



**THE CITY COUNCIL WORKSHOP TELECONFERENCE MEETING MINUTES  
OF THE MAYOR AND CITY COUNCIL OF THE CITY OF PROSPECT HEIGHTS  
HELD ON MONDAY, NOVEMBER 9, 2020 AT 6:30 P.M.**

**CALL TO ORDER AND ROLL CALL** – At 6:30 PM, Mayor Nicholas J. Helmer called to order the November 9, 2020 Regular City Council Zoom Teleconference Workshop.  
City Clerk Prisiajniouk called roll. A quorum was present.

**ELECTED OFFICIALS PRESENT** – Mayor Helmer, City Clerk Prisiajniouk, treasurer Tibbits;  
Aldermen – Cameron, Quinn, Morgan-Adams, Ludvigsen, Dolick

**OTHER OFFICIALS PRESENT** – City Administrator Wade, Assistant City Administrator Falcone,  
Police Chief Zawlocki, Director of Public Works Roscoe, Attorney O’Driscoll, Digital Communications  
Technician Colvin, and Deputy Clerk Schultheis.

**APPROVAL OF MINUTES**

**A.**October 26, 2020 Regular Teleconference City Council Meeting Minutes – **Alderman Dolick moved to approve October 26, 2020 Regular Teleconference City Council Meeting Minutes as presented; seconded by Alderman Ludvigsen. There was unanimous approval.**

**ROLL CALL VOTE:**           AYES -           Cameron, Quinn, Morgan-Adams, Ludvigsen, Dolick  
                                  NAYS -           None  
                                  ABSENT -       None

Motion carries 5 - 0

**B.**October 26, 2020 Regular Teleconference Executive Session Minutes (*not for public release*) – **DEFERRED**

**APPOINTMENTS/CONFIRMATIONS AND PROCLAMATIONS** - None

**PUBLIC COMMENT ON AGENDA MATTERS (*Five Minute Time Limit*)** – Public Comments to be made later in the meeting.

**STAFF, ELECTED OFFICIALS, and COMMISSION REPORTS**

**A.**Motion to Waive Attorney-Client Privilege and Release the Investigation Report of an Allegation of Plan Commission Zoning Board Tampering/Coercion – Report by City Attorney John O’Driscoll – **Alderman Dolick moved to waive Attorney-Client Privilege and Release the Investigation Report of an Allegation of Plan Zoning Board Tampering/Coercion; seconded by Alderman Quinn. There was unanimous approval.**

**ROLL CALL VOTE:**           AYES -           Quinn, Morgan-Adams, Ludvigsen, Dolick, Cameron  
                                  NAYS -           None  
                                  ABSENT -       None

Motion carries 5 - 0

Attorney O’Driscoll presented a summary of the investigation that had been precipitated by resident Steve Drake’s allegations regarding the PZBA: Mr. Drake had told the Council that a “PZBA Commissioner” had come to his home and claimed that the PZBA would be sued if they did not vote in favor of the project. An investigation into the allegations was requested. During the investigation Assistant City Administrator Falcone was on the calls as a witness. It was noted that PZBA Commissioner Jon Tammen said that he had gone to the home of Joy and Steve Drake. Resident Karen Sibley and the Drakes said that Mr. Tammen said that he was opposed to the project. Mr. Tammen denied the statements and said that there was no pressure to make a decision in favor of the development.

It was noted by Attorney O’Driscoll that the vote in favor of the project was unanimous except for one commissioner who was not present. All of the commissioners were questioned by the attorney and all said that there was no outside pressure to make a decision, there was no threat of lawsuits, and all said that they were unaware that Mr. Tammen had visited the Drakes.

Attorney O’Driscoll said that there was no evidence of any pressure on any of the PZBA members. He added that it made no sense to try to bribe or pressure the PZBA, as they only had advisory role and only the Council makes final decisions. He also stated that as the vote was unanimous, Mr. Tammen did not possess a swing vote.

City Administrator Wade said that Mr. Drake had asked for an independent investigation. Attorney O’Driscoll’s investigation had concluded that the evidence did not support any further investigation and there was no need to contact the Illinois Attorney General.

Police Chief Zawlocki – said that 7/11 shooter had been caught and was booked as an adult. He is 16 years old.

- Officer Loehrer has completed his 12-week training and can now patrol alone.

