

**JOURNAL OF THE PROCEEDINGS OF THE BLUE ISLAND CITY  
COMMITTEE OF THE WHOLE MEETING  
MARCH 13, 2024**

**1) Call to Order**

The Committee of the Whole Meeting of the City of Blue Island was called to order by Mayor Bilotto at 6:01 p.m. on March 13, 2024.

**2) Pledge of Allegiance**

**3) Roll Call**

Roll Call indicates the following:

Present:	7	Carr, Roll, Johnson (6:02 pm), Montoya (6:05 pm), Rita (6:07pm), Fahrenwald, McGee
Absent:	0	
Present Also:	5	Raeann Cantelo-Zylman, City Clerk Jairo Frausto, Treasurer Erin Blake, City Attorney Thomas Wogan, City Administrator Mark Patoska, Deputy City Administrator

**4) Presentation of Journal of Proceedings**

None.

**5) Public Comment**

No public comment.

**6) New Business**

No new business.

**7) Mayor's Report**

**a. Resolution 2024-\_\_\_: A Resolution of the City of Blue Island, Cook County, Illinois with Regard to Certain Executive Session Minutes.**

The Mayor stated they will review minutes in Executive Session and discuss the resolution.

**b. Resolution 2024-\_\_\_: A Resolution of the City of Blue Island, Cook County, Illinois Authorizing a Request for Proposals for the Sale and Disposition of City-Owned Properties.**

The Mayor indicated that the properties listed are vacant lots, with the exception of 1859 Burr Oak, which was the previous location of Anchor Bowl. He noted that the vacant lots contained homes that were demolished for safety reasons. He explained that when a home is demolished by the City, the City then liens the property to recover the demolition costs, and then forecloses on liens to obtain title to the property.

Alderman Rita inquired as to whether or not the City was attempting to sell the bowling alley. The Mayor noted that this would be the second time the City was soliciting a bid for the property.

**c. Ordinance 2024-\_\_ : An Ordinance of the City of Blue Island Amending Chapter 72 "Parking Regulations" of the Code of Blue Island, Illinois.**

City Attorney, Erin Blake, remarked that this ordinance provides clarification regarding temporary non-resident parking permits, who is authorized to use the permits, and how the permits are obtained. Alderman Rita remarked that this was an established ordinance and that the City used some of the old language for this ordinance.

Alderman Rita wondered if the permit would be like a placard. The Mayor said absolutely, and it will probably be in different colors like building permits.

**d. City Application – Request for Support of Cook County Class 8 Tax Incentive.**

The Mayor remarked that other towns charge a fee for this application, and he requested Council's thoughts on the application and fee. His own opinion is that he is not in favor of a high fee, especially because other towns charge \$10,000.

City Attorney, Erin Blake, indicated that she and the administration compared this application and fee to similar municipalities and found an average fee of \$4,000 to \$6,000. She noted that this administrative fee is charged for processing the application and having it reviewed by numerous departments. The City administration set the fee as \$1,000 in this draft application.

Alderman Johnson inquired if this would cover the expense. City Attorney, Erin Blake, reiterated the administrative fee is significantly lower than other municipalities. The Mayor indicated that the majority of the costs are for attorney reviews, administrative work, salaries, and this will make it break even.

Alderman Fahrenwald commended everyone for accomplishing this, especially because he and Alderman Roll had advocated for it for quite some time.

City Attorney, Erin Blake, expressed gratitude to the City Administrator, who played an important role in this.

**e. Mural Proposal.**

Chris Campagna a resident of Blue Island displayed multiple murals and other artwork he has created over his career in various places of the country, including but not limited to the Museum of Science and Industry, the Shed Aquarium, and Macy's, among others. He also created a mural in Blue Island at D'Mastis, Ba-Da Wings, and Haas Tavern. He proposed an off-road mural on Olde Western. The painting will measure 149 feet by 18 feet (2,618 square feet), and he will charge approximately \$24,999. He hopes to broaden his vision by incorporating mosaics into a Van Gogh painting like "Starry Night" and continue murals on the south side of the bridge that can be used to market t-shirts, cups, and other items.

Alderman Fahrenwald commented that it is a terrific idea, but he was concerned about how it would be treated to ensure that it would stay intact in the weather. Mr. Campagna mentioned that he will be using the best paint available and will apply four clear coats.

The Mayor stated that the current mural on Olde Western has never been tagged.

Alderman Johnson remarked that he did not notice any African American people in the painting. Mr. Campagna indicated that every ethnicity will be included in the mural.

Alderman Montoya said it was a terrific concept and asked if he could include local artists. Mr. Campagna indicated he would like to recruit both Eisenhower students and local artists.

Alderman McGee inquired whether he regarded himself as an artist or a sculptor. He noted he would also like to see a sculpture in Blue Island in the near future. Mr. Campagna identified as a sculptor.

