

MINUTES OF THE REGULAR MEETING
CITY COUNCIL OF CREST HILL
WILL COUNTY, ILLINOIS
January 16, 2023

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, 1610 Plainfield Road Crest Hill, Will County, Illinois.

The Pledge of Allegiance was recited in unison. Mayor Soliman asked everyone to remain standing for a moment of silence to honor Martin Luther King, Jr.

Roll call indicated the following present: Mayor Raymond Soliman, City Treasurer Glen Conklin, Alderman Scott Dyke, Alderman John Vershay, Alderman Darrell Jefferson, Alderwoman Claudia Gazal, Alderperson Tina Oberlin, Alderman Mark Cipiti, Alderman Nate Albert, Alderman Joe Kubal.

Also present were: City Administrator Jim Marino, Director of Public Works Mark Siefert, Police Chief Ed Clark, City Engineer Ron Wiedeman, Finance Director Lisa Banovetz, City Attorney Mike Stiff, Administration Clerk Laurie Thrasher

Absent were: City Clerk Christine Vershay-Hall, Interim Planner Maura Rigoni

APPROVAL OF MINUTES: Mayor Soliman presented the minutes from the regular meeting held on January 3, 2023 for Council approval.

(#1) Motion by Alderwoman Gazal, seconded by Alderman Jefferson, to approve the minutes from the regular meeting held on January 3, 2023.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

There being eight (8) affirmative votes, the MOTION CARRIED.

Mayor Soliman presented the minutes from the work session held on January 9, 2023 for Council approval.

(#2) Motion by Alderman Jefferson seconded by Alderwoman Gazal, to approve the minutes from the regular meeting held on January 9, 2023.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

There being eight (8) affirmative votes, the MOTION CARRIED.

CITY ATTORNEY: There were no agenda items for discussion. A question was asked by Alderman Dyke regarding the status on the property located at 1724 Broadway Street. Attorney Stiff explained how the city inspector had gone to the property to inspect and photograph the outside of the premise and had noticed the back door was unsecured. The

inspectors are now determining if they need a police officer to accompany them while entering the premises to take interior pictures. If once they enter the property and it appears there is probable cause and not accessible, we will then have to go the legal route to get an administrative search warrant to enter the property. Further discussion was followed regarding two units on one property located on Kelly Street, Oakland and Highland. Attorney Stiff reminded the Council the homeowners can still use the second unit as storage, workshop, mancave, or any other type of use, as long as the second unit is not used as a dwelling. The City can still monitor these properties in making sure it is not used as a second dwelling.

CITY ADMINISTRATOR: Administrator Marino presented a request to Approve the Change Order with Corsetti Structural Steel for Construction Work at the City Center in the Amount of \$11,205.00 per the memo dated January 16, 2023. Alderperson Oberlin asked if the Structural Steel was signed off by an engineer from the blueprints? Shawn from Harbour Construction stated yes, but he hasn't seen the official stamped set yet and once provided he would show the Council.

(#3) Motion by Alderman Jefferson seconded by Alderman Kubal, to approve the Change Order with Corsetti Structural Steel for Construction Work at the City Center in the Amount of \$11,205.00 per the memo dated January 16, 2023.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

There being eight (8) affirmative votes, the MOTION CARRIED.

Administrator Marino presented a request to Approve the Change Order with Techlife for Construction Work at the City Center in the Amount of \$1,920.00 per the memo dated January 16, 2023.

(#4) Motion by Alderman Dyke seconded by Alderman Albert for a request to Approve Change Order with Techlife for Construction Work at the City Center in the Amount of \$1,920.00 per the memo dated January 16, 2023.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

There being eight (8) affirmative votes, the MOTION CARRIED.

Administrator Marino presented a request to Approve the Change Order with Applied Communications Group for Construction Work at the City Center in the Amount of \$1,704.94 per the memo dated January 16, 2023.

(#5) Motion by Alderperson Oberlin seconded by Alderwoman Gazal to approve the Change Order with Applied Communications Group for Construction Work at the City Center in the Amount of \$1,704.94 per the memo dated January 16, 2023.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

There being eight (8) affirmative votes, the MOTION CARRIED.

