

MINUTES OF THE REGULAR MEETING
CITY COUNCIL OF CREST HILL
WILL COUNTY, ILLINOIS
SEPTEMBER 4, 2018

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 for a moment of silence in memory of the tragic day of 9-11, the passing of Senator John McCain and two of our police officers that were slain in the line of duty. The two officers were Officer James Nink and Sergeant Timothy Simenson.

Roll call indicated the following present: Mayor Raymond Soliman, City Clerk Vicki Hackney, City Treasurer Glen Conklin, Alderman John Vershay, Alderman Scott Dyke, Alderwoman Barb Sklare, Alderwoman Claudia Gazal, Alderwoman Tina Oberlin, Alderman Marco Coladipietro, Alderman Nate Albert and Alderman Tom Inman.

Also present were: City Administrator Heather McGuire, Assistant City Administrator/HR Director Megan Fulara, Police Chief Ed Clark, Director of Public Works Tom Migatz, Economic Developer Scott McMaster and Deputy City Clerk Jan Serdar.

APPROVAL OF MINUTES: Mayor Soliman presented the minutes from the regular meeting held on August 20, 2018 for Council approval.

(#1) Motion by Alderwoman Sklare, seconded by Alderman Inman to approve the minutes from the regular meeting held on August 20, 2018 as presented.

On roll call, the vote was:

AYES: Ald. Dyke, Vershay, Gazal, Oberlin, Coladipietro, Albert, Inman and Sklare

NAYES: None

ABSENT: None

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

(127)

Mayor Soliman presented the minutes from the regular work session held on August 13, 2018 for Council approval.

(#2) Motion by Alderman Inman, seconded by Alderman Coladipietro to approve the minutes from the regular work session held on August 13, 2018 as presented.

On roll call, the vote was:

AYES: Ald. Dyke, Vershay, Sklare, Gazal, Oberlin, Coladipietro, Albert and Inman

NAYES: None

ABSENT: None

There being eight (8) affirmative votes, the MOTION CARRIED.
(149)

CITY ADMINISTRATOR: City Administrator Heather McGuire presented the proposed ordinance before council regarding the purchase of 1919 Cora Street. The total purchase of the abandoned property would be \$637.75. Alderwoman Oberlin stated that she would like the record to reflect that there are over \$11,000 in expenses that have been incurred regarding this property.

(#3) Motion by Alderman Dyke, seconded by Alderman Vershay to approve AN ORDINANCE AUTHORIZING THE PURCHASE OF CERTAIN RESIDENTIAL REAL ESTATE LOCATED IN THE CITY OF CREST HILL, WILL COUNTY, STATE OF ILLINOIS (1919 CORA STREET)

On roll call, the vote was:

AYES: Ald. Inman, Albert, Coladipietro, Oberlin, Gazal, Sklare, Vershay and Dyke

NAYES: None

ABSENT: None

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

ORDINANCE #1784

(203)

Administrator McGuire stated that the second item that she was seeking approval on was a resolution to reject all bids on the proposed public works facility. The City received bids in early August on the public works facility which came in significantly higher than anticipated. Once we reject all bids, we will rebid the project for a Spring start date.

(#4) Motion by Alderwoman Oberlin, seconded by Alderwoman Gazal to approve A RESOLUTION REJECTING ALL BIDS FOR THE PROPOSED PUBLIC WORKS FACILITY.

On roll call, the vote was:

AYES: Ald. Coladipietro, Albert, Inman, Dyke, Vershay, Sklare, Gazal and Oberlin

NAYES: None

ABSENT: None

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

RESOLUTION #1012

(230)

Administrator McGuire informed the public that there will be a work session on Monday, September 10, 2018 for the discussion on 307 Caton Farm Road sewer connection, parking for True Deliverance Ministries with additional topics being worked on.

(240)

PUBLIC WORKS DEPARTMENT: Public Works Director Tom Migatz had no agenda items for discussion.

Alderwoman Gazal thanked the Public Works crew that came out to help with the “Meet at the Park” event that was held on Wednesday, August 29th. Both Alderwomen Gazal and Sklare were very happy with their participation and support of the event.

(275)

ECONOMIC DEVELOPMENT DEPARTMENT: Economic Development and Zoning Manager Scott McMaster had no agenda items for discussion.

(289)

POLICE DEPARTMENT: Police Chief Ed Clark informed council that he is seeking approval to enter into an agreement with Stanard & Associates, Inc. regarding the police sergeant’s exam. Stanard & Associates will provide the written testing and will conduct the oral panel phase. Alderwoman Oberlin asked Chief Clark who will make the final selection when the testing is done? Chief Clark responded that he will be making the final selection.

