

MINUTES OF THE REGULAR MEETING  
CITY COUNCIL OF CREST HILL  
WILL COUNTY, ILLINOIS  
April 15, 2024

The regular meeting of the City of Crest Hill was called to order by Mayor Raymond R. Soliman at 7:00 p.m. in the Council Chambers, 20600 City Center Boulevard, Crest Hill, Will County, Illinois.

The Pledge of Allegiance was recited in unison.

Roll call indicated the following present: Mayor Raymond Soliman, City Treasurer Glen Conklin, City Clerk Christine Vershay-Hall, Alderman Scott Dyke, Alderman Darrell Jefferson, Alderwoman Claudia Gazal, Alderperson Tina Oberlin (Remote/7:12p), Alderman Mark Cipiti, Alderman Nate Albert, Alderman Joe Kubal.

Also present were: Interim City Administrator Tony Graff, Police Chief Ed Clark, City Engineer Ron Wiedeman, Interim Public Works Director Mike Eulitz, Finance Director Lisa Banovetz, Interim Director of Community Development Ron Mentzer, City Attorney Mike Stiff, Deputy Clerk Karen Kozerka.

Absent were: Alderman John Vershay, Interim City Planner Maura Rigoni, Building Commissioner Don Seeman.

Mayor Soliman asked for Council's concurrence to deviate from the agenda to the City Attorney section for adopting a remote attendance policy for a public meeting.

City Attorney Mike Stiff commented that in 2020 during Covid there was an allowance as long as one person was present for a meeting everyone else could participate remotely. Later, the Open Meetings Act was changed to allow remote attendance in certain instances as well as during a Disaster Declaration. Since the Disaster Declaration was rescinded, we have had instances where Council members have asked to participate remotely, for the reasons that are allowed in the Open Meetings Act. The reasons allowed under the Open Meetings Act are personal illness or disability, employment purposes or city business, and family or emergency. Attorney Stiff commented that for these instances we can allow remote attendance if the city adopts a policy. He also commented that you want to give 48-hour notice, but it is understandable for an emergency that there may not be that 48-hour notice.

Alderwoman Gazal asked how this would work with the executive session. Attorney Stiff commented that you must trust the members of the public body, and this is not only for the City Council, but it also covers the Plan Commission or any opening meetings in the city.

Alderman Albert asked if we are capable to do this remotely in the Chambers and the Executive Session Room. Clerk Christine Vershay-Hall commented that we have it in the executive session room but not in the Chambers, we have nothing to hook up remotely like we can in the Executive Session Room.

Aldерwoman Gazal commented that for the record, this is just for illness and not for when you are on the beach somewhere and want to remote into a meeting. Attorney Stiff commented that it can only be for one of the reasons we mentioned, which are personal illness or disability, employment purposes or city business, and family or emergency.

City Attorney Mike Stiff requested to Approve a Resolution Adopting a Policy for Remote Attendance at Public Meetings per the memo dated April 15, 2024.

(#1) Motion by Aldерwoman Gazal seconded by Aldерman Dyke, to Approve a Resolution Adopting a Policy for Remote Attendance at Public Meetings per the memo dated April 15, 2024.

On roll call, the vote was:

AYES: Ald. Jefferson, Gazal, Cipiti, Albert, Kubal, Dyke.

NAYES: None.

ABSENT: Ald. Vershay, Oberlin.

There being six (6) affirmative votes, the MOTION CARRIED.  
Resolution #1217

Attorney Stiff recommended there be a motion to allow or disallow Aldерperson Tina Oberlin from attending tonight's meeting remotely.

(#2) Motion by Aldерman Albert seconded by Aldерwoman Gazal, to Allow Aldерperson Tina Oberlin to join tonight's meeting remotely.

On roll call, the vote was:

AYES: Ald. Dyke, Jefferson, Gazal, Cipiti, Albert, Kubal.

NAYES: None.

ABSENT: Ald. Vershay, Oberlin.

There being six (6) affirmative votes, the MOTION CARRIED.

Aldерman Albert asked if Aldерman Vershay fits the criteria for tonight's meeting. Clerk Vershay-Hall commented that Aldерman Vershay would not be attending tonight's meeting.

Attorney Stiff explained to Aldерperson Oberlin that Resolution #1217, which was the resolution adopting the remote attendance policy was passed by a 6-0, 2 absent vote, and now the record will show that Aldерperson Oberlin is present for the remainder of the meeting.

Aldерperson Oberlin announced that she was present for the meeting by telephone and was unable to attend the meeting in-person, due to illness.

PUBLIC HEARING: Mayor Soliman asked for a motion to Conduct a Public Hearing for the City of Crest Hill's Fiscal Year 2024-2025 Annual Budget per the memo dated April 15, 2024.

(#3) Motion by Aldерwoman Gazal seconded by Aldерman Jefferson, to Open a Public Hearing for the City of Crest Hill's Fiscal Year 2024-2025 Annual Budget per the memo dated April 15, 2024.

