

Minutes of the Regular City Council Proceedings of the City of Chicago Heights, Cook County, Illinois held Monday, April 3, 2019 at 6:00 p.m. at 1601 Chicago Road, Chicago Heights, IL.

CALL TO ORDER

Mayor Gonzalez called the regular meeting of the Chicago Heights City Council to order at 6:00 p.m.

ROLL CALL

Mayor:	David Gonzalez	Present
Council:	1st Ward Walter Mosby	Absent
	2nd Ward Sonia Perez	Present
	3rd Ward Wanda Rodgers	Present
	4th Ward Joshua Deabel	Present
	5th Ward Richard Amadio	Present
	6th Ward Vincent Zaranti	Present
	7th Ward Sylvia Torres	Present

PLEDGE OF ALLEGIANCE

COMMUNICATIONS

Alderman Mosby - Absent

Alderman Perez announced that her next ward meeting would be held on Monday, April 22 at 7:00 p.m. at Garfield School.

Alderman Rodgers announced that her next ward meeting would be held on Thursday, April 18 at 6:00 p.m. at the Chicago Heights Park District.

Alderman Deabel announced his next ward meeting would be held on Monday, April 22 at 7:00 p.m. at Roosevelt School. He announced the annual Earth Day Clean-up would be held on April 20 from 9:00 to noon at Crescent & Ashland Avenues.

Alderman Amadio announced that his next ward meeting would be held on May 15 at 6:00 p.m. in the Greenbrier Elementary gym.

Alderman Zaranti announced his next ward meeting would be held in coordination with Park District Commissioner Straczek on April 25 at 7:00 p.m. at Commissioners Park.

Alderman Torres had no announcements.

PUBLIC PARTICIPATION

None

REPORT OF CHIEF OF STAFF – KAREN ZERANTE

None

REPORT OF THE CORPORATION COUNSEL—T.J. SOMER

None

1. MINUTES: MEETING OF MARCH 20, 2019.

Alderman Zaranti moved, and Alderman Perez seconded, a motion to approve the minutes.

Ayes: Perez, Rodgers, Deabel, Amadio, Zaranti, Torres

Nays: none

Abstain: none

Absent: Mosby

Motion to approve carried.

2. BILLS: APPROVAL OF SECOND RUN OF MARCH 2019.

Alderman Mosby moved, and Alderman Zaranti seconded, a motion to approve the bills.

Ayes: Perez, Rodgers, Deabel, Amadio, Zaranti, Torres

Nays: none

Abstain: none

Absent: Mosby

Motion to approve carried.

3. ORDINANCE #2019 - 5: APPROVING A PLAT OF SUBDIVISION FOR THE SIX ACRE PARCEL OF PROPERTY LOCATED AT 20937 WESTERN AVENUE. (former SouthOak Dodge site).

Alderman Rodgers moved, and Alderman Perez seconded, a motion to approve the ordinance.

Ayes: Perez, Rodgers, Deabel, Amadio, Zaranti, Torres

Nays: none

Abstain: none

Absent: Mosby

Motion to approve carried.

Corporation Counsel explained that the property was under one PIN #, but it consisted of two lots. The City owned one lot and Cooper Development owned the other, therefore, subdividing the property would give each lot its own PIN #.

4. ORDINANCE #2019 - 6; APPROVING A PLAT OF RESUBDIVISION FOR THE PROPERTY AT 450 DIXIE HIGHWAY. (Former Hoffman Florist building).

Alderman Amadio moved, and Alderman Rodgers seconded, a motion to approve the ordinance.

Ayes: Perez, Deabel, Rodgers, Amadio, Zaranti, Torres

Nays: none

Abstain: none

Absent: Mosby

Motion to approve carried.

Corporation Counsel Somer explained that the property was under one PIN #, but that one section of the property was currently occupied and the other section was vacant. It was necessary to subdivide the property into two PIN #'s for each section of the property. The landowner would apply for a Class 8 Real Estate Tax Incentive on the vacant section of the property.

5. RESOLUTION #2019 - 25: APPROVING AN APPLICATION FOR A COOK COUNTY CLASS 8 TAX CLASSIFICATION FOR THE COMMERCIAL PROPERTY AT 450 DIXIE HIGHWAY.

Alderman Amadio moved, and Alderman Rodgers seconded, a motion to approve the resolution.

Ayes: Perez, Rodgers, Deabel, Amadio, Zaranti, Torres

Nays: none

Abstain: none

Absent: Mosby

Motion to approve carried

Corporation Counsel Somer explained that this was the same property discussed in the previous agenda item. The property owner planned to redevelop the building, and create commercial, retail, and office space for his own company. Brief discussion on the matter took place.

