

DRAFT

**Minutes of the Regular Meeting of the
Wilmington City Council
Wilmington City Hall
1165 South Water Street
Tuesday, October 17, 2017**

Call to Order

The Regular Meeting of the Wilmington City Council on October 17, 2017 was called to order at 7:00 p.m. by Mayor Roy Strong in the Council Chambers of the Wilmington City Hall.

Alderman L. Hall requested a moment of silence for Will County Correctional Officer Kevin Brewer who passed away unexpectedly on-duty October 14, 2017.

Roll Call

Upon Roll Call by the Clerk the following members of the corporate authorities answered "Here" or "Present":

Aldermen Present Persic, L. Hall, Kirwin, Evans, Butler, Studer and K. Hall

Alderman Absent Tutor

Quorum

There being a sufficient number of members of the corporate authorities in attendance to constitute a quorum, the meeting was declared in order.

Other Officials in Attendance

Also in attendance was the Deputy City Clerk Joie Ziller, City Accountant Kim Doglio, City Engineer Colby Zemaitis, Attorney George Mahoney, Attorney Scott Nemanich

Elect Temporary Chairman

Alderman Evans made a motion and Alderman Kirwin seconded to elect Alderman Larry Hall as Temporary Chairman for the October 17, 2017 City Council meeting

Upon roll call, the vote was:

AYES: 7 Aldermen Studer, Persic, K. Hall, Butler, Kirwin, L. Hall, Evans

NAYS: 0

The motion carried.

Approval of Minutes

Alderman Evans made a motion and Alderman Butler seconded to approve the October 3, 2017 Regular City Council meeting minutes and have them placed on file

Upon roll call, the vote was:

AYES: 6 Aldermen Studer, Persic, K. Hall, Butler, Kirwin, Evans

NAYS: 0

The motion carried.

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Public Hearing

Alderman Kirwin made a motion and Alderman Evans seconded to open the Public Hearing at 7:03 p.m. for the annexation with I5, Planned Industrial Development Zoning-Variou Properties, Petitioner Adar Ridgeport Industrial Partners, LLC

Upon roll call, the vote was:

AYES: 6 Aldermen Studer, Persic, K. Hall, Butler, Kirwin, Evans

NAYS: 0

The motion carried.

Discussion: Attorney Benjamin Schuster from Holland & Knight representing the Petitioner, Adar Ridgeport Industrial Partners, LLC explained that they have been working with the City's legal counsel over that couple of weeks drafting the restated and amended annexation agreement. They are asking the City to annex the properties that are subject to the petition. Attorney Scott Nemanich noted that the public hearing pursuant to the annexation was republished on September 27, 2017.

Alderman Kirwin made a motion and Alderman K. Hall seconded to close the public hearing at 7:05 p.m.

Upon roll call, the vote was:

AYES: 6 Aldermen Studer, Persic, K. Hall, Butler, Kirwin, Evans

NAYS: 0

The motion carried.

Public Hearing

Alderman Kirwin made a motion and Alderman Persic seconded to open the Public Hearing at 7:06 p.m. for the annexation with R1, Residential Single Family Zoning-23254 Coal City Road (PIN 03-17-34-400-029-0000), Petitioner Scott & Leanne Potof

Upon roll call, the vote was:

AYES: 6 Aldermen Studer, Persic, K. Hall, Butler, Kirwin, Evans

NAYS: 0

The motion carried.

Discussion: Petitioner James Potof informed the Council that he did all this back in 1997 but the City failed to file the paperwork properly and is now trying to make everything right. The property consists of five acres and there is a main house and guest house that sits on the property. Attorney Mahoney informed the Council that this is a very unusual variance for the City because variances are typically granted for example there is building that is over the side yard line by a foot. Attorney Mahoney's concern is that with two homes on a single lot is this petitioner better to subdivide so it's really two lots so it can be sold or come in with an annexation agreement with the City so at least they can have two houses on one lot but if there is a damage to the house that house can no longer be rebuilt. These issues need to be taken into consideration because if you follow our zoning ordinance directly only one principal structure is allowed in the R1 district on a single lot. Attorney Mahoney recommends that the Council delay taking action on this until the next meeting so all the issues can be addressed.

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Alderman Kirwin made a motion and Alderman K. Hall seconded to close the public hearing at 7:21 p.m.

Upon roll call, the vote was:

AYES: 6 Aldermen Studer, Persic, K. Hall, Butler, Kirwin, Evans

NAYS: 0

The motion carried.

Mayor' Report

Temporary Chairman L. Hall announced that the City's Trick-or-Treat hours are 4:30 p.m. to 7:30 p.m. on October 31st.

