<u>THE MINUTES OF THE REGULAR MEETING</u>
<u>OF THE MAYOR AND CITY COUNCIL OF THE CITY OF PROSPECT HEIGHTS</u>
<u>WILL BE HELD ON MONDAY, OCTOBER 26, 2015 AT 6:30 P.M.</u>

IN THE COUNCIL CHAMBERS, PROSPECT HEIGHTS CITY HALL,
8 NORTH ELMHURST ROAD, PROSPECT HEIGHTS, ILLINOIS
MAYOR NICHOLAS J. HELMER PRESIDING

CALL TO ORDER – At 6:35 PM, Mayor Nicholas J. Helmer called to order the October 26, 2015 Prospect heights City Council Meeting at City Hall, 8 North Elmhurst Road, Prospect Heights, IL 60070.

ROLL CALL FOR QUORUM – City Clerk Morgan-Adams called the roll.
Present – Aldermen Rosenthal, Derwin, Williamson, Ludvigsen
Absent – Alderman Messer
Officials in Attendance – Mayor Helmer, Treasurer Tibbits and City Clerk Morgan-Adams
Also in attendance – Deputy Clerk Schultheis, City Administrator Wade, Assistant to the City Administrator Falcone, Building and Development Director Peterson, Finance Director Hannon, City Attorney Zimmermann and City Engineer Berecz

PLEDGE OF ALLEGIANCE – Led by Assistant to the Administrator Falcone

INVOCATION – Deputy Clerk Schultheis gave the invocation.

APPROVAL OF MINUTES
A. October 12, 2015 City Council Workshop Meeting Minutes – **Alderman Derwin moved to approve the October 12, 2015 Workshop Minutes; seconded by Alderman Ludvigsen.**
VOICE VOTE All ayes, no nays, one absent

Motion carried 4 – 0.

PROCLAMATIONS, CONGRATULATORY RESOLUTIONS AND AWARDS
Ken Greeson, president of Rob Roy residing at 813 Pine Forest Lane thanked the Police for their service to the Community and to Rob Roy residents by presenting a check to the Prospect Heights Police Charity. The check was received by Officer Chuck Willey.

7. APPOINTMENTS AND CONFIRMATIONS
A. Deferral of Scott DeGraf Appointment to Plan Commission/Zoning Board to Later Date – The Mayor said that he had been informed that PZBA member Scot DeGraf wanted to resign and would offer a letter of resignation. PZBA Member DeGraf said that he did not want to resign, he just did not want to be the Chairman of the Committee as he did not have any experience as a new member. The Mayor withdrew the resignation vote, and said that Mr. DeGraf was welcome to stay on as a member.
B. Wendy Morgan-Adams to Plan Commission/Zoning Board – **No appointment necessary.** AS PZBA member DeGraf did not resign there was no need for an appointment.
C. James Brophy, Reappointment to the Police Pension Board – Mayor Helmer noted that he had received a request for reappointment and was in favor of the reappointment of James Brophy.
Alderman Ludvigsen moved to Approve the reappointment of James Brophy to the Police Commission/Zoning Board; seconded by Alderman Rosenthal.
VOICE VOTE: All ayes, no nays, one absent.

Motion carried 4 - 0

CITIZEN CONCERNS AND COMMENTS (agenda matters) –
Members of the Natural Resources Commission thanked the Mayor and the Council for the Hey and Associate report and said that it was very insightful.
Darlene Ahlstedt – provided a petition against the selection of Wendy Morgan-Adams for PZBA member and Chairman. She noted that while the issue had been resolved currently, there was concern regarding a City Clerk also serving on the PZBA; in both recommending board and Council Board positions. She also requested that members be chosen from a broader base of the community. Mayor Helmer replied that the City publishes volunteer and Committee requests on its website and in meetings, and that the response from the community is very low.

STAFF AND ELECTED OFFICALS REPORTS
Alderman Williamson – Noted that the Arena Bond needed to be on the November 9, 2015 Workshop Agenda.
Finance Director Hannon – noted that the CAFR will be completed by October 27, 2015. She added that the City would be applying for the GFOA Award.
Building and Development Director Peterson –
- Brookdale Assisted Living had permits
- 1414 Rand Road – foundation permit only
- Greenbrier – ready to issue a permit
- Beautification Project – landscaping is on target

Alderman Ludvigsen – said that he had received calls regarding the Water Study. He note the concern of residents who felt that the survey was too one-sided in the way that the questions were presented. Many residents are afraid that they were being forced to endorse a certain stance on water.
City Clerk/Water Committee Member Morgan-Adams responded that the survey was questions were utilized on past surveys and that no officials endorsed anything in the survey. She added that there were more surveys that would come out based on the answers provided in the first survey.

