

MINUTES OF A REGULAR MEETING OF THE ZION CITY COUNCIL HELD ON TUESDAY, DECEMBER 1, 2015, AT 7:00 P.M. IN THE CITY COUNCIL CHAMBERS, CITY HALL, 2828 SHERIDAN ROAD, ZION, ILLINOIS

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Mayor Pro Tem DeTienne called the meeting to order.

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

Also present: Chief of Police Steve Dumyahn, Fire/Rescue Chief John Lewis, Public Works Director Ron Colangelo, Accounts/Finance Director David Knabel, and City Attorney Paula Randall. Building/Zoning Director Richard Ianson was absent.

Mayor Pro Tem DeTienne led in the Pledge of Allegiance to the flag.

AGENDA CHANGES

It was moved by Commissioner McDowell, seconded by Commissioner McKinney to accept the City Council meeting agenda as presented. The vote on roll call was: Commissioners Taylor, aye; McDowell, aye; McKinney, aye; and Mayor Pro Tem DeTienne, aye. Motion carried.

CITIZEN COMMENTS

Brian Dixon, Zion, stated that Zion should have a roller rink, a movie theater, and activities for youth and adults. He stated that Zion has a crucial need for more jobs. He stated that vacant buildings remain so for too long. He stated that Zion can do better.

CONSENT AGENDA

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

- (a) **APPROVAL OF MINUTES:** of a Special Meeting held November 13, 2015 at 1:03 p.m.; approval but not release of Closed Session Minutes of a meeting held on November 13, 2015 at 1:56 p.m.; a Regular Meeting held on November 17, 2015 at 7:02 p.m.; approval but not release of Closed Session Minutes of a meeting held November 17, 2015 at 8:10 p.m.
- (b) **BILLS:** Vouchers 122200 through 122371 drawn on First Merit Bank, Total: \$724,805.34

Approved by omnibus vote as follows: Commissioners Taylor, aye; McDowell, aye; McKinney, aye; and Mayor Pro Tem DeTienne, aye. Motion carried.

ORDINANCE/ SPECIAL USE PERMIT/COSMETOLOGY SCHOOL/ 2689 SHERIDAN ROAD

It was moved by Commissioner McDowell, seconded by Commissioner Taylor that an Ordinance (15-O-58) be passed granting a Special Use Permit to operate a cosmetology school in the CB Central Business Zoning District within the existing beauty salon located at 2689 Sheridan. The vote on roll call was: Commissioners Taylor, aye; McDowell, aye; McKinney, aye; and Mayor Pro Tem DeTienne, aye. Motion carried. Ordinance passed.

**ORDINANCE/VARIANCE/CENTRAL BUSINESS DISTRICT PERMITTED USE/
2621 ELIM/1022 27TH STREET**

It was moved by Commissioner McDowell, seconded by Commissioner Taylor that an Ordinance (15-O-59) be passed granting a variance from Section 102-206(b)(2) of the Zion Municipal Code to allow use of the property at 2621 Elim Avenue (also known as 1022 27th Street) as a single-family residence. The vote

on roll call was: Commissioners Taylor, aye; McDowell, aye; McKinney, aye; and Mayor Pro Tem DeTienne, aye. Motion carried. Ordinance passed.

**ORDINANCE/VARIANCE/ DRIVEWAY INSTALLATION IN FRONT YARD /
2621 ELIM/1022 27TH STREET**

It was moved by Commissioner McDowell, seconded by Commissioner McKinney that an Ordinance (15-O-60) be passed granting a variance from Section 102-202(2) of the Zion Municipal Code to allow installation of a driveway in the front yard of the property at 2621 Elim Avenue (also known as 1022 27th Street). The vote on roll call was: Commissioners Taylor, aye; McDowell, aye; McKinney, aye; and Mayor Pro Tem DeTienne, aye. Motion carried. Ordinance passed.

ORDINANCE/AMENDMENT TO COMPREHENSIVE PLAN

It was moved by Commissioner McDowell, seconded by Commissioner McKinney that an Ordinance (15-O-61) be passed adopting an amendment to the City of Zion Comprehensive Plan. The vote on roll call was: Commissioners Taylor, aye; McDowell, aye; McKinney, aye; and Mayor Pro Tem DeTienne, aye. Motion carried. Ordinance passed.

