

MINUTES OF A REGULAR MEETING OF THE ZION CITY COUNCIL HELD ON TUESDAY, MARCH 7, 2017, AT 7:02 P.M. IN THE CITY COUNCIL CHAMBERS, CITY HALL, 2828 SHERIDAN ROAD, ZION, ILLINOIS

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Mayor Hill called the meeting to order.

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

Also present: Police Chief 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 Hill led in the Pledge of Allegiance to the Flag.

AGENDA CHANGES

It was moved by Commissioner McDowell, seconded by Commissioner Frierson to accept the City Council meeting agenda with the following change:

- Delete Item 8d "Amending Zion Municipal Code Chapter 14 "Businesses" Section 14-36(b)(1) re: persons subject to multiple business license requirements, adding "scope of work" language per Mayor Hill

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

CITIZEN COMMENTS

Linda Powell, Beach Park, stated that she has concerns regarding Roger's Towing. She stated that her son's car was towed to Roger's Towing due to an accident. She stated that she was appalled that she was charged \$225.00 for the tow. She asked that, the next time the City negotiates the towing contract, it should lower the fee. She stated that after 24 hours has passed, Roger's Towing can charge storage fees. Ms. Powell stated that with all the fees including a credit card fee, her bill was \$240. She stated that she paid the fees and returned to Roger's Towing with her own towing company to tow the vehicle to her home. She stated Roger's Towing refused to let her tow truck driver enter the storage lot because he had no worker compensation insurance. Roger's Towing said that they would tow it out of the storage lot and charge her \$50.00. She stated that an employee drove the car out to her. Ms. Powell stated that she received horrible customer service and asked that the Council consider Roger's Towing service from the customer's point of view. Mayor Hill stated that he would review the matter.

Tracy Johnson, Zion, provided statistics regarding Zion vehicle stickers. He stated that there are 21,452 registered vehicles in Zion and 20,624 are displaying fully paid for vehicle stickers. He stated that 828 have not paid. He stated that the City leaves a substantial amount of money on the table every two years. He asked the Council how they plan to enforce the sticker sales and recoup the lost revenue. Commissioner McDowell stated that police officers do city sticker checks daily. Chief Dumyahn stated that an officer cannot go on private property to issue a ticket unless he can see the vehicle from the street. He stated that the majority of city sticker enforcement is accomplished at the time of 2:00 a.m. to 6:00 a.m. parking enforcement. Mayor Hill stated that the City will put an enforcement plan together.

CONSENT AGENDA

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

- (a) **APPROVAL OF MINUTES:** a Regular Meeting held on February 21, 2017 at 7:00 p.m.; a Budget Workshop held on February 27, 2017 at 5:30 p.m.
- (b) **BILLS:** Vouchers 125874 through 125951 drawn on First Merit Bank, Total: \$374,542.79

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

RESOLUTION/29TH STREET IMPROVEMENTS GRANT

A memo (17-DOC-12) was received from Director Colangelo stating that a resolution must be passed by the City Council approving the local match for 29th Street resurfacing/repair improvements from Lewis Avenue to Galilee Avenue through the Lake County Council of Mayors Surface Transportation Program. He stated that the City is applying for a grant through the Federal Highway Administration's Surface Transportation Program in the amount of \$375,000. He stated that the resolution is the City's commitment to provide for the twenty percent matching share of the project or \$121,000 which will be budgeted for in Fiscal Year 2018/2019 if approved. He stated that the grant covers all construction and engineering costs for the project.

It was moved by Commissioner Frierson, seconded by Commissioner McDowell that a Resolution (17-R-13) be passed approving the local match for 29th Street resurfacing/repair improvements from Lewis Avenue to Galilee Avenue through the Lake County Council of Mayors Surface Transportation Program. The vote on roll call was: Commissioners DeTienne, aye; Frierson, aye; McDowell, aye; and Mayor Hill, aye. Motion carried. Resolution passed.