City Clerk Morgan-Adams responded to the petition and comments regarding her desire to be on the PZBA. She emphasized that she was an independent person with an interest to serve, and she did not see any conflict of interest.
Alderman Derwin – Commenting on his attendance at the SWANCC meeting, he noted that SWANCC would be charging the City for going over its haulage quota.
Alderman Rosenthal - said that he was focusing on Rob Roy signage issues
-He noted that Pass-thru traffic was being mitigated by the Police
- He has written a letter in the Rob Roy newsletter requesting volunteers
- He said that City Administrator Wade had been well-received by the Rob Roy Board

CONSENT AGENDA
A. Replacement of Police Watch Commander Vehicle Through the State Bid and Procurement Program – **Alderman Rosenthal moved to Approve Item A of the Consent Agenda; seconded by Alderman Derwin.**

ROLL CALL VOTE:	AYES -	Williamson, Derwin, Rosenthal, Ludvigsen
	NAYS –	None
	ABSENT-	Messer

Motion carried 4 – 0
The vehicle is a Chevy Tahoe that cost $37,597.33

Mayor Helmer asked that New Business be put ahead of Old Business on the Agenda.
NEW BUSINESS
A. Request from Ruffolo Fresh Market, Palwaukee Plaza, for Consideration of Sales Tax Sharing Agreement with City of Prospect Heights – Louis Ruffolo is looking to put a grocery store in Palwaukee Plaza. His attorney, Michael Alescia, gave an outline of the history of Ruffolo Grocery Stores. They are looking for some tax relief in the form of a sales tax rebate over five years – City/Ruffolo tax split suggested by Ruffolo:
Year 1 – 50/50
Year 2 – 60/40
Year 3 – 70/30
Year 4 – 80/20
Year 5 - 90/10
The Mayor said that the City had offered other tax rebates to stores such as Ultra Foods that were also based upon a sliding scale.
Ted Arvanitis of Pabcor said that this company was a much-needed and desired addition to Palwaukee Plaza.
Alderman Rosenthal moved to direct Counsel to prepare documents to proceed; seconded by Alderman Ludvigsen.

ROLL CALL VOTE:	AYES -	Williamson, Derwin, Rosenthal, Ludvigsen
	NAYS –	None
	ABSENT-	Messer

Motion carried 4 – 0
It was noted that the next PZBA meeting would be held on November 19. Ruffolo Grocery hopes to be open by Thanksgiving.
B. Report Regarding Quincy Park Storm Sewer Project – City Administrator Wade said that the project had been completed in the summer. The contractor for the project said that because of the inordinate amount of rain, the restoration of the site went above and beyond the initial costs. It was noted that rain of this amount could not have been anticipated, and had the project not moved forward with caution lawns would have been destroyed because of the water on the ground.

Alderman Derwin moved to approve the extra funds that were needed to complete the project; seconded by Alderman Ludvigsen.

ROLL CALL VOTE:	AYES -	Williamson, Derwin, Rosenthal, Ludvigsen
	NAYS –	None
	ABSENT-	Messer

Motion carried 4 – 0

C. Introduction of Proposed Redevelopment at 215 S. Elmhurst, Chase Bank – Jonathan Kristoff of Chase and Tim Maseck, Lead Architect, discussed plans for a Chase branch at the former Social Security building. It will be located north on 83 and have a Euclid access. It was noted that there will only be one building and the monument sign for Prospect Heights will not be removed. – **No action was taken.**

D. An Ordinance Authorizing an Amended and Restated Dedication Agreement Between Rob Roy Country Club Village Association and the City of Prospect Heights (1st Reading) – City Administrator Wade said that there has been a misunderstanding in the responsibilities. City Attorney Zimmermann said that the amendment clarifies the 1990. The language of the original agreement did not clarify responsibility. It was further asserted by the City Attorney that the agreement is unique to this development.

E. Resolution Regarding City Assumption of Old Town Sanitary District (1st Reading) – City Administrator Wade said that by State action, the Old Town Sanitary District has been dissolved. City Attorney Zimmermann said that the Resolution would authorize the Mayor to accept conveying properties and allow Staff to review fee structure. Staff would be able to start billing customers in January, 2016. City Administrator Wade added that there would be a need to educate the public of this statutory enactment. There were questions asked regarding the logistics of how the multiple community pass thru will operate. The City would need to make certain that MWRD did not overcharge Prospect Heights, because the City did not have the right to bill other communities.

F. Authorization to Accept Agreement with CivicPlus for Website Redesign/Improvement – Alderman Rosenthal discussed the Meeting that the City had with CivicPlus. While the City had been contracted for a redesign in a year, the Meeting was to have an immediate redo. Alderman Rosenthal said that CivicPlus would provide the City with an expedited redesign of the System for $3760. He said that the Staff did not believe that it required the $8000 worth of training for ten people for three days.

