

COMMITTEE OF THE WHOLE MEETING

MONDAY, FEBRUARY 21, 2022

6:25 PM

Mayor Rockingham, Jr., called the meeting to order.

Present: Jackson, Mayfield, Evans, Allen, Murphy, January

Absent: Smith

I. DISCUSSION/REVIEW OF GP LIQUOR LICENSE – FULL MOON RESTAURANT:

The Mayor explained that Full Moon Restaurant was inquiring of a GP Liquor License at Full Moon Restaurant. Attorney Walter Diambri on behalf of the Full Moon owner clarified that the GP License would be at the existing restaurant. He was asking for video gaming inclusive of beer and wine.

The Mayor stated that business at Full Moon decreased during the pandemic; he acknowledged Mr. Psihos activity in and for the community.

Alderman Allen stated was in support of it and appreciated his work. Alderman January echoed and stated her typical rejection of additional gaming and liquor; he has been located in North Chicago many years; he was giving to community.

Alderman Mayfield agreed with all comments in support of the license and Full Moon business; she Thanked Mr. Psihos for being a community partner.

Alderman Jackson questioned current licenses on Rte. **41**; The Mayor clarified the licenses.

Alderman Murphy voiced her approval; stated he was a significantly active participant in the community; a good location and felt it was the most appropriate for the type of license. The Mayor echoed her sentiments and stated Mr. Psihos was partly instrumental of Ricky Rockets.

Spiros Psihos, Full Moon Restaurant owner, “better working together” in business since **1976**. He expressed his deep appreciation for council’s approval.

Alderman Jackson moved, seconded by Alderman Murphy that Committee of the Whole stand adjourned.

ROLL CALL:

Ayes Jackson, Mayfield, Evans, Allen, Murphy, January

Nays: None

Absent: Smith

The meeting adjourned at 6:38 p.m.

**FINANCE/AUDIT
COMMITTEE MEETING**

**MONDAY, FEBRUARY 21, 2022
6:38 PM**

Alderman Mayfield called the meeting to order.

Present: Jackson, Mayfield, Evans, Allen, Murphy, January

Absent: Smith

I. DISCUSSION OF FINANCE/AUDIT DEPARTMENT MONTHLY REPORT:

Interim Comptroller Michael Peterson explained water/sewer had been expanded and more detailed for the last 3 years. Mr. Peterson explained the auditors were on site; he recognized Tawanda Joyner for her assistance with the audit. The deadline for audit completion was expected mid-April.

II. DISCUSSION OF FIREFIGHTER AND POLICE PENSION ACTUARIAL SERVICES AGREEMENT:

Mr. Peterson explained the provided memo and asked to waive competitive bid in order to retain Lauterbach & Amen for Actuarial Services. The annual cost would be \$11,180 (fy22); \$11,520 (fy23); and \$11,860 (fy24).

Alderman Evans questioned amount to be waived. Mr. Peterson explained there was no amount to be waived; seeking bids for actuarial services was being waived.

III. DISCUSSION OF ABBVIE AGREEMENT RESOLVING STATE OF ILLINOIS DEPARTMENT OF REVENUE SALES TAX DISTRIBUTION ADJUSTMENTS:

Mr. Peterson explained that the IL Department of Revenue (IDOR) determined that **\$3,960,126.15** was overpaid to the City of North Chicago on behalf of Abbvie. Abbvie offered to return the money for offsetting cost they owed the City for upcoming payments. The amount monthly due to state would be reimbursed to the City immediately. Alderman Allen & Mayfield agreed with the agreement.

Mr. Peterson explained by direction of attorneys BS&A was removed from agenda; Tyler was in “good faith negotiations,” moving to the end code version system. The Representative stated was unlikely to reimburse **\$150,000** and he would report further at the next meeting with its status.

IV. DISCUSSION OF OUTREACH PROGRAM FOR FOOD SERVICE:

Alderman Evans suggested creating a budget item; Phoenix Rising Foundation of Shields Township estimated **100-150** North Chicago citizens bi-weekly; they also recognized Jewel and Lewis Market assistance; available for any City resident. Most participants were seniors and/or disabled, delivered to their homes and he suggested/requested creating a line item for his service.

Alderman Murphy questioned clarification where it would be maintained in the budget; if it became city participation the funds should be removed from the Legislative budget. She would need further information before making a decision.

Alderman Evans clarified expense was for fuel; Alderman Murphy questioned how it would be administered and managed. Mr. Peterson explained the terms for reimbursement of fuel; if approved could make the math work.