ORDINANCE/SERIES 2015 DEBT CERTIFICATES/FIRST READING

Director Knabel stated that Ordinance 06-O-25 was passed in 2006 authorizing and providing for the issuance of \$2,480,000 General Obligation Bonds (Waterworks and Sewerage System Alternate Revenue Source), Series 2006, of the City of Zion, for the purpose of defraying the cost of refunding certain previously issued General Obligation Bonds (Waterworks and Sewerage System Alternate Revenue Source), Series 2001. He stated that current rates are favorable to refinance these bonds. He stated that new bonds would be issued with a lower interest rate which would save the City \$60,000 over five years. Director Knabel stated that they are pledged by revenues in the Water Fund as the 2006 bonds were and no tax levy dollars would be used to pay for the bonds. He stated that the second reading of this ordinance would be an item on the December 15, 2015 City Council meeting agenda.

It was moved by Commissioner Taylor, seconded by Commissioner McKinney to introduce and place on file an ordinance authorizing and providing for the issuance of not to exceed \$1,400,000 General Obligation Refunding Bonds (Waterworks and Sewerage System Alternate Revenue Source), Series 2015, of the City of Zion, Lake County, Illinois, for the purpose of refunding certain previously issued waterworks and sewerage system alternate revenue bonds of the City, providing for collection, segregation, and application of the waterworks and sewerage system revenues, providing for the levy and collection of a direct annual tax sufficient to pay the principal and interest on said bonds, authorizing and directing the execution of an escrow agreement in connection with the issue of said bonds, authorizing and directing the execution of a bond order in connection with the issue of said bonds and authorizing the sale of said bonds to the purchaser thereof. The vote on roll call was: Commissioners Taylor, aye; McDowell, aye; McKinney, aye; and Mayor Pro Tem DeTienne, aye. Motion carried.

2015/2016 RENEWAL/PROPERTY & CASUALTY INSURANCE

A memo (15-DOC-119) was received from Director Knabel stating that the City's insurance brokers went to market for insurance quotes for the 2015/2016 property and casualty insurance renewal. He stated that based on the quotes received, the broker recommended renewing with the current companies as presented in the premium summary provided with no changes in coverage limits or deductibles. Director Knabel stated that the total cost of the property, liability, equipment and workers compensation insurances renewal was kept to an increase of only \$3,210 or 0.3%.

It was moved by Commissioner McDowell, seconded by Commissioner McKinney to approve renewal of property, liability, equipment and workers compensation insurances for 2015/2016 as presented in the premium summary provided. The vote on roll call was: Commissioners Taylor, aye; McDowell, aye; McKinney, aye; and Mayor Pro Tem DeTienne, aye. Motion carried.

ANNOUNCEMENTS

December 15	6:30 p.m. 7:00 p.m.	Zion Township Board Meeting Zion City Council Meeting and Public Hearing – Tax Levy
December 24, 25, 31 & January 1		City Offices Closed for the Holidays

CLOSED SESSION

It was moved by Commissioner McDowell, seconded by Commissioner McKinney that the Council recess to Closed Session at 7:17 p.m., pursuant to 5 ILCS 120/2 “Open Meetings”, for the discussion of personnel. The vote on roll call was: Commissioners Taylor, aye; McDowell, aye; McKinney, aye; and Mayor Pro Tem DeTienne, aye. Motion carried.

It was moved by Commissioner McKinney, seconded by Commissioner Taylor to reconvene the Regular Council meeting at 7:40 p.m. with all members present. The vote on roll call was: Commissioners Taylor, aye; McDowell, aye; McKinney, aye; and Mayor Pro Tem DeTienne, aye. Motion carried.

PSEBA BENEFITS/ROBERT L. BROWN

It was moved by Commissioner McDowell, seconded by Commissioner Taylor, to deny a request for PSEBA (Public Safety Employee Benefits Act) benefits from former Police Officer Robert L. Brown. The vote on roll call was: Commissioners Taylor, aye; McDowell, aye; McKinney, aye; and Mayor Pro Tem DeTienne, aye. Motion carried.

SHORT TERM LEAVE OF ABSENCE EXTENSION REQUEST

It was moved by Commissioner McDowell, seconded by Commissioner McKinney, to deny a request for an extension of an unpaid short term leave of absence for a City of Zion employee, per Closed Session discussion, as City policy states that the maximum short term leave of absence period is not to exceed six months. The vote on roll call was: Commissioners Taylor, aye; McDowell, aye; McKinney, aye; and Mayor Pro Tem DeTienne, 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 McKinney and unanimously approved the meeting be adjourned at 7:44 p.m. Motion carried.

City Clerk

Approved December 15, 2015