**CONSENT AGENDA –**

**A.R-20-28** Staff Memo and Resolution Approving the Final Plat of Subdivision for 25-35 Piper Lane Industrial Redevelopment Subdivision (Conor Commercial Real Estate)

**B.R-20-29** Staff Memo and Resolution Approving an Intergovernmental Agreement with Cook County to Provide a Second Round of Coronavirus Relief Funds Under the Cook County COVID-19 Funding Response Plan in the Amount of \$12,000 – **Alderman Morgan-Adams moved for omnibus**

**Approval of R-20-28 Resolution Approving the Final Plat of Subdivision for 25-35 Piper Lane Industrial Redevelopment Subdivision (Conor Commercial Real Estate) and R-20-29**

**Resolution Approving an Intergovernmental Agreement with Cook County to Provide a Second Round of Coronavirus Relief Funds Under the Cook County COVID-19 Funding Response Plan in the Amount of \$12,000; seconded by Alderman Dolick.**

Discussion followed.

Alderman Ludvigsen said that he wanted to make certain that everything regarding the Plat of Subdivision is recorded and is part of the agreement. Drainage and detention agreements need to be well-documented. City Administrator Wade said that he would verify that the information was all documented.

**There was unanimous approval.**

**ROLL CALL VOTE:**           AYES -           Morgan-Adams, Ludvigsen, Dolick, Cameron, Quinn  
                                  NAYS -           None  
                                  ABSENT -       None

Motion carries 5 - 0

## **OLD BUSINESS**

**A.** Dorset Street Flooding Report by City Engineer Patrick Glenn – Engineer Glenn gave an overview of his findings. He said that the City had been asked by Mr. John Anda to evaluate the stormwater situation on Dorset and the surrounding streets. He said that Dorset Street had been developed in the 1950's and without the same restrictions as today. He noted that between Marion and Olive Streets there is a depression area that must drain via the storm sewer. The tile in the area is dilapidated, and there was a request to have the City maintain the tile system, but there are no records of any easements. The City did not install the tile. The 15" pipe that drains the area does not stop the streets from flooding. Improvement to the tile system might actually make the flooding worse.

The City Engineer suggested further research. He also noted that given the COVID restrictions, it has become difficult to get documents from Cook County.

He also noted that this was an addendum area to the Arlington Countryside area study. In order to obtain all of the improvements needed in that area, the cost would be \$8 million.

John Anda – 408 Dorset Street – said that the pipe was put in by the County. He noted that there had been a blockage in his yard and that the Public Works Department had pulled out chunks of tiles for the 800-900 feet that had been put in by the County. He said that he is not asking for major improvements, just an easement.

Mayor Helmer suggested that the pipe be cleaned out. He noted that the City had many stormwater projects and that there was not enough funding to support this request as a project.

City Administrator Wade said that there were currently 40-50 identified areas like Dorset that were part of the stormwater footprint of the City.

Engineer Glenn agreed that there many similar flooding areas in the City, and that there were not enough resources to address them all. It was noted that the Dorset issue was not even a City-owned area, and the City might not even have to the right to repair this area.

Director Roscoe said that the master plan would have a new pipe running down Marion to Schoenbeck, but not on private property.

Mayor Helmer stated that this was a small and difficult issue for the City to pursue at the current time. He asked that the requester look to residents to fund improvements.

Director Roscoe emphasized that there are similar flooding issues as Dorset all over the City. He said that Public Works will not go on private property.

Mr. Anda stated that the pipe does not drain through the backyards. He said that he is more worried about the compromised pipe and the Marion Street. He said that he was requesting an easement.

The Mayor and the Public Works Director said that they would not be able to fast track this issue without funding. – **No action was taken.**

## **B.O-20-37** Staff Memo, Finding of Facts, and Ordinance Granting a Map Amendment, Special Use, PUD and Plat of Subdivision to Lexington Homes 1001 and 999 Oak Avenue (**2nd Reading**) (**Tabled from October 12 City Council Workshop Meeting**) –

Lexington Homes Vice President Nate Wynsma and Zoning Attorney Tom Burney gave a summary review of the proposed development; Public, PZBA and City Council meetings overview. Mr. Wynsma noted that since the last meeting there had been an informal meeting with the neighbors, Council and Staff. He added that exhibits had been provided to the Staff, and that there were more talks with the Park District. It was noted that this is a preliminary approval, and that there is more work to be done before the details are finalized. The well water system is in the early stages of review. The next step is a hydrological study with the City Engineer, the County, the Health Department, and ultimately the IEPA. Architectural and landscaping review comes back to the City for approval.

