

City of Joliet

150 West Jefferson Street
Joliet, IL 60432



Meeting Minutes - Pending Approval

Tuesday, March 5, 2024

6:30 PM

City Hall, Council Chambers

City Council Meeting

MAYOR TERRY D'ARCY

MAYOR PRO- TEM COUNCILMAN PAT MUDRON(1/1/2024 - 3/31/2024)

COUNCILMAN CESAR CARDENAS

COUNCILMAN JOE CLEMENT

COUNCILMAN CESAR GUERRERO

COUNCILMAN LARRY E. HUG

COUNCILWOMAN SUZANNA IBARRA

COUNCILWOMAN JAN HALLUMS QUILLMAN

COUNCILWOMAN SHERRI REARDON

City Manager - Beth Beatty

Interim Corporation Counsel Christopher Regis, City Clerk Christa M. Desiderio

Citizens who are unable to attend the meeting can email comments in advance of the meeting to publiccomment@joliet.gov.

INVOCATION:

Deacon Karl Huebner, Cathedral of St. Raymond Nonnatus, 604 N. Raynor Avenue

PLEDGE TO THE FLAG:

ROLL CALL:

Present: Mayor Terry D'Arcy, Councilman Cesar Cardenas, Councilman Joe Clement, Councilman Cesar Guerrero, Councilman Larry E. Hug, Councilwoman Suzanna Ibarra, Councilman Pat Mudron, Councilwoman Jan Hallums Quillman and Councilwoman Sherri Reardon

ALSO PRESENT: City Manager Beth Beatty and Interim Corporation Counsel Chris Regis.

MAYOR:

Proclamation Honoring Joliet West High School Girls Bowling Team - IHSA State Champions

Attachments: [Joliet West HS Girls Bowling Team 2 29 24.pdf](#)
[Approver Report](#)

Councilwoman Quillman read a Proclamation issued by Mayor D'Arcy honoring the Joliet West High School Girls Bowling Team - IHSA State Champions.

Joliet West High School Athletic Director Steve Milsaps thanked the Mayor and Council for their recognition.

Proclamation Declaring March as Athletic Training Month

Attachments: [March Athletic Training Month.pdf](#)
[Approver Report](#)

Councilman Cardenas read a Proclamation issued by Mayor D'Arcy declaring March as Athletic Training Month.

Brandon Gonzales thanked the Mayor and Council for their recognition.

Proclamation Declaring March as Colorectal Cancer Awareness Month

Attachments: [March Colorectal Cancer Awareness Month.pdf](#)
[Approver Report](#)

Councilwoman Ibarra read a Proclamation issued by Mayor D'Arcy declaring March as Colorectal Cancer Awareness Month.

Wenora Johnson briefly highlighted colorectal cancer facts and thanked the Mayor and Council for their recognition.

APPROVAL OF AGENDA:

A motion was made by Councilman Cesar Guerrero, seconded by Councilman Cesar Cardenas, to approve the Agenda as written.

The motion carried by the following vote:

Aye: Mayor Terry D'Arcy, Councilman Cesar Cardenas, Councilman Joe Clement, Councilman Cesar Guerrero, Councilman Larry E. Hug, Councilwoman Suzanna Ibarra, Councilman Pat Mudron, Councilwoman Jan Hallums Quillman and Councilwoman Sherri Reardon

CITIZENS TO BE HEARD ON AGENDA ITEMS:

Rick Rottweiler, U-Haul Representative, spoke in favor of Council Memo #113-24: Ordinances Associated with the Redevelopment of 4200 W. Jefferson Street.

Angela Farley, Marketing Company President, spoke in favor of Council Memo #113-24.

Mike Cook, Site Civil Engineer and Land Development Consultant with Cook Engineering, spoke in favor of Council Memo #113-24.

Bill Caton spoke in favor of Council Memo #113-24.

Mike Sayle spoke regarding the height of the building proposed for Council Memo #113-24.

Mukesh Desai spoke in favor of Council Memo #113-24.

Raj Sanghvi, attorney, spoke in favor of Council Memo #113-24.

