

**MINUTES OF A REGULAR MEETING OF THE ZION CITY COUNCIL HELD ON TUESDAY, NOVEMBER 20, 2018, AT 7:00 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 Fischer, McKinney, McDowell, and Mayor Hill. Commissioner DeTienne was absent. 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, 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 Fischer seconded by Commissioner McDowell to accept the City Council meeting agenda as presented.

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

**SPECIAL PRESENTATION/ANIMAL CONTROL COMMISSION**

Lisa Weikle, stated she is speaking on behalf of the Animal Control Commission. On November 6, 2018 the City Council voted to create an Animal Control Commission. Four Zion residents were appointed to the Commission, herself being one of them. They held their first meeting on November 15<sup>th</sup> and she was elected to be the Commission Chairperson. Commissioner McDowell made a detailed presentation at the November 6<sup>th</sup> City Council meeting. He outlined the reasons for the Commission, the steps that have been taken since the July City Council meeting where a lot of the original concerns were brought forth and briefly outlined the Commission's purpose. She stated each person on the Commission brings a variety of strengths, knowledge and skill set. She stated she has been in operational leadership her entire career and has worked in several industries including several years in the animal care industry. She was a General Manager of a large luxury dog boarding facility and has managed a large veterinary hospital. Currently she is a regional operation instructor for a large national franchise assessing protocols, policies and procedures and is always looking for ways to improve systems. She is a lifelong animal advocate, and has fostered dogs and volunteered countless hours helping with animal rescues and has created successful fundraising events. She will always champion for animal welfare. She stated the members of the Commission will bring a level of passion and integrity to the Commission. She stated it is important to have the Commission members living in Zion to be the ears and eyes and have boots on the ground in the City every day. They will be able to prioritize the efforts and focus on the initiatives that are most critical but they cannot do it alone. They will continue to look for help and resources from anyone that is willing to support the initiatives that will keep the pets safe. They believe when you bring a pet into your home you have a moral and legal obligation to keep the animals safe but understand sometimes animals get away from their family. Microchipping and putting ID tags on the animals could help residents get their animals returned to them quicker. Chief Dumyahn is in the process of creating an electronic data base that will streamline matching missing animals with their families along with door hangers that will be used as an additional tool to notify families.

**CITIZEN COMMENTS**

Mayor Hill restated the section from the Municipal Code pertaining to Citizen Comments. He reminded individuals if they wished to address the Council they must limit their comments to three minutes

Sue Davis, Lake Villa, congratulated the City on the creation of the Animal Control Commission. She stated she and her group offered help to Commissioner McDowell and others to improve treatment of the animals in Zion. She stated if dogs had been microchipped as required by law, the recently a lost Husky dog that was posted on social media three times and was in possession of Animal Control twice would have been returned to its owner.

She stated she has had three meetings with the Police Chief and Commissioner to give them information on a “trap and release” program which would help with the excessive amount of stray cats. She brought in others to help the City with an Animal Control at no cost to the City. She stated the information was ignored. She stated Waukegan Animal Control does not cost their City anything. They bring in revenue which helps pay for the microchips by charging \$5.00. They also offer shots for a fee. She recently heard the City contracted with Lake County which is not free. She stated she has tried to help the City.

Carrie Clark, Beach Park, stated Commissioner McDowell recently stated a fundraiser was held by an organization called “Claws for Paws” to benefit Zion Animal Control. Commissioner McDowell stated there were no details on any funds raised and no funds have been distributed to Animal Control. She stated the City was informed that the money raised was not going to be given to the City directly but controlled by her committee. She stated the amount raised was discussed at the meeting with Chief Dumyahn and Commissioner McDowell. The City was asked to create a wish list and was told outdoor runs would be purchased for the dogs. She stated they were dismissed from all future meetings making it difficult to meet those goals. She stated the balance of the funds are being held in escrow and will be disbursed at the direction of the original committee. She would like details of their meeting amended to reflect the facts. They are expecting to do a microchip clinic with the balance of the funds. Mayor Hill asked how much money was raised. Ms. Clark stated \$3,000 was raised. Commissioner McDowell stated he did not receive a report of the funds raised and did not recall the parameters of distributing the funds. He stated he appreciates all that the Committee has done for the City. He appreciates that they brought the animal problems forward and pointed out items that needed to be corrected. They have given the City good help but feels that it would be best to work with their own residents. Ms. Clark stated she is just addressing what Commissioner McDowell put out in the report and it was false. They requested a want and need list but never received one. They are holding the money so it could be used to help the animals directly. They feel as though there have not been any improvements made. Commissioner McDowell stated they are moving forward with Lake County Animal Control to provide all services for the City.

