

MINUTES OF A REGULAR MEETING OF THE ZION CITY COUNCIL HELD ON TUESDAY, OCTOBER 17, 2023 AT 7:04 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 McDowell, Holmes, Frierson, Fischer and Mayor McKinney. A quorum was present.

Also present: Finance Director Kris Conway, Building & Zoning Director Richard Ianson, City Administrator David Knabel and City Attorney James Vasselli.

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

AGENDA CHANGES

It was motioned by Commissioner Frierson, seconded by Commissioner Fischer to accept the City Council meeting agenda with the following changes:

- Table item 9(a) – increasing the Monthly Salary for the Treasurer of the City of Zion per Administrator Knabel
- Name Sonolito Bronson as Recording Secretary for this meeting

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

SPECIAL PRESENTATION

Senator Mary Edly-Allen of the 31st District presented two certificates of Resolutions. The first certificate was presented to Mayor Billy McKinney for being the first student athlete at Northwestern University to have his basketball jersey retired. The second certificate was presented to Township Supervisor Cheri Neal for her efforts in having the Zinnia flower named the official flower of the City of Zion. She stated that these resolutions had been properly recorded in the Senate record.

CITIZEN COMMENTS

W. C. Bremner asked if there was any chance to bring the Zion trolley back. He also requested an appropriate birthday greeting be sent to the Commandant of the United States Marine Corps in honor of the Corps 248th birthday. Mr. Bremner also presented the Council with an article from the business section of the Chicago Tribune relating to a wheel making company moving to Zion.

CONSENT AGENDA

- (a) **APPROVAL OF MINUTES:** a Regular meeting held on October 3, 2023 at 7:00pm. It was motioned by Commissioner Frierson, seconded by Commissioner Holmes to approve as presented. The vote on roll call was: Commissioners McDowell, aye; Holmes, aye; Frierson, aye; Fischer, aye and Mayor McKinney, aye. Motion carried.
- (b) **BILLS:** Vouchers 144330 through 144416 drawn on Huntington National Bank, N.A. Total: \$324,685.86. It was moved by Commissioner Fischer seconded by Commissioner McDowell to approve as presented. The vote on roll call was: Commissioners McDowell, aye; Holmes, aye; Frierson, aye; Fischer, aye and Mayor McKinney, aye. Motion carried.
- (c) **RECEIVE AND PLACE ON FILE:** Treasure’s Report for Fiscal Year Ending April 30, 2023. It was moved by Commissioner Fischer seconded by Commissioner Holmes to accept and place on file the Treasure’s Report for Fiscal Year Ending April 30, 2023. The vote on roll call was: Commissioners McDowell, aye; Holmes, aye; Frierson, aye; Fischer, aye and Mayor McKinney, aye. Motion carried.

RESOLUTION/TAX EXEMPTION INTERVENTION

Attorney Vasselli stated that a subsidiary entity of the City of Hope applied to become a tax exempt entity. If approved, a resolution to intervene in this tax assessment matter would authorize us to explore and possibly defend against this action. Attorney Vasselli respectfully requests approval of the resolution to allow us to explore this matter and take all necessary steps to protect the taxpayers of the City of Zion.

It was moved by Commissioner Frierson and seconded by Commissioner Fischer that a Resolution (23-R-19) be passed authorizing the City of Zion to intervene in a Tax Exemption/Assessment Matter Concerning Real Property located within the City of Zion. The vote on roll call was: Commissioners McDowell, aye; Holmes, aye; Frierson, aye; Fischer, aye and Mayor McKinney, aye. Motion carried.

VARIANCE/ZION MUNICIPAL CODE/SECTION 102-128/2117 EMMAUS AVENUE

A Memo (23-DOC-90) was received from Director Ianson requesting approval of a Variance from Section 102-128(6)(a) of the Zion Municipal Code to allow a driveway to remain in the front of the house . It would be a hardship to install a driveway in the rear because of medical reasons and needing to have easier access to the home. At the October 5, 2023 Planning & Zoning Commission Meeting, they recommended to approve the Variance request.

It was motioned by Commissioner Frierson and seconded by Commissioner Holmes that an Ordinance (23-O-59) be passed to allow a driveway to remain in the front of the house for property located at 2117 Emmaus Avenue. The vote on roll call was: Commissioners McDowell, aye; Holmes, aye; Frierson, aye; Fischer, aye and Mayor McKinney, aye. Motion carried.