Lawrence George spoke regarding the Family Outreach Program food pantry serving Joliet, Crest Hill, Plainfield, and Romeoville.

Mike Kerwin spoke in opposition of Council Memo #113-24.

APPOINTMENTS:

COUNCIL COMMITTEE REPORTS:

Diversity & Community Relations Committee

Councilman Guerrero gave an overview and explanation of the items discussed at the Tuesday, February 27, 2024 Diversity & Community Relations Committee Meeting.

Link:

https://joliet.granicus.com/player/clip/5248?view_id=6&redirect=true

Public Safety

At Councilwoman Quillman's request, Fire Chief Carey explained the Iris Referral System.

Councilwoman Quillman gave an overview and explanation of the items discussed at the Tuesday, March 5, 2024 Public Safety Committee Meeting.

Link:

https://joliet.granicus.com/player/clip/5255?view_id=6&redirect=true

Public Service

Councilman Hug gave an overview and explanation of the items discussed at the Monday, March 4, 2024 Public Service Committee Meeting.

Public Utilities Director Allison Swisher gave an update on the 2024 Water System Rehabilitation Program.

A brief discussion was held regarding Everbridge Notification System for City project notification, and the importance of actively identifying and repairing non-water usage water loss.

A brief discussion was held regarding a grant for privately owned lead service lines, water meter replacement program, and real-time water usage customer portal.

Link:

https://joliet.granicus.com/player/clip/5250?view_id=6&redirect=true

Stadium

Councilwoman Ibarra gave an overview and explanation of the items discussed at the Wednesday, February 21, 2024 Stadium Committee Meeting.

Councilman Clement discussed the need for additional funding for needed repairs at the Stadium.

Link:

https://joliet.granicus.com/player/clip/5253?view_id=6&redirect=true

CONSENT AGENDA:

Approval of Minutes:

Council Meeting - February 20, 2024

Attachments: [Council Meeting Minutes - February 20, 2024.pdf](#)
 [Approver Report](#)

Invoices to be Paid

Attachments: [Invoices to be Paid 03.05.24](#)
 [Approver Report](#)

Award of Contract for the 2024 Public Works Landscape Restoration Program to ASE Illini-Scapes Inc. in the amount of \$57,536.00 [**103-24**](#)

Attachments: [Approver Report](#)

Award of Contract for the 2024 Utilities Department Electrical Maintenance to Elliott Electric, Inc. in the amount of \$278,320.00 [**104-24**](#)

Attachments: [Approver Report](#)

Award of Contract for the Purchase and Installation of a New Pump Monitoring System at the Eastside Wastewater Treatment Plant to Xylem Water Solutions USA, Inc. in the amount of \$31,212.70 [**105-24**](#)

Attachments: [Approver Report](#)

Award of Professional Services Agreement for the Rosalind Street Culvert Replacement Project to V3 Companies in the amount of \$80,257.00 [**106-24**](#)

Attachments: [Approver Report](#)

Award of Professional Engineering Services Contract for the Phase III Engineering Services for the Theodore Street (Wesmere Parkway to River Road) Roadway Widening Improvements Project - MFT Section No. 18-00515-02 WR to V3 Companies, LTD in the amount of \$371,409.00 [**107-24**](#)

Attachments: [Approver Report](#)

Award of Professional Services Contract for the Demolition and Stabilization of the Victory Center Gymnasium, 25 N Broadway, Joliet, IL 60432 to R. Berti & Sons Contractors Inc. in the amount of \$1,195,590.00 [**108-24**](#)

Attachments: [r berti.pdf](#)
 [Approver Report](#)

Request to Continue the Upfit of Interceptor Police Squads by Painting Doors at Hawk Auto, Branding Units at Element Graphics & Design Inc., and Purchasing Radios from A Beep Communications [**109-24**](#)

Attachments: [Approver Report](#)

**Amendment No. 1 for the Professional Services Agreement
Assessment of the Parking Facilities in the Downtown Area
to WGI Inc. in an amount not to exceed \$10,000.00**

[**110-24**](#)

Attachments: [Approver Report](#)

**Change Order No. 2 for the Lawrence Avenue Lift Station
Rehabilitation to J.S. Alberico Construction Co. reducing the
contract amount by (\$20,250.00) and Final Payment No. 5 in
the amount of \$102,574.00**

[**111-24**](#)

Attachments: [Approver Report](#)

Consent Agenda Items Approved

A motion was made by Councilwoman Hallums Quillman, seconded by Councilwoman Ibarra, to approve all said Consent Agenda Items.