### **CONSENT AGENDA**

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

- (a) **APPROVAL OF MINUTES:** of a Regular Meeting held on November 6, 2018 at 7:00 p.m.; approval but not release of Closed Session Minutes of a meeting held on November 6, 2018 at 8:08 p.m.
- (b) **BILLS:** Vouchers 130718 through 130831 drawn on Huntington National Bank N.A., Total: \$542,877.22

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

### **SUPPLEMENTAL RESOLUTION/IDOT STREET & HIGHWAY MAINTENANCE BY MUNICIPALITY**

A memo (18-DOC-81) was received from Director Roberts stating that, during the course of the 2017 FAU project for Lorelei Drive, the Public Works Department encountered additional construction costs. Passing the proposed resolution would allow the City to utilize an additional \$7,355.32 in Motor Fuel Tax (MFT) funding for the project.

It was moved by Commissioner Fischer, seconded by Commissioner McKinney that a Supplemental Resolution (18-R-23) be passed for Improvement by Municipality Under the Illinois Highway Code appropriating \$7,355.32 of additional Motor Fuel Tax funds for the 2017 FAU project for Lorelei Drive. The vote on roll call was: Commissioners Fischer, aye; McKinney, aye; McDowell, aye; and Mayor Hill, aye. Motion carried. Resolution passed.

**RESOLUTION/COMMUNITY DEVELOPMENT BLOCK GRANT APPLICATION**

A memo (18-DOC-82) was received from Director Roberts requesting that the City Council consider passing a resolution authorizing the application to the Lake County Community Development Block Grant Program for assistance for sidewalk replacement and installation of handicap ramps at various locations throughout the City.

It was moved by Commissioner Fischer, seconded by Commissioner McKinney that a Resolution (18-R-24) be passed authorizing the application to the Lake County Community Development Block Grant Program for assistance for sidewalk replacement and installation of handicap ramps at various locations throughout the City. The vote on roll call was: Commissioners Fischer aye; McKinney, aye; McDowell, aye; and Mayor Hill, aye. Motion carried. Resolution passed.

**ORDINANCE/AGREEMENT/LAKE COUNTY HEALTH DEPARTMENT & COMMUNITY HEALTH CENTER**

It was moved by Commissioner McDowell, seconded by Commissioner McKinney that an Ordinance (18-O-50) be passed authorizing execution of an agreement between Lake County Health Department and Community Health Center and the City of Zion for an Animal Care and Control Program. The vote on roll call was: Commissioners Fischer aye; McKinney, aye; McDowell, aye; and Mayor Hill, aye. Motion carried. Ordinance passed.

**ORDINANCE/GROUND LEASE AGREEMENT/2809 DAMASCUS**

It was moved by Commissioner Fischer, seconded by Commissioner McKinney that an Ordinance (18-O-51) be passed approving an extension of the ground lease agreement between Flat Rock Holdings, LLC and the City of Zion for certain property located at 2809 Damascus Avenue to June 30, 2019. The vote on roll call was: Commissioner Fischer, aye; McKinney, aye; McDowell, aye; and Mayor Hill, aye. Motion carried. Ordinance passed.

**ORDINANCE/GRANTING SPECIAL USE PERMIT/MEDICAL CANNABIS CULTIVATION CENTER IN G1 GENERAL INDUSTRIAL DISTRICT**

Mayor Hill stated the Special Use permit lays out the conditions of the agreement between Flat Rock Holdings and the City. He stated the City will receive 3% of the gross wholesale from any sales for medicinal or any legalized marijuana. He stated the expectation is the new Governor will support the legalization of marijuana. Other provisions include up to \$300,000 a year to fund a non-profit corporation and its charitable mission which shall be distributed to other non-profit entities for the benefits of the residents.

It was moved by Commissioner Fischer, seconded by Commissioner McKinney, that an Ordinance (18-O-52) be passed extending a Special Use Permit for a medical cannabis cultivation center in the G1 (General Industrial) Zoning District for property located east of Deborah Avenue at 2809 Damascus, in Zion, Illinois from December 30, 2018 to June 30, 2019. The vote on roll call was: Commissioners Fischer, aye; McKinney, aye; McDowell, aye; and Mayor Hill, aye. Motion carried. Ordinance passed.

