconded by Commissioner McKinney to award the contract for the 2019 HMA Surface Removal and Replacement Program to Chicagoland Paving Contractors, Inc., Lake Zurich, Illinois, in the amount of \$108,000.00. The vote on roll call was: Commissioners McDowell, aye; McKinney, aye; Fischer, aye; and Mayor Pro-Tem DeTienne, aye. Motion carried.

**CLOSED SESSION**

It was moved by Commissioner Fischer, seconded by Commissioner McDowell that the Council recess to Closed Session at 7:35 p.m., pursuant to 5 ILCS 120/2 "Open Meetings", for the discussion of collective bargaining. The vote on roll call was: Commissioners Fischer, aye; McKinney, aye; DeTienne, aye; McDowell, aye; and Mayor Hill, aye. Motion carried.

It was moved by Commissioner Fischer, seconded by Commissioner McDowell to reconvene the Regular Council meeting at 7:45 p.m. with all members present. The vote on roll call was: Commissioners Fischer, aye; McKinney, aye; DeTienne, aye; McDowell, aye; and Mayor Hill, aye. Motion carried.

**MEMORANDUM OF UNDERSTANDING/ZION PROFESSIONAL FIREFIGHTERS ASSOCIATION LOCAL 1999**

Mayor Hill stated the Council has been in negotiations with the Fire union and they have come to a tentative agreement but there will not be a Memorandum of Understanding.

It was moved by Commissioner McDowell, seconded by Commissioner DeTienne to table the Memorandum of Understanding between the Zion Professional Firefighters Association Local 1999 and the City of Zion. The vote on roll call was: Commissioners Fischer, aye; McKinney, aye; DeTienne, aye; McDowell, aye; and Mayor Hill, aye. Motion carried.

**REDUCTION OF FULL-TIME FIRE FIGHTER PERSONNEL**

It was moved by Commissioner McDowell, seconded by Commissioner Fischer to table the vote for the item of reduction of full-time Firefighter personnel. The vote on roll call was: Commissioners Fischer, aye; McKinney, aye; DeTienne, aye; McDowell, aye; and Mayor Hill, aye. Motion carried.

**MAYOR COMMENTARY**

Mayor Hill thanked his wife Chris Hill for being by his side during his Mayoral tenure. He recognized citizens for attending every City Council meeting and thanked others for their advice through the years. He thanked all citizens in their support to disagree in a friendly manner. He thanked all City employees for their hard work as they are the face of the City and often do not get recognized. He stated he is blessed to have worked with such great Department Heads. He is proud of the transparency the Council has continued to maintain.

**ADJOURN**

There being no further business to come before the Council at this time, it was moved by Commissioner McDowell, seconded by Commissioner DeTienne and unanimously approved the meeting be adjourned at 8:05 p.m. Motion carried.

**SPECIAL PRESENTATIONS**

Commissioner DeTienne was presented with a “Key to the City” plaque honoring him for eighteen years of dedicated service to the City of Zion.

Mayor Al Hill was presented with “Key to the City” plaque honoring him for his service to the City of Zion. Mayor Hill, joined by members of his wife, hung his mayoral portrait on the wall of the Council Chambers, adding his portrait to those of all the mayors who preceded him, already being memorialized thereon.

**SWEARING-IN CEREMONY FOR CITY OFFICIALS**

The Honorable Judge Jorge L. Ortiz, Circuit Judge, 19<sup>th</sup> Judicial Circuit, administered the oath of office to Billy McKinney for Mayor, with Lisa Weilke, holding the Bible.

The Honorable Judge Jorge L. Ortiz, Circuit Judge, 19<sup>th</sup> Judicial Circuit, administered the oath of office to Michael L. McDowell for City Commissioner and Trustee in Zion Township, with his wife, Donna McDowell, holding the Bible.

The Honorable Judge George Bridges, Circuit Judge, (Retired), administered the oath of office to Jacqueline Holmes for City Commissioner and Trustee in Zion Township, with campaign manager and friend, Jolanda Dinkins, holding the Bible.

**CALL TO ORDER**

Mayor McKinney called the meeting to order at 8:25 p.m.

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

On call of the roll the following answered present: Commissioners Fischer, Holmes, McDowell and Mayor McKinney.

**CITIZEN COMMENTS**

Al Rogers, Zion, stated on behalf of his entire family, he would like to congratulate his cousin, Jacqueline Holmes on becoming a newly elected City Commissioner.

**APPOINTMENT OF CITY COMMISSIONER/TOWNSHIP TRUSTEE**

It was moved by Commissioner Fischer, seconded by Commissioner McDowell, to appoint Richard J. Frierson as City Commissioner and Trustee in Zion Township to fill the unexpired term of Billy McKinney. The vote on roll call was: Commissioners Fischer, aye; Holmes, aye; McDowell, aye; and Mayor McKinney, aye. Motion carried.