On roll call, the vote was:

AYES: Ald. Oberlin, Cipiti, Albert, Kubal, Dyke, Jefferson, Gazal.

NAYES: None.

ABSENT: Ald. Vershay.

There being seven (7) affirmative votes, the MOTION CARRIED.

The Public Hearing was opened at 7:13 p.m.

Finance Director Lisa Banovetz informed everyone that there was a detailed packet that was published on the website for the budget. She gave a PowerPoint presentation of the budget.

Director Banovetz explained:

The purpose of the budget is an annual budget process to present the City Council with a budget which best addresses the intent of how resources will be spent. The budget serves as a financial plan, an operations guide, and a communications device.

On February 6, 2023, the City Council amended its ordinance and adopted an annual budget in lieu of the appropriation ordinance. State Law requires that the City Council approves the final approved budget by its fiscal year end, which is April 30<sup>th</sup> of every year.

Budget Schedule – February 12, 2024 the first draft fiscal year 2024-2025 budget was brought to the Council. The City Council made recommendations to that budget and on February 26, 2024 there was a second draft fiscal year 2024-2025 budget brought back to the Council. On March 4, 2024, the City Council approved the second draft budget of fiscal 2024-2025 and then that budget was put on display and a notice was published in the paper allowing people to view the budget for thirty (30) days. April 15, 2024 is the Public Hearing for the Fiscal Year 2024-2025 Budget. If approved April 15, 2024, the budget will be filed within the time constraints which is by April 30, 2024.

The budget shows a combined budget deficit of **(\$6,576,112.00)**. On January 17, 2022, the City Council voted to join the Regional Water Commission (RWC) renamed to the Grand Prairie Water Commission (GPW) to provide Lake Michigan water by the year 2030. As part of joining this commission the city had to complete infrastructure projects, including water main improvements which will occur over the next six years. Total projected Water/Sewer capital projects for Fiscal Year 2024-2025 are budgeted to be **(\$6,450,000.00)** which makes up most of that deficit.

The General Fund serves as a basic operating fund for the city which is the core services and the day-to-day operations. Extremely important to balance in the General Fund. There is a General Fund surplus of \$21,884.00. Director Banovetz further explained each of the city's different funds, with a slide presentation. She stated that our total revenue is \$52,672,304.00 and our total expenditures are \$59,248,416.00, which gives a fund deficit of **(\$6,576,112.00)**.

Fiscal Year 2024-2025 General Fund – The revenue the city receives from its property tax levy has historically been split 50% - 50% between the General Fund and the Police Pension Fund. The actuary who does the Police Pension Fund stating the city needed to

contribute \$250,000.00 more towards the Police Pension fund and the city has always funded the actuary amount to the Police Pension Fund 100%.

There is a 5% placeholder for merit increases in the budget for non-union employee salaries.

There has been an additional employee for an Audio/Visual specialist in the Police Department that was not in last year's budget.

There is a 4% increase for the Local 150 employees from the previous year, per the collective bargaining agreement.

All MAP Union employees will receive a 3.5% increase from the previous year, per the collective bargaining agreement.

The city's property, casualty, worker's compensation, and medical insurance premiums are expected to increase 28% of the previous year's insurance premiums. This is currently budgeted.

Staff will seek approval from the Council to place its current legal services and IT vendor services out for RFP during fiscal year 2024-2025.

General Fund Revenue – The current General Fund Revenue is estimated to be \$12,502,372.00 for the fiscal year 2024-2025, which is a one percent increase over last year's budget.

The city uses Illinois Municipal League's projections for shared revenue, which is, State Income Tax, State Use Tax, Motor Fuel Tax, and Cannabis Tax. The city will receive money from the state based on the population of the city, on a per-capita basis.

Director Banovetz showed a couple of graphs and a pie chart and discussed these graphs and charts.

<u>Revenue Source</u>	<u>Amount</u>
State Income Tax	\$3,470,103 (28% of the total)
Sales Tax	\$3,050,000 (24% of the total)
Property Taxes	\$1,554,285 (13% of the total)
Franchise Tax	\$1,525,000 (12% of the total)
includes:	
Telecommunications	
ComEd/Nicor	
Comcast Franchise Fee	
Online Sales Tax	\$ 855,959 (7% of the total)
Places for Eating Tax	\$ 800,000 (7% of the total)
Charges for Services	\$ 632,025 (5% of the total)
Video Gaming Tax	\$ 365,000 (3% of the total)
Interest Income	\$ 250,000 (2% of the total)
Total	<u>\$12,502,372</u>

Director Banovetz commented that \$2.9 Million Dollars was collected in fiscal year 2024 from sales tax. The top five contributors were:

- Menards ~ 19%
- William F Meyer & Co. ~ 7%
- Food 4 Less ~ 5%
- Supermercado El Guero ~ 4%
- Thorntons ~ 4%

She also commented that with the State of Illinois possibly eliminating the local grocery store sales tax, we may need to adjust the spending since this would be approximately \$98,000.00 of revenue that we may not get depending on what the State does with the grocery store sales tax.