RESOLUTION/21ST STREET IMPROVEMENTS GRANT

A memo (17-DOC-13) was received from Director Colangelo stating that a resolution must be passed by the City Council approving the local match for 21st Street resurfacing/repair improvements from Sheridan Road east to the dead end through the Lake County Council of Mayors Surface Transportation Program. He stated that the City is applying for a grant through the Federal Highway Administration's Surface Transportation Program in the amount of \$200,000. He stated that the resolution is the City's commitment to provide for the twenty percent matching share of the project or \$64,000 which will be budgeted for in Fiscal Year 2018/2019 if approved. He stated that the grant covers all construction and engineering costs for the project.

It was moved by Commissioner Frierson, seconded by Commissioner McDowell that a Resolution (17-R-14) be passed approving the local match for 21st Street resurfacing/repair improvements from Sheridan Road east to the dead end through the Lake County Council of Mayors Surface Transportation Program. The vote on roll call was: Commissioners DeTienne, aye; Frierson, aye; McDowell, aye; and Mayor Hill, aye. Motion carried. Resolution passed.

ORDINANCE/REDEVELOPMENT PLAN AND PROJECT FOR TRUMPET PARK TIF DISTRICT

Director Knabel presented an ordinance approving a redevelopment plan and project for the Trumpet Park TIF District. Commissioner Frierson asked if there was any remediation known in the area. Director Knabel stated that there is one parcel. Commissioner Frierson asked, of the total area, how much of it is developable. Director Knabel stated that half of the area is developable. Commissioner Frierson asked if, regarding the railroad, there is any leverage to create a rail spur relationship with the railroad. Director Knabel stated that the preliminary legwork has been done.

It was moved by Commissioner McDowell, seconded by Commissioner Frierson that an Ordinance (17-O-11) be passed approving a redevelopment plan and project for the Trumpet Park TIF District. The vote on roll call was: Commissioners DeTienne, aye; Frierson, aye; McDowell, aye; and Mayor Hill, aye. Motion carried. Ordinance passed.

ORDINANCE/DESIGNATING TRUMPET PARK TIF DISTRICT

It was moved by Commissioner Frierson, seconded by Commissioner McDowell that an Ordinance (17-O-12) be passed designating the Trumpet Park TIF District pursuant to the Tax Increment Allocation Redevelopment Act. The vote on roll call was: Commissioners DeTienne, aye; Frierson, aye; McDowell, aye; and Mayor Hill, aye. Motion carried. Ordinance passed.

**ORDINANCE/ADOPTING TAX INCREMENT ALLOCATION
FINANCING/TRUMPET PARK TIF DISTRICT**

It was moved by Commissioner Frierson, seconded by Commissioner McDowell that an Ordinance (17-O-13) be passed adopting tax increment allocation financing for the Trumpet Park TIF District. The vote on roll call was: Commissioners DeTienne, aye; Frierson, aye; McDowell, aye; and Mayor Hill, aye. Motion carried. Ordinance passed.

2017 ROAD PROJECT/ENGINEERING SERVICES

A memo (17-DOC-14) was received from Director Colangelo recommending approval of a quote and contract from Christopher Burke Engineering for engineering services for the 2017 Road Project. He stated that the project includes Luckie Court, Franklin Court, both from the cul-de-sac to Lorelei Drive, and Franklin Street. He stated that funding for the engineering and construction of this project will come from the Street and Bridge Fund and will be budgeted for accordingly in the upcoming fiscal year.

It was moved by Commissioner Frierson, seconded by Commissioner DeTienne to approve the contract for services from Christopher Burke Engineering in the amount of \$12,850 and to advertise for bids upon completion of the bid documents and drawings. The vote on roll call was: Commissioners DeTienne, aye; Frierson, aye; McDowell, aye; and Mayor Hill, aye. Motion carried.