Attorney Burney discussed plans for additional parking. At the request of Alderman Morgan-Adams, Lexington was asked to look at additional places for parking spaces. 14-16 more parking

spaces can be generated along the detention area. If the City desires additional parking, Lexington Homes is “committed” to making them part of the plan. The Park District is aware of the additional parking.

The Park District is discussing what will be done with Muir Park. Mr. Burney added that Lexington Homes had satisfied all of the demands of the City, as well as noted the benefits to the City of this project. He added that the TIF consultants are prepared to move forward if the preliminary plan is approved.

Alderman Dolick asked about the well issue. He said that the assumption is that the well for the development will be very deep, and encased, so that it would not draw water from the neighbors. Mr. Wynsma replied that water testing shows that the depth of the well would have no impact on surrounding neighborhoods. It is several hundred feet deeper than other wells, and the system is encased. Mr. Burney said that one of the conditions was that Lexington Homes not only satisfy the Illinois Department of Public Health, but also the City Engineer.

Mayor Helmer said that the best example is the assisted living building well servicing 105 units. All of the City wells go down 80 feet, and the assisted living well goes down much farther.

Alderman Morgan-Adams asked about the north front variance appeal. Mr. Wynsma said that the City’s R-2 zoning peripheral yard setback is required to be 20 feet minimum. But PUD standard require a peripheral yard be considered a front yard, rear yard, side yard making the setback minimum 50 feet. They have created a 25-foot green space setback and minimum 6-foot solid fencing and landscaped on the north and south side of fencing. There is screened landscaping so don’t see car lights.

Alderman Morgan-Adams said that single-family housing was not a practical alternative. She asked if this option had been exhausted. Mr. Wynsma said that there are fixed costs to the developer. They need to use demolition and remediation for issues like asbestos, and a “substantial” amount of soil remediation because of peat on the property. There could only be 5-6 single family homes, and that would not be financially feasible.

Alderman Quinn asked who was responsible for remediation? Mr. Wynsma replied that the developer is responsible.

Alderman Quinn said if the PZBA had approved the north side with the setback change? Mr. Wynsma said that the PZBA had not approved the setback at 25-feet. But, subsequent to the PZBA decision, Lexington Homes has developed landscaping and fencing concepts. The previous concern of the PZBA was light pollution and privacy; which will be addressed with the landscaping and fencing.

Alderman Quinn said that there is no way for an emergency vehicle to maneuver out of the four buildings on the north end of the property. Mr. Wynsma said that the design is up to the minimum standards, and has gone through a design and review process. The drive was not designed for full vehicular motion for emergency vehicles in the motor court.

Alderman Quinn said that as a developer Lexington has no control over the HOA and rental units. Mr. Wynsma replied that residents on the property will probably be more concerned than neighbors about renting. Alderman Quinn stated that the developer *cannot* supersede the HOA by law.

Alderman Ludvigsen asked about the parking being added. He thanked Lexington Homes for having their engineers find out that they could have more parking. He added that there are still things that need to be worked out with the HOA, and the water system. But as a condominium community and PUD, the HOA will not be able to dictate. He said that the vote in this meeting was only for the

project to move forward. He added that there is still a long way to go and a lot more public awareness.

Alderman Cameron asked if the additional parking would be for the residents or the Park District? Mr. Wynsma replied that the Lexington would not restrict the parking. He stated that the Park District had not clarified their position on the parking.

Alderman Cameron asked about the sidewalks. She wanted to know if they would be on Oak or Drake. Mr. Wynsma said that they would be on oak Avenue, Oak Court and Oak Circle. All Oaks will have sidewalks to Drake Terrace, but there will be no sidewalk proposed on Drake Terrace.

Alderman Cameron said that the fire truck issue is concerning. In 2018, there was a five alarm fire on River Trails that had fifty fire trucks respond. Emergency vehicles need to be able to maneuver in and out. Mr. Wynsma said that these townhomes will have a sprinkler system.

Alderman Cameron asked why there were 69 units? Why that many, and can the number be decreased. Mr. Wynsma said the City and the public were shown alternative numbers of properties, and with the addition of the Muir Park land, the density numbers decrease to less than what the zoning restrictions allows. Anything lower than what was proposed would not be economically feasible.

