

CITY OF WEST CHICAGO – 475 Main Street
CITY COUNCIL MINUTES
Regular Meeting
August 2, 2021

1. Call to Order. Mayor Ruben Pineda (on site) called the meeting to order at 7:00 pm. The Mayor said it was determined that in person meetings are not practical and prudent at this time.

2. Pledge of Allegiance to the Flag. Alderman Jakabcsin led all in the pledge of allegiance.

3. Invocation. The City Clerk gave the invocation.

4. Roll Call and Establishment of a Quorum.

Roll Call found Aldermen Lori J. Chassee, James E. Beifuss, Jr., Heather Brown, Jayme Sheahan, Christine Dettman, Alton Hallett, Sandy Dimas, Melissa Birch-Ferguson, Christopher Swiatek, Jeanne M. Short, Rebecca Stout, John E. Jakabcsin, and Joseph G. Morano present remotely. Alderman Matthew E. Garling was absent. The Mayor announced a quorum.

City Clerk Nancy M. Smith was also present on site.

Also in attendance were City Attorney Patrick K. Bond (on site) and remotely: Public Works Director Mehul Patel, City Administrator Michael L. Guttman, Chief of Police Colin Fleury, Community Development Director Tom Dabareiner, and Administrative Services Director Linda Martin.

5. Public Participation. No one had signed up for public participation before 4:00 pm.

A. Proclamation: Move with the Mayor. The Mayor read his Proclamation Supporting the United States Surgeon-General's Call to Action to Promote Walking and Walkable Communities. Further, the City of West Chicago will commit to developing initiatives and programs that support the goals and strategies related to walking and walkable communities. The Mayor further said that the *Move with the Mayor* would start in September although Healthy West Chicago has sponsored many events including yoga and cooking classes, and on August 21st, there will be a 5K race.

6. City Council Meeting Minutes – July 19, 2021. Alderman Swiatek made a motion, seconded by Alderman Morano, to approve the minutes of July 19, 2021, with no changes. Voting Aye: Alderman Chassee, Beifuss, Brown, Sheahan, Dettman, Hallett, Dimas, Swiatek, Short, Stout, Jakabcsin, and Morano. Alderman Birch-Ferguson abstained. Voting Nay: 0. Motion carried.

7. Corporate Disbursement Report. Alderman Dimas made a motion, seconded by Alderman Jakabcsin, to approve the August 2, 2021, Corporate Disbursement Report in the amount of \$441,801.66. Voting Aye: Aldermen Chassee, Beifuss, Brown, Sheahan, Dettman, Hallett, Dimas, Birch-Ferguson, Swiatek, Short, Stout, Jakabcsin, and Morano. Voting Nay: 0. Motion carried.

8. Consent Agenda – Consideration of an Omnibus Vote.

* **Public Affairs Committee:** Alderman Chassee read and explained the following items:

A. Approve – The Wheaton Academy Homecoming Fireworks – Scheduled for October 8-9, 2021

B. Approve – The We-Go Together for Kids Back to School Event – Backpack Distribution – Scheduled for August 18, 2021

Alderman Chassee made a motion, seconded by Alderman Stout, to approve the above items. Voting Aye: Aldermen Chassee, Beifuss, Brown, Sheahan, Dettman, Hallett, Dimas, Birch-Ferguson, Swiatek, Short, Stout, Jakabcsin, and Morano. Voting Nay: 0. Motion carried.

* **Items Not Sent to Committee:** The Mayor read and explained the following items:

C. Ordinance 21-O-0021 – An Ordinance Authorizing the Disposal or Sale of Surplus Equipment, Stock Inventory, and/or Personal Property Owned by the City of West Chicago

D. Resolution 21-R-0057 – A Resolution Approving a Plat of Easement for Watermain, Drainage/Detention and Natural Area with Alm West Chicago, LLC – Amazon, 808 Discovery Road

E. Resolution 21-R-0058 – A Resolution Approving a Plat of Easement for Watermain and Stormwater Management with Speedway LLC – Speedway Gas Station, 1501 W. Roosevelt Road

F. Resolution 21-R-0059 – A Resolution Approving a Plat of Easement for Watermain, Drainage/Detention and Natural Area with Classi Investment Group – American Trucking, 1401 Harvester Road.

