

***Proceedings of the Council of the City of Joliet, Illinois  
held on the 14th day of May, A.D. 2007***

PRE-COUNCIL MEETING of the Council of the City of Joliet, Illinois held on Monday, May 14, 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 4 COUNCILWOMAN SUSIE A. BARBER, DISTRICT 2 COUNCILMAN TIMOTHY M. BROPHY, DISTRICT 5 COUNCILMAN WARREN C. DORRIS, COUNCILMAN AT LARGE THOMAS C. GIARRANTE, COUNCILWOMAN AT LARGE JAN QUILLMAN, DISTRICT 1 COUNCILMAN JOSEPH R. SHETINA and DISTRICT 3 COUNCILMAN ANTHONY UREMOVIC.

ABSENT: 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 explained Council Memo #532-07 dealing with a Special Use Permit being requested by the Housing Authority of Joliet to Allow Renovation of an Existing 49-Unit Senior Residential Structure into a 45-Unit Supportive Living Facility for Senior Citizens and Disabled Individuals Located at 400 N. Bluff Street.

Mr. Henry Morris, Executive Director of the Housing Authority, said that over the years they have had a number of their senior citizens go into nursing homes prematurely and they have found that many of them wouldn't have gone into a nursing home if there was an intermediate or supportive living type facility that they would be able to go into and live in the community on a more independent basis for a longer period of time. He said they saw that as a major need which was complemented by the fact that the average age of their senior population is about 82 years old. He said naturally that age is getting older and older so there is going to be more of a need for this type of facility. He said when seniors are not able to live independently, can't bathe themselves, take their medications properly and need help with housekeeping and basic types of services, this is an opportunity where we can provide those services to them and it could lengthen their stay and quality of life within the community.

COUNCILMAN SHETINA asked if the Housing Authority will run and own this facility.

Mr. Morris said they are going to run it in cooperation with a group out of Miami called MIA Consultants. He said they are experts in the field and they have a number of supportive and assisted living facilities throughout the whole country and they are the ones who kind of started this process with HUD and housing authorities a few years ago. He said this will be the first supportive living facility operated by a housing authority within the State of Illinois. He said there are three or four others on the east coast and down in Florida. He said they will manage the facility for a minimum of 3 years, hopefully maybe up to 5 years, and at that point we will make a determination on whether we can assume the management ourselves.

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COUNCILMAN SHETINA said you will own it though.

Mr. Morris said yes, we will own it.

COUNCILWOMAN QUILLMAN said she was reading the Plan Commission minutes and it says Medicaid will only allow services to be provided to the elderly, and once HUD approves the authorization to designate the building as "elderly only", the minimum age for a senior resident will be 62 years old. She asked if they were going to go with that minimum age.

Mr. Morris said we are going with that. He said initially they thought they would be able to provide services also to the handicapped and disabled but not with that regulation.

COUNCILWOMAN QUILLMAN said it says in the Council Memo that this facility would also serve individuals with disabilities aged 22 or over.

Mr. Morris said state regulations require that the facility has to be elderly only, which means that's the only population we can serve with the supported living facility and get the Medicaid waivers.

COUNCILWOMAN QUILLMAN said then that statement is not true, it won't be for people aged 22 or over, it will be elderly only.

Mr. Morris said it will just be senior citizens.

COUNCILWOMAN QUILLMAN said she noticed there will be 12 CNA's and one RN on staff. She asked who the other nine employees are.

Mr. Morris said there will be an Administrator, an Assistant Administrator, an Activity Coordinator, an Admissions Coordinator, a Cook and two Cook Assistants, a Bus Driver, a Maintenance person and there's the possibility that we will also incorporate a security guard. He said but there will be 10 to 12 CNA's and he also thinks there will be an LPN.

COUNCILWOMAN QUILLMAN said also the Plan Commission minutes said the RN will be in charge of overseeing all of the CNA's.