Alderman Allen asked if he was door to door and if other Wards needed assistance; Alderman Evans reiterated it was city-wide related.

Alderman Jackson expressed his concern beyond what the Legislative budget should do; other programs were delivering food and asked if the City could sustain this type of program suggesting a number.

Alderman Mayfield questioned/thought the amount for each Alderman was **\$6,000**; Mr. Peterson explained, including there was no clear indication of exact miles at the time. Alderman Evans approximated 30 miles per/day of delivery; Mr. Peterson approximated \$18/day (about \$432/yr.). Alderman Mayfield inquired if an application needed; Alderman Evans stated there was an application or contact him.

Alderman Murphy questioned stipulations to determine approval for food assistance/delivery; Alderman Evans explained him and/or Shields Township representatives. He said mainly trust. Alderman Murphy stated concern of decision making of who should get the service. She said her intention was not to suggest the City not provide services.

Alderman Evans said the intention was positive; there has been discussion of misused funds of many thousands of dollars without question but pushback for giving food. He was asking for support.

Alderman Jackson asked who was going to operate the program and make the determination for giving the food. The operation was unclear. If there were denied applicants the aldermen would be looked at.

V. PENDING MATTERS

Alderman Mayfield reminded everyone to comply with the Procurement Program.

Alderman Murphy moved, seconded by Alderman Allen that Finance/Audit Committee Meeting stand adjourned.

ROLL CALL:

Ayes Jackson, Mayfield, Evans, Allen, Murphy, January

Nays: None

Absent: Smith

The meeting adjourned at 7:15 p.m.

ECONOMIC DEVELOPMENT/PLANNING/ZONING COMMITTEE MEETING

**MONDAY, FEBRUARY 21, 2022
7:15 PM**

Vice Chair, Alderman Jackson called the meeting to order.

Present: Jackson, Mayfield, Evans, Allen, Murphy, January

Absent: Smith

I. DISCUSSION OF ECONOMIC DEVELOPMENT/PLANNING/ZONING DEPARTMENT MONTHLY REPORT:

Victor Barrera, Economic & Community Development Director explained the Monthly Report for his Department; the facility management; the remaining audio/visual equipment was to be installed by the next Meeting, **March 07, 2022**. Plans for professional design for the interior of the train station. Building division; drafting grass and weed ordinance amendments amongst others. Building permit approval process under review for changes as needed. Would propose several amendments to existing landlord license; suggested Ordinance for land contracts reducing number of rental units throughout the City. Permits value increase by 47%.

Alderman Allen questioned the 12-unit at **2619** Martin Luther King Dr., located behind McDonald's Restaurant; Mr. Barrera stated there was interest, though the construction costs were too excessive.

Alderman Allen questioned status of Grant Place purchase; Mr. Barrera explained he was awaiting response from the lender. Once loan approval, inspection and ordering Plat of Survey would be conducted. There was a minor setback from the buyer who was hospitalized.

Alderman Jackson questioned clarification if the property would be returned to the City as owner if financing wasn't accepted. Mr. Barrera was unsure of ownership if the loan were not approved. Alderman January added that if Grant Place is returned to the City and is to be sold, to assure that funding was already in place, must provide approved loan papers

Alderman January asked the status/update of Sheridan Crossing. Attorney Silverman explained that another developer had expressed interest. The City is reviewing the proposal; Structure Development was completely out. USEPA included North Chicago on post-industrial communities suffering from environmental harm. Hoping it would lead to funding to assist with clean-up of these environmental sites, including Sheridan Crossing.

Alderman January asked if the Council was notified of Structure Development not continuing. Attorney Silverman did not recall sharing that information, the redevelopment agreement offered opportunities for disconnection. Diligently was working with them and IEPA presented letter in January that resulted in Structure Development backing out.

Alderman January questioned when the City and staff notified that Structure Developer was no longer going to be the developer. Why was the matter not brought to Council immediately? Attorney Silverman said Structure Development sent the letter in January. Alderman January said this was not being transparent.

Mayor Rockingham clarified that Alderman January was not present at the meeting. He said Council was notified right away. Alderman Murphy recollected it being discussed in January. City Clerk Lori Collins explained that it was done in Closed Session.

Alderman Jackson questioned rotunda at Grant Place and financing of the work being done. Mr. Barrera said the tenant was performing the work and upon completion the City would reimburse based on the agreement; approximately **\$150,000**; **85%** of the build-out was complete. Alderman Evans how much Grant Place was sold for; Mr. Barrera thought **\$650,000**, originally **\$800,000**.