The Wilmington Lions Spook Hike is October 20th and 21st from 7PM to 10PM on the North Island Park

Prescription Drug Take Back Day is October 28th from 9am to 12pm at the Wilmington Police Department

National Red Ribbon Week is October 22nd thru 28th

Citizen Comments

None

Planning & Zoning Commission

Alderman Persic made a motion and Alderman Kirwin seconded to approve the Planning and Zoning Commission's recommendation to approve the annexation and zoning to I5, Planned Industrial Development Zoning of the Adar Ridgeport Industrial Partners, LLC properties per the amended exhibit submitted to the City

Upon roll call, the vote was:

AYES: 6 Aldermen Studer, Persic, K. Hall, Butler, Kirwin, Evans

NAYS: 0

The motion carried.

Alderman Persic made a motion and Alderman Kirwin seconded to approve the Planning and Zoning Commission's recommendation to approve the annexation with R1, Single Family Zoning with a variance to allow the two (2) current principal structures to remain on the property located at 23254 Coal City Road, PIN 03-17-34-400-029-0000

Upon roll call, the vote was:

AYES: 6 Aldermen Studer, Persic, K. Hall, Butler, Kirwin, Evans

NAYS: 0

The motion carried.

The next meeting is scheduled for Thursday, November 2, 2017 at 5:00 p.m.

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Committee Reports

Buildings, Grounds, Parks, Health & Safety Committee

The next scheduled meeting is Wednesday, 15, 2017 at 5:30 p.m.

Water, Sewer, Streets and Alleys Committee

The next scheduled meeting is Wednesday, November 15, 2017 at 6:00 p.m.

Police & ESDA Committee

The next scheduled meeting is Tuesday, November 14, 2017 at 5:30 p.m.

Finance, Administration & Land Acquisition Committee

Alderman Studer made a motion and Alderman Evans seconded to approve the Accounts Payable dated October 17, 2017 in the amount of \$366,157.69 and the Collector's Report from the Month Ended September 30, 2017 in the amount of \$323,068.00 as presented by the City Accountant

Upon roll call, the vote was:

AYES: 6 Aldermen Studer, Persic, K. Hall, Butler, Kirwin, Evans

NAYS: 0

The motion carried.

Alderman Studer made a motion and Alderman Persic seconded to approve the Cable Franchise Agreement between the City of Wilmington and Comcast of California/Colorado/Illinois/Indiana, Michigan, LP

Upon roll call, the vote was:

AYES: 6 Aldermen Studer, Persic, K. Hall, Butler, Kirwin, Evans

NAYS: 0

The motion carried.

Alderman Studer made a motion and Alderman Kirwin seconded to approve the Amended and Restated Annexation Agreement for Certain Property Commonly Known as the Ridgeport Logistics Center

Upon roll call, the vote was:

AYES: 6 Aldermen Studer, Persic, K. Hall, Butler, Kirwin, Evans

NAYS: 0

The motion carried.

Alderman Studer made a motion and Alderman Evans seconded to approve Ordinance No. 17-10-17-01 ó An Ordinance Authorizing the Execution of an Amended and Restated Annexation Agreement for Certain Property Commonly Known as the Ridgeport Logistics Center

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Upon roll call, the vote was:

AYES: 6 Aldermen Studer, Persic, K. Hall, Butler, Kirwin, Evans

NAYS: 0

The motion carried.

Alderman Studer made a motion and Alderman Kirwin seconded to approve Ordinance No. 17-10-17-02 ó An Ordinance Annexing Certain Property in Relation to the Ridgeport Logistics Center

Upon roll call, the vote was:

AYES: 6 Aldermen Studer, Persic, K. Hall, Butler, Kirwin, Evans

NAYS: 0

The motion carried.

Alderman Studer made a motion and Alderman Evans seconded to approve Ordinance No. 17-10-17-03 ó An Ordinance Rezoning Certain Property to the Large Scale Planned Industrial District (Ridgeport Logistics Center)

Upon roll call, the vote was:

AYES: 6 Aldermen Studer, Persic, K. Hall, Butler, Kirwin, Evans

NAYS: 0

The motion carried.

Alderman Studer made a motion and Alderman Kirwin seconded to approve Pay Request #7 payable to Austin Tyler Construction, Inc. for the South Arsenal Road at IL 53 Project

Upon roll call, the vote was:

AYES: 6 Aldermen Studer, Persic, K. Hall, Butler, Kirwin, Evans

NAYS: 0

The motion carried.

The next scheduled meeting is Tuesday, November 21, 2017 at 6:00 p.m.

Ordinance & License Committee
Co-Chairs – Kirby Hall & Lisa Butler

Alderman Butler made a motion and Alderman Studer seconded to approve Ordinance No. 17-10-17-04 ó An Ordinance Authorizing, with Limitations, the Operation of Golf Carts on City Streets within the City of Wilmington, Will County, Illinois

Upon roll call, the vote was:

AYES: 6 Aldermen Studer, Persic, K. Hall, Butler, Kirwin, Evans

NAYS: 0

The motion carried.

