

MINUTES OF A REGULAR MEETING OF THE ZION CITY COUNCIL HELD ON TUESDAY, MAY 7, 2024 AT 7:00 P.M. IN THE CITY COUNCIL CHAMBERS, CITY HALL, 2828 SHERIDAN ROAD, ZION, ILLINOIS

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Mayor McKinney called the meeting to order.

On call of the roll the following answered present: Commissioners Fischer, McDowell, Frierson, Holmes, and Mayor McKinney. A quorum was present.

Also present: Fire Chief Justin Stried, Public Works Director Ray Roberts, Building & Zoning Director Richard Ianson, Finance Director Kris Conway, City Administrator David Knabel and City Attorney James Vasselli. Police Chief Eric Barden was absent.

William Bremner led in the Pledge of Allegiance to the Flag.

AGENDA CHANGES

It was moved by Commissioner Frierson, seconded by Commissioner Holmes to accept the City Council meeting agenda as presented.

The vote on roll call was: Commissioners Fischer, aye; McDowell, aye; Frierson, aye; Holmes, aye; and Mayor McKinney, aye. Motion carried.

CITIZEN COMMENTS

Raymond Gilmore, Zion, voiced his concerns regarding the following in the Cypress Park subdivision:

- The streetlight to the entrance of the subdivision has been out for a while
- There is a problem with overnight parking regarding commercial vehicles
- They would like to have a “No Outlet” sign entering the subdivision

CONSENT AGENDA

It was moved by Commissioner McDowell, seconded by Commissioner Frierson that the Minutes be approved as follows:

- (a) **APPROVAL OF MINUTES:** a Regular Meeting held on April 16, 2024 at 7:00 p.m.; approval but not release of Closed Session Minutes of a meeting held on April 16, 2024 at 8:24 p.m.

The vote on roll call was: Commissioners Fischer, aye; McDowell, aye; Frierson, aye; Holmes, aye; and Mayor McKinney, aye. Motion carried.

It was moved by Commissioner Fischer, seconded by Commissioner Holmes that the Bills be approved as follows:

- (a) **BILLS:** Vouchers 145661 through 145905 drawn on Huntington National Bank, N.A. Total: \$1,998,233.77.

The vote on roll call was: Commissioners Fischer, aye; McDowell, aye; Frierson, aye; Holmes, aye; and Mayor McKinney, aye. Motion carried.

RESOLUTION/TEMPORARY ROAD CLOSURE/NOSTALGIA DAYS

It was moved by Commissioner McDowell, seconded by Commissioner Frierson that a Resolution (24-R-7) be passed requesting permission from the Illinois Department of Transportation for the temporary closure of Sheridan Road on June 15, 2024, as requested between 6:00 A.M. and 6:00 P.M., for Nostalgia Days. The vote on roll call was: Commissioners Fischer, aye; McDowell, aye; Frierson, aye; Holmes, aye; and Mayor McKinney aye. Motion carried. Resolution passed.

RESOLUTION/MEMORANDUM OF UNDERSTANDING/ILLINOIS AGGREGATION CONSULTANTS

It was moved by Commissioner Fischer, seconded by Commissioner McDowell that a Resolution (24-R-8) be passed authorizing and approving a Memorandum of Understanding with Illinois Aggregation Consultants to assist the City with its Program for Aggregation of Electricity. The vote on roll call was: Commissioners Fischer, aye; McDowell, aye; Frierson, aye; Holmes, aye; and Mayor McKinney aye. Motion carried. Resolution passed.

ORDINANCE/RENEWAL OF AGGREGATION PROGRAM FOR ELECTRICAL LOAD

Sharon Durling, Illinois Aggregation Consultants, stated this month the ComEd rate is at 7.9¢ and the City's rate is a bit below it. No bids to renew the program are lower than the new ComEd rate, which is going to be lowered to 6.6¢. She feels the best offer may be the ComEd Price Match in which the City can continue the program at exactly the ComEd rate, same as they did for the term for 2020 to 2021 with MC Squared Energy Services. The program can be for a term of one, two or three years. The benefit to the City is an annual civic contribution of \$10,000 with no restriction as to the use. The current option offered is to move back to the ComEd Price Match offered by MC Squared with a 12, 24 or 36-month term.

Administrator Knabel stated in talking with Ms. Durling he believes there is no downside in going with the ComEd Price Match option or going with the a one-year commitment and revisiting it in a year. The only issue doing this again in a year becomes the work that has to be put into the program along with the letters and communication that need to go out to residents. He believes that 3 years may be too long to commit as they have had good savings in the past that they would not want to miss. He suggested 12 or 24 months.