#### **PUBLIC COMMENTS (Agenda Matters)**

Steve Drake – 7 Prospect Drive – Regarding the Attorney’s investigation:

- He said that Attorney O’Driscoll had said that PZBA commissioner had come to his home to Mr. Drake regarding the zoning application. He said that was not true, he had come to the house to talk to his wife because of the letter his wife had sent about the development.
- Mr. Drake said that he had written requesting to City officials requesting that the allegations be put on hold and given to an independent investigation done, but the City used their own attorney to conduct the investigation.
- He said that Attorney O’Driscoll said that a friend, Karen Sibley, was present at the meeting. Mr. Drake said that she is a friend, but also a neighbor and an opponent to the Lexington Homes project.
- Commissioner Bruce Mellen stated in his interview that Mr. Drake had asked he and Chairman Dash to recuse themselves from the process because of their jobs. Mr. Drake said that was not true, he had not asked them to recuse themselves because of their jobs, only Chairman Dash because of her actions during the PZBA meetings. He claims that she was advocating for Lexington Homes. He said that he did not ask Commissioner Mellen to recuse himself but was surprised by his comment before the decision when he called Muir Park as blighted.
- He said that the Attorney claimed that Mr. Drake quoted Jon Tammen as saying the project was “stupid” and “he would stop it.” Mr. Drake said that was taken out of context. He said that Mr. Tammen said he was afraid of being sued, and that he was “between a rock and a hard place.”
- He said that Mr. Tammen was troubled about the one way in and the one way out access.
- Mr. Drake said that based on the Zoom meetings, he could not tell if Mr. Tammen attended. He said that he missed a roll call and never spoke up regarding the vote.
- He said that by Attorney O’Driscoll saying the PZBA is only advisory and would not be a good board to bribe, he was insinuating that the PZBA was not important.
- He said that he prefers the hybrid Zoom solution for transparency.

Mohena Kaur – 108 Eleanor Drive – said that a petition was drafted with 148 signatures.

She noted that the TIF had not been established and yet it appeared that the development “hinged” on its establishment.

Alderman Ludvigsen asked that the addresses of the speakers be noted.

Mary J. Meier – 1101 Oak Avenue – opposes the rezoning of the property, as it is landlocked by single family homes. Approving this will set a precedent for other R-1 areas. She said that residents in the City may all be rezoned if approved. She said that an email from Alderman Morgan-Adams stated that if Lexington did not get the project, that area would likely get “stuck with a lower use development.” Ms. Meier said that this could not happen if the area was not rezoned, and that once rezoning was approved, even if Lexington backed out the area would be rezoned. She asked that the Council vote no on rezoning and the PUD.

Bill Mayyou – 1 Drake Terrace – said that for the last 34 years, he has noted the traffic. He said that it poorly designed, and he has seen multiple accidents. Involved with developing three TIF districts and said that they are very difficult to set up. He said that funding was difficult, too. He added that it is a two to three-year process. He said that Lexington Homes intends to put a swamp in there. He said that Lexington Homes claimed that 69 townhomes is their low number; he said that it is the high number. he asked if aldermen would themselves be willing to live within 25 feet of a 40 foot building. He noted that companies that he worked with in the past had to build wells 600 feet or greater. He added that he does not feel that Alderman Morgan-Adams had sent a letter promising many improvements – he said that it cannot be done. TIF will not take care of these issues.

Paul Gebert – 1105 Drake – asked where the land would be coming from for the 14-16 parking spaces. Mr. Wynsma said that the land would be west of the pond along Oak Court. Otherwise it will be green space. Mr. Gebert asked how the 69-unit development benefitted the nearby residents of Prospect Heights? He asked for the developer or Council to name three benefits. Mayor Helmer responded that it will improve neighboring property and home prices will go up.

Lenny Asaro - Dinsmore & Shohl, LLP – said that he is an attorney representing some of the Lexington Homes objectors. He said that it was pointed out that the next step in the process was to appoint a TIF consultant. One of the elements is that this use is not a use that the comprehensive plan calls for. He said that the TIF study would have to identify the existing and intended uses for the site. This will have to reconcile with the comprehensive plan. He said that in his 25-plus years handling these types of cases has not seen a development proposed before the TIF was put in place. He noted that this project cannot be funded without the TIF in place. He said that the comprehensive plan is completely inconsistent with this project.

