

Minutes of the Special City Council Proceedings of the City of Chicago Heights, Cook County,
Illinois held Wednesday, October 20, 2021 at 6:00 p.m.
Meeting to be held "IN PERSON" at The Bloom Township Center,
425 Halsted Street, Chicago Heights, IL

CALL TO ORDER

Mayor Gonzalez called the special meeting of the Chicago Heights City Council to order at 6:04 p.m.

ROLL CALL BY DEPUTY CLERK RACHEL VEGA

Mayor:	David Gonzalez	Absent
Council:	1 st Ward Renee Smith	Present
	2 nd Ward Sonia Perez	Present
	3 rd Ward Wanda Rodgers	Present
	4 th Ward Christopher Baikauskas	Present
	5 th Ward George Brassea	Present
	6 th Ward Vincent Zaranti	Present
	7 th Ward Kelli Merrick	Present

PLEDGE OF ALLEGIANCE

COMMUNICATIONS

Alderman Smith – no announcements

Alderman Perez announced that she would hold her next ward meeting on Monday, October 25th at 7:00 p.m. a Garfield School.

Alderman Rodgers announced that she would host a vaccination event in partnership with Alderman Zaranti and Park Commissioner Straczek on October 29th from 1:00 - to 5:00 p.m. at the Chicago Heights Park District.

Alderman Baikauskas announced that he would hold his next ward meeting in partnership with Park Commissioner Michele Baikauskas on Monday October 25th at 6:00 p.m. at Roosevelt School.

Alderman Brassea – no announcements

Alderman Zaranti announced that he would hold his next ward meeting in partnership with Park Commissioner Curtis Straczek on October 28th at 7:00 p.m. at Commissioners Park.

Alderman Merrick announced that she would host a Halloween costume giveaway event on October 28th & 29th from 5:30 to 7:30 p.m. at The Lion's Club Field House (at Ashland Park).

PUBLIC PARTICIPATION

None

REPORT OF THE CHIEF OF STAFF-Karen Zerante

COS Zerante updated the council on the projects that were underway: D'Amico Drive repaving, asphalt and concrete restoration, leaf pick-up program, and the council chambers renovation. COS Zerante reminded all that Halloween hours on October 31st were from 3:00 -7:00 p.m. She stated that the Park District would host Halloween Trunk or Treat on October 30th 4-6:00 p.m.

REPORT OF THE CORPORATION COUNSEL

None

1. MINUTES: MEETING OF OCTOBER 6, 2021.

Alderman Rodgers moved, and Alderman Baikauskas seconded, a motion to approve the minutes.

Ayes: Smith, Perez, Rodgers, Baikauskas, Brassea, Zaranti, Merrick

Nays: none

Abstain: none

Absent: none

Motion to approve carried.

2. BILLS: APPROVAL OF FIRST RUN OF OCTOBER 2021.

Alderman Zaranti moved, and Alderman Merrick seconded, a motion to approve the bills in the amount of \$ 1,642,106.72.

Ayes: Smith, Perez, Rodgers, Baikauskas, Brassea, Zaranti, Merrick

Nays: none

Abstain: none

Absent: none

Motion to approve carried.

3. ORDINANCE #2021 - 13 : PROVIDING FOR THE ISSUANCE OF NOT TO EXCEED \$10,000,000 OF ONE OR MORE SERIES OF GENERAL OBLIGATION BONDS 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 Zaranti moved, and Alderman Baikauskas seconded, a motion to approve the ordinance.

Ayes: Smith, Perez, Rodgers, Baikauskas, Brassea, Zaranti, Merrick

Nays: none

Abstain: none

Absent: none

Motion to approve carried.

Eric Anderson, of Piper Sandler & Company, bond consultant to the City, addressed the council on the ten-year bond issue that was for the purpose of major improvements to the City's water and sewer systems. He stated the ordinance on the agenda set the parameters for the issue, and next steps in the process included the procurement of a bond rate and insurance. Mayor Gonzalez added that the majority of the annual debt payment for the bonds would come from new revenues resulting from new wholesale water sales (to municipalities). There was discussion on the matter before the vote.

- 4. ORDINANCE #2021 - 14 : ADOPTING THE FINDINGS OF THE CITY PLAN COMMISSION AND APPROVING A PLAT OF SUBDIVISION FOR THE VACANT INDUSTRIAL PROPERTY LOCATED AT 304 STATE STREET.**

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

Ayes: Smith, Perez, Rodgers, Baikauskas, Brassea, Zaranti, Merrick

Nays: none

Abstain: none

Absent: none

Motion to approve carried.

Corporation Counsel Somer explained that the City acquired fourteen parcels through a foreclosure of outstanding City liens. The City sold twelve of the parcels recently, and the subdivision pertained to the two remaining parcels.

- 5. RESOLUTION #2021 - 111 : APPROVING AN AGREEMENT WITH THE NEW LIFE BAPTIST CHURCH AT 1633 WILSON STREET FOR THE ESTABLISHMENT OF A WARMING CENTER.**

Alderman Smith moved, and Alderman Merrick seconded, a motion to approve the resolution.

Ayes: Smith, Perez, Rodgers, Baikauskas, Brassea, Zaranti, Merrick

Nays: none

Abstain: none

Absent: none

Motion to approve carried.

COS Zerante stated that the City would financially assist with the church's renovation costs in the amount of \$ 41,300. The church's center would provide services twenty-four hours a day for its patrons. Brief discussion on the matter.

