

MINUTES OF THE SPECIAL MEETING
CITY COUNCIL OF CREST HILL
WILL COUNTY, ILLINOIS
August 29, 2022

The special 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 a former City Official Linda Stryzik. She was a member of the Plan Commission and also served as an Alderwoman for many years.

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

Also present were: City Administrator Jim Marino, Police Chief Ed Clark, Deputy Chief Jason Opiola, Deputy Chief Ryan Dobczyk, City Attorney Chris Spesia, City Attorney Mike Stiff, Finance Director Lisa Banovetz.

Absent were: City Engineer Ron Wiedeman, Interim Planner Maura Rigoni, Director of Public Works Mark Siefert, Economic and Development Director Tony Budzikowski, Director of Information Technology Service Timothy Stinnett, City Attorney Mike Stiff.

CITY ATTORNEY: (82) There were no agenda items for discussion.

CITY ADMINISTRATOR: (90) City Administrator Jim Marino presented a request to Approve Change Orders for Construction Work at the City Center per the memo dated August 29, 2022. This is a continuation of the work that Harbour is doing at the facility. The Council was provided with a list of the items that need to be done. Some of the general work that needs to be done is flooring, plumbing, mechanical, electrical, microphones, emergency power, roofing, window blinds, etc. Shawn from Harbour was in attendance to answer any questions. Alderperson Oberlin explained that she looked over the documents that have been provided to the Council. There is a common thread of things that should never have happened such as items not being up to code. Alderman Cipiti said back in previous meetings we discussed some of the items that need to be fixed because of shoddy work in the past. Who would be accountable. Have we had any luck contacting any of the company's involved and getting the errors corrected. Shawn from Harbour said that any work that was covered under warranty has been addressed. The only work that is not covered was the platform as it was done in house. He explained that the majority of the contractors have come back to fix the issues. Alderperson Oberlin questioned the tile work that was done in the Council Chambers. Shawn explained that this was approved by the inspector. Alderman Vershay questioned the items marked not included. These would be addressed under a separate topic.

(#1) Motion by Alderman Albert, seconded by Alderwoman Gazal, to approve the Change Orders for Construction Work at the City Center per the memo dated August 29, 2022.

On roll call, the vote was:

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

NAYES: None.

ABSENT: Ald. Jefferson.

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

(359)

(382) City Administrator Jim Marino presented a request to approve AN ORDINANCE SUPPLEMENTING THE APPROPRIATIONS ORDINANCE FOR THE FISCAL YEAR BEGINNING MAY 1, 2022 AND ENDING APRIL 30, 2023 FOR THE CITY OF CREST HILL, WILL COUNTY, ILLINOIS per the memo dated August 29, 2022. The amount to be appropriated is \$340,156.62. This is for the work on the dais, the furniture purchase and fitness equipment.

(#2) Motion by Alderman Albert, seconded by Alderwoman Gazal, to approve AN ORDINANCE SUPPLEMENTING THE APPROPRIATIONS ORDINANCE FOR THE FISCAL YEAR BEGINNING MAY 1, 2022 AND ENDING APRIL 30, 2023 FOR THE CITY OF CREST HILL, WILL COUNTY, ILLINOIS in the amount of \$340,156.62 per the memo dated August 29, 2022.

On roll call, the vote was:

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

NAYES: None.

ABSENT: Ald. Jefferson.

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

Ordinance #1920

(398)

(443) Administrator Marino presented a request to Approve Dais Construction Work per the memo dated August 29, 2022. The Council previously approved a new design for the dais. The cost would be \$236,899.00 without video monitors. Administrator Marino asked if the Council decided to include the monitors. Shawn from Harbour explained that the Council approved the setup for the monitors, but not the actual monitors. Alderwoman Gazal felt that the monitors are something that can be purchased in the future if needed. Alderperson Oberlin asked if we could use the existing monitors that we currently have in house. We could. Administrator Marino asked the Attorney if we have to vote on each item separate or can we vote on them as a whole.

(#3) Motion by Alderperson Oberlin, seconded by Alderwoman Gazal, to Approve Dais Construction Work in the amount of \$236,899.00 without the monitors and to include all four companies per the memo dated August 29, 2022.

On roll call, the vote was:

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

NAYES: None.

ABSENT: Ald. Jefferson.

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

(525)

(580) Administrator Marino presented a request to Approve Purchase of City Center Furniture in the amount of \$58,224.98 per the memo dated August 29, 2022. During a walk through with staff it was discovered that there were additional furniture needs that were not included in the original furniture purchase. A list of the additional furniture was included in the memo.

(#4) Motion by Alderman Albert, seconded by Alderman Vershay, to Approve Purchase of City Center Furniture in the amount of \$58,224.98 per the memo dated August 29, 2022.

On roll call, the vote was:

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

NAYES: None.

ABSENT: Ald. Jefferson.

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

(601)

(629) Alderwoman Gazal asked if we have any updates from GovHR regarding the salary study. Administrator Marino has not heard back but will contact them.

PUBLIC WORKS DEPARTMENT: (640) There were no agenda items for discussion.