Mr. Morris said he's not certain if it's going to be the RN that is overseeing them. He said that would be directly under the responsibilities of the Administrator and Assistant Administrator.

COUNCILWOMAN QUILLMAN asked if there is only one RN.

Mr. Morris said one RN and one LPN.

COUNCILWOMAN QUILLMAN said with that being said, who will be giving the medications at night when these folks need their meds. She said the CNA's can't do it.

Mr. Morris said the RN is going to be on a contract basis. He said he doesn't know who's going to have the responsibility of giving the medication, but that's something we can find out for you.

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COUNCILWOMAN QUILLMAN said she would like to know that. She said they need their medication morning, noon and night and sometimes four times a day. She said with only one RN being there for one shift and some of these folks getting a little confused with these meds, she just wants to know who's going to be giving the meds to them. She said she's thinking they might need a licensed LPN that is authorized to give meds with a certificate.

Mr. Morris said there is an LPN in the budget.

COUNCILWOMAN QUILLMAN said it won't be for all three shifts; that's her concern.

COUNCILMAN BROPHY asked if this is 100% State funded.

Mr. Morris said to fund it we're going to be getting Medicaid waivers which would equate to approximately \$2,000 per senior citizen that is in the complex. He said all of the food stamps that they receive will be going into the facility on behalf of the family. He said the senior citizen would be getting their social security and all but \$90 of that amount would be going into the facility. He said then there's the operating subsidy that we get from the Federal government so that's also going to be included in the operations.

COUNCILMAN BROPHY said so these residents will contribute all but \$90 of their social security.

Mr. Morris said yes, and that's to cover all of the support services as well as the rental for the facility. He said the initial budget is going to be about \$1 million for the facility for the first year.

COUNCILWOMAN QUILLMAN said since this will be the first one of its kind in Illinois, is there any other state that has something like this that you could copy from.

Mr. Morris said yes. He said there are facilities in Miami, Florida and that is where the consultants are from. He said they have a facility there that is a public housing development that they do manage he believes for the Miami Housing Authority.

COUNCILWOMAN QUILLMAN asked who is going to give the meds on the weekends. She said that nurse can't work seven days a week. She said this is her concern; she thinks it's a great idea but she personally feels that you need to have more of a plan about staffing.

Mr. Morris said he would get that information.

MAYOR SCHULTZ asked if they were going to start taking the buildings down.

Mr. Morris said the buildings are being rehabilitated right now. He said there is about a \$2.8 million contract and it's anticipated to be completed near the end of August and they were hoping that the facility could open by the first week in September.

MAYOR SCHULTZ asked if the people that are moving out are getting Section 8.

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Mr. Morris said the seniors that lived in that facility have been relocated into other senior housing that we had available. He said there were about 25 seniors that were relocated.

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

It was noted that Council Memo #531-07 dealing with Repealing a Variation of Use to Allow a Two Chair Beauty Salon at 1203 W. Jefferson Street was being withdrawn by the petitioner.

COUNCILMAN GIARRANTE asked if the pictures included in the memo are pictures of this house.

The Director of Community and Economic Development stated he believes that's the house.

COUNCILMAN GIARRANTE asked if we can do something about the vehicles parked in the grass on Jefferson Street.

The Director of Community and Economic Development stated yes we will.

The City Manager said she should also pave that driveway.

COUNCILMAN GIARRANTE said can we also do something about the rest of those houses along that area of Jefferson Street with the cars parked in the grass.

The Director of Community and Economic Development said the Police Department has to take care of that but we will take care of this one.

COUNCILWOMAN QUILLMAN asked if this was an old picture because under the recommendation of the Zoning Board, the petitioner had to do all that paving and she asked if it was ever done.

The Director of Community & Economic Development stated he thinks it has been paved and that this is an old picture. He said he thinks they paved and fenced it, but he can't in good conscience tell you that there is not a problem there. He said we will check it out.