(#5) Motion by Alderman Vershay, seconded by Alderman Dyke to approve the agreement with Stanard & Associates, Inc. regarding the police sergeants exam.

On roll call, the vote was:

AYES: Ald. Sklare, Gazal, Oberlin, Coladipietro, Inman, Dyke and Vershay

NAYES: None

ABSTAIN: Ald. Albert

ABSENT: None

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

(390)

Alderwoman Oberlin asked if the results of the testing and who gets the job be made available to the Council? Chief Clark responded yes.

Alderwoman Gazal thanked Chief Clark and the police department for attending the “Meet at the Park” event. Alderwoman Sklare thanked Chief Clark for the placement of the speed trailer sign on Zausa. A few of the residents were very happy to see it there. Alderman Albert asked Chief Clark if the speed trailer sign could be placed on Theodore Street between Gaylord Road and Larkin Avenue? Chief Clark responded yes.

(475)

MAYOR: Mayor Soliman informed council that he was seeking approval to waive the Entertainment License permit fee for the Crest Hill Police Department Car Show for Special Olympics. The car show will be on Sunday, September 9th, from 3:00 p.m. until 7:00 p.m. at Richland Grade School. The waiver would be for the \$50.00 permit fee for the band.

(#6) Motion by Alderman Albert, seconded by Alderwoman Oberlin to approve the waiver of the \$50.00 Entertainment License permit fee for the Crest Hill Police Department Car Show for Special Olympics.

On roll call, the vote was:

AYES: Ald. Vershay, Dyke, Sklare, Gazal, Coladipietro, Inman, Oberlin and Albert

NAYES: None

ABSENT: None

There being eight (8) affirmative votes, the MOTION CARRIED.
(538)

Mayor Soliman informed Council that the Will County Take Back the Night event will be held on Thursday, October 4, 2018, at 5:00 p.m. The event will be take place at Joliet Central High School in the new student center.

Mayor Soliman informed Council that most of the street lights in the City have been converted to the LED lights. Com Ed's vendor, PMI, have been out the last three weeks and have a few more weeks to go to finish all the lights in the City. The light is more white and concentrated then the orange colored sodium vapor lights.

Mayor Soliman informed Council that a surprise bar check was done by the Crest Hill Police Department on Saturday, September 1st. There were seven establishments visited that night. The seven establishments were Jackie's Shots and Slots, AB Gusto's, Bada Brew, Paddy's Bar, Catcher's Tap, Kegglar's Bar and Grill and 12 Handles. There were no violations found at any of the seven establishments. All of them were in compliance. Mayor Soliman thanked the police department for conducting the bar checks and stated that there will be more surprise visits throughout the City in the near future.

Alderman Vershay informed Mayor Soliman that a couple of years ago he asked him to create a proclamation honoring Don Hoffman. Mr. Hoffman was one of the first people to get the City started. Mayor Soliman stated that he does not remember Alderman Vershay requesting a proclamation for Mr. Hoffman but has no problem looking into getting this together.
(729)

CITY CLERK: City Clerk Vicki Hackney informed Council that they had a block party request enclosed in their packets. The block party request is from James Hernandez who is asking to close off Laurel Oak Court from the intersection of Laurel Oak Drive and Laurel Oak Court. The date of the block party is on Saturday, September 8th, from 3:00 p.m. until 8:00 p.m.

(#7) Motion by Alderwoman Sklare, seconded by Alderwoman Gazal to approve the request of James Hernandez for a block party to be held on Saturday, September 8th, from 3:00 p.m. until 8:00 p.m.

On roll call, the vote was:

AYES: Ald. Dyke, Vershay, Oberlin, Coladipietro, Albert, Inman, Sklare and Gazal

NAYES: None

ABSENT: None

There being eight (8) affirmative votes, the MOTION CARRIED.
(770)

CITY TREASURER: City Treasurer Glen Conklin presented the regular and overtime payroll for the period of August 6, 2018 through August 19, 2018 in the amount of \$212,123.62.
(789)

Treasurer Conklin presented the list of bills in the amount of \$527,425.54 for Council approval.

(#8) Motion by Alderwoman Oberlin, seconded by Alderwoman Gazal to approve the list of bills in the amount of \$527,425.54 as presented.

On roll call, the vote was:

AYES: Ald. Inman, Albert, Coladipietro, Sklare, Vershay, Dyke, Gazal and Oberlin

NAYES: None

ABSENT: None

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

(810)

Alderman Albert asked if the bill from Summerfield Zoo for the Winter Festival is something the City pays out but will be reimbursed later by sponsorships? Economic Developer McMaster stated that yes and we are currently working with six sponsors right now to donate towards the festival.

(836)

UNFINISHED BUSINESS: There was no unfinished business to discuss.