After the Mayor and City Clerk asked if there were any other people who wanted to speak, Attorney O’Driscoll asked if anyone wanted to speak.

Michael Linzing – 1017 Drake – said that he was disappointed that the Mayor and Alderman Morgan-Adams said that the City cannot stop this project. He said that he would not have come to Prospect Heights had he thought that this was the attitude of the public figures and had he known that the area was going to change from single family. He asked how the aldermen would feel if this were going up in their area. He said that Alderman Morgan-Adams disregarded the sentiment of the public, having said, according to Mr. Linzing that aldermen do not vote on sentiment. Mayor Helmer noted that he does not have a vote. He also added that objectors had defamed his character with verbal slurs during a previous meeting.

Attorney O’Driscoll discussed Mr. Asaro’s accusation that the City was violating the Open Meetings Act because visuals were not required for the PZBA and City Council meetings. The attorney would also address the issue of the comprehensive plan of 2014.

City Administrator Wade said that the Jolly Fun House was still in operation in 2014, so it would not have been part of the comprehensive plan discussion. He added that a Comprehensive Plan is a plan, and is not binding.

Attorney O'Driscoll said that the OMA has had changes over the past several months to facilitate remote attendance and there is nothing that requires that a person be placed on video. The new statutes even allow phone attendance. Nothing has been violated.

The Comprehensive Plan is advisory and not regulatory.

Attorney O'Driscoll said that there was a typo, on Page 4 of Director Peterson's memo- the line preliminary plat of subdivision should be added.

**Alderman Dolick moved to Approve O-20-37 Ordinance conferring with the PZBA's findings of fact with the typo amended, conferring with the recommendations of the PZBA except allowing for the 25-foot setback, and Granting a Map Amendment, Special Use for a PUD with Conditions, and Preliminary Plat of Subdivision and Preliminary Engineering as Recommended by the PZBA for the Real Estate Commonly known as 1001 and 999 Oak Avenue, Prospect Heights, IL; seconded by Alderman Ludvigsen.**

Discussion followed.

Alderman Morgan-Adams said that there were a lot of false statements made by residents. She said she never talked about street lights, or that the project was unstoppable. She said that the property is private property and was a school that started in the 1970's. It was never single family housing, and always special use. She added that the TIF does not have to be in place before the project.

City Administrator Wade said that it is not uncommon that land use approval happens before the TIF. It is a protective practice because the increment that is drawn from the district pays for the public improvement associated with the TIF. Paying for the TIF counsel and set up would not make sense if the project afterwards was disapproved.

City Administrator Wade said that the TIF is an opportunity to make improvements to Muir Park and stormwater improvement to the north of the area; and the requirement for a sidewalk on Elmhurst Road. The sidewalk could be extended to Hintz and connect Drake to Elmhurst Road. The stormwater improvements are about \$300,000, the sidewalk would be about \$350,000, and the Drake sidewalk about \$200,000 and associated drainage. The City will get about \$1million of TIF improvements, with 23 years to draw an increment. That is why you do not do the TIF prematurely.

Alderman Morgan-Adams said that it is not practical to bring single family homes in that area. She said that at the informal Meeting with the residents, they were asked if that would make a difference to their objection to Lexington Homes and they said it would not.

She noted that the townhomes would not devalue residents' property. She noted that absolutely no park land was being lost. She said the residents were misinformed.

Alderman Quinn said that the comprehensive plan is a reason to live in Prospect Heights. She noted that on p 60 of the Plan, it says that "R-1 single family districts should be preserved for their rural character." She said that a development can be great, but the City has plenty of multi-family housing. She believes that the City should listen to the residents and have a certain type of look and sense of space. She said the development is not ideal for that area. That dense housing does not belong there. She said that she is appalled by the fact that the residents' made such an effort and had a horrific experience.

Alderman Morgan-Adams quoted the Comprehensive Plan as saying that the City should build additional housing to fit the needs of the community, with a diversity of housing.

Alderman Ludvigsen said that what is there now is dilapidated with asbestos, and he noted that there would be no loss of park space. There is no single family or multi-family there now. The City should desire some type of housing there, and whatever would be put in would have created more traffic and more density. He said that the Council spent a great deal of time on this project, and he specified the hours that Alderman Morgan-Adams had devoted to researching and documenting the project, and that the residents did not want to compromise.