II. DISCUSSION OF LAKE COUNTY'S PRIVATE ACTIVITY BOND CLEARINGHOUSE (PABC):

Mr. Barrera explained the program was offered to Home Rule communities to participate in combining volume cap allocations and create a Private Bond Clearing House (PABC) to facilitate issuance of tax-exempt private activity bonds to finance manufacturing and multi-family housing projects. Buffalo Grove hosts the Clearing House; participant since **2001**.

III. DISCUSSION OF HIPA STRONG COMMUNITIES PROGRAM (SCP) – DEMOLITION AND REHAB FUNDING:

City Planner Nimrod Warda explained some grant funding for demolition and rehab. Balance allocation of **\$450,000** in SCP funds. Presented 2 properties of no more than **\$40,000/home** to demolish (1426 Greenfield Ave and **1741** Elizabeth Ave). He asked for feedback from Council for suggestions of the remaining funds.

Alderman Allen clarified that the demolish project would be competitively bid; Mr. Warda acknowledge that it would. Alderman Allen suggested that the process start now for better rates while work was slow. Mr. Warda explained that the program was reimbursed monies; the City would be reimbursed once work was complete. At least **9-10** rehab homes possibly, after the demo.

Alderman Allen requested a brief of (SCP); Mr. Warda explained that it was not current homeowner occupied program. The programs offers rehab in order to homeowner occupy.

IV. PENDING MATTERS:

Alderman Allen questioned work on a **10th** St. property; Mr. Barrera said permits were issued, moving slow but active.

Alderman Allen moved, seconded by Alderman Mayfield that Economic Development/Planning/Zoning Committee Meeting stand adjourned.

ROLL CALL:

Ayes Jackson, Mayfield, Evans, Allen, Murphy

Nays: None

Absent: Smith, January

The meeting adjourned at 7:49 p.m.

PUBLIC WORKS COMMITTEE MEETING

**MONDAY, FEBRUARY 21, 2022
7:49 PM**

Alderman Allen called the meeting to order.

Present: Jackson, Mayfield, Evans, Allen, Murphy

Absent: Smith, January

I. DISCUSSION OF PUBLIC WORKS DEPARTMENT MONTHLY REPORT:

Interim Public Works Director Bob Miller gave a briefing of monthly activities of the Street Department. Begun GPS installation for tracking of the trucks; would like to replace (2) of the front-line trucks. Lease quotes presented for budget. Began to utilize a program to monitor street lighting; Street employees can use their phones to notify ComEd of outages. Excessive fly dumping. Flagger training complete for all Street employees. Refuse contract expires end of October **2022**; welcomed comments and suggestions for the contract.

Alderman Allen thanked the Street Department for their assistance at the Water Plant and installing the lights. Alderman Jackson expressed appreciation for Street contacting him immediately.

II. DISCUSSION OF ENGINEER MONTHLY REPORT:

City Engineer Steve Cieslica presented monthly report; highlighting key projects. Sheridan Road Diet meeting on February 1, 2022 and IDOT is resurfacing part of Sheridan Road completed in **2022**. Abbvie provided **\$90,000** upfront and **\$45,402** from IDOT; Transystems is performing the work (4 lanes to 3 lanes).

Water Tower project on hold until land was obtained. 16th & Kemble final engineering plans and specs submitted to IEPA and Lake County DOT for permitting. Water Treatment Plant Improvements includes Foss Park Beach Project. Permits issued: 4 North Shore Gas, 2 Verizon, 1 ComEd and 2 sanitary sewer. Intake valve work to be completed. Argonne Drive Reconstruction Phase I to begin late 2022.

Streets to be resurfaced recommendations once budgeted; would present recommendations to Mayor and Chief of Staff before presenting to Council. Buckley & Lewis intersection improvements sent to IDOT for Phase I.

III. DISCUSSION OF RESOLUTION APPROVING AND AUTHORIZING EXECUTION OF AN AGREEMENT BETWEEN CITY OF NORTH CHICAGO AND THE ILLINOIS DEPARTMENT OF TRANSPORTATION: (IDOT)

Mr. Cieslica explained the contract amount for Phase I Analysis of Sheridan Road (**10th St. to 15th**) not to exceed **\$134,376**. Abbvie would provide **\$90,000** and remainder reimbursed from IDOT.

