

CITY OF COUNTRYSIDE

*803 Joliet Road
Countryside, IL 60525
www.countryside-il.org*



Meeting Minutes **Regular Meeting of the City Council**

Wednesday, February 26, 2025

7:30 PM

City Hall

City Council Members

Mayor, Sean R. McDermott

City Clerk, Elizabeth Kmet

Treasurer, Courtney Bolt

Aldermen Thomas Mikolyzk, Scott Musillami, John Finn
John Von Drasek, Mark Benson and Tom Frohlich

1. **CALL TO ORDER** –The meeting was called to order at 7:30 p.m. by Mayor McDermott. LaGrange Highlands Scout Troop #216 led the audience in the Pledge of Allegiance to the Flag.

Roll Call: City Clerk Kmet called the Roll of those physically present as follows:
Present: Mayor McDermott, Alderman Finn, Alderman Frohlich, Alderman Musillami, Alderman Von Drasek, Alderman Mikolyzk, City Clerk Kmet, Alderman Benson, Treasurer Bolt
Also Present: Police Chief Klimek, City Attorney Peck, Asst. City Administrator Schutter, City Engineer Hernandez, Deputy Clerk Cordova, Recording Secretary Prokop
Absent: City Administrator, Gail Paul

2. OMNIBUS AGENDA

- a. Approval of the City Council Meeting Minutes of February 12, 2025.
- b. Statement of Bills submitted for payment through February 26, 2025 in the amount of \$141,850.53.

Motion was made by Alderman Musillami, seconded by Alderman Von Drasek that this matter be APPROVED as presented; motion carried by the following vote:

Aye: 6 Alderman Frohlich, Alderman Musillami, Alderman Finn,
Alderman Mikolyzk, Alderman Benson, Alderman Von Drasek
Nay: 0

3. COMMUNICATIONS FROM THE PUBLIC

- a. Rosemary Dostal, 9521 – 56th St. is concerned re: development of the former City Hall property on 55th St. and East Avenue. The matter was not on the Agenda for the January 9, 2025 City Council meeting. Mayor McDermott stated that the Developer was informed prior to the 1-9-25 Council meeting that the City was not granting another extension. The City would not entertain another extension so that was never included in the Agenda. Ms. Dostal would like to see an official termination of the project.
- b. Larry Hubbard, 540 Plainfield Road asked what will happen to the property across the street purchased by the City. Mayor McDermott stated that there are no plans at present.

4. MAYOR'S REPORT

- a. Mayor McDermott – presentation of the 2025 Countryside St. Patrick's Day Parade Queen and Recognition of Parade VIPs. The Grand Marshal this year is none other than John Fitzgerald, who has served as City Engineer for the past 23 years. John has done an outstanding job. He is the son of Irish immigrants, from County of Cork. This parade was begun in 2016; one of the first individuals to assist was John Fitzgerald –an immediate supporter; he played the mandolin accompanying the Princess in performing the Irish jig. We are honored to have him serve as Grand Marshal. Thanks to the Fitzgerald family and wife Mary, for all the years that John has served the community. Thank you, Fitz. Please step forward to receive the sash and the mug and shamrock – photos were taken; congratulations were accorded.

Thanks also to our great Chairman, Ald. John Finn, for getting things moving in the right direction. This is a major significant endeavor for everyone – City Staff, Police Department and Public Works. Chairman Finn will recognize several sponsors – Jack Phelan has been with the City since the very beginning. The money raised will be given to two charities, Healthy

Countryside and the Aging Care Connections. Our efforts over the years have resulted in raising over \$100K for local charities -- not-for-profit organizations -- that have received support.

Chairman Finn acknowledged the Sponsors who contribute funds year after year. They make this happen and allow us to provide funds for these charities. We thank all the Sponsors.

POT O GOLD SPONSORS

Countryside Bank – Friends of Sean McDermott – Local 150 Operating Engineers – Merging Technologies – Novotny Engineering -- Rafferty's Irish Pub – Township of Lyons -- Uncle John's Sports Bar and Grill – Wolf's Head Restaurant

EMERALD SPONSORS

The Mood -- Groot – Infinity Communications Group – Tony's Fresh Market – Tressler, LLP – Troop 69 – Westfield Ford

SHAMROCK SPONSORS

Chariot Automotive – Coach's Corner of Willow Springs – Double J Riding Club – Illinois Harley Davidson – Keeper's Heart – Milano Day Spa – Napleton's Countryside Mazda

Alderman Finn introduced the Parade Queen, Kaitlin O'Brien – she is a student at Lyons Township High school. She plays softball and loves baking. She volunteers at the St. Cletus Food Pantry; is active in adaptive Physical Education supporting those with disabilities. Kaitlin comes from a long line of Irish ancestors hailing from Muenster, Cork and Dingle. The Queen was presented with her crown, the parade sash and shamrock. Photos were taken.

Joining Queen Kaitlin in her Court is Gillian John, a student at Lyons Township High school; she plays softball and lacrosse. She spends her free time working and is involved in Plymouth Fellowship. Gillian received her sash, mug and shamrock. Photos were taken.

