

The City of Lake Forest
CITY COUNCIL MEETING
Proceedings of the Monday, December 6, 2021
City Council Meeting - City Council Chambers
REMOTE ACCESS MEETING

CALL TO ORDER AND ROLL CALL: Honorable Mayor Pandaleon called the meeting to order at 6:30pm, and the City Clerk Margaret Boyer called the roll of Council members.

Present: Honorable Mayor Pandaleon, Alderman Morris, Alderman Karras, Alderman Rummel, Alderman Notz, Alderman Preschlack, Alderman Goshgarian, Alderman Buschmann and Alderman Weber.

Absent: none

CALL TO ORDER AND ROLL CALL

PLEDGE OF ALLEGIANCE was recited.

REPORTS OF CITY OFFICERS

COMMENTS BY MAYOR

Mayor Pandaleon made the following statement as required by the Open Meetings Act. In accordance with state statute, Mayor Pandaleon has made a determination that it was not practical or prudent to schedule an in-person City Council meeting because of the COVID-19 pandemic, which is why this December 6, 2021 City Council meeting is being held remotely.

**A. Swearing in of Firefighter Paramedic Katy LaCivita
- Pete Siebert, Fire Chief**

Fire Chief, Pete Siebert, displayed a brief video of the swearing in on Firefighter Paramedic, Katy LaCivita. The City Council congratulated Ms. LaCivita on her new position with the Fire Department.

B. *The Dialogue* “How Well Do You Know Lake Forest” Contest Winners

Mayor Pandaleon provided a brief background on the Dialogue redesign, including the contest “How Well Do You Know Lake Forest”. Terry Mueller was announced as the winner of the contest.

Alderman Karras provided an update regarding Marketing Committee initiatives including the Saturday Market, and the Lake Forest Love Blog. Alderman Karas stated the dates for the Saturday Market would be Saturday, December 11, 2021, and Saturday, December 18, 2021, from 12-4pm.

The City Council thanked Alderman Karras and the Marketing Committee for their work on these new initiatives in the City.

COMMENTS BY CITY MANAGER

**A. Municipal Innovation Award Recognition for Lake Forest Now Mobile Application
- Jim Shaw, Director of Innovation & Technology**

City Manager, Jason Wicha, stated he was pleased to announce that the City received the Municipal Innovation Award for its Lake Forest Now app. Mr. Wicha introduced Jim Shaw, Director of Information & Technology to provide additional information about the app. Mr. Shaw provided detailed background regarding upcoming projects including the parking availability project, and automated sports cameras, and a refresh of the look and feel of the app.

OPPORTUNITY FOR CITIZENS TO ADDRESS THE CITY COUNCIL ON NON-AGENDA ITEMS

Members of the public can provide public comment by calling into the following number during the meeting: 847-810-3643

Lake Forest High School Students, Scott Simon, Guido Marini and Renzo Miyuki offered comments to the City Council asking the Council to consider a banning the sale of electronic smoking devices and products.

COMMITTEE REPORTS

FINANCE COMMITTEE

1. Gorton Community Center 2022 Budget Presentation

Mayor Pandaleon introduced Jack Westerman, Board Chair, Nick Bothfeld, Finance Chair, and Amy Wagliardo, Executive Director, to present the 2022 Gorton Center budget. Mr. Westerman gave a brief outline of the budget presentation and what it would entail, including highlights from 2021, and the preparation process of the annual budget. Ms. Wagliardo provided an in-depth presentation, explained the adjustments Gorton Center made to adapt to COVID-19 protocols, including the style of their events, the children's center, and new programs being offered.

The City Council asked additional clarifying questions regarding the Children's Learning Center.

Additionally, the City Council thanked the leadership team at Gorton for their work.

COUNCIL ACTION: It is recommended that the City Council approve the Gorton Community Center 2022 Budget.

Alderman Rummel made a motion to approve the Gorton Community Center 2022 Budget, seconded by Alderman Morris. The following voted "Aye": Alderman Morris, Karras, Rummel, Notz, Preschlack, Goshgarian, Buschmann and Weber. The following voted "Nay": None. 8-Ayes, 0 Nays, motion carried.

2. Consideration of an Ordinance Establishing the 2021 Tax Levy (Final Reading)

Finance Director, Elizabeth Holleb, presented the annual tax levy, stating that this is the fifth meeting the Council has seen this item. Ms. Holleb further explained the proposed tax levy for 2021 which includes the tax levy limitations under the tax cap, the tax levy distributed by fund without new growth and allowances distributed, the tax levy by fund with new growth and allowances distributed, and an explanation of the tax increase to an average homeowner.