The following questions were asked of Ms. Durling with the following answers received:

- What is the current ComEd rate? Currently 7.9¢, but this summer it will decrease to 6.6¢.
- What would Ms. Durling's recommendation be? She would recommend the ComEd Price Match for either 1 or 2 years. She does not believe the market will be improving significantly any time soon.
- Would the rate be locked in at the current rate of 7.9¢? The ComEd rate varies but this summer there will be a much lower rate. They announce it for the next energy year that starts in June which is a base rate of 6.6¢ but can float slightly month to month.
- What is driving the ComEd costs to go down? Capacity rates have dropped and largely Technologies in natural gas which have made things cheaper and natural gas is used more and more in ComEd's generation.
- How often do prices fluctuate? Once a year there is a big reset and in January they tweak it again.
- Is there is a cap on the rate? There is not.

Mayor McKinney asked how they will be communicating the change to the residents. Ms. Durling stated they can provide materials for social media or new letters. Commissioner Frierson asked if they provide any pamphlets on reading the bill. Ms. Durling stated they do not but ComEd has a page they could refer to the residents that explains it. Commissioner Frierson noted that they have had questions from residents that are not quite sure about it or when the bill fluctuates. He believes it would be helpful to assist in explaining how the program works.

It was moved by Commissioner Frierson, seconded by Commissioner Fischer, that an Ordinance (24-O-35) be passed to renew the municipal electrical aggregation program in the City of Zion, accept the bid of MC Squared Energy Services for a ComEd Price Match option for a 12-month term, receiving a \$10,000 annual civic contribution and authorize entering into a contract with MC Squared Energy Services. The vote on roll call was: Fischer, aye; McDowell, aye; Frierson, aye; Holmes, aye; and Mayor McKinney aye; Motion carried Ordinance passed.

ORDINANCE/LEASE AGREEMENT/MARTHA'S DAYCARE INC./1225 27TH STREET

It was moved by Commissioner Frierson, seconded by Commissioner Holmes, that an Ordinance (24-O-36) be passed authorizing a lease between Martha's Daycare Inc. and the City of Zion for property at 1225 27th Street for use by the daycare facility for an outdoor playground. The vote on roll call was: Commissioners Fischer, aye; McDowell, aye; Frierson, aye; Holmes, aye; and Mayor McKinney, aye. Motion carried. Ordinance passed.

APPROVAL/STREET & BRIDGE/MOTOR FUEL TAX BUDGETS

A memo (24-DOC-46) was received by Director Conway requesting approval of the Street & Bridge and Motor Fuel Tax Budgets. Director Conway stated that in the interest of moving forward with necessary IDOT paperwork and the bid process, she is presenting both the Street & Bridge budget and the Motor Fuel Tax budget for FY2025 for consideration in advance of the remainder of the City funds. As these funds are standalone funds and have no impact on the General Fund or other fund budgets they can isolate and approve accordingly. She recommends approval of the budgets as presented, for the year ending April 30, 2025. Commissioner Frierson asked when the CDBG funds will end. Additionally, he asked if there would be any upcoming grants available. Director Roberts stated there is nothing available this year but they will apply next year.

It was moved by Commissioner Fischer and seconded by Commissioner Holmes to approve the Street & Bridge and Motor Fuel Tax Budgets for FY2025. The vote on the roll: Fischer, aye; McDowell, aye; Frierson, aye; McDowell, aye; Holmes, aye; and Mayor McKinney aye. Motion carried.

**TABULATION OF BIDS/CLEANING & MAINTENANCE SERVICES/CITY HALL/POLICE
ADMINISTRATION/PUBLIC WORKS**

A Tabulation of Bids (24-DOC-47) was received from Director Ianson for Cleaning and Maintenance Service for City Hall, Police Administration & Public Works. A bid opening was held on April 15th for Cleaning and Maintenance Services for City Hall, Police Administration & Public Works. The City received three (3) bid, but only two (2) were responsive bids:

1. Chi-Town Cleaning Service Co. \$45,360.00
2. Multi-System Management \$47,856.00

Staff is recommending the lowest responsible bidder, Chi-Town Cleaning Service Co. for \$45,360.00.

It was moved by Commissioner Holmes and seconded by Commissioner McDowell that a Resolution (24-R-9) be passed awarding the bid for Cleaning & Maintenance Services for City Hall/Police Administration and Public Works to the lowest responsible bidder, Chi-Town Cleaning Service Co. in the amount of \$45,360.00. The vote on the roll: Commissioners Fischer, aye; McDowell, aye; Frierson, aye; Holmes, aye; and Mayor McKinney aye. Motion carried

APPOINTMENT OF DEPARTMENT HEADS/CITY OFFICIALS

Mayor McKinney recommended appointments for Department Heads, Legal Counsel and City Treasurer. He noted that the Commissioner areas of responsibility will be staying the same.

