

MINUTES OF A REGULAR MEETING OF THE ZION CITY COUNCIL HELD ON TUESDAY, FEBRUARY 20, 2018, AT 7:03 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, McKinney, McDowell, Fischer, and Mayor Hill. A quorum was present.

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

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

CITIZEN COMMENTS

Mayor Hill stated he had some comments regarding the Country's issues, in particular the Florida shootings. He asked that everyone send prayers to the people in Florida. He stated we as a country have to do more to find out why this is happening. People might say it's because of mental health issues, or guns or lack of family structure or bullying or video games. He stated these are all guesses at best. Congress must find out why and solve the problem. He feels no one seems to care enough to find out why it is happening. He stated a national study is needed so we can find out why. He encouraged citizens to send prayers and letters to the people of Florida and tell them how they feel and send a copy to the government to they can see how they feel.

CONSENT AGENDA

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

- (a) **APPROVAL OF MINUTES:** a Regular Meeting held on February 6, 2018 at 7:00 p.m.
- (a) **BILLS:** Vouchers 128477 through 128569 drawn on Huntington National Bank, N.A., Total: \$365,199.21

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

ABATING TAX/GENERAL OBLIGATION BONDS – SERIES 2012

Administrator Knabel offered an explanation on what abating taxes means and why the City pledges revenue. He stated when the City issues bonds they are required to provide collateral for the financing. That is done in the form of pledging certain revenues such as water billings, motor fuel taxes and sales taxes. They are also required to pledge their taxing authority as backup collateral in case the revenues pledged aren't sufficient to pay the principal and interest. By December of each year he is required to put the pledge revenues into a separate account to pay the next year's principal and interest. Once that is done, they can abate the tax levy that's associated with those bonds to ensure that those taxes aren't added to the levy. This ensures that the City is not utilizing property taxes from residents to pay debt obligations.

It was moved by Commissioner McDowell, seconded by Commissioner Fischer that an Ordinance (18-0-6) be passed abating the tax levied for the Year 2017 to pay the principal of and interest on \$2,500,000 Taxable General Obligation Bonds, Series 2012, (Alternate Revenue Source) of the City of Zion, Lake County, Illinois. The vote on roll call was: Commissioners DeTienne, aye; McKinney, aye; McDowell, aye; Fischer, aye; and Mayor Hill, aye. Motion carried. Ordinance passed.

ABATING TAX/GENERAL OBLIGATION REFUNDING BONDS – SERIES 2012B

It was moved by Commissioner McDowell, seconded by Commissioner McKinney that an Ordinance (18-0-7) be passed abating the tax levied for the Year 2017 to pay the principal of and interest on \$2,160,000 General Obligation Refunding Bonds, Series 2012B, (Combined Zion Energy LLC Agreement Fees and Motor Fuel Tax Receipts Alternate Revenue Source) of the City of Zion, Lake County, Illinois. The vote on roll call was: Commissioners DeTienne, aye; McKinney, aye; McDowell, aye; Fischer, aye; and Mayor Hill, aye. Motion carried. Ordinance passed.

ABATING TAX/GENERAL OBLIGATION REFUNDING BONDS – SERIES 2012C

It was moved by Commissioner Fischer, seconded by Commissioner DeTienne that an Ordinance (18-0-8) be passed abating the tax levied for the Year 2017 to pay the principal of and interest on \$1,460,000 General Obligation Refunding Bonds, Series 2012C, (Combined Zion Energy LLC Agreement Fees and Motor Fuel Tax Receipts Alternate Revenue Source) of the City of Zion, Lake County, Illinois. The vote on roll call was: Commissioners DeTienne, aye; McKinney, aye; McDowell, aye; Fischer, aye; and Mayor Hill, aye. Motion carried. Ordinance passed.