SURFACE TRANSPORTATION GRANTS/21ST STREET AND 29TH STREET

A memo (17-DOC-15) was received from Director Colangelo stating that the City will be submitting applications for Surface Transportation Grants for 21st Street (Sheridan Road to the dead end) and 29th Street (Lewis Avenue to Galilee Avenue). 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 grants to be awarded to the City is \$575,000. Director Colangelo stated that the goal is to release the project for bidding in late 2017 or early 2018 and complete the construction in the summer of 2018. He recommended awarding Phase I and Phase II engineering services to Christopher Burke Engineering in the amount of \$41,800. 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 Frierson, seconded by Commissioner DeTienne to approve the contract for Phase I and Phase II engineering services from Christopher Burke Engineering in the amount of \$41,800. The vote on roll call was: Commissioners DeTienne, aye; Frierson, aye; McDowell, aye; and Mayor Hill, aye. Motion carried.

HOOK ON TO CITY SEWER MAIN/11741 29TH STREET

A memo (17-DOC-16) was received from Director Colangelo stating that Tom Scaccia, the resident who owns a home at 11741 29th Street in Beach Park, has requested to hook on to the City's sewer main adjacent to the property due to failure of the septic system on the property. He stated that the Village of Beach Park has no objection to Mr. Scaccia's request and the North Shore Water Reclamation District recently approved the annexation. Director Colangelo stated that the City's estimated permit costs for the connection would be \$4,200 which Mr. Scaccia has requested to pay in nine monthly installments. He stated that staff recommends granting Mr. Scaccia's requests. Mayor Hill asked why the City would allow hook on by a non-resident. Director Colangelo stated that the boundaries are very jogged, and to help Beach Park residents, it has been the City's past practice to allow non-residents to hook on. He stated that the City also receives the fee. Mayor Hill stated that, if the property has not been annexed into Zion but it could be, then it should be annexed. Director Colangelo stated that he didn't believe the property had been annexed but he stated that he would check the aerial view due to the property's proximity to the Forest Preserve property.

It was moved by Commissioner Frierson, seconded by Commissioner McDowell to approve the request of Tom Scaccia to hook on to the City's sewer main for property at 11741 29th Street and that payment of the estimated \$4,200 permit fee may be repaid in nine monthly installments. The vote on roll call was: Commissioners DeTienne, aye; Frierson, aye; McDowell, aye; and Mayor Hill, aye. Motion carried.

LAKE COUNTY ADULT PROBATION SERVICES AGREEMENT

Director Colangelo stated that a letter (17-DOC-17) was received from the Administrative Office of the Nineteenth Judicial Circuit, Division of Adult Probation Services, regarding the renewal of the agreement between the City of Zion and the Division of Adult Probation Services regarding the City's Public Service Program. Attorney Randall stated that the agreement should be between the Division of Adult Probation Services and the City not the Building Department. She also stated that the agreement indicates that it is with a registered not for profit organization rather than a unit of government. Attorney Randall recommended tabling this item pending further review of the agreement.

It was moved by Commissioner McDowell, seconded by Commissioner Frierson to table approval of the agreement between the City of Zion and the Division of Adult Probation Services regarding the City's Public Service Program until the March 21, 2017 Council meeting. The vote on roll call was: Commissioners DeTienne, aye; Frierson, aye; McDowell, aye; and Mayor Hill, aye. Motion carried.

AGREEMENT/LAKE COUNTY LAKESHORE CHAMBER OF COMMERCE

Mayor Hill stated that the City Council approved the award of a \$44,000 annual grant to the Lake County Lakeshore Chamber of Commerce for the purpose of presenting the Nostalgia Days and Jubilee Days festivals. He stated that the Council agreed to enter into an agreement with the Chamber of Commerce for provision of this service. He stated that the terms discussed at the February 21, 2017 City Council meeting have been reduced to writing in the form of an agreement. Mayor Hill stated that the proposed agreement has been reviewed by the City Attorney.

It was moved by Commissioner McDowell, seconded by Commissioner Frierson to approve the proposed service agreement between the City of Zion and the Lake County Lakeshore Chamber of Commerce for the purpose of presenting the Nostalgia Days and Jubilee Days festivals. The vote on roll call was: Commissioners DeTienne, aye; Frierson, aye; McDowell, aye; and Mayor Hill, aye. Motion carried.