It was moved by Commissioner Fischer, seconded by Commissioner Frierson to appoint Department Heads, Legal Counsel and City Treasurer from May 1, 2024 through April 30, 2025 as follows:

Ottosen Dinolfo Hasenbalg & Castaldo, Ltd.	City Attorneys
Del Galdo Law Group, LLC	Prosecuting Attorneys
David Knabel	City Administrator
Sheryl Spooner	City Clerk
Kris Conway	Director of Accounts & Finance
Eric Barden	Police Chief
Justin Stried	Fire/Rescue Chief
Ray Roberts	Director of Public Works & Engineering
Rich Ianson	Director of Building, Zoning & Public Property
Mary Lou Hiltibran	ESDA Field Director

Brandon Busch

Assistant ESDA Field Director

Eric Bradley

City Treasurer

The vote on roll call was: Commissioners Fischer, aye; McDowell, aye; Frierson, aye; Holmes, aye; and Mayor McKinney, aye. Motion carried.

BOARDS AND COMMISSIONS APPOINTMENTS

It was moved by Commissioner Holmes, seconded by Commissioner McDowell to appoint the following members to City Boards and Commissions:

Accident Review Board

Commissioner Fischer
Jeff Penich
Rich Ianson
Blake Rogers

Electrical Commission

Rich Ianson
Merlin Kreis
Justin Stried
Dave Geer
John Hucker
Pat Buchanan

Fire Pension Board

Justin Stried
David Knabel

Fire and Police Commission

John Idleburg

Liquor Control Commission

Doug Ower

Police Pension Board

David Knabel

Special Events Commission

Olivia Livingston

TIF Review Board

Bob Surano
Chris Szymanski
Bill Warren

The vote on roll call was: Commissioners Fischer, aye; McDowell, aye; Frierson, aye; Holmes, aye; and Mayor McKinney, aye. Motion carried.

DEPARTMENTAL COMMENTARY

Director Ianson stated with the large amount of rain that has fallen, the sump pumps are working hard. He reminded residents that sump pumps must be discharged away from the foundation but not on City property or onto the neighbor's property.

Director Roberts responded to Mr. Gilmore's concern regarding the street light entering Cypress Park subdivision. He stated that the street lights are currently on backorder. Regarding the entrance sign, it will be installed soon. He also shared the following information:

- He recently attended a meeting regarding the project to improve the intersection of Kenosha Road and 21st Street in Beach Park and Zion. They are looking to install a round-about. If residents have any questions they should contact the County at Lakecountytill.gov. He noted the project is scheduled to begin in Spring of 2025.
- They continue to hit the inventory for the lead line service trying to identify who has a water service line that is lead. If a homeowner is not home, they will hang a flyer on the door requesting they schedule an appointment. The flyers have been disbursed to show how a lead line is identified. A homeowner can also identify a lead line on their own by using the QR code on the flyer. They can take pictures and upload them and send them directly to the Water Department for verification. He noted that if homeowners have any

questions, they could call the Water Department at 847-746-4050 and they can walk them through the process. The flyer is also available on the City of Zion website. He noted that of all the households that have been inventoried, they have only come across 28 lead and galvanized lines. They will be talking about how to address those lines in the future.

- He noted that there have been people out in the community who have been pretending to City workers to get into people's homes. The police are aware of this and are asking that those who are unsure if the person is a City worker, they can call the Public Works Department to identify them as City workers. He noted that City workers will always have proper ID, attire and vehicles with the City of Zion seal.

Fire Chief Stried noted the Fire Department offers CPR classes of all levels including in Spanish. Registration forms will be available on the website. Mayor McKinney asked how long each class will take. Chief Stried stated it does depend on the different levels but usually four hours or less.

Administrator Knabel stated they have partnered with twenty-two (22) students participating in Carthage College Marketing and Communication Classes. The students have been working to rebrand and market the City of Zion. They recently did a bus tour with the students and had a Q & A to get the history of Zion. They will soon be doing a presentation and look forward to implementing some of the results.

ANNOUNCEMENTS

May 21	6:00 p.m. 7:00 p.m.	Zion Township Board Meeting Zion City Council Meeting
May 27		City Offices Closed for Memorial Day
June 4	7:00 p.m.	Zion City Council Meeting

ADJOURN

There being no further business to come before the Council at this time, it was moved by Commissioner Frierson, seconded by Commissioner McDowell and unanimously approved the meeting be adjourned at 7:38 p.m. Motion carried.

City Clerk