6. RESOLUTION #2019 - 26: APPROVING THE CITY'S 2019, CDBG CAPITAL IMPROVEMENTS GRANT APPLICATION. (Road resurfacing project: East Main & 23rd Street areas)

Alderman Perez moved, and Alderman Torres seconded, a motion to approve the resolution.

Ayes: Perez, Rodgers, Deabel, Amadio, Zaranti, Torres

Nays: none

Abstain: none

Absent: Mosby

Motion to approve carried

Mayor Gonzalez stated that Main Street and 23rd Street, both going west from Chicago Road, would receive the road improvement. Estimated cost of the project was \$ 636,000 and estimated grant proceeds were \$330,000. Any balance of project cost would come from the City's Capital Project Fund. There was some discussion on the matter.

7. RESOLUTION #2019 - 27 : APPROVING THE PURCHASE OF A STERLING SC8000 STREET SWEEPER FOR THE CITY STREET DEPARTMENT.

Alderman Rodgers moved, and Alderman Perez seconded, a motion to approve the resolution.

- Ayes: Perez, Rodgers, Deabel, Amadio, Zaranti, Torres
- Nays: none
- Abstain: none
- Absent: Mosby
- Motion to approve carried

COS Zerante stated that the City currently leased the sweeper proposed to be purchased. She said it lived up to all of its expectations, including usefulness in the leaf pick-up program. Mayor Gonzalez added that the cost of \$ 45,000 would be made over the next two fiscal years.

8. RESOLUTION #2019- 28 : APPROVING AN AGREEMENT FOR ENGINEERING SERVICES WITH "2 IM, LLC" RELATED TO THE 2019 WEST SIDE DRAINAGE GRANT PROJECT.

Alderman Rodgers moved, and Alderman Perez seconded, a motion to approve the resolution.

- Ayes: Perez, Rodgers, Deabel, Amadio, Zaranti, Torres
- Nays: none
- Abstain: none
- Absent: Mosby
- Motion to approve carried.

Mayor Gonzalez stated that an engineering study was necessary for the project. Cost of the study was \$ 570,000, and payment would be directly out of the \$ 5.1 million grant previously awarded to the City for the entire project. COS Zerante made additional comments on the matter. The council had brief questions before the vote.

9. RESOLUTION #2019 - 29 : AUTHORIZING THE CITY CLERK TO PUBLISH A NOTICE SEEKING BIDS FOR THE CITY'S 2019 SEWER RESTORATION PROJECT.

Alderman Amadio moved, and Alderman Rodgers seconded, a motion to approve the resolution.

Ayes: Perez, Rodgers, Deabel, Amadio, Zaranti, Torres

Nays: none

Abstain: none

Absent: Mosby

Motion to approve carried.

Mayor Gonzalez stated that there was a long list of locations needing concrete and asphalt repair due to damage caused by water main breaks and sewer collapse. Payment for the project would be out of the Water and Sewer Fund. COS Zerante made additional comments on the matter.

10. RESOLUTION #2019 - 30 : APPROVING AN APPLICATION FOR A COOK COUNTY CLASS 8 TAX CLASSIFICATION FOR THE COMMERCIAL PROPERTY AT 211 DIXIE HIGHWAY.

Alderman Amadio moved, and Alderman Rodgers seconded, a motion to approve the resolution.

Ayes: Perez, Rodgers, Deabel, Amadio, Zaranti, Torres

Nays: none

Abstain: none

Absent: Mosby

Motion to approve carried.

Corporation Counsel Somer reported that the applicant was in negotiations to purchase the property and to lease it to the V. A. Administration for a clinic and rehabilitation center. He planned to redevelop the property if the Class 8 was approved.

Mayor Gonzalez informed the council that the City was working with St. James Hospital on the building of the new urgent care center at the old Well Group Clinic site. He said there was a problem with the water line there, and engineers were looking at how best to correct it. He recalled that the City had \$ 1 million dollars available for redevelopment from St. James under the Memorandum of Agreement, and that these funds could pay for the City's share of the cost to fix the problem. Mayor Gonzalez said the matter would come before the council soon, hopefully by the next council meeting.

ADJOURNMENT

At 6:45 p.m. Alderman Perez moved, and Alderman Rodgers seconded, a motion to adjourn the meeting.

Ayes: Perez, Rodgers, Deabel, Amadio, Zaranti, Torres

Nays: none

Abstain: none

Absent: Mosby

Motion to adjourn carried.

Lori Wilcox, City Clerk