

***Proceedings of the Council of the City of Joliet, Illinois  
held on the 2nd day of April, A.D. 2007***

PRE-COUNCIL MEETING of the Council of the City of Joliet, Illinois held on Monday, April 2, 2007 at 3:30 P.M. in the Council Chambers, Joliet Municipal Building, 150 W. Jefferson Street, Joliet, Illinois.

ROLL CALL

PRESENT: MAYOR ARTHUR SCHULTZ and DISTRICT 5 COUNCILMAN WARREN C. DORRIS, COUNCILMAN AT LARGE THOMAS C. GIARRANTE, DISTRICT 4 COUNCILMAN ALEX LEDESMA, COUNCILWOMAN AT LARGE JAN QUILLMAN, DISTRICT 1 COUNCILMAN JOSEPH R. SHETINA and DISTRICT 3 COUNCILMAN ANTHONY UREMOVIC.

ABSENT: DISTRICT 2 COUNCILMAN TIMOTHY M. BROPHY and COUNCILMAN AT LARGE MICHAEL F. TURK.

ALSO PRESENT: CITY MANAGER JOHN M. MEZERA and CORPORATION COUNSEL JEFFREY S. PLYMAN.

The City Manager asked the Mayor and Council's indulgence in moving several items up on the agenda due to the presence of interested individuals.

The City Manager first explained Council Memo #346-07 dealing with Amendments to the Annexation Agreement, Master Development Plan and Special Use Permit for Autobahn Country Club.

COUNCILMAN BROPHY arrived at the meeting during the explanation.

The City Manager said originally there was a clubhouse that was proposed of around 40,000 sq. ft. He said the owners wanted to cut it back to about 20,000 sq. ft., and we went back and forth with them and we probably lost a little time arguing over that. He said now here we are with 75,000 sq. ft. which is almost twice as big as what anyone even envisioned the first time around. He said it is great to see these new projects come along, especially when they're successful. He said they have been there three years already.

The City Manager then explained Council Memo #357-07 dealing with a Lease Assignment for a Coffee Shop at Joliet Union Station. He said the original assignor is moving out of state and has requested that her interest in the lease be assigned to her brother.

COUNCILMAN BROPHY asked if they are on time with their payments and Planner Jan Vitali said yes.

COUNCILMAN SHETINA asked where we're at with proposals for the Down From the Tracks area at Union Station.

The City Manager said we've had 6 or 7 people express interest and we're trying to get a business plan from each of them to review.

The Director of Community and Economic Development said we are going to review eight proposals on Wednesday. He said we are going to try and categorize them and come to terms with which ones are the best and which ones we'll recommend, and the hope is that in a couple of weeks we will come back to the Land Use Committee and make a recommendation.

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COUNCILMAN SHETINA asked if we have suggested what we prefer in this location.

The Director of Community and Economic Development said we have some parameters on how much they will pay and what spaces they'll use and how they'll run their business along with the hours of operation. He said everybody is wanting to do a food operation with a bar associated with it. He said they're all basically the same, and some have varying track records, and we'll get into all of that on Wednesday morning.

COUNCILMAN GIARRANTE said he would like to see the original list of names and what their backgrounds are, if any.

The Director of Community and Economic Development said we'll try to summarize it a few days after Wednesday and get something in the Council's mailboxes.

MAYOR SCHULTZ asked if any of the applicants were local people.

The Director of Community and Economic Development said the majority of them are local.

1. Citizens to be Heard

a. Kelly Sufka, Joliet Jackhammers General Manager

Ms. Sufka said the reason she is here is about the recent article in the Herald News regarding the condition of Silver Cross Field during a University of St. Francis baseball game. She said she was contacted by the City and she also wanted to address that herself. She said partially what happened was they were in the situation where the ballpark was shut down last winter and she is not sure it got shut down correctly. She said because of that and the late, cold winter that we had, we had some plumbing problems. She said along with those plumbing problems we received snow the weekend before St. Francis was to have their opener. She said they did not have water on the concourse level which is where the cleaning crew does all their power washing from and where all the restrooms get cleaned. She said on that level they did not have the water at that time to clean it. She said they got the field ready even with all the rain on that Thursday, Friday and Saturday for St. Francis to play that Sunday and they did play that Sunday.

Ms. Sufka said prior to the article coming out, just so nobody thinks she got it done just after it appeared, the entire park was cleaned that next week. She said the entire park was power washed, all the bathrooms were cleaned and the suite levels were cleaned. She said so the entire park did get cleaned prior to the next weekend of St. Francis coming in. She said on that next Sunday she was at the park and they probably had 200-300 people at the game. She said this weekend we had an Easter egg hunt and high school games on Saturday.

Ms. Sufka said the plumbing has been addressed and they are getting all of the plumbing situations rectified and they are moving forward.

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Ms. Sufka apologized for the situation with the St. Francis game but said they can not clean if they don't have water and they were all set by the next weekend. She said now for every event they have a women's and a men's restroom open behind home plate and their concessions are working. She said they had concessions this weekend and everything was up and running.

COUNCILMAN BROPHY said he thinks the team can do 150 things right and if one little thing is pointed out wrong, well, every homerun hitter strikes out every once in a while. He said he would like them to know they have our full faith and respect in the job they do as our tenant and caretaker of that facility. He said 364 days out of the year the ballpark is going to look like the stellar place that it is. He thanked Ms. Sufka and said he knows they put in a lot of hard work and one sour note shouldn't spoil the fun we're going to have this year.