G. Resolution 21-R-0060 – A Resolution Approving a Plat of Easement for Watermain, Drainage/Detention and Natural Area with CBH Properties West Chicago LLC Christian Brothers Automotive, 1650 N. Neltnor Boulevard

H. Resolution 21-R-0061 – A Resolution Approving a Plat of Easement for Watermain, Drainage/Detention and Natural Area with Norix Global Holdings, LLC – Norix, 1 Innovation Drive

I. Resolution 21-R-0062 – A Resolution Approving a Plat of Easement for Watermain, Drainage/Detention and Natural Area with Everclean CW LLC 4, - Everwash Car Wash, 330 W. North Avenue

J. Resolution 21-R-0064 – A Resolution Approving a Plat of Easement for Watermain, Drainage/Detention and Natural Area with Ice Tle One, LLC – West Chicago Series – The Learning Experience Child Daycare Center 930 N. Neltnor Boulevard

K. Resolution 21-R-0065 – A Resolution Approving a Plat of Easement Grant and Abrogation for Watermain and Drainage with WETT Car Wash – 193 W. North Avenue

L. Resolution 21-R-0066 – A Resolution Approving a Plat of Easement for Stormwater Detention and Drainage Natural Area with Mapei Corporation – 430 Industrial Drive

M. Resolution 21-R-0067 – A Resolution Authorizing the Mayor to Execute a First Amendment to the Contract with Thomas Engineering Group, LLC for Construction Oversight Services of Public Improvements to be Constructed by Pulte Home Company, LLC for the Trillium Farm Subdivision Development Project (for an amount not to exceed \$66,656.84)

Alderman Swiatek made a motion, seconded by Alderman Dimas, to adopt and approve the above items. Voting Aye: Aldermen Chassee, Beifuss, Brown, Sheahan, Dettman, Hallett, Dimas, Birch-Ferguson, Swiatek, Short, Stout, Jakabcsin, and Morano. Voting Nay: 0. Motion carried.

9. Reports by Committees. The Mayor read and explained the following item

A. Ordinance 21-O-0020 - An Ordinance Authorizing a Development Agreement for the Northwest Corner of Center Street and High Street in the City of West Chicago Downtown TIF District

Alderman Stout made a motion, seconded by Alderman Birch-Ferguson, to adopt the above item. Voting Aye: Aldermen Chassee, Beifuss, Brown, Sheahan, Dettman, Hallett, Dimas, Birch-Ferguson, Swiatek, Short, Stout, Jakabcsin, and Morano. Voting Nay: 0. Motion carried.

10. Unfinished Business. None

11. New Business. None

12. Correspondence and Announcements.

A. Introduction of Mehul Patel, Director of Public Works. At the Mayor's request, City Administrator Guttman introduced Mehul Patel, the new Director of Public Works. Mr. Guttman said he was very excited to welcome him. Mr. Patel spent the last seven years in Bensenville and has had other great runs. Mr. Patel greeted the Mayor, City Council members, and other attendees. He appreciated the introduction, and wished he could have been at the meeting in person. He has been a civil engineer for 15 years, has lived in West Chicago since 2013, and he and his wife just celebrated their tenth anniversary. They have two children. He is thrilled to be part of moving things forward in West Chicago and is

looking forward to meeting everyone. The Mayor said he is looking forward to a long relationship.

Alderman Short wanted to pay a huge compliment to Public Works for their work after the storm which hit her neighborhood very hard. The workers were very professional when they came out to help. The Mayor seconded that saying they took care of things quickly and very well. The Mayor also praised the City's great partnership with ComEd. They were ready and willing to help residents get their power back on. The Mayor thanked our Public Works for working long and hard. West Chicago has a great team.

Upcoming Meetings

- August 3, 2021 Plan Commission/Zoning Board of Appeals
- August 5, 2021 Infrastructure Committee (cancelled)
- August 9, 2021 Development Committee

13. Mayor's Comments. The Mayor again welcomed Public Works Director Patel, and said he was looking forward to his leadership.

The Mayor said he was excited that the City Council has stepped up to working with downtown developers. Development downtown will be beautiful once everything is done, and the residents will be excited and proud of what we are doing with our downtown. It will be a very walkable downtown. The Mayor said West Chicago is unique and is not like other towns. We will keep our hometown look.

There will be fireworks on August 14th as well as other exciting events. Turtle Splash will be open on August 14th and 15th after which it will close for the season.

There was good attendance when the DuPage Symphony was here, but it was too hot to be outside so it was moved indoors. There was even an indoor ice rink.

14. Executive Session. There was no executive session.

15. Items to be Referred for Final Action from Executive Session. Not applicable.

16. Adjournment. At 7:28 pm, Alderman Chassee made a motion, seconded by Alderman Stout, to adjourn. Voting Aye: Aldermen Chassee, Beifuss, Brown, Sheahan, Dettman, Hallett, Dimas, Birch-Ferguson, Swiatek, Short, Stout, Jakabcsin, and Morano. Voting Nay: 0. Motion carried.

Respectfully submitted,



Nancy M. Smith
City Clerk