The city is estimating the General Fund expenditures to be \$12,480,488.00 for the fiscal year 2024-2025 and this is a decrease of 6% from the previous year's expenditures.

Director Banovetz discussed the City's liquid assets as of March 31, 2024 and mentioned that there is a balance in the Water Fund of \$11,459,005.00 and the General Fund of \$7,890,025.00.

She also discussed the Motor Fuel Tax and Federal Transportation Funds budget and stated that this is kept in a separate fund, and this is money based on fuel sales and the number of people we have in the City. She then discussed the Non-Home Rule Sales Tax Fund that is 1% that comes back to the City and does fund the debt payment for the City Center and the Property Tax Rebate Program.

She then briefly discussed with the presentation and graphs the water/sewer Debt Fund, West Plant Rehabilitation Fund, and Capital Projects Fund, Refuse, and the Police Pension Fund. She commented that the City wanted the Police Pension fully funded by 2038 and by resolution the city contributes and additional \$150,000.00 over what the actuarial is requesting they contribute to make sure the plan is fully funded by 2030 and State Law does require that Police Pension Funds be funded at 90% by 2040. As of April 30, 2023, at our last audit, the actuarial audit showed that we are funded at 68.11%.

Director Banovetz commented that in conclusion, the fiscal year 2024~2025 budget presents a sound financial plan which embodies the City's disciplined approach to spending, and dedication to its vision and the striving for continuous improvement of the community. The budget will be closely monitored during the next Fiscal Year and will follow the City Council's vision for the community.

Mayor Soliman asked if any Council members had any questions. There were none.

Mayor Soliman asked if anyone in the audience had any questions and would like to step to the podium.

A resident approached the podium and commented that there are a lot of buses at the end of her street and they have caused quite a bit of health problems for her and she stated that she talked to the EPA and they said these buses should have electrical things that the buses

can plug into since they are diesel and they would not have to run in the winter time constantly. She also mentioned if we could have each bus apply for a city sticker that might help the city get some revenue. Mayor Soliman informed her that the city has not had a city sticker policy for the residents since 2016. The resident asked if we could implement a bus sticker for the revenue, especially since most of the buses do not service our area in Crest Hill.

Alderwoman Gazal thanked Director Banovetz for explaining the budget to the residents the way she did tonight. Alderwoman Gazal commented that she understands that Lake Michigan Water is taking majority of the deficit but as a resident and elected official she has many concerns. She also mentioned that we need to discuss what we are going to do about our revenue since our expenditure keeps increasing. She then asked the Mayor what he was going to do, since she had not heard anything about the budget from him. She also commented that she is going to abstain from the budget vote since she has been requesting salary studies since February.

Alderwoman Gazal commented that staff members have been going above and beyond, doing two and three jobs besides their own, and she feels they need to be compensated as soon as possible. She also stated that the city cannot keep having these interim employees, which are costing this city four to five times the salaries of what we have. She stated that she wants to help the few staff we have left that are overseeing these departments.

Alderman Oberlin thanked Director Banovetz and Treasurer Conklin for their hard work and all the department heads regarding the budget.

Mayor Soliman asked for a motion to close the Public Hearing for the City of Crest Hill's Fiscal Year 2024-2025 Annual Budget per the memo dated April 15, 2024.

(#4) Motion by Alderman Albert seconded by Alderman Jefferson, to Close the Public Hearing for the City of Crest Hill's Fiscal Year 2024-2025 Annual Budget per the memo dated April 15, 2024.

On roll call, the vote was:

AYES: Ald. Gazal, Oberlin, Cipiti, Albert, Kubal, Dyke, Jefferson.

NAYES: None.

ABSENT: Ald. Vershay.

There being seven (7) affirmative votes, the MOTION CARRIED.

The Public Hearing was closed at 7:49 p.m.

APPROVAL OF MINUTES: Mayor Soliman presented the minutes from the Regular Meeting held on April 1, 2024 for Council approval per the memo dated April 15, 2024.

(#5) Motion by Alderwoman Gazal seconded by Alderman Jefferson, to Approve the Minutes from the Regular Meeting Held on April 1, 2024 per the memo dated April 15, 2024.

On roll call, the vote was:

AYES: Ald. Cipiti, Albert, Kubal, Dyke, Jefferson, Gazal, Oberlin.

NAYES: None.

ABSENT: Ald. Vershay.

There being seven (7) affirmative votes, the MOTION CARRIED.

Mayor Soliman presented the minutes from the Special Work Session meeting held on April 3, 2024 for Council approval per the memo dated April 15, 2024.

(#6) Motion by Alderman Dyke seconded by Alderman Jefferson, to Approve the Minutes from the Special Work Session Meeting Held on April 3, 2024 per the memo dated April 15, 2024.

On roll call, the vote was:

AYES: Ald. Kubal, Dyke, Jefferson, Gazal, Oberlin, Cipiti.

NAYES: None.

ABSTAIN: Ald. Albert.