INCREASE IN WAGES/TELECOMMUNICATORS

A memo (17-DOC-18) was received from Chief Dumyahn stating that, due to the recent resignation of two full time telecommunicators and a third telecommunicator being on FMLA leave, he was requesting an increase in the part time telecommunicator's hourly wage to \$24.00. He stated that this wage increase is necessary in order to incentivize the City's current telecommunicators to cover more of the shift vacancies and to attract full time, trained telecommunicators from the Gurnee Police Department to work as part time telecommunicators for the Zion Police Department until the consolidation takes effect in July 2017. Chief Dumyahn stated that the wage increase would be retroactive to January 23, 2017. He stated that, as a result of the increased part time telecommunicator's wage to \$24.00 per hour, the Department will have one full time telecommunicator earning less per hour than the part time telecommunicators. Chief Dumyahn requested increasing this single full time telecommunicator's rate to \$24.00 per hour retroactive to January 23, 2017.

It was moved by Commissioner McDowell, seconded by Commissioner Frierson to approve an increase in the hourly wage for part time telecommunicators to \$24.00 retroactive to January 23, 2017 and the hourly wage of one full time telecommunicator to \$24.00 retroactive to January 23, 2017. The vote on roll call was: Commissioners DeTienne, aye; Frierson, aye; McDowell, aye; and Mayor Hill, aye. Motion carried.

DEPARTMENTAL COMMENTARY

Director Knabel stated that vehicle stickers are on sale. Vehicle stickers expire on April 30, 2017. He recommended that residents purchase stickers early to avoid long lines in late April.

Mayor Hill stated that often during election time, residents hear about what is wrong with the City but he believes residents should focus on the positive things that have happened or are happening. He read a list of accomplishments the City has achieved over the past two years and stated that the City is moving in the right direction. He mentioned the creation of CUBZ, the Rental Inspection Program, the reinstatement of the Nuisance Abatement Program, creation of the video gaming ordinance and the "K" Liquor License, revision of the fees, fines

and penalties schedules, on-line bill payments being close to implementation, the demolitions grant, the Nuclear Waste Storage Impact/Compensation Project, the parkway Ash Tree Removal Project, N & T’s relocation and the related incentive agreement, the investigation of Fire Protection District creation, adoption of the Comprehensive Plan, the consolidation of Beach Park and City of Zion Fire/Rescue Departments analysis, the consolidation of Zion dispatch services with Gurnee, the Fire and Police pension funds payback, the Bond Refinancing (W & S bonds), the Telecommunication Services Audit, the creation of a Regional Economic Development Initiative with Beach Park, Winthrop Harbor and Wadsworth, the adoption of the 2015 International Property Maintenance Code, the creation of the Trumpet Park TIF District, “Operation Safe Summer” in the Police Department, the ESDA re-organization, the investigation of land banking, the investigation of and application for an Enterprise Zone, and the application for the Owner Occupied Rehabilitation Program with Affordable Housing Corporation of Lake County.

Commissioner Frierson stated that the Public Works Department has been discussing the possibility of “going green” with the fleet by taking advantage of the methane gas at the landfill and pursuing such a conversion through grants.

ANNOUNCEMENTS

March 20 – April 4	M-F – 9:00 a.m. to 5:00 p.m. Saturday- 9:00 a.m. to 2:00 p.m.	Early Voting at Zion City Hall
March 21	5:30 p.m. 6:30 p.m. 7:00 p.m.	City Council Budget Workshop Zion Township Board Meeting Zion City Council Meeting
April 4	7:00 p.m.	Election Day Zion City Council Meeting

ADJOURN

There being no further business to come before the Council at this time, it was moved by Commissioner Frierson, seconded by Commissioner McDowell and unanimously approved the meeting be adjourned at 8:11 p.m. Motion carried.

City Clerk