CITY ENGINEER: (641) There were agenda items for discussion.

ECONOMIC DEVELOPMENT DEPARTMENT: (642) There were no agenda items for discussion. The reports were on file.

POLICE DEPARTMENT: (644) Police Chief Ed Clark presented a Request to Purchase Fitness Equipment for new Police Department per the memo dated August 29, 2022. There is an area that has been designated for a work out area. Deputy Chief Opiola and Deputy Chief Dobczyk have contacted several companies in regard to the purchase of the equipment. Alderperson Oberlin asked if this equipment will be for the use of the Police Department only or will all City staff be able to use it. The Chief explained that all of the staff would have access to the equipment. Deputy Chief Dobczyk gave a power point presentation on the gym equipment. He explained how promoting physical fitness has a positive effect on employee injury reduction and overall employee morale. He went over some of the activities that the Police Department has done in the past such as the Torch Run, basketball games, etc. These activities also promote comradery amongst the employees. Deputy Chief Dobczyk then went over the equipment that has been chosen and the cost of the equipment. We were able to view some of the equipment at the Joliet Fire Department. The equipment would be purchased from Midwest Commercial Fitness and Rogue Fitness at the cost of \$45,032.64. Alderwoman Gazal asked if the equipment has a warranty on it. Deputy Chief Dobczyk went over the warranties on the various equipment. The commercial grade equipment has a better warranty on it. Will there be a schedule for the use of the equipment. Chief Clark said that we would have a schedule as to when the equipment would be available for use by the employees only. Alderperson Oberlin asked if the company sets up the equipment. Deputy Chief Dobczyk explained what equipment will be set up by the company.

(#5) Motion by Alderperson Oberlin, seconded by Alderwoman Gazal to approve Request to Purchase Fitness Equipment for New Police Department in the amount of \$45,032.64 per the memo dated August 29, 2022.

On roll call, the vote was:

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

NAYES: None.

ABSENT: Ald. Jefferson.

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

(1227)

(1254) Alderperson Oberlin thanked the Police Department for their hard work on this project.

(1275) Chief Clark reported that the Police Department raised over \$2,000.00 at the annual Cop on a Rooftop. He thanked everyone who supported the department. We are close to raising \$8,000.00 for Special Olympics this year.

MAYOR: (1297) Mayor Raymond Soliman presented AN ORDINANCE AMENDING SECTION 5.08.100(a) LICENSE; CLASSIFICATIONS DESIGNATED; FEES OF CHAPTER 5.08 ALCOHOLIC BEVERAGES OF THE CREST HILL CITY CODE per the memo dated August 29, 2022. The reduction in license (Class A) is due to the closure of Kegler's Pub/Crest Hill Lanes.

(#6) Motion by Alderwoman Gazal, seconded by Alderperson Oberlin, to approve AN ORDINANCE AMENDING SECTION 5.08.100(A) LICENSE; CLASSIFICATIONS DESIGNATED; FEES OF CHAPTER 5.08 ALCOHOLIC BEVERAGES OF THE CREST HILL CITY CODE per the memo dated August 29, 2022.

On roll call, the vote was:

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

NAYES: None.

ABSENT: Ald. Jefferson.

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

Ordinance #1921

(1345)

(1359) Alderwoman Gazal asked why we have to reduce the number of license when a business closes. The Mayor explained that it has been past practice that we reduce the number of license. Once we get a new applicant, the Council then approves the license. Alderwoman Gazal felt that it would be more beneficial to a new business if they didn't have to wait for a license to be created when they move into the City. Mayor Soliman asked the Attorney for his comments. Attorney Stiff explained how the ordinance or policy works in other Municipalities. This is also a mechanism to not issue a license to an establishment that we would not want in the City.

CITY CLERK: (1441) City Clerk Christine Vershay-Hall presented a request for the Approval to Hire an Administrative Clerk for the Clerk's Office per the memo date August 29, 2022. This is due to an employee scheduled to retire in February of 2023.

(#7) Motion by Alderwoman Gazal, seconded by Alderperson Oberlin, to authorize Approval to Hire an Administrative Clerk for the Clerk's Office per the memo date August 29, 2022.

On roll call, the vote was:

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

NAYES: None.

ABSENT: Ald. Jefferson.

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

(1469)

