

MINUTES OF A REGULAR MEETING OF THE ZION CITY COUNCIL HELD ON TUESDAY, SEPTEMBER 21, 2021, AT 7:00 P.M. IN THE CITY COUNCIL CHAMBERS, CITY HALL, 2828 SHERIDAN ROAD, ZION, ILLINOIS

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Mayor McKinney called the meeting to order.

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

Also present: Police Chief Eric Barden, Fire Chief Justin Stried, Public Works Director Ray Roberts, Building & Zoning Director Richard Ianson and City Attorney James Vasselli.

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

AGENDA CHANGES

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

CITIZEN COMMENTS

Raymond Gilmore, Zion resident commented on cars blocking sidewalks, coyotes roaming in neighborhoods, child proof gates at pool, repairing pot holes on city streets and putting a no speeding sign close to the exit of his subdivision.

William Bremner, Zion resident commented on an article in the Chicago Tribune regarding the Adeline Geo Karis State Park being an ideal place to watch migrant birds.

Tracey Johnson, Zion resident stated that he does not believe DBE participation is being met for the Sheridan Road construction project.

Shawn White, Zion resident, expressed his unhappiness with the police response related to the incident at Zion-Benton High School.

Calvin Cox, Wadsworth resident, state that he was the architect for the Minaret and expressed his support for the variance to increase its height to 70 feet.

Kathy Champine, Zion resident, thanked the City Council and staff for their work on Senate Bill 2408.

Mrs. White, Zion resident, expressed her frustration of how the incident at Zion-Benton High School was handled by city staff.

Clyde McLemore, Zion resident, expressed his concerns about the crime happening in Zion. Mr. McLemore also invited the Council members to attend a Black Lives Matter event on September 30 from 6pm - 8pm.

A Zion resident suggested the city issue parking permits for the Dunes parking lot for truck drivers.

Ms. Bakr, Zion resident, expressed her support for the variance to increase the Minaret's height to 70 feet.

CONSENT AGENDA

- (a) **APPROVAL OF MINUTES:** a Regular Meeting held on September 7, 2021 at 7:00 p.m.; approval but not release of Closed Session Minutes of a meeting held on September 7, 2021 at 7:42 p.m. It was moved by Commissioner McDowell seconded by Commissioner Holmes to approve as presented. The vote on roll call was: The vote on roll call was: Commissioners Holmes, aye; Frierson, aye; Fischer, aye; McDowell, aye and Mayor McKinney, aye. Motion carried.

- (b) **BILLS:** Vouchers 138438 through 138536 drawn on Huntington National Bank, N.A. Total : \$482,117.94
It was moved by Commissioner Fischer seconded by Commissioner McDowell to approve as presented. The vote on roll call was: The vote on roll call was: Commissioners Holmes, aye; Frierson, aye; Fischer, aye; McDowell, aye and Mayor McKinney, aye. Motion carried.

ORDINANCE/LEASE RENEWAL/18TH STREET RIGHT-OF-WAY

A Memo (21-DOC-81) was received by Director Ianson stating that Lucienne Ventures, LDT, is requesting to renew the lease agreement with the City for the use of the 18th Street right-of-way containing approximately 2,430 square feet for access to tenant parking.

It was moved by Commissioner Holmes, seconded by Commissioner Fischer that an Ordinance (21-O-55) be passed to lease certain property, approximately 2,430 square feet situated on the 18th Street right-of-way, adjacent to 1721 North Sheridan Road for the purpose of having paved access to tenant parking. The vote on roll call was: Commissioners Holmes, aye; McDowell, aye; Fischer, aye; Frierson, aye; and Mayor McKinney, aye. Motion carried. Ordinance passed.

ORDINANCE/PLAT OF CONSOLIDATION/3018 & 3020 GABRIEL AVENUE

A memo (21-DOC-82) was received by Director Ianson stating that Kevin Parker of 3018 Gabriel Avenue is requesting that the Council consider approving a Plat of Consolidation for lots 3018 & 3020 Gabriel Avenue. He would like to consolidate the lots to add additional parking so that he does not exceed the lot coverage requirements on his existing lot.

It was moved by Commissioner Holmes, seconded by Commissioner McDowell that an Ordinance (21-O-56) be passed approving a Plat of Consolidation for lots 3018 & 3020 Gabriel Avenue. The vote on roll call was: Commissioners Holmes, aye; McDowell, aye; Fischer, aye; Frierson, aye; and Mayor McKinney, aye. Motion carried. Ordinance passed.