**OATH OF OFFICE/ RICHARD FRIERSON**

The Honorable Judge George Bridges, Circuit Judge, (Retired), administered the oath of office to Richard J. Frierson for City Commissioner and Trustee in Zion Township, with his wife, Shanta Frierson holding the Bible.

**CITY COMMISSIONERS AREAS OF RESPONSIBILITY**

It was moved by Commissioner Frierson, seconded by Commissioner Fischer to appoint

- Mike McDowell as Commissioner of Public Works and Engineering
- Christopher Fischer as Commissioner of Accounts and Finance/Mayor Pro Tem
- Richard Frierson as Commissioner of Public Health and Safety
- Jacqueline Holmes as Commissioner of Building, Zoning and Public Property

the vote on roll call was: Commissioners Fischer, aye; Frierson, aye; Holmes, aye; McDowell, aye; and Mayor McKinney, aye. Motion carried.

**APPOINTMENT OF DEPARTMENT HEADS/CITY OFFICIALS**

Mayor McKinney presented and recommended appointments for Department Heads and City Officials.

It was moved by Commissioner Fischer, seconded by Commissioner Holmes to appoint Department Heads and City Officials from May 1, 2019 through April 30, 2020 as follows:

Del Galdo Law Group, LLC 1441 S. Harlem Avenue Berwyn, IL 60402	City and Prosecuting Attorneys
Sheryl Spooner	City Clerk
Steve Dumyahn	Police Chief
John Lewis	Fire/Rescue Chief
Ray Roberts	Director of Public Works & Engineering
Rich Ianson	Director of Building, Zoning & Public Property
David Knabel	Director of Accounts & Finance
Mary Lou Hiltbran	ESDA Field Director
Rob Litner	Assistant ESDA Field Director
Eric Bradley	City Treasurer

The vote on roll call was: Commissioners Fischer, aye; Frierson, aye; Holmes, aye; McDowell, aye; and Mayor McKinney, aye. Motion carried.

**ORDINANCE/EIGHTH ADDENDUM TO LEASE AGREEMENT/MARTHA'S NURSERY & LEARNING CENTER/1225 27<sup>TH</sup> STREET**

It was moved by Commissioner McDowell, seconded by Commissioner Fischer, that an Ordinance (19-O-16) be passed entering into an eighth addendum to the lease agreement for 1225 27<sup>th</sup> Street for use by the daycare facility for outdoor activities between Martha's Nursery & Learning Center and the City of Zion. The vote on roll call was: Commissioners Fischer, aye; Frierson, aye; Holmes, abstain; McDowell, aye; and Mayor McKinney, aye. Motion carried. Ordinance passed.

**ORDINANCE/LICENSE AGREEMENT/ZION PARK DISTRICT/FARMERS MARKET**

A memo (19-DOC-23) was received from Economic Development regarding an agreement between the City of Zion and Zion Park District for use of Shiloh Boulevard for the City of Zion Farmer's Market. Since 2004, the Zion Park District has supported the City's efforts in providing a farmers and crafters market for the community. The Park District has continued to grant approval to use the Park District property located at the NE corner of Shiloh Boulevard and Sheridan Road. The agreement outlines the mutual understanding of the responsibilities of both parties as it relates to the dates and times of the farmers market, use of the property, and vendor insurance requirements.

It was moved by Commissioner Fischer, seconded by Commissioner McDowell, that an Ordinance (19-O-17) be passed entering into a license agreement between the City of Zion and the Zion Park District. The vote on roll call was: Commissioners Fischer, aye; Frierson, aye; Holmes, abstain; McDowell, aye; and Mayor McKinney, aye. Motion carried. Ordinance passed.

### **2019 ROAD PROJECT/ENGINEERING SERVICES**

A memo (19-DOC-24) was received from Director Roberts recommending approval of a quote and contract from Christopher Burke Engineering for engineering services for the 2019 Road Project. He stated that the project includes Joppa Avenue, Hebron Avenue and Gabriel Avenue. He stated that funding for the engineering and construction of this project has been budgeted for in the MFT account. He recommends approval of the contract for services from Christopher Burke Engineering for a price of \$47,000.00 and to advertise for bids upon completion of the bid documents and drawings. Commissioner Holmes asked if there are minority owned businesses that are considered for the project. Commissioner Fischer stated the City has done business with Burke Engineering over the years. He stated if there are concerns, they can look into it. Director Roberts stated the City has been working with Christopher Burke Engineering for the last five years. IDOT requires a series of "request for quote" forms to be sent to Engineering firms. He stated Christopher Burke has always scored high on the list of firms received from IDOT. Mayor McKinney asked about the criteria that caused Christopher Burke to score high on the list. Director Roberts stated workmanship with both the residents and the City, completion of drawings on time, bid documents, and overseeing of construction and residential engineering.

