

Minutes of the Regular City Council Proceedings of the City of Chicago Heights, Cook County, Illinois held Wednesday, November 7, 2018 at 6:00 p.m. at 1601 Chicago Road, Chicago Heights, IL.

CALL TO ORDER

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

PLEDGE OF ALLEGIANCE

COMMUNICATIONS

Alderman Mosby announced that his next ward meeting would be held on December 6 at Barack Obama School at 6:00 p.m.

Alderman Perez - absent

Alderman Rodgers - no announcements

Alderman Deabel announced that his next ward meeting would be held on Monday, November 26 at First Presbyterian Church at 7:00 p.m. The meeting would include a Thanksgiving dinner.

Alderman Amadio announced that his next ward meeting would be held on November 14, 2018 at Greenbrier School's gym at 6:30 p.m.

Alderman Zaranti announced that his next ward meeting in coordination with Park District Commissioner Straczek would be held on Thursday, November 29th at Commissioners Park at 7:00 p.m.

Alderman Torres announced that the annual Senior Thanksgiving Dinner would be held on November 15, 2018 from 10:00 a.m. to 2:00 p.m. at the West Golf Course.

PUBLIC PARTICIPATION

Chuck Dieringer, a resident of the City, addressed the council on the question of solar panels at the landfill and the proposed recycling program.

William Key, a property owner in the City, addressed the council regarding the disposal of tree branches, and the effects of the homeless problem near his property.

REPORT OF THE CHIEF OF STAFF-KAREN ZERANTE

Chief of Staff Zerante gave information on the following upcoming events: the Veterans Day Ceremony on Sunday, November 11th; the City Tree Lighting Ceremony on Wednesday, November 28th at 6:00 p.m.; and, the Light Up the Heights Holiday Decorating Contest.

REPORT OF THE CORPORATION COUNSEL—T.J. SOMER

No report

REPORT OF THE CITY TREASURER:

*Bond presentation & discussion by City Treasurer and Eric Anderson

Treasurer Jim Dee reported that the City would be going out to the bond market to refinance some of the City's current debt to help with cash flow issues resulting from decreased property tax revenues. Treasurer Dee introduced Eric Anderson of Piper Jaffray Companies, the City's bond advisor, who gave the city council an in depth explanation of the bond issuance. Mayor Gonzalez make additional remarks, and city council members asked questions to which Eric Anderson responded.

1. MINUTES: MEETING OF OCTOBER 17, 2018

Alderman Mosby moved, and Alderman Torres seconded, a motion to approve the minutes.

Ayes: Mosby, Rodgers, Amadio, Zaranti, Torres

Nays: none

Abstain: Deabel

Absent: Perez

Motion to approve carried.

2. BILLS: APPROVAL OF SECOND RUN OF OCTOBER 2018.

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

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

Nays: none

Abstain: none

Absent: Perez

Motion to approve carried.

3. **ORDINANCE #2018 - 27 : PROVIDING FOR THE ISSUANCE OF NOT TO EXCEED \$13,000,000 TAXABLE GENERAL OBLIGATION BONDS, SERIES 2018A and \$3,000,000 GENERAL OBLIGATION REFUNDING BONDS, SERIES 2018B OF THE CITY OF CHICAGO HEIGHTS, COOK COUNTY, ILLINOIS AND FOR THE LEVY OF A DIRECT ANNUAL TAX SUFFICIENT TO PAY THE PRINCIPAL AND INTEREST ON SAID BONDS.**

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

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

Nays: none

Abstain: none

Absent: Perez

Motion to approve carried.

Discussion on the matter took place earlier in the meeting during the Treasurer's Report. Additional discussion took place before the vote. Tom Reedy, of the George K. Baum firm, also addressed the council and answered questions on the matter.

4. **ORDINANCE #2018 - 28 : DISSOLVING THE ABC RAIL PRODUCTS TIF REDEVELOPMENT PROJECT AREA NO. 4 AND PROVIDING FOR THE DISSOLUTION OF THE SPECIAL TAX ALLOCATION FUND FOR THE ABC RAIL PRODUCTS REDEVELOPMENT PROJECT AREA NO. 4.**

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

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

Nays: none

Abstain: none

Absent: Perez

Motion to approve carried.

Corporation Counsel Somer explained that the ABC Rail Products TIF reached its expiration date, after twenty-three years, on June 9th, and a formal motion needed to be adopted to dissolve the TIF project area and also to dissolve the special tax allocation fund (staf) where the incremental taxes were deposited. There were a couple of questions from the council before the vote.

5. **ORDINANCE #2018 - 29 : APPROVING A CHANGE IN THE ZONING CLASSIFICATION AND ZONING MAP AMENDMENT FOR THE PROPERTY LOCATED AT 333 DIXIE HIGHWAY AND ADJACENT THERETO FROM RESIDENTIAL (R-1) TO A LIMITED BUSINESS DISTRICT (B-2).**

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

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

Nays: none

Abstain: none

Absent: Perez

Motion to approve carried.

Corporation Counsel Somer explained that the amendment would correct the zoning class at the location from R1 Residential to B2 Business District, in anticipation of the urgent care center that was planned there. Some discussion on the matter occurred.

6. **ORDINANCE #2018 - 30 : APPROVING A PLAT OF RE-SUBDIVISION FOR THE PROPERTY LOCATED AT 333 DIXIE HIGHWAY, CHICAGO HEIGHTS, IL (former Suburban Heights Medical Center).**

Alderman Mosby moved, and Alderman Torres seconded, a motion to approve the ordinance.

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

Nays: none

Abstain: none

Absent: Perez

Motion to approve carried.

Corporation Counsel explained that the re-subdivision delineated the portion of the property to be conveyed by the City to Franciscan Health for the urgent care center discussed in the preceding agenda item.

7. **RESOLUTION #2018 - 93 : APPROVING THE TRANSFER OF THE ABC RAIL TIF REDEVELOPMENT AREA STAF ACCOUNT BALANCE TO THE CHICAGO HEIGHTS EASTERN INDUSTRIAL TIF STAF ACCOUNT.**

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

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

Nays: none

Abstain: none

Absent: Perez

Motion to approve carried.

Mayor Gonzalez commented that the ABC Rail TIF fund balance would be moved to the Eastern Industrial TIF fund as previously discussed in agenda item four. There was a brief question on the matter before the vote.

8. RESOLUTION #2018 - 94 : APPROVING THE PURCHASE OF NINE REPLACEMENT FIRE HYDRANTS.

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

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

Nays: none

Abstain: none

Absent: Perez

Motion to approve carried.

COS Zerante reported that the hydrants would be installed in the Serena Hills project area. Core & Main had offered the lowest price on the project. There were brief questions on the matter.

ADJOURNMENT

At 7:05 p.m. Alderman Mosby moved, and Alderman Torres seconded, a motion to adjourn the meeting.

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

Nays: none

Abstain: none

Absent: Perez

Motion to adjourn carried.

Lori Wilcox, City Clerk