

MINUTES OF THE REGULAR MEETING
CITY COUNCIL OF CREST HILL
WILL COUNTY, ILLINOIS
September 15, 2025

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. Mayor Soliman asked for everyone to remain standing after the Pledge of Allegiance.

Mayor Soliman honored two City of Crest Hill Police Officers who lost their lives in the line of duty: Officer James W. Nink, who was killed on September 16, 1967, and Sergeant Timothy Simonson, who died on September 28, 1994. Officer Nink was killed in a traffic accident while pursuing a robbery suspect on a gravel road, veering off and striking a telephone pole. Sergeant Simonson was shot while investigating an armed robbery when he opened a trunk and discovered the offender hiding inside with a shotgun.

Mayor Soliman asked for continued prayers for both families, noting that the officer's children are now adults with children of their own. He also requested remembrance for the 3,000 victims of the September 11th tragedy and their families, the recent passing of former Illinois Governor Jim Edgar, whom he described as "a very good man" and "a good governor," and the family of Charlie Kirk, who was recently murdered. Mayor Soliman expressed sadness that Charlie Kirk's wife would never have her husband again and their two beautiful children would have to read about their father rather than know him personally. A moment of silence was observed for all mentioned.

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

Also present were: City Administrator Blaine Wing, Police Chief Ed Clark, Finance Director Glenn Gehrke, City Engineer Ron Wiedeman, Community & Economic Development Daniel Ritter, City Attorney Mike Stiff.

Absent were: Interim Public Works Director Julius Hansen, Community Development Consultant Ron Mentzer, Interim Human Resource Manager Dave Strahl, Building Commissioner Don Seeman.

MAYOR'S REPORT: Mayor Soliman, with the Council's concurrence, moved to agenda item eleven first to accommodate representatives from the Daughter's of the American Revolution who were in attendance.

Members of the City Council read the proclamation declaring September 17-23, 2025, as Constitution Week in Crest Hill.

(#1) Motion by Alderperson Oberlin seconded by Alderwoman Gazal, to Approve the Proclamation for Constitution Week, per the memo dated September 15, 2025.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

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

Mayor Soliman invited Pat Decker and Donna Demick from the Daughters of the American Revolution to the podium and presented them with a copy of the proclamation. He thanked them for their commitment to promoting the Constitution to younger generations.

Ms. Decker, a resident of Crest Hill and member of the Louis Joliet Chapter DAR, thanked the Mayor and Council for allowing them to receive the proclamation. She explained that the purpose of the DAR is to perpetuate the memory and spirit of those who achieved American independence in 1776 and to promote education about the Constitution. She quoted Abraham Lincoln's words about preserving the Constitution.

Alderperson Oberlin thanked the DAR representatives for their volunteer work and annual presentations.

FINANCIAL REPORT – MAY, JUNE, & JULY 2025

Mayor Soliman presented the financial report for May, June, and July 2025, and noted it is for informational purposes only. It was included in the Council members' packets ahead of the meeting. Mayor Soliman acknowledged that unless there were any questions or clarifications sought from Council Members, particularly directed at Finance Director Glenn Gehrke or Treasurer Jamie Malloy, they would proceed to the next item on the agenda. However, no inquiries or issues were raised by any Council members.

APPROVAL OF MINUTES: Mayor Soliman presented the minutes from the Regular Meeting Held on September 2, 2025, per the memo dated September 15, 2025.

(#2) Motion by Alderwoman Gazal seconded by Alderman Deserio, to Approve the Minutes from the Regular Meeting Held on September 2, 2025, per the memo dated September 15, 2025.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

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

Mayor Soliman presented the Minutes from the Work Session Meeting Held on September 8, 2025, per the memo dated September 15, 2025.

Alderwoman Gazal asked if the public comment section could be changed to reflect what Stuart Soifer stated regarding who would collect the Cannabis Tax and what he meant. Clerk Vershay-Hall commented we would listen to the recording and change the minutes if necessary.

(#3) Motion by Alderman Deserio seconded by Alderman Dyke, to Approve the Minutes from the Work Session Meeting Held on September 8, 2025, per the memo dated September 15, 2025.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

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

CITY ATTORNEY: City Attorney Mike Stiff reported that he had no agenda items for the meeting but was available to answer any questions. Alderman Gazal inquired about the procedure for obtaining information about costs the City had incurred. Attorney Stiff advised her to send an email to him directly.

CITY ADMINISTRATOR: City Administrator Blaine Wing reported on several items:

1. He will be forwarding parking information from the IML for the upcoming conference to all elected officials who will be attending.
2. The professional photos for elected officials had to be rescheduled from October 6th to October 20th due to a scheduling conflict. The photos would be taken from 5:00 PM to 7:00 PM prior to the meeting, with appointments scheduled every 10 minutes.
3. He had sent Council members a status update regarding a matter of interest prior to the evening's meeting and hoped to have the topic concluded by the end of the month.