It was moved by Commissioner Fischer, seconded by Commissioner Frierson to approve the contract for services from Christopher Burke Engineering in the amount of \$47,000.00 and to advertise for bids upon completion of the bid documents and drawings. The vote on roll call was: Commissioners Fischer, aye; Frierson, aye; Holmes, abstain; McDowell, aye; and Mayor McKinney, aye. Motion carried.

### **SURFACE TRANSPORTATION GRANTS/27<sup>th</sup> STREET**

A memo (19-DOC-25) was received from Director Roberts stating that the City will be submitting an application for Surface Transportation Grants for 27<sup>th</sup> Street (Emmaus Avenue to Galilee Avenue) (Lewis He stated that this program distributes federal funding in the form of 80/20 grants for construction engineering and actual construction costs. He stated that the estimated amount of the grant to be awarded to the City is \$731,000. Director Roberts stated that the goal is to have Phase I and Phase II Engineering completed and be project ready when CMAP announces the STP call for projects. He recommended awarding Phase I and Phase II engineering services to Christopher Burke Engineering of Rosemont, Illinois in the amount of \$35,500. He stated that funding for these services will come from the Motor Fuel Tax and Street and Bridge Funds and will be budgeted accordingly in the upcoming fiscal year.

It was moved by Commissioner Fischer, seconded by Commissioner Frierson to approve the contract for Phase I and Phase II engineering services from Christopher Burke Engineering in the amount of \$35,500.00. The vote on roll call was: Commissioners Fischer, aye; Frierson, aye; Holmes, abstain; McDowell, aye; and Mayor McKinney, aye. Motion carried.

### **PROPOSAL/ENVIRONMENTAL CONSULTING SERVICES**

A memo (19-DOC-26) was received from Director Roberts regarding a quote for engineering services from the City's environmental consultant, Deigan and Associates, for the City's closed landfills. He stated that semi-annual groundwater analysis, gas probe monitoring, inspection and quarterly reporting to the I.E.P.A. are required as part of the City's post closure permit. He recommended approval of the quote in the amount of \$43,500. He stated that the contract is for the 2019/2020 fiscal year and would be budgeted in the Waste Fund. Commissioner Holmes asked how long the City has been in the relationship with Deigan and Associates. Director Roberts stated they have been overseeing the landfill for the City for eight years. Commissioner Fischer stated Deigan and Associates also provides engineering services to SWALCO and are very well respected. They have helped save the City \$10,000 a year over the prior contractor. Director Roberts stated this year's quote is about \$12,000 less than last year's quote. He stated they are hoping to close out the monitoring in the next two years, as the numbers have steadily decreased. Landfill 2 is looking to become the site of the new solar company. Commissioner Frierson asked if the solar company will be absorbing the costs moving forward. Director Roberts stated yes once the solar company is approved by the IEPA they will be required to do the maintenance on the property.

**EMERGENCY SANITARY MANHOLE REPAIR/ALLEY REPAIR**

A memo (19-DOC-27) was received from Director Roberts requesting permission to approve a proposal for repairs due to a water main break and alley repair. Director Roberts stated three quotes were received for the two asphalt repairs on Sheridan Road due to water main breaks and alley repair due to the emergency sanitary manhole replacement. He is requesting approval to accept the lowest responsible proposal from J.A. Johnson Paving Company in the amount of \$27,301.00. Funding will be included in the 2019/2020 fiscal year Water Fund Budget. Commissioner Fischer stated the project began on New Year's Eve with a cost of about \$150,000 and it is the final clean up on the project. Mayor McKinney asked what the cost was for a typical repair to a street or alley. Director Roberts stated doing a 2-inch grind would be about \$40,000 and a 3-inch grind could be \$70,000 to \$80,000.

It was moved by Commissioner Fischer, seconded by Commissioner McDowell to approve the proposal from J.A. Johnson Paving Company in the amount of \$27,301.00 for two asphalt repairs and alley repair. The vote on roll call was: Commissioners Fischer, aye; Frierson, aye; Holmes, aye; McDowell, aye; and Mayor McKinney, aye. Motion carried.