IV. DISCUSSION/REVIEW OF TAI WORK ORDER IN AMOUNT NOT TO EXCEED \$35,000 FOR DESIGN AND BIDDING SERVICES FOR WATER TREATMENT PLANT INTAKE VALVE REPAIRS:

Mr. Cieslica gave specifics of the Intake Valves; the structural integrity was destroyed when the slab was removed. The slab (**14"** thick) prevented the walls from caving in. There needed a structure atop

to allow access by Water staff. Alderman Allen clarified the outside structure for access and assured it would be competitively bid; Mr. Cieslica confirmed.

V. DISCUSSION/REVIEW OF FY23 PUBLIC WORKS VENDOR LIST:

Mr. Cieslica explained the current list of vendors that Public Works uses and asked how to prepare the vendors approval before spending any monies. Alderman Allen suggested negotiating prices; Mr. Cieslica said that staff usually facilitate ordering items. Chief of Staff David Kilbane noted that based on the number of vendors there be further discussion with Interim Comptroller for clarity; recommended a Not to Exceed Amount.

VI. DISCUSSION OF SNOW REMOVAL DONATION TO SHIELDS TOWNSHIP NOT TO EXCEED \$750.00:

Alderman Evans requested donating \$750 toward Shields Township snow removal, over 30 senior and/or disabled currently. Alderman Allen said according to staff at Shields there was enough money available for snow removal this year and the Mayor donated **\$500**. There were only 2 participants in his Ward. Alderman Jackson asked if there was a fee for the resident; Alderman Evans replied \$10 per shovel, per house.

Alderman Murphy clarified strictly for Shields Township; there were 3 townships in North Chicago. There was no benefit for the other townships but tax dollars was paying for it. Had trouble with this type of program because it was only one township. Alderman Evans explained Waukegan Township offers the service free; unsure of Libertyville Township.

Alderman Jackson clarified the 1st Ward was Waukegan Township and did not want to donate Ward money. Alderman Murphy did not want to donate. Mayor Rockingham said he gave his limit for that organization this year. Alderman Allen offered \$100 from his budget; he acknowledged that Alderman Evans delivered food to every ward.

Alderman Jackson moved, seconded by Alderman Evans that Public Works Committee Meeting stand adjourned.

ROLL CALL:

Ayes Jackson, Mayfield, Evans, Allen, Murphy

Nays: None

Absent: Smith, January

The meeting adjourned at 8:38 p.m.

**PUBLIC SAFETY
COMMITTEE MEETING**

**MONDAY, FEBRUARY 21, 2022
8:38 PM**

Alderman Evans called the meeting to order.

Present: Jackson, Mayfield, Evans, Allen, Murphy

Absent: Smith, January

I. DISCUSSION OF PUBLIC SAFETY DEPARTMENT MONTHLY REPORT: (POLICE)

Police Chief Lazaro Perez gave briefing of January monthly report. He informed of 2 murders in the City. Lake County Special Investigations Group had: seizures of 27.87 lbs. of cannabis, 172g cocaine, 5.5g methamphetamine, 11 oxy pills, 148 pills / 58.2g powder ecstasy. 4 handguns (1 reported stolen) and \$978; North Chicago officers were in that group.

II. DISCUSSION OF PUBLIC SAFETY DEPARTMENT MONTHLY REPORT: (FIRE)

Battalion Chief Kim Shafer reported the call volume of 269 for service in January with 81% being for EMS. Responded 12 times out of district per Mutual Aid Agreement; 71% of overtime was sick time due to COVID and quarantining. COVID pandemic counts were decreasing. She encouraged residents to sign up for 211 Center. Alderman Jackson emphasized the use of the testing facility

III. DISCUSSION/REVIEW OF PROPOSED AGREEMENT WITH ARC MANAGEMENT GROUP LLC – FOR THE COLLECTION OF UNPAID PARKING TICKETS:

Chief Perez introduced the Agreement with ARC Management Group to collect unpaid tickets. His request was for the Mayor to sign Agreement; North Chicago discontinuing services had resulted in 19,000 unpaid parking citations. The previous agreement was also with ARC; they would assess a \$25 administrative fee if paid through ARC. The names and contact information would have to be sent to them for collection. Last collections was 2006.

Alderman Allen thanked Chief for getting the report and agreed with moving forward.