Alderpersn Oberlin mentioned her internet was down, so she had not received the email updates. Administrator Wing offered to provide printed copies before she left.

Alderwoman Gazal asked for clarification about who initiated a particular matter, stating she was being blamed for it. Administrator Wing confirmed that he had started the matter and not Alderwoman Gazal.

PUBLIC WORKS DEPARTMENT:

There were no agenda items.

CITY ENGINEER: City Engineer Ron Wiedeman requested to Approve a Resolution Approving an Agreement for Caton Farm Road Water Main Extension by and between the City of Crest Hill, Will County, Illinois, and M.J. Underground, Inc. for an Amount of \$724,836.00 per the memo dated September 15, 2025.

(#4) Motion by Alderpersn Oberlin seconded by Alderwoman Gazal, to Approve a Resolution Approving an Agreement for Caton Farm Road Water Main Extension by and between the City of Crest Hill, Will County, Illinois, and M.J. Underground, Inc. for an Amount of \$724,836.00 per the memo dated September 15, 2025.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

There being eight (8) affirmative votes, the MOTION CARRIED.
Resolution #1345

City Engineer Ron Wiedeman requested to Award the Contract to Dahme Mechanical Industries, Inc. (DMI) for the Chemical Feed Systems Upgrade on Wells 4, 8, 9, 11, and 12 in the Amount of \$599,866.00 per the memo dated September 15, 2025.

(#5) Motion by Alderman Cipiti seconded by Alderperson Oberlin, to Award the Contract to Dahme Mechanical Industries, Inc. (DMI) for the Chemical Feed Systems Upgrade on Wells 4, 8, 9, 11, and 12 in the Amount of \$599,866.00 per the memo dated September 15, 2025.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

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

City Engineer Ron Wiedeman requested to Approve a Resolution Approving a Construction Agreement for Innerscircle-Phase 1 Water Main and Roadway Rehabilitation by and between the City of Crest Hill, Will County, Illinois, and M. J. Underground, Inc. for an Amount of \$2,318,680.64 per the memo dated September 15, 2025. The limits on this project is Theodore Street to Marlboro Lane.

(#6) Motion by Alderman Dyke seconded by Alderman Deserio, to Approve a Resolution Approving a Construction Agreement for Innerscircle-Phase 1 Water Main and Roadway Rehabilitation by and between the City of Crest Hill, Will County, Illinois and M. J. Underground, Inc. for an Amount of \$2,318,680.64 per the memo dated September 15, 2025.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

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

Resolution #1346

City Engineer Ron Wiedeman requested to Approve ComEd Agreements and Expenditure for the West Sewage Treatment Plant Electrical Upgrade per the memo dated September 15, 2025.

Alderperson Oberlin noted a discrepancy in the delivery address listed in the document. On page 107, the address was listed as 1701 Gaylord Road, while the rest of the document referred to 1631 Gaylord Road. City Administrator Blaine said they would confirm the correct delivery address before finalizing the agreement.

(#7) Motion by Alderperson Oberlin seconded by Alderwoman Gazal, to Approve ComEd Agreements and Expenditure for the West Sewage Treatment Plant Electrical Upgrade with changes on address per the memo dated September 15, 2025.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

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

COMMUNITY DEVELOPMENT: Community & Economic Development Director Daniel Ritter requested to Approve an Ordinance Amending Title 3 of the City of Crest Hill Code of Ordinances to Adopt a Municipal Cannabis Retailers' Occupation Tax per the memo dated September 15, 2025.

(#8) Motion by Alderman Albert seconded by Alderperson Oberlin, to Approve an Ordinance Amending Title 3 of the City of Crest Hill Code of Ordinances to Adopt a Municipal Cannabis Retailers' Occupation Tax per the memo dated September 15, 2025.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

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

Ordinance #2032

Director Ritter also announced upcoming ribbon cuttings:

- Conquer Boxing at CFX Fitness on Thursday from 12:00 to 1:00 PM in conjunction with the Joliet Chamber of Commerce
- Window World's 15th anniversary celebration on Saturday from 10:00 AM to 1:00 PM
- Mr. Auto Care grand opening on Saturday from 12:00 to 2:00 PM

POLICE DEPARTMENT: Police Chief Ed Clark requested to Approve a Special Event Police Services Agreement with Siegel's Cottonwood Farm for October 12, 18, and 19, 2025 per the memo dated September 15, 2025.

Police Chief Ed Clark stated that the event is from noon to approximately 6:15 PM. He noted that similar contracts had been approved in previous years and that both the contract and insurance documentation were attached.

Alderman Dyke asked if Siegel's would need police services for other dates, such as the Friday before the 18th or the weekend before Halloween. Chief Clark responded that those were the only dates requested by Siegel's, but he would return to the Council if additional dates were requested later.