CITY TREASURER: (1497) City Treasurer Glen Conklin presented a request for Approval of the Employee Relations Manager-Assistant to the director of Finance Position per the memo dated August 29, 2022. Director Banovetz informed the Council that the current employee who has been chosen for the position is Lindsay Cabay, who is in the Treasurer's Office/Finance Department. Director Banovetz went over Ms. Cabay's list of qualifications. Attorney Stiff asked if this position is a Mayoral appointment with the consent of the Council and is it a direct report to the Finance Director, or an at will position. With respect to section 2. 30.020, will the job description be amended from time to time or a coordination of the Finance Director and Administrator. The same with 2.30.030. Alderperson Oberlin asked for input from the Treasurer and Finance Director. Treasurer Conklin was fine with the highlighted changes but questioned the "appointment by". Attorney Stiff explained that most of these type of appointments are done by the Mayor with Council approval. Alderman Cipiti asked if the appointment is for a certain amount of time. Attorney Stiff explained that at this time the position is at will. Treasurer Conklin asked the Mayor if he is ready to make the appointment to the position. He was. Alderwoman Gazal asked who has the power to dismiss the person if this doesn't work out. Alderperson Oberlin would like it worded that if the employee were to be dismissed, it would be with the approval of the Council. Alderwoman Gazal felt that one person should not have the power to hire or fire an employee. Alderperson Oberlin felt that the person who are in charge of a specific office to do the hiring or dismissal of an employee. Discussion followed on how the procedure should take place in any department. Alderman Albert said that in the past the Mayor has made the appointment with the consent of the Council. We can agree or disagree with the appointment. The Mayor said that he can make a recommendation with the approval of the Council. Alderperson Oberlin felt that the Treasurer, Finance Director, and Administrator should give their recommendation to the Council for their final vote. Discussion followed. What would happen in this case if the Mayor won't make the recommendation. Alderman Cipiti felt that it should be a collaboration of the department heads, with their choice going to the Mayor for his recommendation to the Council. Administrator Marino explained this is similar to the hiring process we did for the Economic Development Director. Alderperson Oberlin asked who chose the people to make the decision. We need to make sure that the people making the recommendation have knowledge of the position to be filled. Alderwoman Gazal wants to make sure that the correct people make the recommendation to the Mayor. Attorney Stiff said that we can word the ordinance that the Public Relations Manager/Assistant to the Finance Director candidate shall be brought to the Mayor for appointment by the Treasurer, Finance Director, and City Administrator. Said appointment by the Mayor will be at the advice and consent of the City Council. This would be the gist of the wording. Attorney Stiff asked if we need to add the Treasurer to the 2 amendments discussed prior in the meeting. We did not. Alderman Albert asked the Attorney to go over the changes once

more. Attorney Stiff went over the changes that will be made to the ordinance per the Councils wishes.

(#8) Motion by Alderman Alderperson Oberlin, seconded by Alderwoman Gazal, to approve AN ORDINANCE CREATING THE POSITION OF EMPLOYEE RELATIONS MANAGER/ASSISTANT TO FINANCE DIRECTOR per the memo dated August 29, 2022 with the addition of a recommendation from the Treasurer, Finance Director, City Administrator.

On roll call, the vote was:

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

NAYES: None.

ABSENT: Ald. Jefferson.

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

Ordinance #1922

(2352)

(2438) Treasurer Conklin thanked everyone who was involved in the creation of the position and ordinance.

(2460) Finance Director Banovetz presented a request for the Appointment of Ms. Lindsay Cabay as Employee Relations Manager-Assistant to the Finance Director per the memo dated August 29, 2022.

(#9) Motion by Alderperson Oberlin, seconded by Alderman Albert, to approve the Appointment of Ms. Lindsay Cabay as Employee Relations Manager-Assistant to the Finance Director per the memo dated August 29, 2022.

On roll call, the vote was:

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

NAYES: None.

ABSENT: Ald. Jefferson.

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

(2492)

(2514) Alderwoman Gazal commended Ms. Cabay on her appointment. Alderperson Oberlin, and Alderman Albert, also commended Ms. Cabay on her work ethic, personality, and her dedication to the City.

(2563) Ms. Cabay gave a brief speech. She thanked the Administrator, Treasurer and Council for this opportunity. Treasurer Conklin thanked everyone for their support.

UNFINISHED BUSINESS: (2621) There was no unfinished business.

NEW BUSINESS: (2622) There was no new business.

COMMITTEE/LIAISON REPORTS: (2624) There were no committee/liaison reports.

COUNCIL COMMENTS: (2630) Alderman Dyke congratulated Ms. Cabay. Alderman Vershay congratulated Ms. Cabay. Alderwoman Gazal congratulated Ms. Cabay. She also thanked everyone who supported the Richland Band. She also thanked Director Siefert for

pitching in to help wash cars. Alderperson Oberlin congratulated Ms. Cabay on her appointment. She thanked everyone who was involved with this appointment. Alderman Cipiti congratulated Ms. Cabay and wished her many more years with the City. Alderman Albert congratulated Ms. Cabay on her appointment. He announced that the Crest Hill Lions Club Annual Luau will be September 4, 2022 at St. Joes Park in Joliet from noon to 10:00 p.m. He went over the list of events scheduled for the day. Alderman Kubal congratulated Ms. Cabay and wished her well.

PUBLIC COMMENT: (2785) There were no citizens wishing to address the Council.

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

(#10) Motion by Alderman Dyke, seconded by Alderman Vershay, to adjourn the August 29, 2022 Special City Council meeting.

On roll call, the vote was:

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

NAYES: None.

ABSENT: Ald. Jefferson.

There being affirmative seven (7) votes, the MOTION CARRIED.
(2797)

The meeting was adjourned at 8:15 p.m.

Approved this _____ day of _____, 2022

As presented _____

As amended _____

CHRISTINE VERSHAY-HALL, CITY CLERK

RAYMOND R. SOLIMAN, MAYOR