COUNCIL ACTION: Grant final reading of an Ordinance Establishing the 2021 Tax Levy

Alderman Notz made a motion to approve an Ordinance establishing the 2021 Tax Levy, seconded by Alderman Weber. The following voted "Aye": Alderman Morris, Karras, Rummel, Notz, Preschlack, Goshgarian, Buschmann and Weber. The following voted "Nay": None. 8-Ayes, 0 Nays, motion carried.

PUBLIC WORKS COMMITTEE

1. Update on the Following Items from the Public Works Committee. (Actions will take place under the Omnibus portion of this Agenda)

a) Woodland Pedestrian Bridge Replacements, Award of Bid

Director of Public Works, Michael Thomas, provided background regarding the pedestrian bridge replacements, which is an item for omnibus vote consideration. Mr. Thomas gave a detailed background, stating that the Illinois pedestrian bridge was installed in 1994 and the Woodland bridge in 1995. Both are considered high priority but will not be under construction at the same time. Mr. Thomas provided further background regarding the Contractors that placed a bid on the projects.

The City Council asked clarifying questions regarding detoured traffic.

b) The Burr Oak Storm Sewer Project, IGA

Superintendent of Engineering, Byron Kutz, provided an update regarding the Burr Oak Storm Sewer project. He provided a brief background on the grant status to complete the project and the various agreements included in the timeline and completion of the project, including the Stormwater Management Commission (SMC), and the Department of Commerce and Economic Opportunity (DCEO).

The City Council asked clarifying questions regarding the approval process and timeline with other agencies included.

c) The City's Water Distribution System Monitoring Project

Superintendent of Public Works, Dan Martin, provided background on the 2021 Water Distribution and Monitoring process. He stated that this program was implemented to maintain proper pressure in water mains, and to prevent multiple water main breaks from happening simultaneously. Mr. Martin provided additional information regarding new locations that are recommended to be implemented, to improve the success of the program.

The City Council thanked staff for the improvements to this program, to avoid water main breaks in the future.

ITEMS FOR OMNIBUS VOTE CONSIDERATION

- 1. Approval of November 15, 2021, City Council Meeting Minutes**
- 2. Approval of July 27, 2021, SPECIAL City Council Workshop Minutes**
- 3. Approval of August 23, 2021, SPECIAL City Council Meeting Minutes**
- 4. Approval of the Check Register for the Period of October 23 to November 26, 2021**
- 5. Approval of Ordinances Abating 2021 Tax Levies for Various G.O. Alternate Revenue Bond Issues (Final Reading)**
- 6. Grant final approval of an Ordinance approving a fee schedule and an Ordinance adopting new fees related to development activity.**

7. **Consideration of a Request to Waive the Fidelity Bond Requirement in Connection with Lake Forest College Holding a Raffle in The City of Lake Forest. (Approval by Motion)**
8. **Approval to Extend the City's Grant Services Agreement with The Ferguson Group for Grant Research/Writing Services for 2022**
9. **Approval of Health Insurance Contract Renewals for Calendar Year 2022**
10. **Award of the Lowest Responsive and Responsible Bid for Both the Illinois and Woodland Pedestrian Bridge Replacements, to F.H. Paschen, in the Amount of \$1,075,613 and a 10% Construction Contingency in the Amount of \$107,561, for a Total of \$1,183,174**
11. **Consideration of a Staff Recommendation to Award the Contract for GIS Services to MGP, Inc. in the not-to-exceed amount of \$214,246 for calendar year 2022**
12. **Approval of a Change Order to the Agreement with Civiltech Engineering, Inc. to Provide Watermain Design for the Everett & Waukegan Road Intersection Project in the Amount of \$22,175**
13. **Authorization for the City Manager (based on City Attorney Review) to Execute An Intergovernmental Agreement Between The City of Lake Forest and The Lake County Stormwater Management Commission (SMC hereafter) for the Burr Oak Storm Sewer Project, and Approval of a SMC Project Expense Match in the Amount of \$314,036, Contingent Upon Receipt of Grant Funding**
14. **Award of Bid to Integrated Process Solutions, Inc. for the 2021 Distribution System Monitoring Project in the amount of \$337,000, \$15,000 to Strand Associates for Technical Engineering Assistance, and \$8,000 for an Overall Contingency**
15. **Consideration of the Waiver of Permit Fees for Improvements at the City's Veterans Park Located on the Southeast Corner of Deerpath and Green Bay Road. (Approval by Motion)**
16. **Consideration of Ordinances Approving Recommendations from the Building Review Board. (First Reading, and if Desired by the City Council, Final Approval)**
17. **Consideration of an Ordinance Approving a Recommendation from the Historic Preservation Commission. (First Reading and if Desired by the City Council, Final Approval)**
18. **Consideration of Ordinance Approving a Recommendation from the Zoning Board of Appeals. (First Reading, and if Desired by the City Council, Final Approval)**
- 19.