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Alderman K. Hall made a motion and Alderman Studer seconded to approve Ordinance No. 17-10-17-05 ó An Ordinance Establishing Procedures for Public Comment at City Public Meetings

Upon roll call, the vote was:

AYES: 6 Aldermen Studer, Persic, K. Hall, Butler, Kirwin, Evans

NAYS: 0

The motion carried.

Alderman Butler announced the First Reading of An Ordinance Amending Chapter 92.24 of the Ordinances Adding Prohibitions on the Deposit of Leaves, Grass, Limbs of Trees from Private Property Onto City Maintained Property

The next scheduled meeting is Tuesday, November 14, 2017 at 5:30 p.m.

Personnel & Collective Bargaining Committee

Co-Chairs – Larry Hall & John Persic Jr.

Approval of the Employment Agreement between the City of Wilmington and Phillip Arnold was placed on hold until final reviews were made and approved by the City and the employee.

City Engineer's Report

City Engineer Zemaitis presented his monthly report to the Council. This report is attached to the minutes for reference.

Attorney's Report

Attorney Mahoney had nothing to report.

Adjournment

Motion to adjourn the meeting made by Alderman Kirwin and seconded by Alderman Studer. Upon voice vote, the motion carried. The Regular Meeting of the City of Wilmington City Council held on October 17, 2017 adjourned at 7:39 p.m.

Respectfully submitted,



Joie Ziller, Deputy City Clerk



Engineer's Report

October 2017

Project	Status	Anticipated Date Start / End	Contractor	Project Limits	Notes
HIGH SPEED RAIL					
Kankakee River Bridge	Project Awarded	March, 2017	Illinois Contractors	East of North Water Street to west side of Kankakee River	Steel bridge beams being delivered and installed.
N. Kankakee Street	Project Awarded	Spring, 2017	Illinois Contractors	Canal Street to Chicago Street	No updates.
First Street	Project Awarded	Spring, 2017	Illinois Contractors	South of Davy Lane to south side of private entrance. (270' total). Approximately 215' down Railroad Street	No updates.
N. Water Street	Project Awarded	Spring, 2017	Illinois Contractors	South of railroad crossing to Rte 53	Parking restricted in front of Rustic to allow semi's to deliver bridge beams.
Stripmine Road / Route 53	Project Awarded	Summer, 2017	"D" Construction	West entrance to Berkot's south on Rte 53 approximately 1,100' and west on Stripmine	Parkway restoration.
Coal City Road / Route 53	Project Awarded	Fall, 2017	"D" Construction	1,500' south of Coal City Road intersection and 1,600' north of the intersection.	No updates.
HSR - CITY UTILITY CONFLICTS					
Project Description					
Conflict # 141: Kankakee River Drive	Project Completed	Spring, 2017	TBD	Filling abandoned 10" watermain along north side of KRD	Completed
Conflict # 142 & 145: Kankakee River Drive	Plans Approved	Spring, 2017	TBD	Filling abandoned 12" watermain along north side of KRD and realign/lower existing 16" watermain that is in conflict with the proposed ditch improvements	Nicor relocation completed. Watermain improvements have not been started.
Conflict # 176C: Forked Creek Watermain	Plans Approved	Spring, 2018	Austin-Tyler	Realign and bury with concrete in the creekbed a 12" watermain that is in conflict with a proposed bridge pier	Completed
Conflict # 179 & 180: Kankakee Street	Plans Approved	Spring, 2018	TBD	Filling an abandoned 4" watermain on the east side of Kankakee Street and extending the 24" casing on the west side	No updates.
Conflict # 188: First Street	Plans Approved	Spring, 2018	TBD	Extend existing sewer casing or bore new casing and realign new sewer main on east side of First Street	No updates.
Conflict # 193 & 195: First Street	Plans Approved	Spring, 2018	TBD	Realigning 8" and 12" watermains to east side then across the tracks in a 36" casing	No updates.
CITY					
Rte 53 and S. Arsenal Road	Construction	Spring, 2017	Austin-Tyler	Intersection of Rte 53 and S. Arsenal Road	Awaiting turn-on date from IDOT for signals and street lighting.
Rte 53 and Peotone Road	Bid Award	Spring, 2017	Austin-Tyler	Intersection of Rte 53 and Wilmington-Peotone Road	No updates.



Economic Development Report

October 2017

Project	Status	Ant. Start Date	Ant. Completion Date	Project Manager	Estimated Cost	Notes
<i>Ridgeport</i>						
Building M / Project Hot Dog	Construction	September, 2016	Fall, 2017	Alston Construction	\$52M	Contractor pouring concrete floor in building. Fencing being installed around the site.
Building Charlie	Construction	Spring, 2017	Winter, 2017	Alston Construction	\$26M	Contractor pouring concrete parking lot and floors inside building. Detention ponds being constructed.
<i>Commercial</i>						
N/A						
<i>Residential</i>						
N/A						