The motion carried by the following vote:

Aye: Mayor Terry D'Arcy, Councilman Cesar Cardenas, Councilman Joe Clement, Councilman Cesar Guerrero, Councilman Larry E. Hug, Councilwoman Suzanna Ibarra, Councilman Pat Mudron, Councilwoman Jan Hallums Quillman and Councilwoman Sherri Reardon

LICENSES AND PERMIT APPLICATIONS:

PUBLIC HEARINGS:

ORDINANCES AND RESOLUTIONS:

ORDINANCES:

**Ordinances Associated with the Redevelopment of 4200 W.
Jefferson Street.**

[**113-24**](#)

**Ordinance Approving a Special Use Permit for an Indoor
Storage Facility, Located at 4200 W. Jefferson Street. (ZBA
2023-50)**

**Ordinance Approving a Special Use Permit for Truck Hire
and Sales, Located at 4200 W. Jefferson Street. (ZBA
2023-51)**

Attachments: [Special Use Permit Ordinance -4200 W. Jefferson - Indoor Storage Facility](#)
[Special Use Permit Ordinance -4200 W. Jefferson - Truck Hire & Sales](#)
[U-Haul Site Plan](#)
[Updated Prelim Elevations](#)
[Updated Prelim Signage](#)
[1-story-center FAA Letter](#)
[1-story-ne FAA Letter](#)
[1-story-nw FAA Letter](#)
[1-story-se FAA Letter](#)
[1-story-sw FAA Letter](#)
[3-story-center FAA Letter](#)
[3-story-ne FAA Letter](#)
[3-story-nw FAA Letter](#)
[3-story-se FAA Letter](#)
[3-story-sw FAA Letter](#)
[U-Haul Tree Removal & Landscape Plan](#)
[U-Haul Tree Survey](#)
[October 19 Zoning Board of Appeals Minutes](#)
[ZBA 2023-50-504 \(4200 W. Jefferson Street\) Staff Report Packet v3](#)
[Approver Report](#)
[Approver Report](#)

A motion was made by Councilwoman Suzanna Ibarra, seconded by Councilman Larry E. Hug, to adopt COUNCIL MEMO #113-24: Ordinances Associated with the Redevelopment of 4200 W. Jefferson Street.

Ordinance Approving a Special Use Permit for an Indoor Storage Facility, Located at 4200 W. Jefferson Street. (ZBA 2023-50)
(ORDINANCE NO. 18616)

Ordinance Approving a Special Use Permit for Truck Hire and Sales, Located at 4200 W. Jefferson Street. (ZBA 2023-51).
(ORDINANCE NO. 18617)

The motion carried by the following vote:

Aye: Mayor Terry D'Arcy, Councilman Cesar Cardenas, Councilman Joe Clement, Councilman Cesar Guerrero, Councilman Larry E. Hug, Councilwoman Suzanna Ibarra, Councilman Pat Mudron and Councilwoman Jan Hallums Quillman

Nay: Councilwoman Sherri Reardon

Ordinance Amending Section 31-75 and Section 31-76 of Chapter 31 of the City of Joliet Code of Ordinances (Utility Billing Payment Plans and Leak Credits)

[114-24](#)

Attachments: [Ordinance - UB Playment plans and Leak Credits 2024](#)
 [Approver Report](#)

Several members of the Council expressed their approval of this Ordinance amendment since it is designed to help residents experiencing hardships.