COUNCIL ACTION: Approval of the eighteen (18) Omnibus items as presented

Mayor Pandaleon asked members of the Council if they would like to remove any item or take it separately. Seeing none, he asked for a motion.

Alderman Weber made a motion to approve the eighteen (18) Omnibus items as presented, seconded by Alderman Rummel. The following voted "Aye": Alderman Morris, Karras, Rummel, Notz, Preschlack, Goshgarian, Buschmann and Weber. The following voted "Nay": None. 8-Ayes, 0 Nays, motion carried.

Information such as Purpose and Action Requested, Background/Discussion, Budget/Fiscal Impact, Recommended Action and a Staff Contact as it relates to the Omnibus items can be found on the agenda.

ORDINANCES

OLD BUSINESS

NEW BUSINESS

1. **Consideration of a Recommendation from the Zoning Board of Appeals in Support of Amendments to the Special Use Permit for Ragdale Located at 1230, 1260 and 1272 N. Green Bay Road. (First Reading of an Ordinance and, if Desired by the City Council, Final Approval)**

AND

Consideration of a Second Amendment to the Operating Agreement for the Ragdale Properties. (Approval by Ordinance)

Director of Community Development, Catherine Czerniak, presented an in-depth presentation, following-up from a previously approved purchase and donation agreement for the Hart/Lansing property. The Zoning Board of Appeals unanimously, and enthusiastically, recommended approval of the proposed amendment. The purpose of the amendment includes, incorporating additional property into the Ragdale Campus (a portion of property to the north addressed as 1272 N. Green Bay Road), and approving an updated Master Plan and a Use Area Plan for the Ragdale Campus as exhibits to the Special Use Permit.

Ms. Czerniak further explained that the addition of the Hart property will provide the opportunity to improve the space currently available to accommodate many artists and will provide additional outdoor space to support the Ragdale Ring and other low intensity activities.

In addition to the Special Use Permit, Ms. Czerniak explained the adjustments to the operating agreement, more specifically, the second amendment to the agreement, including incorporating the portion of the Hart/Lansing property that will be transferred to the City and incorporated into the Ragdale Campus, resetting the term of the Agreement to the original ninety-nine years from the time of approval of the second amendment, and acknowledging the conditions on the Hart/Lansing property to be transferred.

COUNCIL ACTION: Based on a unanimous recommendation from the Zoning Board of Appeals, if desired by the Council, waive first reading and grant final approval of an Ordinance amending the Special Use Permit for Ragdale. (First Reading of an Ordinance and, if Desired by the City Council, Final Approval)

Alderman Rummel made a motion to waive first reading and grant final approval of an Ordinance amending the Special Use Permit for Ragdale, seconded by Alderman Preschlack. The following voted "Aye": Alderman Morris, Karras, Rummel, Notz, Preschlack, Goshgarian, Buschmann and Weber. The following voted "Nay": None. 8-Ayes, 0 Nays, motion carried.

AND

COUNCIL ACTION: If desired by the Council, grant a motion approving the Second Amendment to the Operating Agreement for the Ragdale Properties.

Alderman Morris made a motion to grant a motion approving the Second Amendment to the Operating Agreement for the Ragdale Properties, seconded by Alderman Weber. The following voted "Aye": Alderman Morris, Karras, Rummel, Notz, Preschlack, Goshgarian, Buschmann and Weber. The following voted "Nay": None. 8-Ayes, 0 Nays, motion carried.

ADDITIONAL ITEMS FOR COUNCIL DISCUSSION/COMMENTS BY COUNCIL MEMBERS

Mayor Pandaleon wished everyone a happy Holiday Season.

ADJOURNMENT

There being no further business Mayor Pandaleon asked for a motion. Alderman Morris made a motion to adjourn, seconded by Alderman Preschlack. Motion carried unanimously by voice vote at 8:18 pm.

Respectfully Submitted
Margaret Boyer, City Clerk

A video of the City Council meeting is available for viewing at the Lake Forest Library and on file in the Clerk's office at City Hall. You can also view it on the website by visiting www.cityoflakeforest.com. Click on I Want To, then click on View, then choose Archived Meetings Videos.