NEW BUSINESS: Mayor Soliman informed Council that there were two Plan Commission recommendations before them for approval. The first one was for Case V-18-3-8-1 for an ordinance granting a variance to the sign code for lots 26 & 27 in Weber Farm Crossings. The request is from Speedway LLC. Economic Developer McMaster explained to Council that on August 8th the Plan Commission recommended a variation in the sign code for a couple of the signs that will be located at northeast corner of Weber Road and Patrick Drive. This is the location that the proposed Speedway will be constructed. The first variance would be for the main sign which exceeds the maximum height of 20 feet and is 29 feet 3 inches. The next variance is that the main sign which exceeds the maximum allowed square footage of 50 square feet and is 165 square foot sign. The next variance is for the ground sign which exceeds the maximum allowed square footage of 50 square feet and is 60 square feet. The last variance is for the ground sign which is a monument sign that does not have a 3 foot space between the base line of the sign and the ground level. Economic Developer McMaster informed Council that staff and engineering are currently in the process of modifying the sign code. The modifications may include the height of a commercial sign to be 30 feet and a 100 square feet. Mr. McMaster explained that Maura from Robinson Engineering said that the size requests for these signs are not out of the ordinary for new gas station developments. Administrator McGuire reminded Council that this is the area where we had the pipeline in front of the property so the sign will be set back significantly. Mr. McMaster stated that there will not be any visual impairment from the sign. Questions and discussion followed regarding the height of the sign. Eric Carter, Robert Schroeder and Peter Prehlik representing Speedway addressed the

Council. Mr. Carter showed the Council the design of the proposed signs for Speedway. Mr. Schroeder and Mr. Prehlik both expressed that the height of the sign is very important for notifying customers in advance of the gas station and their prices. This would allow customers enough time to merge over to the exit lane to enter the gas station. Mayor Soliman asked if there was anyone in the audience that had any comments for or against the request of Speedway for the sign variance. There were none.

(1990)

(#9) Motion by Alderwoman Sklare, seconded by Alderman Inman to concur with the Plan Commission recommendation to approve AN ORDINANCE APPROVING A VARIATION TO THE CREST HILL ZONING ORDINANCE WITH RESPECT TO CERTAIN REAL PROPERTY (PETITION OF SPEEDWAY LLC).

On roll call, the vote was:

AYES: Ald. Gazal, Dyke, Vershay, Sklare, Oberlin and Inman

NAYES: Ald. Albert and Coladipietro

ABSENT: None

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

ORDINANCE #1785

(2066)

Mayor Soliman presented the next Plan Commission recommendation before Council for approval. This request is also from Speedway LLC. Economic Developer Scott McMaster stated that Speedway is seeking approval of the Final Plat for Lots 26 & 27 of the Weber Farm Crossings subdivision located at the Northeast corner of Weber Road and Patrick Drive. Questions and brief discussion followed. Mayor Soliman asked if there was anyone in the audience that had any comments for or against the request of Speedway for the Final Plat approval. There were none.

(2250)

(#10) Motion by Alderwoman Sklare, seconded by Alderwoman Gazal to approve the Final Plat of lots 26 & 27 in Weber Farm Crossings located at the Northeast corner of Weber Road and Patrick Drive for Speedway LLC.

On roll call, the vote was:

AYES: Ald. Albert, Inman, Coladipietro, Oberlin, Gazal, Sklare, Vershay and Dyke

NAYES: None

ABSENT: None

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

(2272)

COMMITTEE/LIAISON REPORTS: There were no reports for discussion.

CITY COUNCIL COMMENTS: Alderman Inman welcomed Speedway to the City of Crest Hill. Alderman Albert had nothing to report. Alderman Coladipietro had nothing to report. Alderwoman Oberlin had nothing to report. Alderwoman Gazal reminded residents of the

50/50 Tree Program. Alderwoman Sklare announced that the Take Back the Night event will be held on Thursday, October 4th. Alderman Vershay reminded residents to watch out for the children around the schools now that it is in session. Alderman Dyke had nothing to report. (2362)

PUBLIC COMMENT: There was no one wishing to address the Council.

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

Alderman Albert asked that the Lighting Ordinance be added to the September 10th Work Session.

(#11) Motion by Alderman Dyke, seconded by Alderman Vershay to adjourn the September 4, 2018 City Council meeting.

On roll call, the vote was:

AYES: Ald. Coladipietro, Albert, Inman, Oberlin, Gazal, Sklare, Vershay and Dyke

NAYES: None

ABSENT: None


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

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

Approved this 17th day of September, 2018

As presented: 

As amended: _____


VICKI L. HACKNEY, CITY CLERK


RAYMOND R. SOLIMAN, MAYOR