**f. Fiscal Year 2024 Appropriations.**

City Administrator, Thomas Wogan, stated that the administrative final draft of appropriations had been completed. There were aggressive adjustments in the fire department, based on the transition to ALS and other adjustments to make the appropriation more consistent. He then provided a summary of assets, expenses, revenues and what the administration attributed to the increase in revenues, in addition to specific appropriation amounts.

Alderman Johnson asked whether grants were available to improve the golf course in order to attract more patrons. City Administrator, Thomas Wogan, said that we

constantly pursue funding for the golf course and the City has plans to boost the number of golfers.

Alderman Roll gave a presentation on the City's budget and how the money is being spent. He noted that this information will eventually be incorporated into a website so that staff members, aldermen, and the public will have easy access to the data. In addition, he will provide this to the City for business usage. He went through the data and answered questions from the Aldermen.

Alderman Fahrenwald inquired regarding revenue for 2022 and 2023. Alderman Rita inquired about the hospital.

Alderman Johnson inquired if we were on track with both pensions. Lauren Pflugradt noted that that City we had levied the amount demanded by these pensions.

Alderman Fahrenwald noted the budget changes are equivalent to appropriations made last year.

Alderman Johnson and Alderman Fahrenwald congratulated and thanked Alderman Roll for his outstanding work. Aldermen Johnson stated that after many years of requesting a forensic investigation, the City finally had a clear picture of its finances.

The Mayor praised Alderman Roll for all of his hard work in developing this transparency initiative, which he believes no other city has done.

City Administrator, Thomas Wogan, noted that the Appropriation Ordinance would be voted upon at the next City Council meeting. He noted he would also speak about liability insurance, as he expected to obtain a price before the meeting.

Alderman Fahrenwald noted that after three years, he would like to see more administrative concerns addressed, such as the website and street signs.

City Administrator, Thomas Wogan, stated that after the 3/26/24 meeting he intends to have the website proposal from Civic Plus and then to have a broader discussion on website design and what the administration wants to incorporate, such as the Alderman Rolls' program and fillable forms.

Alderman Rita asked about expenditure constraints. Thomas Wogan, City Administrator, stated that Page three of the draft appropriations ordinance details total expenses appropriated and will be projected at \$50 million in this draft. The Mayor pointed out that last year, they appropriated \$48.5 million but only spent \$39 million.

Alderman Rita asked how they can implement a \$5,000 spending tap that requires pre-approval since there are no committees, and asked about the process for Department Head spending.

City Administrator, Thomas Wogan, stated that the appropriation does not imply that the administration will begin spending money. The money spent is approved through the Committee of the Whole and Council process.

The Mayor mentioned that anything over \$20,000 or a certain threshold needs to go out to bid and that there is a process in place that brings the matter before the City. As an example, the mural was presented to Council for approval because it cost more than \$20,000 and Council needed to waive the bid process. As another example, Public Works had to make an emergency purchase of a \$60,000 valve that was not operating, and Council was informed of the same.

**g. Mayor's Announcements/Comments.**

No comments.

**8) City Clerk's Announcements/Reports/Comments**

**a. City Clerk's Announcements.**

No comment.

**9) City's Attorney's Report**

**a. Attorney Announcements.**

No comment.

**10) City Administrator's Announcements/Reports/Comments**

**a. City Administrator's Announcements/Comments**

No comment.

**11) Aldermanic Announcements/Reports/Comments**

**a. Aldermanic Announcements/Reports/Comments**

No comment.

**12) Adjourn to Executive Session pursuant to 5 ILCS 120/2(c)(11) to discuss litigation that has been filed and is pending before a court or an administrative tribunal and actions of probable or imminent litigation; and pursuant to 5 ILCS 120/2(c)(21) to discuss minutes of meetings lawfully closed under this Act, whether for purposes of approval by the body of the minutes of semi-annual review of the minutes mandated by Section 2.06.**

**Motion by Alderman Rita, second by Alderman Roll to enter Executive Session.**

Ayes:	7	Carr, Roll, Johnson, Montoya, Rita, Fahenwald, McGee
Nays:	0	
Absent:	0	
Abstention:	0	

There being seven (7) Affirmative Votes, the Mayor declared the motion carried.

**Motion by Alderman Roll, second by Alderman McGee to Reconvene.**

Ayes:	7	Carr, Roll, Johnson, Montoya, Rita, Fahenwald, McGee
Nays:	0	
Absent:	0	
Abstention:	0	

There being seven (7) Affirmative Votes, the Mayor declared the motion carried.


The Mayor stated that City Council discussed executive session minutes during executive session.

**13) Motion for Adjournment**


**Motion by Alderman Rita, second by Alderman Johnson to adjourn the regular meeting.**

Ayes:	7	Carr, Roll, Johnson, Montoya, Rita, Fahenwald, McGee
Nays:	0	
Absent:	0	
Abstention:	0	

There being seven (7) Affirmative Votes, the Mayor declared the motion carried.

  
Raeann Cantelo-Zylman, City Clerk

APPROVED BY ME THIS  
10<sup>TH</sup> DAY OF APRIL 2024

  
Fred Bilotto, Mayor