ABSENT: Ald. Vershay.

There being six (6) affirmative votes, the MOTION CARRIED.

Mayor Soliman presented the minutes from the Special Work Session meeting held on April 4, 2024 for Council approval per the memo dated April 15, 2024.

(#7) Motion by Alderman Jefferson seconded by Alderman Dyke, to Approve the Minutes from the Special Work Session Meeting Held on April 4, 2024 per the memo dated April 15, 2024.

On roll call, the vote was:

AYES: Ald. Kubal, Dyke, Jefferson, Gazal, Oberlin, Cipiti, Albert.

NAYES: None.

ABSENT: Ald. Vershay.

There being seven (7) affirmative votes, the MOTION CARRIED.

Mayor Soliman presented the minutes from the Work Session meeting held on April 8, 2024 for Council approval per the memo dated April 15, 2024.

(#8) Motion by Alderwoman Gazal seconded by Alderman Jefferson, to Approve the Minutes from the Work Session Meeting Held on April 8, 2024 per the memo dated April 15, 2024.

On roll call, the vote was:

AYES: Ald. Kubal, Dyke, Jefferson, Gazal, Oberlin, Cipiti, Albert.

NAYES: None.

ABSENT: Ald. Vershay.

There being seven (7) affirmative votes, the MOTION CARRIED.

Mayor Soliman presented the minutes from the Special Work Session meeting held on April 9, 2024 for Council approval per the memo dated April 15, 2024.

(#9) Motion by Alderwoman Gazal seconded by Alderman Dyke, to Approve the Minutes from the Special Work Session Meeting Held on April 9, 2024 per the memo dated April 15, 2024.

On roll call, the vote was:

AYES: Ald. Jefferson, Gazal, Oberlin, Cipiti, Albert, Kubal, Dyke.

NAYES: None.

ABSENT: Ald. Vershay.

There being seven (7) affirmative votes, the MOTION CARRIED.

CITY ATTORNEY: City Attorney Mike Stiff requested to Approve a Resolution to Post a Public Notice for the Sale of Surplus Property – Old City Hall 1610 Plainfield Road, Crest Hill, IL 60403 per the memo dated April 15, 2024. He commented that since the old City Hall is in a TIF District, it is required to be published and offers solicited. This resolution is like the one that was previously made, which had a time limit and one offer which was not successful, and this will start the procedure again. All submissions of offers should be received by May 6, 2024 at 4:00 p.m. and this would give ten days to provide offers.

Alderwoman Gazal asked if this is just for the people we discussed in executive session or others. Attorney Stiff commented that this will open offers to the people that were discussed and anybody else who would like to submit an offer.

Alderman Albert asked where the May 6, 2024 date comes from. Attorney Stiff commented that Attorney Silverman stated that the ten days is the shortest he would go, but you can extend the time if you would like.

Alderman Cipiti asked if the May 6, 2024 date means no more bids can be submitted after that date. Attorney Stiff commented that it is correct, that is the last date for bids. He also stated you can keep it open for as long as you want but the idea was to keep this moving with the party that is interested in now.

Alderman Albert asked if the appraisal amount will time out. Attorney Stiff commented without getting into what was discussed in executive session, the appraisal is two years old, and the market has changed since then, if you want to do a new appraisal that is up to the Council, as well.

(#10) Motion by Alderman Dyke seconded by Alderman Jefferson, to Approve a Resolution to Post a Public Notice for the Sale of Surplus Property – Old City Hall 1610 Plainfield Road, Crest Hill, IL 60403 per the memo dated April 15, 2024.

On roll call, the vote was:

AYES: Ald. Gazal, Oberlin, Cipiti, Albert, Kubal, Dyke, Jefferson.

NAYES: None.

ABSENT: Ald. Vershay.

There being seven (7) affirmative votes, the MOTION CARRIED.  
Resolution #1216

Alderwoman Gazal commented that regarding FOIAs, she understands we cannot ask for a name or address, but can we ask for a phone number. She commented that there is a FOIA that was received, and it was done only by email and the email was created to just do a FOIA. She then asked if we could add a phone number so we can have more control over the FOIAs submitted since it was an internal FOIA submitted by staff. Attorney Stiff commented that there are PAC rules that say you cannot ask for that and even if it is a made-up email, it is legitimate. Alderwoman Gazal asked if the city attorney could look into this.



CITY ADMINISTRATOR: Interim City Administrator Tony Graff commented that we have been working on the water main replacement for a year and there are 133 properties who have not allowed our contractor to enter the residents home to change out their meter. He also commented that they are sending out a fourth letter to these residents regarding legal options that could lead to shutting off their water, or administrative adjudication tickets for non-compliance of the ordinance. He stated that once the attorney approves the letter, he will send copies to all Council members before sending them to the non-compliant properties.

Interim Administrator Graff stated that they have been working with the Grand Prairie Commission regarding the by-laws, agreement, joint agreements, and were told we should have the final draft documents to go over with the City Council within the next three weeks to give you an update of this project.