ABATING TAX/GENERAL OBLIGATION BONDS – SERIES 2013

It was moved by Commissioner McDowell, seconded by Commissioner McKinney that an Ordinance (18-0-9) be passed abating the tax heretofore levied for the Year 2017 to pay the principal of and interest on \$1,230,000 Taxable General Obligation Bonds (Area 3 South Sheridan Road Special Tax Allocation Fund Alternate Revenue Source), Series 2013, of the City of Zion, Lake County, Illinois. The vote on roll call was: Commissioners DeTienne, aye; McKinney, aye; McDowell, aye; Fischer, aye; and Mayor Hill, aye. Motion carried. Ordinance passed.

ABATING TAX/GENERAL OBLIGATION REFUNDING BONDS – SERIES 2015

It was moved by Commissioner McDowell, seconded by Commissioner McKinney that an Ordinance (18-0-10) be passed abating the tax levied for the Year 2017 to pay the principal of and interest on \$1,175,000 General Obligation Refunding Bonds, (Waterworks and Sewage System ARS), Series 2015, of the City of Zion, Lake County, Illinois. The vote on roll call was: Commissioners DeTienne, aye; McKinney, aye; McDowell, aye; Fischer, aye; and Mayor Hill, aye. Motion carried. Ordinance passed.

ORDINANCE/DISPOSITION OF SURPLUS PROPERTY/PUBLIC WORKS

A memo (18-DOC-19) was received from Director Colangelo, requesting permission to declare Public Works vehicles and equipment surplus property and to advertise for bids for purposes of their sale. He stated all vehicles and equipment will be sold “as is” and minimum bid prices will be determined by staff and the City Administrator.

It was moved by Commissioner Fischer, seconded by Commissioner DeTienne that an Ordinance (18-0-11) be passed declaring various Public Works vehicles and equipment as surplus property and approving advertising for bids for the sale of the vehicles and equipment. The vote on roll call was: Commissioners DeTienne, aye; McKinney, aye; McDowell, aye; Fischer, aye; and Mayor Hill, aye. Motion carried. Ordinance passed.

ZINNIA FLOWER

Township Supervisor Cheri Neal stated in 2004 she took a group of seniors to see the lilacs in Lombard. On her way home she thought about what flower would be good for Zion; she decided “Z” for Zinnia. She did some research on the Zinnia and it comes in every size and color (except blue) and it reminded her of the Zion community. It represents joy and could be shown as a symbol of joy in the community. She decided to see if there was an interest.

She put out an email for a meeting and a committee was formed to harvest seeds. They put a plan together to go to businesses encouraging them to participate. She got together with Anton's Nursery and chose the flowers and sold 223 flats. All taxing bodies, businesses and homeowners will participate. She petitioned the City Council to make the Zinnia the official flower of Zion.

Mayor Hill stated he feels it is a good idea but does not want the project to fall on the City. He has experienced people in the past who have started projects and left half way through and then expected the City to bail them out. He stated the City does not have the staff time or the money. He has asked Supervisor Neal for a long term commitment. He believes the project has real potential but stated it is not the City's mission. He stated the City will prepare a Resolution for the March 20th meeting to adopt the Zinnia as the Zion Flower.

It was moved by Commissioner Fischer, seconded by Commissioner DeTienne to adopt the Zinnia as the official Flower of Zion. The vote on roll call was: Commissioners DeTienne, aye; McKinney, aye; McDowell, aye; Fischer, aye; and Mayor Hill, aye. Motion carried.

PROPOSAL/ENVIRONMENTAL CONSULTING SERVICES

A memo (18-DOC-20) was received from Director Colangelo 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, inspection and quarterly reporting to the I.E.P.A. are required as part of the City's post closure permit. He stated he also has not to exceed proposals of \$5,000 for gas vent improvements the increased cap on Landfill #1 and a not to exceed proposal of \$10,000 for post closure permit modification to further reduce the number of groundwater monitoring wells. He recommended approval of the quote in the amount of \$57,500. He stated that the contract would be for the upcoming fiscal year and would be budgeted in the Waste Fund.

Commissioner Fischer asked about the estimated savings of \$45,000 to \$75,000 and why there is a range.