IV. DISCUSSION/REVIEW OF AGREEMENT WITH NORTHEASTERN ILLINOIS REGIONAL LABORATORIES:

Chief Perez explained that the Crime Lab had been used for rape kits, firearms ballistics and tool impressions and fingerprint identification. Would like to continue the services with them and cost approximately \$50,000

V. DISCUSSION OF POLICE DEPUTY CHIEF POSTION:

Alderman Allen asked if it was feasible to have a Deputy Chief; Chief Perez explained that the position was in the ordinance but not currently budgeted. Alderman Jackson asked when the position was removed from budget; Chief Perez said upon his hiring.

Alderman Jackson felt Deputy Chief funding should be considered and be re-established; two deep leadership. Alderman Allen agreed that public safety was important and if there was absence of Chief there would be someone in place.

VI. PENDING MATTERS

Alderman Allen concerned with restrooms being locked at the Train Station; should be open. Mayor Rockingham noted there was a break-in there and will need more security.

Alderman Allen moved, seconded by Alderman Jackson that Public Safety Committee stand adjourned.

ROLL CALL:

Ayes Jackson, Mayfield, Evans, Allen, Murphy

Nays: None

Absent: Smith, January

The meeting adjourned at 9:02 p.m.

**HUMAN RESOURCES
COMMITTEE MEETING**

MONDAY, FEBRUARY 21, 2022
9:03 P.M.

Alderman Murphy called the meeting to order.

Present: Jackson, Mayfield, Evans, Allen, Murphy

Absent: Smith, January

Alderman Jackson asked to add Personnel Matters to Executive Session. Attorney Silverman stated to amend agenda to include 5ILCS 120/2 (c)(1).

Alderman Jackson moved, seconded by Alderman Mayfield to amend the agenda to include 5 ILCS 120/2 (c)(1).

ROLL CALL:

Ayes: Jackson, Mayfield, Evans, Allen, Murphy

Nays: None

Absent: Smith, January

I. DISCUSSION OF HUMAN RESOURCES DEPARTMENT MONTHLY REPORT:

Human Resource Director Liz Black gave review for month of January: GPS systems in 7 international fleet vehicles, training, Paylocity concerns, insurance, Worker's Comp, Risk Management, etc.

II. DISCUSSION/REVIEW OF THE GOV/TEMP CONTACT AGREEMENT FOR SARAH JONES – INTERIM COMMUNITY INFORMATION COORDINATOR AND AJILON CONTRACT AGREEMENT FOR THE TEMP STAFF IN THE COMPTROLLER'S OFFICE AND POLICE DEPARTMENT:

Mrs. Black explained the Sarah Jones was currently in the role of Interim Community Information Coordinator; \$58.80/hour at 40 hours per week Mon-Fri. She named some of her duties. Alderman Jackson questioned all the contractors and when there was going to be hiring of an employee. Aren't there capable local applicants. Mrs. Black said applications were still being reviewed and because the position needed to be filled immediately.

Alderman Jackson emphasized there needed to be hiring opposed to interim all the time. Alderman Evans questioned what projects would require overtime; Mrs. Black didn't foresee it but was part of clause. He asked how much is paid to contractors and temporaries. Alderman Allen suggested that if hours were adjusted there wouldn't be a need for overtime.

Mayor Rockingham said GovTemps was typically utilized and it assisted with review of their capabilities. He commended her efforts and ambitious work ethic; he agreed with flexible time to reduce overtime. Alderman Jackson agreed with flextime. Mrs. Black explained that flex was possible.

Alderman Allen concerned there were viable candidates in North Chicago. Mayor Rockingham offered to bring qualified applicants forward. Alderman Allen said that Council was the only people that live here; during his tenure there were no hires from North Chicago. Alderman Evans asked to include the number of applicants on the monthly report; where are jobs advertised, Mrs. Black stated advertisements.

Mrs. Black explained Ajilon Contract was to utilize a contractor in a shared position between Administrative Role in Police Department and Cashier in the Comptroller's Office. Alderman Murphy explained that the pay per contractor was a different from what is paid to the staffing agency.

Mrs. Black agreed and said the staffing agency handled the payroll and insurance. Alderman Allen asked how many persons under Ajilon Contract; Mrs. Black said 2 in Comptroller Office (over 1 year) and 1 in Police Department (6 months).

Alderman Jackson questioned if the person would only be working for a grant; Chief Perez said that she would be working on the LEADS program in addition to working on grant.

Alderman Allen moved, seconded by Alderman Mayfield that Human Resources stand adjourned.

ROLL CALL:

Ayes Jackson, Mayfield, Evans, Allen, Murphy

Nays: None

Absent: Smith, January

The meeting adjourned at 11:23 p.m.