Administrator Marino presented a request to Approve the Change Order with Cosgrove Construction, Inc. for Construction Work at the City Center in the Amount of \$19,896.00 per the memo dated January 16, 2023. Alderman Dyke stated he is still unhappy that the City is being charged \$1,000.00 for the removal of garbage created by other workers who should have cleaned up after themselves initially. Mayor Soliman asks for a motion and a second for the addendum to remove the \$1,000.00 for garbage clean up. There being no response, the motion stands as read.

(#6) Motion by Alderwoman Gazal seconded by Alderman Kubal to approve the Change Order with Cosgrove Construction, Inc. for Construction Work at the City Center in the Amount of \$19,896.00 per the memo dated January 16, 2023.

On roll call, the vote was:

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

NAYES: Ald. Dyke, Vershay

ABSENT: None.

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

Administrator Marino presented a request to Approve the Change Order with TIMM Electrical Inc. for Construction Work at the City Center in the Amount of \$565.00 per the memo dated January 16, 2023.

(#7) Motion by Alderman Jefferson seconded by Alderman Albert to approve the Change Order with TIMM Electrical, Inc. for the Construction Work at the City Center in the Amount of \$565.00 per the memo dated January 16, 2023.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

There being eight (8) affirmative votes, the MOTION CARRIED

Administrator Marino presented a request to Approve the Change Order with TIMM Electrical, Inc. for Construction Work at the City Center in the Amount of \$8,355.00 per the memo dated January 16, 2023. Discussion was followed regarding the (1) 4 wire 30 Amp cord for the Coffee maker and receptacles in the Amount of \$790.00. Shawn from Harbour Construction explained it's a very large commercial grade coffee maker and it requires its own separate line and receptacle.

(#8) Motion by Alderwoman Gazal seconded by Alderman Kubal to approve the Change Order with TIMM Electrical, Inc. for the Construction Work at the City Center in the Amount of \$8,355.00 per the memo dated January 16, 2023.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

There being eight (8) affirmative votes, the MOTION CARRIED

Administrator Marino presented a request to Approve the Change Order with Christopher B. Burke Engineering, Ltd. for Construction Work at the City Center in the Amount of \$6,754.11 per the memo dated January 16, 2023.

(#9) Motion by Alderperson Oberlin seconded by Alderman Jefferson to approve the Change Order with Christopher B. Burke Engineering, LTD for the Construction Work at the City Center in the Amount of \$6,754.11 per the memo dated January 16, 2023.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

There being eight (8) affirmative votes, the MOTION CARRIED

Administrator Marino gave the Council an update regarding the ADA window in the front lobby by the Water Office and Clerk's office. The vendor we are currently using cannot give us a date of when the window will be delivered. Shawn from Harbour Construction explained he has another vendor who can deliver the window in a timelier manor but will cost more money. Following discussion, Shawn will bring to Council a guaranteed contract from a new vendor with the cost and a specific date for the window with a clause for the liquidated damages if not honored by vendor. Shawn will also follow up with the current vendor's supplier for an update on the status of the glass.

Alderwoman Gazal questions the sign on the City Center and the cost. Alderwoman Gazal also questioned who made the decision regarding the sign and the design. Mayor Soliman commented how attractive and professional the new sign looks and how it matches all signage with the City logo. Council questioned who gave permission to place the sign. Administrator Marino explained he gave permission since it was in the budget for the signage.

Discussion followed regarding the color of the cabinets and Shawn indicated that he would speak to his superiors to possibly rectify the situation.

PUBLIC WORKS DEPARTMENT: Public Works Director Mark Siefert presented a request to Approve an Ordinance Authorizing the Disposal of Surplus Personal Property Owned by the City of Crest Hill, Will County, Illinois per the memo dated January 16, 2023.

(#10) Motion by Alderwoman Gazal seconded by Alderperson Oberlin to approve an Ordinance Authorizing the Disposal of Surplus Personal Property Owned by the City of Crest Hill, Will County, Illinois.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

There being eight (8) affirmative votes, the MOTION CARRIED.

Ordinance #1939

CITY ENGINEER: City Engineer Ron Wiedeman presented a request to Approve an Ordinance Amending Title 15 Building and Construction, Chapter 15.12 Sign Code of

the City of Crest Hill code of ordinances to add Sections 15.12.085 exemption, 15.12.275 Variations and 15.12.276 Variation Procedure per the memo dated January 16, 2023.