**TABULATION OF BIDS/SALE OF SURPLUS REAL ESTATE**

A Tabulation of Bids (18-DOC-83) was received from Director Ianson for the sale of surplus property. He stated on November 12, 2018 a bid opening was held and one bid was received for 1529 33<sup>rd</sup> Street from Scott Nytko in the amount of \$1,275.00. Director Ianson recommended accepting the bid for \$1,275.00.

It was moved by Commissioner McKinney, seconded by Commissioner McDowell to award the bid for sale of surplus property for 1529 33<sup>rd</sup> Street to Scott Nytko in the amount of \$1,275.00. The vote on roll call was: Commissioners Fischer, aye; McKinney, aye; McDowell, aye; and Mayor Hill, aye. Motion carried.

**RE-ADVERTISE FOR BIDS/CLEANING /MAINTENANCE**

Director Ianson stated there was an error in the bid process and is requesting permission to reject all bids and re-advertise for bids for the City facility cleaning/maintenance service. During the City facility cleaning/maintenance bid opening on November 12, 2018, it was discovered that the incorrect bid specifications were provided to the companies on the City's bidders list and those who requested a copy of the specifications. The current cleaning/maintenance contract does not expire until December 7, 2018 so ample time exists to re-bid the service and provide the correct specifications.

It was moved by Commissioner McKinney, seconded by Commissioner Fischer to grant permission to reject all bids and re-advertise for bids for the City facility cleaning/maintenance service. The vote on roll call was: Commissioners Fischer, aye; McKinney, aye; McDowell, aye; and Mayor Hill, aye. Motion carried.

**MAY 1, 2019 –APRIL 30, 2020 BUDGET DEFICIT**

Mayor Hill stated during a special meeting the Council went over a number of ideas to reduce or eliminate the deficit for the 2019/2020 budget year. The Commissioners decided at that time that they needed to think more about the items and have further discussions. He stated he would like to vote on the items so they may move forward and get things in place. The following items were discussed:

		Motion	Second	Vote
Reduce OT for alley plowing	35,000	Fischer	McDowell	aye: 4 nay: 0
Clerical FT -> PT Savings	41,036	McKinney	Fischer	aye: 4 nay: 0
Commissioner "Donations" (10%)	9,950	McKinney	Fischer	aye: 4 nay: 0
Property Tax Maximum Levy (2.1%)	153,108	Fischer	McKinney	aye: 3 nay: 1 (McDowell)
Balance Bill Ambulance Calls	40,000	McDowell	Fischer	aye: 3 nay: 1 (Mayor Hill)
10% increase in permits and license charges	69,500	Fischer	McKinney	aye: 3 nay: 1 (McDowell)
10% increase in fines and tickets	55,000	McDowell	Fischer	aye: 4 nay: 0
Eliminate Nostalgia Days, Jubilee Days, etc.	40,000	McDowell	Fischer	aye: 4 nay: 0
Remove bulbs from various locations	65,625	Fischer	McDowell	aye: 3 nay: 1 (McKinney)
Remove ESDA Salaries	10,000	No motion	No motion	
Eliminate chipping program (1200 hours)	-	Fischer	McKinney	aye: 4 nay: 0
Eliminate mosquito spraying	4,000	McDowell	McKinney	aye: 4 nay: 0
Council Meetings Once a Month (Legal Fees)	7,200	No motion	No motion	

Alley plowing will be done with minimal overtime. All main streets will be plowed and alleys will be plowed first thing during the regular work day.

Commissioners will "donate back" 10% of their pay.

Commissioner McDowell will not support the maximum tax levy. Commissioner McKinney stated he was on the fence with this item. He stated they cannot keep kicking the can down the road. They must consider increasing fees to bring in income. It will be challenging in doing that if they do not pass some of the costs on to the citizens. If they do not find additional funds they will have to continue to cut services. Administrator Knabel stated the proposed levy will be increased by 2.8%. There will be a public hearing during the December 18th meeting. He stated the increase on a \$100,000 house would be about \$18.00. Commissioner McDowell stated they will not be voting on the actual levy until December 18<sup>th</sup>.