ORDINANCE/PLAT OF CONSOLIDATION/2111 & 2113 GILEAD AVENUE

A memo (21-DOC-83) was received by Director Ianson stating that Michael & Patricia Litewski of 2111 Gilead Avenue is requesting that the Council consider approving a Plat of Consolidation for lots 2111 & 2113 Gilead Avenue. They would like to consolidate the lots to add an accessory building so that they do not exceed the lot coverage requirements on their existing lot.

It was moved by Commissioner Holmes, seconded by Commissioner McDowell that an Ordinance (21-O-57) be passed approving a Plat of Consolidation for lots 2111 & 2113 Gilead Avenue. The vote on roll call was: Commissioners Holmes, aye; McDowell, aye; Fischer, aye; Frierson, aye; and Mayor McKinney, aye. Motion carried. Ordinance passed.

APPROVAL/VARIANCE/2111 GILEAD AVENUE

A Memo (21-DOC-84) was received by Director Ianson requesting approval of a Variance from Section 102-152(3)(d) of the Zion Municipal Code to build an additional accessory building and Section 102-153(1)(g)(h) of the Zion Municipal Code to allow an art studio to be moved from the principal building to the accessory building. On August 5, 2021, the Planning & Zoning Board recommended approval.

It was moved by Commissioner Holmes, seconded by Commissioner McDowell that an Ordinance (21-O-58) be passed a granting a Variance to Section 102-152(3)(d) of the Zion Municipal Code to build an additional accessory building and Section 102-153(1)(g)(h) of the Zion Municipal Code to allow an art studio to be moved from the principal building to the accessory building. The vote on roll call was: Commissioners Holmes, aye; McDowell, aye; Fischer, aye; Frierson, aye; and Mayor McKinney, aye. Motion carried. Ordinance passed.

APPROVAL/VARIANCE/2700 LEWIS AVENUE

A Memo (21-DOC-85) was received by Director Ianson requesting approval of a Variance from Section 102-32(a)(2) of the Zion Municipal Code to increase the height of the Minaret to 70 feet at the property located at 2700 Lewis Avenue. On September 2, 2021, the Planning & Zoning Board recommended approval.

Commissioner McDowell asked if the offset issue in terms of the height of the tower was addressed at the meeting. Director Ianson said yes. Commissioner McDowell asked if there will be any adjustments to the plans that will require additional approvals. Director Ianson said yes. Commissioner McDowell if there were any objections to the project based on how the neighborhood would look and how it would affect other residents. Director Ianson said that the only concerns raised was related to the traffic. Commissioner Holmes thanked the Ahmadiyya Movement in Islam for choosing to build their mosque in Zion.

It was moved by Commissioner Fischer, seconded by Commissioner Holmes that an Ordinance (21-O-59) be passed a granting a Variance from Section 102-32(a)(2) of the Zion Municipal Code to increase the height of the Minaret to 70 feet at the property located at 2700 Lewis Avenue. The vote on roll call was: Commissioners Holmes, aye; McDowell, aye; Fischer, aye; Frierson, aye; and Mayor McKinney, aye. Motion carried. Ordinance passed.

APPROVAL/SPECIAL USE PERMIT/2701 DEBORAH AVENUE

A Memo (21-DOC-86) was received by Director Ianson requesting approval of a Special Use Permit under Section 102-608(8) of the Zion Municipal code to operate an Adult Use Cannabis Transportation Organization at 2701 Deborah Avenue. On September 2, 2021, the Planning & Zoning Board recommended approval.

Director Ianson stated that Emerald City, LLC was formally known as R3 Hauling. In June of 2020 the Planning & Zoning commission voted to approve the Special Use Permit for R3 Hauling but due to adding new partners and a business name change, they were required to re-petition for a Special Use Permit.

It was moved by Commissioner Fischer, seconded by Commissioner Holmes that an Ordinance (21-O-60) be passed a granting a Special Use Permit under Section 102-608(8) of the Zion Municipal code to operate an Adult Use Cannabis Transportation Organization at 2701 Deborah Avenue. The vote on roll call was: Commissioners Holmes, aye; McDowell, aye; Fischer, aye; Frierson, aye; and Mayor McKinney, aye. Motion carried. Ordinance passed.