He also commented that the Fire Department Training Facility is hoping to have a concept design that they can bring to the City Council soon. They are looking at new designs for the gun range, if they do a gun range, to limit the noise.

Alderman Cipiti asked why the Council did not receive this report in an email on Friday, rather than on the dais before the meeting. Interim Administrator Graff commented he was still working on the updated information. Alderman Cipiti commented that he feels Friday in the email would have been sufficient, since they did not have time to read it ahead of time.

Alderwoman Gazal asked if Stateville will give the Council a footprint. Interim Administrator Graff commented that the crime lab will but not Stateville.

Alderman Jefferson asked if Stateville is going to build another outdoor gun range. Interim Administrator Graff commented that they have not ruled it out, but they do know that the district headquarters will have updated gun range and we did tell them about the training facility the Fire Department is proposing. He commented we also let them know that we would like to have one consolidated range for the entire area.

PUBLIC WORKS DEPARTMENT: Interim Public Works Director Mike Eulitz requested Approval of Pay Request #15 from Vissering Construction Inc. with Direction to Send it to the IEPA for Approval and Disbursement for a Total Amount of \$1,202,822.05 per the memo dated April 15, 2024.

(#11) Motion by Alderperson Oberlin seconded by Alderman Jefferson, to Approve Pay Request #15 from Vissering Construction Inc. with Direction to Send it to the IEPA for Approval and Disbursement for a Total Amount of \$1,202,822.05 per the memo dated April 15, 2024.

On roll call, the vote was:

AYES: Ald. Dyke, Jefferson, Gazal, Oberlin, Cipiti, Albert, Kubal.

NAYES: None.

ABSENT: Ald. Vershay.

There being seven (7) affirmative votes, the MOTION CARRIED.

CITY ENGINEER: City Engineer Ron Wiedeman requested to Approve a Resolution Approving a Construction Agreement for Parkrose Street Water Main Replacement and Road Reconstruction Improvement by and between the City of Crest Hill, Will County, Illinois and H. Linden & Sons Sewer and Water for an Amount of \$1,533,203.21 per the memo dated April 15, 2024.

(#12) Motion by Alderman Albert seconded by Alderman Jefferson, to Approve a Resolution Approving a Construction Agreement for Parkrose Street Water Main Replacement and Road Reconstruction Improvement by and between the City of Crest Hill, Will County, Illinois and H. Linden & Sons Sewer and Water for an Amount of \$1,533,203.21 per the memo dated April 15, 2024.

On roll call, the vote was:

AYES: Ald. Oberlin, Cipiti, Albert, Kubal, Dyke, Jefferson, Gazal.

NAYES: None.

ABSENT: Ald. Vershay.

There being seven (7) affirmative votes, the MOTION CARRIED.  
Resolution # 1218

City Engineer Ron Wiedeman requested to Approve a Resolution Approving an Agreement for Hillcrest Water Main Replacement Design Engineering Services by and between the City of Crest Hill, Will County, Illinois and Christopher B. Burke Engineering, Ltd. for an Amount of \$87,415.00 per the memo dated April 15, 2024.

(#13) Motion by Alderwoman Gazal seconded by Alderperson Oberlin, to Approve a Resolution Approving an Agreement for Hillcrest Water Main Replacement Design Engineering Services by and between the City of Crest Hill, Will County, Illinois and Christopher B. Burke Engineering, Ltd. for an Amount of \$87,415.00 per the memo dated April 15, 2024.

On roll call, the vote was:

AYES: Ald. Cipiti, Albert, Kubal, Dyke, Jefferson, Gazal, Oberlin.

NAYES: None.

ABSENT: Ald. Vershay.

There being seven (7) affirmative votes, the MOTION CARRIED.  
Resolution #1219

Engineer Wiedeman commented that regarding the Parkrose project, all the residents have been notified about the start of construction and work should begin within the next two weeks.

Engineer Wiedeman commented that the grant for \$2,065,000.00 was approved and the Finance Director has signed the agreements, and we should receive these funds soon for the 2024-2025 budget.

ECONOMIC DEVELOPMENT DEPARTMENT: Interim Director of Community Development Ron Mentzer requested to Approve an Ordinance Granting a Variance to the Crest Hill Sign Code (1206 Cedarwood Dr., Crest Hill, IL 60403) per the memo dated April 15, 2024. This is the Will County Children's Advocacy Center property, and they are proposing a new monument sign on the property and the variance requested is to increase the size of the changeable sign from twenty square feet to twenty-eight square feet. The

Public Hearing was held on March 18, 2024 and if approved there are several conditions to ensure that the sign is managed in a way that minimizes the impact on the surrounding neighborhood.

Mayor Soliman asked if there was anyone who would like to speak for the Will County Children's Advocacy Center sign variance at 1206 Cedarwood Drive. No one had approached the podium.

(#14) Motion by Alderperson Oberlin seconded by Alderman Albert, to Approve an Ordinance Granting a Variance to the Crest Hill Sign Code (1206 Cedarwood Dr., Crest Hill, IL 60403) per the memo dated April 15, 2024.