The City Manager explained Council Memo #548-07 dealing with the Award of Contracts for the Construction of the Joliet Area Sports Hall of Fame and for the Purchase and Installation of Audio Video Equipment and Furniture.

The City Manager said the total for the work is a little over \$200,000. He said it should be a very nice project. He said we will have an agreement that will be brought back to you later as to how that would be rented with the Jackhammers and how the revenues would be shared and whatnot for the facility. He said it would make a very nice presentation for all of the Sports Hall of Fame paraphernalia that we currently have and will have in the future.

COUNCILMAN BROPHY asked why we don't wait for the agreement.

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The City Manager said he thinks the Baseball Committee wanted to do it anyway because we may want to do it ourselves if we can't reach a satisfactory agreement with the Jackhammers.

COUNCILWOMAN QUILLMAN asked if they gave us a date after this is approved of how long it would take to get it finished.

The Deputy City Manager said the best guess is 90 days on the outside, and it could be quicker. He said he'd like to have it done by August.

COUNCILMAN SHETINA asked who's paying for this and how.

The City Manager said the City is paying for it. He said we have rent that we get from the facility every year which is about \$200,000 and we have some carryover funds from last year of about \$360,000 in that fund, and \$200,000 would go to pay for this. He said there would still be about \$160,000 left over. He said we wanted to try to hold this down so we didn't use all of the funding that was available so you have some funding left in case you want to make a contribution to the Miracle League. He said that will cost about a half million dollars. He said there has not been a formal request of the City but he suspects there will be.

COUNCILMAN SHETINA said so out of the \$200,000 we get a year we're going to be paying for it. He said that's not earmarked anywhere else yet.

The City Manager said no, it's just available for improvements to the stadium and there were no other improvements proposed this year.

COUNCILMAN SHETINA said what the tentative date is for the Miracle League.

The City Manager said they should be completed by fall of this year and available for spring of next year.

COUNCILMAN GIARRANTE said they're looking for some help with the funding of the Miracle League.

The City Manager said there is still \$160,000 available in this fund should you want to use that as a contribution. He said he knows they're out raising funds now and he doesn't know how they are doing, but eventually they probably will come and ask us for some contribution.

COUNCILMAN UREMOVIC asked for an explanation of Council Memo #564-07 dealing with Offsite Water Main Improvements for the Silver Leaf Subdivision.

The City Manager stated the Silver Leaf Subdivision has installed their water main and our utility system would like to connect it now to some of the other subdivisions to help the water pressure in those subdivisions, including College Park and Oakwood Estates. He said the City is paying the contractor to do those connections and that will then help those other subdivisions have another source of water and also help them with pressure.

COUNCILMAN UREMOVIC said so this would be to hook up their part of it with these other subdivisions.

The City Manager said yes, we would be connecting this up with those two other subdivisions.

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COUNCILMAN UREMOVIC said a question came up from Oakwood Estates in regards to straightening out McDonough Street. He asked if they are going to be working on that shortly.

The Director of Public Works said eventually when they develop that last southeast quadrant property they may try to soften that curve a little bit more.

COUNCILMAN UREMOVIC asked if he could give us a write up on that. He also asked what the timeline might be on this.

The City Manager said maybe a summary could be prepared with a sketch that would show how that's going to occur.

COUNCILMAN UREMOVIC said that's perfect. He said he thought they were supposed to be doing lighting on McDonough.

The Director of Public Works said he's not sure the County is going to let them put in any more lighting out there right now, but he would check.

The City Manager said the funding would be available in their bonds to put lighting in there; the question is whether the County would allow that to go in before the roadway improvements were done.

1. Citizens to be Heard

- a. Robert Iuffues Webb II re: May 8, 2007 Swearing In Ceremony and Recommendations for Repealing and Enforcing Various Ordinances

Mr. Webb withdrew his request to speak.

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

The meeting adjourned.

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ARTHUR SCHULTZ  
Mayor

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JANET K. TRAVEN  
City Clerk