TABULATION OF BIDS/CITY HALL LOBBY/BUILDING DEPARTMENT PROJECT

A Tabulation of Bids (23-DOC-91) was received from Director Ianson for the Coty Hall Lobby & Building Department project.

- Rasch Construction (Non-responsive – Did not provide a COI)	\$56,710.00
Alternate #1 (Building Department Partitions)	\$10,667.00
- D. Kersey Construction	\$82,715.00
Alternate #1 (Building Department Partitions)	\$16,368.00

Staff recommends that we reject all bids and re-advertise to re-bid. Commissioner Frierson asked the reason for the bid. Director Ianson stated for security of staff. It was moved by Commissioner Frierson, seconded by Commissioner Fischer to reject all bids and re-advertise to re-bid. The vote on roll call was: Commissioners McDowell, aye; Holmes, aye; Fischer, aye; Frierson, aye; and Mayor McKinney, aye. Motion carried.

DEPARTMENTAL COMMENTARY

Director Ianson reminded residents that the leaf program will begin November 6, 2023 and will end December 1, 2023

Director Conway said that everything for September has been posted. Will have budget to actuals to review in the next week.

Administrator Knabel gave an update of three grants that was recently awarded to the City:

- \$34,000 for more police flock cameras
- \$1 million dollar grant in partnership with the Zion Park District to address some flooding issues and renovate the senior center.
- \$2.7 S.A.F.E.R. grant to fully fund four (4) Firefighters salary and benefits for three years.

He thanked the staff who worked hard on the applications for these grants. He also reminded residents of the Zion Community meeting on Wednesday October 25 beginning at 5:30pm at Zion Benton Township High School. It's a good opportunity to get out and meet your neighbors and here what is going on in your community.

(10/17/23)

Administrator Knabel commented about the article of the wheel making company moving to Zion. He said that the project took about two years. They were able to relocate into an industrial building that has been vacant for over 20 years. The project brings 60 jobs into the area. The ribbon cutting was held a few weeks ago

Commissioner McDowell gave kudos to Sgt. Meyers and Battalion Chief Troy for their grant writing efforts. He also thanked everyone for attending the Zion Historical Society’s “Walk through Time” on Sunday October 8, 2023.

Commissioner Frierson said that he attended the Real Wheels ribbon cutting. It is an amazing story that they have and he’s glad they chose Zion. He encouraged residents to support local events and establishments.

Commissioner Holmes said that she enjoyed riding the trolley downtown and asked for someone to speak Mr. Bremner’s comment. Administrator Knabel said that the trolley was purchased from Florida in used condition. Over the years, maintaining the trolley became more difficult parts that were needed were no longer being manufactured. Eventually, the cost for maintaining and operating the trolley became too large for us and could no longer be justified.

Commissioner Fischer wished everyone a safe and happy Halloween.

Mayor McKinney invited the community to attend the following community events:

- Zion Community Meeting on Wednesday October 25, 2023 at 5:30pm at Zion-Benton High School
- Oktoberfest on October 26, 2023 from 5pm to 8pm.
- Pumpkin Smashing on November 3 at Zion-Benton High School from 4pm-7pm

ANNOUNCEMENTS

October 27	4:00 p.m. to 6:00 p.m.	Halloween Trail of Treats Shiloh Park
October 29	2:00 p.m. to 5:00 p.m.	Zion Trick or Treating
November 7	7:00 p.m.	Zion City Council Meeting

CLOSED SESSION

It was moved by Commissioner Fischer, seconded by Commissioner McDowell that the Council recess to Closed Session at 8:03 p.m., pursuant to 5 ILCS 120/2 “Open Meetings”, for the discussion of filed, pending and/or probable or imminent litigation, sale or purchase of real estate, collective bargaining, legal counsel and personnel. The vote on roll call was: The vote on roll call was Commissioners Frierson, aye; Fischer, aye; McDowell, aye and Mayor McKinney, aye. Motion carried. It was moved by Commissioner McDowell, seconded by Commissioner Holmes to reconvene the Regular Council meeting at 9:01 p.m. with all members present. The vote on roll call was Commissioners Frierson, aye; Fischer, aye; McDowell, aye and Mayor McKinney, aye. Motion carried.

ADJOURN

There being no further business to come before the Council at this time, it was moved by Commissioner Frierson, seconded by Commissioner Fischer and unanimously approved the meeting be adjourned at 9:01p.m. Motion carried.

Recording Secretary