**APPLICATION/CDBG COMMERCIAL SIGN & FAÇADE IMPROVEMENT PROGRAM/  
BF ILLINOIS LLC/3400 SHERIDAN ROAD**

A memo (19-DOC-28) was received from the Economic Development Department requesting approval of an application to participate in the CDBG Commercial Sign & Façade and Improvement Program. On March 21, 2017, the Council approved Ordinance Number 17-O-15 establishing a Commercial Sign & Façade Improvement Program to provide financial assistance to property and business owners to substantially improve the City's retail and business district environment. The Program provides available grant funds to property and business owners to be matched by their equal and greater investment of private funds. It is for the purpose of restoring or renovating commercial facades which can be viewed from the public right-of-way and/or replacing deteriorated, poor quality signs and awnings that conform to the City's current sign ordinance. BF Illinois, LLC, also known as Wendy's, located at 3400 Sheridan Road, has submitted an application to participate in the program to remove and replace fascia and signage, install roof on solarium, add new blade wall, remove and replace soffit panels and lighting, add canopy over drive thru window and replace damaged glass in solarium. The total cost of the project is not to exceed \$97,500. The maximum reimbursement amount from CDBG grant funds for the project is not to exceed \$47,250.00. Should Council approve the request, the balance remaining in the grant will be \$25,191.25. Commissioner Frierson asked how the amount of \$47,000 was determined. Administrator Knabel stated it is a matching requirement from CDBG and they have not placed a cap on the grant. He stated it is based on the total percentage of the project costs which is run by CDBG. Commissioner Frierson asked if there were any other competing applications. Administrator Knabel stated it is on a first come first serve basis. He stated other businesses have applied for the grant and received funds. Commissioner Frierson asked if the funds expire. Administrator Knabel stated the grant funds have been extended for this period to December 2019. Commissioner Frierson asked if they were in contact with any other businesses regarding the grant. Administrator Knabel stated other than the publishing of the grant program they have not gone door to door to businesses to promote the grant.

It was moved by Commissioner McDowell, seconded by Commissioner Fischer, to approve the reimbursement of BF Illinois, 3400 Sheridan Road, in the amount of \$47,250.00 as part of the CDBG Commercial Sign & Façade Improvement Program. The vote on roll call was: Commissioners Fischer, aye; Frierson, aye; Holmes, aye; McDowell, aye; and Mayor McKinney, aye. Motion carried.

**DEPARTMENTAL COMMENTARY**

Administrator Knabel reminded residents that current City stickers expired on April 30<sup>th</sup>. He stated currently they are on sale at City Hall and the Police Department. He highly recommended residents purchase their stickers.



**ANNOUNCEMENTS**

May 21	6:00 p.m.	Zion Town Board Budget Hearing
	6:15 p.m.	Zion Township Board Meeting
	7:00 p.m.	Zion City Council Meeting
May 27		City Offices Closed for Memorial Day

**CLOSED SESSION**

It was moved by Commissioner Frierson, seconded by Commissioner Fischer that the Council recess to Closed Session at 9:10 p.m., pursuant to 5 ILCS 120/2 “Open Meetings”, for the discussion of personnel. The vote on roll call was: Commissioners Fischer, aye; Frierson, aye; Holmes, aye; McDowell, aye; and Mayor McKinney, aye. Motion carried.

It was moved by Commissioner Fischer, seconded by Commissioner McDowell to reconvene the Regular Council meeting at 9:37 p.m. with all members present. The vote on roll call was: Commissioners Fischer, aye; Frierson, aye; Holmes, aye; McDowell, aye; and Mayor McKinney, aye. Motion carried.

**VOTE RECONSIDERATION**

Mayor McKinney stated Commissioner Frierson has reconsidered his vote on item 8. - Consider appointment of Department Heads and City Officials from an “aye” vote to “abstain” without any objections from the Council.

It was moved by Commissioner McDowell, seconded by Commissioner Fischer that Commissioner Frierson’s vote on item 8 – Consider appointment of Department Heads and City Officials be changed from an “aye” vote to “abstain”. The vote on roll call was: Commissioners Fischer, aye; Frierson, aye; Holmes, aye; McDowell, aye; and Mayor McKinney, aye. Motion carried.

**CITY ADMINISTRATOR’S CONTRACT**

It was moved by Commissioner Fischer, seconded by Commissioner Holmes to approve the City Administrator’s contract as presented excluding the compensation. Once a salary is determined, it shall be posted on the City website for six days. The vote on roll call was: Commissioners Fischer, aye; Frierson, aye; Holmes, aye; McDowell, aye; and Mayor McKinney, aye. Motion carried.

**ADJOURN**

There being no further business to come before the Council at this time, it was moved by Commissioner McDowell, seconded by Commissioner Fischer and unanimously approved the meeting be adjourned at 9:40 p.m. Motion carried.

---

City Clerk