Finally our Princess, Abigail Dunlap -- is a student at Highlands Elementary. Abigail loves art, crafting, dancing, singing and face painting. She spends her free time helping at food drives. She attends dance festivals and dances at retirement homes. Abigail's great grandparents were from Belfast, Ireland. Abigail received her sash, mug and shamrock. Group photos were taken of the Queen and her Court, plus photos of the entire City Council including the Grand Marshal and the Queen's Court. Mayor McDermott also recognized Trustee O'Brien from LaGrange – thank you for your assistance.

Mayor McDermott announced that Princess Abigail will perform an Irish jig for the audience and Kevin Dahill, former Grand Marshal, will play an Irish medley on the bagpipes, after which time the Queen and her Court will process out of the City Council Chambers followed by the remainder of the audience. The St. Patrick's Day Parade will take place this Saturday, **March 1, 2025 at 1 p.m. We hope to see all of you there!**

5. CITY CLERK'S REPORT - no report

6. TREASURER'S REPORT – no report

7. COMMITTEE AND COMMISSION REPORTS FOR DISCUSSION, CONSIDERATION AND, IF SO DETERMINED ACTION UPON:

a. ECONOMIC DEVELOPMENT – Alderman Von Drasek – no report

b. FINANCE COMMITTEE – Alderman Finn

1. Consideration to Approve a Resolution authorizing the City Administrator to enter into a contract for the purchase of electricity from the lowest cost provider for the purpose of Street Lighting and other Commercial Uses through the Northern Illinois Municipal Electric Collaborative Bid Process.

Motion was made by Alderman Benson , seconded by Alderman Frohlich that this matter be APPROVED as presented; motion carried by the following vote:

Aye: 6 Alderman Frohlich, Alderman Musillami, Alderman Finn,
Alderman Mikolyzk, Alderman Benson, Alderman Von Drasek

Nay: 0

City Clerk Kmet declared that this will be known as RESOLUTION 25-02-R.

c. HUMAN RESOURCES COMMITTEE – Alderman Mikolyzk

1. Consideration to hire two Maintenance Workers for the Department of Public Works. Workers are retiring and replacements are needed.

Motion was made by Alderman Musillami , seconded by Alderman Frohlich that this matter be APPROVED as presented; motion carried by the following vote:

Aye: 6 Alderman Frohlich, Alderman Musillami, Alderman Finn,
Alderman Mikolyzk, Alderman Benson, Alderman Von Drasek

Nay: 0

d. INFRASTRUCTURE COMMITTEE - Alderman Benson

1. Consideration of a Resolution for improvement by the Municipality under the Illinois Highway Code in the amount of \$338,568.00 for the MFT Funding for the Street Rehabilitation.

Motion was made by Alderman Musillami, seconded by Alderman Finn that this matter be APPROVED as presented; motion carried by the following vote:

Aye: 6 Alderman Frohlich, Alderman Musillami, Alderman Finn,
Alderman Mikolyzk, Alderman Benson, Alderman Von Drasek

Nay: 0

City Clerk Kmet declared that this will be known as RESOLUTION 25-03-R.

e. PLAN COMMISSION/ZONING BOARD OF APPEALS - City Attorney Peck

1. Consideration of two Variances for Gerald Honda, 5901 S. La Grange Road. Consideration of an Ordinance granting Variances in height and size to permit the construction and placement of a Monument Sign at the above location. At the hearing held on February 4, 2025, the Applicant appeared before the PC/ZBA seeking two variances on the property commonly known as 5901 S. La Grange Road. The first variance to permit a monument sign of 19'10", rather than the permitted height of 6'. The current sign is 20'6". The second variance seeks to permit a monument sign with 98.33 square feet per side rather than the maximum permitted 65' per side. The current sign is 100 square feet on each side. The PC/ZBA heard all the testimony and evidence and found that all conditions have been met for the variances; there were no objections, written or oral, therefore it was the recommendation of the PC/ZBA to approve the two variances subject to the four conditions:

1. A Sign Permit shall be submitted subject to the review and approval of the CDD.
2. The use of planter boxes and/or the installation of a landscaped island around the monument sign to address parkway landscaping shall be provided.
3. All construction and operation permitted by such zoning variation shall be in substantial compliance with Petitioner's application.
4. That said variation be established within six months from the effective date of any ordinance granting the same.

It was the PC/ZBA recommendation to approve the requested variances. Mayor McDermott asked Attorney Blair to extend the City's thanks for working closely with City Staff in making great improvements to the dealership and for remaining in Countryside.

Motion was made by Alderman Finn , seconded by Alderman Von Drasek that this matter be APPROVED as presented; motion carried by the following vote:

Aye: 6 Alderman Frohlich, Alderman Musillami, Alderman Finn,
Alderman Mikolyzk, Alderman Benson, Alderman Von Drasek

Nay: 0

City Clerk Kmet declared that this will be known as ORDINANCE 25-03-O.