On roll call, the vote was:

AYES: Ald. Kubal, Dyke, Jefferson, Gazal, Oberlin, Cipiti, Albert.

NAYES: None.

ABSENT: Ald. Vershay.

There being seven (7) affirmative votes, the MOTION CARRIED.  
Ordinance #1980

Lisa Las, Executor of the Will County Children's Advocacy Center, approached the podium, thanked the Council, and said it has been a great welcome to the City of Crest Hill and thanked all who attended the ribbon cutting and open house.

Alderwoman Gazal thanked Lisa Las for having the Council at the ribbon cutting but informed her that she had forgotten to mention that Alderman Dyke was there, as well. Lisa Las apologized for not saying Alderman Dyke was there and thanked him for coming, too.

Alderman Albert asked Interim Director Mentzer if he could contact Walgreens and ask them to turn off their monument sign. Interim Director Mentzer commented that he does have a contact person and will contact them.

POLICE DEPARTMENT: Police Chief Ed Clark updated Council regarding the shooting incident and let them know they are making progress, and the FBI is coming in to work with the Crest Hill Police Department.

Chief Clark announced that the 'Cop on the Rooftop' is on May 17, 2024 from 5:00 a.m. to 12:00 p.m. Anyone can stop by and donate to the Special Olympics of Illinois. It is a great cause and would be very much appreciated.

MAYOR: Mayor Raymond Soliman requested to Approve a Resolution Approving a Consulting Agreement with William W. McCluskey to Provide Cable Television Broadcasting and Audio/Visual Services to the City of Crest Hill, Will County, Illinois per the memo dated April 15, 2024.

(#15) Motion by Alderwoman Gazal seconded by Alderman Jefferson, to Approve a Resolution Approving a Consulting Agreement with William W. McCluskey to Provide Cable Television Broadcasting and Audio/Visual Services to the City of Crest Hill, Will County, Illinois per the memo dated April 15, 2024.

On roll call, the vote was:

AYES: Ald. Albert, Kubal, Dyke, Jefferson, Gazal, Oberlin, Cipiti.

NAYES: None.

ABSENT: Ald. Vershay.

There being seven (7) affirmative votes, the MOTION CARRIED.  
Resolution #1220

Mayor Raymond Soliman presented a request for the reappointment of Patrick Camden to the Civil Service Commission for a three-year term to expire on May 1, 2027 per the memo dated April 15, 2024.

(#16) Motion by Alderman Albert seconded by Alderwoman Gazal, for the reappointment of Patrick Camden to the Civil Service Commission for a three-year term to expire on May 1, 2027 per the memo dated April 15, 2024.

On roll call, the vote was:

AYES: Ald. Dyke, Jefferson, Gazal, Oberlin, Cipiti, Albert, Kubal.

NAYES: None.

ABSENT: Ald. Vershay.

There being seven (7) affirmative votes, the MOTION CARRIED.

Mayor Raymond Soliman presented a request for the reappointment of Bill Thomas to the Plan Commission for a three-year term to expire on May 1, 2027 per the memo dated April 15, 2024.

(#17) Motion by Alderman Albert seconded by Alderman Dyke, for the reappointment of Bill Thomas to the Plan Commission for a three-year term to expire on May 1, 2027 per the memo dated April 15, 2024.

On roll call, the vote was:

AYES: Ald. Jefferson, Gazal, Oberlin, Cipiti, Albert, Kubal, Dyke.

NAYES: None.

ABSENT: Ald. Vershay.

There being seven (7) affirmative votes, the MOTION CARRIED.

Mayor Raymond Soliman presented a request for the reappointment of Ken Carroll to the Plan Commission for a three-year term to expire on May 1, 2027 per the memo dated April 15, 2024.

(#18) Motion by Alderman Albert seconded by Alderperson Oberlin, for the reappointment of Ken Carroll to the Plan Commission for a three-year term to expire on May 1, 2027 per the memo dated April 15, 2024.

On roll call, the vote was:

AYES: Ald. Gazal, Oberlin, Cipiti, Albert, Kubal, Dyke, Jefferson.

NAYES: None.

ABSENT: Ald. Vershay.

There being seven (7) affirmative votes, the MOTION CARRIED.

Mayor Raymond Soliman presented a request for the reappointment of Cheryl Slabozeski to the Plan Commission for a three-year term to expire on May 1, 2027 per the memo dated April 15, 2024.

(#19) Motion by Alderwoman Gazal seconded by Alderman Albert, for the reappointment of Cheryl Slabozeski to the Plan Commission for a three-year term to expire on May 1, 2027 per the memo dated April 15, 2024.

On roll call, the vote was:

AYES: Ald. Oberlin, Cipiti, Albert, Kubal, Dyke, Jefferson, Gazal.

NAYES: None.

ABSENT: Ald. Vershay.

There being seven (7) affirmative votes, the MOTION CARRIED.