The City Manager said everybody around here does appreciate all the wonderful things that happen at the park.

The City Manager then explained Council Memo #403-07 Supporting the Joliet Township High School District 204 Referendum Proposition to Issue School Building Bonds to build and equip field house additions to both the Central and West High School campuses.

COUNCILMAN TURK arrived at the meeting during the explanation.

Superintendent Paul Swanstrom said they appreciate the Mayor and Council considering this Resolution. He said this project is necessary for their programs, it's good for the kids and the community, and it will not result in a tax rate increase. He said they are able to sell these bonds, combine with existing debt and refinance that with no increase in the tax rate. He said they are very hopeful that it will be passed on April 17<sup>th</sup>. He said a presentation on both of the field houses is on their website.

The City Manager asked if anyone from the school would be available tomorrow night to make a presentation at the Council meeting.

Dr. Swanstrom said yes, that would be great.

The City Manager asked if there would be changes in the programming if the facilities are built.

Dr. Swanstrom said a year ago their athletic director did a study on what it would take to reinstitute a second sports team. He said the Board of Education has always been interested in a second sports team and yet as you know we have had academic issues we had to address. He said now it is time to move forward. He said it is about a three year process in order for them to reinstitute a second sports team and this is one of the elements that must be in place. He said we do not currently have the facilities for practice and for competition. He said if the facilities are built, it also opens the door for reinstating the second sports team.

COUNCILMAN BROPHY asked Dr. Swanstrom if he could bring in the handout he distributed at the Chamber of Commerce Educational work lunch which showed what the schools were asked to do in 1970 and what the schools are being asked to do today. He said that was very instrumental for him to

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understand why the tax rates need to go up. He said we're asking the schools to do more and it really made sense to him after he read that.

COUNCILMAN BROPHY asked Dr. Swanstrom what is going on with the old cafeteria at Joliet West.

Dr. Swanstrom said the old cafeteria was converted into two new science labs as well as some meeting rooms.

COUNCILMAN GIARRANTE asked if the handout that COUNCILMAN BROPHY is talking about will show what part of those are unfunded mandates.

Dr. Swanstrom said it's a timeline of when education really kind of started and what has been added on year after year after year. He said nationally schools are expected to do more than just teach reading, writing and arithmetic. He said it's become more social and we've really taken on a lot of the roles of the family.

COUNCILMAN UREMOVIC said in regards to absolutely no increase in taxes, this is going to be the debt service for this \$24 million bond.

Dr. Swanstrom said it's no increase in the tax rate, but taxes may still go up because that is a function of the tax rate and the value of the property. He said the tax rate will not increase. He said what happens is we'll extend the payment on our bonds an additional four years and that's what will pay for this \$24 million.

COUNCILMAN UREMOVIC asked if any of the money that will come from the City of Joliet's contribution will go towards the debt service of this.

Dr. Swanstrom said no, this is independent from that.

COUNCILMAN UREMOVIC said it's important that that's understood. He asked if they have met with bond counsel yet.

Dr. Swanstrom said yes.

COUNCILMAN UREMOVIC asked the City Manager if he's reviewed it.

The City Manager said they haven't reviewed it but they said it was going to be done from the restructuring of their bonds so we took them at their word. He said if you want us to look at anything they can send it to the Director of Management and Budget and we could take a look at it.

Dr. Swanstrom said the referendum question itself does not address the restructuring of bonds, all it says in essence is we are going to do some remodeling work on the locker rooms, build new field houses and it's giving the Board authority to sell \$24 million in bonds. He said we can certainly discuss with the Council how we intend to do that, but the question itself is very technical and very specific and does not allow them to say in there that it won't raise the tax rate.

Deputy Liquor Commissioner Dan Campus then explained Council Memo #402-07 dealing with the Change of Liquor License Classification from a Class "D" to a Class "B" at 3301 Hennepin Drive.

It was requested that this item be voted on today.

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2. Change of Liquor License Classification from a Class "D" to a Class "B" at 3301 Hennepin Drive  
(Council Memo #402-07)

A communication from the Liquor Commissioner regarding the application of Hooters of Joliet, Inc. d/b/a/ Hooters for a change in Liquor License Classification from a Class "D" to a Class "B" at 3301 Hennepin Drive contained his recommendation that the change in classification for this license is in the best interest of the City, and therefore, approval is recommended.

COUNCILMAN GIARRANTE moved that the recommendation of the Liquor Commissioner be concurred in.

Motion seconded by COUNCILMAN TURK.

Motion carried by the following vote:

AYES: COUNCILMAN BROPHY, DORRIS, GIARRANTE, LEDESMA, COUNCILWOMAN QUILLMAN, COUNCILMEN SHETINA, TURK, UREMOVIC and MAYOR SCHULTZ.

NAYS: NONE.

The City Manager then went to the beginning of the agenda to explain the remaining items.

The City Manager advised there was no need to go into closed session.

COUNCILMAN GIARRANTE moved that the meeting adjourn.

Motion seconded by COUNCILMAN LEDESMA.

Motion carried by the following vote:

AYES: COUNCILMAN DORRIS, GIARRANTE, LEDESMA, COUNCILWOMAN QUILLMAN, COUNCILMEN SHETINA, TURK, UREMOVIC, BROPHY and MAYOR SCHULTZ.

NAYS: NONE.

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ARTHUR SCHULTZ  
Mayor

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JANET K. TRAVEN  
City Clerk

Recorded on Tape