6. RESOLUTION #2021 - 112 : APPROVING A BID AWARD FOR THE BEACON HILL DEMOLITION PROJECT #1 (8 residential structures).

Alderman Smith moved, and Alderman Merrick seconded, a motion to approve the resolution.

Ayes: Smith, Perez, Rodgers, Baikauskas, Brassea, Zaranti, Merrick

Nays: none

Abstain: none

Absent: none

Motion to approve carried.

COS Zerante reported the demolition projects were a cooperative effort on the part of Legal and City Engineer. Holland Asphalt was lowest responsible bidder for \$ 88,135. Demolition included remediation and restoration with grass and seed. Brief discussion on the matter.

7. RESOLUTION #2021 - 113 : APPROVING A BID AWARD FOR THE BEACON HILL DEMOLITION PROJECT #2 (8 residential structures).

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

Ayes: Smith, Perez, Rodgers, Baikauskas, Brassea, Zaranti, Merrick

Nays: none

Abstain: none

Absent: none

Motion to approve carried.

COS Zerante reported that this project mirrored the preceding project. City Engineer Andrew Smith recommended awarding the project to lowest responsible bidder ChemCheck, Inc. for \$ 112,800. Brief discussion on the matter.

8. RESOLUTION #2021 - 114 : APPROVING A BID AWARD FOR THE CITY'S 2021 SEWER RESTORATION PROJECT.

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

Ayes: Smith, Perez, Rodgers, Baikauskas, Brassea, Zaranti, Merrick

Nays: none

Abstain: none

Absent: none

Motion to approve carried.

COS Zerante reported that this project involved emergency reconstruction on various sink and man holes in the City. C. B. Burke Engineering prepared the project specifications, would oversee the project, and recommended awarding the project to lowest responsible bidder Earthwerks, Inc. for \$ 394,000.

9. RESOLUTION #2021 - 115 : APPROVING A PROPOSAL FOR THE CITY'S 2021 ALLEYWAY CLEANING AND TREE CLEARING PROJECT.

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

Ayes: Smith, Perez, Rodgers, Baikauskas, Brassea, Zaranti, Merrick

Nays: none

Abstain: none

Absent: none

Motion to approve carried.

Mayor Gonzalez stated that the project area for the three tree projects on the agenda was bounded by 26th Street to 19th street, and Euclid Avenue to State Street. COS Zerante said that the City's municipal arborist consultant recommended the acceptance of the proposal from Homer Tree Service for \$ 54,000.

10. RESOLUTION #2021 - 116 : APPROVING A PROPOSAL FOR THE CITY'S 2021 AUTUMN TREE MAINTENANCE AND REMOVAL PROJECT.

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

Ayes: Smith, Perez, Rodgers, Baikauskas, Brassea, Zaranti, Merrick

Nays: none

Abstain: none

Absent: none

Motion to approve carried.

COS Zerante said that the City's municipal arborist consultant recommended the acceptance of the proposal from Desiderio Landscaping for \$ 17,962.00.

11. RESOLUTION #2021 - 117 : APPROVING A PROPOSAL FOR THE CITY'S 2021 TREE STUMP REMOVAL & RESTORATION PROJECT.

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

Ayes: Smith, Perez, Rodgers, Baikauskas, Brassea, Zaranti, Merrick

Nays: none

Abstain: none

Absent: none

Motion to approve carried.

COS Zerante said that the City's municipal arborist consultant recommended the acceptance of the proposal from Desiderio Landscaping for \$ 9,450.

12. RESOLUTION #2021 - 118 : APPROVING A REDEVELOPMENT AGREEMENT TO INDUCE THE SALE OF THE CITY OWNED SURPLUS COMMERCIAL PROPERTY LOCATED AT 1617 LOWE AVENUE (Applicant: Zachary McGathey).

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

Ayes: Smith, Perez, Rodgers, Baikauskas, Brassea, Zaranti, Merrick

Nays: none

Abstain: none

Absent: none

Motion to approve carried.

Corporation Counsel Somer stated that the City recently approved an Option to Purchase agreement with Zachary McGathey, who was ready to proceed with the purchase at the agreed price of \$ 10,000.

MOTION TO ENTER EXECUTIVE (CLOSED) SESSION TO DISCUSS PERSONNEL ISSUES, USE OR DISPOSITION OF CITY LAND AND/ OR PENDING LITIGATION. (*If Necessary*).

13. RESOLUTION # 2021 - 119 : APPROVING THE SETTLEMENT OF CERTAIN CIVIL LITIGATION (20 WC 1112) AS PRESENTED FOR EXECUTIVE SESSION (AND BY MEMORANDUM) OF THIS DATE).

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

Ayes: Smith, Perez, Rodgers, Baikauskas, Brassea, Zaranti, Merrick

Nays: none

Abstain: none

Absent: none

Motion to approve carried.

Corporation Counsel Somer stated that he communicated with the aldermen and there was no indication that there was a need to enter into executive session before taking action.

ADJOURNMENT

At 7:03 p.m. Alderman Baikauskas moved, and Alderman Perez seconded, a motion to adjourn the meeting.

Ayes: Smith, Perez, Rodgers, Baikauskas, Brassea, Zaranti, Merrick

Nays: none

Abstain: none

Absent: none

Motion to approve carried.

Lori Wilcox, City Clerk