Alderman Cameron replied that Lexington Homes had reported that even if the residents did want to compromise, they would not accept less housing. She said that they would not have gone below 69 units.

Mayor Helmer said that the residents did not want anything on the property, and so the residents would not compromise.



**ROLL CALL VOTE:** AYES - Morgan-Adams, Dolick, Ludvigsen  
NAYS - Cameron, Quinn  
ABSENT - None

Motion carried 3 – 2

**NEW BUSINESS**

**A. Requested 1st Read Waiver O-20-38** Staff Memo and Ordinance providing for the issuance of not to exceed \$5,000,000 General Obligation Refunding Bonds for the purpose of refunding certain outstanding bonds of the City, providing for the levy and collection of a direct annual tax sufficient to pay the principal and interest on the bonds, authorizing the execution of an escrow agreement in connection with the issue of the bonds, and authorizing the sale of the bonds to the purchaser thereof (**1st Reading**) – **Alderman Morgan-Adams moved to Approve a waiver of First Reading for O-20-38 Staff Memo and Ordinance providing for the issuance of not to exceed \$5,000,000 General Obligation Refunding Bonds for the purpose of refunding certain outstanding bonds of the City, providing for the levy and collection of a direct annual tax sufficient to pay the principal and interest on the bonds, authorizing the execution of an escrow agreement in connection with the issue of the bonds, and authorizing the sale of the bonds to the purchaser; seconded by Alderman Dolick. There was unanimous approval.**

**ROLL CALL VOTE:** AYES - Ludvigsen, Dolick, Cameron, Quinn, Morgan-Adams  
NAYS - None  
ABSENT - None

Motion carries 5 - 0

**B.O-20-38** Staff Memo and Ordinance providing for the issuance of not to exceed \$5,000,000 General Obligation Refunding Bonds for the purpose of refunding certain outstanding bonds of the City, providing for the levy and collection of a direct annual tax sufficient to pay the principal and interest on the bonds, authorizing the execution of an escrow agreement in connection with the issue of the bonds, and authorizing the sale of the bonds to the purchaser thereof (**2nd Reading**) – **Alderman Dolick moved to Approve O-20-38 Staff Memo and Ordinance providing for the issuance of not to exceed \$5,000,000 General Obligation Refunding Bonds for the purpose of refunding certain outstanding bonds of the City, providing for the levy and collection of a direct annual tax sufficient to pay the principal and interest on the bonds, authorizing the execution of an escrow agreement in connection with the issue of the bonds, and authorizing the sale of the bonds to the purchaser thereof; seconded by Alderman Quinn. There was unanimous approval.**

**ROLL CALL VOTE:** AYES - Dolick, Cameron, Quinn, Morgan-Adams, Ludvigsen  
NAYS - None  
ABSENT - None

Motion carries 5 - 0

**C. Requested 1st Read Waiver O-20-39** Ordinance Amending Title 2 of the Prospect Heights City Code (Liquor Licenses) providing for the increasing in the number of C-1 Liquor Licenses from 3 to 4, as per the request of Fry the Coop Prospect Heights, LLC, 580 N Milwaukee Avenue (**1st Reading**) – **Alderman Quinn moved to Waive First Reading of O-20-39 Ordinance Amending Title 2 of the Prospect Heights City Code (Liquor Licenses) providing for the increasing in the number**



**of C-1 Liquor Licenses from 3 to 4, asper the request of Fry the Coop Prospect Heights, LLC, 580 N Milwaukee Avenue; seconded by Alderman Cameron. There was unanimous approval.**

**ROLL CALL VOTE:** AYES - Cameron, Quinn, Morgan-Adams, Ludvigsen, Dolick  
NAYS - None  
ABSENT - None

Motion carries 5 - 0

**D.O-20-39 Ordinance Amending Title 2 of the Prospect Heights City Code (Liquor Licenses) providing for the increasing in the number of C-1 Liquor Licenses from 3 to 4, asper the request of Fry the Coop Prospect Heights, LLC, 580 N Milwaukee Avenue (*2nd Reading*) – Alderman Dolick moved to Approve O-20-39 Ordinance Amending Title 2 of the Prospect Heights City Code (Liquor Licenses) providing for the increasing in the number of C-1 Liquor Licenses from 3 to 4, asper the request of Fry the Coop Prospect Heights, LLC, 580 N Milwaukee Avenue; seconded by Alderman Ludvigsen. There was unanimous approval.**