APPROVAL/TEXT AMENDMENT/SECTION 102-202(1) OBSTRUCTIONS IN YARDS

A Memo (21-DOC-87) was received by Director Ianson requesting approval of a Text Amendment to Section 102-202(1) of the Zion Municipal code to amend permitted obstructions in yards. On September 2, 2021, the Planning & Zoning Board recommended approval.

Director Ianson stated that the current code does not specify any percentage of obstructions of porches, stoops, stairs, decks and ramps. The amendment change would allow for obstructions not to exceed 25% of the depth of the required yard.

It was moved by Commissioner Holmes, seconded by Commissioner McDowell that an Ordinance (21-O-61) be passed a granting a Text Amendment to Section 102-202(1) of the Zion Municipal code to amend permitted obstructions in yards. The vote on roll call was: Commissioners Holmes, aye; McDowell, aye; Fischer, aye; Frierson, aye; and Mayor McKinney, aye. Motion carried. Ordinance passed.

STRYKER LUCAS CPR ASSIST PURCHASE

A Memo (21-DOC-88) was received by Chief Stried requesting approval of the purchase agreement submitted from Stryker Medical to purchase a Stryker LUCAS CPR Assist Device for a total cost of \$16,285.63. Chief Stried also requested that the bid process be waived a recognize Stryker Medical as the single source vendor of this specialized equipment. He stated that this device handles the chest-compression portion of CPR, freeing up a paramedic to work on other important tasks. This also improves paramedic's safety as this device reduces wear-tear on rescuer arms, shoulder and backs.

Chief Stried stated that this will be paid for with IPRF grant funds and will be a valuable piece of equipment to help our staff on cardiac arrest calls.

It was moved by Commissioner Frierson, seconded by Commissioner McDowell to waive the bid process and to approve the purchase agreement submitted from Stryker Medical to purchase a Stryker LUCAS CPR Assist Device for a total cost of \$16,285.63. The vote on roll call was: Commissioners Holmes, aye; McDowell, aye; Fischer, aye; Frierson, aye; and Mayor McKinney, aye. Motion carried. Ordinance passed.

TURNOUT GEAR EXTRACTOR PURCHASE

A Memo (21-DOC-89) was received by Chief Stried requesting approval of the purchase agreement submitted from Washburn Machinery to purchase a new firefighting turnout gear washer known as an extractor for a total cost of \$12,160. Chief Stried also requested that the bid process be waived to recognize Washburn Machinery as a single source vendor of this specialized equipment. He stated that the importance of washing our turnout gear after every fire and at certain intervals throughout each year cannot be understated. Numerous studies have proven the increased danger of cancer in firefighters due to the carcinogens found in soot and other remnants of fires. He believes that this is in the best interest of the members of the Department and the Zion public at large. Chief Stried added that this will be paid for with IPRF grant funds and will replace our unit at Station 2 that is over 25 years old and currently inoperable.

It was moved by Commissioner Frierson, seconded by Commissioner Fischer to waive the bid process and to approve the purchase agreement submitted from Washburn Machinery to purchase a turnout gear washer for a total cost of \$12,160. The vote on roll call was: Commissioners Holmes, aye; McDowell, aye; Fischer, aye; Frierson, aye; and Mayor McKinney, aye. Motion carried. Ordinance passed.

NEW AMBULANCE PURCHASE

A Memo (21-DOC-90) was received by Fire Chief Stried requesting approval of the purchase agreement submitted from American Response Vehicles to purchase a new ambulance for a total cost of \$276,425. Chief Stried stated that this ambulance will replace the current 1841, which is for out at Station 1 and is currently a 2014 Ford with 132,000 miles on it. The other two ambulances also have well over 100,000 miles on them and are used often. He stated that the plan as of right now is to keep the current 1841 as a fourth ambulance for when one is out of service for maintenance and also for the occasional times we would be able to staff a fourth ambulance. He also stated that the purchase is through the HGAC Cooperative purchasing agreement program, which has already conducted the bid process for this single-source vendor.

It was moved by Commissioner Frierson, seconded by Commissioner Holmes to approve the purchase agreement submitted from American Response to purchase a new ambulance for a total cost of \$276,425. The vote on roll call was: Commissioners Holmes, aye; McDowell, aye; Fischer, aye; Frierson, aye; and Mayor McKinney, aye. Motion carried. Ordinance passed.