Chief Lewis stated currently ambulance call rates are billed to the insurance company. Balance billing is not currently in place for residents. Adding resident balance billing for ambulance calls would pass the costs on to the residents what is not paid by the insurance. The standard ambulance cost is about \$1,400. Adding life support increases costs between \$1,600 and \$1,800. There is also a \$20 per mile charge from

the resident's home to the hospital. Patients with Medicare and Medicaid will get billed first. Currently the resident is billed \$0.00. If put in place the resident will be responsible for any amounts insurance doesn't pay and if they do not pay it will be given to collections. This is the procedure currently in effect for non-residents. If a resident has a hardship, they have the ability to contact an attorney and discuss options of payment. Currently invoices are separated for taxpayers and non-taxpayers and if not paid they are written off. Administrator Knabel stated if a resident has a tax bill of \$6,000, the City will receive \$900 of that \$6,000. He stated that is no longer enough money to cover the services and write it off the balances considering the City's financial situation. Commissioner McDowell stated he voted against it during the last budget discussion but must consider the services provided. Mayor Hill stated he will vote against it. Everyone pays taxes for services. He would rather raise property taxes or sales tax. He understands prices go up and there is a need to pass the costs on, but he has a tough time sticking residents with the remaining balance of an ambulance bill Commissioner Fischer stated if this item is not included to move forward, they will have to pull \$80,000 from somewhere else.

Commissioner McDowell stated he is not in favor of the increase in permits and license fees. Commissioner McKinney stated a many of the fees have not been increased but the City must cover the increasing costs of operations. While he is opposed to increasing the fees, they must run the City like a business to cover costs.

Commissioner McDowell stated the Council is not voting to eliminate Nostalgia Days and Jubilee Days. They are voting to eliminate the overtime and staff time associated with the events. The City will no longer be providing police overtime. Administrator Knabel stated they will be looking for the Chamber to take over the events. Any private event can apply for a Hotel/Motel tax grant. Commissioner McDowell stated if enough money is raised, the police can be contracted out at the special duty rate of \$60.00.

Commissioner McKinney stated he originally said "yes" to removing the light bulbs from various locations. He stated he now believes due to security issues throughout the City he is on the fence with this item. Commissioner McDowell asked if the removal would be linear or would certain areas be identified. Director Roberts stated they can reassess the locations. He stated the City pays \$200,000 a year for lights and an additional \$50,000 to \$60,000 in maintenance. He stated some of the lights belong to Com Ed and will contact them to discuss it.

Commissioner McDowell stated all cuts and decisions have a potential of bringing revenue into the City. Things may be restored in a few years if revenue producing things can happen in the City. Mayor Hill stated they cannot count on what might happen. He stated no one likes making cuts but he does not know what else to do. Commissioner Fischer stated they will try and do things as strategic as possible and will try to minimize the effect on the public.

Commissioner McKinney stated he hears gasps from the public when cannabis is mentioned. He stated several years ago the public did not want gaming but once gaming was added it brought in an additional \$200,000 in revenue. He stated sometimes they need to think outside the box for revenue sources so as not increase property taxes and sometimes they have to make decisions that are not popular. Mayor Hill stated they are darned if they do and darned if they don't. They are ridiculed when they don't do things and ridiculed when they try other things.

Commissioner McDowell made a motion to eliminate the Co-Director of ESDA and Commissioner McKinney seconded the motion. Mayor Hill stated he would like to table the item as he has not had a chance to speak with the Director and Co-Director of ESDA. The Commissioners withdrew their motions.

Commissioner Fischer stated by eliminating the chipping program will allow the crews to focus on patching the streets and alleys. Brush waste can still be bagged and picked up by Advanced Disposal.

Mayor Hill stated he will table the item regarding the savings in legal fees as he has not had a chance to discuss it with the attorneys.

It was the consensus of the Council to implement the items immediately and draft the ordinances accordingly.

**DEPARTMENTAL COMMENTARY**

Mayor Hill wished everyone a Happy and Healthy Thanksgiving. He expressed his thanks to the Council, Department Heads and citizens that attend the Council meetings on a regular basis. He stated he is thankful to be Mayor and work alongside everyone. He believes Zion is a great community with great people.

**ANNOUNCEMENTS**

November 22 & 23		City Offices closed for Thanksgiving Holiday
December 4	7:00 p.m.	Zion City Council Meeting
December 18	6:30 p.m. 7:00 p.m.	Zion Township Board Meeting Zion City Council Meeting

**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 8:13 p.m. Motion carried.

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City Clerk