2. Consideration of an Ordinance granting Text Amendments to amend Sections 10-1-3, 10-2-20 and 10-10-5(F) to include Electric Vehicle (EV) charging Stations in the Zoning Code - brought by the Building Department for the City. On February 4, 2025, the City appeared before the PC/ZBA seeking a Text Amendment to include Electric Vehicles (EV) Charging Stations in the City Code. The first amendment Section 10-1-3, would provide a definition to include EV Charging Stations; the second would be amending Chapter 2 of the zoning provisions to include EV Charging Stations as a permitted accessory use in all zoning districts; the third would be amending Section 10-10-5 to permit EV charging Stations to be counted towards satisfying the minimum parking space requirements of the Zoning Codes. At that hearing all testimony and evidence had been considered by the PC/ZBA. They found that all conditions had been met for the requested Text Amendments. There were no objections, written or oral, at that hearing, therefore it was the PC/ZBA recommendation to approve the Text Amendments as presented.

Motion was made by Alderman Benson , seconded by Alderman Mikolyzk that this matter be APPROVED as presented; motion carried by the following vote:

Aye: 6 Alderman Frohlich, Alderman Musillami, Alderman Finn,
Alderman Mikolyzk, Alderman Benson, Alderman Von Drasek

Nay: 0

City Clerk Kmet declared that this will be known as ORDINANCE 25-04-O.

f. SPECIAL EVENTS COMMITTEE – Alderman Musillami – no report

FYI – Thank you to Alderman John Finn for his efforts in putting the parade together.

g. SUSTAINABILITY COMMITTEE - Alderman Musillami

1. Consideration to approve a Master Power Supply Agreement with MC Squared Energy Services, LLC to provide Electricity Supply and Related Services for the City of Countryside's Electric Aggregation Program.

Motion was made by Alderman Mikolyzk , seconded by Alderman Von Drasek that this matter be APPROVED as presented; motion carried by the following vote:

Aye: 6 Alderman Frohlich, Alderman Musillami, Alderman Finn,
Alderman Mikolyzk, Alderman Benson, Alderman Von Drasek
Nay: 0

h. FLAGG CREEK ADVISORY BOARD – Alderman Frohlich – no report

8. LEGAL REPORT – City Attorney Peck – no report

9. CITY ADMINISTRATOR'S REPORT – Ms. Gail Paul – no report

10. STAFF REPORTS

a. Chief of Police

1. Chief Klimek sought approval to declare a Bendpak HD-9XL Vehicle Lift Surplus Property and transfer ownership to the McCook Police Department. This vehicle was purchased in 2021 and given to us; since it is not being used for its suited purposes, the City could use the extra space. Chief Klimek checked with other agencies and they are not interested in it. The only nearby community that expressed an interest was McCook; they offered to cover the cost of removing it from our station and transporting it.

Motion was made by Alderman Von Drasek, seconded by Alderman Musillami that this matter be APPROVED as presented; motion carried by the following vote:

Aye: 6 Alderman Frohlich, Alderman Musillami, Alderman Finn,
Alderman Mikolyzk, Alderman Benson, Alderman Von Drasek
Nay: 0

b. City Engineer Hernandez

1. Consideration to enter into a Local Public Agency Engineering Service Agreement with Novotny Engineering for the amount of \$72,500 for the Design and Construction Services for the 2025 MFT-CDBG Street Rehabilitation Project.

Motion was made by Alderman Benson, seconded by Alderman Finn that this matter be APPROVED as presented; motion carried by the following vote:

Aye: 6 Alderman Frohlich, Alderman Musillami, Alderman Finn,
Alderman Mikolyzk, Alderman Benson, Alderman Von Drasek
Nay: 0

2. Consideration of Pay Estimate #1 to Unique Plumbing Co., Inc., Brookfield, IL, in the amount of \$76,951.12 for the 2024 Water Main Replacement Project.

Motion was made by Alderman Von Drasek, seconded by Alderman Musillami that this matter be APPROVED as presented; motion carried by the following vote:

Aye: 6 Alderman Frohlich, Alderman Musillami, Alderman Finn,
Alderman Mikolyzk, Alderman Benson, Alderman Von Drasek
Nay: 0

11. BUSINESS FROM THE CITY COUNCIL FOR DISCUSSION, CONSIDERATION AND, IF SO DETERMINED, ACTION UPON:

1. Mayor McDermott sought a motion to Table the Executive Session tonight. Ms. Paul is not present and she had a presentation for this evening.

Motion was made by Alderman Finn, seconded by Alderman Benson that EXECUTIVE SESSION IS TABLED; motion carried by the following vote:

Aye: 6 Alderman Frohlich, Alderman Musillami, Alderman Finn,
Alderman Mikolyzk, Alderman Benson, Alderman Von Drasek
Nay: 0

12. ADJOURNMENT

There being no further business to discuss --

A motion was made by Alderman Mikolyzk seconded by Alderman Von Drasek that this meeting be ADJOURNED; motion carried by the following vote:

Aye: 6 Alderman Frohlich, Alderman Musillami, Alderman Finn,
Alderman Mikolyzk, Alderman Benson, Alderman Von Drasek
Nay: 0

Mayor McDermott declared the meeting adjourned at 8:01 p.m.

Respectfully Submitted,

/fp

ELIZABETH KMET, CITY CLERK