TABULATION OF BIDS/FIRE STATION 2 CONCRETE/ASPHALT REPAIR WORK

A Tabulation of Bids (21-DOC-91) was received by Chief Stried for Concrete/Asphalt Work at Zion Fire Station #2. On September 13, 2021 the City held a bid opening for Concrete/Asphalt Work at Zion Fire Station #2. The lowest responsible bidder was Whitney Moran Construction Company in the amount of \$69,968. Funding for this project was included in the FY21-22 Capital Budget, though the above figure represents a \$25,997 increase from initial cost estimates. Chief Stried requests and recommends amending the budget for this amount and awarding the base bid of this project to Whitney Moran Construction Company in the amount of \$69,968.00. Copies of the bid tabulations are on file in the City Clerk and Public Works offices and posted on the City's website.

It was moved by Commissioner Frierson, seconded by Commissioner Fischer to accept the recommendation and approve the FY21-22 Capital Budget amendment in the amount of \$66,698. The vote on roll call was: Commissioners Holmes, aye; McDowell, aye; Fischer, aye; Frierson, aye; and Mayor McKinney, aye. Motion carried. Ordinance passed.

APPROVAL/FIRE-RESCUE ADMIN ASSISTANT WAGE ADJUSTMENT

A Memo (21-DOC-92) was received by Chief Stried requesting a wage adjustment for the Fire-Rescue Department Administrative Assistant position. He stated that new hourly wage will be \$17.68/hour effective pay period beginning September 27, 2021

It was moved by Commissioner Frierson, seconded by Commissioner McDowell to approve a wage adjustment for the Fire-Rescue Department Administrative Assistant position of \$17.68/hour effective pay period beginning September 27, 2021. The vote on roll call was: Commissioners Holmes, aye; McDowell, aye; Fischer, aye; Frierson, aye; and Mayor McKinney, aye. Motion carried. Ordinance passed.

APPOINTMENTS/TIF BOARD OF REVIEW

It was motioned by Commissioner Frierson and seconded by Commissioner Fischer to appoint Colette Davis and Takeisha Adams to the TIF Board of Review. The vote on the roll: Commissioners Fischer, aye; Frierson, aye; Holmes, aye; McDowell, aye and Mayor McKinney, aye. Motion carried.

APPOINTMENTS/SPECIAL EVENTS COMMISSION

It was motioned by Commissioner Frierson and seconded by Commissioner Holmes to appoint Christine Wertman, Chance Bringman, Sameia Charity, Olivia Livingston and Chris Kubic to the Special Events Commission. The vote on the roll: Commissioners Fischer, aye; Frierson, aye; Holmes, aye; McDowell, aye and Mayor McKinney, aye. Motion carried.

DEPARTMENTAL COMMENTARY

Director Ianson said that the demolition of the building located at 2771 Galilee will begin next week

Director Roberts said that hydrant flushing will begin next week. The 2021 Road project is about 95% complete. The 27th street project between Galilee & Emmaus will start in 2022.

Chief Stried thanked the Council for their support. Three positions have been filled. He also announced the passing the Sean Busch, one of Zion ESDA's volunteers. Visitation will be this Thursday at Congdon Funeral Home from 5pm to 8pm.

Police Chief Barden said that the Police Department is looking for more officers. He also encouraged citizens to sign up for Blackboard Connect and to report any criminal activity to Crime Stoppers at 847-662-2222. Chief Barden also commented on the incident that happened at ZBTHS. He stated that there are protocols in place from which we do not diverge. He stressed the importance of being able to provide accurate information but not for the sake just being timely. He expressed how grateful he was that we're not mourning the loss of any children and thanked Superintendent Rodriguez for coordinating the town hall meeting at the high school.

Mayor McKinney commented that the respect between city employees and residents is a two way street. He thanked those who made citizens comments about regarding the incident at the High School. He said that the City will continue to collaborate with high school to be sure that we are on the same page.

Commissioner Fischer thanked Mr. & Mrs. Bakr and Mr. Cox for their comments towards the Minaret.

ANNOUNCEMENTS

October 5	7:00 p.m.	Zion City Council Meeting
October 19	6:00 p.m.	Zion Township Board Meeting
	7:00 p.m.	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 Holmes and unanimously approved the meeting be adjourned at 8:18 p.m. Motion carried.

Recording Secretary