A motion was made by Councilwoman Sherri Reardon, seconded by Councilman Cesar Guerrero, to adopt COUNCIL MEMO #114-24: Ordinance Amending Section 31-75 and Section 31-76 of Chapter 31 of the City of Joliet Code of Ordinances (Utility Billing Payment Plans and Leak Credits). (ORDINANCE NO. 18618)

The motion carried by the following vote:

Aye: Mayor Terry D'Arcy, Councilman Cesar Cardenas, Councilman Joe Clement, Councilman Cesar Guerrero, Councilman Larry E. Hug, Councilwoman Suzanna Ibarra, Councilman Pat Mudron, Councilwoman Jan Hallums Quillman and Councilwoman Sherri Reardon

RESOLUTIONS:

Resolution Appropriating Motor Fuel Tax Funds for the Phase III Engineering Services for the Theodore Street (Wesmere Parkway to River Road) Roadway Widening Improvements Project - MFT Section No. 18-00515-02-WR in the amount of \$371,409.00

[116-24](#)

Attachments: [Resolution](#)
 [Approver Report](#)

A motion was made by Councilman Larry E. Hug, seconded by Councilwoman Jan Hallums Quillman, to adopt COUNCIL MEMO #116-24: Resolution Appropriating Motor Fuel Tax Funds for the Phase III Engineering Services for the Theodore Street (Wesmere Parkway to River Road) Roadway Widening Improvements Project - MFT Section No. 18-00515-02-WR in the amount of \$371,409.00. (RESOLUTION NO. 7979)

The motion carried by the following vote:

Aye: Mayor Terry D'Arcy, Councilman Cesar Cardenas, Councilman Joe Clement, Councilman Cesar Guerrero, Councilman Larry E. Hug, Councilwoman Suzanna Ibarra, Councilman Pat Mudron, Councilwoman Jan Hallums Quillman and Councilwoman Sherri Reardon

CITY MANAGER:

The City Manager thanked City staff for their hard work.

PUBLIC COMMENTS:

Robin Anderson spoke regarding the death of her daughter Ravin Little John and also regarding unresolved crimes in Joliet.

MAYOR AND COUNCIL COMMENTS:

Councilwoman Reardon wished the City Manager a Happy Birthday. The City Manager wished Councilwoman Reardon a Happy Birthday.

Councilwoman Quillman wished everyone a Happy St. Patrick's Day and asked everyone to stay safe.

Councilman Mudron highlighted the United Cerebral Palsy Great Chiefs' Tasting Party.

Councilwoman Ibarra highlighted the filming of Chicago Fire at the old train station and a tour of the Heroin Epidemic Relief Organization. She shared messages from residents of the Southeast side of District 5 regarding warehouses and their decrease in quality of life and thanked her parents for watching the meetings.

Councilman Hug highlighted St. Patrick's Day and St. Joseph's Day. He encouraged homeowners to contact their State Representatives and Senators concerning HB4795 that would eliminate new single family zoning in Joliet.

Councilman Guerrero discussed warehouse growth in the City and the region as well as the need to create a diverse economy.

Councilman Clement discussed the City's economic development and need for a Comprehensive Plan. He wished his sisters Karen and Barbie a Happy Birthday.

Councilman Cardenas concurred with all the discussions concerning economic development. He wished the City Manager, Councilwoman Reardon, and his Niece Jazelle a Happy Birthday.

Mayor D'Arcy congratulated the Joliet West High School Girls Bowling team on their state championship. He discussed talks being held with staff, local officials, and state officials about a truck traffic plan and the City's awareness of what it will look like by 2050. Mayor D'Arcy highlighted the documentary Saint of Second Chances about the Slammers' Night Train. He also wished the City Manager and Councilwoman Reardon a Happy Birthday.

CLOSED SESSION:

A motion was made by Councilman Cesar Guerrero, seconded by Councilwoman Jan Hallums Quillman, to enter into closed session to discuss personnel, collective bargaining, land acquisition or conveyance, pending or threatened litigation after which the meeting will be adjourned.

The motion carried by the following vote:

Aye: Mayor Terry D'Arcy, Councilman Cesar Cardenas, Councilman Joe Clement, Councilman Cesar Guerrero, Councilman Larry E. Hug, Councilwoman Suzanna Ibarra, Councilman Pat Mudron, Councilwoman Jan Hallums Quillman and Councilwoman Sherri Reardon