(#9) Motion by Alderwoman Gazal seconded by Alderman Deserio, to Approve a Special Event Police Services Agreement with Siegel's Cottonwood Farm for October 12, 18, and 19, 2025 per the memo dated September 15, 2025.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

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

Police Chief Ed Clark requested to Approve a Special Event Police Services Agreement with Carillon Lakes Homeowners Association for October 26, 2025, per the memo dated September 15, 2025. This would be for their trick-or-treat event on October 26th from 2:00 to 4:00 PM.

(#10) Motion by Alderman Albert seconded by Alderman Kubal, to Approve a Special Even Police Services Agreement with Carillon Lakes Homeowners Association for October 26, 2025, per the memo dated September 15, 2025.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

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

Chief Clark also thanked everyone who volunteered for the Neighbors Night Out event on September 4th, particularly Officer Outlaw who coordinated the event. He noted that they would be having a meeting to discuss ways to improve next year's event.

Alderpersion Oberlin commented on the wonderful job Officer Outlaw did organizing the event, the beautiful weather, and how much attendees enjoyed it.

Mayor Soliman also recognized the great turnout, the work of the Police Department, and the generosity of the vendors who provided food at no cost. He emphasized that the event was intended to build relationships between children and Police Officers.

MAYOR'S REPORT:

Mayor Soliman announced there was a grand opening at O'Reilly's Auto Part store on Saturday, September 13, 2025. He stated several elected officials attended. They were able to tour the warehouse that housed 70,000 pieces of equipment in the warehouse that takes care of Illinois, Wisconsin, Iowa, and Indiana. He wished them nothing but the best.

The elected officials that attended stated that everyone was very nice and it was amazing to see what they have done with the transformation and everything they house.

CITY CLERK: City Clerk Christine Vershay-Hall requested Approval of Six (6) Additional Temporary Sign Permit for Mr. Auto Care Located at 2424 Plainfield Road Unit #500 per the memo dated September 15, 2025. These additional temporary sign permits would be for sixty (60) consecutive days until their permanent sign is installed.

Alderman Gazal asked what kind of signs they were using. City Clerk Vershay-Hall was not certain of the exact type, but Director Ritter indicated they were likely feather flag banners. He also mentioned that the permanent sign would need to meet the requirements of the sign ordinance or go through the Plan Commission and City Council for approval.

(#11) Motion by Alderwoman Gazal seconded by Alderman Albert, to Approve Six (6) Additional Temporary Sign Permit for Mr. Auto Care Located at 2424 Plainfield Road Unit #500 per the memo dated September 15, 2025.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

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

City Clerk Christine Vershay-Hall announced that the City would be holding a free community shred event in partnership with Lockport Township government on Saturday, October 25, 2025, from 9:00 AM to 11:00 AM in the front parking lot of City Hall, with a limit of four boxes per resident. She also invited the Council members to volunteer for the event.

CITY TREASURER: City Treasurer Jamie Malloy requested to Approve the List of Bills Issued Through September 16, 2025, in the Amount of \$1,016,129.50 per the memo dated September 15, 2025.

(#12) Motion by Alderman Deserio seconded by Alderman Dyke, to Approve the list of bills issued through September 16, 2025, in the amount of \$1,016,129.50 for Council approval per the memo dated September 15, 2025.

On roll call, the vote was:

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

NAYES: None

ABSENT: None.

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

City Treasurer Jamie Malloy presented the Regular and Overtime Payroll from August 25, 2025, through September 7, 2025, in the amount of \$286,528.96 per the memo dated September 15, 2025.

UNFINISHED BUSINESS: There was no unfinished business.

NEW BUSINESS: There was no new business.

COMMITTEE/LIAISON REPORTS: Alderwoman Gazal reported that a Christmas tree had been donated by Fields on Caton Farm, and she would provide more information about it later.

CITY COUNCIL COMMENTS: Alderman Dyke congratulated his granddaughter, whose design was chosen for a button for her school's fall festival in Coal City. He noted that each of the five schools in the district had a button design selected, and he was proud to be wearing hers at the meeting.

Alderman Oberlin wished her son a happy 35th birthday.

Alderman Albert thanked Officer Heidi Outlaw and the Police Department for the wonderful job organizing Neighbors Night Out, acknowledging the food vendors, regular vendors, and all the volunteers who contributed to its success.

PUBLIC COMMENT:

No one approached the podium to address the Council.

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

(#13) Motion by Alderman Dyke seconded by Alderman Albert, to adjourn the September 15, 2025, Council meeting.

On roll call, the vote was:

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

NAYES: None.

ABSENT: None.

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

The meeting was adjourned at 7:40 p.m.

Approved this ____ day of _____, 2025.

As presented _____

As amended _____

CHRISTINE VERSHAY-HALL, CITY CLERK

RAYMOND R. SOLIMAN, MAYOR