Alderman Rosenthal moved to Approve New Business Item 5; seconded by Alderman Derwin.

ROLL CALL VOTE:	AYES -	Williamson, Derwin, Rosenthal, Ludvigsen
	NAYS –	None
	ABSENT-	Messer

Motion carried 4 – 0

OLD BUSINESS

A. Hey Associates Report Regarding Hillcrest Lake – City Engineer Berecz said that Hey and Associates, as environmental engineers had assessed Hillcrest Lake. The Engineer had coordinated information between Hey and Associates and Globetrotters. He stated that dredging the lake would cost $1,500,000; and was not recommended. He said that the study focused on herbicides, hand raking and elodea. There were costs given to eradicate algae.

There were questions regarding erosion because there was no plant life stabilizing the banks. Aldermen questioned whether or not herbicides addressed the lake depth. It was noted that the deepest point of the lake is 3.7 feet.

Alderman Rosenthal moved to have the Natural Resources Commission assume responsibility for recommendation for a response; seconded by Alderman Williamson.

ROLL CALL VOTE:	AYES -	Williamson, Derwin, Rosenthal, Ludvigsen
	NAYS –	None
	ABSENT-	Messer

B. Hillcrest Lake Follow-up Information – **Discussion above.**

C. Presentation by Mr. Tim Kupczyk Regarding Hillcrest Lake – Mr. Kupczyk made a presentation to the Council utilizing slides and facts regarding costs and options for the Lake. He said that he thought the Hey and Associates report was well done. He offered cost estimates for dredging of $631,000. He also said that it would have a negative impact on the wildlife. He also discussed eco-harvesting, aeration, chemical treatments and bacterial treatments. He concluded that he believed that Chemical treatment was the best option; but that the company that would be chosen needed 15 years in the business, needed to be authorized by the EPA and have the proper equipment. The cost estimate was $7000.

There was discussion that ultimately "dredging" was the best solution.

There was a request from Aldermen and Mayor that the report from the NRC be sent to the Council within one month. – **No action was taken.**

13. APPROVAL OF WARRANTS

A. Approval of Warrants

General Fund	$359,658.25
MFT Fund	$0.00
Palatine/Milwaukee TIF	$0.00
Tourism District	$66.00
Development Fund	$420.84
DEA Fund	$0.00
Solid Waste Fund	$0.00
SS Area #1	$0.00
SS Area #2	$0.00
SS Area #3	$0.00
SS Area #4	$0.00
SS Area #5	$11,830.70
SS Area #8 – Levee Wall #37	$0.00
SS Area-Constr #6 (Water Main)	$0.00

SS Area- Debt #6	**$0.00**
Road Construction	**$0.00**
Road Construction Debt	**$0.00**
Water Fund	**$22,408.88**
Parking Fund	$34.52
Road/Building Bond Escrow	**$0.00**
TOTAL	**$394,419.19**
<u>Wire Payments</u>	
10/16/2015 PAYROLL	**$153,378.33**
10/20/15 POLICE PENSION PAYMENT	**$30,712.77**
TOTAL WARRANT	**$578,510.29**

City Clerk Morgan-Adams read the warrants.
Alderman Williamson moved to Approve the Total of $394,419.19; 10/16/15 Payroll of $153,378.33; 10/20/15 Police Pension Payment of $30,712.77; and the Total Warrant of $578,510.29; seconded by Alderman Derwin.

ROLL CALL VOTE:	AYES -	Williamson, Derwin, Rosenthal, Ludvigsen
	NAYS –	None
	ABSENT-	Messer

RESIDENT COMMENTS (non-agenda matters) – Two residents from Lake Run Condo Association comment on opposition to Stery Parking lot. The Mayor said that the Council was going to have a special meeting to discuss and the Council would answer questions in a future open meeting.

EXECUTIVE SESSION – Decision to Adjourn and then go into Executive Session

ACTION ON EXECUTIVE SESSION ITEMS, IF REQUIRED

ADJOURNMENT – At 8:55 PM; Alderman Derwin moved to Adjourn Open Session and then go into Executive Session to discuss sale of municipal securities and appointment of Council; seconded by Alderman Rosenthal.

ROLL CALL VOTE:	AYES -	Williamson, Derwin, Rosenthal, Ludvigsen
	NAYS –	None
	ABSENT-	Messer

Approved by the City Council of the City of Prospect Heights on this day, the 9th of November, 2015.

Wendy Morgan-Adams, City Clerk

Nicholas J. Helmer, Mayor

CITY OF PROSPECT HEIGHTS
CORPORATE
SEAL
Incorporated
A.D.
1976
ILLINOIS