**ROLL CALL VOTE:** AYES - Quinn, Morgan-Adams, Ludvigsen, Dolick, Cameron  
NAYS - None  
ABSENT - None

Motion carries 5 – 0

**DISCUSSION TOPICS FOR THIS MEETING:**

**A.**Zoom Meeting Discussion – Treasurer Tibbits said that the meeting has been broadcasted live on the cable channel. Therefore, the City does have a hybrid system operating, which incorporates a still shot in the empty Council room with the Zoom meeting superimposed. The recording of the meeting has both the Zoom and the still shot. So, there could be Council members in the City Hall Chambers while others stay at home on Zoom.

Mayor Helmer said that the system is working well. – **No action was taken.**

**APPROVAL OF WARRANTS**

**A.**Approval of Expenditures

General Fund	\$122,725.67
Motor Fuel Tax Fund	\$0.00
Palatine/Milwaukee Tax Increment Financing District	\$0.00
Tourism District	\$1,702.84
Development Fund	\$0.00
Drug Enforcement Agency Fund	\$4,212.95
Solid Waste Fund	\$29,570.09
Special Service Area #1	\$0.00

Special Service Area #2	\$0.00
Special Service Area #3	\$0.00
Special Service Area #4	\$0.00
Special Service Area #5	\$0.00
Special Service Area #8 – Levee Wall #37	\$0.00
Special Service Area-Constr #6 (Water Main)	\$186,245.00
Special Service Area- Debt #6	\$0.00
Capital Improvements	\$0.00
Palatine Road Tax Increment Financing District	\$0.00
Road Construction	\$0.00
Road Construction Debt	\$1,195,230.00
Water Fund	\$69,452.23
Parking Fund	\$45.15
Sanitary Sewer Fund	\$0.00
<u>Road/Building Bond Escrow</u>	<u>\$0.00</u>
<b>TOTAL</b>	<b>\$1,609,183.93</b>
<b><u>Wire Payments</u></b>	
<b>10/23/2020 PAYROLL POSTING</b>	<b>\$162,402.67</b>
<b>OCTOBER ILLINOIS MUNICIPAL RETIREMENT FUND</b>	<b><u>\$24,026.58</u></b>
<b>TOTAL WARRANT</b>	<b>\$1,795,613.18</b>

City Clerk Prisiajniouk read the warrants.

**Alderman Morgan-Adams moved to Approve the warrants as presented; seconded by Alderman Ludvigsen to include a TOTAL of \$1,609,183.93; 10/23/2020 Payroll Posting of \$162,402.67; October Municipal Retirement Fund of \$24,026.58; and a TOTAL WARRANT of \$1,795,613.18.**

Discussion followed. Mayor Helmer asked about the Road Bond escrow. He asked if the City would be paid back. The Mayor clarified that the money had to be put in escrow and the City would get bids, and then when the City gets the bids, the City will be refunded that amount. City Administrator Wade said the City would be paid back

**There was unanimous approval.**

**ROLL CALL VOTE:** AYES - Morgan-Adams, Ludvigsen, Dolick, Cameron, Quinn  
NAYS - None  
ABSENT - None

Motion carries 5 – 0

**PUBLIC COMMENT ON NON-AGENDA MATTERS (Five Minute Time Limit)** - None

**EXECUTIVE SESSION** - None

**ACTION ON EXECUTIVE SESSION ITEMS, IF REQUIRED**

**ADJOURNMENT – At 9:08 PM, Alderman Morgan-Adams moved to Adjourn; seconded by Alderman Ludvigsen. There was unanimous approval.**

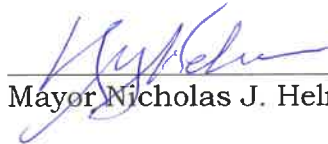
**ROLL CALL VOTE:** AYES - Ludvigsen, Morgan-Adams, Cameron, Dolick, Quinn  
NAYS - None  
ABSENT - None

Motion carried 5 – 0

Approved by the Prospect Heights City Council on this the 23<sup>rd</sup> day of November, 2020.



Deputy Clerk Schultheis



Mayor Nicholas J. Helmer