(#11) Motion by Alderperson Oberlin seconded by Alderman Jefferson to approve an Ordinance Amending Title 15 Building and Construction, Chapter 15.12 Sign Code of the City of Crest Hill code of ordinances to add Sections 15.12.085 exemption, 15.12.275 Variations and 15.12.276 Variation Procedure.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

There being eight (8) affirmative votes, the MOTION CARRIED
Ordinance #1940

ECONOMIC DEVELOPMENT DEPARTMENT: There were no agenda items for discussion. The reports were on file.

POLICE DEPARTMENT: Police Chief Ed Clark announced the reports were on file. Police Chief Ed Clark presented a request to Approve Placement of Stop Signs on Menard Access Road at Len Kubinski Drive per memo dated January 16, 2023.

(#12) Motion by Alderman Cipiti seconded by Alderman Albert to approve Placement of Stop Signs on Menard Access Road at Len Kubinski Drive.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

There being eight (8) affirmative votes, the MOTION CARRIED

Police Chief Ed Clark also presented a request to Approve an Ordinance Amending Section 10.01.10-618 (Special Parking Prohibitions) of Division VI (Parking Regulations), Article 10 (Special Provisions Pertaining to the City of Crest Hill), Chapter 10.01 (Crest Hill Vehicle Code), Title 10 (Vehicles and Traffic) of the City of Crest Hill Code of Ordinances per the memo dated January 16, 2023.

(#13) Motion by Alderman Cipiti seconded by Alderperson Oberlin to approve an Ordinance Amending Section 10.01.10-618 (Special Parking Prohibitions) of Division VI (Parking Regulations), Article 10 (Special Provisions Pertaining to the City of Crest Hill), Chapter 10.01 (Crest Hill Vehicle Code), Title 10 (Vehicles and Traffic) of the City of Crest Hill Code of Ordinances.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

There being eight (8) affirmative votes, the MOTION CARRIED
Ordinance #1941

Alderwoman Gazal requested Council to put Ordinance #1912; the Burglar Alarm fee, on the next Agenda for discussion to reconsider the Alarm fee for the 2024 fiscal year.

Police Chief Ed Clark agreed we should discuss the concerns over the Burglar Alarm increased fee.

MAYOR: Mayor Raymond Soliman had no agenda items for discussion.

CITY CLERK: Administration Clerk Laurie Thrasher had no agenda items for discussion. Alderman Vershay congratulated Administration Clerk Laurie Thrasher on her upcoming retirement and years with the City.

CITY TREASURER: City Treasurer Glen Conklin presented the List of Bills through January 17, 2023 in the Amount of \$1,315,091.54 per the memo dated January 16, 2023 for Council approval.

(#14) Motion by Alderperson Oberlin seconded by Alderman Jefferson to approve the List of Bills through January 17, 2023 in the Amount of \$1,315,091.54.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

There being eight (8) affirmative votes, the MOTION CARRIED

City Treasurer Glen Conklin presented the Regular and Overtime Payroll from December 19, 2022 to January 1, 2023 in the Amount of \$262,401.65 per the memo dated January 16, 2023.

UNFINISHED BUSINESS: There was no unfinished business.

NEW BUSINESS: There was no new business.

COMMITTEE/LIAISON REPORTS: There were no committee/liaison reports.

COUNCIL COMMENTS: Members of the Council congratulated Administration Clerk Laurie Thrasher on her retirement and thanked her for her years of service and dedication to the City.

PUBLIC COMMENT: Stuart Soifer addressed the Council in regard to listing a more detailed explanation of the change orders on the agenda.

There being no further business before the Council a motion for adjournment was in order.

(#15) Motion by Alderman Dyke seconded by Alderman Vershay to adjourn the January 16, 2023 City Council meeting.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

There being eight (8) affirmative votes, the MOTION CARRIED

The meeting was adjourned at 8:04p.m.

Approved this _____ day of _____, 2023

As presented _____

As amended _____

CHRISTINE VERSHAY-HALL, CITY CLERK

RAYMOND R. SOLIMAN, MAYOR

DRAFT