Mayor Raymond Soliman presented a request for the reappointment of John Smith to the Police Pension Board for a two-year term to expire on May 1, 2026 per the memo dated April 15, 2024.

(#20) Motion by Alderman Albert seconded by Alderman Jefferson, for the reappointment of John Smith to the Police Pension Board for a two-year term to expire on May 1, 2026 per the memo dated April 15, 2024.

On roll call, the vote was:

AYES: Ald. Cipiti, Albert, Kubal, Dyke, Jefferson, Gazal, Oberlin.

NAYES: None.

ABSENT: Ald. Vershay.

There being seven (7) affirmative votes, the MOTION CARRIED.

Mayor Soliman announced that he attended the Lockport Township Fire Department Annual Award Ceremony on Friday, April 12, 2024. He also thanked all the Fireman and Police for the sacrifices they make to protect us every day.

CITY CLERK: City Clerk Christine Vershay-Hall announced the Spring Community Wide garage sale will be Thursday, May 16th through Sunday, May 19th. You will need to purchase a permit to participate, and the cost of the permit is \$5.00. You can purchase the permit at the Clerk's Office Monday through Friday from 8:00 a.m. to 4:30 p.m. The maps will be available on May 15, 2024 and the last day to have your address on the map would be May 14, 2024. If there are any questions, please call the Clerk's Office at 815-741-5100.

CITY TREASURER: City Treasurer Glen Conklin requested to Approve an Ordinance Approving the Budget of the City of Crest Hill for the Fiscal Year Commencing May 1, 2024, and Ending April 30, 2025 per the memo dated April 15, 2024.

Alderman Albert wanted to thank Director Banovetz, Treasurer Conklin, Engineer Wiedeman, Interim Administrator Graff, and everyone else who worked on the budget and applaud them for their hard work.

(#21) Motion by Alderman Albert seconded by Alderperson Oberlin, to Approve an Ordinance Approving the Budget of the City of Crest Hill for the Fiscal Year Commencing May 1, 2024, and Ending April 30, 2025

On roll call, the vote was:

AYES: Ald. Dyke, Jefferson, Oberlin, Cipiti, Albert, Kubal.

NAYES: None.

ABSTAIN: Ald. Gazal.

ABSENT: Ald. Vershay.

There being six (6) affirmative votes, the MOTION CARRIED.  
Ordinance #1981

Treasurer Conklin thanked everyone for their vote and gave much appreciation and gratitude to Director Banovetz for her work done on this budget. He also thanked Interim Administrator Graff, Engineer Wiedeman, Chief Clark, and Interim Director Eulitz.

City Treasurer Glen Conklin requested Approval of the list of bills issued through April 16, 2024 in the amount of \$552,616.73 for Council approval per the memo dated April 15, 2024.

(#22) Motion by Alderman Dyke seconded by Alderman Jefferson, to list of bills issued through April 16, 2024 in the amount of \$552,616.73 for Council approval per the memo dated April 15, 2024.

On roll call, the vote was:

AYES: Ald. Oberlin, Cipiti, Albert, Kubal, Dyke, Jefferson, Gazal.

NAYES: None.

ABSENT: Ald. Vershay.

There being seven (7) affirmative votes, the MOTION CARRIED.

City Treasurer Glen Conklin presented the regular and overtime payroll from March 25, 2024 through April 7, 2024 in the amount of \$255,759.66 per the memo dated April 15, 2024.

UNFINISHED BUSINESS: There were no unfinished business items on the agenda.

NEW BUSINESS: There was no new business on the agenda.

COMMITTEE/LIAISON REPORTS: There were no Committee/Liaison Reports on the agenda.

COUNCIL COMMENTS: Mayor Soliman commented that there is an agenda item to request the Approval of a Resolution to Set a Schedule for Non-Union Employee Performance Evaluations with Salary Recommendations to be Presented to the City Council by April 29, 2024 per the memo dated April 15, 2024.

Aldерwoman Gazal asked why this request is under the Elected Officials section. Clerk Vershay-Hall commented that it is because Aldерperson Oberlin requested this to be on the agenda.

Interim Administrator Graff commented that his records reflect the same, that Aldерperson Oberlin requested this resolution to be on the agenda.

Aldерwoman Gazal commented that she does not think we need to make a resolution since there is a meeting scheduled for April 29, 2024 or is this on here because the meeting keeps being rescheduled.

Attorney Stiff commented that he would want Aldерperson Oberlin to speak about this, but his recollection was that this was to make it a directive from the Council that salaries will

be discussed by this date. He also commented that he did not draft a written resolution since he did not think there needed to be since the Council could direct the administrator to do this by that date.

Aldersperson Oberlin commented that her point to this item was that it keeps getting pushed forward and dragged out with no reason why it is not being done. She stated that her reason for having it on the agenda was to make sure it was done by this time or there would have to be repercussions.

Clerk Vershay-Hall asked Aldersperson Oberlin if she would like this by resolution or by vote. Aldersperson Oberlin responded by vote.