Director Colangelo stated it could be over the next 3-5 years. He stated in the past there were some of the wells that went from quarterly sampling to semi-annual sampling after 2012, and the costs went down \$4,000 a year. He stated they are trying to get some of the wells eliminated due to redundancy. He stated there is never a guarantee, but they were successful in the past.

Mayor Hill asked Director Colangelo if the City goes with the proposal and spends \$57,500 with the assumption that they are going to see savings because they won't have to monitor as many wells will it still need EPA approval.

Director Colangelo stated the \$10,000 is for an application and some justification sent to the IEPA abandoning the ones on the map. The consultant can show that the wells are redundant and when they are eliminated that results in less analysis that has to be done at the lab.

Mayor Hill stated assuming the EPA mandates groundwater sampling for the next 3-5 years and the City can eliminate the wells that could be a savings of \$45,000 to \$75,000. But if the EPA does not allow the City to stop monitoring the wells there will be no savings.

Director Colangelo stated the City is taking a chance and that could happen but if they are successful not only would there be a cost savings but it would lower the amount of testing that is being done. The long range goal is to shorten the post closure period and close it out as it has been a money pit for the City.

It was moved by Commissioner Fischer, seconded by Commissioner McDowell to accept the quote of Deigan and Associates of Libertyville, Illinois for engineering services related to Zion's closed landfills in the amount of \$57,500. The vote on roll call was: Commissioners DeTienne, aye; McKinney, aye; McDowell, aye; Fischer, aye; and Mayor Hill, aye. Motion carried.

HOTEL/MOTEL TAX GRANT APPLICATION

A memo (18-DOC-21) was received from Administrator Knabel considering a request for a Hotel/Motel tax grant from Premier Planning Partners Inc. on behalf of the USCA for the Sieger Show that will be in Zion again in September 2018. He stated to date the City has awarded \$31,000 of the \$34,000 budgeted in that line item (however he only

expects to expend \$24,000 of that total). This type of event is exactly what the program was designed for as it brings a significant number of overnight stays to the area as well as tourism dollars from international sources. Based on the application submitted and the funds available within the Hotel/Motel Tax Fund, he recommends awarding the grant to Premier Planning Partners, Inc. in the amount of \$10,000.

It was moved by Commissioner Fischer, seconded by Commissioner McDowell to approve a \$10,000 Hotel/Motel Tax grant to Premier Planning Partners, Inc. The vote on roll call was: Commissioners DeTienne, aye; McKinney, aye McDowell, aye; Fischer, aye; and Mayor Hill, aye. Motion carried.

ANNOUNCEMENTS

March 5-17		Early Voting at Zion City Hall Monday thru Friday - 9:00 a.m. to 5:00 p.m. Saturday – 9:00 a.m. to 2:00 p.m.
March 6	7:00 p.m.	Zion City Council Meeting
March 20	6:30 p.m. 7:00 p.m.	Zion Township Board Meeting Zion City Council Meeting
March 30		City Offices Closed for Holiday

CLOSED SESSION

It was moved by Commissioner McDowell, seconded by Commissioner Fischer that the Council recess to Closed Session at 7:45 p.m., pursuant to 5 ILCS 120/2 “Open Meetings”, for the discussion of collective bargaining. The vote on roll call was: Commissioners DeTienne, aye; McKinney, aye McDowell, aye; Fischer, aye; and Mayor Hill, aye. Motion carried.

It was moved by Commissioner McDowell, seconded by Commissioner McKinney to reconvene the Regular Council meeting at 8:35 p.m. with all members present. The vote on roll call was: Commissioners DeTienne, aye; McKinney, aye McDowell, aye; Fischer, aye; and Mayor Hill, aye. Motion carried.

ADJOURN

There being no further business to come before the Council at this time, it was moved by Commissioner Fischer, seconded by Commissioner McKinney and unanimously approved the meeting be adjourned at 8:36 p.m. Motion carried.

City Clerk