Attorney Stiff asked Aldersperson Oberlin if she would like to make the motion to direct Interim Administrator Graff to have this done by April 29, 2024.

(#23) Motion by Aldersperson Oberlin seconded by Alderwoman Gazal, to have a deadline of April 29, 2024 for Non-Union Employee Performance Evaluations with Salary Recommendations.

On roll call, the vote was:

AYES: Ald. Kubal, Dyke, Jefferson, Gazal, Oberlin, Cipiti.

NAYES: Ald. Albert.

ABSENT: Ald. Vershay.

There being six (6) affirmative votes, the MOTION CARRIED.

Mayor Soliman asked for Council comments.

Alderwoman Gazal stated that she had no comments but did want to ask the mayor if he had any comments about the budget.

Mayor Soliman commented that he does have comments about the budget but would make them at a later date.

PUBLIC COMMENT: Lynn Reyes, a resident, approached the podium and commented that everyday her husband and herself walk their dog and they see all sorts of stuff. She commented that they saw loose dogs and were attacked by a loose dog. This home with the dogs does not properly chain them up since they do not have a fence. This dog has bitten her dog, and other dogs, and even has bitten children and she asked if we still have leash laws. She also asked if we are supposed to be registering dogs and who do they call regarding this. She then asked if she sees exchange of money for drugs who does she call.

Mayor Soliman commented that there is a limit of animals a resident can have, and this would be through the Clerk's Office. He also informed her that we have a contract with Will County Animal Control, and you can call them regarding loose animals, dogs biting people or other dogs. He then informed her regarding the illegal sale of drugs, if she sees that she is advised to call the emergency number for the Police Department.

Police Chief Ed Clark informed her that she can call the non-emergency number or come into the Police Station and report this activity.

Another resident approached the podium and stated that she lives on a street that is mostly rentals and the person next to her has four dogs and they come into her yard. She commented that she was chased by their dogs, which are two pits and two boxers. She commented that she has called the police, and she has called the police so much that she has been called on for harassment and she asked what to do because she does not know what to do anymore.

Steve Kemnetz, a resident, approached the podium and thanked the Police Officers for the great job they do every day. He then commented that it is getting bad, and he mentioned that other counties throughout America screen Veterans and put them in the schools for security help and some are deputized, which would be volunteer help, and save the city money.

Muhammad Jafri, a resident, approached the podium regarding a shed that he discussed with Alderwoman Gazal. He commented that he had a shed which was done by a company and approved, and someone had an issue with the shed which resulted in a violation citation and a Court hearing. He since then has sold the shed and wondered why he received the violation and the Court hearing when the shed was already sold. He then commented that since 2001 Noonan Street shed was approved for a variance he wondered if he could get a variance where he does not have to put \$5,000.00 extra in concrete work to have a shed there.

Mayor Soliman commented that he would suggest he meets with the Community Development Director and give him your information and explained there is a process that would need to be followed for the variance.

Alderwoman Gazal commented that this is the gentleman she had mentioned when they had the Public Hearing on 2001 Noonan Street shed, saying this would open a can of worms.

Mayor Soliman informed the Council that there was a need for an executive session on 5ILCS 120/2(c)(11) and 5 ILCS 120/2(c)(2).

(#24) Motion by Alderman Albert seconded by Alderman Jefferson, to go into executive session on 5ILCS 120/2(c)(11) and 5 ILCS 120/2(c)(2).

On roll call, the vote was:

AYES: Ald. Oberlin, Cipiti, Albert, Kubal, Dyke, Jefferson, Gazal.

NAYES: None.

ABSENT: Ald. Vershay.

There being seven (7) affirmative votes, the MOTION CARRIED.

Executive Session 8:50 p.m.

(#25) Motion by Alderman Jefferson seconded by Alderwoman Gazal, to reconvene from the executive session on 5ILCS 120/2(c)(11) and 5 ILCS 120/2(c)(2).

On roll call, the vote was:

AYES: Ald. Albert, Kubal, Dyke, Jefferson, Gazal, Oberlin, Cipiti.

NAYES: None.

ABSENT: Ald. Vershay.



There being seven (7) affirmative votes, the MOTION CARRIED.

Reconvened 10:26 p.m.

There being no further business before the Council, and no action needed from the executive session, a motion for adjournment was in order.

(#26) Motion by Alderman Dyke seconded by Alderman Jefferson, to adjourn the April 15, 2024 Council meeting.

On roll call, the vote was:

AYES: Ald. Gazal, Oberlin, Cipiti, Albert, Kubal, Dyke, Jefferson.

NAYES: None.

ABSENT: Ald. Vershay.

There being seven (7) affirmative votes, the MOTION CARRIED.

The meeting was adjourned at 10:27 p.m.

Approved this \_\_\_\_\_ day of \_\_\_\_\_, 2024

As presented \_\_\_\_\_

As amended \_\_\_\_\_

\_\_\_\_\_  
CHRISTINE VERSHAY-HALL, CITY CLERK

\_\_\_\_\_  
RAYMOND R. SOLIMAN, MAYOR